



**NORTHERN  
MIDLANDS  
COUNCIL**

# **MINUTES**

**Ordinary Meeting of Council**

**Monday, 19 March 2018**

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



MINUTES OF THE ORDINARY MEETING OF THE NORTHERN MIDLANDS COUNCIL HELD AT THE COUNCIL CHAMBERS, LONGFORD AT 5.03PM ON MONDAY, 19 MARCH 2018

### 51/18 ATTENDANCE

#### 1 PRESENT

Mayor Downie, Deputy Mayor Goss, Cr Adams, Cr Calvert, Cr Goninon, Cr Gordon, Cr Knowles OAM, Cr Lambert

#### In Attendance:

Mr Jennings – General Manager, Miss Bricknell –Corporate Services Manager, Mrs Bond – Community & Development Manager, Mr Leigh McCullagh – Works Manager, Mr Godier – Senior Planner (to 7.17pm), Mrs Eacher – Executive Assistant

#### 2 APOLOGIES

Cr Polley AM

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Council **RESOLVED** to note the withdrawal of PLAN 2 from the Agenda

### 53/18 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.

Council **RESOLVED** to accept the following declaration of interest:  
Cr Goninon CON 5

### 54/18 CONFIRMATION OF MINUTES

#### 1 ORDINARY COUNCIL MEETING – 19 FEBRUARY 2018

##### DECISION

**Cr Knowles/Cr Calvert**

The Minutes of the Ordinary Meeting of the Northern Midlands Council held at the Council Chambers, Longford on Monday, 19 February 2018 be confirmed as a true record of proceedings.

Carried unanimously

#### 2 CONFIRMATION OF MINUTES OF COMMITTEES

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

|      | Date       | Committee                                               | Meeting  |
|------|------------|---------------------------------------------------------|----------|
| i)   | 31/01/2018 | Longford Local District Committee                       | Ordinary |
| ii)  | 11/02/2018 | Devon Hills Neighbourhood Watch and Residents Committee | Ordinary |
| iii) | 21/02/2018 | Cressy Local District Committee                         | Special  |
| iv)  | 22/02/2018 | Longford Local District Committee                       | Ordinary |
| v)   | 24/02/2018 | Epping Forest Hall Committee                            | Ordinary |
| vi)  | 26/02/2018 | Morven Park Management & Development Association Inc.   | Ordinary |
| vii) | 06/03/2018 | Campbell Town District Forum                            | Ordinary |

##### DECISION

**Cr Adams/Cr Knowles**

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

Carried unanimously

#### 3 RECOMMENDATIONS OF SUB COMMITTEES

**NOTE:** Matters already considered by Council at previous meetings have been incorporated into INFO 10: Officer's Action Items.

##### **Cressy Local District Committee – Tree Planting Report**

At the special meeting of the Cressy Local District Committee held on 21 February the following motion was put and carried unanimously:

*That the Tree Planting Report be accepted and wait for Council's recommendations and feedback from landowners.*

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**Officer's Recommendation:**

*That the recommendation be noted.*

**DECISION**

**Cr Goss/Cr Knowles**

That the recommendation be noted.

Carried unanimously

### **Morven Park Management & Development Association Inc. – Camping at Morven Park**

At the meeting of the Committee held on 28 February it was resolved not to support the proposal by Council to permit overnight camping at the oval on weekdays, with the following motion put and carried:

*To not support that Motorhomes and Caravans be allowed to camp at Morven Park Precinct between Monday to Friday.*

**Officer's Recommendation:**

*That the recommendation be noted.*

**DECISION**

**Cr Goss/Cr Calvert**

That the recommendation be noted.

Carried unanimously

|              |                                                             |
|--------------|-------------------------------------------------------------|
| <b>55/18</b> | <b>DATE OF NEXT COUNCIL MEETING</b><br><b>16 APRIL 2018</b> |
|--------------|-------------------------------------------------------------|

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, 16 April 2018.

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### 56/18 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                                                                                                                                                                                                                                                                                                                                                                                                                       |
|------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 05/03/2018 | <b>Council Workshop</b><br>Discussion: <ul style="list-style-type: none"> <li>Council Properties</li> <li>Longford Odour Issues</li> <li>Perth Bicentenary 2021</li> <li>LGAT - Motions for General Meeting</li> <li>Perth Prospectus</li> <li>TRANSlink Precinct</li> <li>Shipping Containers</li> <li>Ross Cannon</li> <li>Youth Update</li> <li>Policies</li> <li>Media and Marketing</li> <li>Solar Energy</li> <li>Rating</li> </ul> |
| 19/03/2018 | <b>Council Workshop</b><br>Discussion: <ul style="list-style-type: none"> <li>Council Meeting Agenda items</li> </ul>                                                                                                                                                                                                                                                                                                                     |

#### 2 MAYOR'S COMMUNICATIONS

Mayor's Communications for the period 20 February 2018 to 19 March 2018 are as follows:

| Date                                                | Activity                                                                  |
|-----------------------------------------------------|---------------------------------------------------------------------------|
| 22 February 2018                                    | Attended meeting with Brian Mitchell, Ross                                |
| 1 March 2018                                        | Attended meeting with Elizabeth Macquarie Irrigation Trust, Campbell Town |
| 5 March 2018                                        | Attended citizenship ceremony, Longford                                   |
| 5 March 2018                                        | Attended Council Workshop, Longford                                       |
| 7 March 2018                                        | Attended TasWater director interviews, Hobart                             |
| 8 March, 2018                                       | Attended TasWater director interviews, Hobart                             |
| 9 March 2018                                        | Attended meeting with AFL Tasmania, Longford                              |
| 9 March 2018                                        | Attended Glover Prize official opening and cocktail evening, Evandale     |
| 19 March 2018                                       | Attended meeting with Chilli FM/ LA FM General Manager, Longford          |
| 19 March 2018                                       | Attended Council Workshop and Meeting, Longford                           |
| Attended to email, phone, media and mail inquiries. |                                                                           |

#### 3 PETITION: ROSS – GYM EQUIPMENT & BARBECUE AREA

##### 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:

###### 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 –

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- (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

On 13 March 2018 a petition co-ordinated by Candyce Hurran of 52 Church Street, Ross on behalf of residents of Ross, together with a covering letter was submitted to Council.

The petition states:

*We the undersigned would like to request a gym equipment exercise area and another BBQ area near the Town Hall on the Oval at Ross.*

In support of this petition to the Northern Midlands Council, a total of 63 signatures were collected.

### 4 Attachment

Petition received 13 March 2018.

## 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.

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

- Lead –
  - Leaders with Impact  
Core Strategies:
    - ♦ Communicate – Connect with the community
    - ♦ Lead – Councillors represent honestly with integrity
    - ♦ Manage – Management is efficient and responsive
  - Best Business Practice & Compliance  
Core Strategies:
    - ♦ Council complies with all Government legislation
    - ♦ Continuous improvement is embedded in staff culture

### 2 CONFERENCES AND SEMINARS

Nil

## 5 132 & 337 CERTIFICATES ISSUED

|     | No. of Certificates Issued 2017/2018 year |     |      |     |     |     |     |     |     |     |     |      |       | Total     |
|-----|-------------------------------------------|-----|------|-----|-----|-----|-----|-----|-----|-----|-----|------|-------|-----------|
|     | Jul                                       | Aug | Sept | Oct | Nov | Dec | Jan | Feb | Mar | Apr | May | June | Total | 2016/2017 |
| 132 | 103                                       | 70  | 67   | 73  | 65  | 75  | 51  | 92  |     |     |     |      | 596   | 752       |
| 337 | 29                                        | 47  | 32   | 30  | 48  | 44  | 24  | 29  |     |     |     |      | 283   | 388       |

## 6 ANIMAL CONTROL

Prepared by: Martin Maddox, Accountant and Tammi Axton, Animal Control Officer

| Item                                | Income/Issues<br>2016/2017 |                | Income/Issues<br>for February 2018 |              | Income/Issues<br>2017/2018 |                |
|-------------------------------------|----------------------------|----------------|------------------------------------|--------------|----------------------------|----------------|
|                                     | No.                        | \$             | No.                                | \$           | No.                        | \$             |
| Dogs Registered                     | 3,673                      | 88,802         | 36                                 | 1,382        | 4,118                      | 102,415        |
| Dogs Impounded                      | 72                         | 5,423          | 6                                  | 377          | 52                         | 2,409          |
| Euthanized                          | 3                          | -              | -                                  | -            | 1                          | -              |
| Re-claimed                          | 63                         | -              | 5                                  | -            | 44                         | -              |
| Re-homed/To RSPCA                   | 6                          | -              | 1                                  | -            | 7                          | -              |
| New Kennel Licences                 | 5                          | 345            | -                                  | -            | 10                         | 700            |
| Renewed Kennel Licences             | 65                         | 2,772          | -                                  | -            | 66                         | 2,838          |
| Infringement Notices (paid in full) | 77                         | 13,203         | 5                                  | 793          | 56                         | 9,361          |
| Legal Action                        | 1                          | 3,500          | -                                  | -            | -                          | -              |
| Livestock Impounded                 | 2                          | 673            | 1                                  | 64           | 3                          | 159            |
| <b>TOTAL</b>                        |                            | <b>114,718</b> |                                    | <b>2,616</b> |                            | <b>117,880</b> |

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### Registration Audit of the Municipality –

Campbell Town audit is currently being undertaken to date.  
538 dogs have been found unregistered during the audit.  
90% of dogs found to be unregistered are now registered for the year.

**Infringements** – 2 infringements were issued

**Attacks** – 0 dog attacks recorded in February.

**Microchipping** – 2 dogs were microchipped in February.

**Impounded dog** – 6 dogs were impounded in February.

## 7 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            | 2015/2016 |             | 2016/2017 |             | 2017/2018 |             |
|------------------|-----------|-------------|-----------|-------------|-----------|-------------|
|                  | Persons   | Vaccination | Persons   | Vaccination | Persons   | Vaccination |
| July-September   | 31        | 31          | 43        | 49          | 82        | 82          |
| October-December |           |             | 46        | 52          | -         | -           |
| January-March    | -         | -           | -         | -           | -         | -           |
| April-June       | -         | -           | 16        | 45          |           |             |

Immunisations are provided by the Longford Surgery during 2017 and have included Meningococcal.

### 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  | 2014/2015 | 2015/16 | 2016/17 | 2017/18 |
|-----------------------------|-----------|---------|---------|---------|
| Notifiable Diseases         | 2         | 5       | 4       | 1       |
| Inspection of Food Premises | 118       | 154     | 75      | 44      |

Notifiable Disease investigations are carried out by the Department of Health and Human Services, 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. The number of inspections in the table above is the total number carried out since 1 July 2017. 10 inspections were undertaken in August.

## 8 CUSTOMER REQUEST RECEIPTS

| Operational Area    | July | Aug | Sept | Oct | Nov | Dec | Jan | Feb | Mar | Apr | May | June |
|---------------------|------|-----|------|-----|-----|-----|-----|-----|-----|-----|-----|------|
| Animal Control      | -    | -   | 1    | 1   | -   | -   | -   | -   |     |     |     |      |
| Building & Planning | -    | -   | -    | 1   | 3   | 3   | 3   | -   |     |     |     |      |
| Community Services  | -    | -   | -    | -   | -   | -   | -   | -   |     |     |     |      |
| Corporate Services  | 2    | -   | 1    | -   | 1   | 1   | -   | 1   |     |     |     |      |
| Governance          | -    | -   | -    | -   | -   | 1   | -   | -   |     |     |     |      |
| Waste               | -    | -   | -    | -   | -   | -   | -   | -   |     |     |     |      |
| Works (North)       | 13   | 5   | 14   | 14  | 13  | 9   | 18  | 15  |     |     |     |      |
| Works (South)       | 3    | -   | -    | -   | -   | -   | -   | -   |     |     |     |      |

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### 9 GIFTS & DONATIONS (UNDER SECTION 77 OF THE LGA)

| Date                                  | Recipient                          | Purpose                                                | Amount          |
|---------------------------------------|------------------------------------|--------------------------------------------------------|-----------------|
|                                       | Council wages and plant            | Assistance to Campbell Town SES                        | \$75            |
|                                       | Council gifts and donations        | Flowers and gifts                                      | \$30            |
| 15-Aug-17                             | Campbell Town District High School | Chaplaincy                                             | \$1,500         |
| 15-Aug-17                             | Campbell Town District High School | Inspiring Positive Futures Program                     | \$8,000         |
| 15-Aug-17                             | Cressy District High School        | Inspiring Positive Futures Program                     | \$8,000         |
| 10-Oct-17                             | Campbell Town District High School | Donation - School Achievement Awards                   | \$103           |
| 10-Oct-17                             | Perth Primary School               | Donation - School Achievement Awards                   | \$36            |
| 10-Oct-17                             | Evandale Primary School            | Donation - School Achievement Awards                   | \$33            |
| 10-Oct-17                             | Longford Primary School            | Donation - School Achievement Awards                   | \$36            |
| 10-Oct-17                             | Cressy District High School        | Donation - School Achievement Awards                   | \$103           |
| 10-Oct-17                             | Avoca Primary School               | Donation - School Achievement Awards                   | \$36            |
| 10-Oct-17                             | Perth Fire Brigade                 | Donation                                               | \$50            |
| 10-Oct-17                             | Longford Fire Brigade              | Donation                                               | \$100           |
| 17-Oct-17                             | Helping Hand Associated            | Donation                                               | \$1,040         |
| 17-Oct-17                             | Longford Care-a-car                | Donation                                               | \$1,040         |
| <b>School Bursary Program</b>         |                                    |                                                        |                 |
| 15-Aug-17                             | Lucy Carr                          | Bursary Program 2017                                   | \$500           |
| 22-Nov-17                             | Thomas Hartam-Bayles               | Bursary Program 2018 - refund                          | (\$500)         |
| 17-Jan-18                             | Lachlan Nation                     | Bursary program 2017 - instalment 2                    | \$500           |
| 17-Jan-18                             | Brittney Johnson                   | Bursary program 2017 - instalment 2                    | \$500           |
| 17-Jan-18                             | Saige Venn-Evans                   | Bursary program 2017 - instalment 2                    | \$500           |
| 17-Jan-18                             | Jessica Bartels                    | Bursary Program 2018 - instalment 1                    | \$1,000         |
| 22-Jan-18                             | Jake Brown                         | Bursary program 2017 - instalment 2                    | \$500           |
| 22-Jan-18                             | Alex Davis                         | Bursary program 2017 - instalment 2                    | \$500           |
| 22-Jan-18                             | Madeleine Berry                    | Bursary Program 2018 - instalment 1                    | \$1,000         |
| 22-Jan-18                             | Bella Smith                        | Bursary Program 2018 - instalment 1                    | \$1,000         |
| <b>Sporting/Academic Achievements</b> |                                    |                                                        |                 |
| 10-Oct-17                             | Mr Harry Heathcote                 | Metal Minds Robotics Team - Tech Challenge at Macq Uni | \$55            |
| 6-Dec-18                              | Miss Sophie Parkin                 | 2017 National All Schools Track & Field                | \$62            |
| 6-Dec-18                              | Mr L Eldershaw                     | U18 National Cricket Carnival                          | \$62            |
|                                       |                                    | <b>TOTAL DONATIONS</b>                                 | <b>\$25,861</b> |

### 10 ACTION ITEMS: COUNCIL MINUTES

| Date       | Min. Ref. | Details                                                         | Action Required                                                                                                                                                                                                                                                                                                                                                                    | Officer                         | Current Status                                                               | Expected Date of Completion |
|------------|-----------|-----------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------|------------------------------------------------------------------------------|-----------------------------|
| 20/11/2017 | 363/17    | Conara Park                                                     | That Council officers make enquiries with Crown Land Services regarding the vacant land at the corner of Panec Street and Conara Road and present a further report back to Council.                                                                                                                                                                                                | Community & Development Manager | Request submitted to Crown Land Services. Awaiting response.                 |                             |
| 16/10/2017 | 309/17    | Confirmation of Minutes - Cressy Local District Committee       | That a fee offer be sought to develop a streetscape plan for Cressy and be listed for future budget consideration.                                                                                                                                                                                                                                                                 | Community & Development Manager | Fee offer received. Requested to be listed for 2018/19 budget deliberations. |                             |
| 19/02/2018 | 42/18     | Fees: Schedule Review - Building, Planning & Plumbing           | That Council impose a \$50 fee for the submission of a Form 80 Category 1 and 2 Building or Plumbing Work, and an additional \$250 to any application for sub-division where the number of lots does not increase.                                                                                                                                                                 | Community & Development Manager | Fee schedule updated.                                                        |                             |
| 26/06/2017 | 188/17    | Accelerated Local Government Capital Program (ALGCP)            | That a further report be presented to the July Council meeting detailing costs associated with the installation of solar systems in Council facilities.                                                                                                                                                                                                                            | General Manager                 | Matter in progress.                                                          |                             |
| 20/11/2017 | 359/17    | Airservices Australia: Flight Paths Review – Tasmanian Airports | That Council write to the Minister, The Hon. Darren Chester, Minister for Infrastructure and Transport: i) to seek confirmation that the proposed approach and departure flight paths for Evandale are not changing; and ii) to confirm the process and timing for reviews; and iii) to request that community consultation take place prior to the implementation of any changes. | General Manager                 | Letter sent, awaiting a response.                                            |                             |

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



| Date       | Min. Ref. | Details                                                           | Action Required                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           | Officer             | Current Status                                                                                                                                                                                                                | Expected Date of Completion |
|------------|-----------|-------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------|
| 20/11/2017 | 360/17    | ANZ Longford Branch Closure                                       | That Council ii) invite a Bendigo Bank representative to present to a Council workshop.                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | General Manager     | Invitation sent.                                                                                                                                                                                                              |                             |
| 16/10/2017 | 312/17    | Cressy Swimming Pool Master Plan & Ross Swimming Pool Master Plan | That Council: 1) accept the Cressy Swimming Pool Master Plan and that further investigation be carried out into the integrity of the pool structure with a report back to Council. 2) 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.                                                                                                                                                                 | General Manager     | Matter to be actioned.                                                                                                                                                                                                        |                             |
| 16/10/2017 | 312/17    | Cressy Swimming Pool Master Plan & Ross Swimming Pool Master Plan | 3) a survey of the use of the Ross Swimming Pool be undertaken during the 2017/2018 swimming season with a report back to Council.                                                                                                                                                                                                                                                                                                                                                                                                                        | General Manager     | Matter 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.                                                                                                                                       |                             |
| 18/09/2017 | 278/17    | Local Government Reform: Northern Region Shared Services          | That Council: A) i) Receive the Northern Tasmanian Councils – Shared Services Study Report prepared by KPMG. ii) Support the establishment of governance arrangements to progress the outcomes of the Report. iii) Participate in activities to identify, plan and implement opportunities to undertake shared initiatives at a whole-of-region or sub-regional level. B) at this time, take no further action regarding minute no. 125/15. C) set up a committee of Council (councillors) to progress shared services options for the Northern Midlands. | General Manager     | Minister Gutwein advised that Council has received the study. GM to report to Council on progress. Expressions of Interest sought for the role of Project Manager, Shared Services Implementation Project. NOA Group engaged. |                             |
| 19/02/2018 | 39/18     | Street Tree Planting: Smith Street, Longford                      | That Council a) seek comment from the Longford Local District Committee and the residents of Smith Street, Longford; and b) an environmental statement be circulated as part of the information provided to the Local District Committee and residents.                                                                                                                                                                                                                                                                                                   | General Manager     | Letter sent, responses requested by 28 March.                                                                                                                                                                                 |                             |
| 19/02/2018 | 40/18     | Taswater: Quarterly Report To Owners' Representatives             | That Council note the report and support the continued ownership of TasWater by Council into the future, to ensure the continued ownership by the public and that Taswater is not privatised at any time in the future and don't believe that the government has a mandate to takeover TasWater.                                                                                                                                                                                                                                                          | General Manager     | No further action at this time.                                                                                                                                                                                               |                             |
| 29/01/2018 | 14/18     | Main Street Trees Programme                                       | v) the reports be presented to the Local District Committees, followed by discussion at a future Council Workshop.                                                                                                                                                                                                                                                                                                                                                                                                                                        | Exec Assistant      | Tabled at meetings, to be discussed at March Avoca, Royal George & Rossarden Local District Committee meeting.                                                                                                                |                             |
| 16/10/2017 | 333/17    | Greenwaste Recycling Trial                                        | That Council i) accept Option 3 – Do not offer a FOGO collection at this time; ii) continue to monitor opportunities; iii) conduct a community survey (on-line and Country Courier); and iv) investigate resource sharing opportunities.                                                                                                                                                                                                                                                                                                                  | Engineering Officer | Survey on facebook and advertised in Northern Midlands Examiner page. Number of responses received. To be collated.                                                                                                           | 30/04/2018                  |
| 11/12/2017 | 395/17    | Historic Catholic Cemetery Evandale                               | That Council ii) utilise funds allocated for stormwater in the 2017/18 budget to undertake the necessary stormwater works at the Catholic Cemetery in Evandale.                                                                                                                                                                                                                                                                                                                                                                                           | Works Manager       | Funding being sought for graveyard rehabilitation. Stormwater works to be undertaken in conjunction with rehabilitation works.                                                                                                |                             |

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



| Date       | Min. Ref. | Details                                                                                     | Action Required                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | Officer                            | Current Status                                                                                                                                | Expected Date of Completion |
|------------|-----------|---------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------|
| 20/11/2017 | 366/17    | Morven Park Grandstand Removal                                                              | That Council progress the removal and demolition of the Morven Park grandstand.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | Works Manager                      | Demolition complete.                                                                                                                          | 30/06/2018                  |
| 18/09/2017 | 284/17    | Perth Main Street – Annual Plantings                                                        | That Council progress the planting of appropriate annuals at the entrance to Perth as was done previously.                                                                                                                                                                                                                                                                                                                                                                                                                                                       | Works Manager                      | Works in progress.                                                                                                                            | 30/04/2018                  |
| 18/09/2017 | 291/17    | State Roads Maintenance                                                                     | That Council meet with StateRoads i) to initiate discussion on the possibility of Council taking-up emergency maintenance works on State road infrastructure. And ii) to ascertain the possibility of Council providing road and other maintenance services on a contract basis in the future.                                                                                                                                                                                                                                                                   | Works Manager                      | Council pursuing with State Growth.                                                                                                           |                             |
| 20/11/2017 | 350/17    | Confirmation of Minutes - Economic Development Committee                                    | 1) That a NBN representative be invited to a Council workshop to provide an update report on the rollout of the NBN across the Northern Midlands. 2) That Council undertake another traffic count on Evandale Main Road, at an appropriate time so that the data can be compared to prior data recorded.                                                                                                                                                                                                                                                         | Project Officer                    | NBN representative met with Council staff 30/1/2018 and will attend a Council workshop early 2018. Traffic count undertaken in December 2017. |                             |
| 20/11/2017 | 355/17    | Coronation Park Dog Exercise Area Upgrade Proposal                                          | That Council approve the expenditure of \$5,000 from the Community Special Projects 2017/2018 budget to be combined with the \$3,000 grant from Keep Australia Pet Friendly, for the development of a dog agility play area in Coronation Park dog exercise area.                                                                                                                                                                                                                                                                                                | Project Officer                    | Quotes for production of agility and exercise equipment received. Awaiting confirmation of \$3,000 grant.                                     |                             |
| 15/05/2017 | 149/17    | Council's Social Recovery Plan                                                              | That Council adopt the Northern Midlands Social Recovery Plan and undertake a community education campaign to get the message about the Plan and its operation out widely across the Northern Midlands.                                                                                                                                                                                                                                                                                                                                                          | Project Officer                    | Community education campaign commenced with article in media.                                                                                 |                             |
| 15/05/2017 | 153/17    | Longford Village Greens Playground Redevelopment: Stage Three                               | That Council, with regards to Stage Three of the Longford Village Green playground: i) Approves the replacement of the liberty swing with one of the alternative swing sets (with Model B being the preferred option if Australian Standards can be met); and ii) Approves an application being made to the Tasmanian Community Fund for cash assistance with the implementation of Stage Three of the playground development. iii) Assist Mrs Bell to seek additional funding, possibly through the disability sector, toward the cost of the disability swing. | Project Officer                    | Funding application being prepared for current TCF funding round, and Variety Tasmania. Applications close 4/4/2018.                          |                             |
| 11/12/2017 | 395/17    | National Heritage Listing for The Ross Bridge                                               | That Council i) allocate \$1,600 to fund the preparation of a nomination of the Ross Bridge for National Heritage Listing; and ii) actively seek discussions with the State Government regarding flood plans for the Ross Bridge.                                                                                                                                                                                                                                                                                                                                | Project Officer                    | National Heritage Listing nomination submitted 26/2/2018.                                                                                     |                             |
| 20/11/2017 | 354/17    | Northern Midlands Council Economic Development Strategy                                     | That Council: i) accept in principle the draft economic development strategy; ii) approve the proposed way forward with the development and finalisation of the economic development strategy; iii) approve the development of a brief for a project aiming to identify potential TRANSLink developers and to raise awareness of the TRANSLink precinct.                                                                                                                                                                                                         | Project Officer                    | TRANSLink project brief being progressed. Applications received for TRANSLink Liaison Officer position. Selection process underway.           |                             |
| 19/02/2018 | 34/18     | Recommendations Of Sub Committees - Longford Railway Bridge, Illawarra Road                 | That the Longford Local District Committee be asked to consider establishing a sub-committee to organise a celebratory event or identify a project that would commemorate the 150 year anniversary of the Longford Railway Bridge.                                                                                                                                                                                                                                                                                                                               | Executive & Communications Officer | Referred to Committee.                                                                                                                        |                             |
| 19/02/2018 | 34/18     | Recommendations Of Sub Committees - Perth Local District Committee - Perth Bicentenary 2021 | That the appointment of a Special Committee to coordinate the 2021 Perth Bicentenary celebrations be discussed at a future Council workshop, prior to a Council report being prepared.                                                                                                                                                                                                                                                                                                                                                                           | Executive Officer                  | Matter to be reported to next Council Meeting.                                                                                                |                             |

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



| Date       | Min. Ref. | Details                                                                     | Action Required                                                                                                                                                                                                                                                                                                                                                                                                                                                            | Officer                    | Current Status                                                                                  | Expected Date of Completion |
|------------|-----------|-----------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------|-------------------------------------------------------------------------------------------------|-----------------------------|
| 19/02/2018 | 44/18     | 2018/2019 Municipal Budget                                                  | That Council adhere to its previously adopted Budget process as detailed above, and endorse the 2018-19 Draft Budget parameters                                                                                                                                                                                                                                                                                                                                            | Corporate Services Manager | Noted.                                                                                          |                             |
| 18/09/2017 | 293/17    | Nomenclature – Naming of New Street: Effra Court, Perth (Off Edward Street) | That Council ii) develop guidelines for the naming of streets, with links to indigenous and old family names favoured.                                                                                                                                                                                                                                                                                                                                                     | Corporate Services Manager | Tas Place Naming Guidelines introduced list of local suggested names to be workshopped.         |                             |
| 21/08/2017 | 253/17    | Draft Bylaw: Placement of Shipping Containers                               | That, in accordance with s.156 of the Local Government Act 1993, Council resolves that it intends to make the proposed Placement of Shipping Containers By-Law No. 1 of 2017 to regulate the placement of shipping containers in the Northern Midlands municipality.                                                                                                                                                                                                       | Senior Planner             | Regulatory Impact Statement being prepared.                                                     | 30/03/2018                  |
| 11/12/2017 | 398/17    | Perth Riverbank Open Space Strategy                                         | That Council officers prepare a draft brief and seek an estimate of cost for consideration in the 2018/19 budget.                                                                                                                                                                                                                                                                                                                                                          | Senior Planner             | Brief to be prepared.                                                                           | 30/03/2018                  |
| 10/04/2017 | 120/17    | Perth Structure Plan                                                        | That Council endorse the Perth Structure Plan and draft amendments to the planning scheme be prepared.                                                                                                                                                                                                                                                                                                                                                                     | Senior Planner             | Meetings held with TasWater and landowners. Awaiting finalisation of Perth link road alignment. |                             |
| 29/01/2018 | Dec-18    | Removal of Dangerous Trees                                                  | A) That, for applications for the removal of dangerous trees due to safety reasons, Council: - Require a supporting report from an arborist where the tree removal is subject to the Heritage Code. - Require a Flora and Fauna Report in accordance with the requirements of the planning scheme where the tree removal is subject to the Biodiversity Code. - Waive the planning application and advertising fee. B) That the Devon Hills residents be formally advised. | Senior Planner             | Letter drafted to Devon Hills residents.                                                        | 15/03/2018                  |
| 20/11/2017 | 369/17    | Truck Parking                                                               | That Council hold discussions with the State Government over use of the land at the railway end of Carins Street for truck parking.                                                                                                                                                                                                                                                                                                                                        | Senior Planner             | Discussion had with TasRail, response awaited.                                                  | 25/02/2018                  |

### LONG TERM ACTIONS

| Date       | Min. Ref. | Details                                                    | Action Required                                                                                                                                                                                                                                                                                                                                                                                                              | Officer         | Current Status                                                                               | Expected Date of Completion |
|------------|-----------|------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------|----------------------------------------------------------------------------------------------|-----------------------------|
| 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; <del>c) Cressy</del> ; d) Evandale; e) Longford; f) Perth; <del>g) Ross</del> ; and list within the draft 2015/2016 budget for consideration                                                                                                                                           | General Manager | Avoca awaiting construction. Other town entrance statements for future budget consideration. |                             |
| 18/09/2017 | 279/17    | Historical Records and Recognition: Service of Councillors | That Council, ...and ii) progress the following when the glass enclosed area at the front of the Council Chambers is nearing completion: Photograph/photographs of current Councillors – professional printing and framing; Archiving of historic photographs; Production of a photo book of historic photographs for display. iii) invite Northern Midlands inaugural Mayor, Kenneth von Bibra, to unveil the honour board. | Exec Assistant  | To be progressed when plans to construct are initiated.                                      | Currently on hold.          |
| 29/01/2018 | 14/18     | Main Street Trees Programme                                | iv) on completion of the Campbell Town Streetscape Design and endorsement thereof, minor amendments be made to the Campbell Town Main Street tree plantings, as required.                                                                                                                                                                                                                                                    | Works Manager   |                                                                                              |                             |
| 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.                                                                                                                                                                                                        | Project Officer | Proposal approved by family members. Interpretation panel designed and ready for production. |                             |

*Matters that are grey shaded have been finalised and will be deleted from these schedules*

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018

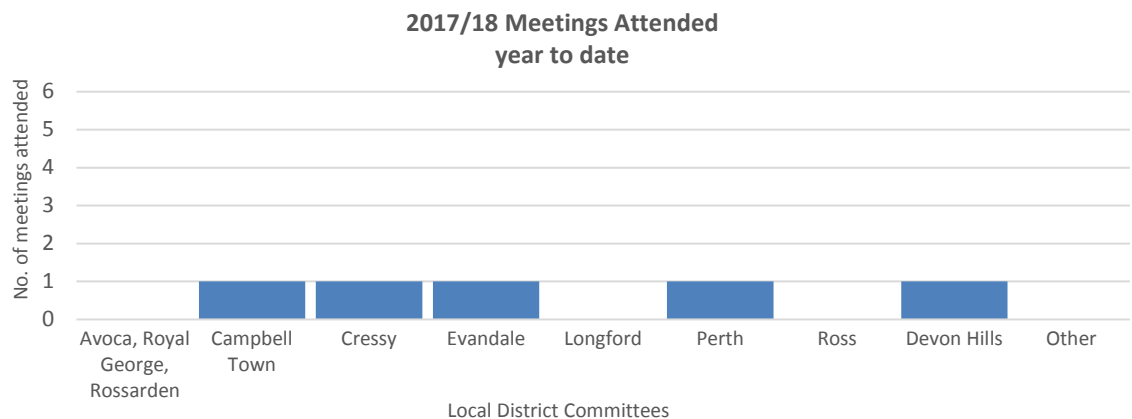


### 11 KEY ISSUES BEING CONSIDERED: MANAGERS' REPORTS

#### 1. GOVERNANCE

##### a. Governance – Meetings/Conferences

- Council meetings:
  - Ordinary meeting 19 February
- Council Workshops:
  - 5 February
  - 19 February
- Executive Management Team:
  - 14 February
  - 27 February
- Staff Meeting
  - 6 February
  - 20 February
- Community meetings:



- Other Meetings:
  - Met with editor of Northern Midlands Courier
  - Met with State Growth's Ted Ross
  - Participated in teleconference re Evandale development proposal
  - Met with Denman Architects re Longford Sports Centre
  - Attended opening of Nigel Peck Centre at Woolmers by Premier Hodgman
  - Attended meeting re REDP Program / Key Directions Report Update
  - Attended meeting re Regional Priority Projects / Cluster Development
  - Met with Ratepayers
  - Attended TasWater Owners Representatives Quarterly Briefing – North
  - Met with politicians:
    - John Tucker and Jane Howlett
    - Darren Clark
    - Brian Mitchell
  - Attended meeting re "low cost camping"
  - Met with ARTAS re Longford Rec Ground building plans
  - Met with JMG re NMC Land Use Development Strategy
  - Met with TRANSlink business re expansion
  - Attended UTAS - celebration of restructure
  - Ross Town Hall & adjacent oval
  - Participated in Resource Sharing EOI submission interviews
  - Met with TasRail
  - Met with Stornoway and State Growth)
  - Met with TEMT - Local Government consultation
  - Met on site with Cr Goss and ratepayer re stormwater issues
  - Attended meeting re Tourism Northern Tasmania Half Yearly Reporting
  - Met with Ratepayer/Developer

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



- Met with Ratepayer re Road & Seasonal Workers
- Meeting with Clive Lee and Dr Frank Madill re Order of Australia Day Association

### **b. General Business:**

- Health & Safety and Risk Management Review
- 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
- Recruitment - Works Supervisor (at offer stage) and Diploma qualified Childcare Educators
- Staff separations/terminations/redundancies
- General human resource matters and management of the same
- Performance management and disciplinary matters as required
- Employee learning and development
- Ongoing development and implementation of Human Resources Policies and Procedures
- Review and update of all position descriptions almost complete
- Updating historical casual cleaning contracts and position descriptions to ensure organisation wide consistency
- Management of the three pools, lifeguards and swimming pool committees
- Management Agreements and Committee Administration
- Office improvements
- Media releases and news items
- 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**

- On-going facilitation of Mill Dam Action Group and partnership relationships.
- Customer Requests response, including but not limited to: Local District Committee's, weed complaint support requests.
- On-going collaboration with Department of Primary Industries Parks Water and Environment, with particular focus on bio-security regarding reported weed infestations.

## **2. COMMUNITY & DEVELOPMENT**

### **a. Animal Control**

- Respond and investigate complaints in respect to dog management, including issuing notices and fines, declaration of dangerous dogs, and attendance of Court hearings in respect to disputed dog matters
- Conduct routine dog patrols within the municipality
- Review and renew kennel licences within the municipality
- Conducting review of all dog off leash areas in the Northern Midlands, and progressing upgrade to Coronation Park Destination Dog Park
- Conduct dog microchipping service
- Progressing municipal wide dog registration audit
- Taking complaints regarding cat management and other animal related issues, including livestock matters

### **b. Building/Plumbing**

- Plumbing and building inspections and assessments, as required

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



- Permit authority assessments
- Enquiries regarding Temporary Occupancy permits

### c. Planning

- Participation in the Launceston Gateway Precinct Master Plan project working group
- Participation in Regional Planning Scheme issues
- Attendance at State Planning Provisions hearings
- Attendance at forums regarding State Planning Portal development
- 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
- Attending Launceston Airport Wildlife Hazard Committee meeting

### d. Compliance

- Ongoing review of all outstanding and arising compliance issues
- Finalising complaints in respect to fire abatement, including inspections, issuing reminders and notices, engaging contractors to complete works, as season draws to a close
- Undertake scheduled inspections and inspections arising from complaints regarding overhanging trees, issuing reminders and notices and engaging contractors to complete works, where required
- Conduct inspections of Council's free overnight camping facilities
- Audit of On Street Dining within the municipality

### e. 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
- Preparation of immunisation requirements for 2018
- Investigating environmental incidents, as required
- Investigating notifiable diseases, as required
- Use of drone for investigations as required, finalising licence requirements

### f. Policy

- Review and update Council's Policy Manual
- Delegations register review
- Public Interest Disclosures Act Procedures
- Ongoing review of work programs and standard operating procedures
- Regular planning and building assessment unit meetings
- By-Law preparation

### g. Media and communications

- Preparation of monthly double page spread Council pages in Northern Midlands Courier
- Preparation of weekly Council advert in Your Region, Examiner
- Preparation of articles for the LGAT newsletter and Local Government Focus Magazine
- Preparation of media releases, speeches and communications for website, newsletters and Facebook page

### h. Events

- Liaising with various organisations and community groups regarding holding events within the Northern Midlands
- Advertising events through Council's web and social media publications

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



- Application for 2018 Lexus Melbourne Cup Tour preparation
- Registered for Magical Parks game to be installed at Valentine Park, Campbell Town during National Parks Week
- Citizenship ceremonies

### i. Council Volunteer committees and projects

- Attendance at Local District Committee meetings and provide secretarial support
- Liaising with Council's Management Committees including preparation and release of half yearly newsletter, sending out of new management agreement, finalisation of Management Handbook for all facilities, and preparation of Volunteer Induction workshops
- 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

### j. Health & wellbeing

- Participating in the quarterly Northern Midlands Health Service Providers Forums
- Member of the Northern Region Sport and Recreation Committee
- Preparation of application for Parks and Leisure Australia, Victoria/Tasmania Awards for playspace, for Longford Village Green playground
- Progressing Council's End Men's Violence Against Women Campaign

### k. Tourism

- Heritage Highway Tourism Region Association
  - o Marketing activities, itineraries, newsletter and social media campaigns
  - o Updating event directory
- Providing support and information for all Northern Midlands Visitor Centres and provision of information to Regional Tourism organisations and tourism operators
- Research and update of information signage, including the "Big Log" and information plaques in Campbell Town
- Attendance at Destination Action Plan workshops for region
- Northern Midlands Business Association
  - Coordinating Northern Midlands Visitor & Information Centre

## 3. CORPORATE SERVICES

### a. Customer Service

- Member of the National Local Government Customer Service Network.
- Member of the State Local Government Rating Network.
- Administer the Service Tasmania contract for customer services in Campbell Town.
- Customer Service Charter and Policy reviews and survey feedback review.
- Telephone system and on-hold messages administration.

### b. Finance

- Issue and collection of Rates and Animal registration and sundry fees and charges.
- Municipal revaluation 2019 tender process, valuation maintenance and adjustments, and supplementary valuations.
- Street numbering, address allocation and road and street naming.
- Cash, electronic receipting, and direct debit system administration.
- Rate interest and penalty calculations and administration.
- Pension rebates claims and maintenance, classification for two rebate maximums, verification of Centrelink data.
- Sundry Debtors, and aging account review.
- Creditor payments and enquiries. ABN administration. Electronic Ordering and commitments.
- 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 and issue Debt summons. Agency Debt Collection services.
- Municipal Budget and adjustments, End of Year Financials, KPI return, Asset Management, Fleet Hire, Long Term Financial Planning, Audit and Annual Report. Related Party Disclosure.

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



- Grants Commission administration, sundry grant reporting and auditing. Committee financial management support and auditing.
- Stimulus loan funding applications, administration and repayment procedures.
- Property ownership, licences and leases, and aged care unit tenancy.
- Unclaimed monies register and Public Land Register.
- Records Management, archives, scanning and disposal process, new resident's information, council information policies and procedures.
- Banking & Investments, borrowings administration. Direct Debit, Ezidebit, BPay Billing etc. and setup alterations.
- Rate System issues, 2017/18 Rating and Budget issues, General Finance, ABS Data Collection, and Grant Funding issues, Tax issues including GST, PAYG, FBT, Fuel & Land Tax, ATO Creditor information and Northern Finance committee.
- Cemetery management, onsite map display and website databases.
- Roads to Recovery work schedules, mapping, quarterly and annual reports.
- General accounting, 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.
- 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.
- Master plan development assistance where required.
- General Office support and attendance of meetings, reports, emails & phone enquiries.

### **c. Risk Management**

- Risk Management register review.
- Safety management and reporting.
- Drug & alcohol testing administration.
- Contractor and volunteer management/induction/audits.
- SDS Register and database.
- Plant risk assessments.
- Swimming pool risk management.
- Emergency Management meetings, EM Plan reviews, Emergency Risk Register, Strategic Fire Plan meetings, Emergency desktop exercise and general administration issues.

### **d. Insurance**

- Insurance renewals and policy maintenance.
- Risk Register review and audits.

### **e. Information Technology**

- Server and desktop maintenance, and server upgrade.
- 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.
- New and old Council Websites, and Town / Local District Committee website maintenance and upgrades.
- Infonet system maintenance.
- ApproveTas maintenance and training/setup of new Open Office Town Planning replacement implementation.
- Cemetery database maintenance.
- Office telephone system maintenance & mobile phone plan review.
- Sundry database creation and maintenance.
- Mobile device applications implementation, and remote access logins.
- Building security systems maintenance.

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



- Microsoft software maintenance.
- Maintain photocopiers and printers.
- Advanced IT security implementation and training.
- WiFi network and hotspots.
- Fleet tracking.
- ECM maintenance & training.
- Delegations software implementation.
- Audio system improvements in community facilities
- Sundry IT reports and analysis.

#### **f. Childcare**

- Childcare management and support.
- Childcare financial reporting, audit, budgets & fee schedule reconciliations.
- Additional Perth School After School Care service reference group.
- Setup Cressy School After School Care service for 2018.
- Review and apply for funding for replacement of BBF funding in 2018/19.

#### **4. 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**

- 4 Lot Pegasus subdivision Ross at practical completion.
- Stage 2 of Hollejett subdivision (3 lots) in Edward Street, Perth has reached practical completion.
- Stage 3 of Hollejett subdivision (15 lots) off Edward Street, Perth at practical completion.
- 4 Lot Unathi subdivision at practical completion.
- 7 lot Dixon subdivision, Pultney Street, Longford at practical completion.
- Stage one and two of 21 lot Shervan subdivision in Seccombe Street subdivision at practical completion.
- 3 Lot Shervan subdivision in Mulgrave Street at Practical completion.

##### **d. Waste Management**

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

##### **e. Tenders and Contracts**

- Construction of new bridge on Woolmers Lane in progress.
- Tender for Campbell Town Main Street Urban Design and Traffic Management in progress.

##### **f. Flood levee**

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

##### **g. Engineering**

- 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.
- Input into heavy vehicles and bridge working group with Department of State Growth and other Councils – ongoing.

##### **h. Capital works**

- Council Chambers Car Park – In progress.

## **12 RESOURCE SHARING SUMMARY – 01 JULY 2017 to 30 JUNE 2018**

Prepared by: *Martin Maddox, Accountant/Executive Officer*

Resource sharing summary for the period 1 July 2017 to 30 June 2018 was circulated in the Attachments.

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



### 13 VANDALISM

Prepared by: Jonathan Galbraith; Engineering Officer

| Incident                                     | Location | Estimated Cost of Damages |                  |               |
|----------------------------------------------|----------|---------------------------|------------------|---------------|
|                                              |          | Jan 2018                  | Total 2017/18    | Feb 2017      |
| Door vents kicked in Victoria Square toilets | Longford | 200                       |                  |               |
| <b>TOTAL COST VANDALISM</b>                  |          | <b>\$ 200</b>             | <b>\$ 26,100</b> | <b>\$ 800</b> |

### 14 YOUTH PROGRAM UPDATE: FEBRUARY 2018

Prepared by: Amanda Bond, Community & Development Manager

Council contracts Longford and Launceston PCYCs to provide youth programs in Evandale, Perth and Longford.

There were two sessions in Longford for the month of February, with a total of 12 attendees.

The Perth and Evandale programs recommenced at the beginning of February.

**Perth** – 1st = 11, 8th = 11, 15th = 11 and 22nd = 10 - TOTAL = 43 (4 sessions)

All of the sessions were held outdoors as the good weather stayed with us. Some good team and individual based outcomes also emerged with many of the participants. The instances of poor behaviour again have been minimal and dealt with appropriately when they have arisen.

**Evandale** – 9th = 14, 16th = 26 and 23rd = Nil (Not held due to locals being involved with Village Fair event preparation) - TOTAL = 40 (2 sessions)

The 2018 program commenced with a slow start on the first occasion (the first Friday here was during the school holiday break). The following week saw a few more come along and enjoy themselves, but the final week was cancelled due to the Village Fair, which usually pre-occupies most of the locals in the pre-event preparation.

Council also contracts National Joblink (NJL) to provide youth mentoring programs at Cressy and Campbell Town District High Schools, during school terms (five hours per fortnight per school). The programs provided to each school are tailored to the needs of the school.

#### Cressy District High School

Term 1 is off to a great start, students are getting settled into their classes and new friendships are being made. This year our NJL representative entered into one Grade 7 English class, where she provides assistance through spelling tests, listening to reading and helping students with their writing. The second classroom for Grade 7 is Mathematics based, here she generally assists with all students when they rotate groups to help them remain on task.

#### Campbell Town District High School

An update for Campbell Town District High School was not provided in time for the Agenda preparation this month.

### 15 STRATEGIC PLANS UPDATE

Prepared by: Lorraine Green, Project Officer

#### STRATEGIC PLANS SPREADSHEET CURRENT AS OF 7 MARCH 2018

| Strategic Plans<br>By Location & Consultant                                                    | Start<br>Date<br>(contract<br>signed) | Completion<br>Date<br>(report<br>accepted by<br>Council) | Current Status                                                                                                                                                                                            |
|------------------------------------------------------------------------------------------------|---------------------------------------|----------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Blessington</b>                                                                             |                                       |                                                          |                                                                                                                                                                                                           |
| <b>Feasibility Study: Investment in Ben Lomond Skifield Northern Tasmania</b><br>(TRC Tourism) | Jun-15                                | Nov-15                                                   | a) Ongoing collaboration with Parks and Wildlife Services and other key stakeholders to progress implementation of report recommendations.<br>b) Potential private investor showing interest in late 2016 |
| <b>Campbell Town</b>                                                                           |                                       |                                                          |                                                                                                                                                                                                           |
| <b>War Memorial Oval Precinct</b>                                                              |                                       |                                                          |                                                                                                                                                                                                           |
| a) Development Plan (Jeff McClintock)                                                          | Apr-14                                | Dec-14                                                   | Council requested assessment of the viability of the Multi-Function Centre                                                                                                                                |

# MINUTES – ORDINARY MEETING

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| Strategic Plans<br>By Location & Consultant                                                             | Start<br>Date | Completion<br>Date | Current Status                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
|---------------------------------------------------------------------------------------------------------|---------------|--------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| b) Financial & Economic Analysis<br>Report (Strategy 42 South)<br><br>(Philp Lighton Architects)        | Jun-15        | Dec-15             | <ul style="list-style-type: none"> <li>Appendix to the report requested: resultant 'Indicative Financial Analysis of Multi-Function Centre' discussed at Feb 2016 Council Workshop</li> <li>National Stronger Regions Fund application lodged Mar 2016 seeking \$750,000 towards Multi-Function Centre</li> <li>Election commitment by Liberal Govt to fund Multi-Function Centre \$750,000. Advice received Sept 16 that election commitment would be funded through the Community Development Programme. Advised 9 Jan 2017 that Federal Minister has signed the release of the funds. Funding agreement signed.</li> <li>Oct 16: Council engaged Philip Lighton Architects to undertake the detailed design work for the precinct: draft concepts received Dec 2016. Reviewed by Stakeholder Group and presented at February Council workshop. On agenda for Feb 2017 Council Meeting.</li> <li>Oct 2016: request to Guy Barnett MP for advice re opportunities to access state govt funding</li> <li>Oct 2016: application lodged with Sport and Recreation Tas for \$80,000 towards oval improvements: outcome unsuccessful</li> <li>Nov 2016: Council contracted JMG to design and document the new oval lighting. 17 Jan 2017: Northern Economic Stimulus package funding secured to upgrade oval lighting</li> <li>Dec 2016: Request to Philp Lighton Architects for a layout plan &amp; concept sketches for improvements around the cenotaph &amp; a display area in entrance to the Multi-Function Centre. Plans received Jan 2017 and state budget submission made for \$158,000 to fund the cenotaph precinct upgrade</li> <li>Feb 2017 Council resolved to proceed with the regional size facility. Draft plans received March 2017 and has been signed off by GM</li> <li>Development Application P17-126 received on 8 May 2017.</li> <li>September 2017: Funding application submitted to TCF for \$55,000 towards the development of a tennis court and a multi-purpose court at the Oval precinct. Notified 28 November that application was successful. Grant deed executed.</li> <li>AFL Business Case for oval improvements prepared: seeking \$150,000 from AFL. Funding secured February 2018.</li> <li>November 2017: Funding application submitted to Sport &amp; Recreation Tas for \$80,000 to assist with the courts development. Notified January 2018 the funding has been secured. Grant deed executed.</li> </ul> |
| (Vos Group)                                                                                             | Feb-18        |                    | <ul style="list-style-type: none"> <li>Tenders for the multi-function centre closed 12 October: discussed at 30 October 2017 Workshop. Vos Group tender accepted at February 2018 Council Meeting.</li> <li>Liberal election commitment of \$70,000 towards the cenotaph upgrade.</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
| <b>CBD Urban Design and Traffic Management Strategy</b><br>(GHD)<br>(Lange Design and Rare Innovations) | May-16        | Nov-17             | <ul style="list-style-type: none"> <li>GHD presented to Council 28 Nov 2016 Workshop on outcome of community consultation: discussed changes required to draft strategy: draft master plan due 6 April 2017</li> <li>Feb 2017: State Government budget submission made for matching funding for the implementation of the Main Street component of the urban design strategy</li> <li>Strategy adopted for consultation purposes at May 2017 meeting. Public consultation session held 13 September 2017</li> <li>Final report accepted at November 2017 Council Meeting.</li> <li>Council secured \$1 million loan through the Northern Economic Stimulus package towards the implementation of the main street component of the strategy.</li> <li>20.11.17; Lange Design and Rare Innovations Design contracted to prepare the design and construction tenders.</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |

# MINUTES – ORDINARY MEETING

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| Strategic Plans<br>By Location & Consultant              | Start<br>Date | Completion<br>Date | Current Status                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |
|----------------------------------------------------------|---------------|--------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Cressy</b>                                            |               |                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| <b>Swimming Pool Master Plan</b><br>(Loop Architecture)  | Dec 15        | Oct 17             | <ul style="list-style-type: none"> <li>Liberal election commitment of \$1.9million for Midlands Highway underpass near War Memorial Oval precinct.</li> <li>Draft Master Plan received May 2016: structural assessment approved Aug 2016</li> <li>Final plan received June 2017</li> <li>Final report accepted at October 2017 Council meeting. Report requested on the integrity of the pool structure.</li> <li>Liberal election commitment of \$100,000 to upgrade the pool, playground and shading.</li> </ul>                                                                     |
| <b>Recreational Ground Master Plan</b><br>(Lange Design) | Feb-17        | Oct 17             | <ul style="list-style-type: none"> <li>Quotes for development of the Master Plan received from Lange Design and JMG. On Council Feb 2017 Meeting agenda - closed council</li> <li>17 Jan 2017: confirmation that the state govt has approved \$220,000 for the ground upgrade through the Northern Economic Stimulus Package</li> <li>Feb 2017: Lange Design and Loop Architecture contracted to develop the master plan.</li> <li>Draft concept plan and cost estimates received August 2017.</li> <li>Master plan accepted at October 2017 Council Meeting.</li> </ul>               |
| <b>Evandale</b>                                          |               |                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| <b>Honeysuckle Banks</b>                                 |               |                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| a) Master Plan (Jeff McClintock)                         | Oct-15        | -                  | <ul style="list-style-type: none"> <li>Draft master plan released for community consultation Jan 16: discussed at council workshop &amp; need for the plan to be reviewed in light of frequent flooding of the reserve.</li> </ul>                                                                                                                                                                                                                                                                                                                                                     |
| b) Review of Master Plan (Lange Design)                  | Oct-16        | May-17             | <ul style="list-style-type: none"> <li>Draft plan received: presented at Feb 2017 Council Workshop: Lange Design requested to revise the plan. Revised plan received 9 March 2017.</li> <li>At May 2017 Council meeting, Council               <ol style="list-style-type: none"> <li>accepted in principle the Honeysuckle Banks Plan;</li> <li>consider funding the minor works components of the plan in future Council budgets, and</li> <li>request Council Officers to seek to secure external grants to assist with the implementation of the full plan.</li> </ol> </li> </ul> |
| <b>Morven Park Master Plan</b><br>(Lange Design)         | Nov-16        | Oct-17             | <ul style="list-style-type: none"> <li>Work underway</li> <li>17 Jan 2017: Northern Economic Stimulus Package funding secured for the oval lighting upgrade</li> <li>March 2017 assisted with application for solar panels on clubrooms</li> <li>Draft concept plan and cost estimates presented at October 17 Council workshop.</li> <li>Master plan accepted at October 2017 Council Meeting.</li> <li>Liberal election commitment of \$33,000 for cricket pitch upgrade; \$158,000 towards facility upgrades and \$30,000 for new electronic scoreboard.</li> </ul>                 |
| <b>Longford</b>                                          |               |                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| <b>Community Sports Centre Master Plan</b>               | Feb-15        | Jun-15             | <ul style="list-style-type: none"> <li>June 2016: application requesting \$504,722 GST excl. lodged with State Government Regional Revival Program including a business plan. Advised Sept 2016 application was unsuccessful</li> <li>17 Jan 2017: Council advised State Govt has approved \$1,000,000 for the centre upgrade through the Northern Economic Stimulus Package</li> <li>Planning permit issued 22 December 2017.</li> <li>Tenders for new gym and amenities shed closed 2 March 2018.</li> </ul>                                                                         |
| <b>Visitor Appeal Study</b><br>(Bill Fox and Associates) | Jan-15        | Jun-15             | <ul style="list-style-type: none"> <li>Recommendations implemented include the establishment of a local business &amp; tourism group, development of a destination playground, upgrading of lighting &amp; displays at Visitor Information Centre at JJs, and development of a Place Activation</li> </ul>                                                                                                                                                                                                                                                                             |

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| Strategic Plans<br>By Location & Consultant                                                           | Start<br>Date | Completion<br>Date | Current Status                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
|-------------------------------------------------------------------------------------------------------|---------------|--------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Plan                                                                                                  |               |                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| <b>Place Activation Plan</b><br>(Village Well)<br>(Accompanying Traffic Issues report<br>by MRCagney) | Sep-15        | Jan-16             | <ul style="list-style-type: none"> <li>Recommendations implemented include establishment of an Activation Team to lead the change, and employment of a Project Champion 1 day/week Feb-Sept 2016 to assist the Activation Team with development of Longford brand logo, Longford tourist tear-off map and street beautification</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
| <b>CBD Urban Design Strategy</b><br>(Lange Design and Loop<br>Architecture)                           | May-16        | Oct-17             | <ul style="list-style-type: none"> <li>Site Investigation Report completed October 2016.</li> <li>Community Information Gathering Workshop held 7 December 2016. Draft Urban Design Strategy being prepared.</li> <li>Parklet design &amp; plans approved June 2017.</li> <li>Draft Urban Design Strategy adopted May, for further consultation.</li> <li>Draft urban design guidelines developed.</li> <li>Community consultation session held 6 September 2017</li> <li>Strategy and Guidelines manual accepted at the October 2017 Council Meeting.</li> <li>Negotiations underway February 2018 with State Growth towards development of a deed regarding the future maintenance of the Illawarra Road roundabout</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| <b>Recreation Ground Master Plan</b><br>(Lange Design)                                                | Dec-15        | Nov-16             | <ul style="list-style-type: none"> <li>External funding sources being pursued.</li> <li>17 Jan 2017: Council advised State Govt has approved \$550,000 for the Ground Amenities Upgrade through the Northern Economic Stimulus Package. Tenders close 15 March 2017</li> <li>Nov 16: Council contracted JMG to design and document new oval lighting. 17 Jan 2017 Northern Economic Stimulus Package funding secured to fund the oval lighting upgrade</li> <li>Draft Master Plan submitted Nov 2016; discussed at Council's 6 Feb 2017 Workshop.</li> <li>Draft Master Plan submitted to August 2017 Council meeting.</li> <li>Council resolved at June 2017 Council meeting to make application under the SGALGCP for upfront loan funding of an additional \$550,000 to complete Stage 1 of the Recreation Ground redevelopment.</li> <li>Application submitted November 2017 to Sport and Recreation Tas for \$80,000 towards the redevelopment. Advised January 2018 that the funding has been secured.</li> <li>Planning permit issued 17 November 2017.</li> <li>Application for Development Services lodged with TasWater 22 December 2017.</li> <li>Liberal election commitment of \$10,000 for Cricket Club storage shed, \$30,000 for cricket nets, \$30,000 for new electronic scoreboard and \$20,000 for Little Athletics equipment.</li> </ul> |
| <b>Village Green</b>                                                                                  |               |                    | <ul style="list-style-type: none"> <li>Jan 2017: costings &amp; plans developed for Village Green Upgrade including new BBQ shelter, picnic furniture &amp; stage 2 of play space.</li> <li>March 2017 Council submitted an application to the state govt Community Infrastructure Fund for 50% of the cost of the Village Green Upgrade. Application not successful</li> <li>At May 2017 Council meeting, Council resolved, with regards to Stage Three of the Longford Village Green playground:               <ol style="list-style-type: none"> <li>Approves the replacement of the liberty swing with one of the alternative swing sets (with Model B being the preferred option if Australian Standards can be met); and</li> <li>Approves an application being made to the Tasmanian Community Fund for cash assistance with the implementation of Stage Three of the playground development.</li> <li>Assist Mrs Bell to seek additional funding, possibly through the disability sector, toward the cost of the disability swing.</li> </ol> </li> <li>Report to October 2017 Council Meeting advising the Liberty Swing is the only model that meets Australian Standards for use</li> </ul>                                                                                                                                                        |

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| Strategic Plans<br>By Location & Consultant                                                                                                                   | Start<br>Date | Completion<br>Date | Current Status                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------|--------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|                                                                                                                                                               |               |                    | <ul style="list-style-type: none"> <li>in a public playground.</li> <li>Stage 2 new play units installation completed 27 November 2017 and launched 8 December 2017.</li> <li>Stage 3: Funding application being prepared for the current round of the Tasmanian Community Fund and Variety Tas. TCF applications close 4 April 2018.</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                |
| <b>Woolmers Bridge</b><br>(VEC Civil)                                                                                                                         |               |                    | <ul style="list-style-type: none"> <li>Jan 2017: Lange Design contracted to develop landscape concept plan and landscape construction documents</li> <li>Application submitted for the Bridge Renewal Program for \$1,415,000. Advised October 2017 application was successful. .</li> <li>12 tonne load limit placed on structure on 6 June.</li> <li>Funding agreement with Bridge Renewal Program finalised October 2017.</li> <li>Design and construct tenders closed 8 November 2017. Council accepted the tender of VEC Civil at the November 2017 Council Meeting.</li> <li>Work commencing 24 January 2018: due for completion 30 June 2018 – weather permitting.</li> <li>Funding deed with State Growth finalised February 2018. Monthly progress reports being submitted.</li> </ul> |
| <b>Facilities Assessment Study</b><br>(Philp Lighton Architects)                                                                                              | Sept-17       |                    | <ul style="list-style-type: none"> <li>Sept 17: Philp Lighton Architects contracted to undertake the study of the Council Offices, Memorial Hall, Town Hall and Library facilities. Study underway October 2017 and presentation made to November 2017 Council Workshop.</li> <li>Process for community engagement on Council April 2018 Workshop Agenda.</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                            |
| <b>Perth</b>                                                                                                                                                  |               |                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| <b>Recreation Ground Master Plan</b><br>(Lange Design)                                                                                                        | Jul-15        | Oct-16             | <ul style="list-style-type: none"> <li>External funding sources being pursued</li> <li>17 Jan 2017: Northern Economic Stimulus Package funding secured for the oval lighting upgrade</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| <b>Community Centre Development Plan,</b><br>(Loop Architecture)<br>addressing collective & shared functions with adjacent Primary School & Recreation Ground | Oct-15        |                    | <ul style="list-style-type: none"> <li>Briefing notes from key stakeholder sessions received 25 Feb 2016</li> <li>Draft concept plans submitted to Council</li> <li>Draft concepts to be directed to future workshop.</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
| <b>Town Structure Plan</b><br>(GHD)                                                                                                                           |               |                    | <ul style="list-style-type: none"> <li>Community feedback on draft plan closed 18 November 2016. Two design strategy options submitted.</li> <li>Perth Structure Plan adopted by Council on 10 April 2017.</li> <li>Session for Perth business owners/managers held 15 August 2017.</li> <li>Council endorsed the Plan at the 10 April 2017 Council Meeting.</li> <li>Final report to November 2017 Council meeting.</li> </ul>                                                                                                                                                                                                                                                                                                                                                                 |
| <b>Sheepwash Creek Open Space Plan</b><br>(Lange Design, GHD)                                                                                                 |               |                    | <ul style="list-style-type: none"> <li>Contract with NRM North signed December 2016 to access funds through National Landcare Program Investment in Tamar River Recovery Plan</li> <li>Dec 2016: West Perth Flood Mitigation Working Group established</li> <li>Draft concept plans received from GHD Woodhead</li> <li>Lange Design requested to prepare Water Sensitive Urban Design (WSUD) for the open space on eastern side of subdivision.</li> <li>Work completed and interpretation signage installed.</li> </ul>                                                                                                                                                                                                                                                                       |
| <b>Ross</b>                                                                                                                                                   |               |                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| <b>Swimming Pool Master Plan</b><br>(Loop Architecture)                                                                                                       | Dec-15        |                    | <ul style="list-style-type: none"> <li>Draft Master Plan received May 2016: structural assessment approved August 2016</li> <li>Final plan received June 2017</li> <li>Final report to be presented to workshop September 2017</li> <li>Council resolved at October 2017 Meeting to undertake a survey of the use of the pool across the 2017-2018 swimming season.</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                  |

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| Strategic Plans<br>By Location & Consultant                                                           | Start<br>Date | Completion<br>Date | Current Status                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
|-------------------------------------------------------------------------------------------------------|---------------|--------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Village Green Master Plan</b><br>(Lange Design, Loop Architecture)                                 | Jun-16        | Dec-16             | <ul style="list-style-type: none"> <li>Council accepted Master Plan in principle at 12 December 2016 Council Meeting.</li> <li>13 Jan 2017: cost estimate for design and documentation, tender process and project management received from JMG</li> <li>17 Jan 2017: Council advised State Govt has approved \$300,000 for the implementation of the Master Plan through the Northern Economic Stimulus package</li> <li>Feb 2017: Application lodged with the Building Better Regions Fund for \$237,660 to enable the master plan to be implemented in its entirety. Application unsuccessful.</li> <li>Feb 2017: Lange Design and Loop Architecture contracted to manage the implementation of the master plan</li> <li>Concept design presented to Council workshop on 8 May.</li> <li>Planning application advertised: closed 28 November 2017.</li> <li>Planning approval with conditions to be met passed at January 2018 Council Meeting.</li> </ul> |
| <b>Western Junction</b>                                                                               |               |                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| <b>Launceston Gateway Precinct Master Plan</b><br>Freight Demand Analysis Report<br>(SGS) Master Plan | Oct-15        | May-16             | <ul style="list-style-type: none"> <li>Council approved the preparation of a brief for the precinct master plan at the Sept 2016 Council Meeting.</li> <li>Liberal election commitment of \$5.5million upgrade of Evandale Main Road between the Breadalbane roundabout and the airport, and \$1million for edge-widening and other works to improve safety along Evandale Main Road from the airport to Evandale.</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| <b>Translink Stormwater Upgrade Project</b>                                                           |               |                    | <ul style="list-style-type: none"> <li>Applications lodged with National Stronger Regions Fund 2015 &amp; 2016: unsuccessful</li> <li>Application submitted Feb 2017 to the Building Better Regions Fund for \$2,741,402 (total project cost is \$5,482,805: council's contribution is \$1,525,623 and the Woolstons \$1,215,780). Application unsuccessful.</li> <li>Application submitted December 2017 for Round Two Building Better Regions Fund: outcome awaited – anticipated mid-2018.</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                      |

### 16 NORTHERN MIDLANDS EVENTS – CURRENT & UPCOMING

Prepared by: *Fiona Dewar, Tourism Officer*

Councillors have requested a list of current and upcoming events in the Northern Midlands be listed in the Council Agenda on a monthly basis.

The following list of current and upcoming events has been compiled from information obtained from a variety of sources, including: contact with event organisers; social media; publications; word of mouth; and general knowledge.

The directory is updated on a weekly basis.

A more comprehensive directory of events for the Heritage Highway region is issued each Thursday and is distributed to the five visitor centres in the Northern Midlands; the Tourism Visitor Information Network's 'Yellow i' centres around the state; the Heritage Highway Tourism Region Association board members and social media writer; Tourism Northern Tasmania; Destination Southern Tasmania; a number of event organisers; the Northern Midlands Courier; and individuals as requested. Each month the directory is distributed to several hundred tourism operators in the Heritage Highway region for sharing with their visitors.

This event directory has a large reach. To add an event to this directory, event organisers can contact Council's Tourism Officer [Fiona.Dewar@nmc.tas.gov.au](mailto:Fiona.Dewar@nmc.tas.gov.au), or 6397 7303.

# MINUTES – ORDINARY MEETING

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### What's On in the Northern Midlands & nearby region 2018

| Date                                      | Village / Town                      | Event                                         | About the event                                                                                                                                                                                                                                                                                                         | NMC Support |
|-------------------------------------------|-------------------------------------|-----------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------|
| <b>March 2018</b>                         |                                     |                                               |                                                                                                                                                                                                                                                                                                                         |             |
| Until 31 March 2018                       | <b>Longford</b><br>Woolmers Lane    | Convict & Colonial Artists Exhibition         | Woolmers Estate with Masterpiece Fine Art Gallery exhibition in the Frances Mary Archer Gallery, Convict and colonial Artists. 10am - 4pm, 7 days. \$10 per person.                                                                                                                                                     |             |
| 7 - 9 Mar 2018                            | <b>Longford</b><br>733 Cressy Rd    | Exhibition: Carlton Cox "Ink Excursion"       | Carlton Cox Ink Excursion features linocuts on display at Blenheim Gallery. A wonderful exhibition includes birds, buildings and streetscapes. 10.30am - 4pm. Exhibition runs throughout March with varying open times, visit the website for details.                                                                  |             |
| 9 Mar 2018                                | <b>Campbell Town</b><br>55 High St  | Open Day at the Church & Hall Function Centre | The Church & Hall is Campbell Town's newest venue for weddings, functions, events, meetings, & conferences. All welcome to the free Open Day, have a look at the new venue and enjoy free refreshments. 1pm - 6pm. BYO alcohol.                                                                                         |             |
| 10 Mar 2018                               | <b>Relbia</b><br>370 Relbia Rd      | A Day on the Green                            | An Almighty Monster Rock Line-Up! Iconic indie rock anthems in the great outdoors with The Living End, Spiderbait, Veruca Salt, The Lemonheads, Tumbleweed, and The Fauves. Fully licenced, no BYO. Food available or BYO picnic. Bring chairs and rugs. Prices and more info on the website.                           |             |
| 10 March 2018<br>2nd & 4th Sat each month | <b>Epping Forest</b><br>Midland Hwy | Market                                        | Browse stalls for local produce, homemade cakes, books, jewellery, plants, bric-a-brac. Epping Forest Hall. 8am - 2pm.                                                                                                                                                                                                  |             |
| 10 Mar 2018<br>2nd Sat each month         | <b>Liffey</b><br>1443 Liffey Rd     | Liffey Valley Market                          | Brows stalls in lovely surroundings. Upcycled and pre-loved treasures, bric-a-brac, homemade baked goodies, plants, vegies, handcrafts, collectables and much more. 9am - 1pm, Sept - May.                                                                                                                              |             |
| 10 Mar 2018                               | <b>Longford</b><br>733 Cressy Rd    | Exhibition: Carlton Cox "Ink Excursion"       | Carlton Cox Ink Excursion features linocuts on display at Blenheim Gallery. A wonderful exhibition includes birds, buildings and streetscapes. 10.30am - 2pm. Exhibition runs throughout March with varying open times, visit the website for details.                                                                  |             |
| 10 & 11 Mar 2018                          | <b>Campbell Town</b><br>High St     | Magical Park                                  | March is a magical time in Valentine Park at Campbell Town. Come play at the park with fairies, unicorns, hungry trees and more! Augmented reality game for children 6 - 11 years old (and big kids too!) are available each weekend until 25 March. Parks Week 2018.                                                   | y           |
| 10 - 13, & 17 - 18 Mar 2018               | <b>Evandale</b><br>Logan Rd         | Glover Prize 2018 Exhibition                  | Public exhibition of The Glover Prize is one of Australia's most significant awards for landscape painting, with the winner receiving \$40,000. There is also a People's Choice Award prize of \$3,000 and a Children's Choice Award of \$500. Falls Park Pavilion. 10am - 4pm (Sunday 9am). \$10 adults, under 17 free | y           |
| 11 Mar - 5 Apr 2018                       | <b>Evandale</b><br>2 Russell St     | Exhibition: Landscape                         | Celebrating the landscape that inspired Glover. Handmark Gallery at Evandale.                                                                                                                                                                                                                                           |             |
| 11 Mar 2018                               | <b>Evandale</b><br>11 Russell St    | Live music in the Beer Garden                 | The Clarendon Arms will have live music in the Beer Garden every Sunday until April. Come and relax and enjoy some tunes from great local artists in the Beer Garden. Outside bar and food servery. 12 noon - 3pm.                                                                                                      |             |
| 17 Mar 2018                               | <b>Westbury</b><br>Lyal St          | Westbury Irish Festival                       | On the Westbury Village Green, from 9.30am to 7.30pm, with a parade at 10.30am around the streets. Entertainment will be provided on two stages. Free jumping castle and kids activities. Adults \$15, concession \$10, under 16, free. Discounted early bird tickets available on the website.                         |             |
| 17 & 18 Mar 2018                          | <b>Campbell Town</b><br>High St     | Magical Park                                  | March is a magical time in Valentine Park at Campbell Town. Come play at the park with fairies, unicorns, hungry trees and more! Augmented reality game for children 6 - 11 years old (and big kids too!) are available each weekend until 25 March. Parks Week 2018.                                                   | y           |
| 18 Mar 2018                               | <b>Longford</b><br>Woolmers Lane    | Woolmers Makers Market                        | Over 30 stalls ranging from local produce, jewellery, crafts, garden wares, artwork and food. 10am - 3pm. Woolmers Estate.                                                                                                                                                                                              |             |

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



| Date                                      | Village / Town                             | Event                                      | About the event                                                                                                                                                                                                                                                                                                                                             | NMC Support |
|-------------------------------------------|--------------------------------------------|--------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------|
| 18 Mar 2018<br>Every Sunday               | <b>Evandale</b><br>Falls Park, Logan Rd    | Evandale Market                            | A popular country market of treasures, fresh products, and more. Indoor and outdoor areas. 8am - 2pm. Over 100 stalls                                                                                                                                                                                                                                       |             |
| 18 Mar 2018                               | <b>Evandale</b><br>11 Russell St           | Live music in the Beer Garden              | The Clarendon Arms will have live music in the Beer Garden every Sunday until April. Come and relax and enjoy some tunes from great local artists in the Beer Garden. Outside bar and food servery. 12 noon - 3pm.                                                                                                                                          |             |
| 18 March 2018<br>3rd Sunday each month    | <b>Ross</b><br>Church St                   | Market                                     | A country market in an historic village. Find local handicrafts, produce and other delicious treats. From 9am.                                                                                                                                                                                                                                              |             |
| 18 March 2018                             | <b>Selbourne</b><br>338 Four Springs Rd    | Tasmanian Garlic & Tomato Festival         | Garlic and tomato tasting. Tomato tours. Guest speakers. Demonstrations. Food and produce stalls galore. Children's play area. Games and competitions for young and old. Bush walk and treasure hunt. Adults \$10. Children under 16 free. 10am - 3pm                                                                                                       |             |
| 21 Mar 2018                               | <b>Longford</b>                            | Jazz Concert                               | Come to a Jazz filled evening! The Longford Jazz Club will hold their first concert for 2018 at the Longford Parish Hall from 7.30 - 9.30 pm. Cost \$10.00. Music presented by a 6 piece band, plus guest vocalists.                                                                                                                                        |             |
| 24 Mar 2018<br>2nd & 4th Sat each month   | <b>Epping Forest</b><br>Midland Hwy        | Market                                     | Browse stalls for local produce, homemade cakes, books, jewellery, plants, bric-a-brac. Epping Forest Hall. 8am - 2pm.                                                                                                                                                                                                                                      |             |
| 24 & 25 Mar 2018                          | <b>Campbell Town</b><br>High St            | Magical Park                               | March is a magical time in Valentine Park at Campbell Town. Come play at the park with fairies, unicorns, hungry trees and more! Augmented reality game for children 6 - 11 years old (and big kids too!) are available each weekend until 25 March. Parks Week 2018.                                                                                       | y           |
| 25 Mar 2018<br>Last Sunday each month     | <b>Campbell Town</b><br>55 High St         | Sunday Afternoon High Tea                  | Sunday Afternoon High Tea at the Hall at The Church. Sitings at 12pm & 1.30pm. Traditional High Tea \$29 per person, includes: unlimited tea/coffee, fresh scones, jam & cream, petite sweets, delicious finger sandwiches. Children under 12, \$15, includes: juice, fairy bread, scones, jam & cream, petite sweets. Numbers limited, bookings essential. |             |
| 25 Mar 2018<br>Every Sunday               | <b>Evandale</b><br>Falls Park, Logan Rd    | Evandale Market                            | A popular country market of treasures, fresh products, and more. Indoor and outdoor areas. 8am - 2pm. Over 100 stalls                                                                                                                                                                                                                                       |             |
| 25 Mar 2018                               | <b>Evandale</b><br>11 Russell St           | Live music in the Beer Garden              | The Clarendon Arms will have live music in the Beer Garden every Sunday until April. Come and relax and enjoy some tunes from great local artists in the Beer Garden. Outside bar and food servery. 12 noon - 3pm.                                                                                                                                          |             |
| 25 March 2018<br>Last Sun each month      | <b>Campbell Town</b><br>Town Hall, High St | Campbell Town Hall Market                  | Bargain hunters delight, bric-a-brac, cakes, plants, clothes and more                                                                                                                                                                                                                                                                                       |             |
| 31 March 2018<br>Last Saturday each month | <b>Longford</b><br>78 Wellington St        | Market                                     | RSL Longford Market. A mix of Farmers Market, produce, gifts, crafts and car book sale for trash & treasure. 9am - 1pm.                                                                                                                                                                                                                                     |             |
| <b>April</b>                              |                                            |                                            |                                                                                                                                                                                                                                                                                                                                                             |             |
| 1 April 2018                              | <b>Evandale</b><br>11 Russell St           | Live music in the Beer Garden              | The Clarendon Arms will have live music in the Beer Garden every Sunday until April. Come and relax and enjoy some tunes from great local artists in the Beer Garden. Outside bar and food servery. 12 noon - 3pm.                                                                                                                                          |             |
| 1 April 2018<br>Every Sunday              | <b>Evandale</b><br>Falls Park, Logan Rd    | Evandale Market                            | A popular country market of treasures, fresh products, and more. Indoor and outdoor areas. 8am - 2pm. Over 100 stalls                                                                                                                                                                                                                                       |             |
| 6 - 8 April 2018                          | <b>Symmons Plains</b><br>Midland Hwy       | V8 Supercars Supersprint at Symmons Plains | Thrills and excitement of the V8 Supercars Championships. Witness the teams battle it out for early championship points across a weekend of adrenaline pumping, action packed Supersprint racing. Kids 12 and under go Trackside free with a paying adult.                                                                                                  |             |
| 7 April 2018<br>1st Sat each month        | <b>Longford</b><br>2 William St            | Art Group                                  | The Old Sunday School Art Group comes together on the 1st Saturday each month. New participants are most welcome. The group encourages, develops, and fosters the love of art, providing a meeting place for artists, and those wishing to                                                                                                                  |             |

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



| Date                                      | Village / Town                             | Event                         | About the event                                                                                                                                                                                                                                                                                                                                              | NMC Support |
|-------------------------------------------|--------------------------------------------|-------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------|
|                                           |                                            |                               | Learn how to draw and paint. Guidance for beginners. BYO materials. BYO lunch. \$5 per person. 10.30am-3pm.                                                                                                                                                                                                                                                  |             |
| 8 April 2018                              | <b>Evandale</b><br>11 Russell St           | Live music in the Beer Garden | The Clarendon Arms will have live music in the Beer Garden every Sunday until April. Come and relax and enjoy some tunes from great local artists in the Beer Garden. Outside bar and food servery. 12 noon - 3pm.                                                                                                                                           |             |
| 8 April 2018<br>Every Sunday              | <b>Evandale</b><br>Falls Park, Logan Rd    | Evandale Market               | A popular country market of treasures, fresh products, and more. Indoor and outdoor areas. 8am - 2pm. Over 100 stalls                                                                                                                                                                                                                                        |             |
| 13 Apr 2018<br>2nd Sat each month         | <b>Liffey</b><br>1443 Liffey Rd            | Liffey Valley Market          | Brows stalls in lovely surroundings. Upcycled and pre-loved treasures, bric-a-brac, homemade baked goodies, plants, vegies, handcrafts, collectables and much more. 9am - 1pm, Sept - May.                                                                                                                                                                   |             |
| 14 Apr 2018                               | <b>Campbell Town</b><br>55 High St         | Italian Night Feast           | Italian feast at the Hall at The Church. Visit the facebook page for the scrumptious Italian menu. 6pm - 10pm. Bookings essential                                                                                                                                                                                                                            |             |
| 14 Apr 2018<br>2nd & 4th Sat each month   | <b>Epping Forest</b><br>Midland Hwy        | Market                        | Browse stalls for local produce, homemade cakes, books, jewellery, plants, bric-a-brac. Epping Forest Hall. 8am - 2pm.                                                                                                                                                                                                                                       |             |
| 15 April 2018                             | <b>Evandale</b><br>11 Russell St           | Live music in the Beer Garden | The Clarendon Arms will have live music in the Beer Garden every Sunday until April. Come and relax and enjoy some tunes from great local artists in the Beer Garden. Outside bar and food servery. 12 noon - 3pm.                                                                                                                                           |             |
| 15 April 2018<br>Every Sunday             | <b>Evandale</b><br>Falls Park, Logan Rd    | Evandale Market               | A popular country market of treasures, fresh products, and more. Indoor and outdoor areas. 8am - 2pm. Over 100 stalls                                                                                                                                                                                                                                        |             |
| 15 April 2018<br>3rd Sunday each month    | <b>Ross</b><br>Church St                   | Market                        | A country market in an historic village. Find local handicrafts, produce and other delicious treats. From 9am.                                                                                                                                                                                                                                               |             |
| 18 April 2018                             | <b>Longford</b>                            | Jazz Concert                  | Come to a Jazz filled evening! The Longford Jazz Club will hold their first concert for 2018 at the Longford Parish Hall from 7.30 - 9.30 pm. Cost \$10.00. Music presented by a 6 piece band, plus guest vocalists.                                                                                                                                         |             |
| 22 April 2018                             | <b>Relbia</b><br>370 Relbia Rd             | Paella Pacific Semi Finals    | 58th Concurso Internacional de Paella Valenciana - Pacific Semi Finals International Award Winning. Regarded as the most prestigious cooking and Paella contest in Spain and the world. Leading Paella chefs from around the world. Venue: Josef Chromy Winery, 10am - 5pm.                                                                                  |             |
| 22 April 2018                             | <b>Evandale</b><br>11 Russell St           | Live music in the Beer Garden | The Clarendon Arms will have live music in the Beer Garden every Sunday until April. Come and relax and enjoy some tunes from great local artists in the Beer Garden. Outside bar and food servery. 12 noon - 3pm.                                                                                                                                           |             |
| 22 April 2018<br>Every Sunday             | <b>Evandale</b><br>Falls Park, Logan Rd    | Evandale Market               | A popular country market of treasures, fresh products, and more. Indoor and outdoor areas. 8am - 2pm. Over 100 stalls                                                                                                                                                                                                                                        |             |
| 28 April 2018<br>2nd & 4th Sat each month | <b>Epping Forest</b><br>Midland Hwy        | Market                        | Browse stalls for local produce, homemade cakes, books, jewellery, plants, bric-a-brac. Epping Forest Hall. 8am - 2pm.                                                                                                                                                                                                                                       |             |
| 29 April 2018<br>Last Sunday each month   | <b>Campbell Town</b><br>55 High St         | Sunday Afternoon High Tea     | Sunday Afternoon High Tea at the Hall at The Church. Sittings at 12pm & 1.30pm. Traditional High Tea \$29 per person, includes: unlimited tea/coffee, fresh scones, jam & cream, petite sweets, delicious finger sandwiches. Children under 12, \$15, includes: juice, fairy bread, scones, jam & cream, petite sweets. Numbers limited, bookings essential. |             |
| 29 April 2018<br>Last Sun each month      | <b>Campbell Town</b><br>Town Hall, High St | Campbell Town Hall Market     | Bargain hunters delight, bric-a-brac, cakes, plants, clothes and more                                                                                                                                                                                                                                                                                        |             |
| 25 April 2018                             | <b>Longford</b><br>Wellington St           | Anzac Day Dawn Service        | A Dawn Service will be held at the Longford cenotaph.                                                                                                                                                                                                                                                                                                        | y           |
| 25 April 2018                             | <b>Campbell Town</b><br>Midland Hwy        | Anzac Day Dawn Service        | A Dawn Service will be held at Campbell Town cenotaph.                                                                                                                                                                                                                                                                                                       | y           |

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



| Date                                      | Village / Town                          | Event                                         | About the event                                                                                                                                                                                                                                                                                                                                        | NMC Support |
|-------------------------------------------|-----------------------------------------|-----------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------|
| 28 April 2018<br>Last Saturday each month | <b>Longford</b><br>78 Wellington St     | Market                                        | RSL Longford Market. A mix of Farmers Market, produce, gifts, crafts and car book sale for trash & treasure. 9am - 1pm.                                                                                                                                                                                                                                |             |
| 28 April 2018                             | <b>Launceston</b><br>Invermay Rd        | AFL - Hawthorn v St Kilda                     | The mighty Hawks at their Tasmanian home ground bring us exciting live AFL football. Round 6, starts 7.25pm. UTAS Stadium.                                                                                                                                                                                                                             |             |
| 29 April 2018<br>Every Sunday             | <b>Evandale</b><br>Falls Park, Logan Rd | Evandale Market                               | A popular country market of treasures, fresh products, and more. Indoor and outdoor areas. 8am - 2pm. Over 100 stalls                                                                                                                                                                                                                                  |             |
| <b>May</b>                                |                                         |                                               |                                                                                                                                                                                                                                                                                                                                                        |             |
| 3 - 5 May 2018                            | <b>Carrick</b><br>415 Oaks Road         | Agfest                                        | One of the top 3 field day events. Agfest Field days showcase over 700 businesses, including crafts, produce, animals, clothing, equipment. Live demonstrations. Quercus Rural Youth Park.                                                                                                                                                             |             |
| 5 May 2018                                | <b>Campbell Town</b><br>55 High St      | Seafood Night                                 | Seafood night at the Hall at The Church. Visit the facebook page for the scrumptious Italian menu. 6pm - 10pm. Bookings essential.                                                                                                                                                                                                                     |             |
| 5 May 2018<br>1st Sat each month          | <b>Longford</b><br>2 William St         | Art Group                                     | The Old Sunday School Art Group comes together on the 1st Saturday each month. New participants are most welcome. The group encourages, develops, and fosters the love of art, providing a meeting place for artists, and those wishing to learn how to draw and paint. Guidance for beginners. BYO materials. BYO lunch. \$5 per person. 10.30am-3pm. |             |
| 6 May 2018<br>Every Sunday                | <b>Evandale</b><br>Falls Park, Logan Rd | Evandale Market                               | A popular country market of treasures, fresh products, and more. Indoor and outdoor areas. 8am - 2pm. Over 100 stalls                                                                                                                                                                                                                                  |             |
| 12 May 2018                               | <b>Longford</b><br>Woolmers Lane        | Woofs Wags & Walkies                          | Calling all Canines! Bring your humans to a doggy day out! Doggy Art Comp, stalls with food for dogs and humans, toys and gifts, BYO picnic, relax on the lawn, enjoy the beautiful gardens at this historic estate                                                                                                                                    |             |
| 12 May 2018<br>2nd & 4th Sat each month   | <b>Epping Forest</b><br>Midland Hwy     | Market                                        | Browse stalls for local produce, homemade cakes, books, jewellery, plants, bric-a-brac. Epping Forest Hall. 8am - 2pm.                                                                                                                                                                                                                                 |             |
| 13 May 2018<br>Every Sunday               | <b>Evandale</b><br>Falls Park, Logan Rd | Evandale Market                               | A popular country market of treasures, fresh products, and more. Indoor and outdoor areas. 8am - 2pm. Over 100 stalls                                                                                                                                                                                                                                  |             |
| 12 May 2018<br>2nd Sat each month         | <b>Liffey</b><br>1443 Liffey Rd         | Liffey Valley Market                          | Brows stalls in lovely surroundings. Upcycled and pre-loved treasurers, bric-a-brac, homemade baked goodies, plants, vegies, handcrafts, collectables and much more. 9am - 1pm, Sept - May.                                                                                                                                                            |             |
| 13 May 2018                               | <b>Campbell Town</b><br>55 High St      | Mother's Day Lunch                            | Mother's Day Lunch at the Hall at The Church. Three course lunch. Visit the facebook page for the scrumptious Italian menu. 12pm - 4pm. Bookings essential.                                                                                                                                                                                            |             |
| 16 May 2018                               | <b>Longford</b>                         | Jazz Concert                                  | Come to a Jazz filled evening! The Longford Jazz Club will hold their first concert for 2018 at the Longford Parish Hall from 7.30 - 9.30 pm. Cost \$10.00. Music presented by a 6 piece band, plus guest vocalists.                                                                                                                                   |             |
| 20 May 2018<br>3rd Sunday each month      | <b>Ross</b><br>Church St                | Market                                        | A country market in an historic village. Find local handicrafts, produce and other delicious treats. From 9am.                                                                                                                                                                                                                                         |             |
| 20 May 2018<br>Every Sunday               | <b>Evandale</b><br>Falls Park, Logan Rd | Evandale Market                               | A popular country market of treasures, fresh products, and more. Indoor and outdoor areas. 8am - 2pm. Over 100 stalls                                                                                                                                                                                                                                  |             |
| 20 May 2018                               | <b>Ross</b><br>High St                  | Picnic at Ross with the Post Vintage Car club | A very special Tasmanian Motoring Event. Classic cars and motor bikes from veteran to 1990. Bring along a picnic, participate with your vehicle or be a spectator and enjoy the atmosphere and colour. At the Ross Community Sports Ground, 10am - 2.30pm.                                                                                             |             |
| 25 - 26 May 2018                          | <b>Campbell Town</b><br>Showground      | Campbell Town Show                            | Tasmania's 'Paddock to People Show'. A vibrant celebration of all things rural. This is the Southern Hemisphere's oldest continually running Agricultural show, recognised by the                                                                                                                                                                      |             |

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



| Date                                    | Village / Town                             | Event                     | About the event                                                                                                         | NMC Support |
|-----------------------------------------|--------------------------------------------|---------------------------|-------------------------------------------------------------------------------------------------------------------------|-------------|
|                                         |                                            |                           | National Trust as part of our island state's Living History. Where country and town people meet.                        |             |
| 26 May 2018<br>2nd & 4th Sat each month | <b>Epping Forest</b><br>Midland Hwy        | Market                    | Browse stalls for local produce, homemade cakes, books, jewellery, plants, bric-a-brac. Epping Forest Hall. 8am - 2pm.  |             |
| 26 May 2018<br>Last Saturday each month | <b>Longford</b><br>78 Wellington St        | Market                    | RSL Longford Market. A mix of Farmers Market, produce, gifts, crafts and car book sale for trash & treasure. 9am - 1pm. |             |
| 27 May 2018<br>Every Sunday             | <b>Evandale</b><br>Falls Park, Logan Rd    | Evandale Market           | A popular country market of treasures, fresh products, and more. Indoor and outdoor areas. 8am - 2pm. Over 100 stalls   |             |
| 27 May 2018<br>Last Sun each month      | <b>Campbell Town</b><br>Town Hall, High St | Campbell Town Hall Market | Bargain hunters delight, bric-a-brac, cakes, plants, clothes and more                                                   |             |

### 18 TOURISM: VISITOR NUMBERS UPDATE

*Prepared by: Fiona Dewar, Tourism Officer*

Visitor numbers to the Northern Midlands from Oct 2017 – Dec 2017

The five visitor centres in the Northern Midlands are Ross, Campbell Town, Avoca, Evandale, and Longford.

The combined recorded visitor numbers at the five centres for the period Oct – Dec 2017 was 18,791.

The breakdown of this number is:

- **Evandale: 1,551.** Evandale is open 7 days a week, from 10am – 4pm. Their aim is 2 volunteers on duty at all times, and this is mostly achieved. They have 28 volunteers in all.
- **Avoca: 131.** During this period Avoca was open 17 days from Sept – Dec. Avoca endeavours to be open 3 hrs per day, 3 days per week. However, when the group has an active Work-for-the-Dole participant the centre opens 5 hours per day, 5 days per week. The Centre is usually manned by one volunteer. The Work for the Dole program is an excellent source of volunteers for the Avoca centre, however, this program only runs for 6 months of each year. Outside this timeframe the group find it difficult to attract regular volunteers.
- **Campbell Town: 100.** Campbell Town figures for full period not available. Campbell Town aims to open most days with an average of 25 hours per week, with 5 Volunteers, however they have an aging volunteer base and the centre does not always meet this aim.
- **Longford: 761.** Longford is manned Monday to Saturday, with 3 volunteers, each doing 2 days, from 10am – 3pm. Visitor numbers are recorded only when they interact with a visitor. Outside these times, the visitor information is accessible 7 days a week until 5pm, and visitors do access the brochures. Those visitors are not recorded in these numbers.
- **Ross: 16,248.** Ross Visitor Centre is inside the retail area of the Tasmanian Wool Centre and Museum. There are 14 staff, including a gardener and cleaner. This is the only centre in the Northern Midlands which has paid staff and is not reliant on volunteers, as the other four are. Ross is manned 7 days a week, from 9.30 – 5pm (4.30pm in off-peak).

### DECISION

**Cr Goss/Cr Lambert**

That the

- the information items be received; and
- the petition requesting a gym equipment exercise area and another BBQ area near the Town Hall on the Oval at Ross be received and the proposal be included for consideration in the 2018/19 budget deliberations process.

Carried unanimously

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



### 57/18 LOCAL GOVERNMENT ASSOCIATION OF TASMANIA (LGAT) – MOTIONS FOR THE GENERAL MEETING: 25 JULY 2018

*Responsible Officer:* Des Jennings, General Manager  
*Report prepared by:* Gail Eacher, Executive Assistant

#### 1 PURPOSE OF REPORT

The purpose of this report is to advise Council of the receipt of notice of the Annual General Meeting of the Local Government Association of Tasmania (LGAT) to be held on Wednesday 25 July, 2018; and to commence discussion on consideration of motions to be submitted to the General Meeting to be held in conjunction with the Annual General Meeting.

#### 2 INTRODUCTION/BACKGROUND

Council has received notice of the Annual General Meeting, which is to be followed by the General Meeting in accordance with the Rules of the Association. The meetings are to be held at the Wrest Point Casino Hobart, commencing at 11.00am on Wednesday 25 July, 2018.

Councils are invited to submit motions on matters connected with the objectives of the Association or of common concern to members for inclusion in the Agenda of the General Meeting by Tuesday, 15 May 2018, with LGAT planning to distribute the agenda on Wednesday 27 June, 2018.

This lead time will ensure relevant matters can be forwarded to the State Government for comment in accordance with the Communication and Consultation Protocol Agreement. The responses from State Government will then be included with the agenda to provide councils with a full briefing of the issues to be considered.

LGAT has reminded Councils that opportunities are available at every General Meeting of the Association to submit motions for deliberation and do not have to be restricted to the General Meeting attached to the AGM. Councils are encouraged to consider this matter in terms of ensuring more robust and broader debate across all General Meetings in the year but note that State Government comment is not sought in advance for other meetings. Additionally, for any meeting, Members may submit items for Topical Discussion.

The Rules of the Association do not provide for the preparation of a Supplementary Agenda.

#### 3 STRATEGIC PLAN

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

- Place –
    - Environment – Cherish & Sustain our Landscapes
- Core Strategies:
- ♦ Cherish & sustain our landscapes
  - ♦ Meet environmental challenges

#### 4 OPTIONS FOR COUNCIL TO CONSIDER

Council may wish to consider motions to be submitted for inclusion in the Agenda of the General Meeting.

It has previously been suggested that due to the high costs of advertising in the newspapers, that a motion be forwarded to the LGAT general meeting in relation to the amendment of the legislative requirements for Local Government to advertise planning applications in the newspaper.

Suggested motion to put to LGAT is:

# MINUTES – ORDINARY MEETING

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That the Land Use Planning Approvals Act be reviewed to remove the requirement to advertise planning applications in local newspapers.

### 5 OFFICER'S COMMENTS

A list of motions tabled at LGAT General Meetings by Northern Midlands Council in the past is attached for reference.

### 6 ATTACHMENTS

- 6.1 List of motions tabled at previous LGAT general meetings.
- 6.2 Correspondence from LGAT dated 16 February 2018

### RECOMMENDATION 1

That Council discuss this matter.

### RECOMMENDATION 2

That Council receive the report, and list the following matters for consideration at the LGAT General Meeting to be held on 25 July 2018:

- i) ...
- ii) ...

### DECISION

#### **Cr Knowles/Cr Goss**

That Council receive the report, and list the following matters for consideration at the LGAT General Meeting to be held on 25 July 2018:

- i) That the Land Use Planning Approvals Act be reviewed to reduce the requirement to advertise planning applications in full to abbreviated planning advertising in local newspapers
- ii) That LGAT lobby the State Government and Spirit of Tasmania to ensure the availability of sailings adequately meets commuter and tourist demand and that affordable pricing is available to that demographic.

Carried unanimously

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



### 58/18 AUSTRALIAN LOCAL GOVERNMENT ASSOCIATION (ALGA): 2018 NATIONAL GENERAL ASSEMBLY OF LOCAL GOVERNMENT CALL FOR MOTIONS

Responsible Officer: Des Jennings, General Manager

Report prepared by: Gail Eacher, Executive Assistant

#### 1 PURPOSE OF REPORT

The purpose of this report is to determine:

- a) any notices of motion to be submitted; and
- b) attendance of Councillors

at the 2018 National General Assembly of Local Government to be held in Canberra from 17 to 20 June 2018.

#### 2 INTRODUCTION/BACKGROUND

Convened annually by the Australian Local Government Association (ALGA), the National General Assembly (NGA) of Local Government is the peak annual event for Local Government, the event provides a unique opportunity for Local Government to engage directly with the Federal Government, to develop national policy and to influence the future direction of councils and our communities.

Each year, the Australian Local Government Association (ALGA) writes to Councils inviting them to participate in that year's National General Assembly (NGA) by submitting a notice of motion.

This year, the ALGA Board is calling for motions under the theme of "Australia's Future, Make it Local". The NGA will focus debate on motions that address how councils can work in partnership with the Australian Government in particular to meet the current and future needs of local communities.

In order to be eligible, motions must meet the following criteria:

- be relevant to the work of local government nationally;
- be consistent with the themes of NGA;
- complement or build on the policy objectives of your state and territory local government association;
- be from a council which is a financial member of their state or territory local government association;
- propose a clear action and outcome; and
- not be advanced on behalf of external third parties that may seek to use the NGA to apply pressure to Board members or to gain national political exposure for positions that are not directly relevant to the work or, or in the national interests of, local government.

Motions are lodged electronically and need to be submitted to ALGA **by Friday, 30 March 2018**. The following is an extract from the discussion paper prepared by the ALGA Secretariat to assist Council's in preparation of motions.

#### **Your Opportunity**

*The primary focus of all Motions should be to strengthen the capacity of local government to provide services and infrastructure in Australia. Providing clear actions within areas that are still emerging provides councils with an opportunity to influence the development of ALGA policy and advocacy by ALGA on federal election commitments.*

#### **Emerging Issues**

*Councils across Australia are constantly being asked to do more with less. Changing community needs, including ageing populations, technological advancements and changing economic circumstances, are a challenge for all communities.*

*Analysis suggests that a Commonwealth election may well be called between August 2018 and May 2019. The 2018 NGA therefore provides an important opportunity to progress Local Government issues in the Federal*

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



agenda. Below are some critical areas in which Local Government needs to consider the role it can in local communities on the national stage. In particular, the 2018 NGA is calling for Motions that provide clear policy advice and/or policy initiatives that will help Local Government to address the following policy challenges:

### Housing Affordability

*Housing affordability is a major challenge in many communities. The Commonwealth frequently asserts that housing affordability is a problem because of the supply of housing. As such there has been a focus on planning reform.*

*Motions are called for on ways to improve housing supply and improve land use planning and associated local government infrastructure to support increased housing supply.*

### Financial Sustainability – Oppose Cost Shifting

*In 2005 The House of Representatives Inquiry into Cost Shifting from States onto Local Government estimated that cost shifting amounted to between \$500m - 1.4b annually. This includes regulatory and other services that Local Government provided on behalf of states without adequate compensation.*

*Motions are called for on ways to reduce cost shifting from states and the Commonwealth on to Local Government and on areas of regulatory reform and services that Local Government could provide efficiently and effectively on behalf of states or the Commonwealth if appropriately funded.*

### Innovation and Digital Transformation – Smart Communities

*Technological advancements are changing the way councils communicate with citizens and deliver services and infrastructure.*

*Motions are called for on ways to improve the ability of councils to support their community to understand and benefit from digital transformation, ways to improve data, protect privacy and increase security of council-held data.*

### Harmonising Local Government Data

*National Local Government data is held in a variety of places and is often of variable quality. National advocacy on behalf of Local Government needs a strong evidence base. ALGA has been working with JRA on the State of the Assets project which collects data on the quality and condition of all local government assets. Increasingly, councils are being required to provide data to third parties.*

*Motions are called for on ways to improve the collection of local government data, how data could be better linked across the sector, and ways to improve the quality of data.*

### Cyber Security

*Recent malware attacks have highlighted the vulnerability of business and government computer systems. Strong measures are required to ensure that all Australians and Australian businesses and governments are aware of the risks and take appropriate measures to ensure cyber security.*

*Motions are called for on ways to improve local government cyber security.*

### Environment

*Local Government plays a critical role in environmental management, with actions often embedded into other day to day operations as well as included in economic management considerations*

*Motions are called for on what should be national priorities and on ways to improve environmental management systems, waste management, product stewardship and biodiversity.*

### Regional Development

*Local Government plays a critical role in regional development, with an active role working with neighbouring councils, industry, state government agencies, community and other key stakeholders to set and achieve regional goals.*

*Motions are called for on ways to improve regional policy approaches, funding ideas on regional sustainability and equity.*

## **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
- People –

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



- Sense of Place – Sustain, Protect, Progress
- Lifestyle – Strong, Vibrant, Safe and Connected Communities
- Place –
  - Environment – Cherish & Sustain our Landscapes

#### 4 POLICY IMPLICATIONS

Attendance at the conference is in accordance with Council's *Councillors Allowances, Travelling & Other Expenses* Policy, as follows:

##### 6. CONFERENCES & SEMINARS

*The budget will be allocated to the following conferences*

*LGAT & LGMA conference to be attended by up to 6 councillors*

*ALGA conference attended by Mayor & Deputy Mayor*

*Australian Roads conference attended by 1 councillor*

*'Other' conferences and seminar sessions as approved.*

*Attendance to all conferences, seminars and training sessions with a cost in excess of \$150 are to be in compliance with a resolution of the Council, except on emergency situations, where approval must be given by a unanimous approval from Council Executive.*

*Following attendance of a conference by any councillor, a report must be submitted to Council setting out the relevance to local government, and the benefits that can be further investigated by Council. Where two or more councillors attend a conference, a joint report may be submitted.*

#### 5 STATUTORY REQUIREMENTS

N/a.

#### 6 FINANCIAL IMPLICATIONS

There is no fee to submit a motion.

Early bird registration is \$969 (before 4 May), with standard registration (before 1 May) \$1,290 per attendee.

Return flights to Canberra are approximately \$500 to \$1,200; with accommodation prices at approximately \$300 per night.

Historically, Council has sent two elected members and the General Manager to the NGA Conference. Council each year allocates a budget for elected members to attend conferences and professional development.

A budget allocation of \$17,410 was made for the 2017/18 year, to date \$10,008 has been spent, with \$7,402 of the budget available.

#### 7 RISK ISSUES

N/a.

#### 8 CONSULTATION WITH STATE GOVERNMENT

N/a.

#### 9 COMMUNITY CONSULTATION

N/a.

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



### 10 OPTIONS FOR COUNCIL TO CONSIDER

Council is to consider

- whether or not to submit a motion or motions to the 2018 National General Assembly of Local Government conference; and
- the attendance of Councillors at the conference.

### 11 OFFICER'S COMMENTS/CONCLUSION

The report provides the necessary background to the conference. Advice on Council's nominated representatives is sought along with notice of motions.

### 12 ATTACHMENTS

- 12.1 Call for motions discussion paper
- 12.2 ALGA Correspondence dated 7 March 2018
- 12.3 ALGA Program and Registration

### RECOMMENDATION 1

That Council discuss this matter.

### RECOMMENDATION 2

That Council

- i) note the report; and authorise the attendance of
  - ...
  - ...at the 2018 National General Assembly of Local Government to be held in Canberra from 17 to 20 June 2018.
- ii) submit the following motions for consideration at the ALGA conference:
  - ...

### DECISION

**Cr Adams/Cr Knowles**

That Council

- i) note the report; and authorise the attendance of
  - Mayor Downie
  - Cr Gordon
  - General Manager, Des Jenningsat the 2018 National General Assembly of Local Government to be held in Canberra from 17 to 20 June 2018.
- ii) submit the following motion for consideration at the ALGA conference:
  - That ALGA lobby the Federal Government to conduct research into the long-term health concerns/issues relating to, or resulting from, the proximity of telecommunications towers to occupied buildings; and, if an association is established, to progress federal legislation accordingly.

Carried unanimously

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



### 59/18 TRANSLINK PRECINCT RENEWAL PROGRAM – EVANDALE ROAD

*Responsible Officer:* Des Jennings, General Manager

*Report prepared by:* Des Jennings, General Manager

#### 1 PURPOSE OF REPORT

The purpose of the report is to consider an early approach to State Growth to initiate discussions with regard to the commitment to duplicating Evandale Road from Breadalbane to the Launceston airport roundabout.

#### 2 INTRODUCTION/BACKGROUND

Council would be aware that both Labor and Liberal parties have committed to duplicating Evandale road from Breadalbane to the Launceston Airport roundabout.

The current section of Evandale Road is unsuited to the level of usage. The need to upgrade this road was recognised in the Northern Tasmanian Integrated Transport Plan 2003 and it has taken 14 years to realise the need for the upgrade.

As a Category 1 road, Evandale Road facilitates inter-regional freight movements; inter-regional passenger and vehicle movements; and business interaction.

Subsequently the duplication of the road is of high importance as with the amenity of the road environment.

An opportunity at this early stage exists to initiate discussion with the State Government with regard to achieving an amenity that is safe and attractive to locals and visitors to the state and to achieve environmental outcomes.

To achieve the above we need to incorporate Water Sensitive Urban Design (WSUD) and landscaping into the design phase.

#### 3 STRATEGIC PLAN 2017-2027

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

- Lead –
  - Leaders with Impact  
Core Strategies:
    - ♦ Communicate – Connect with the community
    - ♦ Lead – Councillors represent honestly with integrity
    - ♦ Manage – Management is efficient and responsive
  - Money Matters  
Core Strategies:
    - ♦ Improve community assets responsibly and sustainably
- Progress –
  - Strategic Project Delivery – Build Capacity for a Healthy Wealthy Future  
Core Strategies:
    - ♦ Strategic, sustainable, infrastructure is progressive
    - ♦ Proactive engagement drives new enterprise
  - Economic Development – Supporting Growth & Changes
    - ♦ Towns are enviable places to visit, live & work
- People –
  - Sense of Place – Sustain, Protect, Progress  
Core Strategies:
    - ♦ Planning benchmarks achieve desirable development

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



- ♦ Council nurtures and respects historical culture
- ♦ Developments enhance existing cultural amenity
- ♦ Public assets meet future lifestyle challenges
- Lifestyle – Strong, Vibrant, Safe and Connected Communities  
Core Strategies:
  - ♦ Living well – Valued lifestyles in vibrant, eclectic towns
  - ♦ Communicate – Communities speak & leaders listen
  - ♦ Participate – Communities engage in future planning
  - ♦ Connect – Improve sense of community ownership
  - ♦ Caring, Healthy, Safe Communities – Awareness, education & service
- Place –
  - Environment – Cherish & Sustain our Landscapes  
Core Strategies:
    - ♦ Cherish & sustain our landscapes
    - ♦ Meet environmental challenges
    - ♦ Eco-tourism strongly showcases our natural beauties
  - History – Preserve & Protect our Built Heritage for Tomorrow  
Core Strategies:
    - ♦ Our heritage villages and towns are high value assets

#### 4 POLICY IMPLICATIONS

There may be policy issues associated with maintaining approved works within the road verge areas, inclusive of landscaping and water sensitive urban design infrastructure.

#### 5 STATUTORY REQUIREMENTS

The following acts may be relevant to these works in relation to the interface between Council and Department of State Growth Assets:

- *Urban Drainage Act 2013*
- *Local Government Highways Acts 1982.*

It is likely that the works required as part of the TRANSlinc Precinct Renewal Program will require a development application pursuant to section 57 of the *Land Use Planning & Approvals Act 1993*.

#### 6 FINANCIAL IMPLICATIONS

No costs have been identified at this time.

#### 7 RISK ISSUES

Failure to take up the opportunity at this early stage to request State Growth consider liaising with Council with regard to developing a sustainable landscape entrance to the Launceston Airport incorporating water sensitive urban design (WSUD).

#### 8 CONSULTATION WITH STATE GOVERNMENT

The request would be to State Growth to give consideration to liaising with Northern Midlands on the design of the duplicated Evandale Road from Launceston Airport roundabout to Breadalbane.

#### 9 COMMUNITY CONSULTATION

Consultation relevant to the development may require discussion with adjacent property owners and development application.

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



### 10 OFFICER'S COMMENTS/CONCLUSION

It is believed that the report is self-explanatory.

Support is sought from Council to approach State Growth to initiate discussion with regard to achieving an amenity that is safe and attractive to locals and visitors to the state and achieve environmental outcomes. This may incorporate Water Sensitive Urban Design (WSUD) and landscaping into the design phase.

### RECOMMENDATION 1

That the matter be discussed.

### RECOMMENDATION 2

That

- i) the General Manager seek a meeting with State Growth to discuss Northern Midlands Council's participation in the development of a design for the duplication of Evandale Road from Breadalbane to the Launceston Airport roundabout.
- ii) the matters to be raised include:
  - achieve an amenity that is safe and attractive to locals and visitors to the state;
  - the incorporation of Water Sensitive Urban Design (WSUD) into the design phase.

### DECISION

**Cr Goninon/Cr Knowles**

That

- i) the General Manager seek a meeting with State Growth to discuss Northern Midlands Council's participation in the development of a design for the duplication of Evandale Road from Breadalbane to the Launceston Airport roundabout and improvements on to Evandale, inclusive of cycleway.
- ii) the matters to be raised include:
  - achieve an amenity that is safe and attractive to locals and visitors to the state;
  - the incorporation of Water Sensitive Urban Design (WSUD) into the design phase.

Carried unanimously

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



### 60/18 MONTHLY REPORT: DEVELOPMENT SERVICES

Responsible Officer: Amanda Bond, Community & Development Manager

#### 1 PURPOSE OF REPORT

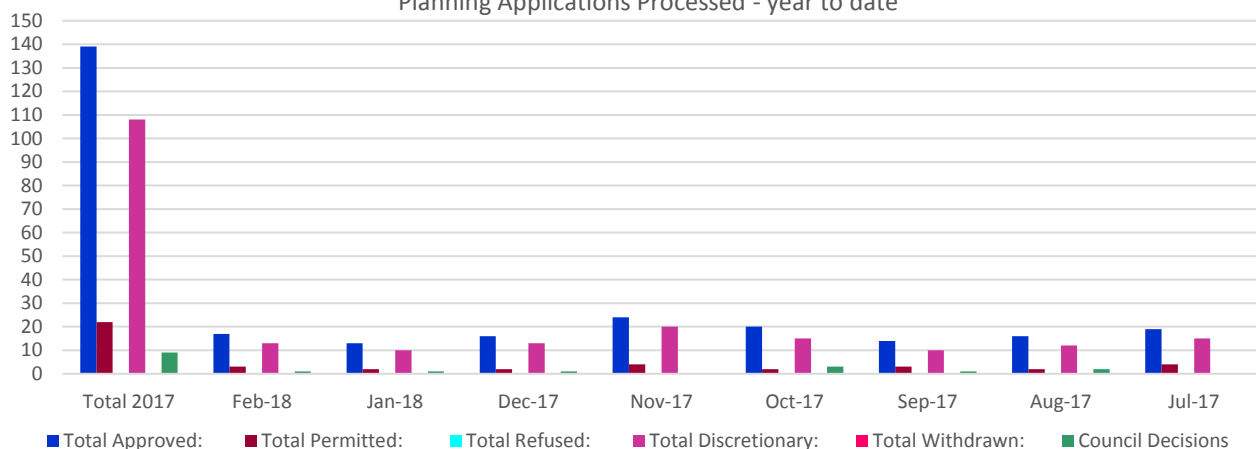
The purpose of this report is to present the Development Services activities as at the month end.

#### 2 DEVELOPMENT SERVICES REPORTING

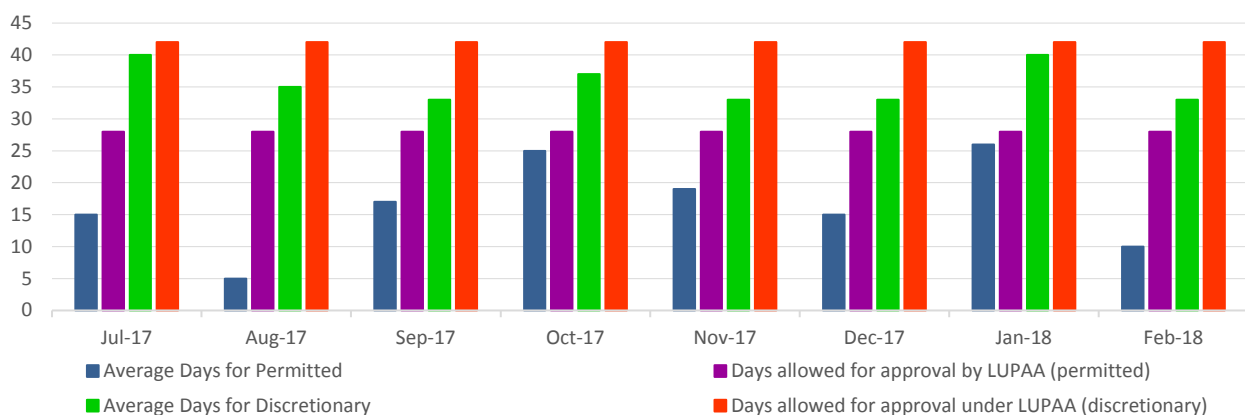
##### 2.1 Planning Decisions

|                                        | Total | Feb-18 | Jan-18 | Dec-17 | Nov-17 | Oct-17 | Sept-17 | Aug-17 | Jul-17 |
|----------------------------------------|-------|--------|--------|--------|--------|--------|---------|--------|--------|
| Total Approved:                        | 139   | 17     | 13     | 16     | 24     | 20     | 14      | 16     | 19     |
| Total Permitted:                       | 22    | 3      | 2      | 2      | 4      | 2      | 3       | 2      | 4      |
| Average Days for Permitted             |       | 10     | 26     | 15     | 19     | 25     | 17      | 5      | 15     |
| Days allowed for approval by LUPAA     |       | 28     | 28     | 28     | 28     | 28     | 28      | 28     | 28     |
| Total Exempt under IPS:                | 0     | 0      | 0      | 0      | 0      | 0      | 0       | 0      | 0      |
| Total Refused:                         | 0     | 0      |        | 0      | 0      |        | 0       | 0      | 0      |
| Total Discretionary:                   | 108   | 13     | 10     | 13     | 20     | 15     | 10      | 12     | 15     |
| Average Days for Discretionary:        |       | 33     | 40     | 33     | 33     | 37     | 33      | 35     | 40     |
| Days allowed for approval under LUPAA: |       | 42     | 42     | 42     | 42     | 42     | 42      | 42     | 42     |
| Total Withdrawn:                       | 0     | 0      | 0      | 0      | 0      | 0      | 0       | 0      | 0      |
| Council Decisions:                     | 9     | 1      | 1      | 1      | 0      | 3      | 1       | 2      | 0      |

Planning Applications Processed - year to date



Planning Applications - Processing Days - year to date



# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



February 2018

| Project                    | Details                                                                                                                                                                                            | Address                                              | Applicant                     | No of LUPAA days | Perm / Disc / Exempt |
|----------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------|-------------------------------|------------------|----------------------|
| <b>DELEGATED DECISIONS</b> |                                                                                                                                                                                                    |                                                      |                               |                  |                      |
| P17-263                    | Water Treatment Plant and treated water tank (utilities) adjacent to existing supply dam (vary setbacks in rural zone)                                                                             | Rossarden Road, ROSSARDEN                            | TasWater                      | 36               | D                    |
| P18-017                    | Shed and Carport, vary rear and [N] Side Setbacks and Envelope                                                                                                                                     | 17 Cromwell Street, PERTH                            | D Robinson and S Leighton     | 23               | D                    |
| P17-289                    | Dwelling, change of use of existing dwelling to visitor accommodation & carport (vary side setback)                                                                                                | 162 Norwich Drive, LONGFORD                          | Design to Live                | 42               | D                    |
| P18-006                    | Dwelling (vary internal frontage & north facing window provision) & tree removal (heritage precinct)                                                                                               | 22a Smith Street, LONGFORD                           | M Wilson & P Krushka          | 29               | D                    |
| P17-325                    | Wholesale plant nursery (12 greenhouses & 40 ft shipping container & retrospective approval of 20ft shipping container) - vary setbacks, Scenic Corridor, Airport ANEF contours & Attenuation Area | 831 Hobart Road & 5 Raeburn Road, BREADALBANE        | W Grice                       | 42               | D                    |
| P17-332                    | Dwelling, shed (9m x 6m) and 20' container (vary internal front setback)                                                                                                                           | 15 Anstey Street, LONGFORD                           | Heger Constructions Pty Ltd   | 26               | D                    |
| P17-313                    | Dwelling, shed (vary building envelope & rear setback to 3m) & retaining wall (less than 1.5m from side (N) setback)                                                                               | 8 Muirton Way, PERTH                                 | B Leighton & J Axton          | 28               | D                    |
| P18-012                    | Alterations and additions                                                                                                                                                                          | 77 Marlborough Street, LONGFORD                      | Prime Design                  | 7                | P                    |
| P17-318                    | Replacement dwelling (demolish existing) & garage (works within 50m of watercourse)                                                                                                                | 150 West St, CAMPBELL TOWN                           | Adams Building Design         | 22               | D                    |
| P17-326                    | Pipeline for wastewater from Truckwash to Feedlot                                                                                                                                                  | 73 Powranna Road and 14532 Midland Highway, POWRANNA | Metier Planning & Development | 1                | P                    |
| P18-004                    | Garage addition (studio) & demolition of existing outbuilding (vary rear setback; heritage-listed place in heritage precinct)                                                                      | 21 Macquarie Street, EVANDALE                        | R Palmer                      | 34               | D                    |
| P18-010                    | Dwelling & carport (vary rear setback)                                                                                                                                                             | 14 Muirton Way, PERTH                                | W Van Der Pols                | 23               | D                    |
| P18-011                    | Shed for potting & storage (vary side setback, within airport ANEF Contours)                                                                                                                       | 811 Hobart Road, BREADALBANE                         | M Heath                       | 23               | P                    |
| P17-204                    | Multiple dwellings x 5 & new access (vary side [N & S] setbacks & widow/access separation)                                                                                                         | 15 Laycock Street, LONGFORD                          | S Chugg                       | 42               | D                    |
| P17-320                    | As-constructed outbuilding & verandah (Heritage Precinct)                                                                                                                                          | 17 Scone Street, PERTH                               | G Saltmarsh                   | 36               | D                    |

### COUNCIL DECISIONS

|         |                                                                           |                       |                   |    |   |
|---------|---------------------------------------------------------------------------|-----------------------|-------------------|----|---|
| P17-287 | Ross Village Green development (vary side setback [S], heritage precinct) | 33 Church Street ROSS | Loop Architecture | 42 | D |
|---------|---------------------------------------------------------------------------|-----------------------|-------------------|----|---|

### COUNCIL DECISIONS - REFUSAL

|  |  |  |  |  |  |
|--|--|--|--|--|--|
|  |  |  |  |  |  |
|--|--|--|--|--|--|

### RMPAT DECISIONS

|  |  |  |  |  |  |
|--|--|--|--|--|--|
|  |  |  |  |  |  |
|--|--|--|--|--|--|

### TPC DECISIONS

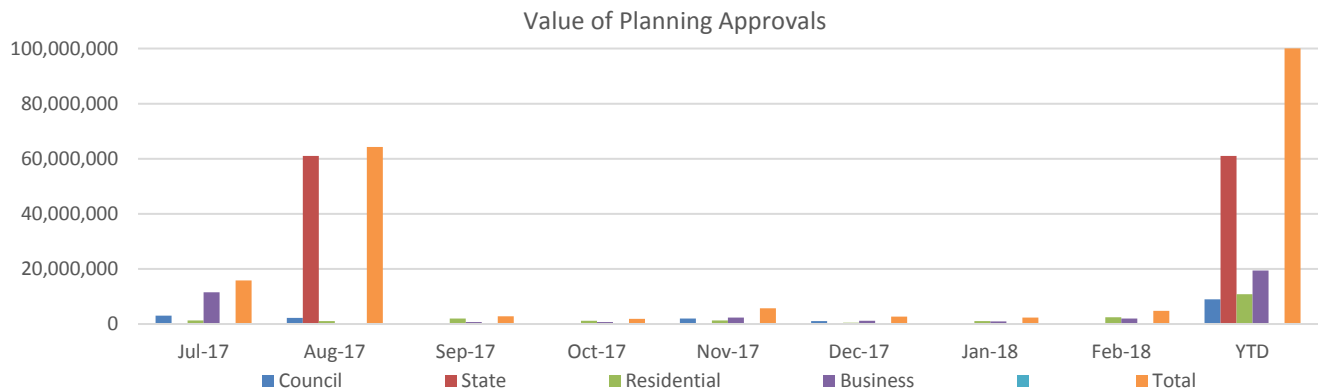
|         |                                                                                         |                                |                             |    |   |
|---------|-----------------------------------------------------------------------------------------|--------------------------------|-----------------------------|----|---|
| P16-271 | Site-specific Planning Scheme Amendment 03/16 & 24-hour card operated retail fuel depot | 184 High Street, CAMPBELL TOWN | Entura (obo Caltas Pty Ltd) | 42 | D |
|---------|-----------------------------------------------------------------------------------------|--------------------------------|-----------------------------|----|---|

## 2.2 Value of Planning Approvals

|             | Jul-17     | Aug-17     | Sep-17    | Oct-17    | Nov-17    | Dec-17    | Jan-18    | Feb-18    | YTD         |
|-------------|------------|------------|-----------|-----------|-----------|-----------|-----------|-----------|-------------|
| Council     | 3,016,000  | 2,250,000  | 10,000    | 0         | 2,040,000 | 1,000,000 | 300,000   | 300,000   | 8,916,000   |
| State       | 0          | 61,000,000 | 0         | 0         | 0         | 0         | 0         | 0         | 61,000,000  |
| Residential | 1,281,500  | 1,017,000  | 1,989,945 | 1,172,200 | 1,281,000 | 502,300   | 1,064,900 | 2,474,000 | 10,782,845  |
| Business    | 11,493,218 | 1,900      | 750,000   | 750,000   | 2,350,000 | 1,158,000 | 928,355   | 2,013,200 | 19,444,673  |
| Total       | 15,790,718 | 64,268,900 | 2,749,945 | 1,922,200 | 5,671,000 | 2,660,300 | 2,293,255 | 4,787,200 | 100,143,518 |

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



### 2.3 Matters Awaiting Decision by TPC & RMPAT

| TPC                | TASMANIAN PLANNING COMMISSION                                                                                                                                                                                                                                                              |
|--------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|                    | Draft Planning Directive No. 6 – Exemption and Standards for Visitor Accommodation in Planning Scheme. Presented to hearing 23/11/17. TPC to advise of decision.                                                                                                                           |
| TPS                | Tasmanian Planning Scheme – State Planning Provisions (SPPs). The SPPs came into effect on 2/3/2017 as part of the Tasmanian Planning Scheme. They will have no practical effect until Local Provisions Schedule (LPS) is in effect in a municipal area.                                   |
| RMPAT              | RESOURCE MANAGEMENT AND PLANNING APPEAL TRIBUNAL                                                                                                                                                                                                                                           |
| 116/17P (P17-119)  | Increase production up to 100,000 cubic metres at quarry (Level 2 Activity), 283 Valleyfield Road, Campbell Town - Van Diemen Quarries Pty Ltd v Northern Midlands Council & EPA. Appeal against conditions. Preliminary conference held. Ongoing mediation. Hearing set for 23 March 2018 |
| 22/17P (P16-077)   | Tyre Storage & Shredding, 437 Woolmers Lane, Longford – Tyre Recycle Tasmania Pty Ltd vs Northern Midlands Council & EPA. Hearing adjourned to a date to be set by the Tribunal from February 2018.                                                                                        |
| Decisions received |                                                                                                                                                                                                                                                                                            |
| TPC                |                                                                                                                                                                                                                                                                                            |
| 01/17              | Rezone part of 6-8 Bridge St, Ross to Local Business, and use as Shop. Representation considered at Council meeting of 16 October 2017. TPC advised. Came into effect 14.03.2018                                                                                                           |
| RMPAT              |                                                                                                                                                                                                                                                                                            |
| -                  | -                                                                                                                                                                                                                                                                                          |

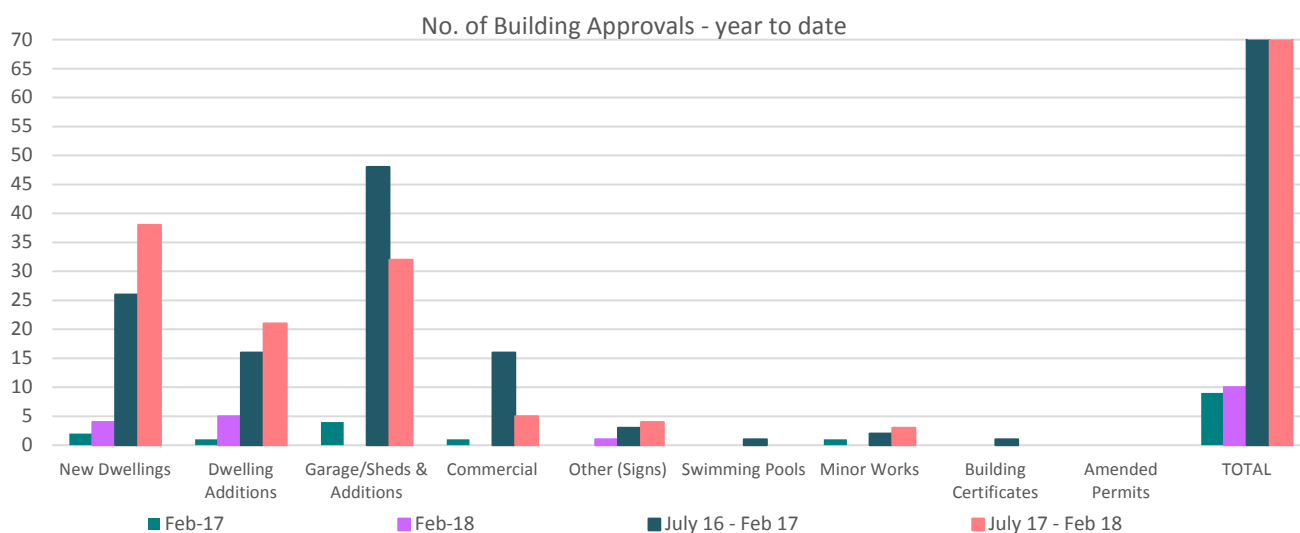
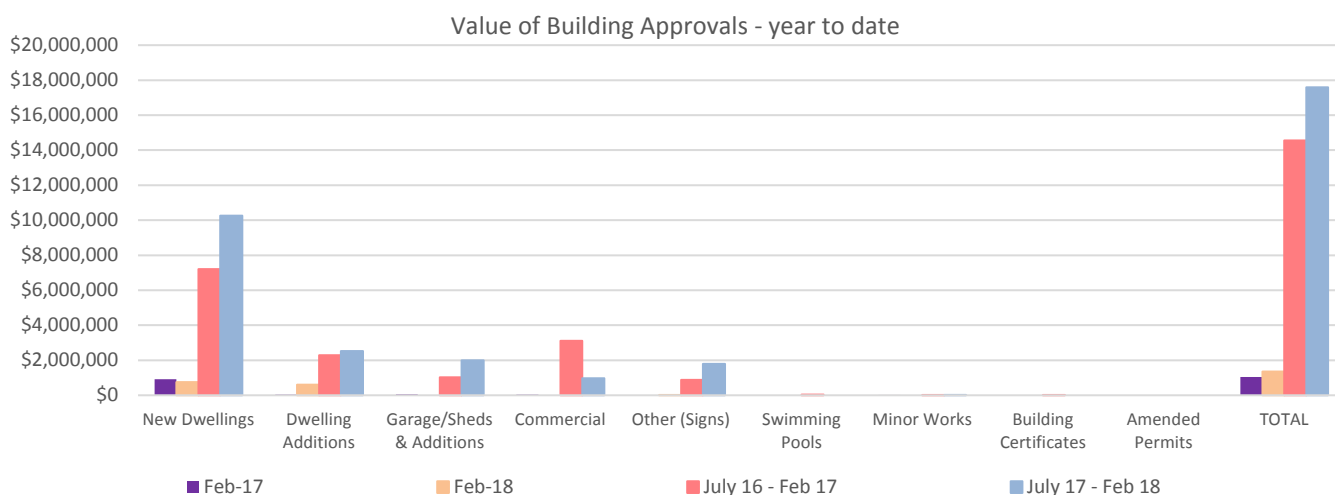
### 2.4 Building Approvals

The following table provides a comparison of the number and total value of building works for 2016/17 - 2017/18:

|                          | YEAR: 2016 - 2017 |                  |                  |                   | YEAR: 2017 - 2018 |                  |                  |                   |
|--------------------------|-------------------|------------------|------------------|-------------------|-------------------|------------------|------------------|-------------------|
|                          | Feb 17            |                  | July 16 - Feb 17 |                   | Feb 18            |                  | July 17 - Feb 18 |                   |
|                          | No.               | Total Value      | No.              | Total Value       | No.               | Total Value      | No.              | Total Value       |
|                          |                   | \$               |                  | \$                |                   | \$               |                  | \$                |
| New Dwellings            | 2                 | 920,000          | 26               | 7,204,136         | 4                 | 751,969          | 38               | 10,265,430        |
| Dwelling Additions       | 1                 | 45,000           | 16               | 2,280,398         | 5                 | 598,680          | 21               | 2,533,318         |
| Garage/Sheds & Additions | 4                 | 52,000           | 48               | 1,023,273         | 0                 | 0                | 32               | 2,003,100         |
| Commercial               | 1                 | 30,000           | 16               | 3,113,046         | 0                 | 0                | 5                | 972,500           |
| Other (Signs)            |                   |                  | 3                | 876,978           | 1                 | 9390             | 4                | 1,787,390         |
| Swimming Pools           |                   |                  | 1                | 46,800            | 0                 | 0                | 0                | 0                 |
| Minor Works              | 1                 | 4,200            | 2                | 8,200             | 0                 | 0                | 3                | 27,950            |
| Building Certificates    |                   |                  | 1                | 5,000             | 0                 | 0                | 0                | 0                 |
| Amended Permits          |                   |                  | 0                | 0                 | 0                 | 0                | 0                | 0                 |
| <b>TOTAL</b>             | <b>9</b>          | <b>1,051,200</b> | <b>113</b>       | <b>14,557,831</b> | <b>10</b>         | <b>1,360,039</b> | <b>103</b>       | <b>17,589,688</b> |
| <b>Inspections</b>       |                   |                  |                  |                   |                   |                  |                  |                   |
| Building                 | <b>22</b>         |                  | <b>184</b>       |                   | <b>5</b>          |                  | <b>20</b>        |                   |
| Plumbing                 | <b>34</b>         |                  | <b>154</b>       |                   | <b>19</b>         |                  | <b>169</b>       |                   |

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



Councillors have requested a comparison of Northern Midlands Council approval with State approvals. Review of the Australian Bureau of Statistics website shows the following data, to 30 June 2016.

| Description                                              | 2011  | 2012  | 2013  | 2014  | 2015  | 2016  |
|----------------------------------------------------------|-------|-------|-------|-------|-------|-------|
| Private sector houses (no.)                              | 2 183 | 1 699 | 1 485 | 1 800 | 2 403 | 1 966 |
| Private sector dwellings excluding houses (no.)          | 701   | 394   | 367   | 336   | 456   | 441   |
| Total private sector dwelling units (no.)                | 2 884 | 2 093 | 1 852 | 2 136 | 2 859 | 2 407 |
| Total dwelling units (no.)                               | 3 124 | 2 126 | 1 897 | 2 184 | 2 872 | 2 416 |
| Value of private sector houses (\$m)                     | 635   | 546   | 438   | 514   | 660   | 613   |
| Value of private sector dwellings excluding houses (\$m) | 117   | 62    | 63    | 52    | 80    | 75    |
| Total value of private sector dwelling units (\$m)       | 752   | 608   | 500   | 565   | 739   | 688   |
| Value of residential building (\$m)                      | 810   | 614   | 536   | 596   | 770   | 719   |
| Value of non-residential building (\$m)                  | 461   | 539   | 458   | 690   | 479   | 557   |
| Value of total building (\$m)                            | 1 271 | 1 153 | 994   | 1 286 | 1 248 | 1 276 |

### 2.5 Planning and Building Compliance – Permit Review

Officers are taking a close look at works being started before planning and building permits are issued. Officers have identified that this area needs monitoring closely.

A lot of planning and building enquires have and are being made by the general public to make sure their works and future planned works are going to be compliant which has been very pleasing.

Officers are pleased to see that, in general, people are complying with the direction from Council officers with regard to compliance matters where illegal works have been identified.

Below is a table of inspections and action taken since the commencement of the Building & Compliance Officer on 23 August 2017.

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



### Planning permit reviews

|                                                  | This Month | 2017/2018 |
|--------------------------------------------------|------------|-----------|
| Number of Inspections                            | 3          | 27        |
| Property owner not home or only recently started |            |           |
| Complying with all conditions / signed off       |            | 5         |
| Not complying with all conditions                |            |           |
| Re-inspection required                           | 3          | 15        |
| Enforcement Notices issued                       |            |           |
| Enforcement Orders issued                        |            |           |
| Infringement Notice                              |            | 1         |
| No Further Action Required                       |            | 6         |

### Building permit reviews

|                                                  | This Month | 2017/2018 |
|--------------------------------------------------|------------|-----------|
| Number of Inspections                            | 4          | 17        |
| Property owner not home or only recently started |            | 1         |
| Complying with all conditions / signed off       |            |           |
| Not complying with all conditions                |            |           |
| Re-inspection required                           | 1          | 6         |
| Building Notices issued                          |            |           |
| Building Orders issued                           |            |           |
| No Further Action Required                       | 3          | 10        |

### Illegal works - Building

|                                                      | This Month | 2017/2018 |
|------------------------------------------------------|------------|-----------|
| Number of Inspections                                | 10         | 38        |
| Commitment provided to submit required documentation |            | 6         |
| Re-inspection required                               | 2          | 12        |
| Building Notices issued                              | 1          | 4         |
| Building Orders issued                               |            |           |
| No Further Action Required                           | 7          | 16        |

### Illegal works - Planning

|                                                      | This Month | 2017/2018 |
|------------------------------------------------------|------------|-----------|
| Number of Inspections                                | 5          | 35        |
| Commitment provided to submit required documentation |            | 7         |
| Re-inspection required                               | 1          | 17        |
| Enforcement Notices issued                           |            | 1         |
| Enforcement Orders Issued                            |            |           |
| No Further Action Required                           | 4          | 10        |

## 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:
    - ♦ 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

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



- 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 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 discretionary applications is 33 days (40 days last month) (42 days allowed by LUPAA).

There were 103 building approvals valued at \$17,589,688 (year to date) for 2017/2018, compared to 113 building approvals valued at \$14,557,831 (year to date) for 2016/2017.

#### RECOMMENDATION

That the report be noted.

#### DECISION

**Cr Goss/Cr Adams**

That the report be noted.

Carried unanimously

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



### 61/18 REMOVAL OF BARBECUE – CONARA

*Responsible Officer:* Amanda Bond, Community & Development Manager

*Report prepared by:* Amanda Bond, Community & Development Manager

#### 1 PURPOSE OF REPORT

The purpose of this report is to seek Council's view on the proposed removal of the BBQ and shelter at the park in Conara.

#### 2 INTRODUCTION/BACKGROUND

The BBQ and shelter situated in the park at Conara is presently owned by Crown Land Services and maintained by the Department of State Growth.

Due to ongoing vandalism of the site, giving rise to continued cost to the Department, it is proposed to remove the BBQ and shelter from the site.

The Department of State Growth have contacted Council to seek its views on the removal of the BBQ and shelter.

It is noted that Council is investigating acquiring land within the township of Conara itself for the purpose of a park.

#### 3 STRATEGIC PLAN 2017-2027

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

- People –
  - Sense of Place – Sustain, Protect, Progress  
Core Strategies:
    - ♦ Public assets meet future lifestyle challenges
  - Lifestyle – Strong, Vibrant, Safe and Connected Communities  
Core Strategies:
    - ♦ Communicate – Communities speak & leaders listen
    - ♦ Participate – Communities engage in future planning
    - ♦ Connect – Improve sense of community ownership

#### 4 POLICY IMPLICATIONS

There are no policy implications applicable.

#### 5 STATUTORY REQUIREMENTS

##### 5.1 Land Use Planning and Approvals Act 1993

Demolition of a structure requires planning approval. Application for demolition is discretionary, unless an exemption applies.

#### 6 FINANCIAL IMPLICATIONS

There are no financial implications impacting Council.

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



### **7 RISK ISSUES**

There is a risk by retaining the BBQ and shelter ongoing vandalism will continue.

There is a risk by removing the BBQ and shelter the community of Conara will be disadvantaged by the removal of a facility in their community.

### **8 CONSULTATION WITH STATE GOVERNMENT**

Department of State Growth have requested Council's views on this matter.

### **9 COMMUNITY CONSULTATION**

The proposed removal was raised at the Campbell Town District Forum on 6 March 2018, at which time the committee did not express strong support for either the retention or the removal of the BBQ.

### **10 OPTIONS FOR COUNCIL TO CONSIDER**

To support or not support the removal of the BBQ and shelter.

### **11 OFFICER'S COMMENTS/CONCLUSION**

Advice from the Department of State Growth is, due to the repeated vandalism of the BBQ and shelter, causing ongoing cost to the department, it is proposed to be removed.

### **12 ATTACHMENTS**

12.1 Aerial map showing BBQ shelter

### **RECOMMENDATION 1**

That Council support the removal of the BBQ and shelter in Conara.

### **DECISION**

**Cr Adams/Cr Goninon**

That Council support the removal of the BBQ and shelter in Conara.

Carried unanimously

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



### 62/18 COUNCILLOR ATTENDANCE AT ANZAC DAY SERVICES

File: 09/005  
Responsible Officer: Amanda Bond, Community & Development Manager  
Report prepared by: Lucie Copas, Executive & Communications Officer

#### 1 PURPOSE OF REPORT

The purpose of this report is to provide Council with the 2018 ANZAC Day schedule of services being held across the municipality, and to determine Councillor representation for each township.

#### 2 INTRODUCTION/BACKGROUND

Observed on the 25 April each year, ANZAC Day is a national day of remembrance which honors the members of the Australian and New Zealand Army Corps who fought at Gallipoli in World War One, and broadly commemorates all Australians and New Zealanders who served and died in all wars, conflicts, and peacekeeping operations.

The following ANZAC Day services will be held Tuesday, 25 April 2018:

| Location               | Organising Committee           | Service time |          |
|------------------------|--------------------------------|--------------|----------|
| Campbell Town Cenotaph | Campbell Town ANZAC Committee  | 6:00am       | *11:00am |
| Evandale Cenotaph      | Evandale History Society       | 6:00am       | *11:00am |
| Longford Cenotaph      | Longford RSL                   | 6:00am       | *11:00am |
| Ross Cenotaph          | Ross RSL                       | 6:00am       | *11:00am |
| Cressy Cenotaph        | Northern Midlands RSL          | *9:00am      |          |
| Perth Cenotaph         | Northern Midlands RSL          | *9:00am      |          |
| Bishopsbourne Cenotaph | Bishopsbourne Community Centre | *9:00am      |          |
| Avoca Cenotaph         | Northern Midlands RSL          | *11:00am     |          |

*\*Denotes ceremony where wreath is laid by Council.*

Please note the Northern Midlands RSL Sub Branch coordinated guard presence at all ANZAC Day services (except Ross).

The Northern Midlands Council will again provide traffic management for each ceremony.

#### 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 –
  - Leaders with Impact
- Core Strategies:
  - ♦ Communicate – Connect with the community

#### 4 POLICY IMPLICATIONS

N/A

#### 5 STATUTORY REQUIREMENTS

Road closures must be completed in accordance with legislative and Australian standard requirements.

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



### 6 FINANCIAL IMPLICATIONS

Each year, the Northern Midlands Council fund the traffic management for the ANZAC Day Services across the municipality. Council's Engineering Officer is currently seeking quotes for traffic management services. In 2017 the ANZAC Day traffic management cost \$17,479 (GST inclusive).

### 7 RISK ISSUES

A risk is presented when implementing a road closure. Engagement of qualified traffic management operators to implement traffic management is required to mitigate the risk.

Tasmania Police have been in contact with Council for details of all ceremonies and parades in 2018 for their records.

### 8 CONSULTATION WITH STATE GOVERNMENT

N/A

### 9 COMMUNITY CONSULTATION

N/A

### 10 OPTIONS FOR COUNCIL TO CONSIDER

Council to consider which ceremonies will be attended, ensuring each township has Councillor representation.

### 11 OFFICER'S COMMENTS/CONCLUSION

N/A

### RECOMMENDATION 1

That

- i) Council receive the report.
- ii) Councillors to nominate which ceremony they will attend:

| Councillor                | Location |
|---------------------------|----------|
| Mayor David Downie        |          |
| Deputy Mayor Richard Goss |          |
| Cr Janet Lambert          |          |
| Cr Andrew Calvert         |          |
| Cr Dick Adams             |          |
| Cr Ian Goninon            |          |
| Cr Leisa Gordon           |          |
| Cr Mary Knowles           |          |
| Cr Michael Polley         |          |

### DECISION

**Cr Goss/Cr Lambert**

That

- i) Council receive the report.
- ii) Councillors attend the following ANZAC day events:

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



| Councillor                | Location                                                  |
|---------------------------|-----------------------------------------------------------|
| Mayor David Downie        | Campbell Town 6.00am, Perth 9.00am, Longford 11.00am      |
| Deputy Mayor Richard Goss | Cressy 9.00am*, Evandale 11.00am*                         |
| Cr Janet Lambert          | Longford 6.00am, Perth 9.00am*, Campbell Town 11.00am     |
| Cr Andrew Calvert         | Ross 11.00am*                                             |
| Cr Dick Adams             | Longford 6.00am, Bishopsbourne 9.00am*, Longford 11.00am* |
| Cr Ian Goninon            |                                                           |
| Cr Leisa Gordon           | Campbell Town 6.00am and 11.00am*                         |
| Cr Mary Knowles           | Ross 6.00am, Avoca 11.00am*                               |
| Cr Michael Polley         |                                                           |

*\* Denotes laying wreath*

Carried unanimously

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



### 63/18 MONTHLY FINANCIAL STATEMENT

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 28 February 2018.

#### 2 INTRODUCTION/BACKGROUND

The Corporate Services Manager circulated a copy of the Monthly Financial Summary for the period ended 28 February 2018.

#### 3 ALTERATIONS TO 2017-18 BUDGET

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

##### SUMMARY FINANCIAL REPORT

For Month Ending: 28-Feb-18 8

| A. Operating Income and Expenditure              |               |                     |               |          |             |          |
|--------------------------------------------------|---------------|---------------------|---------------|----------|-------------|----------|
|                                                  | Budget        | Year to Date Budget | Actual        | (\$,000) | Target 100% | Comments |
| Rate Revenue                                     | -\$10,217,520 | -\$10,217,520       | -\$10,084,127 | -\$133   | 98.7%       |          |
| Recurrent Grant Revenue                          | -\$4,138,350  | -\$2,758,900        | -\$2,000,958  | -\$758   | 72.5%       |          |
| Fees and Charges Revenue                         | -\$1,545,400  | -\$1,030,267        | -\$948,544    | -\$82    | 92.1%       |          |
| Interest Revenue                                 | -\$709,430    | -\$472,953          | -\$197,970    | -\$275   | 41.9%       |          |
| Reimbursements Revenue                           | -\$47,434     | -\$31,623           | -\$75,524     | \$44     | 238.8%      |          |
| Other Revenue                                    | \$34,143      | \$22,762            | \$473,276     | -\$451   | 2079.2%     |          |
|                                                  | -\$16,623,991 | -\$14,488,501       | -\$12,833,847 | -\$1,655 | 88.6%       |          |
| Employee costs                                   | \$3,382,964   | \$2,255,309         | \$1,770,082   | \$485    | 78.5%       |          |
| Material & Services Expenditure                  | \$4,765,855   | \$3,177,237         | \$2,541,400   | \$636    | 80.0%       |          |
| Depreciation Expenditure                         | \$5,327,756   | \$3,551,837         | \$3,107,656   | \$444    | 87.5%       |          |
| Government Levies & Charges                      | \$707,512     | \$471,675           | \$381,845     | \$90     | 81.0%       |          |
| Councillors Expenditure                          | \$192,960     | \$128,640           | \$94,330      | \$34     | 73.3%       |          |
| Interest on Borrowings                           | \$0           | \$0                 | \$0           | \$0      |             |          |
| Other Expenditure                                | \$1,216,199   | \$951,486           | \$719,449     | \$232    | 75.6%       |          |
| Plant Expenditure Paid                           | \$493,570     | \$329,047           | \$312,610     | \$16     | 95.0%       |          |
|                                                  | \$16,086,816  | \$10,865,231        | \$8,927,372   | \$1,938  | 82.2%       |          |
|                                                  | -\$537,175    | -\$3,623,270        | -\$3,906,475  |          |             |          |
| Gain on sale of Fixed Assets                     | \$0           | \$0                 | -\$79,618     | \$80     | 0.0%        |          |
| Loss on Sale of Fixed Assets                     | \$456,524     | \$304,349           | \$17,073      | \$287    | 5.6%        |          |
|                                                  |               |                     |               |          |             |          |
| Underlying (Surplus) / Deficit                   | -\$80,651     | -\$3,318,921        | -\$3,969,020  |          |             | 1        |
|                                                  | \$0           |                     | \$0           |          |             |          |
| Capital Grant Revenue                            | -\$2,769,856  | -\$1,846,571        | -\$610,000    | -\$1,237 | 33.0%       |          |
| Subdivider Contributions                         | -\$433,000    | -\$288,667          | 0             | -\$289   | 0.0%        |          |
|                                                  |               |                     |               |          |             |          |
| Capital Revenue                                  | -\$3,202,856  | -\$2,135,237        | -\$610,000    |          |             |          |
|                                                  | \$0           |                     | \$0           |          |             |          |
| <b>Budget Alteration Requests</b>                |               |                     |               |          |             |          |
| - For Council authorisation by absolute majority |               | Operating Budget    |               |          |             |          |
| Capital Projects                                 |               |                     |               |          |             |          |

# MINUTES – ORDINARY MEETING

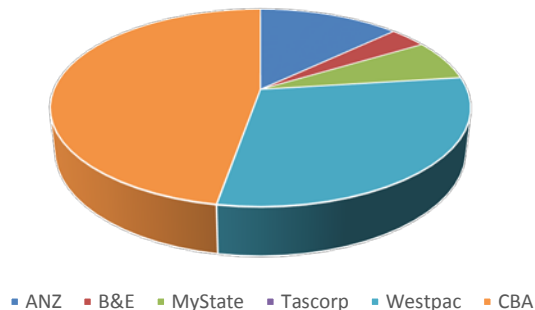
## 19 MARCH 2018



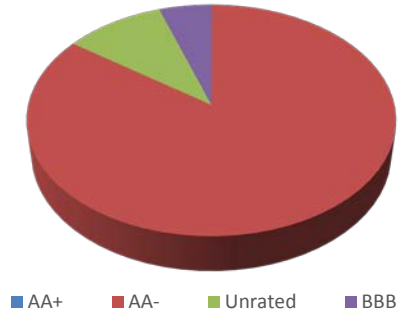
### B. Balance Sheet Items

|                                                   | Year to Date<br>Actual |                  | Monthly<br>Change |                   | Same time<br>last year | Comments |
|---------------------------------------------------|------------------------|------------------|-------------------|-------------------|------------------------|----------|
| <b>Cash &amp; Cash Equivalents Balance</b>        |                        |                  |                   |                   |                        |          |
| - Opening Cash balance                            | \$12,382,946           |                  | \$19,277,016      |                   |                        |          |
| - Cash Inflow                                     | \$19,742,020           |                  | \$2,088,702       |                   |                        |          |
| - Cash Payments                                   | -\$12,541,592          |                  | -\$1,782,343      |                   |                        |          |
| - Closing Cash balance                            | \$19,583,375           |                  | \$19,583,375      |                   |                        |          |
|                                                   | -                      |                  | -                 |                   |                        |          |
| <b>Account Breakdown</b>                          |                        |                  |                   |                   |                        |          |
| - Trading Accounts                                | \$1,113,124            |                  |                   |                   |                        |          |
| - Investments                                     | \$18,470,251           |                  |                   |                   |                        |          |
|                                                   | \$19,583,375           |                  |                   |                   |                        |          |
|                                                   | -                      |                  |                   |                   |                        |          |
| <b>Summary of Investments</b>                     |                        |                  |                   |                   |                        |          |
|                                                   | Investment<br>Date     | Maturity<br>Date | Interest<br>Rate% | Purchase<br>Price | Maturity<br>Value      |          |
| CBA Call Account                                  | 21/02/2018             | 28/02/2018       | 1.40              | \$821,897         | \$822,118              |          |
| Tasmanian Public Finance Corporation Call Account | 1/02/2018              | 28/02/2018       | 1.50              | \$5,241           | \$5,247                |          |
| CBA                                               | 11/09/2017             | 13/03/2018       | 2.37              | \$1,000,000       | \$1,011,882            |          |
| CBA                                               | 20/11/2017             | 20/03/2018       | 2.25              | \$500,000         | \$503,699              |          |
| CBA                                               | 6/09/2017              | 4/04/2018        | 2.41              | \$1,000,000       | \$1,013,866            |          |
| CBA                                               | 6/09/2017              | 4/05/2018        | 2.44              | \$1,000,000       | \$1,016,044            |          |
| Bass & Equitable                                  | 24/05/2017             | 24/05/2018       | 2.65              | \$629,584         | \$646,268              |          |
| CBA                                               | 29/01/2018             | 29/05/2018       | 2.31              | \$1,400,000       | \$1,410,632            |          |
| CBA                                               | 11/12/2017             | 12/06/2018       | 2.34              | \$1,000,000       | \$1,011,732            |          |
| ANZ                                               | 14/11/2017             | 14/06/2018       | 2.35              | \$1,365,147       | \$1,383,780            |          |
| CBA                                               | 21/02/2018             | 21/06/2018       | 2.29              | \$1,000,000       | \$1,007,529            |          |
| CBA                                               | 12/02/2018             | 13/08/2018       | 2.36              | \$1,000,000       | \$1,011,768            |          |
| ANZ                                               | 8/12/2017              | 8/12/2018        | 2.05              | \$1,025,153       | \$1,046,169            |          |
| My State Financial                                | 25/12/2017             | 25/12/2018       | 2.70              | \$1,223,229       | \$1,256,256            |          |
| Westpac                                           | 4/07/2017              | 4/07/2022        | 3.37              | \$5,500,000       | \$6,427,258            |          |
| Total Investments                                 |                        |                  |                   | \$18,470,251      | \$19,574,247           |          |

Investments by Institution



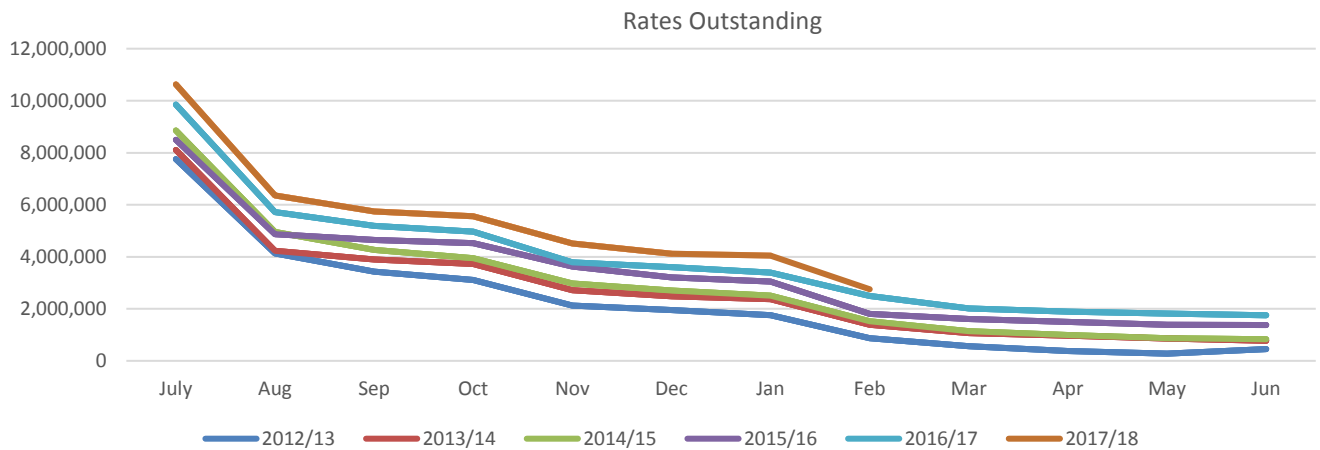
Total Investments by Rating (Standard & Poor's)



| Rate Debtors              | 2017/18      | % to Raised | Same Time<br>Last Year | % to Raised |  |
|---------------------------|--------------|-------------|------------------------|-------------|--|
| Balance b/fwd             | \$1,742,445  |             | \$1,365,785            |             |  |
| Rates Raised              | \$10,168,105 |             | \$9,711,847            |             |  |
|                           | \$11,910,550 |             | \$11,077,632           |             |  |
| Rates collected           | \$8,854,101  | 87.1%       | \$8,268,253            | 75.7%       |  |
| Pension Rebates           | \$443,704    | 4.4%        | \$428,426              | 4.4%        |  |
| Discount & Remissions     | \$46,716     | 0.4%        | \$30,614               | 0.4%        |  |
|                           | \$9,344,521  |             | \$8,727,293            |             |  |
| Rates Outstanding         | \$2,752,255  | 27.1%       | \$2,499,598            | 34.9%       |  |
| Advance Payments received | -\$186,226   | 1.8%        | -\$149,259             | 1.3%        |  |

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



### Trade Debtors

|                                        |           |  |                           |
|----------------------------------------|-----------|--|---------------------------|
| Current balance                        | \$738,196 |  |                           |
| - 30 Days                              | \$17,564  |  |                           |
| - 60 Days                              | \$669,406 |  |                           |
| - 90 Days                              | \$407     |  |                           |
| - More than 90 days                    | \$50,820  |  |                           |
| Summary of Accounts more than 90 days: | -         |  |                           |
| - Norfolk Plains Book sales            | 711       |  | Paid by outlet as sold    |
| - Hire/lease of facilities             | 3,519     |  |                           |
| - Removal of fire hazards              | 5,318     |  |                           |
| - Dog Registrations & Fines            | 34,705    |  | Sent to Fines Enforcement |
| - Sales                                | -         |  |                           |
| - Private Works                        | 4,541     |  |                           |
| - Grants                               | -         |  |                           |
| - Regulatory Fees                      | 2,026     |  |                           |
|                                        | -         |  |                           |

### C. Capital Program

|                                           | Budget       | Actual (\$,000) | Target 67% | Comments               |
|-------------------------------------------|--------------|-----------------|------------|------------------------|
| Renewal                                   | \$6,844,939  | \$3,443,810     | 50%        |                        |
| New assets                                | \$6,388,406  | \$2,462,230     | 39%        |                        |
| Total                                     | \$13,233,344 | \$5,906,040     | 45%        |                        |
| Major projects:                           |              |                 |            |                        |
| - Woolmers Bridge Replacement             | \$2,830,000  | \$236,922       | 8%         | Commenced Jan 2018     |
| - Campbell Town Recreation Ground Complex | \$2,778,570  | \$218,323       | 8%         | Tender stage           |
| - Rossarden Road Bridge Replacement       | \$220,770    | \$184,858       | 84%        | Complete               |
| - Royal George Bridge Replacement         | \$240,790    | \$219,141       | 91%        | Complete               |
| - Barton Road Reconstruction              | \$610,000    | \$414,500       | 68%        | Substantially complete |
| - Longford Rec Ground Redevelopment       | \$1,100,000  | \$82,051        | 7%         | BA stage               |
| - Public Toilet Replacements              | \$600,000    | \$630,909       | 105%       | Substantially complete |
| - Ross Village Green Development          | \$300,000    | \$43,041        | 14%        | Commenced Feb 2018     |
| - Longford Sports Centre Extension        | \$1,000,000  | \$60,971        | 6%         | Tender stage           |
| - Recreation Lighting                     | \$1,040,000  | \$100,541       | 10%        | Tender stage           |

\* Full year to date capital expenditure for 2017/18 provided as an attachment.

### D. Financial Health Indicators

|                                         | Target     | Actual     | Variance | Trend |  |
|-----------------------------------------|------------|------------|----------|-------|--|
| Financial Ratios                        |            |            |          |       |  |
| - Rate Revenue / Total Revenue          | 61.5%      | 78.6%      | -17.1%   | ↑     |  |
| - Own Source Revenue / Total Revenue    | 75%        | 84%        | -9.3%    | ↘     |  |
| Sustainability Ratio                    |            |            |          |       |  |
| - Operating Surplus / Operating Revenue | 0.5%       | 30.9%      | -30.4%   | ↘     |  |
| - Debt / Own Source Revenue             | 59.4%      | 68.5%      | -9.1%    | ↔     |  |
| Efficiency Ratios                       |            |            |          |       |  |
| - Receivables / Own Source Revenue      | 28.0%      | 23.1%      | 4.9%     | ↘     |  |
| - Employee costs / Revenue              | 20.3%      | 13.8%      | 6.6%     | ↗     |  |
| - Renewal / Depreciation                | 128.5%     | 110.8%     | 17.7%    | ↗     |  |
| Unit Costs                              |            |            |          |       |  |
| - Waste Collection per bin              | \$9.97     | \$11.53    |          | ↔     |  |
| - Employee costs per hour               | \$28.19    | \$21.01    |          | ↗     |  |
| - Rate Revenue per property             | \$1,463.62 | \$1,444.51 |          | ↔     |  |
| - IT per employee hour                  | \$3.17     | \$2.94     |          | ↘     |  |

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



### E. Employee & WHS scorecard

|                                     | YTD     | This Month |  |
|-------------------------------------|---------|------------|--|
| Number of Employees                 | 84.9    | 91         |  |
| New Employees                       | 10      | 0          |  |
| Resignations                        | 2       | 1          |  |
| Total hours worked                  | 84247.5 | 9348       |  |
| Lost Time Injuries                  | 0       | 0          |  |
| Lost Time Days                      | 0       | 0          |  |
| Safety Incidents Reported           | 9       | 1          |  |
| Hazards Reported                    | 13      | 2          |  |
| Risk Incidents Reported             | 4       | 0          |  |
| Insurance claims - Public Liability | 0       | 0          |  |
| Insurance claims - Industrial       | 0       | 0          |  |
| Insurance claims - Motor Vehicle    | 1       | 0          |  |
| IT - Unplanned lost time            | 0       | 0          |  |
| Open W/Comp claims                  | 2       | 1          |  |

### 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 February 2018.
- 5.2 Capital Works Report to end February 2018.

### RECOMMENDATION

That Council

- i) receive and note the Monthly Financial Report for the period ending 28 February 2018.
- ii) authorise budget alterations as detailed in section 3A above.

### DECISION

**Cr Goninon/Cr Gordon**

That Council

- i) receive and note the Monthly Financial Report for the period ending 28 February 2018.
- ii) authorise budget alterations as detailed in section 3A above.

Carried unanimously

*Mayor Downie adjourned the meeting for the meal break at 5.54pm*

*Mayor Downie reconvened the meeting after the meal break at 6.45pm*

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



### 64/18 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

[No questions forthcoming from the gallery.](#)

# MINUTES – ORDINARY MEETING

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### 65/18 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 Goninon/Cr Lambert

That the Council intends to act as a Planning Authority under the *Land Use Planning and Approvals Act 1993* for Agenda item PLAN 1 - 3.

Carried unanimously

## 2 STATEMENTS

### **PLAN 1 P17-336: 12a William Street, PERTH**

#### Mr J Stagg, Perth

Mr Stagg advised that he objected to the proposal and the variation of the proposed setbacks; and disputed the content of the report, i.e. that no precedent existed as to setbacks in Elizabeth Street.

Mr Stagg made comment on

- the importance of setbacks in relation to neighbouring properties to reduce neighbour conflict;
- the additional shadowing to his dwelling as a result of the reduced setback; and
- the visual impact that the building would have on the streetscape.

#### Mr W McEwan, Longford

Mr McEwan noted that it was proposed to build the dwelling utilising a colonial convict design sandstone type brick and a slate style tile for the roof. He commented that the setback variation to 200mm to the boundary fence has been made to accommodate the garage only and would therefore not be habitable space.

# MINUTES – ORDINARY MEETING

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### 66/18 PLANNING APPLICATION P17-336 12A WILLIAM STREET, PERTH

*File Number:* 113800.175 CT173313/2  
*Responsible Officer:* Amanda Bond, Community & Development Manager  
*Report prepared by:* Rebecca Green, Planning Consultant

#### 1 INTRODUCTION

This report assesses an application for 12a William Street, Perth to construct a dwelling (vary building envelope - front [north] & side [south] setbacks) & retaining wall to southwest corner of lot.

#### 2 BACKGROUND

**Applicant:**  
Prime Design

**Owner:**  
W & P McEwan

**Zone:**  
General Residential

**Codes:**  
Car parking and sustainable transport code

**Classification under the Scheme:**  
Residential (Single Dwelling)

**Existing Use:**  
vacant

**Deemed Approval Date:**  
24/3/2018

**Recommendation:**  
Approve

#### Discretionary Aspects of the Application

- Variation to development standards - vary building envelope - front [n] & side [s] setbacks)

**Planning Instrument:** *Northern Midlands Interim Planning Scheme 2013*

*Site from Elizabeth Street*



# MINUTES – ORDINARY MEETING

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Site from William Street



### 3 STATUTORY REQUIREMENTS

The proposal is an application pursuant to section 57 of the *Land Use Planning & Approvals Act 1993* (i.e. 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.

### 4 ASSESSMENT

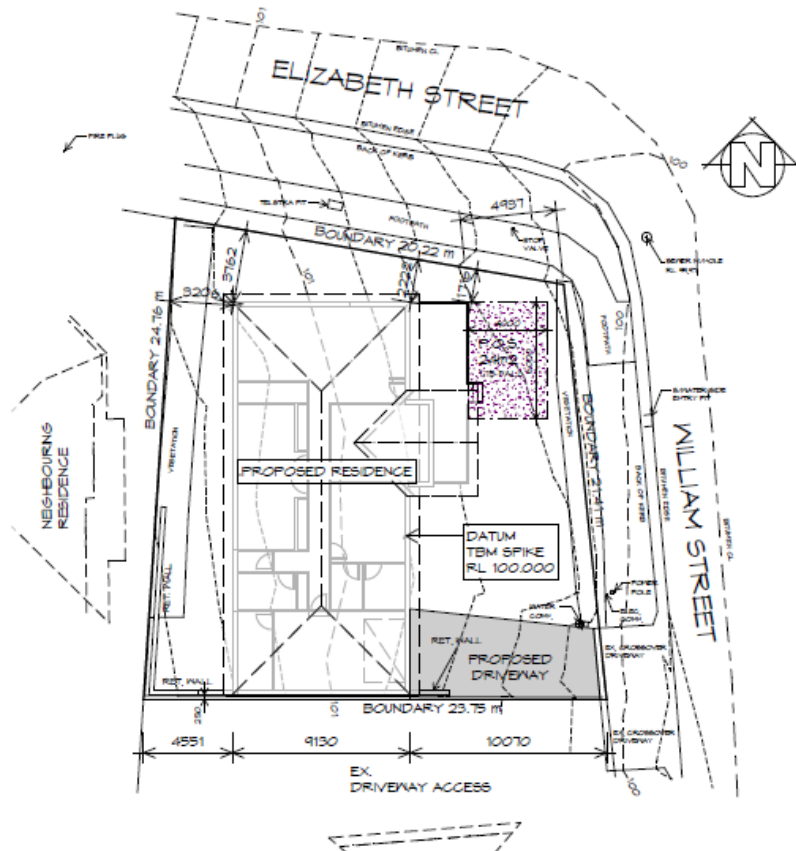
#### 4.1 Proposal

It is proposed to:

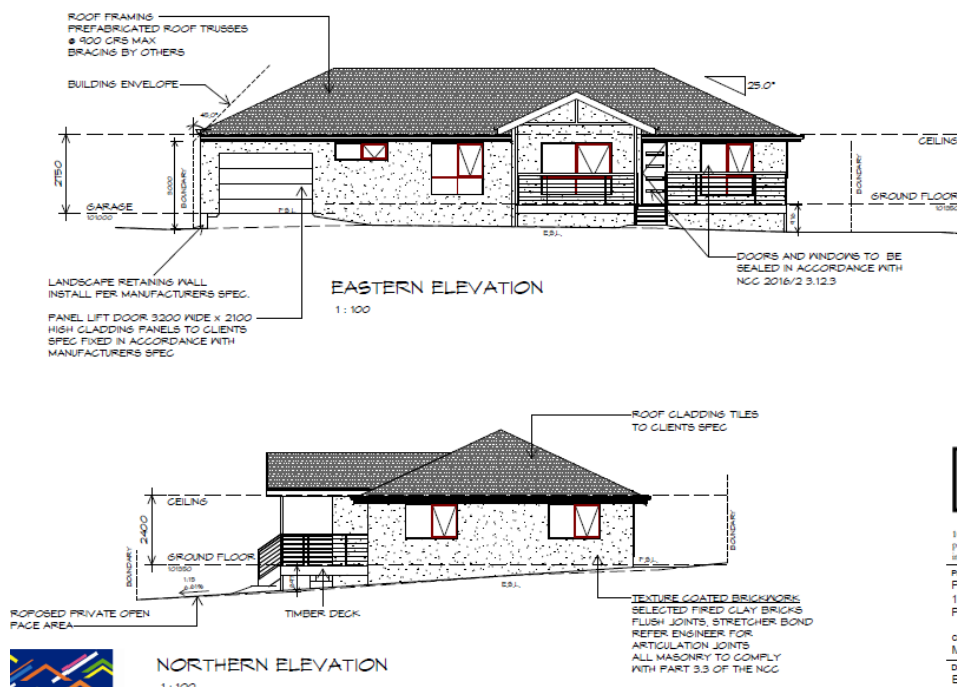
- Use and construct a single storey single dwelling, comprising of three bedrooms, main with ensuite and walk-in-robe, kitchen, dining and living, bathroom, toilet, laundry and single garage, and deck and alfresco area. The dwelling is to be clad with brick veneer walls, with texture coating and tiled roof.

# MINUTES – ORDINARY MEETING 19 MARCH 2018

## Site Plan

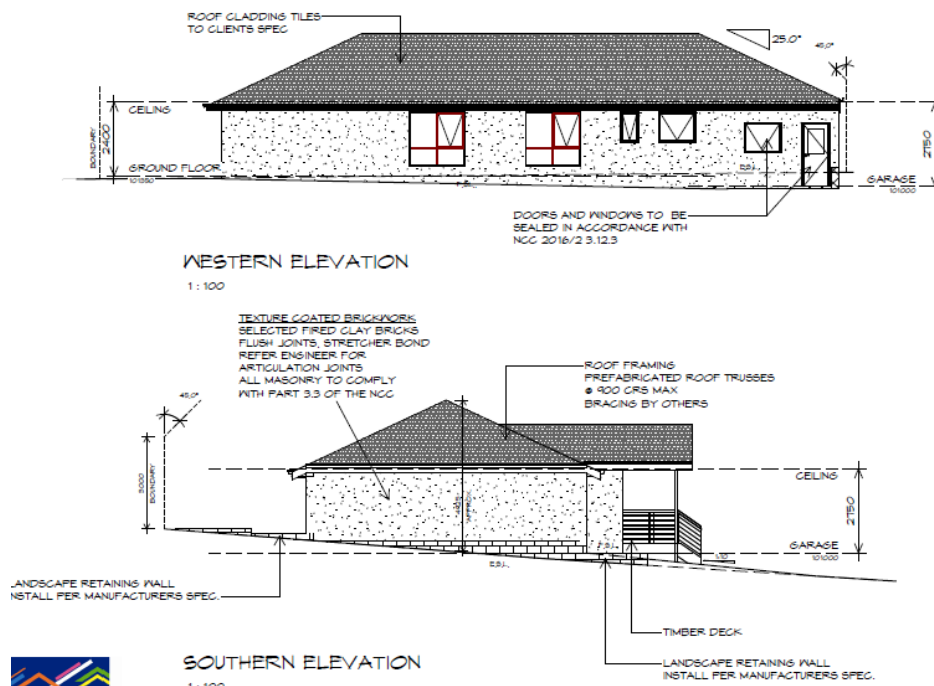


## Elevations



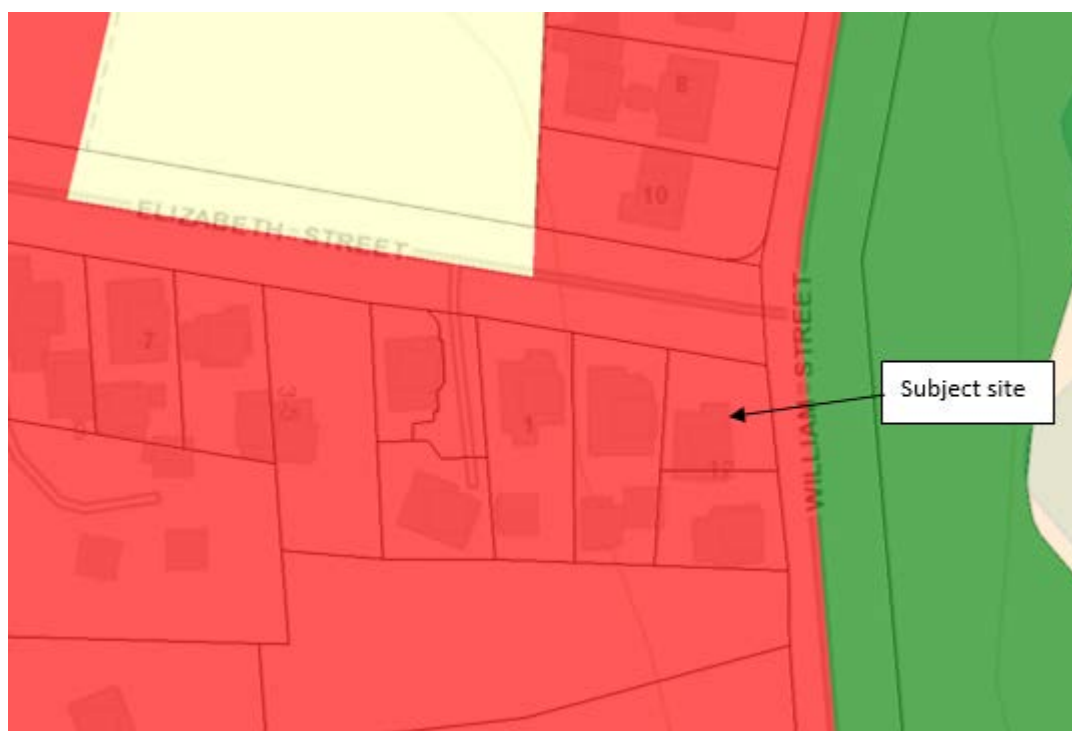
# MINUTES – ORDINARY MEETING

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### 4.2 Zone and land use

#### Zone Map – General Residential



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 Permitted (No Permit Required) in the zone. The application became discretionary as the proposal relies upon assessment against performance criteria due to front (north) and side (south) variations to setbacks.

### 4.3 Subject site and locality

The author of this report carried out a site visit on 7 March 2018.

The subject site is located on the eastern side of Perth, in an established area of Perth. Surrounding properties to the North, West and South are residential with land to the north-west a heritage-listed cemetery and land on the eastern side of William Street open space.

The subject site has an area of 502m<sup>2</sup> and is located on the corner of Elizabeth Street and William Street. The subject title was part of a subdivision of two lots, approved in 2015.

#### Aerial photograph of area



#### Photographs of subject site



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#### 4.4 Permit/site history

Relevant permit history includes:

12 William Street

- P06-233 – 2 Lot Subdivision
- P10-298 – Demo of existing cottage – new units x 2
- P15-317 – 2 Lot Subdivision

#### 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 one representation (attached) was received from:

- Mr John Stagg, 12 William Street, Perth

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



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

### Issue 1

- The proposed setback of 250mm off the boundary of 12 William Street will cause overshadowing to adjacent property to south.

#### Planner's comment:

As detailed later within this assessment, it has been demonstrated that the proposed setback of the dwelling 250mm from the southern side boundary will not cause an unreasonable impact of amenity by overshadowing.

The property at 12 William Street is at least 7-8 metres south of the shared boundary. The driveway to the garage at the adjacent dwelling runs along the boundary, separating the existing dwelling from the boundary. The dwelling is still under construction, approved plans show that the northern windows of the dining and lounge room of the dwelling at 12 William Street are not at natural ground level and raised (the site inspection has confirmed this). Shading diagrams forming part of the application detail shadowing on the shortest day of the year (21 June – worst case scenario). Shadows at 3pm on this particular day of the year are shown to hit the northern elevation of the adjacent dwelling at 12 William Street. Due to the sill height of the windows on this northern façade it is not likely that the shadow will cause an unreasonable loss of sunlight to a habitable room.

### Issue 2

- Visual impact the dwelling will have on William Street, noting that if built the dwelling will destroy the heritage values of William Street.

#### Planner's comment:

This particular area of Perth is not within a heritage precinct and as such no further consideration of heritage value is warranted. Elizabeth Street is characterised by a mix of dwelling styles and age. Many dwellings along this street as well as William Street have a hip of gabled roof form. The proposal is not considered to be out of character with the streetscape.

## 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>                                                                                                                                |
| <b>Assessment:</b> 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>                                                                                                                                              |
| <b>Assessment:</b> The proposal meets the local area objectives.                                                                                                                                                                                                          |

# MINUTES – ORDINARY MEETING

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| PRECIS OF DEVELOPMENT STANDARDS FOR SINGLE DWELLINGS             |     |                                                                                                                                                                                                                                                                                                                                                                 |
|------------------------------------------------------------------|-----|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>10.4.2 Setback and building envelopes for dwellings</b>       |     |                                                                                                                                                                                                                                                                                                                                                                 |
|                                                                  | A1  | Unless within a building area, then                                                                                                                                                                                                                                                                                                                             |
| X                                                                | (a) | 4.5m from primary frontage; or not less than existing dwelling on site; OR                                                                                                                                                                                                                                                                                      |
| ✓                                                                | (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)                                                                                                                                                                                                                                                                                                       |
| ✓                                                                | (a) | to be within building envelope<br>(i) frontage setback (as above), or 4.5m from rear boundary of adjoining frontage lot for internal lot<br>(ii) 45 degrees from the horizontal at a height of 3m above natural ground level, 4m rear setback, and max height 8.5m AND                                                                                          |
| X                                                                | (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)                                                                                                                                                                                                              |
| <b>10.4.3 Site coverage and private open space for dwellings</b> |     |                                                                                                                                                                                                                                                                                                                                                                 |
| ✓                                                                | A1  | (a) max. site coverage of 50% (excluding eaves)                                                                                                                                                                                                                                                                                                                 |
| ✓                                                                |     | (c) at least 25% free from impervious surfaces                                                                                                                                                                                                                                                                                                                  |
| ✓                                                                | A2  | (a) POS of 24m <sup>2</sup> in one location                                                                                                                                                                                                                                                                                                                     |
| ✓                                                                |     | (b) horizontal dimension of 4m; AND                                                                                                                                                                                                                                                                                                                             |
| ✓                                                                |     | (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                                                                                                                                                                                                                                                                                                                                |
| <b>10.4.4 Sunlight and overshadowing</b>                         |     |                                                                                                                                                                                                                                                                                                                                                                 |
| ✓                                                                | A1  | 1 habitable room (other than bedroom) with window facing between 30 degrees west of north and 30 degrees east of north                                                                                                                                                                                                                                          |
| <b>10.4.5 Width of openings for garages and carports</b>         |     |                                                                                                                                                                                                                                                                                                                                                                 |
| ✓                                                                | 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).                                                                                                                                                                     |
| <b>10.4.6 Privacy</b>                                            |     |                                                                                                                                                                                                                                                                                                                                                                 |
| N/a                                                              | 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:<br>(a) side boundary – 3m<br>(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                                                                                                                                                                                                   |
| <b>10.4.7 Frontage fences for single dwellings</b>               |     |                                                                                                                                                                                                                                                                                                                                                                 |
| 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                                                                                                                                                                                                                                                                                        |
| <b>Easements</b>                                                 |     |                                                                                                                                                                                                                                                                                                                                                                 |
| ✓                                                                |     | No construction over an easement                                                                                                                                                                                                                                                                                                                                |

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The application meets the acceptable solutions of the General Residential zone, except for the variation to the front (north) and side (south) setback. Accordingly, the development relies on the following performance criterion:

- |    |                                                                                                                                                                                                                                                                                                                                                                                                                                         |
|----|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| P1 | A dwelling must: <ul style="list-style-type: none"><li>(a) Have a setback from a frontage that is compatible with the existing dwellings in the street, taking into account any topographical constraints; and</li><li>(b) If abutting a road identified in Table 10.4.2, include additional design elements that assist in attenuating traffic noise or any other detrimental impacts associated with proximity to the road.</li></ul> |
|----|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

### Comment –

It is considered that the variation to the front setback meets the performance criteria. The proposed dwelling is to be located between 2,222mm and 3,762mm at an angle to the frontage to Elizabeth Street. An open deck (unroofed area) is to be located 1,716mm to the front boundary. The Elizabeth Street frontage is considered to be the primary frontage in this instance as it is the shortest boundary of the two frontages, although in this particular instance it would “read” as the secondary frontage due to the orientation of the proposed dwelling to the William Street side and the vehicular access is via William Street. A secondary frontage can be at 3m to meet the acceptable solution. The front setback to Elizabeth Street still allows transitional space between the road and the dwelling and the placement of windows in the northern façade allow passive surveillance along this frontage.

Elizabeth Street is a Class V road that is primarily used for local traffic only and the reduced setback will not cause safety concerns for users of the street.

There are a range of building setbacks along this portion of Elizabeth Street, between Clarence Street and William Street. No. 45 Clarence Street is on the northern boundary (0m setback) and the dwelling at 9 Elizabeth Street is located at 3.35m to the William Street frontage. The character of the streetscape and building setbacks provides a range and the proposed dwelling and setback is therefore compatible with the existing dwellings in the street. The proposal will not dominate the streetscape or reduce amenity of the area.



^ 45 Clarence Street, constructed on the northern boundary

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^ 9 and 7 William Street



^ 9 William Street (constructed at 3.35m to the northern boundary)

- |    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |
|----|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| P3 | <p>The siting and scale of a dwelling must:</p> <ul style="list-style-type: none"><li>(a) not cause unreasonable loss of amenity by:<ul style="list-style-type: none"><li>(i) reduction in sunlight to a habitable room (other than a bedroom) of a dwelling on an adjoining lot; or</li><li>(ii) overshadowing the private open space of a dwelling on an adjoining lot; or</li><li>(iii) overshadowing of an adjoining vacant lot; or</li><li>(iv) visual impacts caused by the apparent scale, bulk or proportions of the dwelling when viewed from an adjoining lot; and</li></ul></li><li>(b) provide separation between dwellings on adjoining lots that is compatible with that prevailing in the surrounding area.</li></ul> |
|----|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

### Comment –

It is considered that the variation to the side setback meets the performance criteria. The proposal seeks a variation as the length of wall is greater than 9m (9.13m).

- a) (i) The property at 12 William Street is at least 7-8 metres south of the shared boundary. The driveway to the garage at the adjacent dwelling runs along the boundary, separating the existing dwelling from the boundary. The dwelling is still under construction, approved plans show that the northern windows of the dining and lounge room of the dwelling at

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12 William Street are not at natural ground level and raised (the site inspection has confirmed this). Shading diagrams forming part of the application detail shadowing on the shortest day of the year (21 June – worst case scenario). Shadows at 3pm on this one day of the year are shown to hit the northern elevation of the adjacent dwelling at 12 William Street. Due to the sill height of the windows on this northern façade it is not likely that the shadow will cause an unreasonable loss of sunlight to a habitable room. The shadow of the fence and existing vegetation will mean that the difference in shadow on the adjacent property is not an unreasonable increase.

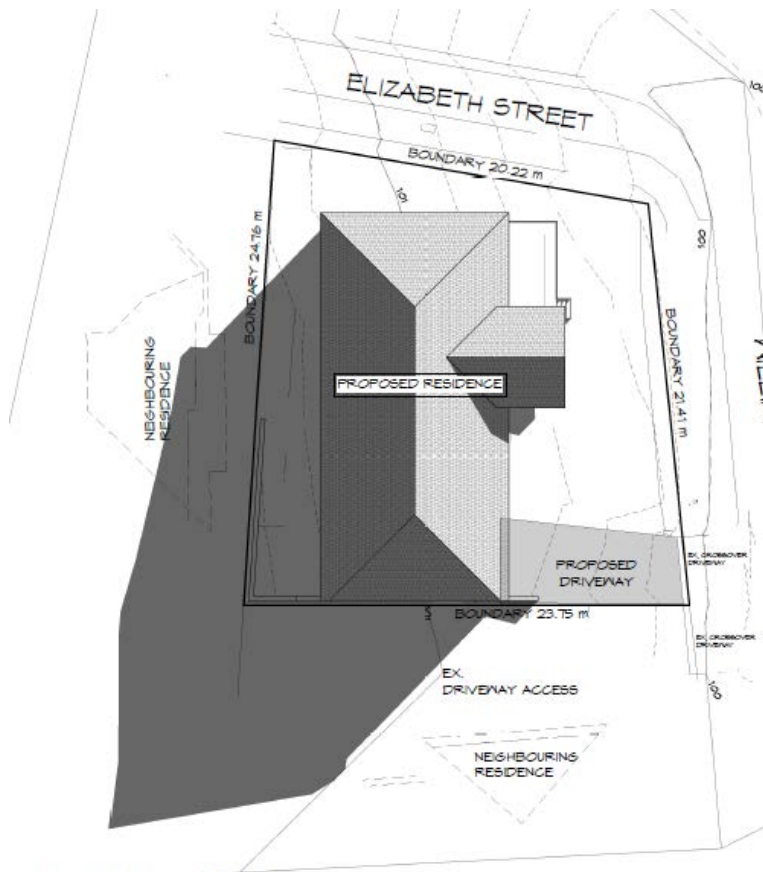
- (ii) The private open space of the dwelling at 12 William Street is not likely to be provided along this boundary, as vehicular access to the garage is provided in this area.
  - (iii) Not applicable.
  - (iv) The proposal is residential in scale and the bulk of the building is articulated with the assistance of the existing colorbond boundary fence, the single storey height of the proposed dwelling and the roof form.
- b) The proposed dwelling will be separated to the dwelling on the land adjacent to the south by at least 7-8m. This separation between dwellings is compatible with that prevailing in the surrounding area.



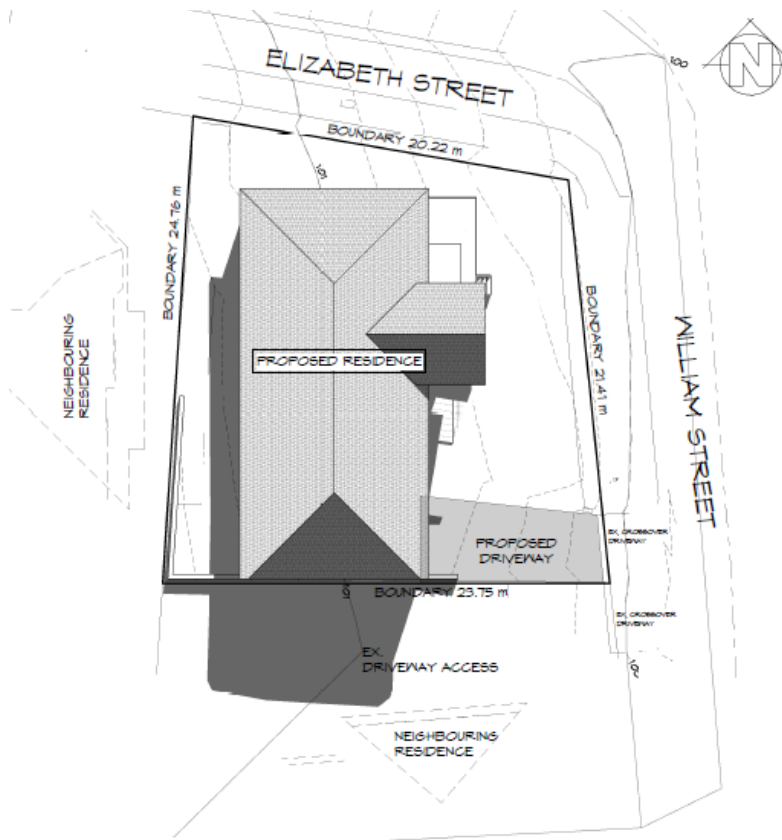
^ Boundary between 12 and 12A William Street, noting physical separation, driveway location, window sill height and boundary fencing and existing landscaping

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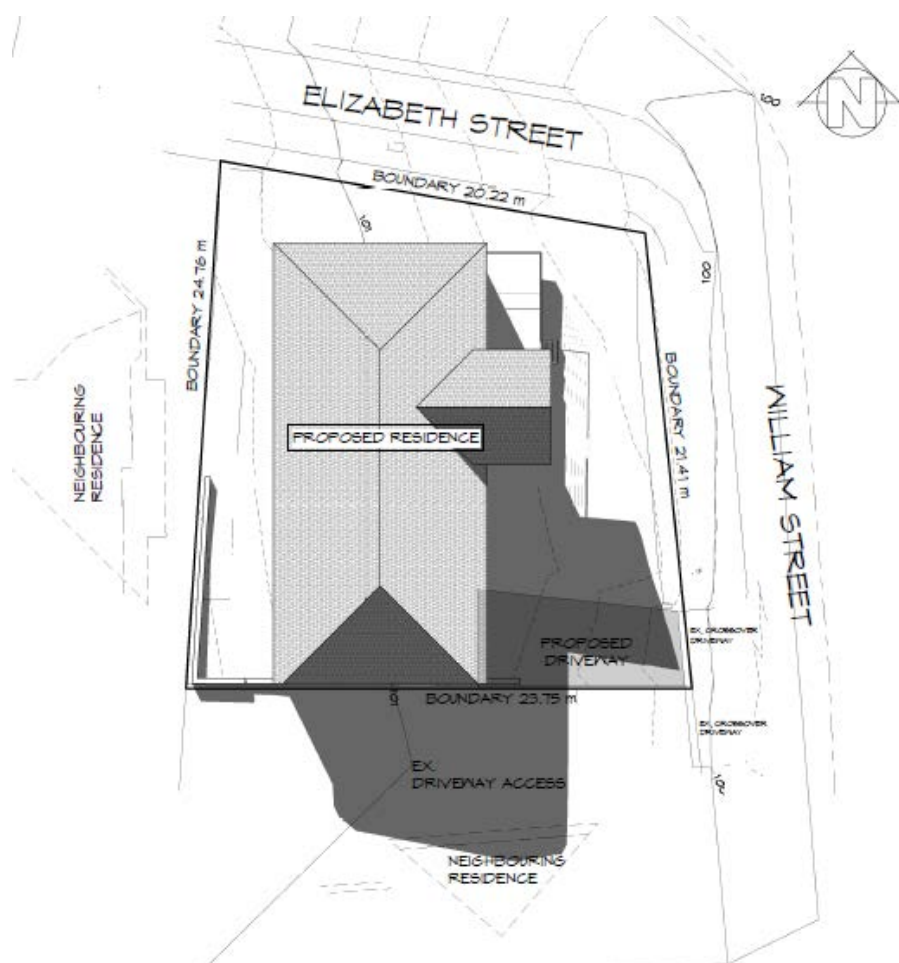
^ Shadow Diagram – 21 June @ 10am



^ Shadow Diagram – 21 June @ 12pm

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*^ Shadow Diagram – 21 June @ 3pm*

| 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 – no changes                |
| E.5.0 | FLOOD PRONE AREAS CODE                     | N/a                                  |
| E6.0  | CAR PARKING AND SUSTAINABLE TRANSPORT CODE | Complies - See code assessment below |
| 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                                  |

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### ASSESSMENT AGAINST E6.0 CAR PARKING & SUSTAINABLE TRANSPORT CODE

#### E6.6 Use Standards

##### E6.6.1 Car Parking Numbers

Objective: To ensure that an appropriate level of car parking is provided to service use.

| Acceptable Solutions                                                                                                                                                                                                                                     | Performance Criteria                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <p>A1 The number of car parking spaces must not be less than the requirements of:</p> <p>a) Table E6.1; or</p> <p>b) a parking precinct plan contained in Table E6.6: Precinct Parking Plans (except for dwellings in the General Residential Zone).</p> | <p>P1 The number of car parking spaces provided must have regard to:</p> <p>a) the provisions of any relevant location specific car parking plan; and</p> <p>b) the availability of public car parking spaces within reasonable walking distance; and</p> <p>c) any reduction in demand due to sharing of spaces by multiple uses either because of variations in peak demand or by efficiencies gained by consolidation; and</p> <p>d) the availability and frequency of public transport within reasonable walking distance of the site; and</p> <p>e) site constraints such as existing buildings, slope, drainage, vegetation and landscaping; and</p> <p>f) the availability, accessibility and safety of on-road parking, having regard to the nature of the roads, traffic management and other uses in the vicinity; and</p> <p>g) an empirical assessment of the car parking demand; and</p> <p>h) the effect on streetscape, amenity and vehicle, pedestrian and cycle safety and convenience; and</p> <p>i) the recommendations of a traffic impact assessment prepared for the proposal; and</p> <p>j) any heritage values of the site; and</p> <p>k) for residential buildings and multiple dwellings, whether parking is adequate to meet the needs of the residents having regard to:</p> <p>i) the size of the dwelling and the number of bedrooms; and</p> <p>ii) the pattern of parking in the locality; and</p> <p>iii) any existing structure on the land.</p> |

Comment: Proposal provides a minimum 2 car spaces within the single garage attached to the dwelling and a tandem space in front of the garage.

**Table E6.1: Parking Space Requirements**

| Use                                                                                                                               | Parking Requirement          |                                                                                     |
|-----------------------------------------------------------------------------------------------------------------------------------|------------------------------|-------------------------------------------------------------------------------------|
|                                                                                                                                   | Vehicle                      | Bicycle                                                                             |
| <i>If a 1 bedroom or studio dwelling in the General Residential Zone (including all rooms capable of being used as a bedroom)</i> | <i>1 space per dwelling</i>  | <i>1 space per unit or 1 spaces per 5 bedrooms in other forms of accommodation.</i> |
| <i>If a 2 or more bedroom dwelling in the General Residential Zone (including all rooms capable of being used as a bedroom)</i>   | <i>2 spaces per dwelling</i> |                                                                                     |

##### E6.6.2 Bicycle Parking Numbers

Objective: To encourage cycling as a mode of transport within areas subject to urban speed zones by ensuring safe, secure and convenient parking for bicycles.

| Acceptable Solutions                                                                                                                                                                                                                                                                                                          | Performance Criteria                                                                                                                                                                                                                                                                                                                                                                                                                                |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <p>A1.1 Permanently accessible bicycle parking or storage spaces must be provided either on the site or within 50m of the site in accordance with the requirements of Table E6.1; or</p> <p>A1.2 The number of spaces must be in accordance with a parking precinct plan contained in Table E6.6: Precinct Parking Plans.</p> | <p>P1 Permanently accessible bicycle parking or storage spaces must be provided having regard to the:</p> <p>a) likely number and type of users of the site and their opportunities and likely preference for bicycle travel; and</p> <p>b) location of the site and the distance a cyclist would need to travel to reach the site; and</p> <p>c) availability and accessibility of existing and planned parking facilities for bicycles in the</p> |

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|                                                                                                         |           |
|---------------------------------------------------------------------------------------------------------|-----------|
|                                                                                                         | vicinity. |
| Comment: The garage attached to the dwelling provides ample space for the provision of bicycle parking. |           |

### E6.6.3 Taxi Drop-off and Pickup

| Objective: To ensure that taxis can adequately access developments.                                                                                                                     |                             |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------|
| Acceptable Solutions                                                                                                                                                                    | Performance Criteria        |
| A1 One dedicated taxi drop-off and pickup space must be provided for every 50 car spaces required by Table E6.1 or part thereof (except for dwellings in the General Residential Zone). | P1 No performance criteria. |
| Comment: Not applicable.                                                                                                                                                                |                             |

### E6.6.4 Motorbike Parking Provisions

| Objective: To ensure that motorbikes are adequately provided for in parking considerations.                    |                             |
|----------------------------------------------------------------------------------------------------------------|-----------------------------|
| Acceptable Solutions                                                                                           | Performance Criteria        |
| A1 One motorbike parking space must be provided for each 20 car spaces required by Table E6.1 or part thereof. | P1 No performance criteria. |
| Comment: Not applicable.                                                                                       |                             |

### E6.7 Development Standards

#### E6.7.1 Construction of Car Parking Spaces and Access Strips

| Objective: To ensure that car parking spaces and access strips are constructed to an appropriate standard.                                                                                                                                                                                                                                  |                                                                                                                                                                              |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Acceptable Solutions                                                                                                                                                                                                                                                                                                                        | Performance Criteria                                                                                                                                                         |
| A1 All car parking, access strips manoeuvring and circulation spaces must be:<br>a) formed to an adequate level and drained; and<br>b) except for a single dwelling, provided with an impervious all weather seal; and<br>c) except for a single dwelling, line marked or provided with other clear physical means to delineate car spaces. | P1 All car parking, access strips manoeuvring and circulation spaces must be readily identifiable and constructed to ensure that they are useable in all weather conditions. |
| Comment: The driveway is to be concreted to the garage attached to the dwelling. b) and c) are not applicable as proposal is for single dwelling.                                                                                                                                                                                           |                                                                                                                                                                              |

#### E6.7.2 Design and Layout of Car Parking

| Objective: To ensure that car parking and manoeuvring space are designed and laid out to an appropriate standard.                                                                                                                                                                                                                                                                  |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Acceptable Solutions                                                                                                                                                                                                                                                                                                                                                               | Performance Criteria                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
| A1.1 Where providing for 4 or more spaces, parking areas (other than for parking located in garages and carports for dwellings in the General Residential Zone) must be located behind the building line; and<br><br>A1.2 Within the General residential zone, provision for turning must not be located within the front setback for residential buildings or multiple dwellings. | P1 The location of car parking and manoeuvring spaces must not be detrimental to the streetscape or the amenity of the surrounding areas, having regard to:<br>a) the layout of the site and the location of existing buildings; and<br>b) views into the site from the road and adjoining public spaces; and<br>c) the ability to access the site and the rear of buildings; and<br>d) the layout of car parking in the vicinity; and<br>e) the level of landscaping proposed for the car parking. |
| Comment: Proposal complies.                                                                                                                                                                                                                                                                                                                                                        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
| A2.1 Car parking and manoeuvring space must:<br>a) have a gradient of 10% or less; and<br>b) where providing for more than 4 cars, provide for vehicles to enter and exit the site in a forward direction; and                                                                                                                                                                     | P2 Car parking and manoeuvring space must:<br>a) be convenient, safe and efficient to use having regard to matters such as slope, dimensions, layout and the expected number and type of vehicles; and<br>b) provide adequate space to turn within the site unless reversing from the site would not                                                                                                                                                                                                |

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|                             |                                                                                                                                                                              |                                                                           |
|-----------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------|
| c)                          | have a width of vehicular access no less than prescribed in Table E6.2 and Table E6.3, and                                                                                   | adversely affect the safety and convenience of users and passing traffic. |
| A2.2                        | The layout of car spaces and access ways must be designed in accordance with <i>Australian Standards AS 2890.1 - 2004 Parking Facilities, Part 1: Off Road Car Parking</i> . |                                                                           |
| Comment: Proposal complies. |                                                                                                                                                                              |                                                                           |

**Table E6.2: Access Widths for Vehicles**

| Number of parking spaces served | Access width (see note 1) | Passing bay (2.0m wide by 5.0m long plus entry and exit tapers) (see note 2) |
|---------------------------------|---------------------------|------------------------------------------------------------------------------|
| 1 to 5                          | 3.0m                      | Every 30m                                                                    |

### E6.7.3 Car Parking Access, Safety and Security

| Objective: To ensure adequate access, safety and security for car parking and for deliveries. |                                                                                         |                                                                                                                                                     |
|-----------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------|
| Acceptable Solutions                                                                          |                                                                                         | Performance Criteria                                                                                                                                |
| A1                                                                                            | Car parking areas with greater than 20 parking spaces must be:                          | P1 Car parking areas with greater than 20 parking spaces must provide for adequate security and safety for users of the site, having regard to the: |
| a)                                                                                            | secured and lit so that unauthorised persons cannot enter or;                           | a) levels of activity within the vicinity; and                                                                                                      |
| b)                                                                                            | visible from buildings on or adjacent to the site during the times when parking occurs. | b) opportunities for passive surveillance for users of adjacent building and public spaces adjoining the site.                                      |
| Comment: Not applicable.                                                                      |                                                                                         |                                                                                                                                                     |

### E6.7.4 Parking for Persons with a Disability

| Objective: To ensure adequate parking for persons with a disability. |                                                                                                                                                                                           |                                                                                                              |
|----------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------|
| Acceptable Solutions                                                 |                                                                                                                                                                                           | Performance Criteria                                                                                         |
| A1                                                                   | All spaces designated for use by persons with a disability must be located closest to the main entry point to the building.                                                               | P1 The location and design of parking spaces considers the needs of disabled persons, having regard to:      |
|                                                                      |                                                                                                                                                                                           | a) the topography of the site;                                                                               |
|                                                                      |                                                                                                                                                                                           | b) the location and type of relevant facilities on the site or in the vicinity;                              |
|                                                                      |                                                                                                                                                                                           | c) the suitability of access pathways from parking spaces, and                                               |
|                                                                      |                                                                                                                                                                                           | d) applicable Australian Standards.                                                                          |
| A2                                                                   | One of every 20 parking spaces or part thereof must be constructed and designated for use by persons with disabilities in accordance with <i>Australian Standards AS/NZ 2890.6 2009</i> . | P2 The number of parking spaces provided is appropriate for the needs of disabled persons, having regard to: |
|                                                                      |                                                                                                                                                                                           | a) characteristics of the populations to be served;                                                          |
|                                                                      |                                                                                                                                                                                           | b) their means of transport to and from the site; and                                                        |
|                                                                      |                                                                                                                                                                                           | c) applicable Australian Standards.                                                                          |
| Comment: Not applicable.                                             |                                                                                                                                                                                           |                                                                                                              |

### E6.7.6 Loading and Unloading of Vehicles, Drop-off and Pickup

| Objective: To ensure adequate access for people and goods delivery and collection and to prevent loss of amenity and adverse impacts on traffic flows. |                                                                                                                                                                           |                                                                                                                                                                                                                                                                             |
|--------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Acceptable Solutions                                                                                                                                   |                                                                                                                                                                           | Performance Criteria                                                                                                                                                                                                                                                        |
| A1                                                                                                                                                     | For retail, commercial, industrial, service industry or warehouse or storage uses:                                                                                        | P1 For retail, commercial, industrial, service industry or warehouse or storage uses adequate space must be provided for loading and unloading the type of vehicles associated with delivering and collecting people and goods where these are expected on a regular basis. |
| a)                                                                                                                                                     | at least one loading bay must be provided in accordance with Table E6.4; and                                                                                              |                                                                                                                                                                                                                                                                             |
| b)                                                                                                                                                     | loading and bus bays and access strips must be designed in accordance with <i>Australian Standard AS/NZS 2890.3 2002</i> for the type of vehicles that will use the site. |                                                                                                                                                                                                                                                                             |

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Comment: Not applicable.

### E6.8 Provisions for Sustainable Transport

#### E6.8.1 Bicycle End of Trip Facilities

Not used in this planning scheme

#### E6.8.2 Bicycle Parking Access, Safety and Security

Objective:

To ensure that parking and storage facilities for bicycles are safe, secure and convenient.

| Acceptable Solutions |                                                                                                                                                             | Performance Criteria |                                                                                                                    |
|----------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------|--------------------------------------------------------------------------------------------------------------------|
| A1.1                 | Bicycle parking spaces for customers and visitors must:                                                                                                     | P1                   | Bicycle parking spaces must be safe, secure, convenient and located where they will encourage use.                 |
| a)                   | be accessible from a road, footpath or cycle track; and                                                                                                     |                      |                                                                                                                    |
| b)                   | include a rail or hoop to lock a bicycle to that meets <i>Australian Standard AS 2890.3 1993</i> ; and                                                      |                      |                                                                                                                    |
| c)                   | be located within 50m of and visible or signposted from the entrance to the activity they serve; and                                                        |                      |                                                                                                                    |
| d)                   | be available and adequately lit in accordance with <i>Australian Standard AS/NZS 1158 2005 Lighting Category C2</i> during the times they will be used; and |                      |                                                                                                                    |
| A1.2                 | Parking space for residents' and employees' bicycles must be under cover and capable of being secured by lock or bicycle lock.                              |                      |                                                                                                                    |
| A2                   | Bicycle parking spaces must have:                                                                                                                           | P2                   | Bicycle parking spaces and access must be of dimensions that provide for their convenient, safe and efficient use. |
| a)                   | minimum dimensions of:                                                                                                                                      |                      |                                                                                                                    |
| i)                   | 1.7m in length; and                                                                                                                                         |                      |                                                                                                                    |
| ii)                  | 1.2m in height; and                                                                                                                                         |                      |                                                                                                                    |
| iii)                 | 0.7m in width at the handlebars; and                                                                                                                        |                      |                                                                                                                    |
| b)                   | unobstructed access with a width of at least 2m and a gradient of no more 5% from a public area where cycling is allowed.                                   |                      |                                                                                                                    |

Comment: Residential use – not applicable.

#### E6.8.5 Pedestrian Walkways

Objective: To ensure pedestrian safety is considered in development

| Acceptable Solution |                                                                       | Performance Criteria |                                                                                                              |
|---------------------|-----------------------------------------------------------------------|----------------------|--------------------------------------------------------------------------------------------------------------|
| A1                  | Pedestrian access must be provided for in accordance with Table E6.5. | P1                   | Safe pedestrian access must be provided within car park and between the entrances to buildings and the road. |

Comment: No separate access is required.

**Table E6.5: Pedestrian Access**

| Number of Parking Spaces Required | Pedestrian Facility                                                                                                     |
|-----------------------------------|-------------------------------------------------------------------------------------------------------------------------|
| 1–10                              | No separate access required (i.e. pedestrians may share the driveway). [Note (a) applies].                              |
| 11 or more                        | A 1m wide footpath separated from the driveway and parking aisles except at crossing points. [Notes (a) and (b) apply]. |

#### Notes

- a) In parking areas containing spaces allocated for disabled persons, a footpath having a minimum width of 1.5m and a gradient not exceeding 1 in 14 is required from those spaces to the principal building.
- b) Separation is deemed to be achieved by:
  - i) a horizontal distance of 2.5m between the edge of the driveway and the footpath; or
  - ii) protective devices such as bollards, guard rails or planters between the driveway and the footpath; and
  - iii) signs and line marking at points where pedestrians are intended to cross driveways or parking aisles.

| 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 |

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|                                                                                                           |     |
|-----------------------------------------------------------------------------------------------------------|-----|
| 9.3 Adjustment of a Boundary                                                                              | N/a |
| 9.4 Demolition                                                                                            | N/a |
| 9.5 Subdivision                                                                                           | N/a |
| <b>STATE POLICIES</b>                                                                                     |     |
| The proposal is consistent with all State Policies.                                                       |     |
| <b>OBJECTIVES OF LAND USE PLANNING &amp; APPROVALS ACT 1993</b>                                           |     |
| The proposal is consistent with the objectives of the <i>Land Use Planning &amp; Approvals Act 1993</i> . |     |
| <b>STRATEGIC PLAN/ANNUAL PLAN/COUNCIL POLICIES</b>                                                        |     |
| <i>Strategic Plan 2017-2027</i>                                                                           |     |
| <i>Statutory Planning</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 variation to front setback and side setback for the construction of the single dwelling. The proposal will not dominate the streetscape or reduce amenity of the area.

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

- Application & plans, correspondence with applicant
- Representation & applicant's response

### RECOMMENDATION

That land at 12a William Street, Perth be approved to be developed and used for a dwelling (vary building envelope - front [n] & side [s] setbacks) & retaining wall to southwest corner of lot in accordance with application P17-336, and subject to the following conditions:

#### 1 Layout not altered

The use and development shall be in accordance with the endorsed plans numbered **P1 – P13 Prime Design** (*Drawing No: PD17322, Sheet No's: coversheet and 01-10c, Rev: 04, Dated: 24-01-2018*).

### DECISION

#### Cr Goninon/

That land at 12a William Street, Perth be approved to be developed and used for a dwelling (vary building envelope - front [n] & side [s] setbacks) & retaining wall to southwest corner of lot in accordance with application P17-336, and subject to the following conditions:

#### **1 Layout not altered**

The use and development shall be in accordance with the endorsed plans numbered **P1 – P13 Prime Design** (*Drawing No: PD17322, Sheet No's: coversheet and 01-10c, Rev: 04, Dated: 24-01-2018*).

The Motion lapsed for want of a seconder

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### Cr Goss/Cr Adams

That land at 12a William Street, Perth not be approved to be developed as:

- it is inconsistent with neighbouring properties which have a greater setback; and
- it will over shadow the neighbouring property to the south.

Carried

### Voting for the motion:

Mayor Downie, Cr Adams, Cr Calvert, Cr Gordon, Cr Goss, Cr Lambert

### Voting against the motion:

Cr Goninon, Cr Knowles

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### 67/18 DRAFT PLANNING SCHEME AMENDMENT & PLANNING APPLICATION P18-034, 121 HIGH STREET, CAMPBELL TOWN

File: 302301.04  
Responsible Officer: Amanda Bond, Community & Development Manager  
Report prepared by: Paul Godier, Senior Planner

#### 1 INTRODUCTION

This report recommends that Council:

- Initiate a draft amendment to rezone 121 High Street, Campbell Town from General Residential to General Business; and
- Approve a planning permit to use the vacant building as a laundromat.

#### 2 BACKGROUND

**Applicant:**

Commercial Project Delivery obo R and D Thomas

**Owner:**

C Knowles and G Parish as representatives of D Flood

**Zone:**

General Residential

**Codes:**

Carparking and Sustainable Transport Code; Local Historic Heritage Code; Signage Code

**Proposal:**

Rezone to General Business and use site as a laundromat

**Existing Use:**

Unused. Previously used as hairdressers

**Critical Date:**

Decision whether or not to initiate and certify the draft amendment and approve the draft permit must be made by 29 March 2018

**Recommendation:**

Initiate and certify the draft amendment and approve planning permit.

**Planning Instrument:** *Northern Midlands Interim Planning Scheme 2013*

#### Preliminary Discussion

Council officers have discussed the proposed amendment with the applicant.



^ Subject site from High Street

#### 3 STATUTORY REQUIREMENTS

The *Land Use Planning & Approvals Act 1993* contains the following provisions:

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*Section 33 (1) – A person may request planning authority to initiate an amendment of a planning scheme administered by it.*

*Section 43A (1) - A person who requests a planning authority to amend a planning scheme may also request the planning authority to consider an application for a permit which would not be allowed if the planning scheme were not amended as requested.*

*Section 33 (2B) - Before making a decision as to whether or not to initiate an amendment of the planning scheme, the planning authority must consider –*

- (a) whether the requested amendment is consistent with the requirements of [section 32](#); and
- (ab) any representation made under [section 30I](#), and any statements in any report under [section 30I](#) as to the merit of a representation, that may be relevant to the amendment; and
- (b) any advice referred to in [section 65 of the Local Government Act 1993](#) received by it.

### Comment:

- (a) Part 7 of this report finds that the draft amendment is consistent with section 32 of the Act.
- (ab) There are no representations under section 30I relevant to the draft amendment.
- (b) This report provides advice in relation to section 65 of the Local Government Act 1993 (advice of qualified persons).

## 4 PROPOSAL

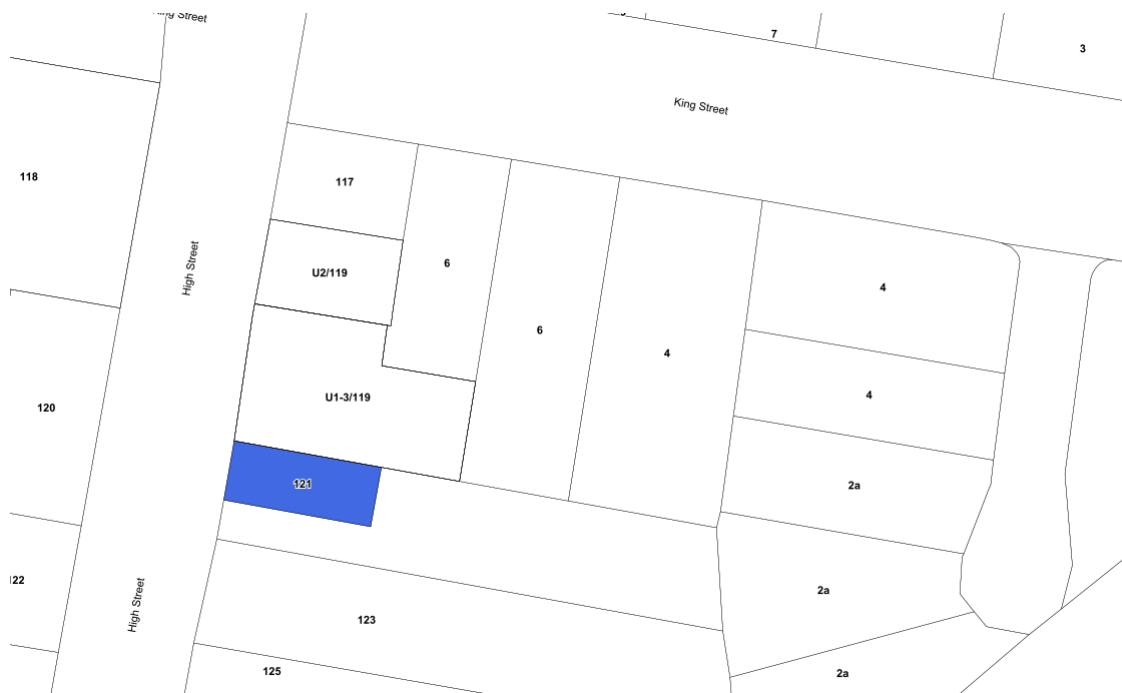
### 4.1 Zoning



^ Current zone - General Residential

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^ Proposed zone – General Business

The land is zoned General Residential. It is proposed to rezone the land to General Business.

#### 4.2 Subject site and locality

The author of this report carried out a site visit on the 26<sup>th</sup> February 2018. The site contains a vacant building and associated car park.

The land to the north is zoned General Business and contains a pharmacy and bottle shop. The land to the south and east is zoned General Residential and contains single dwellings. Over High Street the land is zoned General Business and contains a mixture of commercial and residential uses.

#### 4.3 Permit/site history

- 22/9/2006 – letter of advice that the hairdresser has existing non-conforming use rights which had possibly been operating since 1972.
- P10-282 – 2 lot subdivision placing hairdresser on one title and creating a vacant internal lot.

#### 4.4 Proposed Amendment

It is proposed to rezone the property from General Residential to General Business and use the site for a laundromat.

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PO Box 156  
13 Smith Street  
Longford TAS 7301  
Email: council@nmc.tas.gov.au  
Web: www.northernmidlands.tas.gov.au

Base data from the LIST, © State of Tasmania. For actual boundaries refer Title Plan.  
Base image by TASSMAP, © State of Tasmania  
Where shown, aerial photography is indicative only and should not be used as an accurate comparison of title boundaries.  
Where shown, underground services are diagrammatic only. Actual location of services are to be confirmed on site.

5/03/2018

1:1000



^ Aerial photograph of area

### 4.5 Reason for Proposed Amendment

The land is zoned General Residential where a laundromat is a prohibited use. The land was previously used as a hairdresser under existing non-conforming use rights.

Options are:

- Rezone the site to General Business.
- Keep the General Residential zone of the land and make laundromat an allowable use on 121 High Street.

### 4.6 Public Exhibition

Public Exhibition of the draft amendment and permit occurs after it has been certified, as per section 38 of the *Land Use Planning and Approvals Act 1993*:

- (1) *After giving to the Commission a copy of a draft amendment of a planning scheme and the instrument certifying that the amendment meets the requirements specified in [section 32](#), the planning authority must –*
  - (a) *cause a copy of the draft amendment to be placed on public exhibition for a period of 28 days or a longer period agreed to by the planning authority and the Commission; and*
  - (b) *advertise, as prescribed, the exhibition of the draft amendment.*

## 5 FINANCIAL IMPLICATIONS TO COUNCIL

There are no financial implications to council.

## 6 OPTIONS

- Initiate the amendment;
- Initiate the amendment with changes; or
- Don't initiate the amendment.

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### 7 DISCUSSION

#### 7.1 ASSESSMENT FOR CONSISTENCY WITH SECTION 32 OF THE LAND USE PLANNING & APPROVALS ACT 1993

Section 32 of the Land Use Planning & Approvals Act 1993 requires that an amendment of a planning scheme—

***Must, as far as practicable, avoid the potential for land use conflicts with use and development permissible under the planning scheme applying to the adjacent area.***

**Comment:** Rezoning to General Business is expected to avoid potential land use conflicts with the pharmacy and bottle shop to the north. There is a dwelling adjacent to the site to the east. Given the size of the subject site (366m<sup>2</sup>) and the building on it (50m<sup>2</sup>), and that the General Business zone contains provisions relating to amenity, it is considered that the potential for land use conflict with the adjacent dwelling is limited.

***Must be consistent with the Regional Land Use Strategy and any mandatory provisions ([section 300](#)).***

**Comment:** The Northern Regional Land Use Strategy classifies Campbell Town as a Major District Centre.

District Centres are described as being significant regional settlement areas where residents of and visitors to the region can access a wide range of services, education and employment opportunities, although employment is strongly related to surrounding productive resources. Important centres to surrounding sub-region.

The draft amendment is consistent with the RLUS and is not inconsistent with mandatory provisions.

***Must have regard to the impact that the use and development permissible under the amendment will have on the use and development of the region as an entity in environmental, economic and social terms.***

**Comment:** The amendment seeks to rezone the site to General Business. The uses allowable in the General Business zone, on this developed site, are expected to have a neutral impact in environmental terms and a positive impact in economic and social terms.

***Must be consistent with the overarching requirements for planning schemes [sections 20(2), (3), (4), (5), (6), (7), (8), and (9)]:***

***(2) A planning scheme may—***

***(aa) make any provision which relates to the use, development, protection or conservation of any land in the area; and***

***(a) set out policies and specific objectives; and***

***(b) regulate or prohibit the use or development of any land; and***

***(c) designate land as being reserved for public purposes; and***

***(d) . . . . .***

***(e) set out requirements for the provision of public utility services to land; and***

***(f) require specified things to be done to the satisfaction of the Commission, relevant agency or planning authority; and***

***(g) apply, adopt or incorporate any document which relates to the use, development or protection of land; and***

***(h) provide that any use or development of land is conditional on an agreement being entered into under [Part 5](#); and***

***(ha) set out provisions relating to the implementation in stages of uses or developments; and***

***(i) provide for any other matter which this Act refers to as being included in a planning scheme; and***

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*(j) provide for an application to be made to a planning authority to bring an existing use of land that does not conform to the scheme into conformity, or greater conformity, with the scheme.*

**Comment:** The proposal is consistent with these requirements.

*(3) Subject to subsections (4), (5) and (6), nothing in any planning scheme is to be taken (including by virtue of requiring a permit to be obtained) to–*

*(a) prevent the continuance of the use of any land, upon which buildings or works are not erected, for the purposes for which it was being lawfully used before the coming into operation of the scheme; or*

*(b) prevent the use of any building which was erected before that coming into operation for any purpose for which it was lawfully being used immediately before that coming into operation, or the maintenance or repair of such a building; or*

*(c) prevent the use of any works constructed before that coming into operation for any purpose for which they were being lawfully used immediately before that coming into operation; or*

*(d) prevent the use of any building or works for any purpose for which it was being lawfully erected or carried out immediately before that coming into operation; or*

*(e) require the removal or alteration of any lawfully constructed buildings or works; or*

*(f) prevent a development, which was lawfully commenced but not completed before the coming into operation of the scheme, from being completed within–*

*(i) 3 years of that coming into operation; or*

*(ii) any lesser or greater period specified in respect of the completion of that development under the terms of a permit or special permit granted before the coming into operation of the scheme.*

**Comment:** The proposal is consistent with these requirements.

*(4) Subsections (3) and (3A) do not apply to a use of land–*

*(a) which has stopped for a continuous period of 2 years; or*

*(b) which has stopped for 2 or more periods which together total 2 years in any period of 3 years; or*

*(c) in the case of a use which is seasonal in nature, if the use does not take place for 2 years in succession.*

**Comment:** The proposal is consistent with these requirements.

*(5) Subsection (3) does not apply to the extension or transfer from one part of a parcel of land to another of a use previously confined to the first-mentioned part of that parcel of land.*

**Comment:** The proposal is consistent with these requirements.

*(6) Subsections (3) and (3A) do not apply where a use of any land, building or work is substantially intensified.*

**Comment:** The proposal is consistent with these requirements.

*(7) Nothing in any planning scheme or special planning order affects –*

*(a) forestry operations conducted on land declared as a private timber reserve under the Forest Practices Act 1985; or*

*(b) the undertaking of mineral exploration in accordance with a mining lease, an exploration licence, or retention licence, issued under the Mineral Resources Development Act 1995, provided that any mineral exploration carried out is consistent with the standards specified in the Mineral Exploration Code of Practice; or*

*(c) fishing; or*

*(d) marine farming in State waters.*

**Comment:** The proposal is consistent with these requirements.

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*(8) The coming into operation of a planning scheme or a special planning order does not legitimize a use or development which was illegal under a planning scheme or a special planning order in force immediately before that coming into operation.*

**Comment:** The proposal is consistent with these requirements.

*(9) A planning scheme may require a use to which subsection (3) applies to comply with a code of practice approved or ratified by Parliament under an Act.*

**Comment:** The proposal is consistent with these requirements.

### ***Must seek to further the objectives in Schedule 1 of the Act***

Part 1 – The objectives of the resource management and planning system of Tasmania are –

*(a) to promote the sustainable development of natural and physical resources and the maintenance of ecological processes and genetic diversity.*

**Comment:** The draft amendment is consistent with this objective.

*(b) to provide for the fair, orderly and sustainable use and development of air, land and water.*

**Comment:** This proposal will allow the use of an existing shop type building, previously used as a hairdresser, as a laundromat. It is considered that the draft amendment is consistent with this objective.

*(c) to encourage public involvement in resource management and planning.*

**Comment:** If initiated, the draft amendment will be placed on public exhibition, providing an opportunity for public involvement.

*(d) to facilitate economic development in accordance with the objectives set out in paragraphs (a), (b) and (c).*

**Comment:** The draft amendment is consistent with this objective.

*(e) to promote the sharing of responsibility for resource management and planning between the different spheres of Government, the community and industry in the State.*

**Comment:** If certified, the proposal will be referred to TasWater and sent to the TPC.

Part 2 – The objectives of the planning process established by the Act are, in support of the objectives set out in Part 1 of the Schedule –

*(a) to require sound strategic planning and co-ordinated action by State and local government.*

**Comment:** The Northern Regional Land Use Strategy includes Campbell Town as a Major District Centre. Council's Settlement Strategy with regard to Campbell Town is to reinforce and encourage growth within the existing settlement pattern for commercial, residential, industrial and community development. The proposal is consistent with these strategies.

*(b) to establish a system of planning instruments to be the principal way of setting objectives, policies and controls for the use, development and protection of land.*

**Comment:** The Northern Midlands Interim Planning Scheme 2013 is the planning instrument that applies to the subject land.

*(c) to ensure that the effects on the environment are considered and provide for explicit consideration of social and economic effects when decisions are made about the use and development of land.*

**Comment:** The draft amendment is consistent with this objective.

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*(d) to require land use and development planning and policy to be easily integrated with environmental, social, economic, conservation and resource management policies at State, regional and municipal levels.*

**Comment:** The draft amendment is consistent with this objective.

*(e) to provide for the consolidation of approvals for land use or development and related matters, and to co-ordinate planning approvals with related approvals.*

**Comment:** The draft amendment is consistent with this objective.

*(f) to secure a pleasant, efficient and safe working, living and recreational environment for all Tasmanians and visitors to Tasmania.*

**Comment:** The draft amendment is consistent with this objective.

*(g) to conserve those buildings, areas or other places which are of scientific, aesthetic, architectural or historical interest, or otherwise of special cultural value.*

**Comment:** The draft amendment is consistent with this objective.

*(h) to protect public infrastructure and other assets and enable the orderly provision and co-ordination of public utilities and other facilities for the benefit of the community.*

**Comment:** The draft amendment is consistent with this objective.

*(i) to provide a planning framework which fully considers land capability.*

**Comment:** The draft amendment is consistent with this objective.

### ***Must be in accordance with State Policies.***

State Policy for the Protection of Agricultural Land – the site is within the developed urban area of Campbell Town.

Water Quality Management State Policy – the site is developed with a building connected to the stormwater system.

State Coastal Policy - There is no coastal land within the municipal area of the Northern Midlands.

National Environmental Protection Measures – None relevant.

## **7.2 ASSESSMENT OF PLANNING APPLICATION**

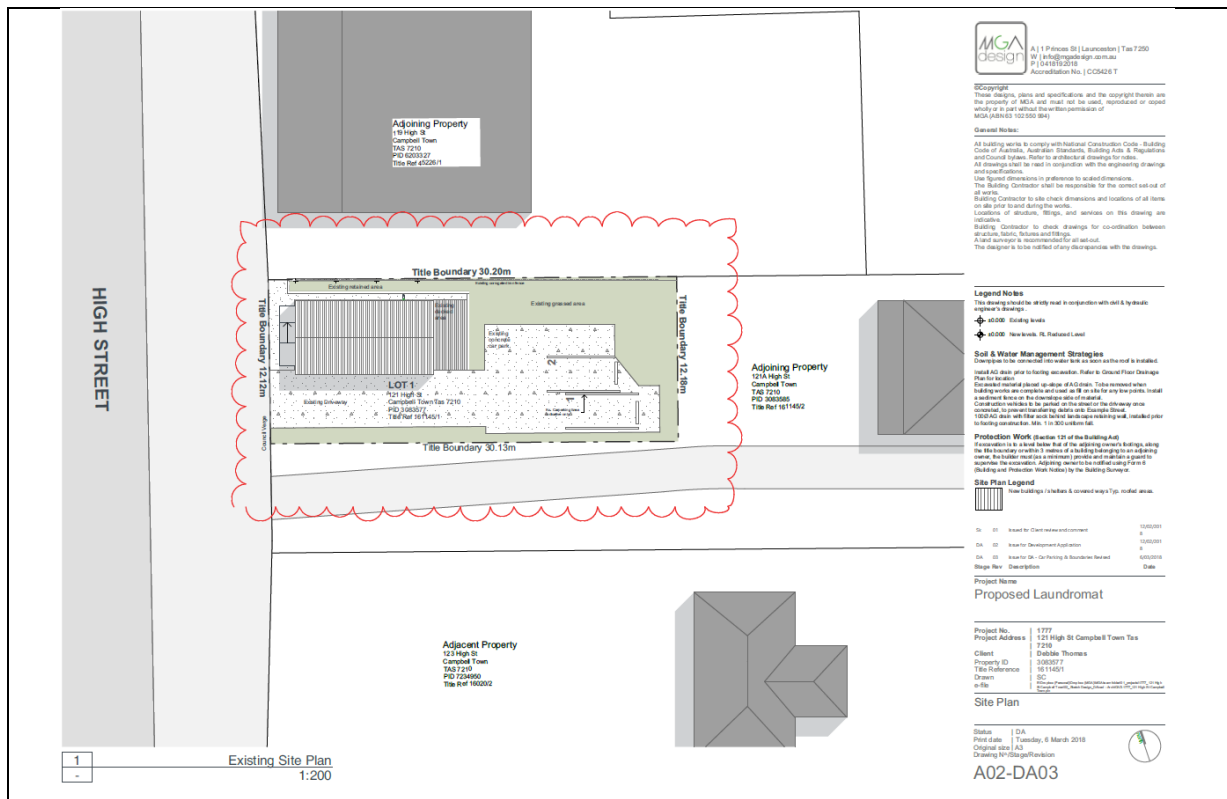
### **Proposal**

It is proposed to:

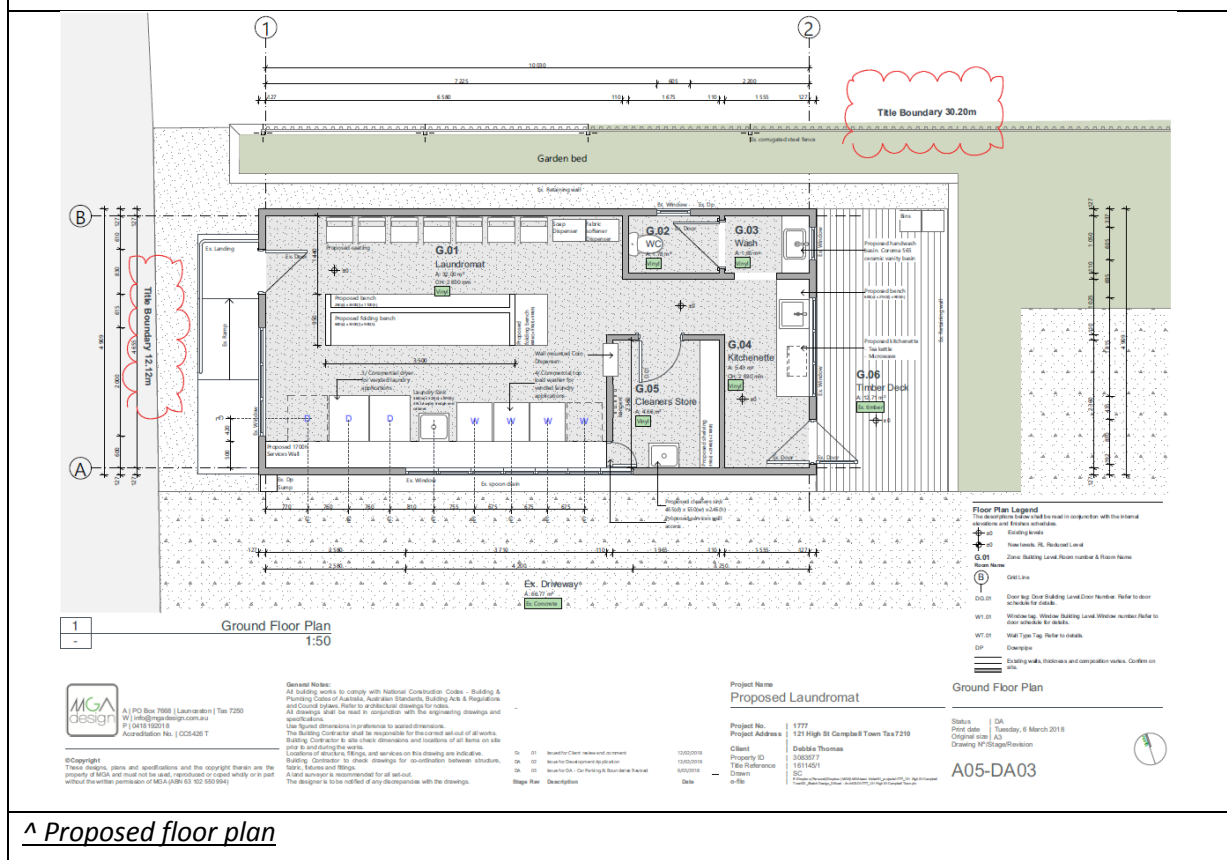
- Use the existing building as laundromat;
- Replace the existing sign on the front of the building with a larger sign (3m wide x 0.95m high); and
- Use two existing car parking spaces at the rear of the site.

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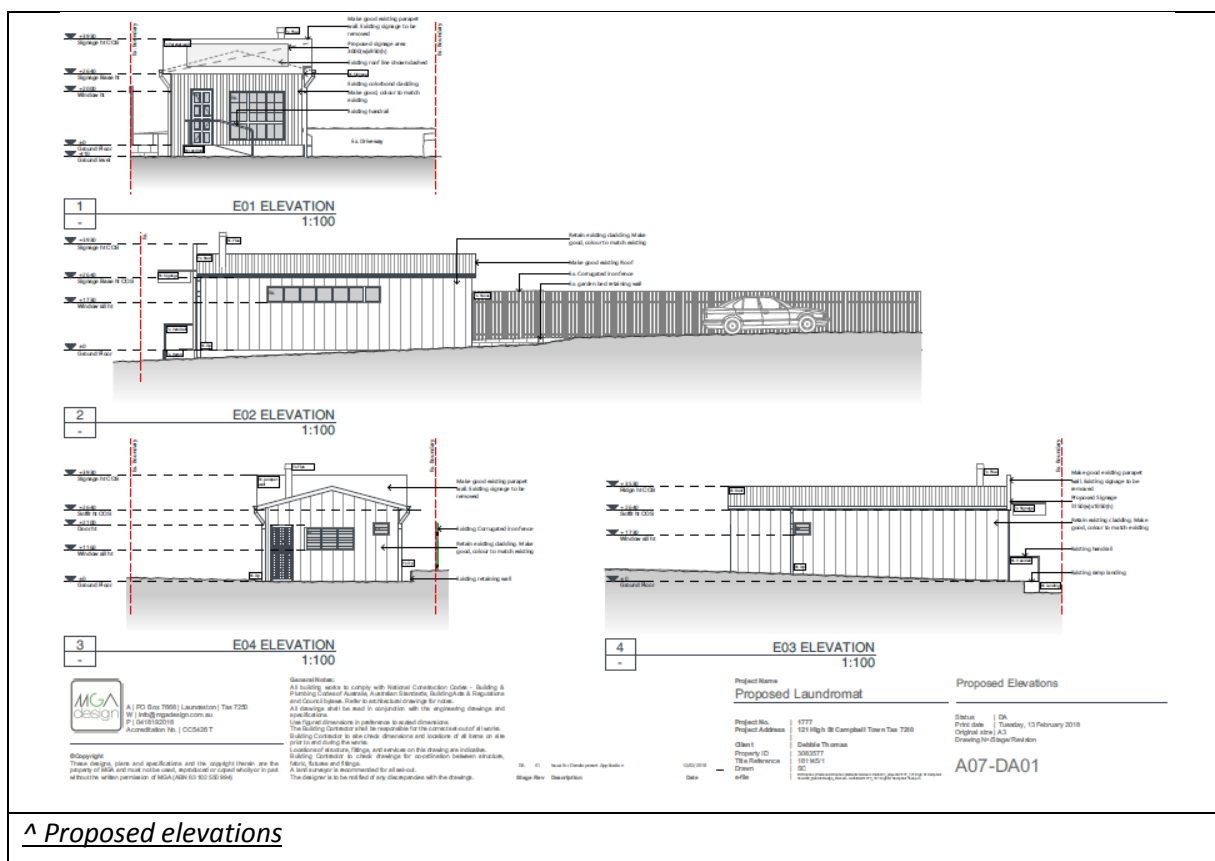
^ Site plan



^ Proposed floor plan

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### ^ Proposed elevations

## Planning Scheme Provisions

### 21 General Business Zone

#### 21.1 Zone Purpose

##### 21.1.1 Zone Purpose Statements

21.1.1.1 To provide for business, community, food, professional and retail facilities serving a town or group of suburbs.

21.1.1.2 To create through good urban design:

- an attractive and safe environment; and
- activity at pedestrian levels with active road frontages offering interest and engagement to shoppers and; and
- appropriate provision for car parking, pedestrian access and traffic circulation.

**Comment:** The proposal is consistent with the zone purpose.

##### 21.1.2 Local Area Objectives

To consolidate growth within the existing urban land use framework of the towns of Campbell Town, Longford and Perth.

To manage development in the General business zone so as to conserve and enhance the quality of the Heritage Precincts in the Campbell Town, Longford, and Perth town centres.

To ensure developments within street reservations contribute positively to the context of the Heritage Precincts in each settlement.

**Comment:** The proposal is consistent with the local area objectives.

##### 21.1.3 Desired Future Character Statements

There are no desired future character statements

#### 21.2 Use Table

| No Permit Required                     |               |
|----------------------------------------|---------------|
| Use Class                              | Qualification |
| Passive recreation                     |               |
| Natural and cultural values management |               |

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|                                    |                                                                    |
|------------------------------------|--------------------------------------------------------------------|
| <b>Permitted</b>                   |                                                                    |
| <b>Use Class</b>                   | <b>Qualification</b>                                               |
| Bulky goods sales                  |                                                                    |
| Business and professional services |                                                                    |
| Food services                      |                                                                    |
| General retail and hire            |                                                                    |
| Hotel industry                     |                                                                    |
| Research and development           |                                                                    |
| Utilities                          | If for minor utilities                                             |
| Visitor accommodation              |                                                                    |
| Vehicle fuel sales and service     |                                                                    |
| <b>Discretionary</b>               |                                                                    |
| <b>Use Class</b>                   | <b>Qualification</b>                                               |
| Emergency services                 |                                                                    |
| Community meeting & entertainment  |                                                                    |
| Recycling and waste disposal       | If not for refuse disposal site, scrap yard, vehicle wrecking yard |
| Educational and occasional care    |                                                                    |
| Manufacturing and processing       |                                                                    |
| Residential                        |                                                                    |
| Service industry                   | Must incorporate a shopfront for customer service                  |
| Sport and recreation               |                                                                    |
| Storage                            |                                                                    |
| Transport depot and distribution   |                                                                    |
| Tourist operation                  |                                                                    |
| Vehicle parking                    |                                                                    |
| Utilities                          | If not for minor utilities                                         |
| <b>Prohibited</b>                  |                                                                    |
| All other uses                     |                                                                    |

### 21.3 Use Standards

#### 21.3.1 Amenity

|                                                                                                                                                                                                          |                                                                                                                                                                                                                                      |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Objective</b><br><i>To ensure that the use of land is not detrimental to the amenity of the surrounding area in terms of noise, emissions, operating hours or transport.</i>                          |                                                                                                                                                                                                                                      |
| <b>Acceptable Solutions</b>                                                                                                                                                                              | <b>Performance Criteria</b>                                                                                                                                                                                                          |
| <b>A1</b> Commercial vehicles (except for visitor accommodation and recreation) must only operate between 6.00am and 10.00pm Monday to Sunday.                                                           | <b>P1</b> Commercial vehicles (except for visitor accommodation and recreation) must not cause or be likely to cause an environmental nuisance through emissions including noise and traffic movement, odour, dust and illumination. |
| <b>Comment:</b> the proposal is expected to comply.<br>Condition to be placed on permit.                                                                                                                 | N/a                                                                                                                                                                                                                                  |
| <b>A2</b> Noise levels at the boundary of the site with any adjoining land must not exceed:<br>a) 50dB(A) day time; and<br>b) 40dB(A) night time; and<br>c) 5dB(A) above background for intrusive noise. | <b>P2</b> Noise must not cause unreasonable loss of amenity to nearby sensitive uses.                                                                                                                                                |
| <b>Comment:</b> the proposal is expected to comply.<br>Condition to be placed on permit.                                                                                                                 | N/a                                                                                                                                                                                                                                  |

### 21.4 Development Standards

N/a – development is not proposed.

#### 21.4.2 Subdivision

N/a – development is not proposed.

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| 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               | N/a                                  |
| E.5.0 | FLOOD PRONE AREAS CODE                     | N/a                                  |
| E6.0  | CAR PARKING AND SUSTAINABLE TRANSPORT CODE | Complies – see code assessment below |
| 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               | Signage                              |
| E14.0 | COASTAL CODE                               | N/a                                  |
| E15.0 | SIGNS CODE                                 | Complies – condition required.       |

### ASSESSMENT AGAINST E6.0 CAR PARKING & SUSTAINABLE TRANSPORT CODE

#### E6.6 Use Standards

##### E6.6.1 Car Parking Numbers

Objective: To ensure that an appropriate level of car parking is provided to service use.

| Acceptable Solutions                                                                                                     |                                                                                                                                 | Performance Criteria |                                                                                                                                                                 |
|--------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------|----------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------|
| A1                                                                                                                       | The number of car parking spaces must not be less than the requirements of:                                                     | P1                   | The number of car parking spaces provided must have regard to:                                                                                                  |
| a)                                                                                                                       | Table E6.1; or                                                                                                                  | a)                   | the provisions of any relevant location specific car parking plan; and                                                                                          |
| b)                                                                                                                       | a parking precinct plan contained in Table E6.6: Precinct Parking Plans (except for dwellings in the General Residential Zone). | b)                   | the availability of public car parking spaces within reasonable walking distance; and                                                                           |
|                                                                                                                          |                                                                                                                                 | c)                   | any reduction in demand due to sharing of spaces by multiple uses either because of variations in peak demand or by efficiencies gained by consolidation; and   |
|                                                                                                                          |                                                                                                                                 | d)                   | the availability and frequency of public transport within reasonable walking distance of the site; and                                                          |
|                                                                                                                          |                                                                                                                                 | e)                   | site constraints such as existing buildings, slope, drainage, vegetation and landscaping; and                                                                   |
|                                                                                                                          |                                                                                                                                 | f)                   | the availability, accessibility and safety of on-road parking, having regard to the nature of the roads, traffic management and other uses in the vicinity; and |
|                                                                                                                          |                                                                                                                                 | g)                   | an empirical assessment of the car parking demand; and                                                                                                          |
|                                                                                                                          |                                                                                                                                 | h)                   | the effect on streetscape, amenity and vehicle, pedestrian and cycle safety and convenience; and                                                                |
|                                                                                                                          |                                                                                                                                 | i)                   | the recommendations of a traffic impact assessment prepared for the proposal; and                                                                               |
|                                                                                                                          |                                                                                                                                 | j)                   | any heritage values of the site; and                                                                                                                            |
|                                                                                                                          |                                                                                                                                 | k)                   | for residential buildings and multiple dwellings, whether parking is adequate to meet the needs of the residents having regard to:                              |
|                                                                                                                          |                                                                                                                                 | i)                   | the size of the dwelling and the number of bedrooms; and                                                                                                        |
|                                                                                                                          |                                                                                                                                 | ii)                  | the pattern of parking in the locality; and                                                                                                                     |
|                                                                                                                          |                                                                                                                                 | iii)                 | any existing structure on the land.                                                                                                                             |
| <b>Comment:</b> The scheme defines gross floor area as the total floor area of the building measured from the outside of |                                                                                                                                 | N/a                  |                                                                                                                                                                 |

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the external walls. The scheme does not define net floor area. It is taken here to mean the total floor area of the building measured from the inside of the external walls excluding areas used for toilet rooms and storage. The net floor area is 41m<sup>2</sup>. The scheme requires 1 car parking space per 30m<sup>2</sup> of net floor area = 2 spaces. The proposal complies - two spaces are provided on site.

**Table E6.1: Parking Space Requirements**

| Use             | Parking Requirement                         |                                               |
|-----------------|---------------------------------------------|-----------------------------------------------|
|                 | Vehicle                                     | Bicycle                                       |
| Retail and Hire | 1 space per 30m <sup>2</sup> net floor area | 1 space per 100m <sup>2</sup> net floor area. |

### E6.6.2 Bicycle Parking Numbers

Objective: To encourage cycling as a mode of transport within areas subject to urban speed zones by ensuring safe, secure and convenient parking for bicycles.

| Acceptable Solutions                                                                                                                                                                                                                                                                                                          | Performance Criteria                                                                                                                                                                                                                                                                                                                                                                                                                                          |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <p>A1.1 Permanently accessible bicycle parking or storage spaces must be provided either on the site or within 50m of the site in accordance with the requirements of Table E6.1; or</p> <p>A1.2 The number of spaces must be in accordance with a parking precinct plan contained in Table E6.6: Precinct Parking Plans.</p> | <p>P1 Permanently accessible bicycle parking or storage spaces must be provided having regard to the:</p> <p>a) likely number and type of users of the site and their opportunities and likely preference for bicycle travel; and</p> <p>b) location of the site and the distance a cyclist would need to travel to reach the site; and</p> <p>c) availability and accessibility of existing and planned parking facilities for bicycles in the vicinity.</p> |
| <b>Comment:</b> No bicycle parking is proposed.                                                                                                                                                                                                                                                                               | It is expected that there will be little preference for users of the laundromat to travel to the site by bicycle. The variation to provide no bicycle parking on site is supported.                                                                                                                                                                                                                                                                           |

### E6.6.3 Taxi Spaces

Objective: To ensure that access for taxis is provided to meet the needs of the use.

| Acceptable Solutions                                                                                                                                                                    | Performance Criteria        |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------|
| A1 One dedicated taxi drop-off and pickup space must be provided for every 50 car spaces required by Table E6.1 or part thereof (except for dwellings in the General Residential Zone). | P1 No performance criteria. |
| <b>Comment:</b> One dedicated taxi drop-off and pickup space is required.                                                                                                               | N/a                         |

### E6.6.4 Motorcycle Parking (as amended)

Objective: To ensure that motorcycle parking is provided to meet the needs of the use.

| Acceptable Solutions                                                                                           | Performance Criteria        |
|----------------------------------------------------------------------------------------------------------------|-----------------------------|
| A1 One motorbike parking space must be provided for each 20 car spaces required by Table E6.1 or part thereof. | P1 No performance criteria. |
| <b>Comment:</b> One motorbike parking space is required.                                                       | N/a                         |

### E6.7 Development Standards

#### E6.7.1 Construction of Car Parking Spaces and Access Strips

Objective: To ensure that car parking spaces and access strips are constructed to an appropriate standard.

| Acceptable Solutions                                                                                                                        | Performance Criteria                                                                        |
|---------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------|
| <p>A1 All car parking, access strips manoeuvring and circulation spaces must be:</p> <p>a) formed to an adequate level and drained; and</p> | <p>P1 All car parking, access strips manoeuvring and circulation spaces must be readily</p> |

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|                                                                                                                                                 |                                                                                         |
|-------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------|
| b) except for a single dwelling, provided with an impervious all weather seal; and                                                              | identifiable and constructed to ensure that they are useable in all weather conditions. |
| c) except for a single dwelling, line marked or provided with other clear physical means to delineate car spaces.                               |                                                                                         |
| <b>Comment:</b> The existing concrete driveway and car park complies with a) and b). A condition is required for delineation of the car spaces. | N/a                                                                                     |

### E6.7.2 Design and Layout of Car Parking

| Objective: To ensure that car parking and manoeuvring space are designed and laid out to an appropriate standard.                                                                                             |                                                                                                                                                                      |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Acceptable Solutions                                                                                                                                                                                          | Performance Criteria                                                                                                                                                 |
| A1.1 Where providing for 4 or more spaces, parking areas (other than for parking located in garages and carports for dwellings in the General Residential Zone) must be located behind the building line; and | P1 The location of car parking and manoeuvring spaces must not be detrimental to the streetscape or the amenity of the surrounding areas, having regard to:          |
| A1.2 Within the General residential zone, provision for turning must not be located within the front setback for residential buildings or multiple dwellings.                                                 | a) the layout of the site and the location of existing buildings; and                                                                                                |
|                                                                                                                                                                                                               | b) views into the site from the road and adjoining public spaces; and                                                                                                |
|                                                                                                                                                                                                               | c) the ability to access the site and the rear of buildings; and                                                                                                     |
|                                                                                                                                                                                                               | d) the layout of car parking in the vicinity; and                                                                                                                    |
|                                                                                                                                                                                                               | e) the level of landscaping proposed for the car parking.                                                                                                            |
| <b>Comment:</b> N/a – less than 4 spaces, not in the General Residential zone.                                                                                                                                | N/a                                                                                                                                                                  |
| A2.1 Car parking and manoeuvring space must:                                                                                                                                                                  | P2 Car parking and manoeuvring space must:                                                                                                                           |
| a) have a gradient of 10% or less; and                                                                                                                                                                        | a) be convenient, safe and efficient to use having regard to matters such as slope, dimensions, layout and the expected number and type of vehicles; and             |
| b) where providing for more than 4 cars, provide for vehicles to enter and exit the site in a forward direction; and                                                                                          | b) provide adequate space to turn within the site unless reversing from the site would not adversely affect the safety and convenience of users and passing traffic. |
| c) have a width of vehicular access no less than prescribed in Table E6.2 and Table E6.3, and                                                                                                                 |                                                                                                                                                                      |
| A2.2 The layout of car spaces and access ways must be designed in accordance with <i>Australian Standards AS 2890.1 - 2004 Parking Facilities, Part 1: Off Road Car Parking</i> .                             |                                                                                                                                                                      |
| <b>Comment:</b><br>A2.1 a) complies. b) N/a – less than 4 spaces. c) complies.<br>A2.2 Condition required.                                                                                                    | N/a                                                                                                                                                                  |

**Table E6.2: Access Widths for Vehicles**

| Number of parking spaces served | Access width (see note 1) | Passing bay (2.0m wide by 5.0m long plus entry and exit tapers) (see note 2) |
|---------------------------------|---------------------------|------------------------------------------------------------------------------|
| 1 to 5                          | 3.0m                      | Every 30m                                                                    |

### E6.7.3 Car Parking Access, Safety and Security

| Objective: To ensure adequate access, safety and security for car parking and for deliveries. |                                                                                                                                                     |
|-----------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------|
| Acceptable Solutions                                                                          | Performance Criteria                                                                                                                                |
| A1 Car parking areas with greater than 20 parking spaces must be:                             | P1 Car parking areas with greater than 20 parking spaces must provide for adequate security and safety for users of the site, having regard to the: |
| a) secured and lit so that unauthorised persons cannot enter or;                              | a) levels of activity within the vicinity; and                                                                                                      |

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|                                                                                            |                                                                                                                |
|--------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------|
| b) visible from buildings on or adjacent to the site during the times when parking occurs. | b) opportunities for passive surveillance for users of adjacent building and public spaces adjoining the site. |
| <b>Comment:</b> N/a – less than 20 spaces.                                                 | N/a                                                                                                            |

### E6.7.4 Parking for Persons with a Disability

| Objective: To ensure adequate parking for persons with a disability.                                                                                                                                                                                                                  |                                                                                                                                                                                                                                                                                                                                           |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Acceptable Solutions                                                                                                                                                                                                                                                                  | Performance Criteria                                                                                                                                                                                                                                                                                                                      |
| A1 All spaces designated for use by persons with a disability must be located closest to the main entry point to the building.                                                                                                                                                        | P1 The location and design of parking spaces considers the needs of disabled persons, having regard to:<br>(a) the topography of the site;<br>(b) the location and type of relevant facilities on the site or in the vicinity;<br>(c) the suitability of access pathways from parking spaces, and<br>(d) applicable Australian Standards. |
| <b>Comment:</b> N/a - No spaces are to be designated for use by persons with a disability. For this class of building, with less than 5 car parking spaces, the National Construction Code does not require any parking spaces to be designated for use by persons with a disability. | N/a                                                                                                                                                                                                                                                                                                                                       |
| A2 Accessible car parking spaces for use by persons with disabilities must be designed and constructed in accordance with AS/NZ22890.6 – 2009 Parking facilities – Off-street parking for people with disabilities.                                                                   | P2 The number of parking spaces provided is appropriate for the needs of disabled persons, having regard to:<br>(a) characteristics of the populations to be served;<br>(b) their means of transport to and from the site; and<br>(c) applicable Australian Standards.                                                                    |
| <b>Comment:</b> N/a - No spaces are to be designated for use by persons with a disability.                                                                                                                                                                                            | N/a                                                                                                                                                                                                                                                                                                                                       |

### E6.7.6 Loading and Unloading of Vehicles, Drop-off and Pickup

| Objective: To ensure adequate access for people and goods delivery and collection and to prevent loss of amenity and adverse impacts on traffic flows.                                                                                                                                                                                                   |                                                                                                                                                                                                                                                                             |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Acceptable Solutions                                                                                                                                                                                                                                                                                                                                     | Performance Criteria                                                                                                                                                                                                                                                        |
| A1 For retail, commercial, industrial, service industry or warehouse or storage uses:<br>a) at least one loading bay must be provided in accordance with Table E6.4; and<br>b) loading and bus bays and access strips must be designed in accordance with <i>Australian Standard AS/NZS 2890.3 2002</i> for the type of vehicles that will use the site. | P1 For retail, commercial, industrial, service industry or warehouse or storage uses adequate space must be provided for loading and unloading the type of vehicles associated with delivering and collecting people and goods where these are expected on a regular basis. |
| <b>Comment:</b> Does not comply.                                                                                                                                                                                                                                                                                                                         | <b>Comment:</b> Satisfies the performance criteria. There is sufficient space for the use by people using the laundromat.                                                                                                                                                   |

### E6.8 Provisions for Sustainable Transport

#### E6.8.1 Bicycle End of Trip Facilities

Not used in this planning scheme

#### E6.8.2 Bicycle Parking Access, Safety and Security

| Objective:<br>To ensure that parking and storage facilities for bicycles are safe, secure and convenient. |                      |
|-----------------------------------------------------------------------------------------------------------|----------------------|
| Acceptable Solutions                                                                                      | Performance Criteria |

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|                                                                                      |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |     |                                                                                                                    |
|--------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|--------------------------------------------------------------------------------------------------------------------|
| A1.1                                                                                 | Bicycle parking spaces for customers and visitors must:<br>a) be accessible from a road, footpath or cycle track; and<br>b) include a rail or hoop to lock a bicycle to that meets <i>Australian Standard AS 2890.3 1993</i> ; and<br>c) be located within 50m of and visible or signposted from the entrance to the activity they serve; and<br>d) be available and adequately lit in accordance with <i>Australian Standard AS/NZS 1158 2005 Lighting Category C2</i> during the times they will be used; and<br>A1.2 | P1  | Bicycle parking spaces must be safe, secure, convenient and located where they will encourage use.                 |
| N/a – The proposal relies on the performance criteria to provide no bicycle parking. |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | N/a |                                                                                                                    |
| A2                                                                                   | Bicycle parking spaces must have:<br>a) minimum dimensions of:<br>i) 1.7m in length; and<br>ii) 1.2m in height; and<br>iii) 0.7m in width at the handlebars; and<br>b) unobstructed access with a width of at least 2m and a gradient of no more 5% from a public area where cycling is allowed.                                                                                                                                                                                                                        | P2  | Bicycle parking spaces and access must be of dimensions that provide for their convenient, safe and efficient use. |
| N/a – The proposal relies on the performance criteria to provide no bicycle parking. |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | N/a |                                                                                                                    |

### E6.8.5 Pedestrian Walkways

|                                                                     |                                                                       |                             |                                                                                                              |
|---------------------------------------------------------------------|-----------------------------------------------------------------------|-----------------------------|--------------------------------------------------------------------------------------------------------------|
| Objective: To ensure pedestrian safety is considered in development |                                                                       |                             |                                                                                                              |
| <b>Acceptable Solution</b>                                          |                                                                       | <b>Performance Criteria</b> |                                                                                                              |
| A1                                                                  | Pedestrian access must be provided for in accordance with Table E6.5. | P1                          | Safe pedestrian access must be provided within car park and between the entrances to buildings and the road. |
| <b>Comment:</b> 2 carparking spaces - no separate access required.  |                                                                       | N/a                         |                                                                                                              |

**Table E6.5: Pedestrian Access**

| Number of Parking Spaces Required | Pedestrian Facility                                                                                                     |
|-----------------------------------|-------------------------------------------------------------------------------------------------------------------------|
| 1–10                              | No separate access required (i.e. pedestrians may share the driveway). [Note (a) applies].                              |
| 11 or more                        | A 1m wide footpath separated from the driveway and parking aisles except at crossing points. [Notes (a) and (b) apply]. |

### Notes

- a) In parking areas containing spaces allocated for disabled persons, a footpath having a minimum width of 1.5m and a gradient not exceeding 1 in 14 is required from those spaces to the principal building.
- b) Separation is deemed to be achieved by:
  - i) a horizontal distance of 2.5m between the edge of the driveway and the footpath; or
  - ii) protective devices such as bollards, guard rails or planters between the driveway and the footpath; and
  - iii) signs and line marking at points where pedestrians are intended to cross driveways or parking aisles.

### E15 Signs Code

It is proposed to replace the existing parapet sign with a larger sign measuring 3m wide x 0.95m high.

|                     |                                                                              |
|---------------------|------------------------------------------------------------------------------|
| <b>Parapet Sign</b> | A sign on the apex, parapet or any other part of a building above the eaves. |
|---------------------|------------------------------------------------------------------------------|

### E15.5.1 Third Party Signage

|                                                                                      |                                                                 |                             |                                                                                                |
|--------------------------------------------------------------------------------------|-----------------------------------------------------------------|-----------------------------|------------------------------------------------------------------------------------------------|
| <b>Objective:</b> To ensure that signs relate to the site on which they are located. |                                                                 |                             |                                                                                                |
| <b>Acceptable Solutions</b>                                                          |                                                                 | <b>Performance Criteria</b> |                                                                                                |
| A1                                                                                   | Must only advertise goods and services available from the site. | P1                          | Shall be a Billboard Sign and consistent with the desired future character statements, if any. |
| Complies                                                                             |                                                                 | N/a                         |                                                                                                |

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### E15.5.2 Heritage Precincts

|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |                                                                                                                   |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------|
| <b>Objective</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |                                                                                                                   |
| <i>To ensure that the design and siting of signs complement or enhance the streetscape of Heritage Precincts.</i>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |                                                                                                                   |
| <b>Above Awning Sign</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |                                                                                                                   |
| <b>Acceptable Solutions</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | <b>Performance Criteria</b>                                                                                       |
| A1 No acceptable solution                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | P1 <i>If within the Heritage Precincts Specific Area Plan, shall be consistent with the Character Statements.</i> |
| <b>5 CAMPBELL TOWN HERITAGE PRECINCT CHARACTER STATEMENT</b><br><i>The Campbell Town Heritage Precinct is unique because it is the core of a substantially intact nineteenth century townscape, with its significant built fabric, and its atmosphere of a traditional resting place on the main road between the north and south. Its wide main street, historic buildings and resting places for travellers all contribute to its unique character. High Street has remained as the main commercial focus for the town, continuing to serve the needs of residents, visitors and the agricultural community. The War Memorial to the north marks the approach to the business area which terminates at the historic bridge over the Elizabeth River; a significant landscape feature. Traditional buildings in the Precinct include impressive examples of colonial architecture. The historic Valentine's Park is the original foreground for 'The Grange' and provides a public outdoor resting place for visitors and locals at the heart of the town. Campbell Town's heritage ambience has been acknowledged, embraced and built on by many of those who live in or visit the town.</i> |                                                                                                                   |
| <b>Comment:</b> The proposal is consistent with the Character Statement in that the sign is for a commercial use in High Street.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |                                                                                                                   |

|                               |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
|-------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Sky/Apex/Parapet Signs</b> |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| <b>Acceptable Solutions</b>   | <b>Performance Criteria</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
| A43 No acceptable solution    | <p>P43 A sky/apex/parapet sign located in the:</p> <ul style="list-style-type: none"> <li>• Local Business Zone; or</li> <li>• General Business Zone,</li> </ul> <p>must demonstrate that:</p> <ol style="list-style-type: none"> <li>a) no other form of permitted signage will meet the needs of the proprietor; and</li> <li>b) the sign does not dominate the streetscape and reflects the prevailing character of the area, in terms of shape, proportions and colours; and</li> <li>c) it does not conflict with the Zone Purpose as outlined in Part D of this planning scheme.</li> </ol>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
| -                             | <p><b>Comment:</b> The permitted forms of signage are:</p> <p>Above awning (the building does not have an awning).<br/>         Awning fascia (the building does not have an awning).<br/>         Banner (does not meet needs for permanent signage).<br/>         Below awning (the building does not have an awning).<br/>         Building fascia (does not meet needs for visibility of the sign).<br/>         Community information (not applicable).<br/>         Freestanding (does not meet needs for permanent signage).<br/>         Home business (not applicable).<br/>         Horizontal projecting (does not meet need to use existing sign band).<br/>         Vertical projecting (does not meet need to use existing sign band).</p> <p>The size and location, shape and proportions of the sign will not dominate the streetscape and reflects the character of the area. Condition required regarding colour.</p> <p>The sign does not conflict with the purpose of the General Business zone to provide for retail facilities serving a town and to create through good urban design an attractive environment.</p> |

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |                                    |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------|
| <p>A44 A sky/apex/parapet sign must:</p> <ul style="list-style-type: none"> <li>a) only be used for advertising goods or services available on the same site as the sign; and</li> <li>b) not be placed on the roofs of buildings that exceed 7.5m in height above the ground; and</li> <li>c) have a maximum height (sign structure) of 1.5m; and</li> <li>d) have a maximum length of 3m; and</li> <li>e) have a maximum distance between the top of the sign and the roof or parapet of 2.3m; and</li> <li>f) not project horizontally beyond the walls of the building; and</li> <li>g) be limited to one apex/parapet sign per site; and</li> <li>h) not be moving, rotating or flashing; and</li> <li>i) only be illuminated through the use of internal lighting, neon, or external spot-lighting sensitively designed to minimize glare and overspill of light.</li> </ul> | <p>P44 No performance criteria</p> |
| <p><b>Comment:</b> a) complies – will advertise the laundromat on site; b) complies – not on a roof, parapet is 3.9 m above the ground; c) complies – maximum height of 0.95m; d) complies – 3m long; e) complies – less than 2.3m; f) complies; g) complies; h) complies; i) complies – illumination not proposed.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            | <p>N/a</p>                         |

| SPECIFIC AREA PLANS                        |                                                                 |
|--------------------------------------------|-----------------------------------------------------------------|
| F1.0 TRANSLINK SPECIFIC AREA PLAN          | N/a                                                             |
| F2.0 HERITAGE PRECINCTS SPECIFIC AREA PLAN | N/a – the SAP contains no provisions relevant to this proposal. |

### 8 ATTACHMENTS

- A Application
- B Draft amendment
- C Planning Permit

### RECOMMENDATION

- A. That Council, acting as Planning Authority, under section 34 (1) of the *Land Use Planning Act 1993*, initiate draft amendment 01/2018 to amend the Northern Midlands Interim Planning Scheme 2013 as follows:
  - Rezone 121 High Street, Campbell Town, from General Residential to General Business.
- B. That Council, acting as Planning Authority, under section 35(1) of the *Land Use Planning and Approvals Act* resolve to certify draft amendment 01/2018, to the Northern Midlands Interim Planning Scheme 2013 as meeting the requirements specified in Section 32 and place it on Public Exhibition for 28 days, in accordance with section 38 of the Act.

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- C. That, under section 43F (1) of the *Land Use Planning and Approvals Act 1993*, Council acting as Planning Authority, resolve to grant planning permit P18-034, to develop and use the land at 121 High Street, Campbell Town, for General Retail and Hire (laundromat) including signage (heritage precinct) (vary bicycle parking provisions), in accordance with application P18-034, and subject to the following conditions:

### 1 Layout not altered

The use and development must be in accordance with the endorsed plans:

- P1 Location Plan, A01-DA03, Rev 03, 6/03/2018
- P2 Site Plan, A02-DA03, Rev 03, 6/03/2018
- P3 Existing Ground Floor Plan, A03-DA03
- P4 Ground Floor Demolition Plan, A04-DA02, Rev 02, 12/02/2018
- P5 Ground Floor Plan, A05-DA03
- P6 Existing Elevations, A06-DA01, Rev 01, 12/02/2018
- P7 Proposed Elevations, A07-DA01, Rev 01, 12/02/2018

### 2 Amended Plans Required

Before the use commences, amended plans must be submitted. When approved, the plans will be endorsed and will then form part of the permit. The plans shall be drawn to scale with dimensions show:

- 1 taxi space;
- 1 motorbike space.

### 3 Parking

Before the use commences, the parking spaces must be line marked or provided with other clear physical means to delineate each space.

### 4 Fence

Before the use commences, a solid fence must be constructed for the length of the eastern boundary to a height of at least 1.8m

### 5 Hours of operation

The use must operate only between the hours of 7 am and 8 pm daily.

### 6 Signage

- The sign must not contain any flashing light
- The sign must not be illuminated by internal or external lights without further approval

### 7 Noise

Noise levels at the boundary of the site with any adjoining land must not exceed:

- 50dB(A) day time; and
- 40dB(A) night time; and

### 8 Lighting

Outdoor lighting must be designed, baffled and located to prevent any adverse effect on adjoining land.

## DECISION

### Cr Knowles/Cr Goss

- A. That Council, acting as Planning Authority, under section 34 (1) of the *Land Use Planning Act 1993*, initiate draft amendment 01/2018 to amend the Northern Midlands Interim Planning Scheme 2013 as follows:
  - Rezone 121 High Street, Campbell Town, from General Residential to General Business.
- B. That Council, acting as Planning Authority, under section 35(1) of the *Land Use Planning and Approvals Act* resolve to certify draft amendment 01/2018, to the Northern Midlands

# MINUTES – ORDINARY MEETING

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Interim Planning Scheme 2013 as meeting the requirements specified in Section 32 and place it on Public Exhibition for 28 days, in accordance with section 38 of the Act.

- C. That, under section 43F (1) of the *Land Use Planning and Approvals Act 1993*, Council acting as Planning Authority, resolve to grant planning permit P18-034, to develop and use the land at 121 High Street, Campbell Town, for General Retail and Hire (laundromat) including signage (heritage precinct) (vary bicycle parking provisions), in accordance with application P18-034, and subject to the following conditions:

### **1 Layout not altered**

The use and development must be in accordance with the endorsed plans:

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- P2** Site Plan, A02-DA03, Rev 03, 6/03/2018
- P3** Existing Ground Floor Plan, A03-DA03
- P4** Ground Floor Demolition Plan, A04-DA02, Rev 02, 12/02/2018
- P5** Ground Floor Plan, A05-DA03
- P6** Existing Elevations, A06-DA01, Rev 01, 12/02/2018
- P7** Proposed Elevations, A07-DA01, Rev 01, 12/02/2018

### **2 Amended Plans Required**

Before the use commences, amended plans must be submitted. When approved, the plans will be endorsed and will then form part of the permit. The plans shall be drawn to scale with dimensions show:

- 1 taxi space;
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Before the use commences, a solid fence must be constructed for the length of the eastern boundary to a height of at least 1.8m

### **5 Hours of operation**

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### **6 Signage**

- The sign must not contain any flashing light
- The sign must not be illuminated by internal or external lights without further approval

### **7 Noise**

Noise levels at the boundary of the site with any adjoining land must not exceed:

- 50dB(A) day time; and
- 40dB(A) night time; and

### **8 Lighting**

Outdoor lighting must be designed, baffled and located to prevent any adverse effect on adjoining land.

Carried unanimously

# MINUTES – ORDINARY MEETING

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### 68/18 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 Goninon/Cr Lambert**

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.

Carried unanimously

# MINUTES – ORDINARY MEETING

## 19 MARCH 2018



### CON – ITEMS FOR THE CLOSED MEETING

#### DECISION

##### **Cr Goninon/Cr Knowles**

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

Carried unanimously

*Mr Godier left the meeting at 7.17pm.*

#### **69/18 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*.  
*Table of Contents*

#### **70/18 APPLICATIONS BY COUNCILLORS FOR LEAVE OF ABSENCE**

As per provisions of Section 15(2)(h) of the *Local Government (Meeting Procedures) Regulations 2015*.

#### **71/18 (1) PERSONNEL MATTERS**

As per provisions of Section 15(2)(a) of the *Local Government (Meeting Procedures) Regulations 2015*.

#### **71/18 (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*

#### **71/18 (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*

#### **71/18 (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*

#### **71/18 (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*.  
*TRANSlink*

#### **71/18 (6) PERSONNEL MATTERS**

As per provisions of Section 15(2)(a) of the *Local Government (Meeting Procedures) Regulations 2015*.

#### **72/18 CONTRACT NO. 18/02 – DESIGN AND CONSTRUCTION OF A “SHED” BUILDING, LONGFORD SPORTS CENTRE**

As per provisions of Section 15(2)(d) of the *Local Government (Meeting Procedures) Regulations 2015*.

# MINUTES – ORDINARY MEETING

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### DECISION

**Cr Goss/Cr Knowles**

That Council

- i) accept the tender provided by RT & NJ Construction Services subject to satisfactory clarification of aspects of their design; and
- ii) make this decision available to the public.

Carried unanimously

### **73/18 ROSS CARAVAN PARK LEASE**

As per provisions of Section 15(2)(d) of the *Local Government (Meeting Procedures) Regulations 2015*.

### DECISION

**Cr Calvert/Cr Adams**

That ...

- ii) the decision to lease the Ross Caravan Park to Linx Employment be made public.

Carried unanimously

### **74/18 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*.

*Lease*

### **75/18 LOCAL DISTRICT COMMITTEE MEMBERSHIP**

As per provisions of Section 15(2)(g) of the *Local Government (Meeting Procedures) Regulations 2015*.

### DECISION

**Cr Lambert/Cr Gordon**

That Council

- i) accept John Remess as a member of the Evandale Advisory Committee until the conclusion of the 2016-2018 term.
- ii) make this decision available to the public.

Carried unanimously

### **76/18 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)(g) of the *Local Government (Meeting Procedures) Regulations 2015*.

*Property matters*

### DECISION

**Cr Goninon/Cr Gordon**

That Council move out of the closed meeting.

Carried unanimously

Mayor Downie closed the meeting at 7.40pm.

MAYOR \_\_\_\_\_

DATE \_\_\_\_\_