



**NORTHERN
MIDLANDS
COUNCIL**

MINUTES

ORDINARY MEETING OF COUNCIL

MONDAY, 20 APRIL 2026



QUALIFIED PERSONS ADVICE

The *Local Government Act 1993* Section 65 provides as follows:

- (1) A general manager must ensure that any advice, information or recommendation given to the council or a council committee is given by a person who has the qualifications or experience necessary to give such advice, information or recommendation.
- (2) A council or council committee is not to decide on any matter which requires the advice of a qualified person without considering such advice unless –
 - (a) the general manager certifies, in writing –
 - (i) that such advice was obtained; and
 - (ii) that the general manager took the advice into account in providing general advice to the council or council committee;
 - and
 - (b) a copy of that advice or, if the advice was given orally, a written transcript or summary of that advice is provided to the council or council committee with the general manager's certificate.

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

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

LIVESTREAMING AND RECORDING OF COUNCIL MEETINGS

Ordinary and Special Council Meetings held in Council's Chambers at 13 Smith Street, Longford will be audio live streamed and recorded and made available on the internet via Council's website www.nmc.tas.gov.au.

The recording will be uploaded to Council's website as soon as possible and no later than four business days after the Council meeting (not including the day of the meeting). A link to the streaming service and recording of meetings will be made available on Council's website for ease of access.

Closed Council Meetings will not be live streamed or recorded.

A copy of the recording of the meeting will be placed on Council's website as soon as practicable after the meeting.

Regulation 43(9) provides that "a Council may determine any other procedures relating to the audio recording of meetings it considers appropriate".

In addition to the Live Streaming Policy, Council is to audio record meetings to assist Council officers in the preparation of minutes of proceedings.

The provision for audio recording of Council meetings in this policy:

- only applies to formal Council meetings (ordinary meetings, special meetings and Annual General meetings);
- does not apply to closed sessions of Council;
- does not apply to Committees of Council;
- the recording will not replace written minutes and a transcript of the recording will not be prepared by Council;
- the recording may be used by Council staff to assist with the preparation of the minutes;
- the minutes of a meeting, once confirmed by Council, prevail over the audio recording of the meeting;

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

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

Maree Bricknell

ACTING GENERAL MANAGER



GUIDELINES FOR COUNCIL MEETINGS

EXPECTATIONS OF COUNCILLOR CONDUCT

- The *Code of Conduct for Elected Members Policy* sets out the standards of behaviour expected of Councillors with respect to all aspects of their role, including the following:
 - Councillors acknowledge the importance of high standards of behaviour in maintaining good governance and therefore agree to conduct themselves in accordance with the standards of behaviour set out in the Policy;
 - Councillors are to be respectful in their conduct, communication and relationships with members of the community, fellow Councillors and Council employees in a way which builds trust and confidence in Council;
 - Councillors' actions must not bring the Council or the office of a Councillor into disrepute;
 - Councillors must treat all persons fairly, must not cause any reasonable person offence or embarrassment, and must not bully or harass any person;
 - Councillors must listen to, and respect, the views of other Councillors in Council meetings, and endeavor to ensure that issues, not personalities, are the focus of debate;
 - Councillors must show respect when expressing personal views publicly and the personal conduct of a Councillor must not reflect, or have the potential to reflect, adversely on the reputation of the Council;
- Pursuant to section 28(3)(a) of the *Local Government Act 1993*, Councillors must not direct or attempt to direct an employee of the council in relation to the discharge of the employee's duties;
- Pursuant to section 40 of the *Local Government Act 1993*, the chairperson may suspend a councillor from part or all of the meeting if the councillor makes a personal reflection about another councillor or an employee of the council and refuses to apologise; or interjects repeatedly; or disrupts the meeting and disobeys a call to order by the chairperson.

MEETING CONDUCT

- People attending Council Meetings are expected to behave in an appropriate manner.
- The following is not acceptable:
 - Offensive or inappropriate behaviour;
 - Personal insults; and
 - Verbal abuse.
- Pursuant to section 41 of the *Local Government Act 1993*, it is an offence if a member of the public hinders or disrupts a council meeting.
- In the case of any inappropriate outburst or derogatory behaviour, an apology from the offending party or parties will be requested. Anyone at the meeting, if they feel offended in any way by any such behaviour specified above, should immediately bring the behaviour to the notice of the Chairperson by the way of a Point of Order.
- The Chairperson has the right to evict from a meeting any person who is not behaving to an appropriate standard.

PUBLIC QUESTIONS AND STATEMENTS

Regulation 36 of the *Local Government (Meeting Procedures) Regulations 2025* relates to the provision of Public Question Time during a Council meeting. Regulation 36(3) of the Regulations stipulate 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 at approximately 5.30pm 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 at the Council Meeting.
- A person is entitled to ask no more than two questions on any specific subject. If a person has up to two questions on several subjects, the Mayor may defer those questions until other questions have been asked and refer back to that person only if time permits.
- Each speaker is limited to a maximum of 3 minutes.

REPRESENTATIONS ON PLANNING ITEMS

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

PETITIONS

Part 6, Division 1 of the *Local Government Act 1993* refers to the presentation of a petition to Council. Council is to treat any petition received in accordance with the provisions of the *Local Government Act 1993*.



1 ATTENDANCE

PRESENT

Mayor Mary Knowles OAM, Deputy Mayor Janet Lambert, Cr Dick Adams OAM, Cr Alison Andrews AM, Cr Richard Archer, Cr Matthew Brooks, Cr Richard Goss, Cr Paul Terrett.

In Attendance

Ms Maree Bricknell - Acting General Manager, Mr Leigh McCullagh - Works Manager (to 8.43pm), Mr Trent Atkinson - Project & Building Compliance Manager (to 8.43pm), Mr Paul Godier - Senior Planner (to 6.23pm), Mrs Erin Miles - Development Supervisor (to 7.42pm), Ms Tatiana Paniagua - Executive Officer (to 8.43pm), Mrs Kristy Nutting - Executive Officer (to 8.43pm), Mr Ben Badcock - IT Officer (to 7.58pm), Mrs Monique Mackay - Executive Assistant (to 8.43pm).

APOLOGIES

Cr Andrew McCullagh



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3 ACKNOWLEDGEMENT OF COUNTRY

We acknowledge and pay our respects to the Tasmanian Aboriginal Community as the traditional and original owners, and continuing custodians of this land on which we gather today and acknowledge Elders past and present.

4 DECLARATIONS OF INTEREST

In accordance with

- part 5 of the *Local Government Act 1993*,
 - in particular, section 48(2) of the *Local Government Act 1993*;
- regulation 10(3)(f) of the *Local Government (Meeting Procedures) Regulations 2025*;
- schedule 1, part 2 of the *Local Government (Code of Conduct) Order 2024*; and
- section 28U of the *Local Government Act 1993* requires compliance with the Code of Conduct;

the Mayor requests Councillors and staff to indicate whether they have, or are likely to have, an interest in any item on the Agenda.

The following Declarations of Interest were received:

- Cr Paul Terrett – item 9 Public Questions and Statements - Perceived Interest
-



5 PROCEDURAL

5.1 CONFIRMATION OF COUNCIL MEETING MINUTES

5.1.1 Confirmation Of Minutes: Ordinary Council Meeting

MINUTE NO. 26/096

DECISION

Cr Goss/Cr Andrews

That the Open Council Minutes of the Ordinary Meeting of the Northern Midlands Council held at the Council Chambers, Longford, on Monday, 16 March 2026, be confirmed as a true record of proceedings, subject to the following amendments:

- Item 9 – Public Question Time: The wording “on attendance” has been corrected to read “in attendance”.
- Item 11.1 – PLN-25-0207 - Multiple Dwellings (3) at 9 Zircon Place, Perth: The title and report contained an error in the permit number. While the title referred to the correct number (PLN-25-0207), the permit number recorded in the file number and recommendation was incorrect. The permit number has been corrected throughout the minutes to read PLN-25-0207, replacing PLN-25-0204.

Carried Unanimously

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks, Cr Goss and Cr Terrett

Voting Against the Motion:

Nil

RECOMMENDATION

That the Open Council Minutes of the Ordinary Meeting of the Northern Midlands Council held at the Council Chambers, Longford, on Monday, 16 March 2026, be confirmed as a true record of proceedings, subject to the following amendments:

- Item 9 – Public Question Time: The wording “on attendance” has been corrected to read “in attendance”.
- Item 11.1 – PLN-25-0207 - Multiple Dwellings (3) at 9 Zircon Place, Perth: The title and report contained an error in the permit number. While the title referred to the correct number (PLN-25-0207), the permit number recorded in the file number and recommendation was incorrect. The permit number has been corrected throughout the minutes to read PLN-25-0207, replacing PLN-25-0204.

5.2 DATE OF NEXT COUNCIL MEETING

Mayor Knowles advised that the next Ordinary Council Meeting of the Northern Midlands Council would be held at 5.00pm on Monday, 18 May 2026.



5.3 MOTIONS ON NOTICE BY A COUNCILLOR

The following notice of Motions have been received.

5.3.1 Notice Of Motion: Variation Mobile Food Vendors Policy

Responsible Officer: Maree Bricknell, Acting General Manager

MINUTE NO. 26/097

DECISION

Deputy Mayor Lambert/Cr Terrett

That Council requests officers to prepare a report, including a draft variation to the Mobile Food Vendors Policy, for consideration at a future Ordinary Council Meeting, including the consideration of a second licensing option with alternative operating times and locations.

Carried

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer and Cr Brooks

Voting Against the Motion:

Cr Goss

OFFICER'S RECOMMENDATION

That Council:

a) requests officers to prepare a report, including a draft variation to the Mobile Food Vendors Policy, for consideration at a future Ordinary Council Meeting, including the consideration of a second licensing option with alternative operating times and locations.

Deputy Mayor Lambert has requested the below Notice of Motion be included in the Agenda for the Council Meeting to be held on Monday, 20 April 2026.

NOTICE OF MOTION

That Council seek to develop a variation of the Mobile Food Vendors policy licence, creating a second licencing option to allow desert style ice cream vans to operate in more appropriate times suitable to the type of products being sold and vary the locations permitted to visit. A draft policy variation to be tabled at the next ordinary council meeting for consideration.

BACKGROUND

Just over twelve months ago Swirlicious built a new soft serve van and have trialled an innovative way of servicing the community, vastly different from the way soft serve vans have operated in the past. In years gone by soft serve vans would drive the streets with their loud music playing, with people trying to catch them before they move on to the next location.

Social media has revolutionised the way soft serve vans market themselves, with the ability to announce locations and times well in advance, thus providing certainty for the community.

The issue arises with the Northern Midlands Council only offering one type of street parking permit, from 4pm-9pm (mobile vans must not set up before 3.30pm and must vacate the site by 9.30pm) which is not suitable for a desert style/soft serve van to operate, therefore it is cost prohibitive to take up the only licence on offer.



These restrictions leave a desert/soft serve style of van one option to work in our municipality, to adhere to section seven of the mobile food vendors policy – Mobile food vendors parking for a period of less than fifteen minutes are not required to obtain a permit pursuant to this policy.

Social media advertising of location and time has been a success with large numbers of people arriving at our parks and community spaces to be served. However, the fifteen-minute period simply does not allow enough time to serve everyone who attends.

We have a situation where a local business owner, who is a rate payer, wants to be able to work in their own municipality, to give back to their community by providing a quality product and service. This local business has made a significant investment in upgrading their van by going fully electric which has taken out the use of a generator and developed excellent marketing techniques, but due to the lack of variation in the mobile food vendors policy is being forced to source work in other council areas who offer more flexible options.

There are some practical ideas which other councils are already embracing which could be implemented into the mobile food vendors policy to support local vendors to work in their own municipality where the 4pm start and some of the locations just do not work.

The licence could be broken into two parts, and when taking up a licence the vendor chooses the right one for the type of business.

Part One – Remains the same as this suits the hot food vendors and works well for them.

Part Two - Designed to suit vendors such as desert/soft serve vans like Swirlicious where a nighttime trade simply does not work.

Variation of licences is occurring in many other municipalities for example, Launceston Council allow their vendors to have two different session times to choose from - 8am-2pm and 4pm-10pm and a 2pm - 10pm time at Riverbend Park (Swirlicious have this licence).

Devonport Council are similar, they have 6.30am - 8pm timeframe with a 6-hour maximum stay and 4.5hrs at The Bluff.

Burnie Council were much the same with 4-hour maximum stay between 7am - 9pm.

Meander Valley Council one of our closest neighbours, has allowed Swirlicious to park at Carrick from 2pm for a 4-hour stint.

Part Two -Other councils have implemented the following options into their mobile food vendors policy, these could be considered for adoption in part two of Northern Midlands policy. Some ideas which may support the second style of licence offering.

Vendors only allowed to trade at a location twice per calendar week and not on consecutive days, will stop the flooding of locations which has occurred in other council areas.

Trade times for part two could be between 12 noon - 4pm with part one remaining 4pm - 8pm both with a 4-hour trading option.

Be able to park at other locations which differ from part one, be available where people logically congregate during the warmer months. For example, Perth - Secombe Street Park, Devon Hills - The Fire Shed, Longford - Laycock Street Park, Campbell Town - Bridge Street near the pool entrance, Evandale -Rogers Lane - Skate Park, and Ross - Church Street.

This business wants to take up a licence to trade in their own municipality but one that works for the type of business they provide, desert/soft serve style vans. An option that supports community demand for the product being offered, but in more appropriate time frames and locations where people congregate in the warmer months. This vendor has trialled these various locations and has found it to be highly successful and endorsed by the community who have attended.



OFFICER'S COMMENTS

The Notice of Motion requests that Council consider developing a variation to the existing Mobile Food Vendors Policy to introduce an additional licensing option with alternative operating times and locations for certain types of mobile food vendors, including dessert or soft-serve style vendors.

Officers have reviewed the proposal in the context of Council's existing policy framework and legislative powers. Council has authority to issue permits and set conditions for the use of vehicles and stalls on local highways for the purpose of selling goods, including food, under the *Vehicle and Traffic Act 1999*. This includes the ability to determine operating times, locations and permit conditions through policy, provided those conditions are reasonable, applied consistently and within the scope of the legislation.

The matters raised in the Notice of Motion relate to policy settings rather than regulatory compliance or food safety controls. Food safety requirements for mobile food vendors are managed through statewide registration and relevant health legislation and would continue to apply regardless of any changes to Council's permitting arrangements. Accordingly, the proposal does not raise food safety or operational compliance issues in itself.

The current Mobile Food Vendors Policy, most recently amended in December 2024, establishes a single operating timeframe and set of locations intended to balance commercial opportunities with amenity, safety and equity considerations. The Notice of Motion proposes that Council consider whether greater flexibility is appropriate to accommodate different business models and patterns of community use.

Council is not required to wait until the scheduled policy review date to amend or vary a policy and may elect to undertake a targeted review where there is a demonstrated need or emerging issue. If Council resolves to support the Notice of Motion, officers can prepare a draft policy variation for Council's consideration. This would include an assessment of potential impacts on existing businesses, public amenity, enforcement and administrative implications, and consistency with legislative requirements.

Any amendment to the Mobile Food Vendors Policy would require formal consideration and approval by Council before implementation.

ATTACHMENTS

Nil



5.3.2 Notice Of Motion: Perth Structure Plan

Responsible Officer: Maree Bricknell, Acting General Manager

MINUTE NO. 26/098

DECISION

Cr Terrett/Cr Adams

That Council request officers to report on the implementation status of the Perth Structure Plan, including progress to date, re-prioritisation of outstanding actions, and any implications for future strategic planning and budget considerations.

Carried Unanimously

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks, Cr Goss and Cr Terrett

Voting Against the Motion:

Nil

OFFICER'S RECOMMENDATION

That Council:

a) request officers to report on the implementation status of the Perth Structure Plan, including progress to date, re-prioritisation of outstanding actions, and any implications for future strategic planning and budget considerations.

Councillor Terrett has requested the below Notice of Motion be included in the Agenda for the Council Meeting to be held on Monday, 20 April 2026.

NOTICE OF MOTION

That Council conducts a review of the Perth Structure Plan as part of the 10-year strategic plan for the Northern Midlands Council. Funding for this review be incorporated as part of the 2026/2027 budget deliberations.

BACKGROUND

Over 10 years ago, the Department of State Growth commenced planning and design work on the Perth Link Roads project to the south and west of Perth. In response to the Perth By-Pass, Council commenced the Perth Structure Plan project in 2016.

At the Council Meeting on 10 April 2017 (minute reference 120/17), the following was the decision of Council:

That Council endorse the Perth Structure Plan and draft amendments to the planning scheme be prepared.

Since 2017, the Perth Structure Plan has remained a strategic project of Council, however the plan has ceased to be contemporary.

The Perth Structure Plan (2017) is the latest strategic planning document for the whole of Perth, at present. Future amendments may consider the Structure Plan in conjunction with other more contemporary population forecasts such as the Northern Tasmania Residential Demand and Supply Study prepared by REMPLAN. The current Structure Plan considers the major infrastructure projects impacting Perth, such as the Perth Link Roads, but doesn't include projects such as the Perth Sports Precinct and a multi-purpose community centre.

Perth in the last 10 years has seen a major growth in population (3,472 people in 2021) and changes in its demographic profile. This growth is expected to continue given the high demand for housing in the region.

The Perth Structure Plan acts as a vital tool in strategically planning Perth's future.



OFFICER'S COMMENTS

The Perth Structure Plan was adopted by Council in 2017 and includes a planning horizon to 2036, incorporating population growth projections and major infrastructure projects relevant at the time of preparation. While the Plan remains Council's most recent strategic planning document for Perth, parts of it may no longer reflect current priorities, projects or contemporary demographic data.

Officers note that the Perth Structure Plan does not prevent or constrain the implementation of more recent initiatives, such as the Perth Sports Precinct Masterplan. Should Council acquire land associated with that project, any required rezoning from Future Urban could be supported through the strategic intent expressed in the Masterplan and relevant planning processes.

At this stage, the scope of the proposed "review" is not clearly defined. A full review of the Perth Structure Plan would have significant resourcing and budget implications, and its relationship to other strategic documents would need to be considered.

Officers consider there may be greater immediate value in reviewing the implementation plan associated with the Perth Structure Plan, including reporting on actions completed to date and identifying whether remaining actions should be re-prioritised. In addition, a broader Recreation and Open Space Strategy, covering multiple towns across the municipality, may provide a more comprehensive and contemporary framework to inform future infrastructure and community facility planning.

Any decision to undertake a broader review of the Perth Structure Plan, or to allocate funding toward that work, would need to be considered in the context of Council's overall strategic planning program and the 2026/2027 budget deliberations.

ATTACHMENTS

https://northernmidlands.tas.gov.au/source-assets/files/Strategic-Projects/Perth-Structure-Plan-Final_March-2017-rs-pdf.pdf

1. Perth- Structure- Plan- Final March-2017-rs-pdf [5.3.2.1 - 50 pages]



5.3.3 Notice Of Motion: Perth Police Station

Responsible Officer: Maree Bricknell, Acting General Manager

*The Mayor advised that the Notice of Motion had been withdrawn by the Councillor prior to the meeting.
The motion was not considered.*

OFFICER'S RECOMMENDATION

That Council defer a decision regarding this matter until community submissions are considered.

Councillor Janet Lambert has requested the below Notice of Motion be included in the Agenda for the Council Meeting to be held on 20 April 2026.

NOTICE OF MOTION

Before Council endorses any prospective Perth-based community group to lease the Perth Police Station, it must be clearly demonstrated that the successful applicant has the funding available to support the necessary upgrades to enable the premises to be used in any public capacity.

If the group is unable to facilitate this condition, as well as the other requirements of the lease, I move that the house be rented to a family/ individuals until such time that funding is obtained.

BACKGROUND

Council has recently purchased the old Perth Police station at auction for a price of \$620,000 and is seeking viable business plans that demonstrate strong community benefit and long-term sustainability.

Northern Midlands Council is inviting Perth-based community groups to submit an Expression of Interest to lease and refurbish the former Perth Police Station and residence at 96A Main Street, Perth.

Proposals should outline:

- The proposed community use of the building
- Governance and management arrangements
- Financial viability and funding sources
- Lease arrangements
- Scope and funding of refurbishment works
- Capacity to deliver and sustain the project

Submissions close at 5.00 pm, Monday 20 April 2026

Business plans should be emailed to council@nmc.tas.gov.au with the subject line: Business Plan Submission – 96A Main Street, Perth

For further information, contact Northern Midlands Council on (03) 6397 7303.

OFFICER'S RECOMMENDATION

It is recommended that Council defer a decision regarding this matter until community submissions are considered.

ATTACHMENTS

Nil



5.4 COUNCILLOR QUESTIONS ON NOTICE

No Questions on Notice were received.



6 COUNCIL COMMITTEES - CONFIRMATION OF MINUTES

MINUTE NO. 26/099

DECISION

Deputy Mayor Lambert/Cr Andrews

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

Carried Unanimously

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks, Cr Goss and Cr Terrett

Voting Against the Motion:

Nil

Minutes of meetings of the following Committees are attached:

Date	Committee	Meeting
06 December 2025	Avoca Museum and Information Centre Management Committee	Ordinary
22 December 2025	About Campbell Town – Management Committee	AGM
11 March 2026	Morven Park Management Committee	Ordinary
13 March 2026	About Campbell Town – Management Committee	Ordinary
25 March 2026	Cressy District Committee	Ordinary
31 March 2026	Ross District Committee	Ordinary
31 March 2026	Campbell Town District Committee	Ordinary
31 March 2026	Evandale District Committee	Ordinary
31 March 2026	Ross Community Sports Ground Management Committee	AGM
31 March 2026	Ross Community Sports Ground Management Committee	Ordinary
1 April 2026	Longford District Committee	Ordinary
08 April 2026	Morven Park Management Committee	Ordinary

Matters already considered by Council at previous meetings have been incorporated into **Information Item: Officer's Actions**.

In the attached minutes of Council Committees, recommendations of Committees are listed for Council's consideration in the Agenda Item 7 below.



7 COUNCIL COMMITTEES - RECOMMENDATIONS

7.1 CAMPBELL TOWN DISTRICT COMMITTEE

At the ordinary meeting of the Campbell Town District Committee held on 31 March 2026, no motions were recorded for Council's consideration.

7.2 CRESSY DISTRICT COMMITTEE

At the ordinary meeting of the Cressy Local District Committee held on 25 March 2026 no motions were recorded for Council's consideration.

7.3 EVANDALE DISTRICT COMMITTEE

At the ordinary meeting of the Evandale District Committee held on 31 March 2026 the following motion was recorded for Council's consideration:

7.3.1 Pioneer Park Priority Upgrades

MINUTE NO. 26/0100

DECISION

Cr Terrett/Cr Archer

That Council officers provide an updated implementation schedule for priority upgrade works to be completed in the 2026/27 financial period.

Carried Unanimously

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks, Cr Goss and Cr Terrett

Voting Against the Motion:

Nil

Officer Recommendation:

That Council officers provide an updated implementation schedule for priority upgrade works to be completed in the 2026/27 financial period.

Committee Recommendation:

That Council:

1. Endorses the priority upgrade works for Pioneer Park to focus on the installation of concrete footpaths, designed to:
 - Improve accessibility for pedestrians, cyclists, prams, wheelchair users and motorised mobility scooter users;
 - Enhance safety and connectivity throughout the park; and
 - Improve overall access to park facilities.
2. Notes that the proposed priority upgrades should also incorporate:
 - Improved drainage and irrigation to support long-term usability and landscape sustainability;
 - Installation of heritage style lighting to improve safety and amenity; and
 - Development of a safe, heritage style play area consistent with the character of Pioneer Park.



3. Requests that Council Officers provide an updated expected schedule for implementation, including indicative staging and timeframes for the priority upgrade works, for consideration by Council.

Officer Comment:

A significant budget allocation is expected to be available in the 2026/27 period for this project, and officers will provide an updated implementation schedule for upgrade works in accordance with the Pioneer Master Plan.



7.3.2 Retention And Upgrade Of Bicycle Parking At No. 10 And Time Traveller Park

MINUTE NO. 26/0101

DECISION

Cr Terrett/Deputy Mayor Lambert

That Council support the Committee's recommendation:

1. not replace the existing bicycle racks located outside No. 10, and instead repaints the existing racks black to improve presentation and consistency with the streetscape;
2. Install new penny farthing-style bicycle racks at Time Traveller Park, positioned behind the low hedge on the left side of the map stand; and
3. ensure that the joining bar between the two 'end penny farthing designs' is long enough (at no less than 1 meter in length) and set at approximately 1.1m height. This is to enable a greater number of bicycles to be securely attached.

Carried Unanimously

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks, Cr Goss and Cr Terrett

Voting Against the Motion:

Nil

Officer Recommendation:

That Council support the Committee's recommendation.

Committee Recommendation:

That Council:

1. not replace the existing bicycle racks located outside No. 10, and instead repaints the existing racks black to improve presentation and consistency with the streetscape; and
2. Instal new penny farthing-style bicycle racks at Time Traveller Park, positioned behind the low hedge on the left side of the map stand; and
3. ensure that the joining bar between the two 'end penny farthing designs' is long enough (at no less than 1 metre in length) and set at approximately 1.1m height. This is to enable a greater number of bicycles to be securely attached.

Officer Comment:

The proposed approach retains functional existing assets while improving streetscape consistency and increasing bicycle parking capacity in high-use public areas, supporting Council's broader active transport and place-based objectives.



Option 1 - Remove existing green bike rack and replace with 3 new black Penning farthing type bike racks



Actual image of bike rack from suppliers website
Please note: Colour will be black



Option 2 - 3 Black penning farthing type bike racks in Time Travellers Park

Costs:
- Supply
 Bike racks \$4,272.75 including freight
 (Quote for 2 is \$2,848.50)
- Installation
 \$1,500 (estimate) for No. 10 Russell Street.
 \$3,500 (estimate) for Time Travellers Park,
 additional concrete handstand for bikes and path
 Please note these racks are propriety made. Custom made
 racks would cost considerable more



7.4 LONGFORD DISTRICT COMMITTEE

At the ordinary meeting of the Longford Local District Committee held on 1 April 2026 the following motion was recorded for Council's consideration:

7.4.1 Investigation Of Unused Bridge For Longford Pedestrian And Cyclist Access

At approximately 5.31pm Item 7.4.1 was deferred until after Public Questions, Planning Items and Item 16.4.

Mayor Knowles reconvened the meeting after the meal break at approximately 6.58pm and Council considered Item 7.4.1 and the remainder of items as listed in the agenda.

MINUTE NO. 26/0107

DECISION

Cr Adams/Cr Andrews

That council take no further action in relation to the unused bridge near Glebe Gardens.

Carried Unanimously

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks, Cr Goss and Cr Terrett

Voting Against the Motion:

Nil

Officer Recommendation:

That council take no further action in relation to the unused bridge near Glebe Gardens.

Committee Recommendation:

Longford District Committee requests Northern Midlands Council investigate the possibility of acquiring the unused bridge near Glebe Gardens, believed to belong to Joe Pentridge, for cyclists and pedestrians as a solution to the "missing link" off Union Street and across the river, to provide safer access to/from Longford.

Officer Comment:

Preliminary investigations confirm that the identified bridge is not available for sale nor structurally engineered suitable for the crossing of the South Esk River at Longford.

Background:

The Longford District Committee has raised concerns regarding the lack of a direct and safe pedestrian and cyclist connection for cyclists and pedestrians as a solution to the "missing link" off Union Street and across the river, to provide safer access to/from Longford. The absence of a dedicated crossing in this location requires users to interact with vehicular traffic over the bridge, which may present safety risks.

An unused bridge structure located near Glebe Gardens has been identified as a potential opportunity to address this connectivity gap, subject to investigation of ownership, condition, suitability, and overall feasibility.





7.5 ROSS DISTRICT COMMITTEE

At the ordinary meeting of the Ross Local District Committee held on 31 March 2026, no motions were recorded for Council's consideration.

7.6 OTHER COMMITTEE RECOMMENDATIONS

7.6.1 Notice Of Motion - Exemption From Acknowledgement Of Country

At the ordinary meeting of the Morven Park Management Committee held on 08 April 2026 the following motion/s were recorded for Council's consideration:

DECISION

Cr Terrett/Cr Brooks

That the Northern Midlands Council be requested to either remove or make optional the 'Acknowledgement of Country' in the Management Agreement with the Morven Park Management Committee.

Lost

MINUTE NO. 26/0108

DECISION

Cr Archer/Cr Andrews

That Council does not endorse at this time the Morven Park Management Committee's request to depart from the current committee meeting procedures. However, Council agrees to consider the Committee's reasons as part of the upcoming review of the Welcome to Country and Acknowledgement of Country Policy.

Carried

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks and Cr Goss

Voting Against the Motion:

Cr Terrett

Officer Recommendation:

That Council does not endorse at this time the Morven Park Management Committee's request to depart from the current committee meeting procedures. However, Council agrees to consider the Committee's reasons as part of the upcoming review of the Welcome to Country and Acknowledgement of Country Policy.



Committee Recommendation:

That the Northern Midlands Council be requested to either remove or make optional the 'Acknowledgement of Country' in the Management Agreement with the Morven Park Management Committee.

Background from Committee:

Response to the revised Management Agreement between the NMC and Morven Park Management Committee [reviewed/endorsed by Council 18 November 2024; received by the Morven Park Management Committee February 2025; revised version reviewed by the MPMC on Wednesday 8th April 2026].

At its general meeting on Wednesday 8th April, attended by the NMC Acting General Manager (Maree Bricknell), Works Manager (Leigh McCullagh) and Executive Officer (Kristy Nutting), the Morven Park Management Committee confirmed its continued opposition to the mandatory 'Acknowledgement of Country' being required at each of its meetings. The reasons remain the same as those put forward to the previous version of the Management Agreement as follows:

Clause 7. Meeting procedures (dot point 5)

- a) It is divisive and offensive to the 97% of Australians not of Aboriginal heritage as it effectively states that this country is not theirs.
- b) The Australian National Anthem starts with "Australians all let us rejoice, for we are one and free". The word 'one' was introduced recently, without demur, to replace 'young', but by abasing ourselves with an Acknowledgement we are saying we are not 'one and free' but separate. The 2023 Voice referendum showed convincingly that Australians do not accept separation by race.
- c) One of the great virtues of the Australian Constitution is its equal treatment of all citizens. Far from being 'racist', that document is entirely colour-blind. It treats everyone equally, no matter when they or their ancestors arrived here. To do as Council decrees, violates that principle.
- d) It is inappropriate to start a Committee meeting, intended solely to discuss management of a recreation facility, with such an acknowledgement unrelated to the business of the meeting.

The Morven Park Management Committee has been operating efficiently, effectively and happily under the existing Management Agreement and would continue to do so under the new version IF the mandatory 'Acknowledgement of Country' were removed or amended to make it an optional requirement.

Officer Comment:

The Morven Park Management Committee is a Special Committee of Council established under section 24 of the *Local Government Act 1993*. In addition to being a Special Committee of Council, the Committee is also an incorporated body, which reflects historical arrangements put in place to support access to specific grant funding.

The Committee is currently made up of representatives from the Evandale Cricket Club, Evandale Football Club, the Evandale Light Rail Society and a grounds committee. Council provides funding to support the management and maintenance of Morven Park, which includes coverage of public liability insurance, a requirement of Special Committees of Council. Council has also established a formal agreement setting out the governance and operating requirements that all Special Committees are expected to follow.

In 2019, Council adopted a *Welcome to Country and Acknowledgement of Country Policy*, which was reviewed and reaffirmed in 2022. The policy aligns Council's practices with those of other government agencies and supports broader reconciliation principles by promoting respectful relationships between Council, the Tasmanian Aboriginal community and the wider community.

As an incorporated body, the Morven Park Management Committee does have the option to manage the facility independently through a lease arrangement with Council and operate under its own constitution. Under such an arrangement, the Committee would not be subject to Council's Special Committee requirements. However, to date, the



Committee has indicated that it does not wish to pursue this option due to the financial support it receives from Council.

Council currently has 15 Special Committees, all of which operate under consistent meeting procedures aligned with Council's own processes. These procedures are designed to support Council's ongoing commitment to reconciliation, consistent with guidance from the Department of Premier and Cabinet. Allowing one committee to adopt alternative rules would undermine the consistent governance framework applied across all Special Committees.

Council's Welcome to Country and Acknowledgement of Country Policy is scheduled for formal review in 2026. Any decision by Council to remove or amend the requirements of the policy, including its application to Council and committee meetings, could be considered as part of that review process. Should any changes be endorsed, they would be communicated to all Special Committees and the wider community at that time.



8 INFORMATION ITEMS

MINUTE NO. 26/0109

DECISION

Cr Adams/Deputy Mayor Lambert
That the Information Items be received.

Carried Unanimously

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks, Cr Goss and Cr Terrett

Voting Against the Motion:

Nil

8.1 COUNCIL WORKSHOPS/MEETINGS HELD SINCE THE LAST ORDINARY MEETING

Responsible Officer: Maree Bricknell, Acting General Manager

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

Date Held	Purpose of Workshop
13/04/2026	Council Workshop Discussion: Anzac Day Services / Wreaths, Campbell Town Stage 2 – Community Consultation Feedback, AI in Local Government, Cats Management Policy and Plan and Campbell Town Cemetery
20/04/2026	Council Workshop Discussion: Council Meeting Agenda items

8.2 MAYOR'S ACTIVITIES ATTENDED & PLANNED

Mayor's Activities Attended & Planned for the period 10 March to 14 April 2026 are as follows:

Date	Activity
16 March 2026	Meeting with Fusion Operations Manager, Longford
16 March 2026	Attended Council workshop and meeting, Longford
18 March 2026	Attended Tasmania Game Council meeting, online
20 March 2026	Attended meeting with Loreto Housing re affordable housing, Campbell Town
20 March 2026	Attended meeting with resident, Campbell Town
21 March 2026	Officiated Harmony on the Green, PALM and Welcome Cultural Services, Longford
25 March 2026	Attended Annual Municipal Bus Tour, Northern Midlands
28 March 2026	Attended Official VFL Matchday function, Launceston
30 March 2026	Attended TV Interview ABC, Campbell Town
1 April 2026	Attended NTDC MRG Board Meeting, Launceston
8 April 2026	Attended Avoca Museum and Information Centre AGM, Avoca
9 April 2026	Attended LGAT Mayor's workshop, Devonport
10 April 2026	Attended LGAT General Meeting, Devonport
10 April 2026	Attended Annual Presentation of Longford Bowls & Community Club, Longford
13 April 2026	Attended meeting with resident, Longford
13 April 2026	Attended Council Workshop, Longford
13 April 2026	Attended a meeting with the A/General Manager and the Longford Junior Football Club
	Attended to email, phone, media and mail inquiries



8.3 GENERAL MANAGER'S ACTIVITIES

Acting General Manager's Activities Attended & Planned for the period 11 March 2026 to 14 April 2026 are as follows:

Meetings were attended either in-person, or via electronic means (on-line or via conference call).

Date	Activity
31 March 2026	Attended the Campbell Town Local District Committee meeting
31 March 2026	Attended the Ross Local District Committee meeting
10 April 2026	LGAT General Meeting
13 April 2026	Attended a meeting with the Mayor and the Longford Junior Football Club
13 April 2026	Met with residents re 99 Main Street land lease
13 April 2026	Met with Longford Junior Football Club
13 April 2026	Attended Council Workshop
14 April 2026	Met with ReadyTech re Animals Module
15 April 2026	Met with RiverRoad consultants
16 April 2026	Met with ratepayer
16 April 2026	Met with Cressy Recreation Ground Committee

8.4 PETITIONS

PURPOSE OF REPORT

In accordance with the Vision, Mission and Values of Council as identified in the *Council's Strategic Plan 2021-2027* and the *Local Government Act 1993, S57-S60*, provision is made for Council to receive petitions tabled at the Council Meeting.

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

[Section 57 Substituted by No. 8 of 2005, s. 46, Applied:01 Jul 2005]

- (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 the action requested; and
 - (b) in the case of a paper petition, a heading on each page indicating the subject matter; and
 - (c) in the case of a paper petition, 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) at the end of the petition –
 - (i) in the case of a paper petition, the full name, address and signature of the person lodging the petition; and
 - (ii) in the case of an electronic petition, the full name and address of the person lodging the petition and a statement by that person certifying that the statement of the subject matter and the action requested, as set out at the beginning of the petition, has not been changed.
- (3) In this section –

electronic petition means a petition where the petition is created and circulated electronically and the signatories have added their details by electronic means;

paper petition means a petition where the petition is created on paper which is then circulated and to which the signatories have added their details directly onto the paper;

petition means a paper petition or electronic petition;

signatory means –

 - (a) in the case of a paper petition, a person who has added his or her details to the paper petition and signed the petition; and
 - (b) in the case of an electronic petition, a person who has added his or her details to the electronic petition.

58. Tabling petition

- (1) A councillor who has been presented with a petition is to –
 - (a)
 - (b) forward it to the general manager within 7 days after receiving it.
- (2) A general manager who has been presented with a petition or receives a petition under subsection (1)(b) is to table the petition at the next ordinary meeting of the council.
- (3) A petition is not to be tabled if –



(a) it does not comply with section 57 ; or
(b) it is defamatory; or
(c) any action it proposes is unlawful.

(4) The general manager is to advise the lodger of a petition that is not tabled the reason for not tabling it within 21 days after lodgement.

PETITIONS

No petitions were received.

ATTACHMENTS

Nil

PETITIONS

No petitions received.

8.5 CONFERENCES & SEMINARS: REPORT ON ATTENDANCE BY COUNCIL DELEGATES

The following report was filed by Mayor Mary Knowles OAM.

LGAT General Meeting

The LGAT General Meeting was held in Devonport on 10 April 2026.

Motions Put Forward

Second generation rodenticides City of Hobart

That Tasmanian councils cease using second-generation rodenticides at council facilities if they are still being used.

That Tasmanian councils be encouraged to engage with their communities to encourage avoidance of second-generation rodenticides, identified by the word 'poison' on packaging as opposed to 'caution'.

[Read the background information on page 11 of the agenda.](#)

Decision: Carried

Changing local government's role in delivering immunisation programs West Tamar Council

That LGAT advocates for the following:

1. That the Tasmanian Government remove or modify section 57 of the Public Health Act 1997 which requires Councils to develop and implement an approved program for immunisation in its municipal area.
2. That the Department of Health take primary responsibility for delivery of immunisation programs in Tasmania.
3. For Councils who choose to create immunisation programs, these programs are created by liaising with the Tasmanian Health Department who would be required to undertake the program; and
4. If Councils are required to run approved vaccination programs, that they are fully reimbursed for the cost of that program.

[Read the background information on page 12 of the agenda.](#)

Decision: Carried



[Update on Resolutions](#)

LGAT provided an update on 26 previous resolutions that our team has been working on. The following resolutions are now closed after the April General Meeting:

- Rating of renewable energy.
- Funding for line marking.
- Reduction in the current six-month timeframe prescribed in the Councillor Code of Conduct for complaints to be lodged.
- Enhanced power to appropriately act on dilapidated, derelict and abandoned buildings registers.
- Collaborative arrangement between Local Government, State Government and all compliance agencies with responsibilities that include dog control, wildlife management and protection.

The attachment to Item 1.3 on [page 125 of the agenda](#) provides a member update for all resolutions.

[Other Items](#)

State Budget Submission

LGAT provided an overview of the priorities it advocated for in its 2026/27 State Budget Submission. These included:

- Support for the new role statement for local government.
- Rather than a continual focus on approvals, a greater analysis of the range of economic factors that are influencing proponent decisions in the development of housing.
- The development of an infrastructure charging system.
- A fairer distribution of the Heavy Vehicle Motor Tax revenue.
- Reinvestment of speeding fine revenue directly into local road safety.

Project Updates

LGAT provided updates on the following projects:

- Safeguarding Children
- Local Government Climate Change Capability Program
- CCTV Regional Towns Program
- Future Populations Network.

You can read these updates on [page 22 of the agenda](#).

Next Meeting

The next General Meeting is scheduled for 19 August 2026.

8.6 132 & 337 CERTIFICATES ISSUED

In relation to the issue of 132 and 337 certificates, the following provisions of the *Local Government Act 1993*, Section 132 and Section 337, should be noted:

S132. Certificate of liabilities

(1) A person referred to in [subsection \(2\)](#) may apply to the general manager for a certificate stating–



- (a) the amount of any liability for rates, whether due or not on the land and outstanding interest or penalty payable in relation to the land;
- (b) any amount received on account of rates that is held in credit against future liabilities for rates in relation to the land; and
- (c) the amount of any charge on the land recoverable by the council.

S337. Council land information certificate

- (1) A person may apply in writing to the general manager for a certificate in respect of information relating to land specified and clearly identified in the application.
- (2) The general manager, on receipt of an application made in accordance with [subsection \(1\)](#), is to issue a certificate in the prescribed form with answers to prescribed questions that are attached to the certificate.
- (3) A certificate under [subsection \(2\)](#) relates only to information that the council has on record as at the date of issue of the certificate.
- (4) A prescribed fee is payable in respect of the issue of a certificate.
- (5) The general manager, on request, may provide in or with the certificate any other information or document relating to the land that the general manager considers relevant.
- (6) A council does not incur any liability in respect of any information provided in good faith from sources external to the council.
- (7) A person, with the consent of the occupier or owner of specified land, may request in writing to the general manager that an inspection be carried out of that land to obtain supplementary information relevant to that land.
- (8) If the general manager agrees to a request under [subsection \(5\)](#) or [\(7\)](#), the general manager may impose any reasonable charges and costs incurred.
- (9) In this section –
 - land** includes –
 - (a) any buildings and other structures permanently fixed to land; and
 - (b) land covered with water; and
 - (c) water covering land; and
 - (d) any estate, interest, easement, privilege or right in or over land.

	No. of Certificates Issued 2025/2026 year												Total		
	Jul	Aug	Sept	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	June	2025/2026 YTD	Total 2024/25	Total 2023/24
132	142	92	84	72	125	87	93	84	96				875	896	820
337	37	44	44	41	36	46	41	45	50				384	418	379

8.7 ANIMAL CONTROL

Prepared by: Maree Bricknell, Acting General Manager

Item	Income/Issues 2024/2025		Income/Issues for March 2026		Income/Issues year to date 2025/2026	
	No.	\$	No.	\$	No.	\$
Dogs Registered	3,864	102,278	16	387	3,702	137,516
Dogs Impounded	14	3,141			4	650
Euthanised	3	627				
Re-claimed	10				4	
Re-homed/Dogs Home	1					
New Kennel Applications	16	1,070	5	1,025	4	319
Renewed Kennel Licences	82	4,100			86	4,730
Infringement Notices (paid in full)	59	12,935			36	9,228
Legal Action					5	1,435
Livestock Impounded	3	150				
TOTAL		\$124,302		\$1,412		\$151,007

Audits:

Ongoing including Dangerous Dogs, Kennel Licences, Fire Hazards.

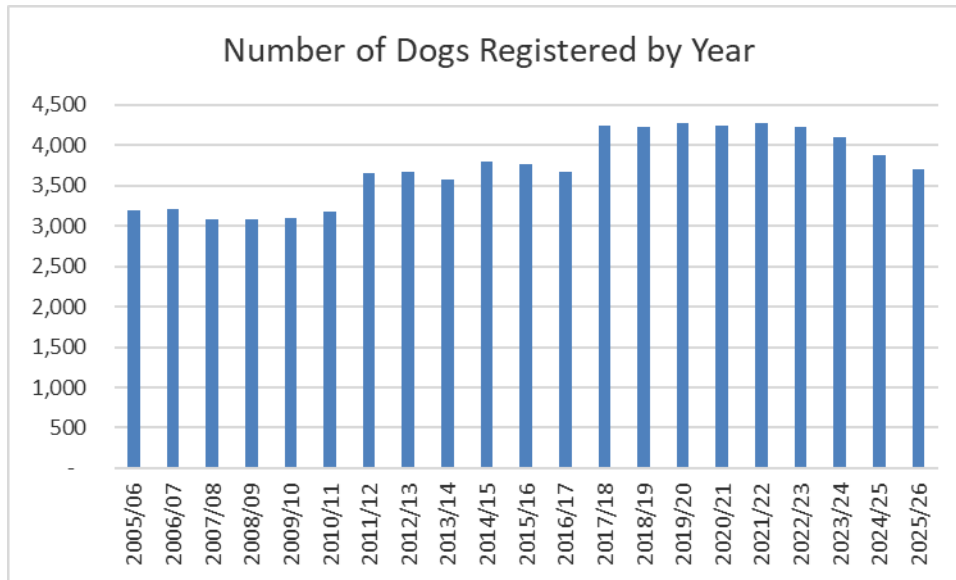
Microchips: 0 dogs microchipped.



Attacks: 2 attacks - 0 under investigation.

Complaints - Dogs at large: 6

Complaints - Barking: 7



8.8 ENVIRONMENTAL HEALTH SERVICES

Achieve improved levels of environmental and public health by ongoing monitoring, inspection, education and, where necessary, by applying corrective measures to comply with legislation.

Ensure safe standards of food offered for sale are maintained.

Investigations/ Inspections/ Licences Issued	Prior Years		
	2022/2023	2023/2024	2024/2025
Notifiable Diseases	8	9	9
Inspection of Food Premises	133	231	200
Place of Assembly Approvals	9	5	8

Actions	2025/2026												
	YTD	July	Aug	Sept	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	June
Routine Fixed Food Inspections	92	4	14	17	6	7	5	19	9	11			
Routine Mobile/Market stall Food Inspections	13	0	0	0	11	0	0	1	1	0			
Preliminary Site Visits – Licensed Premises	6	1	0	0	0	1	1	1	0	2			
On-site wastewater Assessments	40	4	2	4	9	6	5	2	4	4			
Complaints/Enquiries – All Types	81	7	6	8	6	9	9	11	15	10			
Place of Assembly approvals	4	0	0	0	1	0	1	1	1	0			
Notifiable Diseases	4	0	0	0	1	1	1	0	1	0			

All Food premises are due for at least one inspection from 1 July of each year. The number of inspections in the table above is the total premises are due for at least one inspection from 1 July of each year. The number of inspections in the table above is the total number carried out since 1 July in each financial year.

Inspections are conducted according to a risk-based assessment and cover all aspects of food storage, handling and preparation.

A total of 35 criteria are assessed for either compliance, non-compliance or serious non-compliance.

The Tasmanian Department of Health has produced a legal framework, the Food Business Risk-Classification System (RCS), to classify food premises for registration and notification purposes under the *Food Act 2003*.

Actions, including follow-up inspections, are taken according to the outcome of inspections, the RCS can be used to prioritise the



inspection of food businesses, with inspection frequency being increased for high risk classified food premises. In addition, poorly performing food premises would be inspected more frequently.

For those enquiring about opening a food business i.e. Home based food business, officers inspect the premises and after a risk assessment determine whether a food licence is to be issued.

The following is applicable regarding food business registrations:

- A Food Business Application is to be completed and lodged with Council each year (Financial) Sections 84 or 87 or 89 of the *Food Act*.
- Council conducts a desk top assessment of the application in accordance with the Food Business Risk Classification System issued by Tasmanian Department of Health. The assessment is based on the information provided by the applicant.
- Based on the Risk assessed an invoice is issued to the applicant.
- Upon receipt of payment Council issues a Certificate of Registration.
- Council conducts an inspection of the premises during their operation to ensure compliance with the *Food Act* and Regulations and the Food Standards Code. The business is also assessed in line with their Risk Classification.
- Further inspections may be required to ensure any non-compliance issued have been addressed.

On-site Wastewater Assessments are completed after receiving a system design report from a consultant which basically determines what type of sewage system is required (septic or AWTS) and the method of distributing the sewage effluent on site based on AS1547.

A place of assembly is required for any mass outdoor public event. This means an event with over 1000 people for 2 hours or more. It may be any performance, exhibition, circus, festival, food festival, pageant, regatta, sports event, dance or publicly advertised lecture.

Notifiable Disease investigations are carried out by Council's Environmental Health Officer at the request of the Department of Health. Investigations typically relate to cases of food borne illness. While some investigations are inconclusive others can be linked to other cases and outbreaks within Tasmania and across Australia. Under the Public Health Act 1997, investigations are confidential.

8.9 CUSTOMER REQUEST RECEIPTS

Operational Area	23/24	24/25	YTD 25/26	July	Aug	Sept	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun
Animal Control	49	74	4	0	2	0	2	0	0	11	0	25			
Building & Planning	36	260	92	31	11	11	3	5	0	16	1	15			
Community Services	59	52	7	0	0	2	3	2	0	4	2	2			
Corporate Services	26	353	63	1	30	0	12	11	9	32	20	41			
Governance	19	18	18	0	0	1	5	5	7	3	1	1			
Waste	14	21	7	1	0	1	3	2	0	3	2	3			
Works	415	446	189	24	8	26	60	58	19	41	35	66			

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

Date	Recipient	Purpose	Amount \$
20-Aug-25	Julie Zaporozec	Representation - Tas Indoor Bowls Representation	100
20-Aug-25	Simon Zaporozec	Representation - Tas Indoor Bowls Representation	100
23-Dec-25	Joshua Mau	Representation – Aust All Schools Athletics Tas State Team	100
13-Oct-25	Campbell Town District High School	Contribution for end of year school presentation - Secondary	100
13-Oct-25	Campbell Town District High School	Contribution for end of year school presentation - Primary	50
13-Oct-25	Perth Primary School	Contribution for end of year school presentation	50
13-Oct-25	Longford Primary School	Contribution for end of year school presentation	50
13-Oct-25	Cressy District High School	Contribution for end of year school presentation - Secondary	100
13-Oct-25	Cressy District High School	Contribution for end of year school presentation - Primary	50
13-Oct-25	Evandale Primary School	Contribution for end of year school presentation	50
13-Oct-25	Perth Fire Brigade	Contribution towards Christmas Lolly Run 2024	200
13-Oct-25	Longford Fire Brigade	Contribution towards Christmas Lolly Run 2024	200
17-Dec-25	Charlie Richardson	Education Bursary – 2nd instalment	1,000
12-Jan-26	Longford Men's Shed	Donation towards acquisition of property	15,000
13-Jan-26	Mia Tubb	Education Bursary - 2nd instalment	1,000
16-Jan-26	Hunter McGee	Education Bursary - 2nd instalment	1,000
20-Jan-26	Ryan Kruger	Education Bursary - 1st instalment	1,000
2-Feb-26	Harlee Hill	Education Bursary - 1st instalment	1,000



Date	Recipient	Purpose	Amount \$
9-Feb-26	Kayla Flood	Education Bursary - 1st instalment	1,000
9-Feb-26	Mabel Cooper	Education Bursary – 1 st & 2 nd instalment	2,000
3-Mar-26	James Corbould	Education Bursary - 1st instalment	1,000
3-Mar-26	Ava Corbould	Education Bursary - 1st instalment	1,000
		TOTAL	\$26,150

8.11 ACTION ITEMS: COUNCIL MINUTES

Meeting Date	Document	Item No.	Item	Status	Action Required	Assignees	Action Taken
21/08/2023	2023-08-21 Ordinary Meeting of Council - Open Council	74.3	LLDC Recommendation: Mill Dam - 5 July 2023	In progress	That Council receive a report regarding the Mill Dam reserve area and future ownership thereof.	Executive Assistant, Executive Officer, Executive Officer	<p>12/09/2023 Executive Assistant Meeting set for discussion on master plan for the precinct.</p> <p>11/10/2023 Executive Assistant Design requested, plan awaited.</p> <p>14/02/2024 Executive Assistant Plan received. To be listed for Council Workshop. 07/03/2024 Executive Officer Matter considered by Councillors at Workshop Monday 4 March 2023. Further concept plan to be prepared and presented back to the Councillors for endorsement prior to public consultation.</p> <p>30/04/2024 Executive Officer Matter to be further presented to Councillors at a workshop after July 2024. 08/08/2024 Executive Assistant Listed for discussion at 5 August 2024 Council Workshop.</p> <p>11/11/2024 Executive Assistant Response to August 2024 letter awaited. Follow up correspondence prepared.</p> <p>05/02/2025 Executive Assistant Meeting scheduled with landowner for 14/02/25.</p> <p>20/02/2025 Executive Assistant On site meeting for JBS Plant Manager, GM and Works Manager scheduled for early March.</p> <p>08/04/2025 Executive Assistant Meeting held with JBS Plant Manager, Council Officers awaiting a response. 03/12/2025 Executive Assistant Follow-up letter sent to JBS Plant Manager, awaiting reply. 06/01/2026 Executive Assistant JBS Plant Manager acknowledged correspondence and is awaiting advice. 10/03/2026 Executive Officer Further follow to occur as no response has been received.</p> <p>14/04/2026 Executive Assistant Email sent to JBS Manager - 10</p>



Meeting Date	Document	Item No.	Item	Status	Action Required	Assignees	Action Taken
							April 2026 following up on previous correspondence and decision.
20/11/2023	2023-11-20 Ordinary Meeting of Council - Open Council	72.2	Longford Promotional Signs Welcome to Longford	In progress	That Council notes the LLDC request and refers the matter to the appropriate officer.	Engineering Officer, Project & Building Compliance Manager, Tourism & Events Officer	05/12/2023 Executive Assistant Investigation to commence early 2024. 12/04/2024 Engineering Officer DSG have requested that Council review all Longford entrance signs as part of the proposal to install town signage in the Longford roundabout. Discussion with DSG around Longford entrance signage have commenced. 09/05/2024 Engineering Officer DSG has raised concerns about sight lines and the safety of the structure if impacted by a vehicle. The design is currently being reviewed by an engineering consultant. 14/06/2024 Engineering Officer Onsite sightline assessment completed by consultant on 13/6/24. Awaiting report from consultant 04/07/2024 Engineering Officer Awaiting report from consultant 09/08/2024 Engineering Officer Consultant has provided a report and indicated that the existing design needs to be reviewed to ensure that the sign meets DSG frangibility requirements. The consultant has now commenced this work. 03/09/2024 Engineering Officer Awaiting report from consultant 08/11/2024 Engineering Officer Report received from consultant. Council Officers are currently discussing permit requirements with DSG 28/11/2024 Engineering Officer Report received from consultant. Council Officers are currently discussing



Meeting Date	Document	Item No.	Item	Status	Action Required	Assignees	Action Taken
							<p>permit requirements with DSG 10/01/2025 Engineering Officer Awaiting further comment from DSG 07/02/2025 Engineering Officer DSG have indicated that the construction and location of the existing stone sign opposite Kingsley House needs to be reviewed as part of the approval process. A consultant has been engaged to carry out this work. 25/02/2025 Executive Assistant Works Manager advised Traffic Engineer to inspect by 14 March. 04/04/2025 Engineering Officer Report has been received from Traffic Engineer and a report is being prepared for a future Council meeting 27/05/2025 Engineering Officer Report from consultant has been sent to the Department of State Growth, awaiting response 16/06/2025 Engineering Officer Follow-up email sent to Department of State Growth. Awaiting response. 15/07/2025 Executive Assistant Letter to Minister pending election result. 04/08/2025 Executive Assistant Letter sent to General Manager State Growth - awaiting response. 07/10/2025 Executive Assistant DSG representatives meeting with Acting GM on 20 October. 12/11/2025 Executive Assistant Works order to be submitted to DSG. 08/01/2026 Executive Assistant Officers working with DSG on Crown consent and works permit conditions. 03/02/2026 Executive Assistant DSG reviewing permit application.</p>
19/02/2024	2024-02-19 Open Council Meeting	7 3.1	Reduction in Speed Limit	In progress	That Council requests the Department of State Growth to carry out a review of the speed limits in Wellington and Marlborough Streets in Longford. Committee request: LLDC request NMC to approach local state members and the Minister	Engineering Officer, Executive & Communications Officer	<p>12/03/2024 Executive Assistant Letter sent to Minister. 09/05/2024 Engineering Officer Awaiting response from minister 13/05/2024 Executive & Communications Officer Committee notified. Awaiting response from Minister 10/07/2024 Engineering Officer Awaiting response from minister 09/08/2024 Engineering Officer Awaiting response from minister 03/09/2024 Engineering Officer Awaiting response from minister 11/10/2024 Engineering Officer Awaiting response from minister 08/11/2024 Engineering Officer Awaiting response from minister 28/11/2024 Engineering Officer</p>



Meeting Date	Document	Item No.	Item	Status	Action Required	Assignees	Action Taken
					for State Growth to reduce the speed limit on Longford's main roads being, Marlborough Street, and Wellington Street to Woolmers Lane, from 60kmh to 50kmh.		Awaiting response from Department of State Growth 10/01/2025 Engineering Officer Awaiting response from the Department of State Growth 07/02/2025 Engineering Officer Awaiting response from the Department of State Growth 07/04/2025 Engineering Officer Awaiting response from the Department of State Growth 06/05/2025 Engineering Officer Awaiting response from the Department of State Growth 27/05/2025 Engineering Officer Awaiting response from the Department of State Growth 16/06/2025 Engineering Officer Awaiting response from Department of State Growth 15/07/2025 Executive Assistant Letter to Minister pending election result. 04/08/2025 Executive Assistant Letter sent to General Manager State Growth - awaiting response. 07/10/2025 Executive Assistant DSG representatives meeting with Acting GM on 20 October. 12/11/2025 Executive Assistant Awaiting traffic engineer's report for supporting justification or otherwise.
18/03/2024	2024-03-18 Ordinary Open Council Meeting	15.2	Conara Park Proposal	Awaiting external response	That Council accept the ownership and control of the State Growth land known as Conara Park for community purposes and restrict vehicular access to the site including the playground area.	Acting General Manager	14/05/2024 Executive Assistant Awaiting transfer documents from Department of State Growth. 25/02/2025 Executive Assistant Corporate Services Manager has sent reminders to DSG - awaiting response. 12/05/2025 Executive Assistant Awaiting transfer documents from DSG. 15/07/2025 Executive Assistant Letter to Minister pending election result. 04/08/2025 Executive Assistant Letter sent to General Manager State Growth - awaiting response.



Meeting Date	Document	Item No.	Item	Status	Action Required	Assignees	Action Taken
21/10/2024	2024-10-21 Open Council - Ordinary Meeting	7 3.2	Illawarra Road Bridges review - Weight rating and usage	Awaiting external response	That Council follow up the request to the Department of State Growth.	Engineering Officer, Executive & Communications Officer	31/10/2024 Executive & Communications Officer Enquiry has been sent to Department of State Growth. 07/04/2025 Engineering Officer Awaiting response from the Department of State Growth 13/05/2025 Engineering Officer Awaiting response from Department of State Growth 27/05/2025 Engineering Officer Awaiting response from the Department of State Growth 16/06/2025 Engineering Officer Awaiting response from the Department of State Growth 15/07/2025 Executive Assistant Letter to Minister pending election result. 04/08/2025 Executive Assistant Letter sent to General Manager State Growth - awaiting response. 07/10/2025 Executive Assistant DSG representatives meeting with Acting GM on 20 October. 09/01/2026 Executive Assistant Awaiting agreement documentation from DSG. 04/02/2026 Executive Assistant DSG confirmed 19/01/26 there is insufficient width on the current bridges for inclusion of a shared path/footpath and these bridges have insufficient structural capacity to support a shared path which imposes loads outside the bridge piers.
21/07/2025	2025-07-21 Open Council - Ordinary Meeting	5 3.1	Notice of Motion - Cleveland - Improvements to Township	On hold	That Council accept Councillor Terrett's motion and bring a further report back to a future Council meeting.	Executive Assistant, Works Manager	25/07/2025 Executive Assistant Consultant advised, awaiting costing. 21/08/2025 Executive Assistant Costing received by Works Manager. Draft report being prepared. 08/09/2025 Executive Assistant Costings received from Consultant. Discussed at October Workshop. 10/11/2025 Executive Assistant Councillors to arrange meeting with residents to discuss placement of trees. 03/12/2025 Executive Assistant Meeting held with resident/s, Works Manager - agreed that trees will be planted in autumn.
15/09/2025	2025-09-15 Open Council - Ordinary Meeting	15.3	Policy Review: Councillors Allowances, Travelling and Other Expenses	On hold	That Council defer the Policy Review: Councillors Allowances, Travelling and Other Expenses for discussion at a future	Executive Officer, Executive Officer	19/09/2025 Executive Assistant Listed for future Council Workshop discussion. 06/11/2025 Executive Officer Listed for December Council Workshop discussion. 10/12/2025 Executive Assistant Listed for future Workshop discussion. 10/03/2026 Executive Officer Listed for future



Meeting Date	Document	Item No.	Item	Status	Action Required	Assignees	Action Taken
					Workshop.		Workshop discussion.
15/09/2025	2025-09-15 Open Council - Ordinary Meeting	15.4	New Policy: Legal Assistance for Employees	On hold	That Council defer the Legal Assistance for Employees Policy for discussion at a future Workshop.	Executive Officer, Executive Officer	19/09/2025 Executive Assistant Listed for future Workshop discussion. 06/11/2025 Executive Officer Listed for December Council Workshop discussion. 10/12/2025 Executive Assistant Listed for future Workshop discussion. 10/03/2026 Executive Officer Listed for future Workshop discussion.
20/10/2025	2025-10-20 Open Council - Ordinary Meeting	5 3.1	Notice of Motion: Recruitment of Community Services Manager / Division	In progress	That Council, in accordance with its Workforce Plan, prepare a prioritised list of proposed new staff positions, with the addition of a Community Services Manager/Department and the associated costings, for consideration during the 2026/27 Council budget deliberations.	Acting General Manager	12/11/2025 Executive Assistant For 2026/27 Budget deliberations.
20/10/2025	2025-10-20 Open Council - Ordinary Meeting	7 1.1	Pioneer Park - Presentation for Sequencing of Works	In progress	That Council notes the committee's request and refers them to the decision at the September 2025 Council meeting.	Executive & Communications Officer, Project & Building Compliance Manager, Works Manager	24/10/2025 Executive & Communications Officer Works Manager is reviewing designs. These will be presented to District Committee. 10/11/2025 Executive Assistant - Playground designs to be provided. Funding to be sought. 08/01/2026 Executive Assistant - Officers to undertake public consultation with Evandale Primary School for design input. 05/02/2026 Executive & Communications Officer Works Manager - will attend District Committee meeting. 13/03/2026 – Notice of motion providing reviewed schedule of works



Meeting Date	Document	Item No.	Item	Status	Action Required	Assignees	Action Taken
20/10/2025	2025-10-20 Open Council - Ordinary Meeting	7 1.2	Speed Reduction in Evandale Shopping Precinct: 40km/hr Zone	Awaiting external response	That Council supports in principle the reduction of the posted speed limit subject to additional investigation.	Engineering Supervisor, Trainee Engineering Officer, Works Manager	10/11/2025 Executive Assistant - Traffic engineer engaged. Awaiting report. 03/12/2025 Executive Assistant - Traffic counters placed in November, awaiting report. 13/4/26 – Decision at March 2026 meeting
20/10/2025	2025-10-20 Open Council - Ordinary Meeting	7 1.3	Heavy Vehicle Access Along Rodgers Lane and Murray Street to Macquarie Street	Awaiting external response	That Council notes the recommendation and directs officers to investigate the issue.	Engineering Supervisor, Trainee Engineering Officer, Works Manager	10/11/2025 Executive Assistant - Traffic engineer engaged. Awaiting report. 13/4/26 – Decision of Council – March 2026
20/10/2025	2025-10-20 Open Council - Ordinary Meeting	7 1.4	Evandale Restriction of Parking - Rodgers Lane to Murray Street on Sundays	Awaiting external response	That Council notes the recommendation and directs officers to investigate the issue.	Engineering Supervisor, Trainee Engineering Officer, Works Manager	10/11/2025 Executive Assistant - Traffic engineer engaged. Awaiting report. 13/4/26 – Decision of Council March 2026
20/10/2025	2025-10-20 Open Council - Ordinary Meeting	7 2.2	Longford Odour	In progress	That Council acknowledges the community's ongoing concerns regarding the intermittent odour in Longford and supports an engagement with the EPA, JBS, TasWater and other stakeholders.	Acting General Manager, Project & Building Compliance Manager	07/11/2025 Executive Assistant - Discussions held with TasWater. Awaiting further data. 08/01/2026 Executive Assistant - Officers documenting all complaints for forwarding to EPA. 13/4/26 – TasWater monitoring stage 2
17/11/2025	2025-11-17 Open Council - Ordinary Meeting	5 3.1	Notice of Motion: Traffic Hazard at Hill Street IGA (Brown's Shopping Complex), Longford	Awaiting external response	That Council 1. Acknowledge the ongoing traffic concerns associated with the Hill St IGA (formerly Brown's Shopping Complex), particularly regarding right-hand turning movements from Hill St onto Wellington St; 2. Request the Department of State Growth	Acting General Manager, Engineering Supervisor, Works Manager	09/12/2025 Executive Assistant - Letter sent to DSG by Executive Officer 21/11/25. 13/4/26 – Decision of council to request traffic study by DSG – Meeting March 2026



Meeting Date	Document	Item No.	Item	Status	Action Required	Assignees	Action Taken
					(DSG) to undertake an updated traffic count & review of traffic movements associated with the complex & surrounding road network; 3. Request that the DSG prepare a revised Traffic Impact Study identifying possible safety & access improvements , including (but not limited to) the feasibility of a roundabout at the intersection of Union & Wellington Sts; 4. Seek to engage with the DSG to explore possible options for improving traffic safety and flow in this area.		
17/11/2025	2025-11-17 Open Council - Ordinary Meeting	7 2.1	Longford Heavy Vehicle Traffic Monitoring	Awaiting external response	That council requests the Department of State Growth to continue to monitor the heavy vehicle traffic through Longford.	Engineering Supervisor, Executive & Communications Officer, Works Manager	21/11/2025 Executive & Communications Officer - Works and Infrastructure to provide advice. 09/12/2025 Executive Assistant - Works Manager to meet with DSG representative/s. 23/01/2026 – Correspondence received “As an result of the limited transport benefits and high costs and impacts, a Longford bypass has not been identified for consideration by the Department of State Growth as a priority for the State Road Network a this time.



Meeting Date	Document	Item No.	Item	Status	Action Required	Assignees	Action Taken
15/12/2025	2025-12-15 Open Council - Ordinary Meeting	5 3.1	Notice of Motion: Artificial Intelligence (AI) Use in Local Government	In progress	That the Council request that officers prepare a report for Council that addresses the following: a) the current Artificial Intelligence (AI) use in local government; b) examine, if any, feasible opportunities that are available, or will soon be available, to enable the Northern Midlands Council to benefit from its use; c) make recommendations how AI can improve the effectiveness of Council.	Acting General Manager, Executive Officer	06/01/2026 Executive Officer Report being prepared for future agenda. 06/02/2026 Executive Officer Report is progressing with the intention to list it on the workshop agenda in March. 10/03/2026 Executive Officer Officers have held the report completion until attendance at an upcoming Local Government Professional workshop relating to AI in mid-March. The report will then be completed and presented to Council in April. 13/04/2026 Executive Officer Report is prepared and listed on the agenda of the 20 April 2026 meeting.
15/12/2025	2025-12-15 Open Council - Ordinary Meeting	14.2	Cressy Childcare / Bartholomew Park - Draft Masterplan	In progress	That Council 1. accept in principle the Draft Masterplan for the Cressy Childcare Expansion and Bartholomew Park upgrade, and approve its release for public consultation; 2. consider funding components of the Masterplan in future Council budget deliberations, and request Council Officers seek external grant opportunities	Acting General Manager, Project Officer	06/01/2026 Project Officer Draft masterplan on agenda for next Cressy District Committee Meeting, and will subsequently be released for broader community consultation. Feedback received from community consultation will be considered prior to development of the final version of the plan. Implementation priorities will then be determined.



Meeting Date	Document	Item No.	Item	Status	Action Required	Assignees	Action Taken
					to support implementation; and 3. request Council Officers to prepare a staged implementation plan for the project.		
15/12/2025	2025-12-15 Open Council - Ordinary Meeting	16.1	Campbell Town - Additional Electric Vehicle Charging	In progress	That Council: a) require Evie Networks to undertake public consultation, including engagement with Campbell Town businesses, at their cost and report back to Council for all necessary approval/s; and b) defer any works for six months to minimise disruption during Main Street works.	Executive Officer, Works Manager	06/01/2026 Executive Officer Letter sent to Evie Chargers regarding Council's decision. No response received to date. 28/01/2026 Executive Officer Response received and consultation is commencing in Campbell Town regarding the expansion of the charging station. 10/03/2026 Executive Officer Evie have commenced their community consultation with the Campbell Town District Committee and wider community drop-in sessions. A further update from Evie is expected in the coming weeks. 13/04/2026 Executive Officer Report on matter is prepared and listed on the agenda of the 20 April 2026 council meeting for Council consideration.
19/01/2026	2026-01-19 Open Council - Ordinary Meeting	5 3.1	Notice of Motion: Retention and Reinstatement of the Convict Brick Trail in Original Trail Positions	In progress	That Council 1. reinstate the Convict Brick Trail in Campbell Town to its continuous trail configuration along High Street; 2. place all convict bricks as close as possible to their original position subject to the following constraints; i. public safety; ii. on-street dining; iii. footpath trading signage; iv.	Executive Officer, Project & Building Compliance Manager	28/01/2026 Executive Officer Officers are working with the contractors regarding the reinstatement and expansion of the project. 10/03/2026 Executive Officer Officers are working through the decisions of Council in relation to the matter. A meeting is due to be held with Mr Cameron in the coming weeks.



Meeting Date	Document	Item No.	Item	Status	Action Required	Assignees	Action Taken
					both pedestrian and vehicle property access; v. thoroughfares; vi. integration with water, sewer, power, stormwater and communication services. 3. accepts the costs to reinstate the Convict Brick Trail in accordance with Superintendent's decision in charge of the works; 4. funds the reinstating cost from stage two (2) of the Campbell Town Streetscape Project; 5. formally advise key stakeholders of Council's decision; and 6. request a report from Council officers regarding options for future enhancement or expansion of the trail without altering the continuous trail format.		
19/01/2026	2026-01-19 Open Council - Ordinary Meeting	14.2	Securing Perth Police Station for Community Hub	Completed	That Council seeks the assistance of local State Members of Parliament and the State Treasurer to obtain an update on the	Acting General Manager, Executive Officer	03/02/2026 Executive Assistant Report prepared for Special Council Meeting. 04/03/2026 Executive Officer Council has successfully purchased the building at 96A Main Street Perth.



Meeting Date	Document	Item No.	Item	Status	Action Required	Assignees	Action Taken
					State Government's progress towards deciding the future of the Perth Police Station property.		
19/01/2026	2026-01-19 Open Council - Ordinary Meeting	14.7	TasWater Price and Service Plan (PSP5)	Awaiting external response	That Council defer this decision to seek more information from TasWater regarding the costs for all users and timelines for works.	Acting General Manager	23/01/2026 Executive Assistant Correspondence sent to TasWater. Acting GM awaiting reply.
16/02/2026	2026-02-16 Open Council - Ordinary Meeting	5 3.1	Notice of Motion: Waste Disposal Voucher System	In progress	That Council supports the motion to prepare a report on the feasibility and cost of introducing a waste disposal voucher scheme for consideration as part of the 2026/2027 budget process.	Acting General Manager, Executive Officer, Executive Officer, Work Health & Safety Officer	10/03/2026 Executive Officer Item has been placed on the agenda for the upcoming 26/27 budget considerations.
16/02/2026	2026-02-16 Open Council - Ordinary Meeting	13.2	Significant Tree Register Endorsement	In progress	Make changes (as set out below) to the draft list of nominated trees and include a draft Local Historic Landscape Precinct for the entrance to Longford, prior to progressing a draft amendment for inclusion of the trees in Table C6.5 Significant Trees of the Local Provisions Schedule: Remove the	Acting General Manager, Project Officer, Senior Planner	05/03/2026 Project Officer Draft amendment report noting revised list of nominated trees and inclusion of Local Historic Landscape Precinct, to be prepared for consideration at future Council Meeting. Unsuccessful nominators to be notified.



Meeting Date	Document	Item No.	Item	Status	Action Required	Assignees	Action Taken
					<p>following trees from the draft list due to not meeting the qualities of a significant tree, having limited life expectancy or being unsuitable for location: -</p> <p>109 Main Street, Cressy Fraxinus Raywood Claret Ash - 110 Main Street, Cressy (Holy Trinity Anglican Church) Swamp? Gum Tree - 53 Wellington Street, Longford (Longford Village Green 'Victoria Square') Eucalyptus camaldulensis River Red Gums Eucalyptus ovata Swamp Gums Eucalyptus nicholii Narrow-leaved Black Peppermints - 70 Pakenham Street, Longford Eucalyptus species</p> <p>Remove the following trees from the draft list due to being removed prior to the nomination list being finalised: -</p> <p>6B Saundridge Road, Cressy Quercus Robur English</p>		



Meeting Date	Document	Item No.	Item	Status	Action Required	Assignees	Action Taken
					Oak (already removed)		
16/02/2026	2026-02-16 Open Council - Ordinary Meeting	14.1	Campbell Town Convict Brick Trail Reinstatement Plan	Not yet started	In accordance with Council Minute No. 26/016 Council endorses the Campbell Town Convict Brick Trail Reinstatement Plan for Stage 1, and Council endorses the Campbell Town Convict Brick Trail Plan for stage 2, subject to: i) public consultation and approvals of the proposed Campbell Town Streetscape Stage 2 Upgrades	Acting General Manager, Project & Building Compliance Manager, Works Manager	13/4/26 – Report on stage 2 upgrades listed on the Agenda of the 20 April 2026 council meeting for consideration.
16/03/2026	2026-03-16 Open Council - Ordinary Meeting	7 1.1	Campbell Town cemetery	In progress	That Council continue the development of a 50 ‘ year Cemetery Plan for the Northern Midlands.	Acting General Manager, Executive & Communications Officer, Project Officer	24/03/2026 Project Officer - work is progressing on the development of a brief for the cemetery plan. 13/4/26 – Consultant engaged for project
16/03/2026	2026-03-16 Open Council - Ordinary Meeting	7 2.1	Pioneer Park Irrigation System	In progress	That Council update the Local District Committee of the range of upgrade works within Pioneer Park as part of the broader improvement program, including the irrigation system.	Acting General Manager, Assistant Works Manager, Executive & Communications Officer, Project & Building Compliance Manager, Works Manager	13/4/2026 – Officers attended the Evandale Local District Committee with improvement program of works.



Meeting Date	Document	Item No.	Item	Status	Action Required	Assignees	Action Taken
16/03/2026	2026-03-16 Open Council - Ordinary Meeting	7 2.2	Bike Rack Production Design, Location and Installation	In progress	That Council Officers continue to work on this project and Officers will provide costing and proposed locations at the next Evandale District Committee Meeting.	Acting General Manager, Assistant Works Manager, Executive & Communications Officer, Project & Building Compliance Manager, Works Manager	13/4/26 – Officers attended the Evandale Local District Committee with suggested improvements to existing infrastructure and suggested location of new bike rack.
16/03/2026	2026-03-16 Open Council - Ordinary Meeting	7 2.3	Honey Suckle Banks - Rock Barrier for Caravan area	completed	That Council advise the Committee that is not currently considering the opening of any additional land to expand the free camping area at Honeysuckle Banks. The site is temporarily opened once each year to accommodate the increased number of visitors associated with the Penny Farthing Championships and is closed again shortly thereafter.	Acting General Manager, Assistant Works Manager, Executive & Communications Officer, Project & Building Compliance Manager, Works Manager	
16/03/2026	2026-03-16 Open Council - Ordinary Meeting	7 3.1	Update on Department of State Growth correspondence	completed	That Council will provide the Committee with correspondence received from the Department of State Growth that relates to the matters raised by the Committee.	Acting General Manager, Executive & Communications Officer, Executive Officer, Executive Officer, Agenda Item Approval	



Meeting Date	Document	Item No.	Item	Status	Action Required	Assignees	Action Taken
16/03/2026	2026-03-16 Open Council - Ordinary Meeting	7 3.2	Request for Traffic Report	In progress	That Council pursue the appropriate Government body for a new traffic report on Wellington and Marlborough Streets, Longford, with the particular focus on the dangerous Hill Street entrance.	Acting General Manager, Executive Assistant, Works Manager	27/03/2026 Executive Assistant 26/3/26 - EA sent letter to DSG requesting a new Traffic Report on Wellington St and Marlborough St at Longford with focus on Hill Street entrance.
16/03/2026	2026-03-16 Open Council - Ordinary Meeting	14.1	Australian Local Government Association (ALGA) - 2026 General Assembly of Local Government - Conference Attendance	In progress	That Council a) note the report and the provision within the policy for attendance by i) Mayor Knowles, and ii) Deputy Mayor Lambert to attend the 2026 National General Assembly of Local Government to be held in Canberra from 23 to 25 June 2026; and b) resolve to reschedule the June Ordinary Meeting of Council to the 29 June 2026 to allow for attendance by the Mayor and Deputy Mayor	Acting General Manager, Executive & Communications Officer	Attendance registrations complete
16/03/2026	2026-03-16 Open Council - Ordinary Meeting	16.1	Northern Midlands Council Dark Sky Policy and Support of Ross as a Dark Sky Community	In progress	That Council a) Support in-principle the Dark Sky Lighting Policy as presented and implementation of the program so long as it aligns with national	Acting General Manager, Executive & Communications Officer, Trainee Engineering Officer	



Meeting Date	Document	Item No.	Item	Status	Action Required	Assignees	Action Taken
					regulatory standards. and b) Seek external funding for the implementation of the Dark Sky Program to support accreditation as a recognised Dark Sky Community.		
16/03/2026	2026-03-16 Open Council - Ordinary Meeting	16.2	Russell Street and White Hills Road, Evandale - Speed Limit and Traffic Management Report	In progress	That Council a) i) investigate longer term streetscape and traffic calming options for Russell Street to improve pedestrian amenity and safety, subject to future funding and design considerations; and ii) further investigation of traffic and parking controls at the Rodgers Lane / Macquarie Street intersection, including parking restrictions and turning movements, to address identified heavy vehicle safety concerns. and b) Supports in principle a review of speed limit signage on White Hills Road near No. 845 to improve consistency	Acting General Manager, Trainee Engineering Officer, Works Manager	



Meeting Date	Document	Item No.	Item	Status	Action Required	Assignees	Action Taken
					between traffic directions and authorises officers to engage with the Department of State Growth and the Transport Commissioner as required. and c) Does not support a reduction in the posted speed limit on Russell Street between High Street and Macquarie Street at this time having regard to the Tasmanian Speed Zoning Guidelines, operating speed data, crash history, and prior advice from the Department of State Growth.		



8.12 RESOURCE SHARING SUMMARY: 01 JULY 2025 TO 30 JUNE 2026

Resource Sharing Summary 1/7/25 to 30/6/26 As at 31 March 2026	Units Billed	Amount Billed GST Exclusive \$
Meander Valley Council - Service Provided by NMC to MVC		
Service Provided by NMC to MVC		
Street Sweeping Plant Operator Wages and Oncosts and Plant Hours	270	32,063
Total Services Provided by NMC to Meander Valley Council		32,063
Service Provided by Meander Valley Council to NMC		
Total Service Provided by MVC to NMC		
Net Income Flow	270	\$32,063
Private Works and Council Funded Works for External Organisations	Hours	Amount \$
<ul style="list-style-type: none"> • Mowing – Cressy Rec Ground • Cricket Pitch Cover removal – Cressy, Ev, Lfd & Perth Rec Grounds • Pipe – S Foster • Mowing – Evandale Anglican Church • Mowing – Evandale Uniting Church • Cleaner – Evandale War Memorial Hall • Cleaner – Evandale Community Centre • Fire Abatement – P Sommerville • Monitoring Lake Leake - Elizabeth Water Trust • Ground Maintenance– Avoca School • Cleaner – Avoca Hall • Fire Hazard - Austral Bricks Tas • Spill Kit – JJ Richards • P Brown – Vac Out Stormwater Pit • Gas - Cressy Rec Ground facilities • R Grundy – Grading Driveway • Dog Was – Waste Bags • Fire Abatements 		911 1,506 3,432 947 383 878 1,424 197 283 2,646 24 1,087 144 246 190 244 5 3,145
	131	\$17,692

8.13 VANDALISM

Prepared by: Damien Wilson, Assistant Works Manager

Incident	Location	Dec-25	Jan-26	Feb-26	March-26	Estimated Cost of Damages	
						Total to Date 2025/26	Total 2024/25
Graffiti Perth Bridge toilets x 2	Perth	\$500					
Broken toilet button Valentines Park	Longford	\$150					
Laycock street toilets damaged	Longford	\$400					
Burn mark Valentines Park toilet	Longford	\$1,000					
Two hand dryers damaged at Valentines Park	Longford	\$1,200					
Vandalised toilet roll holder public toilets	Evandale	\$300					
Village Green Toilets	Longford		\$800				
Toilet's Soap Dispensers Valentines Park x2	Campbell Town		\$150				



Memorial Hall toilets, hand dryer removed from wall	Longford			\$600			
Campbell Town Gatty Memorial, irrigation and tap timer removed	Campbell Town			\$1,000			
Longford Laycock Street toilets, holes in walls, dents in mirror, urinating on floor, facies on wall, lock damage	Longford			\$1,200	\$250		
Perth murals at Perth school, graffiti	Perth			\$200			
All areas soap dispenser plungers removed				\$300			
Graffiti skate park	Longford				\$300		
Guide Hall, smashed window	Campbell Town				\$1,000		
Skate Park, graffiti on walls	Perth				\$400		
Toilets, door lock tampered	Cressy				\$200		
TOTAL COST VANDALISM		\$3,550	\$950	\$3,300	\$2,150	\$53,810	\$44,850

***Road Infrastructure Damage:**

Longford Smith Street roundabout truck damage \$5000

Cressy, Green Rises Road truck damage on guard rail \$ 10 000

8.14 YOUTH PROGRAM UPDATE

Prepared by: Libby McGrath, Youth Officer

PCYC Program

Cressy

PCYC are offering this program at Cressy District High School during lunchtime, offering games and activities that encourage physical and mental wellbeing. Young people can choose the activities they engage in.

Session Venue	Date of Session	Attendance	Comment
Cressy			
	12/03/2026	30	
	19/03/2026	30	
	26/03/2026	35	

Taiko Drumming - Longford

Working with Longford Primary School and Launceston PCYC to engage a group of students with the program. Taiko drumming offers a platform for students to channel their emotions constructively, with the structured nature of learning Taiko can help to improve focus and concentration. Taiko also focus on teamwork and communication skills, boosting confidence and social interaction abilities.



Session Venue	Date of Session	Attendance	Comment
Longford			
	02/03/2026	9	
	16/03/2026	8	
	23/03/2026	8	
	30/03/2026	8	

Girls Program- Longford and Campbell Town

The Free2B Girls Program continues to provide a welcoming, safe, and inclusive environment for girls in Longford and Campbell Town, supporting the development of positive relationships, wellbeing, and creative expression. The program operates under the core principles of safety, tolerance, and respect, and remains a highly valued initiative within the Northern Midlands community.

Participation during Term 1, 2026 has been exceptionally strong, demonstrating continued growth and community demand:

Campbell Town: 20 registered participants, an increase from 13 in 2024

Longford: 32 registered participants, up from 20 in 2024

Participants have provided positive feedback, describing the program as safe, fun, and welcoming, and highlighting that it gives them valuable opportunities to explore their creativity, build confidence, and form friendships.

Term 2 program dates have been confirmed, with venues, local partnerships, and support arrangements all locked in. Program delivery continues to be supported by trained facilitators and volunteers, ensuring consistency and high-quality engagement. A formal report is currently being prepared and submitted to Rotary to support continued funding of the program facilitator, recognising the importance of facilitator continuity for program success.

The Free2B Girls Program continues to demonstrate strong participation growth and positive outcomes for young people across both locations. The program is well positioned for continued success in 2026 and remains an important contribution to youth wellbeing, resilience, and social connection within the Northern Midlands.

Meetings/Programs

Libby McGrath continues to represent the Council on the Northern Youth Coordinating Committee and the Northern Midlands Interagency Meetings, with ongoing contributions to youth-focused initiatives across the region.

Reclink Collaboration: Working with Cressy District High School to run a fishing and outdoors program for a group of students to encourage classroom engagement and school attendance.

PCYC Review: PCYC continues to run sessions at Cressy District High School focusing on team building and peer collaboration. Longford Primary School continues to participate in Taiko drumming sessions.

Rethink Waste: High interest in school-based programs for late 2026. Potential semi-permanent hosting of the recycling hub trailer at WTS.

Mental Health Week 2026: Planning underway with Headspace, Anglicare, YASP, and Cornerstone. Mental Health Week 2026 aims to connect organically with students, having stakeholders join in activities etc. to create natural conversations to build connections.

Library Partnership: Many young people use the space as a chill out zone, Youth Officer has been rotating board games in the space for young people to use. Youth Officer sat on the interview panel and supported the hiring process of a new librarian.



STEM and Sports Alternatives: Perth Primary exploring STEM programs via Enterprize and after-school activities including Milo Cricket, Auskick, and tennis.

Grant Application: The Northern Midlands Youth Leadership and Learning Futures Project have been awarded \$24,700 through the Tasmanian Community Fund's 2025 Community Action Grant Round. Leadership workshops will begin for Cressy District High School and Campbell Town District High School in term 2.

Career/Future Event (Aug 2026): Planning underway for a youth-focused careers expo with strong interest from service providers. Date has been confirmed, EOI for stall holders will be sent out to targeted businesses and organizations.

Community BBQ: Partnering with Community Housing, we are running another community BBQ at Laycock Street. Community Housing will bring a trailer with equipment, Rotary will support the BBQ again and Banjos donating bread. Direct messages will be sent to local families in Community Housing to invite them to participate.

Safeguarding Policy Review: Scheduled for upcoming months.

Newsletter Development: A "What's Happening" newsletter has been developed and distributed throughout the Northern Midlands following community feedback. The newsletter brings together youth information, activities, events, and opportunities in one accessible place.

Council Collaboration: Youth Officer has met with Meander Valley Council and Southern Midlands Council to discuss opportunities to connect and work together to create opportunities for young people.

8.15 INTEGRATED PRIORITY PROJECTS & STRATEGIC PLANS UPDATE

Prepared by: Maree Bricknell, Acting General Manager & Lorraine Green, Project Officer

CURRENT AS AT 1 APRIL 2026

INTEGRATED PRIORITY PROJECTS PLAN:

Progress Report:

Not Started (obstacles)
 On Hold
 On Track
 Completed

Project	Status	\$	Scheduled
1 Progress: Economic health and wealth - grow and prosper			
<i>Foundation Projects</i>			
4.1 Main Street Upgrades: Campbell Town, Longford & Perth	Gov	 Campbell Town 2022 Election Commitment secured through the Priority Community Infrastructure Program (PCIP) DA approved.	Budget allocation 2024/25 plus contribution from \$8m Federal Govt Election Commitment 2022.
	Gov	 Longford DA submitted.	Budget allocation 2024/25 from Federal Govt Election Commitment 2019. Federal funding must be expended by 30 June 2025 at the latest. Funds proposed for streetscape upgrade approved for reallocation to the Longford-Mill Dam shared pathway at the April 2024 Council Meeting.
	C&D	 Perth 2022 Election Commitment secured through the PCIP DA approved.	Contribution from \$8m Federal Govt Election Commitment 2022.
4.1. Longford Memorial Hall Upgrade	Gov	 Federal Govt Election Commitment 2019; Local Roads and Community	Main Building & BBQ shelter completed.



Project		Status		\$	Scheduled	
			Infrastructure allocation.			
4.4	<i>TRANSLink Intermodal Facility</i>	Gov	Included in NMC Priority Projects document. Business Case and application submitted 20 November 2023 to secure the 2022 Election Commitment. Funding secure and funding agreement being finalised.. Approved by NTDC as a Northern Tas Priority Project.	Federal Election commitment of \$5m for planning stage. Further \$30m commitment subject to planning stage.	5,000,000	Funding agreement signed. Contract signed with preferred external service provider – NTDC. Work progressing to plan.
Enabling Projects						
5.1	<i>Perth Sports Precinct & Community Centre</i>	Gov	Concept master plan developed October 2020. Included in NMC Priority Projects document.	Valuation received.		Nominated as a Project of Regional Priority.
5.1	<i>Ben Lomond Public Shelter Development</i>	Gov	Feasibility Study: Investment in Ben Lomond Ski Field Northern Tasmania Included in NMC Priority Projects document. Govt has completed new public shelter. Government has committed to development of a master plan.	Staff resources only to support grant funding applications.		Not scheduled at this stage.
5.3	<i>Campbell Town – Town Hall Sale or Lease</i>	Gov	Agent appointed – all offers to be presented to Council.			Sale completed..
5.3	<i>Longford Library & Exhibition Building on the Village Green</i>	Gov	Longford Motor Sport Museum Included in NMC Priority Projects document.	No budget allocation staff resources only.		Community Committee formed.
5.3	<i>Power Undergrounding in Evandale, Longford & Perth</i>	Works	Awaiting funding streams to come available. Included in NMC Priority Projects document.	No budget allocation staff resources only.		Not scheduled at this stage. Evandale submitted for State Govt 2025/26 Budget consideration.
5.4	<i>Subdivisions (several – Cressy, Evandale, Longford & Perth)</i>	C&D	Council to identify opportunities to provide infrastructure and secure funding. Included in NMC Priority Projects document.	Drainage easement secured at Evandale. Detention basin secured at TRANSLink.		Tenders for detention at Western Junction awarded.
2 People: Cultural and society – a vibrant future that respects the past						
Enabling Projects						
5.1	<i>Recreation Ground Upgrades)</i>	Gov	Campbell Town, Evandale and Cressy NMC Priority Projects document. Funding to be sought for oval upgrades.			Not scheduled at this stage.
		Gov	Cressy Recreation Ground Cricket Australia & State Govt funding secured towards the upgrade of the practice facility, car park and dump point.			Sealing of car park for future budget.
			Perth Recreation Ground Amenities, topdressing, cricket net upgrade.			Completed.
			Longford Recreation Ground Irrigation system install and preparation for 2 nd ground.			Lobby for upgrade funding of surface and 2 nd ground.
5.1	<i>Swimming Pool Upgrades (several)</i>	Gov	Covering of Campbell Town & Cressy Swimming Pools Included in NMC Priority Projects document.		-	Not scheduled at this stage.
		Gov	Cressy: Solar system replacement Ross: Pool operation to continue (as per the current funding model) whilst structurally/operationally safe to do so.	Allocation 2024/25	50,000	Completed.



Project				Status	\$	Scheduled
5.2	<i>Shared Pathways</i>	Gov		Applications submitted to Growing Regions Program and Better Active Transport Tas program. Included in NMC Priority Projects document. Hobart Road shared pathway submitted to NTDC as a Northern Tas Priority Project.	Funding secured through the Better Active Transport in Tas grant program: Funding applications submitted to Active Transport Fund. Illawarra Road shared pathway submitted for State Govt 2025/26 Budget consideration.	Hobart Road shared pathway Stage 1 Tender awarded. On site work commenced 12 January 2026 and still in progress.
4 Place: Nurture our heritage environment						
Foundation Projects						
4.2	<i>Perth South Esk River Parklands</i>	Gov		Building Better Regions Fund grant secured towards the extension of the walkway, installation of footbridge and BBQ. Included in NMC Priority Projects document.		Completed.
4.3	<i>Sheepwash Creek Corridor & Open Space</i>	Gov		Grants secured for major new/improved infrastructure. Included in NMC Priority Projects document.	Commonwealth Government Disaster Ready funding successfully sought.	3,700,000 In progress.
4.5	<i>Municipal Tree Planting Program</i>			Annual program implemented. Included in NMC Priority Projects document.	Included in annual operating budget.	Ongoing.
Enabling Projects						
5.1	<i>Conara Park Upgrade</i>	Gov		Concept prepared: awaiting funding opportunities. Included in NMC Priority Projects document.	Negotiating with State Growth.	Awaited Agreement for Council to take control of Park, and improve as funds permit.
5.3	<i>Redevelop Bartholomew Park Cressy</i>	Gov		Liaising with Local District Committee to establish/prepare plans for upgrade.		Community consultation period closes 30 April

- Open Spaces and Active Infrastructure Grants Programs: soccer field and half-basketball courts – State Government Open Spaces funding secured for 4 half basketball courts and a playground. Acquittal report submitted.
- Ross Men’s Shed Extension: work completed. Acquittal report submitted December 2025, and approved.
- Napoleon Street Park – \$127,695 secured through the State Government Open Spaces Grant Round Two. Council resolved at July 2024 Council Meeting to fund the work across two financial years. Approval received December 2025 to extend completion date to 31 December 2026.
- Longford Community/Neighbourhood House – Submitted for State Govt Budget 2025/26 consideration.
- Seccombe Street Reserve Raised Pavement Platform – Vulnerable Road User grant of \$50,000 secured – work nearing completion (light being installed)
- Community Climate Change Action Grant secured for solar and backup battery for Longford Town Hall. Work completed. Acquittal report submitted December 2025.



8.16 TOURISM & EVENTS AND HERITAGE HIGHWAY TOURISM REGION ASSOCIATION (HHTRA) UPDATE

Prepared by: *Fiona Dewar, Tourism and Events Officer*

Tourism update:

- Events:
 - Liaise with event organisers re planning and information required, assist those seeking funding and in-kind support. Provide assistance to event organisers to fulfil Council compliance requirements.
 - Update and distribute “What’s On” events list.
 - Update NMC website calendar.
 - Update the Australian Tourism Data Warehouse database as practical.
 - Share electronic flyers for upcoming events to the statewide Yellow *i* Visitor Information network and the White *i* Visitor Centres in the Northern Midlands for display on their boards and counters, and to the HHTRA Management Group to share with relevant local communities, businesses, notice boards etc.
 - Assist Council’s Executive and Communications Officer with the Australia Day event at Campbell Town.
 - Events held in the Northern Midlands municipality during March 2026 include:
 - ♣ Annual Truck Run for RFDS, Longford
 - ♣ Glover Prize and Exhibition, Evandale
 - ♣ Ross Female Factory Archelogy lecture, Ross
 - ♣ Black Dog Ride 1-Dayer, Campbell Town
 - ♣ Tour de Cure, cycle ride from mainland to Hobart, through the midlands
 - ♣ Harmony on the Green, Longford
 - ♣ Music in the Barn, Nile
- Northern Midlands Visitor Centres Group – Connection with travellers in our region:
 - Disseminate updates and information from TVIN, emergency alert agencies, DSG roadworks updates, etc.
- Industry, Interpretation, Other Projects:
 - Work with Longford Legends to progress the Lych Gate Interpretation about the Norfolk Islanders and local shearers.

HHTRA update:

- Heartlands Way through Broadmarsh was a pilot event held on 28th March by the HHTRA. The experience included a guided bus tour, history displays, story-telling. The numbers were capped at 80 total and was sold out with people on a waiting list. Initial feedback has been extremely positive. The HHTRA will hold a debriefing workshop in April.
- The Heritage Highway digital marketing activities include:
 - Website with links to towns, accommodation, experience, and event categories.
 - Articles and blogs about the region.
 - Social media, including Facebook and Instagram, image sourcing and sharing, creating posts, monitoring/moderating comments.
 - Destination Southern Tasmania host the Heritage Highway website as a Regional Landing Page on the Hobart & Beyond website.
 - Boosted posts supporting Heritage Highway events include articles on the site along with social media.
- The Heritage Highway Operators private Facebook group remains a resource for operators and tourism industry agencies to promote their services and experiences. HHTRA shares information via the resource.

ATTACHMENTS

Nil



8.17 NORTH WEST TRANSMISSION UPGRADES PROJECT - PALMERSTON TO HAMPSHIRE SECTION - MAJOR INFRASTRUCTURE PROJECT DECISION

Prepared by: Erin Miles – Strategic Projects Officer

Major Infrastructure Project - North West Transmission Upgrades Project - Palmerston to Hampshire -

Notification of Panel's Decision

The North-West Transmission Upgrades Major Infrastructure Project (major infrastructure project) proposes the use and development of a 220kV overhead electricity transmission line and towers from Palmerston (substation near the junction of Poatina Road and Saundridge Road south of Cressy) to Sheffield, Sheffield to Burnie via a spur line to Heybridge, Burnie to East Cam, East Cam to Hampshire, and Hampshire to Staverton. Substations at Hampshire and Staverton are also proposed, along with ancillary facilities at multiple locations. Tasmania Networks Pty Ltd (TasNetworks) was the applicant.

Pursuant to section 11 of the *Major Infrastructure Development Approvals Act 1999* and section 57(6) of the *Land Use Planning and Approvals Act 1993*, the Development Assessment Panel determined on the 10 March 2026 to grant Major Infrastructure Project Permit MIP-2026-01 for the project, subject to the conditions and restrictions specified in the permit, which is available via the link below.

Section 22(4) of the *Major Infrastructure Development Approvals Act 1999* provides that the planning authority responsible for administering the Tasmanian Planning Scheme within the Northern Midlands Council area is responsible for enforcing the planning permit within that council area.

(4) If a permit is granted by the Commission, the planning authority which normally administers the relevant planning scheme or special planning order is responsible for the enforcement of the permit.

A copy of the Final Report, Permit and approved plans is available on the Tasmanian Planning Commission website, following the following prompts: Tasmanian Planning Commission Home Page (Menu) > Assessments and hearings > Major Project permits > North West Transmission Upgrades major infrastructure project permit or via the following direct link: <https://www.planning.tas.gov.au/assessments-and-hearings/major-project-permits/north-west-transmission-upgrades-major-project-permit>

8.18 DRAFT SPP AMENDMENT 01-2026 OF THE STATE PLANNING PROVISIONS - SECONDARY RESIDENCES

Prepared by: Erin Miles – Strategic Project Officer

Draft SPP Amendment 01-2026 of the State Planning Provisions - Secondary Residences

As noted in the attached Terms of Reference and Briefing Report provided to Council on the 6th March 2026, the purpose of draft amendment 01-2026 of the State Planning Provisions (SPPs) is to increase the allowable gross floor area of secondary residences from 60m² to 90m², alongside other related clarifications and wording changes.

The consultation period closed prior to the April Council Meeting (17th April); therefore, a submission has been prepared and provided to the State Planning Office at officer level (attached).

The submission notes a range of concerns relating to the draft amendment, including failure to address the related issues raised as part of the SPP review, lack of appropriate services for up to 3-bedroom dwellings, incompatibility with the intent of a secondary residence, lack of amenity and housing security (when compared to multiple dwellings), incompatibility with the styles of housing identified as being required in the Tasmanian Housing Strategy 2023-2043, lack of supporting infrastructure and associated planning provisions, potential use for short-stay accommodation and the potential for future regulatory burdens on Council.

ATTACHMENTS

1. SPP amendment 01-2026 - Terms of Reference [8.18.1 - 1 page]



2. Submission for draft amendment 01-2026 of the SPP - secondary residences [8.18.2 - 3 pages]
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9 PUBLIC QUESTIONS AND STATEMENTS

PUBLIC QUESTIONS AND STATEMENTS

Regulation 36 of the *Local Government (Meeting Procedures) Regulations 2025* makes provision for Public Question Time during a Council meeting.

Public question time is to commence at approximately 5:30pm 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 submission speaker is limited to a maximum of 3 minutes.

PUBLIC QUESTIONS

At approximately 5.31pm, following conclusion of discussion and decision on item no. 7.3.2, Council commenced with Item 9.

Cr Terrett left the meeting at 5:32 pm.

Cr Terrett returned to the meeting at 5:40 pm.

Ben Childs - Perth's Progress Association - Future use of the Perth Police Station

- *The speaker addressed the proposed motion concerning the future use of the former Perth Police Station.*
- *He advised that the motion effectively requires community groups to demonstrate the capacity to fund significant building upgrades before being considered as tenants.*
- *The speaker stated that this places an unrealistic financial burden on volunteer-led community organisations, which are not commercial developers.*
- *He expressed the view that Council-owned community assets should meet baseline compliance and safety requirements prior to occupation.*
- *Concern was raised that the proposed approach may result in no community proposals being forthcoming and could lead to the asset remaining vacant or being used for short-term residential purposes.*
- *The speaker advocated for a more balanced approach whereby Council ensures asset readiness and community groups focus on activation, programming, and ongoing use.*
- *He emphasised the importance of transparency, fairness, and the appropriate declaration and management of any perceived conflicts of interest in decision-making processes related to Council assets.*

Sue Fields - Perth's Historical Society - Future use of the Perth Police Station

- *The speaker addressed the proposed motion regarding the future use of the former Perth Police Station and residence.*



- She advised that she has been involved in the project since 2018 and has volunteered significant time toward developing a community-based proposal for the site.
- The speaker outlined Perth's lack of community infrastructure and facilities compared to other towns in the region and stated that Perth has been historically overlooked.
- She noted that Perth does not have facilities such as a town hall, library, RSL, or war memorial hall, and argued that the former Police Station is centrally located and well suited for community use.
- The speaker indicated that the proposed project has been developed collaboratively by community groups and has followed appropriate consultation processes.
- Concerns were raised about perceived inconsistencies when compared with processes applied to the Longford Police Station, and the need for equitable treatment across towns.
- The speaker stated that the proposed Perth Community Hub would be operated in a similar manner to the Evandale Community Hub.
- She advised that if the project does not proceed, it would be viewed by the community as a lack of support for Perth, noting that there are no alternative suitable locations for the proposal.

Guarav (Sonny) Bhaskar - Manager IGA - Campbell Town - Removal of parking outside the IGA entrance

- The speaker raised concerns regarding the proposed removal of parking directly outside the IGA entrance as part of the design changes.
- He stated that the current design removes parking spaces due to kerb extensions and intersection modifications, impacting short-term access to the store.
- The speaker advised that convenient access is essential for elderly residents, people with mobility challenges, families with young children, and those undertaking quick shopping trips.
- He expressed concern that the removal of close parking may reduce accessibility, affect customer safety and comfort, and impact the viability of an essential local business.
- The speaker requested that consideration be given to retaining accessible parking, including one or two disabled parking bays, short-term parking spaces, and a loading or pick-up zone near the entrance.
- He also requested a review of the kerb layout to determine whether adjustments could allow some parking to be retained.
- Questions were raised about what specific provision has been made for elderly and mobility-impaired customers and whether there is flexibility within the design to maintain minimal parking outside the store.

Corey Peters - Campbell Town - Harmony on High Street - King Street (redesign) Safety (Pedestrian) - entrance

- Emphasised the importance of pedestrian safety, appropriate aesthetic choices, and a consistent streetscape across High Street, particularly opposite the IGA and near Harmony on High Street.
- Raised concern that safety considerations were overlooked in planning decisions, with emphasis placed on visual appeal rather than practical safety.
- Identified tripping hazards created by elements attached to the footpath.
- Noted that trees blocking sight lines and grass strips installed outside shops create accessibility and safety issues.
- Requested the removal of planned grass outside their shop and replacement with a safe, level surface for pedestrian access.
- Identified the King Street intersection as a major concern in Stage 2 of the project.
- Raised concerns that large hardstands:
 - Reduce valuable on-street parking
 - Narrow King Street, making turning more difficult for buses, trucks, caravans, and agricultural machinery
- Expressed concern that the design would have a negative impact on traffic flow on both the highway and King Street side street.
- Disputed advice received that traffic impacts would be insignificant, stating community concerns were dismissed.
- Noted inconsistency in Stage 2 design, including:
 - Footpath outside the IGA increasing to over 6 metres
 - Footpath outside their shop reducing to approximately 2.4 metres
- Stated that the only consistent outcomes appear to be reduced parking and narrowed road widths, with other design elements seeming inconsistent or "random."
- Formally requested a redesign of the King Street intersection, specifically:
 - Reducing the size of hardstands



- *Minimising the narrowing of King Street*

Lee-anne Peters - Campbell Town - Stage 1 Streetscape - (ETA of the works - end May) Public statement regarding the brick trail

- *Raised concern that Stage 1 of the streetscape project, which was due for completion this month, appears to have stalled, with significant work still outstanding.*
- *Sought clarification on:*
 - *The reason for the delay*
 - *The revised estimated completion date for Stage 1.*
- *Noted that over half of the block on the west side (between the antique shop and the gallery) has been closed to parking for more than a week with no visible works occurring.*
- *Questioned why parking barricades remain in place when work is not actively underway and requested that:*
 - *Unnecessary blockages be removed or reduced*
 - *Parking be restored where possible during delays.*
- *Raised concerns regarding poor communication with the community, particularly about ongoing disruptions affecting businesses.*
- *Sought clarification and a public statement from Council regarding the brick trail, noting that:*
 - *Bricks were removed in mid-January*
 - *No public update has been issued about reinstatement*
 - *Community members are uncertain whether the bricks will be reinstated at all*
- *Expressed that the lack of communication has contributed to reduced community trust in Council.*
- *Formally requested that Council issue a clear public statement confirming:*
 - *That the brick trail will be reinstated*
 - *When reinstatement is expected to occur.*
- *Raised concerns regarding inconsistency in Stage 1 design, including:*
 - *Varying numbers and widths of car parks outside different businesses*
 - *Inconsistent footpath and parking widths across the stage*
- *Questioned Council's emphasis on "consistency" in design elements (such as shapes and markings), while fundamental streetscape elements appear inconsistent.*
- *Asked whether design consistency is being applied selectively, rather than uniformly across the project.*

Dave Kramer - Coffee Stop Owner - Campbell Town - Parking / Streetscape Stage 1 works / safety

- *Raised concerns regarding parking consistency and quality, noting that:*
 - *White parking line markings installed approximately one month ago are already wearing off*
 - *Parking bays vary in size across Stage 1, including differences between bays in front of Banjo's and those outside his own business*
- *Questioned the focus on safety as the primary justification for Stage 1 streetscape works, stating that:*
 - *The bus stop on the Launceston bound side has an unsafe height gap (approximately four inches) between the footpath and grass*
 - *Passengers loading luggage must stand on grass, which becomes muddy and unsafe in winter*
- *Identified multiple tripping hazards along the block, including:*
 - *Uneven surfaces where road levels do not align with drainage paths*
 - *Areas where concrete is already breaking away*
 - *Specific tripping hazards located outside the kebab shop*
- *Expressed concern that Stage 1 works have created new safety risks, contrary to the project's stated safety objectives.*
- *Strongly stated that Stage 2 should not proceed until Stage 1 issues are fully resolved.*
- *Suggested that minor remedial works (e.g. filling small cut-out strips with gravel) could:*



- *Remove the majority of road barriers between Queen Street and King Street*
- *Improve access and parking for nearby businesses*
- *Highlighted significant negative impacts on local businesses, noting:*
 - *Ongoing lack of parking access*
 - *Customer loss due to barriers and prolonged works*
 - *A nearby business is at risk of closing due to sustained disruption*
- *Expressed scepticism about the current project timeline, stating:*
 - *The seven month construction period has already expired*
 - *Completion within a further four weeks is unrealistic*
 - *Estimated timelines are seen as unreliable and intended to placate concerns*
- *Warned that delays to Stage 1 will result in Stage 2 extending into next summer, causing:*
 - *Ongoing reduced parking*
 - *Extended disruption to businesses*
- *Concluded by stating that local businesses have been subjected to prolonged impacts and urged Council to “get Stage 1 right” before progressing to Stage 2.*

Mario Fenech- Campbell Town - Safety concerns

- *Spoke as a 76 year old resident with mobility issues, holding a disabled parking permit.*
- *Described assisting an 80 year old friend with significant mobility and vision impairments, who can no longer drive and requires physical support to attend the IGA.*
- *Raised serious concerns about inadequate disabled and convenient parking near the IGA, stating:*
 - *There is currently only one disabled parking space*
 - *General parking near the IGA has been significantly reduced or removed*
- *Explained that due to limited parking:*
 - *Seniors and people with disabilities are required to walk long distances back to the IGA*
 - *This presents a high risk of falls, particularly for people who shuffle, have poor balance, or limited strength*
- *Highlighted that Thursdays (seniors' day) are particularly problematic, as:*
 - *The IGA and nearby chemist are heavily used by elderly residents*
 - *There is insufficient parking capacity to accommodate senior customers*
- *Noted additional parking pressure caused by:*
 - *Vehicles occupying space near the reverse vending (bottle return) machine*
 - *Tourists taking up remaining parking spaces*
- *Advised that the lack of parking access prevents seniors from safely reaching essential services, including the chemist.*
- *Emphasised that these concerns reflect the broader experience of elderly residents and people with disabilities, not just the speaker personally.*
- *Concluded by urging Council to reconsider parking arrangements around the IGA, particularly from an accessibility and equity perspective.*

Public Question & Statements and Items listed under Items 11 and 12 relating to Planning as listed in the Agenda for the meeting.



10 COUNCIL ACTING AS A PLANNING AUTHORITY

MINUTE NO. 26/0102

DECISION

Deputy Mayor Lambert/Cr Terrett

That the Council intends to act as a Planning Authority under the *Land Use Planning and Approvals Act 1993* for Agenda Item/s 11.1 and 11.2.

Carried Unanimously

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks, Cr Goss and Cr Terrett

Voting Against the Motion:

Nil

RECOMMENDATION

That the Council intends to act as a Planning Authority under the *Land Use Planning and Approvals Act 1993* for Agenda Item/s 11.1 and 11.2.

Section 29(1) of the *Local Government (Meeting Procedures) Regulations 2025* 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.

10.1 STATEMENTS

REPRESENTATIONS ON PLANNING ITEMS

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

Each speaker is limited to a maximum of 3 minutes.

- PLAN 11.1: Draft Amendment 20-2026 to apply archaeological potential overlay on Northern Midlands Local Provision Schedule maps at 6B Saundridge Rd, 110 Main Street and 3960 Macquarie Road, and remove Local Heritage Place listing from 6A Saundridge Road, Cressy
- PLAN 11.2: Draft Amendment 21-2026 to modify NOR-Table C6.1 Local Heritage Places and amend the spatial application of the Local Heritage Place overlay

No representations were forthcoming.



11 PLANNING REPORTS

11.1 DRAFT AMENDMENT 20-2026 TO APPLY ARCHAEOLOGICAL POTENTIAL OVERLAY ON NORTHERN MIDLANDS LOCAL PROVISION SCHEDULE MAPS AT 6B SAUNDRIDGE RD, 110 MAIN STREET AND 3960 MACQUARIE ROAD, AND REMOVE LOCAL HERITAGE PLACE LISTING FROM 6A SAUNDRIDGE ROAD, CRESSY

File: 13/026/007/184

Responsible Officer: Maree Bricknell, Acting General Manager

Report prepared by: Erin Miles, Project Officer

MINUTE NO. 26/0103

DECISION

Cr Adams/Cr Archer

1. That, under section 40D(b) of the Land Use Planning and Approvals Act 1993, Council as planning authority agrees to prepare Draft Amendment 20-2026 to the Northern Midlands Local Provisions Schedule (as set out below); and
2. That, under section 40F(2)(a) of the *Land Use Planning and Approvals Act 1993*, Council as planning authority, certify draft amendment 20-2026 to the Northern Midlands Local Provisions Schedule as meeting the LPS criteria.

Draft Amendment 20-2026 to the Northern Midlands Local Provisions Schedule

Apply the place or precinct of archaeological potential overlay on Northern Midlands Local Provision Schedule maps at 6B Saundridge Road, Cressy (folio of the Register 92702/10), 110 Main Street, Cressy (folio of the Register 125263/1), and 3960 Macquarie Road, Cressy (folio of the Register 125321/1);

Delete the Local Historic Heritage Code Overlay from 6A Saundridge Road (folio of the Register 249681/2); and

Delete "and 249681/2" (6A Saundridge Road) from NOR-C6.1.102.

Carried Unanimously

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks, Cr Goss and Cr Terrett

Voting Against the Motion:

Nil

RECOMMENDATION

1. That, under section 40D(b) of the Land Use Planning and Approvals Act 1993, Council as planning authority agrees to prepare Draft Amendment 20-2026 to the Northern Midlands Local Provisions Schedule (as set out below); and
2. That, under section 40F(2)(a) of the *Land Use Planning and Approvals Act 1993*, Council as planning authority, certify draft amendment 20-2026 to the Northern Midlands Local Provisions Schedule as meeting the LPS criteria.

Draft Amendment 20-2026 to the Northern Midlands Local Provisions Schedule

Apply the place or precinct of archaeological potential overlay on Northern Midlands Local Provision Schedule maps at 6B Saundridge Road, Cressy (folio of the Register 92702/10), 110 Main Street, Cressy (folio of the Register 125263/1),



and 3960 Macquarie Road, Cressy (folio of the Register 125321/1);

Delete the Local Historic Heritage Code Overlay from 6A Saundridge Road (folio of the Register 249681/2); and

Delete “and 249681/2” (6A Saundridge Road) from NOR-C6.1.102.

1 INTRODUCTION

This report assesses Draft Amendment 20-2026 to apply the place or precinct of archaeological potential overlay on Northern Midlands Local Provision Schedule maps at 6B Saundridge Rd, 110 Main Street and 3960 Macquarie Road, Cressy, and remove a local heritage listing on 6A Saundridge Road, Cressy.

The sites were included in Table E13.3: Archaeologically Significant Sites of the *Northern Midlands Interim Planning Scheme 2013* as a result of amendment 07-2018 (Effective 12th March 2019). The amendment was undertaken alongside two other properties that received a local heritage listing. An overlay for archaeological significant sites was not available under the Interim Scheme, and the layer was not added as part of the transition to the Tasmanian Planning Scheme - Northern Midlands. This amendment seeks to apply the appropriate mapping overlay, to match the listing within Table C6.4 of the Local Provisions Schedule for Places or Precincts of Archaeological Potential.

2 BACKGROUND

Applicant:

Northern Midlands Council

Owner:

Lethborg Investments Pty Ltd (6B Saundridge Road); Centacare Evolve Housing Limited (6A Saundridge Road); The Trustees of the Diocese of Tasmania (110 Main Street); Pisa Church Community Ptd Ltd (3960 Macquarie Road)

Zone:

General Residential, Community Purpose & Agriculture

Codes/Specific Areas Plans:

NOR-Table C6.4 Places or Precincts of Archaeological Potential

Classification under the Scheme:

Planning Scheme Amendment

Existing Use:

Churches and cemeteries

Decision Date:

Not applicable

Recommendation:

That Council as planning authority agree to, and certify, the draft amendment 20-2026

Planning Instrument:

Tasmanian Planning Scheme - Northern Midlands, version 17, 19th March 2026.

3 STATUTORY REQUIREMENTS

Land Use Planning and Approvals Act 1993

40D. Preparation of draft amendments

A planning authority –

(a) must prepare a draft amendment of an LPS, and certify it under section 40F, within 42 days after receiving the request under section 37(1) to which the amendment relates, if –

(i) it decides under section 38(2) to prepare a draft amendment of an LPS; or

(ii) after reconsidering, in accordance with a direction under section 40B(4)(a), a request under section 37(1) whether to prepare a draft amendment of an LPS, it decides to prepare such an amendment; or

(b) may, of its own motion, prepare a draft amendment of an LPS; or



(c) must, if it receives under section 40C(1) a direction to do so, prepare a draft amendment of an LPS and submit it to the Commission within the period specified in the direction or a longer period allowed by the Commission.

40F. Certification of draft amendments

(1) A planning authority that has prepared a draft amendment of an LPS must consider whether it is satisfied that the draft amendment of an LPS meets the LPS criteria.

(2) If a planning authority determines that –

(a) it is satisfied as to the matters referred to in subsection (1) , the planning authority must certify the draft as meeting the requirements of this Act; or

(b) it is not satisfied as to the matters referred to in subsection (1) , the planning authority must modify the draft so that it meets the requirements and then certify the draft as meeting those requirements.

(3) The certification of a draft amendment of an LPS under subsection (2) is to be by instrument in writing affixed with the common seal of the planning authority.

(4) A planning authority, within 7 days of certifying a draft amendment of an LPS under subsection (2) , must provide to the Commission a copy of the draft and the certificate.

4 ASSESSMENT

4.1 Proposal

The application requests an amendment to the Northern Midlands Local Provisions Schedule as follows:

- Apply archaeological potential overlay on Northern Midlands Local Provision Schedule maps at 6B Saundridge Rd, 110 Main Street and 3960 Macquarie Road, Cressy (Folios of the Register 92702/10, 12563/1, and 125321/1).
- Delete the Local Historic Heritage Code Overlay from 6A Saundridge Road (folio of the Register 249681/2).
- Delete 249681/2 (6A Saundridge Road) from NOR-C6.1.102

4.2 Zone and Land Use

Site	Zone	Codes	Zone/Overlay map
6B Saundridge Road, Cressy	General Residential	Safeguarding Airports Code	



<p>110 Main Street & 6A Saundridge Road, Cressy</p>	<p>Community Purpose</p>	<p>Safeguarding of Airports Code Local Historical Heritage Code</p>	
<p>3960 Macquarie Road, Cressy</p>	<p>Agriculture</p>	<p>Safeguarding of Airports Code Local Historical Heritage Code Bushfire-prone Areas Code</p>	

4.3 Subject Site and Locality


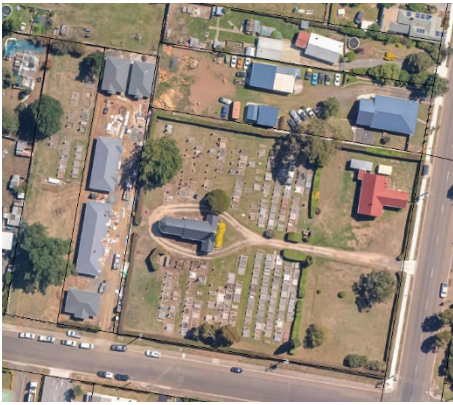

6B Saundridge Road and 110 Main Street, Cressy are separated by 6A Saundridge Road (previously also addressed as 110 Main Street), centrally within the township of Cressy. 3960 Macquarie Road, Cressy is a rural parcel, surrounded by farmland.

The rear of 6B Saundridge Road contains a cemetery, with the remainder of the lot recently being approved for the development of 3 multiple dwellings. 110 Main Street, Cressy contains a church and cemetery. 3690 Macquarie Road, Cressy also contains a church and cemetery.

Folio of the Register 249681/2 (6A Saundridge Road, previously also addressed as 110 Main Street) contains seven multiple dwellings. A statement of historical archaeological potential lodged for the multiple dwelling application found that there was a very low likelihood, if any, of burials on that title as the title appears never to have been part of the adjacent churchyard (at 110 Main Street), and was probably retained for possible future cemetery expansion that does not appear to have occurred; it is likely circumstantial that the title is between two known cemeteries, noting that these are not related, one being Anglican, the other being Uniting (former Methodist). Now that Folio of the Register 249681/2 has been fully developed with multiple dwellings, it should be deleted from NOR-C6.1.102



^6A Saundridge Road, highlighted, fully developed – to be deleted from Local Historic Heritage Code NOR-C6.1.102

6B Saundridge Road, Cressy	110 Main Street, Cressy	3960 Macquarie Road, Cressy
		

4.4 Permit/Site History

Includes:

3960 Macquarie Rd, Cressy

PLN18-0248 - NMC – Planning Scheme Amendment (05-2018) to add church to Heritage Code

110 Main St, Cressy

14/74 - Church of England - Toilet Block

P09-037 – Garden Shed

PLN18-0249 - Planning Scheme Amendment 06/2018 to list church in heritage code

PLN19-0120 - Tree removal

PLN22-0211 – Retirement Village (7 units) (Was 110 Main St, now 6A Saundridge Rd)

PLN22-0261 - Tree removal

6B Saundridge Road, Cressy

PLN18-0253 - Planning Scheme Amendment 07/2018 to add cemetery to list of Archaeologically Significant Site

PLN24-0031 - Multiple Dwellings (3)



4.5 Notice to agencies and State authorities

If Council as planning authority certifies the draft amendment, before exhibiting the draft amendment of an LPS, Section 40FA of the Land Use Planning and Approvals Act requires the planning authority to notify:

- (a) the relevant agencies; and
- (b) those State Service Agencies, or State authorities, that the planning authority considers may have an interest in the draft amendment of the LPS.

4.6 Notice of exhibition in relation to the draft amendment

Section 40G of the Land Use Planning and Approvals Act requires:

- (1) A planning authority, as soon as practicable after providing to the Commission a copy of a draft amendment of an LPS, must ensure an exhibition notice in relation to the draft amendment of an LPS is published in accordance with this section.
- (2) The exhibition notice is to be published once before, and once within 14 days after, the first day of the exhibition period, in a newspaper that is published in Tasmania and circulates generally in the area to which the draft amendment of an LPS relates.
- (3) The exhibition notice is to –
 - (a) specify the period that is to be the exhibition period in relation to the draft amendment of the LPS; and
 - (b) specify that the draft amendment of the LPS is or will be –
 - (i) available for viewing by the public, during the exhibition period, at premises, that are offices of the planning authority, specified in the notice; and
 - (ii) available for viewing and downloading by the public, during the exhibition period, at an electronic address specified in the exhibition notice; and
 - (c) contain an invitation to all persons and bodies to, within the exhibition period, make to the planning authority a representation in relation to the draft amendment of the LPS by submitting the representation to –
 - (i) the premises specified in the notice in accordance with paragraph (b)(i) ; or
 - (ii) an electronic address specified in the notice.
- (4) The exhibition period, in relation to a draft amendment of an LPS, is to be a period of 28 days –
 - (a) beginning on the day on which the draft amendment of the LPS begins to be available for viewing by the public at exhibition premises in accordance with section 40H ; and
 - (b) excluding any days on which the exhibition premises are closed during normal business hours.

Any representations received during the exhibition period will be considered by the Council as planning authority for reporting on to the Tasmanian Planning Commission.

As this draft amendment is for a mapping update to align with the written text of the Local Provision Schedule, it may be eligible for an exemption from public exhibition under section 40I Land Use Planning and Approvals Act.

40I. Exemption from public exhibition

- (1) The Commission, by notice in writing to a planning authority, may dispense with the requirements of sections 40G, 40H, 40J, 40K, 40L, 40M, 40N, 40O and 40P in relation to a draft amendment of an LPS that has been provided to the Commission under section 40F(4).
- (2) The Commission may only issue a notice under subsection (1) in relation to a draft amendment of an LPS if the Commission is satisfied that –
 - (a) an amendment of the LPS in the form of the draft amendment of the LPS is urgently required and the Minister has approved the issuing of the notice on this ground; or
 - (b) the draft amendment is for one or more of the following purposes:
 - (i) correcting an error in the LPS;
 - (ii) removing an anomaly in the LPS;
 - (iii) clarifying or simplifying the LPS;
 - (iv) removing an inconsistency in the LPS;
 - (v) removing an inconsistency between the LPS and this Act or any other Act;
 - (vi) removing an inconsistency between the LPS and the SPPs;
 - (vii) making a change to a procedure set out in the LPS;
 - (viii) bringing the LPS into conformity with a State Policy;



(ix) changing the structure of the provisions of the LPS, or the form of a provision of an LPS, so that the LPS conforms with the structure to which an LPS is required by the SPPs to conform or the form that a provision of an LPS is to take;

(x) a prescribed purpose –

and if it is satisfied that the public interest will not be prejudiced by the draft amendment not being publicly exhibited.

(3) If the Commission issues a notice under subsection (1) in relation to a draft amendment of an LPS that has been provided to the Commission under section 40F(4), sections 40G, 40H, 40J, 40K, 40L, 40M, 40N, 40O and 40P do not apply in relation to the draft amendment of an LPS.

4.7 Assessment Against LPS Criteria

34(2) The LPS criteria to be met by a relevant planning instrument are that the instrument –

(a) contains all the provisions that the SPPs specify must be contained in an LPS

This draft amendment seeks to rectify an anomaly, whereby the Local Provision Schedule lists the sites in in NOR-Table C6.4 Places or Precincts of Archaeological Potential, but the LPS does not contain the appropriate overlay.

(b) is in accordance with section 32

(2) An LPS –

(a) must specify the municipal area to which its provisions apply; and

(b) must contain a provision that the SPPs require to be included in an LPS; and

(c) must contain a map, an overlay, a list, or another provision, that provides for the spatial application of the SPPs to land, if required to do so by the SPPs; and

(d) may, subject to this Act, contain any provision in relation to the municipal area that may, under [section 11](#) or [12](#), be included in the Tasmanian Planning Scheme; and

(e) may contain a map, an overlay, a list, or another provision, that provides for the spatial application of the SPPs to particular land; and

(f) must not contain a provision that is inconsistent with a provision of [section 11](#) or [12](#); and

(g) may designate land as being reserved for public purposes; and

(h) may, if permitted to do so by the SPPs, provide for the detail of the SPPs in respect of, or the application of the SPPs to, a particular place or matter; and

(i) may, if permitted to do so by the SPPs, override a provision of the SPPs; and

(j) may, if permitted to do so by the SPPs, modify, in relation to a part of the municipal area, the application of a provision of the SPPs; and

(k) may, subject to this Act, include any other provision that –

(i) is not a provision of the SPPs or inconsistent with a provision of the SPPs; and

(ii) is permitted by the SPPs to be included in an LPS; and

(l) must not contain a provision that the SPPs specify must not be contained in an LPS.

The draft amendment is in accordance with section 32, by providing for an overlay that allows for the spatial application of the SPP's. No Particular Purpose Zone, Specific Area Plan or Site-Specific Qualification is required.

(c) furthers the objectives set out in Schedule 1

Schedule 1, Part 1 – Objectives of the Resource Management and Planning System of Tasmania

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

The proposed draft amendment will not impact the attainment of this objective.

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

The amendment does not seek to change how the provisions of the SPP or LPS apply to the sites (this has been previously assessed when the properties were listed as Archaeologically Significant Sites in the Heritage Code. The proposal is consistent with this objective.



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

If the draft amendment is certified by the planning authority it will be placed on public notification in accordance with the Land Use Planning and Approvals Act allowing for representations to the draft amendment to be submitted, unless exempted by the commission under Section 40I of the Land Use Planning and Approvals Act.

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

Once amended, the revised provisions will assist in accurate interpretation of the Planning Scheme provisions to ensure future development is in accordance with the objectives set out in paragraphs (a), (b) and (c).

- 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.*

Notice of the draft amendment will be given to relevant agencies and State authorities.

Schedule 1, Part 2 – Objectives of the Planning Process Established by this Act

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

The draft amendment is consistent with the Northern Tasmania Regional Land Use Strategy that recognises the importance of historic cultural heritage and seeks to preserve and protect the same. These principles are carried through to the provisions of the Planning Scheme.

- 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*

Consistent with that system, the planning authority determines whether to prepare the draft amendment.

- 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*

The draft amendment is consistent with this objective and does not propose to change how the Planning Scheme provisions are currently applied.

- 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*

The proposed amendment is consistent with local, regional and state policies.

- 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*

The Act allows for a development application to be assessed in conjunction with a scheme amendment, which is not relevant to this draft amendment.

- f) to promote the health and wellbeing of all Tasmanians and visitors to Tasmania by ensuring a pleasant, efficient and safe environment for working, living and recreation*

The proposed draft amendment will not impact the attainment of 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*

The proposed draft amendment seeks to further 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*

The draft amendment will not have a negative impact on public infrastructure.

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



The draft amendment does not impact on the potential productive capacity of any of the sites – and all contain existing infrastructure that would prevent this in any case.

(d) is consistent with each State policy

State Policy on the Protection of Agricultural Land 2009

The draft amendment is consistent with this policy – the sites are either within a township area or constrained by existing infrastructure.

Tasmanian State Coastal Policy 1996

The subject site is not in a coastal zone and the Coastal Policy does not apply.

State Policy on Water Quality Management 1997

The draft amendment is consistent with this State policy – water quality will not be impacted by applying the Place or Precinct of Archaeological Potential overlay.

National Environmental Protection Measures (NEPMs)

In accordance with the State Policies and Projects Act 1993, a NEMP is taken to be a State Policy. The following NEMPs are therefore State policies:

Air Toxics

Ambient Air Quality

Assessment of Site Contamination

Diesel Vehicle Emissions

Movement of Controlled Waste between States and Territories

National Pollutant Inventory

Used Packaging Materials

None of the NEPMs apply to the subject sites and proposed amendment.

(da) satisfies the relevant criteria in relation to the TPPs

Such criteria have been addressed in the provision and approval of the LPS and are not impacted on by the proposed draft amendment.

(e) as far as practicable, is consistent with the regional land use strategy, if any, for the regional area in which is situated the land to which the relevant planning instrument relates

The draft amendment is consistent with the Northern Tasmania Regional Land Use Strategy that recognises the importance of historic cultural heritage and seeks to preserve and protect the same.

(f) has regard to the strategic plan, prepared under section 66 of the Local Government Act 1993, that applies in relation to the land to which the relevant planning instrument relates

The current strategic plan for the Northern Midlands is the Northern Midlands Council Strategic Plan 2021-2027. The plan focusses on the unique elements of the Northern Midlands, an enviable place to live, work and play. The Plan is based upon four key priorities:

Lead: Serve with honesty, integrity, innovation and pride

Progress: Economic health and wealth – grow and prosper

People: Cultural and society – a vibrant future that respects the past

Place: Nurture our heritage environment

Each priority is supported by four strategic outcomes that describe what the Council aims to achieve, and that are consistent with its vision.

Actions and projects to achieve these outcomes will be included in the Council's Annual Plan. Performance measures will be included in the Annual Plan to enable the Council to track its progress against each of the strategic outcomes.

(g) as far as practicable, is consistent with and co-ordinated with any LPSs that apply to municipal areas that are adjacent to the municipal area to which the relevant planning instrument relates

While the sites are not in close proximity to another municipal area, the draft amendment's consistency with the RLUS ensures a similar consistency and co-ordination with the LPSs of adjacent municipal areas.

(h) has regard to the safety requirements set out in the standards prescribed under the Gas Safety Act 2019

The sites are not in the vicinity of the Tasmanian Gas Pipeline.



5 OPTIONS

Decision in relation to request

The planning authority can:

- decide to agree to the amendment and prepare a draft amendment of the LPS; or
- decide to refuse to prepare the draft amendment of the LPS.

Preparation of draft amendment

If the planning authority decides to agree to the amendment, it must prepare a draft amendment. A draft amendment has been prepared as shown in the recommendation of this report.

Certification of draft amendment

- The planning authority must consider whether it is satisfied that the draft amendment meets the LPS criteria, see section 4.7.
- If the planning authority satisfied that the draft amendment meets the LPS criteria, it must certify the draft as meeting the requirements of the Land Use Planning and Approvals Act; or
- If the planning authority is not satisfied that the draft amendment meets the LPS criteria it must modify the draft so that it meets the requirements and then certify the draft as meeting those requirements.

6 DISCUSSION

As discussed in this report, the draft amendment is in accordance with the LPS criteria. It is recommended that the planning authority certify the draft amendment. The draft amendment will then be placed on public exhibition (unless exempted by the Tasmanian Planning Commission) and any representations received considered by the planning authority before providing a report on the representations to the Tasmanian Planning Commission.

7 ATTACHMENTS

Nil



11.2 DRAFT AMENDMENT 21-2026 TO MODIFY NOR-TABLE C6.1 LOCAL HERITAGE PLACES AND AMEND THE SPATIAL APPLICATION OF THE LOCAL HERITAGE PLACE OVERLAY

File: 13/026/007/185; PLN-26-0017
Responsible Officer: Maree Bricknell, Acting General Manager
Report prepared by: Erin Miles, Project Officer

MINUTE NO. 26/0104

DECISION

Cr Terrett/Cr Adams

1. That, under section 40D(b) of the Land Use Planning and Approvals Act 1993, Council as planning authority agrees to prepare Draft Amendment 21-2026 to the Northern Midlands Local Provisions Schedule (as set out below); and
2. That, under section 40F(2)(a) of the *Land Use Planning and Approvals Act 1993*, Council as planning authority, certify draft amendment 21-2026 to the Northern Midlands Local Provisions Schedule as meeting the LPS criteria.

Draft Amendment 21-2026 to the Northern Midlands Local Provisions Schedule

Modify NOR-Table C6.1 Local Heritage Places and amend the spatial application of the Local Heritage Place overlay in accordance with Attachment 1.

Carried Unanimously

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks, Cr Goss and Cr Terrett

Voting Against the Motion:

Nil

RECOMMENDATION

1. That, under section 40D(b) of the Land Use Planning and Approvals Act 1993, Council as planning authority agrees to prepare Draft Amendment 21-2026 to the Northern Midlands Local Provisions Schedule (as set out below); and
2. That, under section 40F(2)(a) of the *Land Use Planning and Approvals Act 1993*, Council as planning authority, certify draft amendment 21-2026 to the Northern Midlands Local Provisions Schedule as meeting the LPS criteria.

Draft Amendment 21-2026 to the Northern Midlands Local Provisions Schedule

Modify NOR-Table C6.1 Local Heritage Places and amend the spatial application of the Local Heritage Place overlay in accordance with Attachment 1.

1 INTRODUCTION

This report assesses Draft Amendment 21-2026 to modify NOR-Table C6.1 Local Heritage Places and amend the spatial application of the Local Heritage Place overlay, as set out in attachment 1.

Since the Tasmanian Planning Scheme – Northern Midlands came into effect, several properties within the NOR-Table C6.1 Local Heritage Places have been subject to development such as subdivision, that has resulted in the current table having inaccurate addressing or retaining listings over land that does not contain any items of significance. A review against the State’s Tasmanian Heritage Register has also identified a number of anomalies regarding listing numbers, that are also proposed to be corrected by this amendment.

This amendment also seeks to amend the spatial application of the Local Heritage Place overlay to ensure it is reflective of the listings within the amended NOR-Table C6.1 Local Heritage Places.



2 BACKGROUND

Applicant:

Northern Midlands Council

Owner:

Various

Zone:

Various

Codes/Specific Areas Plans:

Local Heritage Place

Classification under the Scheme:

Planning Scheme Amendment

Existing Use:

N/a

Decision Date:

Not applicable

Recommendation:

That Council as planning authority agree to, and certify, the draft amendment 21-2026.

Planning Instrument:

Tasmanian Planning Scheme - Northern Midlands, version 17, 19th March 2026.

3 STATUTORY REQUIREMENTS

Land Use Planning and Approvals Act 1993

40D. Preparation of draft amendments

A planning authority –

(a) must prepare a draft amendment of an LPS, and certify it under section 40F , within 42 days after receiving the request under section 37(1) to which the amendment relates, if –

(i) it decides under section 38(2) to prepare a draft amendment of an LPS; or

(ii) after reconsidering, in accordance with a direction under section 40B(4)(a), a request under section 37(1) whether to prepare a draft amendment of an LPS, it decides to prepare such an amendment; or

(b) may, of its own motion, prepare a draft amendment of an LPS; or

(c) must, if it receives under section 40C(1) a direction to do so, prepare a draft amendment of an LPS and submit it to the Commission within the period specified in the direction or a longer period allowed by the Commission.

40F. Certification of draft amendments

(1) A planning authority that has prepared a draft amendment of an LPS must consider whether it is satisfied that the draft amendment of an LPS meets the LPS criteria.

(2) If a planning authority determines that –

(a) it is satisfied as to the matters referred to in subsection (1) , the planning authority must certify the draft as meeting the requirements of this Act; or

(b) it is not satisfied as to the matters referred to in subsection (1) , the planning authority must modify the draft so that it meets the requirements and then certify the draft as meeting those requirements.

(3) The certification of a draft amendment of an LPS under subsection (2) is to be by instrument in writing affixed with the common seal of the planning authority.

(4) A planning authority, within 7 days of certifying a draft amendment of an LPS under subsection (2) , must provide to the Commission a copy of the draft and the certificate.

4 ASSESSMENT

4.1 Proposal

The application requests an amendment to the Northern Midlands Local Provisions Schedule as follows:

- Modify NOR-Table C6.1 Local Heritage Places and amend the spatial application of the Local Heritage Place overlay, as set out in attachment 1.

4.2 Zone and Land Use

The proposed draft amendment relates to 18 properties of various zonings and land use. The proposed draft amendment does not impact on the zoning or land use of any impacted properties; but in some cases, will reduce the regulatory burden on properties that no longer form part of a site with heritage significance.

4.3 Subject Site and Locality

The amendment relates to several properties that all contain or are adjacent to a site with heritage significance. The Local Heritage Place overlay is proposed to be removed from the following properties:

Address	Photograph of site	Aerial view with current overlay
<p>1/19 & 2/19 Murray Street, Evandale</p>	 <p>Image showing heritage cottage on 1/19 Murray Street and driveway to internal lot at 2/19 Murray Street (containing recent dwelling and therefore to be removed from local listing).</p>	 <p>Aerial view showing 1/19 Murray Street at front (containing heritage cottage) and 2/19 Murray Street (internal lot). Local Heritage Place overlay proposed to be removed from 2/19 Murray Street as it contains a recent dwelling.</p>
<p>21-43 Clarence Street, Perth - St Andrews Cemetery</p>	 <p>Imaging showing new housing development to the rear of St Andrews Cemetery.</p>	 <p>Aerial view showing new lots and new dwellings to the west and north of St Andrews Cemetery.</p>

<p>56A & 56B Clarence Street, Perth</p>	 <p>New dwellings on 56A & 56B Clarence Street, to the south of former St Andrews Church.</p>	 <p>Aerial view showing lots approved by Planning Permit P14-126 and constructed dwellings.</p>
<p>24 Main Road, Perth</p>	 <p>New units constructed on previously vacant lot to the north of The Railway Tavern.</p>	 <p>Aerial view of 5 x units constructed under planning permit P21-0085</p>

4.4 Permit/Site History

Relevant permit history is set out below for the following properties:

19 Murray Street, Evandale -P08-262 – Dwelling and Strata (completed)

56 Clarence St, Perth – P14-129 – 3-lot subdivision & P13-280 – Rezone to General Residential

21-43 Clarence Street (Cnr Elizabeth St), Perth - (Cemetery and vacant land) – 2-Lot subdivision

24 Main Road, Perth – P21-0085 – 5 x Multiple Dwellings

4.5 Notice to agencies and State authorities

If Council as planning authority certifies the draft amendment, before exhibiting the draft amendment of an LPS, Section 40FA of the Land Use Planning and Approvals Act requires the planning authority to notify:

(a) the relevant agencies; and

(b) those State Service Agencies, or State authorities, that the planning authority considers may have an interest in the draft amendment of the LPS.

4.6 Notice of exhibition in relation to the draft amendment

Section 40G of the Land Use Planning and Approvals Act requires:

(1) A planning authority, as soon as practicable after providing to the Commission a copy of a draft amendment of an LPS, must ensure an exhibition notice in relation to the draft amendment of an LPS is published in accordance with this section.

(2) The exhibition notice is to be published once before, and once within 14 days after, the first day of the exhibition period, in a newspaper that is published in Tasmania and circulates generally in the area to which the draft amendment of an LPS relates.

(3) The exhibition notice is to –

(a) specify the period that is to be the exhibition period in relation to the draft amendment of the LPS; and

(b) specify that the draft amendment of the LPS is or will be –

(i) available for viewing by the public, during the exhibition period, at premises, that are offices of the planning authority, specified in the notice; and

(ii) available for viewing and downloading by the public, during the exhibition period, at an electronic address specified in the exhibition notice; and



(c) contain an invitation to all persons and bodies to, within the exhibition period, make to the planning authority a representation in relation to the draft amendment of the LPS by submitting the representation to –

- (i) the premises specified in the notice in accordance with paragraph (b)(i) ; or
- (ii) an electronic address specified in the notice.

(4) The exhibition period, in relation to a draft amendment of an LPS, is to be a period of 28 days –

- (a) beginning on the day on which the draft amendment of the LPS begins to be available for viewing by the public at exhibition premises in accordance with section 40H ; and
- (b) excluding any days on which the exhibition premises are closed during normal business hours.

Any representations received during the exhibition period will be considered by the Council as planning authority for reporting on to the Tasmanian Planning Commission.

As this draft amendment is for text and mapping corrections/updates to align with the Tasmanian Heritage Register, it may be eligible for an exemption from public exhibition under section 40I of the Land Use Planning and Approvals Act.

40I. Exemption from public exhibition

(1) The Commission, by notice in writing to a planning authority, may dispense with the requirements of sections 40G, 40H, 40J, 40K, 40L, 40M, 40N, 40O and 40P in relation to a draft amendment of an LPS that has been provided to the Commission under section 40F(4).

(2) The Commission may only issue a notice under subsection (1) in relation to a draft amendment of an LPS if the Commission is satisfied that –

- (a) an amendment of the LPS in the form of the draft amendment of the LPS is urgently required and the Minister has approved the issuing of the notice on this ground; or
- (b) the draft amendment is for one or more of the following purposes:

- (i) correcting an error in the LPS;
- (ii) removing an anomaly in the LPS;
- (iii) clarifying or simplifying the LPS;
- (iv) removing an inconsistency in the LPS;
- (v) removing an inconsistency between the LPS and this Act or any other Act;
- (vi) removing an inconsistency between the LPS and the SPPs;
- (vii) making a change to a procedure set out in the LPS;
- (viii) bringing the LPS into conformity with a State Policy;
- (ix) changing the structure of the provisions of the LPS, or the form of a provision of an LPS, so that the LPS conforms with the structure to which an LPS is required by the SPPs to conform or the form that a provision of an LPS is to take;
- (x) a prescribed purpose –
and if it is satisfied that the public interest will not be prejudiced by the draft amendment not being publicly exhibited.

(3) If the Commission issues a notice under subsection (1) in relation to a draft amendment of an LPS that has been provided to the Commission under section 40F(4), sections 40G, 40H, 40J, 40K, 40L, 40M, 40N, 40O and 40P do not apply in relation to the draft amendment of an LPS.

4.7 Assessment Against LPS Criteria

34(2) The LPS criteria to be met by a relevant planning instrument are that the instrument–

(a) contains all the provisions that the SPPs specify must be contained in an LPS

The proposed draft amendment has no impact on provisions required to be contained in an LPS.

(b) is in accordance with section 32

Under section 32:

- (3) An LPS may, if permitted to do so by the SPPs, include
 - (a) a particular purpose zone...
 - (b) a specific area plan, being a plan consisting of–
 - (i) a map or overlay that delineates a particular area of land; and
 - (ii) the provisions that are to apply to that land in addition to, in modification of, or in substitution for, a provision, or provisions, of the SPPs.



(c) a site-specific qualification, being a provision, or provisions, in relation to a particular area of land, that modify, are in substitution for, or are in addition to, a provision, or provisions, of the SPPs.

(4) An LPS may only include a provision referred to in subsection (3) in relation to an area of land if –

(a) a use or development to which the provision relates is of significant social, economic or environmental benefit to the State, a region or a municipal area; or

(b) the area of land has particular environmental, economic, social or spatial qualities that require provisions, that are unique to the area of land, to apply to the land in substitution for, or in addition to, or modification of, the provisions of the SPPs.

The draft amendment is in accordance with section 32, by containing an overlay and list for the spatial application of the SPPs; but does not involve a particular purpose zone, specific area plan or site-specific qualification.

(c) furthers the objectives set out in Schedule 1

Schedule 1, Part 1 – Objectives of the Resource Management and Planning System of Tasmania

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

The proposed draft amendment will not impact the attainment of this objective.

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

The draft amendment seeks to ensure that the application of provisions that regulate the historic cultural heritage significance of various sites is maintained to reflect the current significance and development status of the land. The draft amendment is consistent with this objective.

c) to encourage public involvement in resource management and planning

If the draft amendment is certified by the planning authority it will be placed on public notification in accordance with the Land Use Planning and Approvals Act allowing for representations to the draft amendment to be submitted, unless exempted by the commission under Section 40I of the Land Use Planning and Approvals Act.

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

Once amended, the revised provisions will ensure land is not unnecessarily burdened by provisions that are no longer relevant and ensure future development is objectives set out in paragraphs (a), (b) and (c).

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.

Notice of the draft amendment will be given to relevant agencies and State authorities.

Schedule 1, Part 2 – Objectives of the Planning Process Established by this Act

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

The draft amendment is consistent with the Northern Tasmania Regional Land Use Strategy that recognises the importance of historic cultural heritage and seeks to preserve and protect the same. These principles are carried through to the provisions of the Planning Scheme.

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

Consistent with that system, the planning authority determines whether to prepare the draft amendment.

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

The draft amendment is consistent with this objective and will not result in any environmental impacts due to the nature of the provisions that apply. The social and economic effects of revising listings of Local Heritage Places has been carefully considered, and relates only to properties/listings that:

a) no longer form part of a title with heritage significance, due to subdivision/strata or other approved development and therefore create an unnecessary regulatory burden for these properties, or



b) are no longer consistent with the Tasmanian Heritage Register listings, due to administration changes relating to revised THR numbers or addition of new Central Plan Registers.

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*

The proposed amendment is consistent with local, regional and state policies.

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*

The Act allows for a development application to be assessed in conjunction with a scheme amendment which is not relevant to this draft amendment.

f) *to promote the health and wellbeing of all Tasmanians and visitors to Tasmania by ensuring a pleasant, efficient and safe environment for working, living and recreation*

The proposed amendment will not impact the attainment of 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*

The proposed draft amendment seeks to further this objective by retaining the heritage listing over the properties with heritage values.

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*

The draft amendment will not have a negative impact on public infrastructure.

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

The draft amendment does not impact on the potential productive capacity of any land.

(d) is consistent with each State policy

State Policy on the Protection of Agricultural Land 2009

The revisions proposed by this draft amendment are not impacted by the State Policy on the Protection of Agricultural Land, or the way in which the policy is applied through the planning scheme provisions.

Tasmanian State Coastal Policy 1996

The subject site is not in a coastal zone and the Coastal Policy does not apply.

State Policy on Water Quality Management 1997

The draft amendment is consistent with this State policy - water quality will not be impacted by the spatial application of the Local Heritage Places overlay or listings.

National Environmental Protection Measures (NEPMs)

In accordance with the State Policies and Projects Act 1993, a NEMP is taken to be a State Policy. The following NEMPs are therefore State policies:

Air Toxics

Ambient Air Quality

Assessment of Site Contamination

Diesel Vehicle Emissions

Movement of Controlled Waste between States and Territories

National Pollutant Inventory

Used Packaging Materials

None of the NEPMs apply to the subject sites and proposed amendment.

(da) satisfies the relevant criteria in relation to the TPPs

Such criteria have been addressed in the provision and approval of the LPS and are not impacted on by the proposed rezoning.



(e) as far as practicable, is consistent with the regional land use strategy, if any, for the regional area in which is situated the land to which the relevant planning instrument relates

The draft amendment is consistent with the Northern Tasmania Regional Land Use Strategy that recognises the importance of historic cultural heritage and seeks to preserve and protect the same.

(f) has regard to the strategic plan, prepared under section 66 of the Local Government Act 1993, that applies in relation to the land to which the relevant planning instrument relates

The current strategic plan for the Northern Midlands is the Northern Midlands Council Strategic Plan 2021-2027. The plan focusses on the unique elements of the Northern Midlands, an enviable place to live, work and play. The Plan is based upon four key priorities:

Lead: Serve with honesty, integrity, innovation and pride

Progress: Economic health and wealth – grow and prosper

People: Cultural and society – a vibrant future that respects the past

Place: Nurture our heritage environment

Each priority is supported by four strategic outcomes that describe what the Council aims to achieve, and that are consistent with its vision.

Actions and projects to achieve these outcomes will be included in the Council's Annual Plan. Performance measures will be included in the Annual Plan to enable the Council to track its progress against each of the strategic outcomes.

(g) as far as practicable, is consistent with and co-ordinated with any LPSs that apply to municipal areas that are adjacent to the municipal area to which the relevant planning instrument relates

While the sites are not in close proximity to another municipal area, the draft amendment's consistency with the RLU ensures a similar consistency and co-ordination with the LPSs of adjacent municipal areas.

(h) has regard to the safety requirements set out in the standards prescribed under the Gas Safety Act 2019

The sites are not in the vicinity of the Tasmanian Gas Pipeline.

5 OPTIONS

Decision in relation to request

The planning authority can:

- decide to agree to the amendment and prepare a draft amendment of the LPS; or
- decide to refuse to prepare the draft amendment of the LPS.

Preparation of draft amendment

If the planning authority decides to agree to the amendment, it must prepare a draft amendment. A draft amendment has been prepared as shown in the recommendation of this report.

Certification of draft amendment

- The planning authority must consider whether it is satisfied that the draft amendment meets the LPS criteria, see section 4.7.
- If the planning authority is satisfied that the draft amendment meets the LPS criteria, it must certify the draft as meeting the requirements of the Land Use Planning and Approvals Act; or
- If the planning authority is not satisfied that the draft amendment meets the LPS criteria it must modify the draft so that it meets the requirements and then certify the draft as meeting those requirements.

8 DISCUSSION

As discussed in this report, the draft amendment is in accordance with the LPS criteria. It is recommended that the planning authority certify the draft amendment. The draft amendment will then be placed on public exhibition (unless exempted by the Tasmanian Planning Commission) and any representations received considered by the planning authority before providing a report on the representations to the Tasmanian Planning Commission.

9 ATTACHMENTS

1. List of changes to Heritage Code ATTACHMENT 1 [11.2.1 - 5 pages]



12 COUNCIL ACTING AS A PLANNING AUTHORITY: CESSATION

MINUTE NO. 26/0105

DECISION

Cr Adams/Cr Archer

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

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.



13 DEVELOPMENT SERVICES REPORTS

13.1 DEVELOPMENT SERVICES: MONTHLY REPORT

Responsible Officer: *Maree Bricknell, Acting General Manager*

MINUTE NO. 26/0110

DECISION

Cr Adams/Deputy Mayor Lambert

That the report be noted.

Carried Unanimously

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks, Cr Goss and Cr Terrett

Voting Against the Motion:

Nil

RECOMMENDATION

That the report be noted.

1 PURPOSE OF REPORT

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

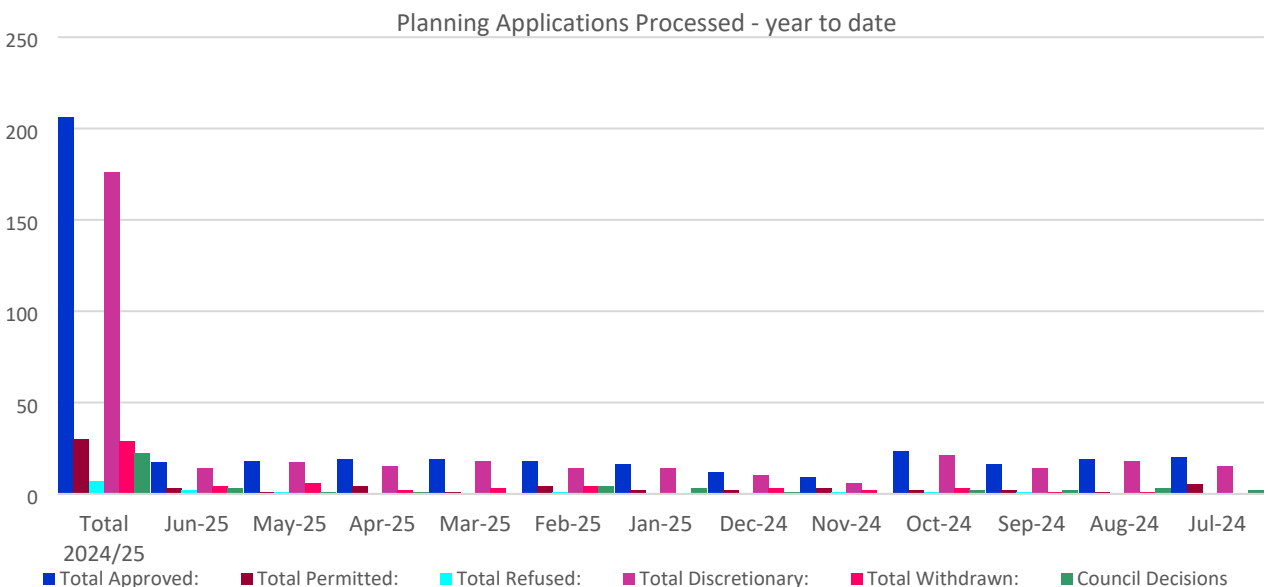
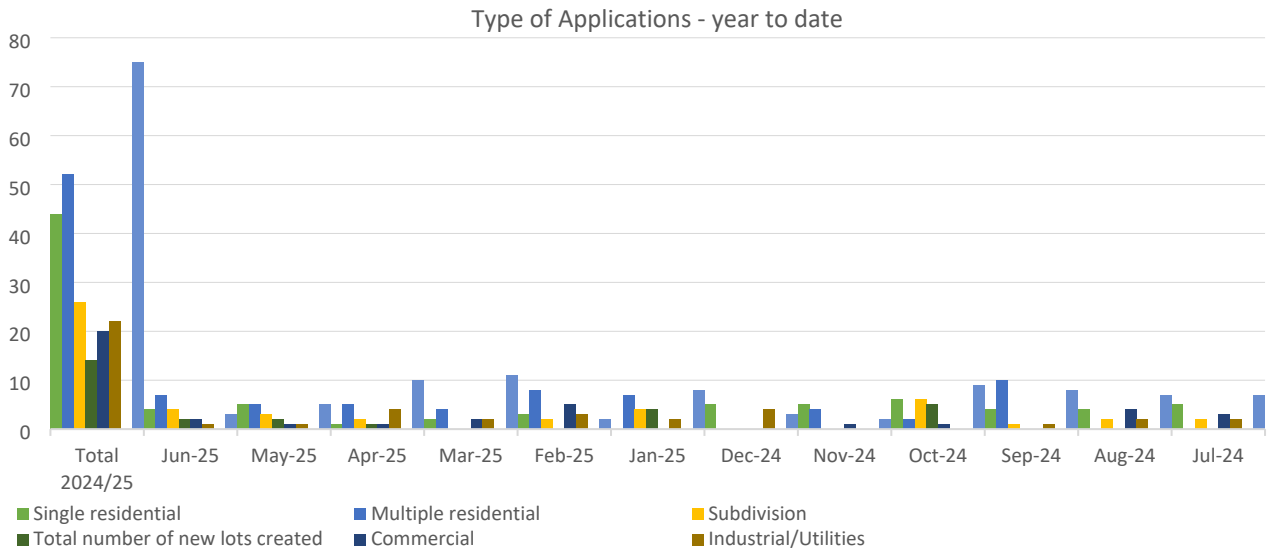
	2023/ 2024	2024/ 2025	Total YTD	July	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	June
Number of valid applications	116	242	165	18	22	23	17	15	19	15	13	23			
Applications on STOP for further information				44	34	30	35	38	35	31	37	32			
Single residential	36	44	92	11	13	21	9	4	12	5	7	10			
Number of new dwellings			25	1	3	8	2	1	4	0	1	5			
Multiple residential	69	52	12	0	5	1	2	1	0	1	1	1			
Number of new dwellings			94	0	79	2	2	3	0	2	3	3			
Subdivision	27	26	21	5	2	2	2	1	0	1	5	3			
Total number of new lots created	72	14	23	10	1	1	2	1	0	2	4	2			
Commercial	25	20	18	4	2	1	4	2	2	2	0	1			
Industrial/Utilities	15	22	11	2	1	2	0	1	1	3	0	1			
Visitor Accommodation	11	0	1	0	0	0	1	0	0	0	0	0			
Total permitted	0	0	0	0	0	0	0	0	0	0	0	0			
Total discretionary	11	0	1	0	0	0	1	0	0	0	0	0			
Other	47	75	3	1	0	0	1	0	0	0	1	0			
Total No. Applications Approved:	182	206	158	23	23	27	19	9	15	12	14	16			
Total Permitted:	18	30	25	3	3	5	5	0	1	1	2	5			
Average Days for Permitted	15	13.36	18	21	29	14	13		28	14	19	18			
Days allowed for approval by LUPAA	28	28	28	28	28	28	28	28	28	28	28	28			
Total Exempt under IPS:	93	104	72	5	15	7	7	4	8	6	13	7			
Total Refused:	4	7	2	1	0	1	0	0	0	0	0	0			
Total Discretionary:	164	176	134	21	20	22	14	9	14	11	12	11			
Average Days for Discretionary:	33.17	38.71	38.89	39	40	37	36	40	42	38	40	38			



Days allowed for approval under LUPAA:	42	42	42	42	42	42	42	42	42	42	42	24			
Total Withdrawn:	44	29	28	2	3	7	1	2	3	2	3	5			
Council Decisions	27	22	14	5	2	1	1	1	1	1	1	1			
Appeals lodged by the Applicant	2	1	2	2	0	0	0	0	0	0	0	0			
Appeals lodged by third party	0	1	2	0	1	1	0	0	0	0	0	0			

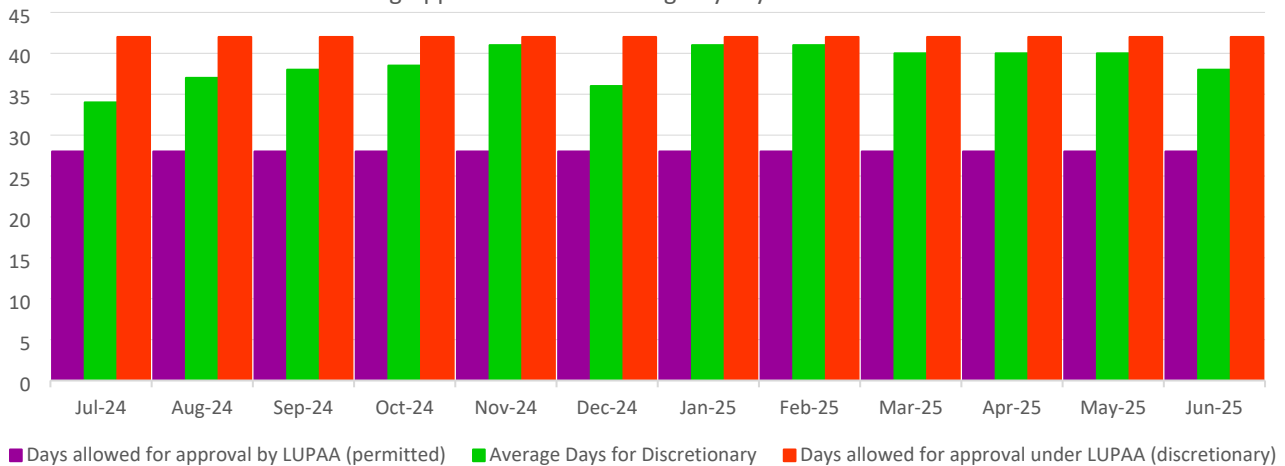
2 DEVELOPMENT SERVICES REPORTING

2.1 Planning Decisions





Planning Applications - Processing Days - year to date



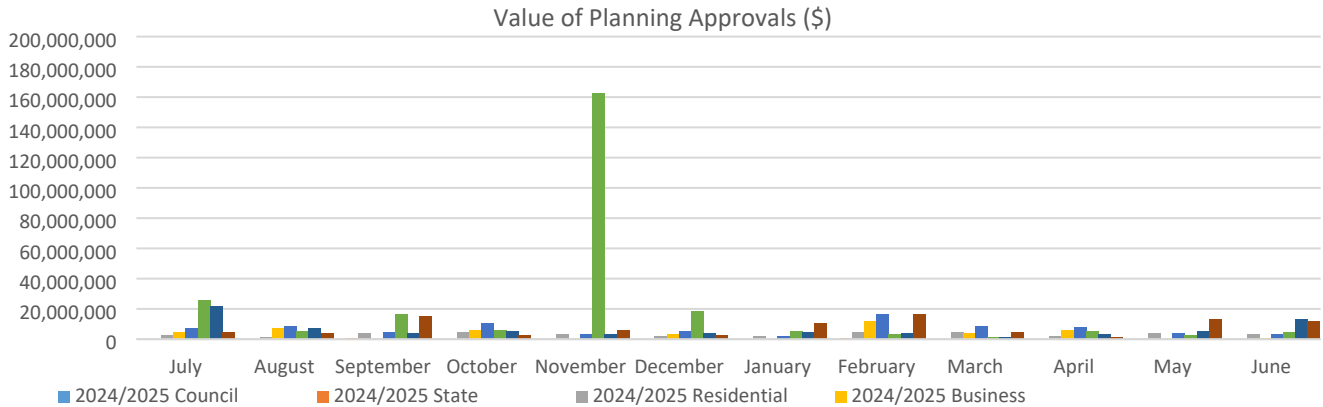
Project	Details	Address	Applicant	No of LUPAA days	Perm / Disc / Exempt
PLN-23-0091 - 2	Solar energy facility & associated infrastructure. Amend conditions to allow for the staged delivery.	137968/1; 138284/1;142369/1&3; 145786/3;145787/1;145788/1;204030/1, 394 Connorville Road, Cressy TAS 7302	Cogency Australia Pty Ltd	18	A
PLN-25-0138	Subdivision - 2 Lots	Lot 300 Translink Avenue South, Western Junction TAS 7212	Leary Cox & Cripps	42	D
PLN-25-0194	Retrospective dwelling alterations, outbuilding and driveway works	11 Wellington Street, Ross TAS 7209	Mr Roger Garment	42	D
PLN-25-0206	Change of use to Service Industry	276 Evandale Road, Western Junction TAS 7212	e3planning pty ltd	44	D
PLN-25-0213	2 Lot Subdivision (Translink SAP, Additional vehicle crossings)	9 Translink Avenue (works within road reservations), Western Junction TAS 7212	6ty° Pty Ltd	29	D
PLN-25-0214	Outbuilding (Garage)	3A King Street, Cressy TAS 7302	Jonathan Iles	37	D
PLN-25-0217	Single Dwelling	43C Pultney Street (access over CT184929/8), Longford TAS 7301	Abode Designer Homes	40	D
PLN-25-0248	Single Dwelling	260 Perth Mill Road, Western Junction TAS 7212	DCM Design Construction Management	42	D
PLN-26-0011	Single Dwelling & Outbuilding (Garage)	32 Skyview Rise, PERTH TAS 7300	Mr Brad Van Zetten	44	D
PLN-26-0014	Single Dwelling & Outbuilding (Shed)	15 Keppoch Lane, Perth TAS 7300	Mr Brad Van Zetten	33	D
PLN-26-0024	Single Dwelling	43A Pultney Street, Longford TAS 7301	Abode Designer Homes	24	D
PLN-26-0003	Demolition & construction of Outbuilding (Shed)	1 Boral Road, Western Junction TAS 7212	Rare innovation Pty Ltd	30	P
PLN-26-0015	Dwelling Alterations	157 Burlington Road, Cressy TAS 7302	Jennifer Sally Binns	21	P
PLN-26-0029	Demolition of House & outbuildings, removal of trees	20 William Street, Perth TAS 7300	Daryl Dennis	24	P
PLN-26-0032	Boundary Adjustment & Demolition of Outbuilding (shed)	Valley View, 1 Saundridge Road, Cressy TAS 7302	Woolcott Land Services	7	P
PLN-26-0037	Alterations & additions to existing dwelling	622 Bishopsbourne Road, Bishopsbourne TAS 7301	Wilkin Design & Drafting Pty Ltd	8	P
PLN-25-0207	Multiple Dwellings (1 Existing 2 new)	9 Zircon Place, Perth TAS 7300	Design to Live	42	C

2.2 Value of Planning Approvals

	Current Year				2025/2026 Total	2024/25 Total	2023/24 Total	2022/23 Total
	Council	State	Residential	Business				
July	10,000	2,500,000	1,264,305	1,668,000	5,442,305	7,412,102	25,482,265	21,899,020
August	0	300,000	23,193,000	800,000	24,293,000	8,188,245	5,178,200	7,155,844
September	0	0	6,173,232	410,000	6,583,232	4,394,000	16,503,664	4,097,900
October	0	3,000	1,372,094	279,000	1,654,094	10,299,800	5,562,210	5,353,500
November	0	0	1,560,000	15,000	1,575,000	2,903,431	162,356,200	3,023,616



December	0	0	2,264,500	670,000	2,934,500	4,873,115	18,389,000	4,154,613
January	0	0	886,000	285,000	1,171,000	2,027,648	5,255,000	4,366,000
February	0	0	1,675,858	0	1,675,858	16,519,254	2,910,000	3,551,367
March	0	0	3,958,300	500,000	4,458,300	8,270,452	1,495,000	1,238,500
April						7,694,500	5,141,340	3,186,222
May						3,792,000	2,720,000	5,195,000
June						3,437,645	4,385,000	13,163,000
YTD Total	10,000	2,803,000	42,347,289	4,627,000	49,787,289	79,812,192	250,992,879	63,221,582
Annual Total							255,377,879	76,384,582



2.3 Matters Awaiting Decision by TASCAT & TPC

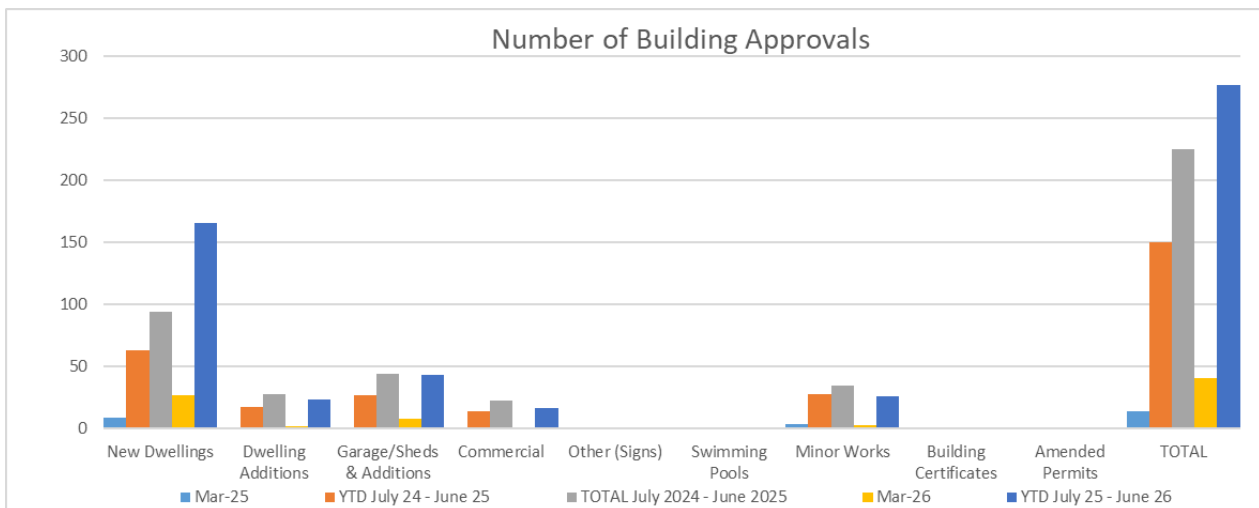
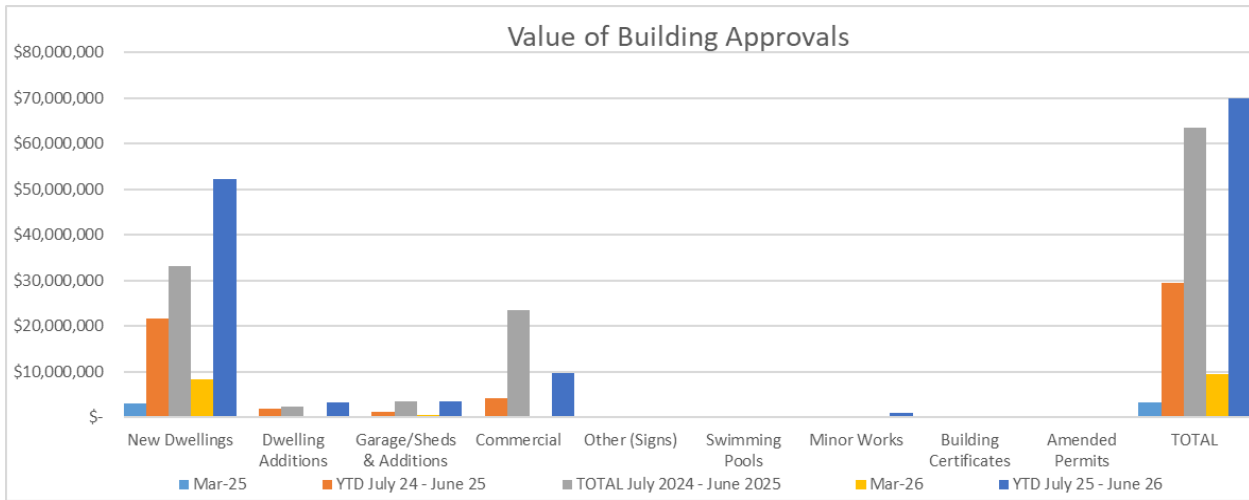
Tasmanian Civil & Administrative Tribunal (TASCAT)	
PLN25-0077 Appeal P2025/75	Appeal against refusal of Multiple Dwellings, Retirement Village and 2-lot subdivision at 5 Affleck Court, Perth <ul style="list-style-type: none"> • Preliminary conference held 19 August 2025. • Teleconference held 13 October 2025. • Mediation being undertaken. • Decision received. Refusal set aside and approval issued subject to conditions including deletion of one dwelling.
PLN24-0097 Appeal P2025/70	Appeal against refusal of function centre at 868 Nile Road, access over 866 Nile Road. <ul style="list-style-type: none"> • Preliminary conference held 04 August 2025. • Mediation held 21 August 2025. • Teleconference held 4 November 2025 to set a hearing date. • Primary evidence to be filed 10 November 2025. • Hearing held 02-06 February 2026. • Awaiting decision.
PLN24-0136 Appeal P/2025/87	Appeal against approval of 34 Assisted Housing Units at 75 Leighlands Road, Evandale <ul style="list-style-type: none"> • Preliminary conference held 04 August 2025. • Hearing held 23–27 March 2026. • Awaiting decision.
Decisions received	
-	-
Tasmanian Planning Commission (TPC)	
-	-
Decisions received	
-	-



2.4 Building Approvals

The following table shows a comparison of the number and total value of building works for 2024-2025 and 2025-2026.

	YEAR - 2024 - 2025				YEAR		YEAR - 2025 - 2026			
	Mar-25		YTD July 24 - June 25		TOTAL July 2024 - June 2025		Mar-26		YTD July 25 - June 26	
	No.	Total Value	No.	Total Value	No.	Total Value	No.	Total Value	No.	Total Value
		\$		\$		\$		\$		\$
New Dwellings	9	3,129,000	63	21,763,668	94	33,101,243	27	8,324,376	166	52,342,625
Dwelling Additions	0	0	18	1,987,600	28	2,521,600	2	150,000	24	3,302,614
Garage/Sheds & Additions	1	40,000	27	1,232,804	44	3,598,729	8	559,480	43	3,541,585
Commercial	0	0	14	4,280,500	23	23,475,732	1	200,000	17	9,835,000
Other (Signs)	0	0	0	0	0	0	0	0	0	0
Swimming Pools	0	0	0	0	1	300,000	0	0	0	0
Minor Works	4	45,762	28	353,377	35	421,461	3	287,890	26	934,811
Building Certificates	0	0	0	0	0	0	0	0	0	0
Amended Permits	0	0	0	0	0	0	0	0	1	0
TOTAL	14	3,214,762	150	29,617,949	225	63,418,765	41	9,521,746	277	69,956,635
Inspections										
Building	0		0		0		0		0	
Plumbing	22		289		389		31		266	



2.5 Planning, Building & Plumbing Compliance – Permit Review

Below are tables of inspections and action taken for the financial year.

Planning Permit Compliance Reviews	This Month	2025/2026	Total 2024/2025
Number of Inspections	8	16	31
Property owner not home or only recently started			
Complying with all conditions / signed off	5	7	4
Not complying with all conditions	1	7	27
Re-inspection required	1	7	27
Notice of Intention to Issue Enforcement Notice	2	4	2
Enforcement Notices issued	0	0	1
Infringement Notice Issued	0	0	
No Further Action Required	5		



Building / Plumbing Permit Compliance Reviews	This Month	2025/2026	Total 2024/2025
Number of Inspections	19	224	284
Property owner not home or only recently started			
Complying with all conditions / signed off	19	212	283
Not complying with all conditions		12	1
Re-inspection required			
Building Notices issued			
Plumbing Notices Issued		3	
Building Orders issued			
Plumbing Orders issued			
Infringements Issued (Building/Plumbing)			
No Further Action Required			

Illegal Works – Building / Plumbing	This Month	2025/2026	Total 2024/2025
Number of Inspections	15	178	202
Commitment provided to submit required documentation			
Re-inspection required	12	129	142
No Further Action Required	3	49	60
Building Notices issued	13	55	33
Plumbing Notices Issued	2	7	17
Building Orders issued	9	36	26
Plumbing Orders Issued	1	4	2
Emergency Order		1	2
Infringements issued (Building/Plumbing)			

Illegal Works - Planning	This Month	2025/2026	Total 2024/2025
Number of Inspections	5	5	13
Commitment provided to submit required documentation			
Re-inspection required	1	1	3
Notice of Intention to Issue Enforcement Notice issued	5	5	5
Enforcement Notices issued	1	1	3
Infringements Issued	0	0	
No Further Action Required	0	0	

3 STRATEGIC PLAN & INTEGRATED PRIORITY PROJECTS PLAN

3.1 Strategic Plan 2021-2027

The Strategic Plan 2021-2027 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

Strategic outcomes:

2.1 Strategic, sustainable, infrastructure is progressive

People: Culture and society - a vibrant future that respects the past

Sense of Place - Sustain, Protect, Progress

Strategic outcomes:



- 3.1 Sympathetic design respects historical architecture
- 3.2 Developments enhance existing cultural amenity
- 3.4 Towns are enviable places to visit, live and work

Place: Nurture our heritage environment

Environment - Cherish, Sustain our Landscapes and Preserve, Protect Our Built Heritage for Tomorrow

Strategic outcomes:

- 4.1 Cherish and sustain our landscape
- 4.2 Meet environmental challenges
- 4.4 Our heritage villages and towns are high value assets

3.2 Integrated Priority Projects Plan 2021

This plan has been developed with a coordinated perspective to align with local, regional, state and federal plans. Rather than grouping projects by town or assembling a long list of 'nice to have' projects, this plan takes a Council-wide view of needs and opportunities in relation to the strategic investment drivers in the region. This matter has relevance to:

Enabling Project/s:

Projects which are considered to be incrementally important – usually by improving existing facilities or other complementary upgrades to infrastructure (does not include Council's business as usual projects including renewal and maintenance of existing assets)

5.4 Subdivisions:

Several at Cressy, Evandale, Longford & Perth - the Northern Midlands Council is a planning authority with responsibilities specified in the Land Use Planning and Approvals Act 1993 (LUPAA). These responsibilities include developing planning schemes, proposing amendments to planning schemes, supporting or rejecting changes proposed by others and making decisions on individual developments in accordance with the planning scheme. Several significant subdivisions in the Northern Midlands region have recently been identified and are in various stages of conceptual design or planning.

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

Lack of public awareness is a risk to Council. If people are not aware of requirements for planning, building and plumbing approvals, this may result in work without approval. Council continues to promote requirements to ensure the public is aware of its responsibility when conducting development.

6 COMMUNITY CONSULTATION

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

From time to time, articles are placed in the Northern Midlands Courier and on Council's Facebook page, reminding the public of certain requirements.



7 OFFICER'S COMMENTS/CONCLUSION

There have been 17 commercial building approvals valued at a total of \$9,835,000 (year to date), compared to 14 commercial building approvals valued at a total of \$4,280,500 (year to date) for the previous year.

In total, there have been 277 building approvals valued at \$69,956,635 (year to date) for 2025/2026 compared to 150 building approvals valued at \$29,617,949 (year to date) for the previous year.



13.2 STATE PLANNING OFFICE CONSULTATION RESPONSES

Responsible Officer: Maree Bricknell, Acting General Manager

Report prepared by: Erin Miles, Project Officer

MINUTE NO. 26/0111

DECISION

Cr Adams/Cr Andrews

That Council endorse the attached submissions related to the following consultation matters and provide them to the State Planning Office within the relevant consultation period:

- a) Preventing delays in development assessment timeframes (Position Paper) – closes 8th May 2026
- b) Draft Land Use Planning and Approvals (Miscellaneous Amendments) Bill 2026 - closes 11th May 2026

Carried Unanimously

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks, Cr Goss and Cr Terrett

Voting Against the Motion:

Nil

RECOMMENDATION

That Council endorse the attached submissions related to the following consultation matters and provide them to the State Planning Office within the relevant consultation period:

- A) Preventing delays in development assessment timeframes (Position Paper) – closes 8th May 2026
- B) Draft Land Use Planning and Approvals (Miscellaneous Amendments) Bill 2026 - closes 11th May 2026

1 PURPOSE OF REPORT

The purpose of this report is to consider and endorse submissions (see attachments) in response to active planning consultation matters.

2 INTRODUCTION/BACKGROUND

The State Planning Office has recently released several items for consultation including:

- Draft SPP amendment 01-2026 of the State Planning Provisions – closing 17th April 2026 (refer info item)
- Preventing delays in development assessment timeframes (Position Paper) – closes 8th May 2026
- Draft Land Use Planning and Approvals (Miscellaneous Amendments) Bill 2026 - Closes 11th May 2026
- Tasmanian Planning Scheme – Making it easier to develop medium density housing (Discussion Paper) – closes 8th May 2026 – extension of time granted until 22nd May 2026.

These matters have been reviewed and submissions prepared/drafted.

3 STRATEGIC PLAN & INTEGRATED PRIORITY PROJECTS PLAN

3.1 Strategic Plan 2021-2027

The Strategic Plan 2021-2027 provides the guidelines within which Council operates.

Lead: Serve with honesty, integrity, innovation and pride

Leaders with Impact

Strategic outcomes:

- 1.1 Council is connected to the community



1.3 Management is efficient, proactive and responsible

Progress: Economic health and wealth - grow and prosper

Strategic Project Delivery - Build Capacity for a Healthy Wealthy Future

Strategic outcomes:

2.2 Proactive engagement drives new enterprise

3.2 Integrated Priority Projects Plan 2021

This plan has been developed with a coordinated perspective to align with local, regional, state and federal plans. Rather than grouping projects by town or assembling a long list of 'nice to have' projects, this plan takes a Council-wide view of needs and opportunities in relation to the strategic investment drivers in the region. This matter has relevance to:

Not applicable.

4 POLICY IMPLICATIONS

No relevant policy implications.

5 STATUTORY REQUIREMENTS

The relevant piece of legislation relating to the consultation is the *Land Use Planning and Approvals Act 1993* (the Act). The Draft Land Use Planning and Approvals (Miscellaneous Amendments) Bill 2026 proposes changes to the Act.

6 FINANCIAL IMPLICATIONS

There are no immediate financial implications.

7 RISK ISSUES

The risk of not participating in consultation is that changes may be implemented that don't result in improved or workable planning outcomes.

8 CONSULTATION WITH STATE GOVERNMENT

The State Planning Office sits within the Department of State Growth and is responsible for facilitating the consultation.

9 COMMUNITY CONSULTATION

The Preventing Delays in Development Assessment Timeframes (Position Paper) and Draft Land Use Planning and Approvals (Miscellaneous Amendments) Bill 2026 are open to the public for consultation.

10 OPTIONS FOR COUNCIL TO CONSIDER

Council can endorse the proposed submissions or make amendments.

11 OFFICER'S COMMENTS/CONCLUSION

A brief overview of the consultation items for endorsement is provided below:

Preventing delays in development assessment timeframes (Position Paper)

The purpose of this Position Paper is to explore the issues and identify potential options to improve the process for managing additional information requests, to avoid unnecessary delays related to this part of the planning application process. Responses to the consultation questions have been prepared based on experience dealing with the relevant legislative requirements and interactions with applicants.

Tasmanian Planning Scheme – Making it easier to develop medium density housing (Discussion Paper)

The Tasmanian Government is wanting to encourage the construction of medium density housing in Tasmania. The changes proposed in this discussion paper are extensive, and include:

- New Apartment Code



- New Residential Zone,
- Revised Inner Residential Zone,
- Revised General Residential Zone,
- Consequential changes to SPPs Definitions, Parking and Sustainable Transport Code, Miscellaneous exemptions, Application requirements, and Incorporated documents.

Northern Midlands Council does not currently utilise the Inner Residential Zone. The New Residential Zone would require lots to be allocated to a particular use and have a minimum lot size down to 150m² (for a terrace lot) in areas with adequate public transport and relevant infrastructure. An extension of time has been requested and granted until the 22nd May 2026, so that planning staff can attend a State Planning Office webinar on 15 April 2026, before finalising comments for endorsement at the May Council meeting.

Draft Land Use Planning and Approvals (Miscellaneous Amendments) Bill 2026

The main elements of the draft Bill propose amendments that:

- 1) allow the State Planning Provisions (SPPs) of the Tasmanian Planning Scheme (TPS) to include maps, such as statewide overlay maps;
- 2) broaden the scope for making 'interim SPPs amendments' under section 30NB of the LUPA Act on advice from the Tasmanian Planning Commission (the Commission);
- 3) clarify the Local Provisions Schedule (LPS) criteria in section 34 of the LUPA Act in relation to the application of the TPPs;
- 4) include a fairer process for the assessment of draft LPSs and LPS amendments when a new or amended RLUS is declared;
- 5) include a fairer process for the assessment of draft LPS amendments when the TPPs become effective on 1 July 2026;
- 6) clarify the process and timeframes for councils to give notice to an applicant when a request for additional information on a development application has been satisfied and when the assessment 'clock' recommences;
- 7) clarify the development application assessment timeframes when council offices are closed between Christmas and New Year;
- 8) modify the definition of 'subdivision' in the LGBMP Act to exclude a long-term lease relating to renewable energy infrastructure or other utility infrastructure from being considered a subdivision.

These amendments are a result of issues identified by councils, Local Government Association of Tasmania (LGAT), the Commission, and the State Planning Office.

12 ATTACHMENTS

1. Position Paper - Preventing Delays in Development Assessment Timeframes [**13.2.1** - 18 pages]
 2. Preventing Delays in Development Assessment Timeframes NMC Submission [**13.2.2** - 3 pages]
 3. Background Report - Draft LUPAA Miscellaneous Amendments Bill 2026 [**13.2.3** - 18 pages]
 4. Draft LUPAA Amendments Bill 2026 NMC Submission [**13.2.4** - 2 pages]
-



14 GOVERNANCE REPORTS

14.1 THE USE OF AI IN LOCAL GOVERNMENT

Responsible Officer: Maree Bricknell, Acting General Manager

Report prepared by: Kristy Nutting, Executive Officer

MINUTE NO. 26/0112

DECISION

Cr Terrett/Cr Brooks
That Council

endorse the development of an organisation-wide Artificial Intelligence (AI) Strategy to guide the responsible, staged adoption of AI at Northern Midlands Council

Carried

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Brooks and Cr Terrett

Voting Against the Motion:

Cr Archer and Cr Goss

Cr Goss foreshadowed if the above motion was not passed

- b) note the emerging use of AI across local government and defer the development of an AI Strategy, while continuing to monitor State-level guidance and sector initiatives.

RECOMMENDATION - DRAFT

That Council

- a) endorse the development of an organisation-wide Artificial Intelligence (AI) Strategy to guide the responsible, staged adoption of AI at Northern Midlands Council
- or
- b) note the emerging use of AI across local government and defer the development of an AI Strategy, while continuing to monitor State-level guidance and sector initiatives.

1 PURPOSE OF REPORT

The purpose of this report is to provide Council with an overview of the current use of Artificial Intelligence (AI) within local government and Northern Midlands Council and to make recommendations on how Northern Midlands Council may continue to utilise AI in the workplace for effectiveness, efficiency and resilience of Council operations.

2 INTRODUCTION/BACKGROUND

At the January 2025 ordinary Council meeting, Councillors endorsed an updated Information and Communication Technology Resources and Electronic Communications Acceptable Use policy (Min. No. 25/0033). This update included a section on Ai usage in the workplace.

AI USAGE

Northern Midlands Council is committed to harnessing the power of Artificial Intelligence (AI) to enhance operational efficiency, foster innovation, and drive informed decision-making. Employees must exclusively use Microsoft Copilot as the AI platform for all AI-related tasks and activities, as it has backend controls for Data Loss Prevention (DLP). Usage of other AI platforms may be allowed if Authorized by the IT Systems Officer, or the Corporate Services Manager. All AI technologies and applications used within the organisation must adhere to councils' ethical standards, ensuring transparency, fairness, and accountability. AI systems must be deployed with the utmost consideration for privacy, security, and compliance with applicable laws



and regulations. Staff are strictly prohibited from using OpenAI's platforms, including ChatGPT, for any organisational purposes. This measure ensures that confidential information does not leave the organisation without authorisation of the relevant person. Continuous monitoring and evaluation of AI systems will be conducted to ensure they align with organisational values and goals. Any potential risks or biases identified in AI algorithms must be addressed promptly to uphold the integrity and trustworthiness of AI-driven processes.

This addition saw NMC as an early adopter of policy regarding the responsible use of AI in a local government workplace.

This careful approach has continued over the past 12 months. Planning for the next two years focuses on setting clear principles for using AI in ways that improve efficiency and service delivery, while protecting privacy, fairness and accountability. This includes ensuring Council practices align with its values and legal obligations, including the *Personal Information Protection Act 2004*.

The current AI use in local government

Across the Tasmanian local government sector, AI adoption has been cautious and gradual. Regional councils have mainly focused on tools that assist with administrative tasks, improve response times and support evidence-based decision-making, while maintaining appropriate human oversight.

Councils operate in a challenging environment shaped by evolving community expectations, workforce capacity issues, regulatory requirements and increasing costs. A significant portion of Council activity involves routine tasks such as reviewing information, drafting correspondence, responding to common enquiries and managing data across systems.

Within this environment, AI is increasingly seen as a way to support staff to work more efficiently and effectively, rather than to replace roles or professional judgement.

LGAT AI Planning Initiative

The Local Government Association of Tasmania (LGAT) is doing sector-wide work to support the use of AI in statutory planning. This responds to growing workload pressures on planning teams, especially in regional and rural councils, due to housing demand, more complex applications and limited staff capacity.

The work focuses on using AI to help at the early stages of development applications. This includes helping applicants understand site-specific planning requirements, allowing basic checks before lodgement, identifying missing or non-compliant information, and freeing up planners to focus on more complex and discretionary matters.

The approach is informed by research from the Municipal Association of Victoria (MAV), which looked at how AI could support planning while also identifying risks such as governance, data security and transparency. LGAT considers these findings highly relevant for Tasmanian councils, given resource constraints across the sector.

LGAT is progressing actions such as sourcing an AI solution to assist with development application processing, setting up a supplier register, and developing basic governance frameworks and policies. A sector steering committee is also being formed, with initial outcomes expected by July 2026.

Huon Valley Council – AI Planning Agent

In February 2026, Huon Valley Council launched their custom-built AI Planning Agent developed specifically for the Tasmanian Planning Scheme. The tool provides residents and businesses with free, 24-hour access to planning information via a public telephone service, offering guidance on zoning, overlays, permit requirements and application processes.

The AI Planning Agent is assistive in nature. It does not issue approvals, make determinations or provide binding advice. Complex or site-specific matters are escalated to planning staff. On its first day of operation, the agent reportedly handled the equivalent of a full planner's day of routine enquiries, allowing staff to redirect time toward assessment work and more complex customer interactions.

[AI Planning Assistant - Huon Valley Council](#)

Devonport City Council – Digital and AI-Enabled Service Transformation

Devonport City Council provides a longer-term example of AI adoption as part of a broader digital transformation. Over a number of years, Council has moved to cloud-based systems, mobile work practices and modern enterprise platforms, which has helped lay the groundwork for the use of AI.

Devonport has introduced AI-assisted chatbots, improved digital customer services and uses data-driven analytics across areas such as customer service, asset management and smart city initiatives. These tools are used to improve access to information and respond more efficiently to community enquiries, while maintaining strong governance and clear human accountability.

Devonport City Council has indicated a willingness to support other councils by sharing its experience, lessons learned and practical information. This experience highlights the value of aligning AI adoption with core systems and organisational strategy, rather than implementing stand-alone solutions.

Other councils, including Hobart City Council and the City of Launceston, are exploring the use of AI in more trial and planning-focused ways. This includes activities such as analysing planning information, summarising documents, supporting strategic work and considering proposals for AI-related infrastructure.

While these approaches vary in scope and purpose, they show a growing level of confidence across the sector and highlight the importance of each council adopting AI in ways that suit its own needs, capacity and risk profile.

Opportunities for Northern Midlands Council



The Next Steps of the AI Journey at Northern Midlands Council

1. Review of the current software packages NMC has for AI integration.
2. Implementation of an AI roadmap to guide NMC for the next two years.
3. Development of a *Use of Artificial Intelligence Technology in the Workplace Policy*.



4. Continue to collaborate with other Tasmanian councils to share knowledge and practical experience, and to support the responsible use of AI across the sector.
5. Seek to include a budget item for 2026/2027 on the trial of an AI chatbot on our website to improve community engagement with accessing information 24/7.

3 STRATEGIC PLAN & INTEGRATED PRIORITY PROJECTS PLAN

3.1 Strategic Plan 2021-2027

The Strategic Plan 2021-2027 provides the guidelines within which Council operates.

Lead: Serve with honesty, integrity, innovation and pride

Leaders with Impact

Strategic outcomes:

- 1.1 Council is connected to the community
- 1.4 Improve community assets responsibly and sustainably

Progress: Economic health and wealth - grow and prosper

Strategic Project Delivery - Build Capacity for a Healthy Wealthy Future

Strategic outcomes:

- 2.1 Strategic, sustainable, infrastructure is progressive

People: Culture and society - a vibrant future that respects the past

Sense of Place - Sustain, Protect, Progress

Strategic outcomes:

- 3.4 Towns are enviable places to visit, live and work

3.2 Integrated Priority Projects Plan 2021

This plan has been developed with a coordinated perspective to align with local, regional, state and federal plans. Rather than grouping projects by town or assembling a long list of 'nice to have' projects, this plan takes a Council-wide view of needs and opportunities in relation to the strategic investment drivers in the region. This matter has relevance to:

Not applicable.

4 POLICY IMPLICATIONS

Using AI in Council operations will require updates to existing policies. While current governance, privacy, records and ICT policies provide a starting point, AI raises additional issues around acceptable use, oversight and accountability. A dedicated AI Policy would clearly set expectations for how AI can be used and help ensure Council's approach remains consistent with emerging local government practice.

5 STATUTORY REQUIREMENTS

No specific legislation currently exists in Tasmania regarding use of AI. However, consideration needs to be given to *Personal Information Protection Act 2004 (Tasmania)* which regulates how Tasmanian public authorities collect, use, store and disclose personal information. Under the Act, Council is required to ensure that personal information is handled lawfully, securely and only for authorised purposes.

6 FINANCIAL IMPLICATIONS

While AI can improve efficiency and service delivery, it involves both upfront and ongoing costs, including licences, system integration, training and support. Establishing a dedicated AI technology budget would allow Council to plan for



these costs in a managed and sustainable way, while assessing individual investments through normal budget and procurement processes.

7 RISK ISSUES

The use of AI creates risks for Council, including data privacy and security issues, inaccurate or biased outputs, reduced transparency, and over-reliance on automated tools. There is also reputational risk if AI is seen to replace professional judgement or provide incorrect information to the community.

8 CONSULTATION WITH STATE GOVERNMENT

Northern Midlands Council is continuing to engage at a State level with relevant bodies, including the Local Government Association of Tasmania (LGAT) and the Department of Premier and Cabinet (DPAC), in relation to the use of Artificial Intelligence within local government. This ongoing engagement supports awareness of emerging guidance, sector-wide initiatives and whole-of-government policy development, and ensures Council's approach to AI remains informed, coordinated and consistent with broader Tasmanian governance expectations.

9 COMMUNITY CONSULTATION

Community awareness is important when AI is used in ways that affect how Council provides information or services. While early AI use is likely to be internal, Council will need to be transparent where AI is used publicly, ensure residents can still deal with Council staff, and protect public trust. Any public-facing use of AI would be introduced gradually, with engagement scaled to the level of impact and risk.

10 OPTIONS FOR COUNCIL TO CONSIDER

Council may choose to develop an organisation-wide AI Policy to guide the careful and coordinated use of AI across Council operations. This would help ensure AI is used in a way that supports Council priorities, manages risk, and allows any future implementation or financial commitments to be considered through normal Council processes.

Alternatively, Council may decide to defer developing a formal approach at this time, noting that AI use in local government is still emerging, and continue to monitor State-level guidance and sector initiatives before committing to a formal framework.

11 OFFICER'S COMMENTS/CONCLUSION

The IT department currently has capacity to manage only limited, low-level AI systems. A broader and more effective use of digital technology and AI would require dedicated time and expertise, which existing staff cannot absorb without affecting core responsibilities. To support a coordinated and sustainable approach, it is recommended that Council appoint a staff member with primary responsibility for digital transformation, including oversight, training and ongoing system improvement.

Any investment in AI should focus on improving service delivery, accessibility and efficiency, not on reducing staff numbers. Council must consider ongoing costs such as licensing, maintenance and training, recognising that AI is intended to support staff and improve outcomes for the community. When used well, AI can make Council services more accessible by improving information management, communication and responsiveness.

AI is likely to deliver the greatest benefits in areas with high public interaction, planning functions and administrative processes by reducing routine work and allowing staff to focus on more complex tasks. While AI is not a solution for all staffing challenges, the works department may benefit through better access to data, reporting and workflow planning, as well as reduced administrative workload. However, operational roles will continue to rely on hands-on skills and on-site decision-making, and Council will need to continue investing in these areas where human expertise remains essential.

12 ATTACHMENTS

Nil



14.2 VARIATION OF APPOINTMENT - MUNICIPAL MANAGEMENT COORDINATOR AND DEPUTIES

Responsible Officer: Maree Bricknell, Acting General Manager

Report prepared by: Kristy Nutting, Executive Officer

MINUTE NO. 26/0113

DECISION

Cr Andrews/Cr Adams

That Council endorse the nomination of

- a) Maree Bricknell, Acting General Manager as the Northern Midlands Council's Municipal Emergency Management Coordinator (Municipal Coordinator); and
- b) Leigh McCullagh, Works Manager as the Northern Midlands Council's Deputy Municipal Emergency Management Coordinator;

for a period of 4 years.

Carried Unanimously

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks, Cr Goss and Cr Terrett

Voting Against the Motion:

Nil

RECOMMENDATION

That Council endorse the nomination of

- a) Maree Bricknell, Acting General Manager as the Northern Midlands Council's Municipal Emergency Management Coordinator (Municipal Coordinator); and
- b) Leigh McCullagh, Works Manager as the Northern Midlands Council's Deputy Municipal Emergency Management Coordinator;

for a period of 4 years.

1 PURPOSE OF REPORT

This report seeks the endorsement by Council for the nomination for the appointment of the Council's Municipal Emergency Management Coordinator and Deputy Coordinator positions.

2 INTRODUCTION/BACKGROUND

The current statutory appointment by the Minister for Police, Fire and Emergency Management of the Municipal Emergency Management Coordinator and Deputy Municipal Emergency Management Coordinator is due to expire in May 2026.

The current statutory appointments are as follows:

- Des Jennings, General Manager - the Municipal Emergency Management Coordinator (Municipal Coordinator);
and
- Maree Bricknell, Corporate Services Manager - the Deputy Municipal Emergency Management Coordinator.

The *Emergency Management Act 2006* - Section 23(8) states:



A council may only nominate a person for the position of Municipal Emergency Management Coordinator or Deputy Municipal Emergency Management Coordinator if the person, once appointed to the position, would have the authority and ability to make decisions relating to the coordination of emergency management in the municipal area during an emergency without first seeking the approval of the council.

It is recommended that the Acting General Manager be nominated as Municipal Emergency Management Coordinator and the Works Manager is nominated as Deputy Municipal Emergency Management Coordinator.

3 STRATEGIC PLAN & INTEGRATED PRIORITY PROJECTS PLAN

3.1 Strategic Plan 2021-2027

The Strategic Plan 2021-2027 provides the guidelines within which Council operates.

Lead: Serve with honesty, integrity, innovation and pride

Leaders with Impact

Strategic outcomes:

1.3 Management is efficient, proactive and responsible

3.2 Integrated Priority Projects Plan 2021

This plan has been developed with a coordinated perspective to align with local, regional, state and federal plans. Rather than grouping projects by town or assembling a long list of 'nice to have' projects, this plan takes a Council-wide view of needs and opportunities in relation to the strategic investment drivers in the region. This matter has relevance to:

Not applicable.

4 POLICY IMPLICATIONS

N/A

5 STATUTORY REQUIREMENTS

Emergency Management Act 2006 - Section 23(8) states:

(8) A council may only nominate a person for the position of Municipal Emergency Management Coordinator or Deputy Municipal Emergency Management Coordinator if the person, once appointed to the position, would have the authority and ability to make decisions relating to the coordination of emergency management in the municipal area during an emergency without first seeking the approval of the council.

6 FINANCIAL IMPLICATIONS

N/A

7 RISK ISSUES

The appointment of Municipal Coordinator and Deputy ensures that the Emergency Services have direct Council contact in the event of an emergency, in the absence of such an appointment the well-being of the community and emergency services personnel and associated assets may be at risk in an emergency.

8 CONSULTATION WITH STATE GOVERNMENT

The endorsement from the Northern Midlands Council will be provided to the Minister for Police, Fire and Emergency Management for appointment as required under section 23 (1) of the Act.



9 COMMUNITY CONSULTATION

N/A

10 OPTIONS FOR COUNCIL TO CONSIDER

To endorse or not endorse the Northern Midlands Council's nominees to the roles of Municipal Emergency Management Coordinator and Deputy Municipal Emergency Management Coordinator.

11 OFFICER'S COMMENTS/CONCLUSION

It is recommended that Council note that the current statutory appointments of the Municipal Emergency Management Coordinator and Deputy Municipal Emergency Management Coordinator are due to expire in May 2026. In line with the requirements of the *Emergency Management Act 2006*, it is further recommended that Council nominate the Acting General Manager as Municipal Emergency Management Coordinator and the Works Manager as Deputy Municipal Emergency Management Coordinator.

12 ATTACHMENTS

Nil



15 CORPORATE SERVICES REPORTS

15.1 MONTHLY REPORT: FINANCIAL STATEMENT

Responsible Officer: Maree Bricknell, Acting General Manager

Report prepared by: Maree Bricknell, Acting General Manager

MINUTE NO. 26/0114

DECISION

Cr Archer/Cr Brooks

That Council

- i) receive and note the Monthly Financial Report for the period ending 31 March 2026; and
- ii) authorise Budget 2025/26 alterations as listed in Item 4.

Carried Unanimously

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks, Cr Goss and Cr Terrett

Voting Against the Motion:

Nil

RECOMMENDATION

That Council:

- i) receive and note the Monthly Financial Report for the period ending 31 March 2026; and
- ii) authorise Budget 2025/26 alterations as listed in Item 4.

1 PURPOSE OF REPORT

The purpose of this report is to present the monthly financial reports as at 31 March 2026.

2 INTRODUCTION/BACKGROUND

The Monthly Financial Summary for the period ended 31 March 2026 is circulated for information.

3 STRATEGIC PLAN & INTEGRATED PRIORITY PROJECTS PLAN

3.1 Strategic Plan 2021-2027

The Strategic Plan 2021-2027 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

Strategic outcomes:

2.1 Strategic, sustainable, infrastructure is progressive

3.2 Integrated Priority Projects Plan 2021

This plan has been developed with a coordinated perspective to align with local, regional, state and federal plans. Rather than grouping projects by town or assembling a long list of 'nice to have' projects, this plan takes a Council-wide view of needs and opportunities in relation to the strategic investment drivers in the region.



4 ALTERATIONS TO 2025-26 BUDGET

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

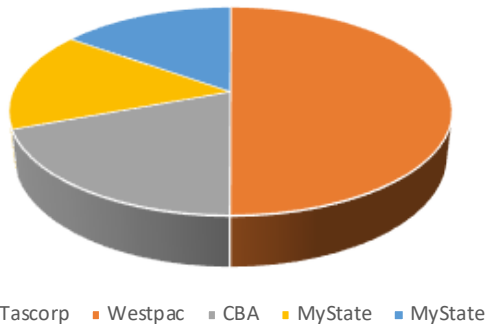
SUMMARY FINANCIAL REPORT						
For Month Ending:	31-Mar-26	9				
A. Operating Income and Expenditure						
	Budget	Year to Date Budget	Actual	(\$,000)	Target 100%	Comments
Rate Revenue	-\$15,678,753	-\$15,678,753	-\$15,752,824	\$74	100.5%	
Recurrent Grant Revenue	-\$5,748,472	-\$4,790,393	-\$3,829,889	-\$961	79.9%	
Fees and Charges Revenue	-\$3,484,109	-\$2,613,082	-\$2,616,325	\$3	100.1%	
Interest Revenue	-\$876,112	-\$657,085	-\$184,497	-\$473	28.1%	
Reimbursements Revenue	-\$45,386	-\$34,040	-\$47,914	\$14	140.8%	
Other Revenue	-\$2,304,133	-\$1,728,100	-\$568,593	-\$1,160	32.9%	
	-\$28,136,965	-\$25,501,452	-\$23,000,042	-\$2,501	90.2%	
Employee costs	\$10,027,128	\$7,520,346	\$5,535,903	\$1,984	73.6%	
Material & Services Expenditure	\$7,471,911	\$5,603,933	\$5,561,860	\$42	99.2%	
Depreciation Expenditure	\$8,031,350	\$6,023,513	\$6,023,513	\$0	100.0%	
Government Levies & Charges	\$1,351,867	\$1,013,900	\$709,853	\$304	70.0%	
Councillors Expenditure	\$233,300	\$174,975	\$87,949	\$87	50.3%	
Interest on Borrowings	\$0	\$0	\$0	\$0	0.0%	
Other Expenditure	\$1,145,320	\$858,990	\$916,221	-\$57	106.7%	Pensioner Rebates
Plant Expenditure Paid	\$610,710	\$458,033	\$570,550	-\$113	124.6%	
	\$28,871,586	\$21,653,690	\$19,405,849	\$2,248	89.6%	
	\$734,621	-\$3,847,763	-\$3,594,194			
Gain on sale of Fixed Assets	\$0	\$0	-\$2,478	\$2	0.0%	
Loss on Sale of Fixed Assets	\$433,630	\$325,223	\$0	\$325	0.0%	*Asset recognition EOY
Underlying (Surplus) / Deficit	\$1,168,251	-\$3,522,540	-\$3,596,672			1*
Capital Grant Revenue	-\$8,491,599	-\$6,368,699	-\$3,050,425	-\$3,318	47.9%	
Subdivider Contributions	-\$377,927	-\$283,445	0	-\$283	0.0%	* Not recognised until EOY
Capital Revenue	-\$8,869,526	-\$6,652,145	-\$3,050,425			
Budget Alteration Requests						
- For Council authorisation by absolute majority						
		Budget	Budget	Actuals		
		Operating	Capital			
<i>Capital works budget variances above 10% or \$10,000 are highlighted</i>						



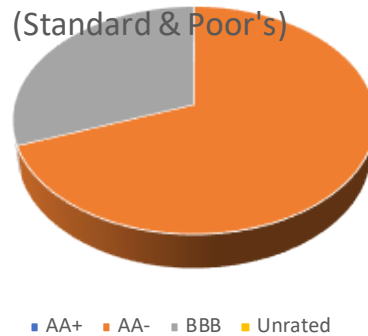
A. Balance Sheet Items						
	Year to Date Actual		Monthly Change		Same time last year	Comments
Cash & Cash Equivalents Balance	Year to Date					
- Opening Cash balance	\$17,209,026					
- Cash Inflow	\$3,169,505					
- Cash Payments	\$6,433,769					
- Closing Cash balance	\$13,944,762					
Account Breakdown						
- Trading Accounts	\$2,483,730					
- Investments	\$11,461,032					
	\$13,944,762					
	-					

Summary of Investments	Investment Date	Maturity Date	Interest Rate%	Purchase Price	Maturity Value	
Tas Corp 24hr Call Account	17/03/2026	31/03/2026	4.10	\$6,208	\$6,218	
Commonwealth 24hr Call Account	28/02/2026	31/03/2026	0.25	\$0	\$0	
Commonwealth Business Online Saver Account	31/03/2026	1/04/2026	3.95	\$963,014	\$963,119	
Westpac Corporate Regulated Interest Account	1/03/2026	31/03/2026	3.95	\$425,978	\$425,978	
CBA	26/02/2026	27/04/2026	4.34	\$1,515,582	\$1,526,394	
My State Financial	11/02/2026	11/06/2026	4.55	\$2,000,000	\$2,029,918	
My State Financial	11/02/2026	14/05/2026	4.45	\$1,945,451	\$1,967,272	
Westpac	22/01/2026	22/07/2026	4.45	\$3,000,000	\$3,066,201	
Westpac	28/01/2026	28/10/2026	4.70	\$3,000,000	\$3,105,460	
Total Investments				\$12,856,232	\$13,090,559	

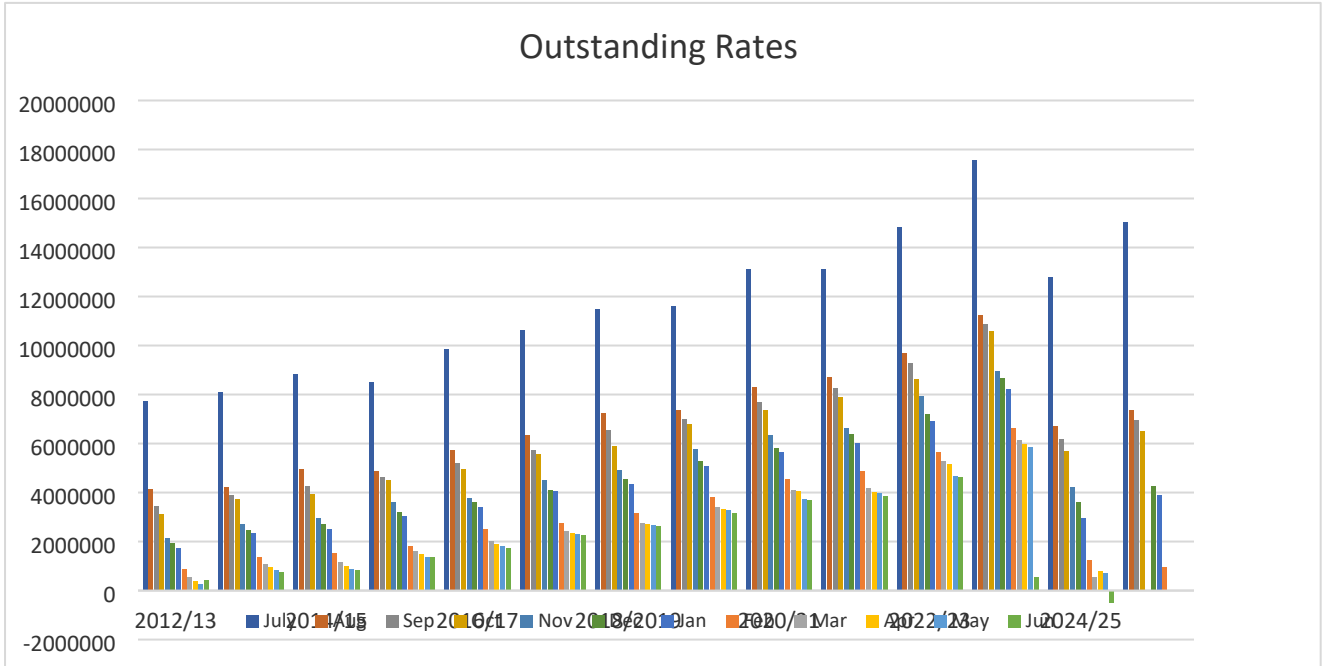
Investments by Institution



Total Investments by Rating
(Standard & Poor's)



Rate Debtors	2025/26	% to Raised	Same Time Last Year	% to Raised	
Balance b/fwd	\$84,682		-\$44,208		
Rates Raised	\$15,851,341		\$14,608,793		
	\$15,936,023		\$14,564,585		
Rates collected	\$14,180,248	89.5%	\$13,645,770	93.4%	
Pension Rebates	\$628,410	4.0%	\$602,333	4.1%	
Discount & Remissions	\$27,930	0.2%	\$25,264	0.2%	
	\$14,836,588	0.2%	\$14,273,367		
Rates Outstanding	\$953,497	6.0%	\$788,374	5.4%	
Advance Payments received	-\$398,577	2.5%	-\$497,155	3.4%	





Trade Debtors						
Current balance	1,097,701.87					
- 30 Days		39,886.61				
- 60 Days		91,971.60				
- 90 Days		5,692.86				
- More than 90 days		285,989.96				
Summary of Accounts more than 90 days:						
- Building Permits			811			
- Contributions			174,467			
- Cemetery Fee			4,693			
- Hire/lease of facilities			14,805			
- Removal of fire hazards			2,000			
- Dog Registrations & Fines			25,239			
- Private Works			24,350			
- Regulatory Fees			20,042			
- Govt Reimbursements			20,756			
- Reimbursements of Aurora fees			419.59			
- Credit Balances			- 1,591.44			
			-			

C. Capital Program

	Budget	Actual (\$,000)	Target 75%	Comments
Major projects:				
- Ctown Urban Streetscape Improvements CRD001	\$9,486,426	\$4,024,960	42%	In progress
- Pth Bridge/Culvert Replacements (4) - CBR003/004/005/006	\$3,331,690	1,564,165.22	47%	In progress
- Pth Urban Streetscape Improvements CRD020	\$3,141,000	\$3,055,257	97%	Substantially Complete
- Fleet Replacement Program	\$1,073,000	514,660.96	48%	In progress
- Ashby Road reconstruction - CRD012	\$1,537,504	\$2,055,391	134%	Complete
- Hobart Road Shared Pathway - CFP001	\$873,000	\$88,219	10%	In progress
- Translink Avenue Detention Basin - CSW007	\$655,000	\$289	0%	In progress
- Napoleon Street Playground - CRE007	\$650,000	\$69,059	11%	In progress
- Youl Road reconstruction - CRD015	\$600,000	\$764,811	127%	Complete
- Drummond Street west construction -	\$600,000	\$14,198	2%	In progress
* Full year to date capital expenditure for 2025/26 provided as an attachment.				

D. Financial Health Indicators

	Target	Actual	Variance	Trend	
Financial Ratios					
- Rate Revenue / Total Revenue	55.7%	68.5%	-12.8%	↘	
- Own Source Revenue / Total Revenue	80%	83%	-3.8%	↘	
Sustainability Ratio					
- Operating Surplus / Operating Revenue	-4.2%	15.6%	-19.8%	↘	
- Debt / Own Source Revenue	0.0%	0.0%	0.0%	↔	
Efficiency Ratios					
- Receivables / Own Source Revenue	9.2%	4.1%	5.0%	↗	
- Employee costs / Revenue	35.6%	24.1%	11.6%	↗	
- Renewal / Depreciation	227.6%	137.1%	90.4%	↗	
Unit Costs					
- Waste Collection per bin	\$22.75	\$ 7.01		↔	
- Employee costs per hour	\$59.69	\$35.55		↗	
- Rate Revenue per property	\$2,006.75	\$2,016.23		↔	
- IT per employee hour	\$5.40	\$2.10		↘	

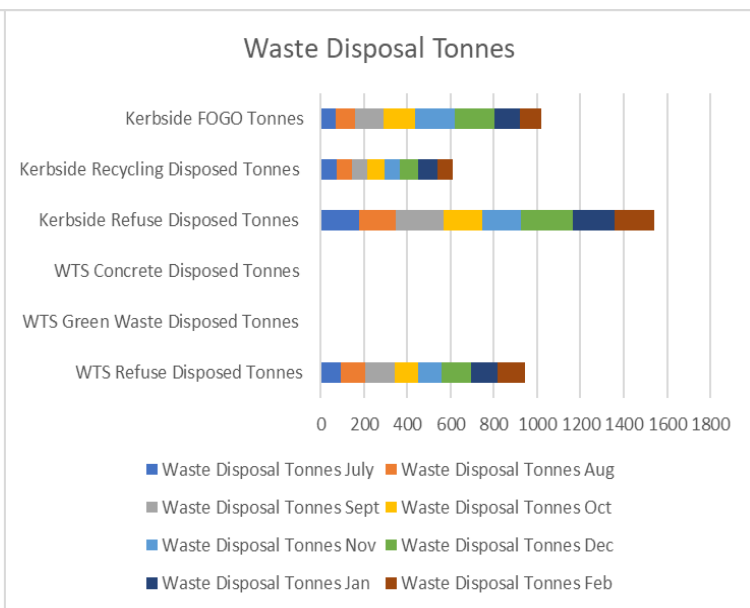
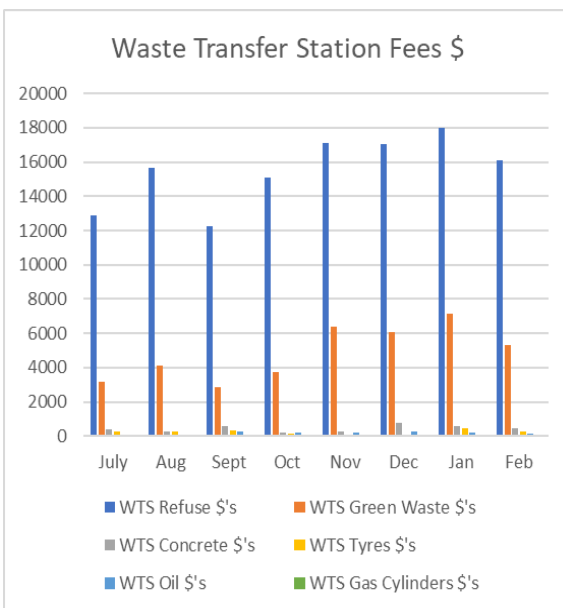


B. Employee & WHS scorecard

	YTD	This Month		
Number of Employees	137	137		
New Employees	41	1		
Resignations	16	0		
Total hours worked	155,742	20,575		
Medical Treatment Injury	1	0		
Property Damage Incident	3	0		
Safety Incidents Reported	22	4		
Hazards Reported	0	0		
Workplace Inspections	49	4		
Risk Incidents Reported	0	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	14	2		

C. Waste Management

Waste Transfer Station	2023/24	2024/25	2025/26 Budget	2025/26		
			<i>Year to Date</i>			
Takings						
- Refuse	\$148,749	\$190,731	\$127,875	\$124,160	change for same period last year	95%
- Green Waste	\$60,216	\$46,195	\$36,000	\$38,866	change for same period last year	131%
- Concrete	\$4,767	\$2,764	\$1,875	\$3,584	change for same period last year	193%
- Tyres	0	\$0	\$3,750	\$1,872	change for same period last year	100%
- Oil				\$1,530	change for same period last year	100%
- Gas Cylinders				\$236	change for same period last year	100%
Total Takings	\$213,732	\$239,690	\$169,500	\$170,247		
Tonnes Disposed						
WTS Refuse Disposed Tonnes	1276	1590	957	943	change for same period last year	111%
WTS Green Waste Disposed Tonnes	0	1920	3,998	0	change for same period last year	#DIV/0!
WTS Concrete Disposed Tonnes	0	0	-	0	change for same period last year	#DIV/0!
Kerbside Refuse Disposed Tonnes	2507	2282	1,880	1540	change for same period last year	91%
Kerbside Recycling Disposed Tonnes	1029	1045	772	611	change for same period last year	90%
Fogo Disposed Tonnes	1308	1353	981	1018	change for same period last year	111%
Total Waste Tonnes Disposed	6120	8190	8588	4112		





5 OFFICER COMMENTS

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

6 ATTACHMENTS

1. Monthly Financial Report - March 2026 [**15.1.1** - 1 page]
 2. Capital Works Financial Report - March 2026 [**15.1.2** - 2 pages]
-



16 WORKS REPORTS

16.1 CAMPBELL TOWN - ADDITIONAL ELECTRIC VEHICLE CHARGING

Responsible Officer: Maree Bricknell, Acting General Manager

Report prepared by: Leigh McCullagh, Works Manager

DECISION

Cr Goss/{seconder}

That Council

reject the proposal by Evie Networks.

The motion lapsed for a want of a seconder.

MINUTE NO. 26/0115

DECISION

Cr Adams/Cr Andrews

That Council:

- a) approve the upgrade and expansion of EV charging infrastructure at 3 Commonwealth Lane, Campbell Town, as proposed by Evie Networks;
- and
- b) proceed to finalise a lease variation to include the following variations:
 - i) Expansion of the current leased area to allow for four (4) additional bays; and
 - ii) Increase of the annual rental per bay to be \$3,000, subject to an annual increase of 3% for the length of the agreement.
 - iii) Compensation payment to Council from Evie Networks of \$4,000 per new lost car parking space.
- and
- c) Allow commencement of works from 01 July 2026.
- d) Reject the proposal by Evie Networks.

Carried

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks and Cr Terrett

Voting Against the Motion:

Cr Goss

Cr Brooks left the meeting at 7:34 pm.

Cr Brooks returned to the meeting at 7:36 pm.



RECOMMENDATION

That Council:

- a) approve the upgrade and expansion of EV charging infrastructure at 3 Commonwealth Lane, Campbell Town, as proposed by Evie Networks;
- and
- b) proceed to finalise a lease variation to include the following variations:
 - i) Expansion of the current leased area to allow for four (4) additional bays; and
 - ii) Increase of the annual rental per bay to be \$3,000, subject to an annual increase of 3% for the length of the agreement.
 - iii) Compensation payment to Council from Evie Networks of \$4,000 per new lost car parking space.
- and
- c) Allow commencement of works from 01 July 2026.
- or
- d) Reject the proposal by Evie Networks.

1 PURPOSE OF REPORT

To seek Council's decision on Evie Networks' request to upgrade and expand electric vehicle charging infrastructure at the Campbell Town site after community consultation.

2 INTRODUCTION/BACKGROUND

At Council's ordinary meeting on 15 December 2025 a report was presented in relation to the request for expansion of the EV charger infrastructure at Campbell Town. At that meeting Council made the following decision: -

MINUTE NO. 25/380

DECISION

Cr Goss/Cr Terrett

That Council:

- a) require Evie Networks to undertake public consultation, including engagement with Campbell Town businesses, at their cost and report back to Council for all necessary approval/s; and
- b) defer any works for six months to minimise disruption during Main Street works.

Carried Unanimously

Evie Networks conducted community consultation on 03 March 2026. At this time, they presented their proposal to the Campbell Town District Committee and held a drop-in session while located at Live Eat in the main street.

The feedback is summarised in the attached document and is now presented to Council for consideration of the request by Evie Networks.

Proposal

Evie Networks currently operates two EV chargers at 3 Commonwealth Lane, Campbell Town, under a partnership with Council. They propose to upgrade these facilities by replacing the existing Tritium chargers with Kempower units, expanding the leased area to include four additional bays (totalling six), and investing approximately \$600,000 on site improvements.

As part of the proposal, Evie Networks has offered commercial terms including an annual rent of \$2,500 per bay (totalling \$15,000), subject to an annual increase of 3%, and no additional responsibilities for Council beyond legal costs associated with the lease variation.



They propose:

- Replacing existing Tritium chargers with Kempower units.
- Expanding the leased area to include four additional bays (total six).
- Investing approximately \$600,000 in site upgrades.

Commercial terms offered:

- Rent: \$2,500 per bay per annum (total \$15,000), 3% annual increase.
- No additional responsibilities for Council beyond legal costs.

Council proposed terms:

However, in consideration by Council officers of the loss of parking spaces and associated community/business impact. It is the recommendation that the proposal be accepted by Council on the following terms

- Rent: \$3,000 per bay per annum (total \$18,000), 3% annual increase.
- Compensation for lost car parking spaces: \$4,000 per lost space.

3 STRATEGIC PLAN & INTEGRATED PRIORITY PROJECTS PLAN

3.1 Strategic Plan 2021-2027

The Strategic Plan 2021-2027 provides the guidelines within which Council operates.

Lead: Serve with honesty, integrity, innovation and pride

Leaders with Impact

Strategic outcomes:

- 1.1 Council is connected to the community
- 1.3 Management is efficient, proactive and responsible
- 1.4 Improve community assets responsibly and sustainably

Progress: Economic health and wealth - grow and prosper

Strategic Project Delivery - Build Capacity for a Healthy Wealthy Future

Strategic outcomes:

- 2.1 Strategic, sustainable, infrastructure is progressive
- 2.3 Collaborative partnerships attract key industries

People: Culture and society - a vibrant future that respects the past

Sense of Place - Sustain, Protect, Progress

Strategic outcomes:

- 3.3 Public assets meet future lifestyle challenges
- 3.4 Towns are enviable places to visit, live and work

Place: Nurture our heritage environment



Environment - Cherish, Sustain our Landscapes and Preserve, Protect Our Built Heritage for Tomorrow

Strategic outcomes:

4.2 Meet environmental challenges

3.2 Integrated Priority Projects Plan 2021

Not applicable.

4 POLICY IMPLICATIONS

The proposal will require a variation to the existing lease agreement and must comply with Council's asset management and sustainability policies. Consideration must also be given to the removal of trees and other landscape modifications.

5 STATUTORY REQUIREMENTS

The additional electric car rechargers at the Commonwealth Lane carpark are exempt from requiring a planning permit under clause 4.2.9 of the planning scheme:

Table 4.2 Exempt infrastructure use or development

	Use or development	Requirements
4.2.9	electric car rechargers	Provision and maintenance if in a car park.

6 FINANCIAL IMPLICATIONS

The proposed lease variation has the potential to increase Council's annual revenue from \$15,000 to \$18,000, reflecting a revised rental rate of \$3,000 per bay for six bays. Additionally, an upfront payment of \$4,000 per lost parking space is recommended to compensate for the community impact of displaced car parking. Legal review and administration costs associated with the lease variation will also be borne by Council, though these are expected to be minor in comparison to the overall benefit of the upgraded infrastructure. The investment by Evie Networks of approximately \$600,000 into site upgrades represents a significant contribution to local infrastructure at no capital cost to Council.

7 RISK ISSUES

The primary risks relate to the loss of public parking spaces and associated community or business concerns. These risks can be mitigated through transparent communication and engagement with businesses and the community.

8 CONSULTATION WITH STATE GOVERNMENT

Not applicable.

9 COMMUNITY CONSULTATION

Evie Networks undertook community consultation as requested and provided that it was essentially positive with minimal concerns raised.

10 OPTIONS FOR COUNCIL TO CONSIDER

- Approve the expansion of the EV charging infrastructure as proposed, accept the associated funding increases, and permit commencement of works from 01 July 2026; or
- Reject the proposal.



11 OFFICER'S COMMENTS/CONCLUSION

Evie Networks' proposal represents a substantial reinvestment in the Campbell Town charging site, delivering an estimated \$600,000 upgrade to modernise the existing infrastructure and expand the facility to six high-capacity Kempower charging bays. Public consultation has now been undertaken, with feedback indicating support from those community members and business operators who were engaged, recognising the long-term benefits of improved EV infrastructure, increased visitation, and enhanced amenity. The proposal is also supported by the State Government as part of broader efforts to strengthen Tasmania's EV charging network.

The upgrade is expected to increase the profile and use of the site, contributing positively to local economic activity. While the expansion results in the loss of four public parking spaces, this impact has been considered through the consultation process and addressed through revised commercial terms that better reflect the permanent change to the site. The updated lease arrangements represent a significant improvement on the existing peppercorn rent and ensure Council receives an appropriate commercial return.

Overall, the proposal is assessed as a positive upgrade to a Council asset that aligns with state and regional priorities and has been tested through community consultation. It is recommended that Council accept Evie Networks' proposal and proceed to finalise the lease variation and associated works.

12 ATTACHMENTS

1. KEMPOWER SATELLITE VERSION 2 DATASHEET RE V.3.40 12-2023 EN (1) [16.1.1 - 7 pages]
 2. Campbell Town Refresh and Expansion Concept [16.1.2 - 3 pages]
 3. 20251212 Letter to Northern Midlands Council - support for Campbell Town EV charger refresh and expa [16.1.3 - 1 page]
 4. 20260320 Campbell Town EV upgrade consultation summary report [16.1.4 - 4 pages]
-



16.2 PROPOSED SPEED LIMIT REDUCTION: HOBART ROAD – KERRY LODGE BRIDGE TO YOUNGTOWN MUNICIPAL BOUNDARY, 80KM/H TO 70KM/H

Responsible Officer: Maree Bricknell, Acting General Manager
Report prepared by: Trent Atkinson, Project & Building Compliance Manager

MINUTE NO. 26/0116

DECISION

Cr Adams/Cr Terrett
That Council

- a) endorse the reduction of the speed limit on Hobart Road from 80 km/h to 70 km/h, between Kerry Lodge Bridge and the Youngtown municipal boundary; and
- b) notify the Department of State Growth of its decision and request the issuing of formal approval for the proposed speed limit reduction.

Carried

Voting for the Motion:
Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks and Cr Terrett

Voting Against the Motion:
Cr Goss

RECOMMENDATION

That Council

- a) endorse the reduction of the speed limit on Hobart Road from 80 km/h to 70 km/h, between Kerry Lodge Bridge and the Youngtown municipal boundary; and
- b) notify the Department of State Growth of its decision and request the issuing of formal approval for the proposed speed limit reduction.

1 PURPOSE OF REPORT

The purpose of this report is for Council to consider a reduction of the speed limit on Hobart Road from 80km/h to 70 km/h from Kerry Lodge Bridge to the Youngtown Municipal boundary in connection with Shared Pathway under construction in that area.

2 INTRODUCTION/BACKGROUND

At its October 2025 meeting, Council resolved the following, Minute No. 25/324 in relation to the proposed speed limit reduction:

DECISION

Cr Adams/Cr McCullagh
That Council request the Transport Commissioner to consider reducing the speed limit on Hobart Road from 80km/h to 60km/h from Kerry Lodge Bridge to the Youngtown municipal boundary.

Carried

Voting for the Motion:
Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Brooks, Cr McCullagh and Cr Terrett

Voting Against the Motion:
Cr Andrews, Cr Archer and Cr Goss



Following Council's request for a speed limit change under Minute No. 25/324, the Department of State Growth advised that it does not support a 20 km/h reduction. However, the Department has supported a reduction of 10 km/h, reducing the speed limit from 80 km/h to 70 km/h.

3 STRATEGIC PLAN & INTEGRATED PRIORITY PROJECTS PLAN

3.1 Strategic Plan 2021-2027

The Strategic Plan 2021-2027 provides the guidelines within which Council operates.

Lead: Serve with honesty, integrity, innovation and pride

Leaders with Impact

Strategic outcomes:

- 1.3 Management is efficient, proactive and responsible
- 1.4 Improve community assets responsibly and sustainably

Progress: Economic health and wealth - grow and prosper

Strategic Project Delivery - Build Capacity for a Healthy Wealthy Future

Strategic outcomes:

- 2.1 Strategic, sustainable, infrastructure is progressive

People: Culture and society - a vibrant future that respects the past

Sense of Place - Sustain, Protect, Progress

Strategic outcomes:

- 3.3 Public assets meet future lifestyle challenges

3.2 Integrated Priority Projects Plan 2021

This plan has been developed with a coordinated perspective to align with local, regional, state and federal plans. Rather than grouping projects by town or assembling a long list of 'nice to have' projects, this plan takes a Council-wide view of needs and opportunities in relation to the strategic investment drivers in the region. This matter has relevance to:

Enabling Project/s:

Projects which are considered to be incrementally important – usually by improving existing facilities or other complementary upgrades to infrastructure (does not include Council's business as usual projects including renewal and maintenance of existing assets)

5.1 Recreation - Shared Pathways:

Development of shared pathways for pedestrians and cyclists along major roads, including Old Hobart Road (Breadalbane roundabout to Youngtown); Breadalbane roundabout to Launceston Airport; Illawarra Road (Pateena /Illawarra Road intersection to Longford); Leighlands Road; Cressy Road (Cressy to Longford).

4 POLICY IMPLICATIONS

N/A



5 STATUTORY REQUIREMENTS

The Following Acts and Legislation has relevance to this matter:

- *Local Government Highways Act 1982*
- *Vehicle and Traffic Act, 1999*

6 FINANCIAL IMPLICATIONS

Estimated cost of replacing existing signage is \$1,000.

7 RISK ISSUES

Research consistently shows that reducing speed limits significantly lowers the risk and severity of crashes.

8 CONSULTATION WITH STATE GOVERNMENT

A request to reduce the speed limit from 80km/h to 60 km/h on 10 December 2025, Council received the following response:

"Thank you for your email regarding the speed limit along Hobart Road between the Kerry Lodge Bridge and the existing 60 km/h speed limit signs, some 200 metres to the south of Charbooday Drive, Youngtown.

In order to be effective, speed limits need to be realistic and credible. The speed limit should reflect the road characteristics and environment so that its justification is self-evident to motorists. Experience has shown that arbitrarily low speed limits attract poor levels of compliance regardless of the amount of enforcement.

A primary consideration in speed limit setting is the level of roadside development along the route, as this provides an indication of the likelihood of through traffic coming into conflict with vehicles turning on or off the road. The number of accesses along this section of Hobart Road is below the threshold where a 60 km/h speed limit would be considered.

However, given the road alignment, which includes a reverse curve with a 65 km/h advisory speed, and the anticipated increase in pedestrian and cyclist activity associated with the forthcoming construction of the new shared pathway, it is considered that reducing the speed limit from 80 to 70 km/h would be justified."

9 COMMUNITY CONSULTATION

N/A

10 OPTIONS FOR COUNCIL TO CONSIDER

1. Reduce the speed limit from 80km/h to 70km/h.
2. Do not reduce the speed limit and leave the limit on this section of road to at 80km/h.

11 OFFICER'S COMMENTS/CONCLUSION

With the anticipated increase in pedestrian and cyclist activity resulting from the new shared pathway, and concerns raised regarding vehicle movements, particularly turning into local businesses, a reduction in speed limits along Hobart Road would contribute to a safer environment for all road users. Lower speeds improve reaction times and reduce the severity of potential incidents, supporting Councils commitment to promoting active transport and public safety.

While the Department of State Growth did not support a reduction of the speed limit to 60 km/h, it has acknowledged that a reduction to 70 km/h is justified in conjunction with the implementation of the shared pathway.

Although Council's request for a 60 km/h speed limit has not been supported by the Department, any reduction in speed will improve overall safety outcomes. In this context, a 70 km/h speed limit represents a reasonable and pragmatic compromise that balances road safety objectives with State Growth's requirements.



12 ATTACHMENTS

1. Proposed Speed Limit Reduction Hobart Road Minute No. 25/324 [**16.2.1** - 4 pages]
 2. Request to Reduce Speed Limit Hobart Road DSG Response [**16.2.2** - 2 pages]
-



16.3 REALLOCATION OF FUNDING - OLD BRIDGE ROAD TOILET UPGRADES TO NAPOLEON STREET PARK TOILET

Responsible Officer:

Maree Bricknell, Acting General Manager

Report prepared by:

Trent Atkinson, Project & Building Compliance Manager

MINUTE NO. 26/0117

DECISION

Cr Archer/Deputy Mayor Lambert

That Council reallocate funding from Old Bridge Road toilet facility in the Charles Berryman Reserve to the Napoleon Street park toilet facility at Perth.

Carried

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks and Cr Goss

Voting Against the Motion:

Cr Terrett

RECOMMENDATION

That Council reallocate funding from Old Bridge Road toilet facility in the Charles Berryman Reserve to the Napoleon Street park toilet facility at Perth.

1 PURPOSE OF REPORT

The purpose of this report is to enable Council to consider the reallocation of Council funding from the Old Bridge Road toilet facility in the Charles Berryman Reserve to the Napoleon Street Park toilet facility at Perth.

2 INTRODUCTION/BACKGROUND

Council currently maintains a public toilet facility at Old Bridge Road in the Charles Berryman Reserve, comprising separate male and female amenities, each including a single toilet and a changeroom. The facility is presently in good condition; however, it is ageing and does not present any significant issues aside from occasional minor vandalism and routine maintenance requirements.

Within the Perth township, Council provides public toilet facilities at Seccombe Street, Train Park, Talisker Street, and Old Bridge Road. All of these facilities are located on the eastern side of Main Road, Perth.

In recent years, Perth has experienced residential growth on the western side of the township, including subdivisions at Effra Court and Norfolk Street, as well as the development of the Skyview Estate.

Currently, the majority of Perth residents are located within 500 metres of a public toilet facility. However, several significant residential areas fall outside this catchment, including:

- The western end of Drummond Street
- The eastern side of Clarence and George Street area
- The northern entry area to Perth
- The western side of Perth from Effra Street onwards

The western side of the township, extending from Effra Street to the Midland Highway, encompasses a substantial number of existing residences and future growth areas. The provision of a new public toilet facility at Napoleon Street Park would significantly improve service coverage for these areas. As such, reallocating funding from the proposed upgrade of the Old Bridge Road facility to the construction of a new facility at Napoleon Street Park would provide broader community benefit and better align with current and future demand.

The Napoleon Street Park toilet forms part of the overall master plan for the site; however, funding has not been allocated to deliver this component at this time.

Please refer to Figure 1, which identifies the locations of existing public toilet facilities (shown in blue) and the proposed facility at Napoleon Street Park (shown in green). The surrounding buffer rings represent a 500-metre catchment radius from each facility, highlighting current service coverage and gaps.

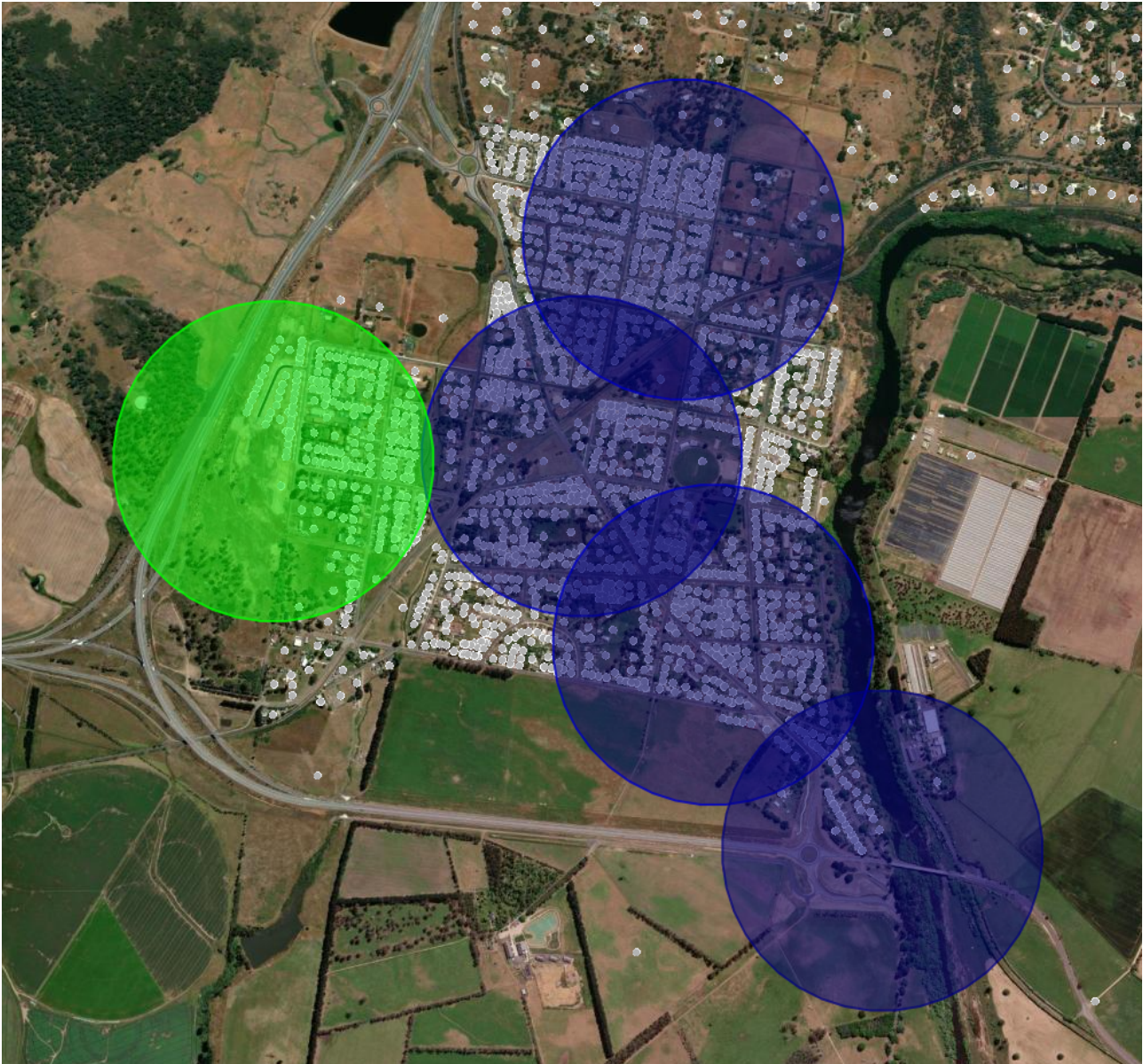


Figure 1 – Existing and proposed toilet coverage

3 STRATEGIC PLAN & INTEGRATED PRIORITY PROJECTS PLAN

3.1 Strategic Plan 2021-2027

The Strategic Plan 2021-2027 provides the guidelines within which Council operates.

Lead: Serve with honesty, integrity, innovation and pride

Leaders with Impact

Strategic outcomes:

1.3 Management is efficient, proactive and responsible



1.4 Improve community assets responsibly and sustainably

People: Culture and society - a vibrant future that respects the past

Sense of Place - Sustain, Protect, Progress

Strategic outcomes:

3.3 Public assets meet future lifestyle challenges

3.4 Towns are enviable places to visit, live and work

3.2 Integrated Priority Projects Plan 2021

This plan has been developed with a coordinated perspective to align with local, regional, state and federal plans. Rather than grouping projects by town or assembling a long list of 'nice to have' projects, this plan takes a Council-wide view of needs and opportunities in relation to the strategic investment drivers in the region. This matter has relevance to:

Not applicable.

4 POLICY IMPLICATIONS

Not applicable

5 STATUTORY REQUIREMENTS

Not Applicable

6 FINANCIAL IMPLICATIONS

Allocation of \$100,000 in the 2025/26 Budget was made for upgrades to the Charles Berryman Reserve Toilets.

7 RISK ISSUES

There is a risk if the Old Bridge Road toilets in the Charles Berryman Reserve are replaced/upgraded, that the Napoleon Street Reserve and playground will not be serviced with toilet facilities until grant funding becomes available.

8 CONSULTATION WITH STATE GOVERNMENT

Not applicable.

9 COMMUNITY CONSULTATION

No community consultation has been undertaken.

10 OPTIONS FOR COUNCIL TO CONSIDER

To either reallocate council funding or not.

11 OFFICER'S COMMENTS/CONCLUSION

Council currently provides multiple public toilet facilities within the Perth township; however, all existing facilities are located on the eastern side of Main Road. While the Old Bridge Road facility is in generally good condition, it is ageing and continues to require ongoing maintenance, with only minor issues identified to date.

Recent residential growth on the western side of Perth, including established and emerging subdivisions, has resulted in service coverage gaps where a number of residential areas fall outside the 500-metre walking distance to a public toilet facility as guide. This is demonstrated in Figure 1, which highlights both existing coverage and unmet demand, particularly across the western portion of the township extending from Effra Street to the Midland Highway.

The provision of a new public toilet facility at Napoleon Street Park would address these gaps, improve equitable access to public amenities, and better align service provision with current and anticipated future population patterns. While the



Napoleon Street Park toilet forms part of the adopted master plan for the site, funding has not yet been allocated to deliver this component.

On this basis, officers consider that reallocating funding from the proposed upgrade of the Old Bridge Road toilet facility to the construction of a new facility at Napoleon Street Park would deliver broader community benefit, improve service coverage, and represent a more strategic use of Council resources in response to changing township needs.

12 ATTACHMENTS

1. Charles Berryman Reserve – Existing Toilet Facilities - Photos [**16.3.1** - 4 pages]
-



16.4 CAMPBELL TOWN STREETScape REDEVELOPMENT - STAGE 2 - CONSULTATION & FEEDBACK

Responsible Officer: Maree Bricknell, Acting General Manager

Report prepared by: Trent Atkinson, Project & Building Compliance Manager

MINUTE NO. 26/0106

DECISION

Cr Andrews/Cr Terrett

That Council incorporates the following changes to Stage 2 of the Campbell Town Streetscape Redevelopment

i. Reduce outstands by approximately 1m; and

- a) Increase parking width in front of the IGA and remove of grass area;
- b) Remove of grass in front of Harmony on High Shop; and
- c) Add additional Esplanade entrance clarity and traffic control measures; and
- d) Reduce the garden area to the Esplanade; and
- e) Remove two (2) signature trees at Red Bridge; and
- f) Provide pedestrian paths to all existing property accesses; and
- g) Maintain structural integrity of retaining walls along all property boundaries; and
- h) Initiate discussions with the State Government regarding the redevelopment of the Old Fire Station site for a new car park; and
- i) Include bins within the design plans; and
- j) Remove one (1) tree in front of 129 High Street (adjacent to the butcher shop); and
- k) Include parallel line marking guidance along the High Street; and
- l) Sequence construction works to commence car parking works in King Street first; and
- m) Highlight the central median lane for turning movements subject to Australian Standards, Guidelines and Road Authority approval; and
- n) Change opening/taper to Red Bridge area to provide additional space whilst maintaining acceptable pedestrian crossing distance;
- o) Provide additional signage to promote the Red Bridge; and
- p) Initiate development application process.

Carried

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Goss and Cr Terrett

Voting Against the Motion:

Cr Brooks

At approximately 6.24pm, following conclusion of Item 16.4 Campbell Town Streetscape Redevelopment - Stage 2 - Consultation & Feedback, Mayor Knowles adjourned the Council Meeting for the meal break, at which time, Mr Paul Godier left the meeting.



RECOMMENDATION

That Council incorporates the following changes to Stage 2 of the Campbell Town Streetscape Redevelopment

- a) Proceed with:
 - i) King Street Intersection as designed
- or
 - ii) Reduce outstands by approximately 1m; and
- b) Increase parking width in front of the IGA and remove of grass area; and
- c) Add additional Esplanade entrance clarity and traffic control measures; and
- d) Reduce the garden area to the Esplanade; and
- e) Remove two (2) signature trees at Red Bridge; and
- f) Provide pedestrian paths to all existing property accesses; and
- g) Maintain structural integrity of retaining walls along all property boundaries; and
- h) Initiate discussions with the State Government regarding the redevelopment of the Old Fire Station site for a new car park; and
- i) Include bins within the design plans; and
- j) Remove one (1) tree in front of 129 High Street (adjacent to the butcher shop); and
- k) Include parallel line marking guidance along the High Street; and
- l) Sequence construction works to commence car parking works in King Street first; and
- m) Highlight the central median lane for turning movements subject to Australian Standards, Guidelines and Road Authority approval; and
- n) Change opening/taper to Red Bridge area to provide additional space whilst maintaining acceptable pedestrian crossing distance; and
- o) Initiate development application process.

1 PURPOSE OF REPORT

The purpose of this report is to present the community feedback received as part of the Stage 2 of the Campbell Town Streetscape Redevelopment and to enable Council to consider this feedback and make any necessary changes to the proposed design.

2 INTRODUCTION/BACKGROUND

Council was committed to ensuring the Campbell Town community had multiple opportunities to be involved in the planning and development of Stage 2 of the Streetscape Redevelopment. To support meaningful engagement and allow residents, businesses, and visitors time to consider and respond to the proposal, community consultation for Stage 2 was delivered in two separate phases, each focusing on different elements of the project.

Phase 1 – Parking Improvements (Queen Street and King Street)

The first phase of consultation focused on proposed changes and extensions to the existing parking areas in Queen and King Street. These proposals aimed to improve parking availability and accessibility.

The Phase 1 consultation period ran from Saturday, 23 August 2025 to Tuesday, 10 October 2025. During this time, community members were encouraged to review the proposed concepts and provide feedback on how the parking areas could be improved.

Council received four submissions during Phase 1. The feedback provided practical, local insights into parking needs, traffic movement, and accessibility. Importantly, the majority of comments and requests raised through this phase were



adopted and incorporated into the evolving design. These refinements were then carried forward and included within the Phase 2 plans, ensuring earlier community input directly informed the next stage of the project.

Phase 2 – High Street Upgrades (King Street to the Esplanade)

The second phase of consultation focused on proposed upgrades to High Street between King Street and the Esplanade. This section of High Street was identified as a key area for improvements to enhance pedestrian safety, streetscape character, and the overall experience of residents and visitors using the town centre.

The Phase 2 consultation period commenced on Thursday, 5 March 2026 and concluded on Tuesday, 31 March 2026. This phase provided the community with a preliminary design allowing residents and stakeholders to provide feedback.

During Phase 2, Council received a total of 25 submissions, with some community members choosing to make multiple submissions throughout the consultation period. Council also held a community information session as part of phase 2 to provide an informal and accessible opportunity for residents to speak directly with Council officers and view the proposed plans in person.

The information session was held on 12 March 2026 at the Campbell Town Recreation Ground and was open between 11:00 am and 6:00 pm, allowing people to drop in at a time suitable to them. Approximately 50 people attended across the day. Attendees were able to ask questions, discuss specific concerns, and share ideas directly with the project team, helping to ensure community feedback was well informed and clearly understood.

Consultation promotion and engagement

Both phases of consultation were promoted through a range of communication channels to maximise awareness and participation. These included:

- Direct mail to nearby residents
- Updates and information on the Council website
- Posters displayed on the Campbell Town Community Noticeboard
- Social media posts
- Newspaper notices

This multi-channel approach was intended to ensure that a broad cross-section of the community was aware of the consultation opportunities and had sufficient time and information to participate.

Through the two-phase consultation approach, Council provided the community with multiple opportunities to engage, review proposals, and provide feedback for Council consideration.

3 STRATEGIC PLAN & INTEGRATED PRIORITY PROJECTS PLAN

3.1 Strategic Plan 2021-2027

The Strategic Plan 2021-2027 provides the guidelines within which Council operates.

Lead: Serve with honesty, integrity, innovation and pride

Leaders with Impact

Strategic outcomes:

- 1.1 Council is connected to the community
- 1.4 Improve community assets responsibly and sustainably

Progress: Economic health and wealth - grow and prosper

Strategic Project Delivery - Build Capacity for a Healthy Wealthy Future



Strategic outcomes:

2.1 Strategic, sustainable, infrastructure is progressive

People: Culture and society - a vibrant future that respects the past

Sense of Place - Sustain, Protect, Progress

Strategic outcomes:

3.2 Developments enhance existing cultural amenity

3.3 Public assets meet future lifestyle challenges

3.4 Towns are enviable places to visit, live and work

3.2 Integrated Priority Projects Plan 2021

This plan has been developed with a coordinated perspective to align with local, regional, state and federal plans. Rather than grouping projects by town or assembling a long list of 'nice to have' projects, this plan takes a Council-wide view of needs and opportunities in relation to the strategic investment drivers in the region. This matter has relevance to:

Foundation Project/s:

Projects which are expected to have a transformational impact on the community. Council considers these projects to be a focal point for investment in the Northern Midlands region.

4.1 Main Street Upgrades - Campbell Town, Longford & Perth:

These projects will improve visual amenity, enhance connectivity and help to capitalise on each town's existing attractions, historical features and natural assets.

4 POLICY IMPLICATIONS

Not applicable

5 STATUTORY REQUIREMENTS

Once the design has been finalised, a development application will be submitted to Council's Planning Authority for assessment and determination.

6 FINANCIAL IMPLICATIONS

The proposed changes do not result in an increase to the overall scope of works and are expected to have a marginal effect on costings.

7 RISK ISSUES

There are several risks issues which must be considered:

- A revised development that does not meet community's expectations
- A revised development that prioritises vehicle movements over pedestrian safety
- A development that prioritises pedestrian safety over vehicle movement and safety
- Development that is disjointed and inconsistent



8 CONSULTATION WITH STATE GOVERNMENT

Crown consent has been granted for the project. Further approval will be required through a Works Permit with the Department of State Growth once the design has been finalised.

9 COMMUNITY CONSULTATION

Outlined below is a summary of feedback received during the public consultation period, as provided through written submissions and officer notes recorded at the Community Information Session. Please refer to the attachments for the full Community Consultation Report and the redacted written submissions:

- a. Slip lanes or additional space at the Kings Street intersection
- b. Reduction of hardstand areas at King Street corners
- c. Increase in parking width in front of the IGA and removal of grassed area
- d. Esplanade entrance clarity and traffic control measures
- e. Reduction of the Esplanade garden area
- f. Esplanade pedestrian crossing location
- g. Removal of signature trees at Red Bridge
- h. Continuation of Convict Ship motifs and directional arrows
- i. Provision of designed pedestrian paths to all property accesses
- j. Structural integrity of retaining walls along property boundaries
- k. Consideration of additional parking supply
- l. Removal of trees
- m. Inclusion of bins within the design
- n. Removal of the tree in front of 129 High Street (adjacent to the butcher shop)
- o. Provision of parking guidance along the street
- p. Sequencing of works to commence car parking works in King Street first
- q. Highlighting the central median lane for turning movements

10 OPTIONS FOR COUNCIL TO CONSIDER

There is number of options for Council to consider, some changes a quite straight forward while others do have implementation associated with the changes, please refer to Officer comments/conclusion and recommendation for consideration.

11 OFFICER'S COMMENTS/CONCLUSION

Officers have collated and reviewed all information received throughout the public consultation. This information is provided to support informed decision-making in relation to the project and to assist Council in determining whether any amendments to the preliminary design should be considered prior to the lodgement of the development application.

The compiled feedback together with relevant technical assessments and supporting design documentation include in the attachments of this report which consist of the following:

- Consultation and Feedback Report
- Traffic Engineers Report
- Additional Traffic Engineers Response
- Queen Street & Commonwealth Lane – Right turning traffic movements
- Design Plans



The following comments are provided for each item of the community feedback received:

- a. **Slip lanes or additional space at the Kings Street intersection**
 - The Traffic Engineer has provided additional commentary in relation to this matter, refer to additional Traffic Engineers response. There are trade-offs between pedestrian safety and traffic flow regarding this item
 - Please see the attached Queen Street & Commonwealth Lane – Right turning traffic movements Images, which demonstrates traffic movements similar to those expected for King Street under the current design.
- b. **Reduction of hardstand areas at King Street corners**
 - This was highlighted to discourage congregating and potential anti-social behaviour in these locations
- c. **Increase in parking width in front of the IGA and removal of grassed area**
 - All on-street parking will comply with applicable Australian Standards
 - Additional parking width can be accommodated through removal of the existing grassed area
- d. **Esplanade entrance clarity and traffic control measures**
 - Improved signage and design treatments to discourage inappropriate motorist movements.
 - Can be addressed through the detailed design process
- e. **Reduction of the Esplanade garden area**
 - To address pinch points when vehicles turn off High Street, particularly for larger vehicles
 - Can be addressed through the detailed design process
- f. **Esplanade pedestrian crossing location**
 - Identified as a potential choking point.
 - Crossing could be shifted slightly north and tapered to improve functionality
- g. **Removal of signature trees at Red Bridge**
 - Varied response on trees as a collective
- h. **Continuation of Convict Ship motifs and directional arrows**
 - Stage 1 currently incorporates these elements
 - Although Convict bricks have been removed from the ship motifs and will be placed as per Councils Motion, discussions have identified an opportunity to integrate ship names into existing features and continue the theme through Stage 2 for visual and historical consistency.
- i. **Provision of designed pedestrian paths to all property accesses**
 - To be incorporated through the detailed design stage.
- j. **Structural integrity of retaining walls along property boundaries**
 - The design will include appropriate measures to ensure ongoing structural stability
- k. **Consideration of additional parking supply**
 - Potential option for Council to acquire the Old Fire Station site and repurpose it as a car park
- l. **Removal of trees**
 - Varied response on trees as a collective
- m. **Inclusion of bins within the design**
 - To be incorporated in the detailed design.
- n. **Removal of the tree in front of 129 High Street (adjacent to the butcher shop)**
 - Would improve parking efficiency, as the tree is currently located centrally within the property frontage
- o. **Provision of parking guidance along the street**
 - Line marking and guidance measures to be included as part of the detailed design
- p. **Sequencing of works to commence car parking works in King Street first**
 - Tender and contract documentation to specify the sequence of works accordingly
- q. **Highlighting the central median lane for turning movements**
 - To be discussed further with the Project Engineer to ensure compliance with Department of State Growth requirements, Austroads guidelines, and relevant Australian Standards



Council would like to acknowledge and thank members of the community for their engagement in the consultation process and for taking the opportunity to provide feedback. Community members approached Officers in a respectful manner and provided constructive and valuable input throughout the process. As Councillors will note, the feedback received reflects a range of perspectives. There is both support and opposition in relation to certain elements of the proposed design, which is typical for projects of this scale and complexity.

Officers consider it important that consistency and connectivity are maintained between the different stages of the project, as well as with surrounding areas of the town. Ensuring appropriate connectivity will assist in achieving a smooth transition between stages and contribute to cohesive and functional outcomes across the broader town centre.

12 ATTACHMENTS

1. Streetscape Development - Stage 2 [**16.4.1** - 2 pages]
 2. Proposed Streetscape Improvements Stage 2 - Traffic Engineering Assessment [**16.4.2** - 39 pages]
 3. Campbell Town Streetscape Redevelopment Stage 2 - Traffic Engineer Additional Info [**16.4.3** - 8 pages]
 4. Engineering Plans 251023- DW G- CDA - Prelim 26-02-25 [**16.4.4** - 8 pages]
 5. Consultation and Feedback Report R [**16.4.5** - 62 pages]
 6. Queen Street & Commonwealth Lane – Right turning traffic movements [**16.4.6** - 2 pages]
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17 ITEMS FOR THE CLOSED MEETING

MINUTE NO. 26/0118

DECISION

Cr Adams/Deputy Mayor Lambert

That Council move into the "Closed Meeting" with the General Manager, Corporate Services Manager, Works Manager, Project and Building Compliance Manager, Senior Planner, Executive Officer and Executive Assistant.

Carried Unanimously

RECOMMENDATION

That Council move into the "Closed Meeting" with the Acting General Manager, Works Manager, Project and Building Compliance Manager, Senior Planner, Executive Officers and Executive Assistant to discuss Closed Council Items.

Item	Local Government (Meeting Procedures) Regulations 2025 Reference
3.1 Confirmation of Minutes	17(2)(h)
3.3 Applications for Leave of Absence	17(2)(i)(j)
4.1 Personnel Matters	17(2)(a)(b)
4.2 Action Items: Closed Council Status Report	17(2)(h)
4.3 Personnel Matters	17(2)(a)(b)
4.x Petition Attachment	17(2)(h)
Commercial Matter	17(2)(d)
Personnel Matters	17(2)(a)(b)
Compliance Matter	17(2)(k)
Legal Issues	17(2)(k)
Contract/Tender	17(2)(e)
Land Acquisition/Purchase/Disposal	17(2)(g)
Request for Assistance/Hardship Request	17(2)(l)

Local Government (Meeting Procedures) Regulations 2025 - Part 2 – Meetings

17. Closed Meetings:

- (2) A part of a meeting may be a closed meeting when one or more of the following matters are being, or are to be, discussed at the meeting:
- (a) personnel matters, including complaints against an employee of the council;
 - (b) industrial relations matters;
 - (c) information that, if disclosed, is likely to confer a commercial advantage or impose a commercial disadvantage on a person with whom the council is conducting, or proposes to conduct, business;
 - (d) commercial information of a confidential nature that, if disclosed, is likely to –
 - (i) prejudice the commercial position of the person who supplied it; or
 - (ii) confer a commercial advantage on a competitor of the council; or
 - (iii) reveal a trade secret;
 - (e) contracts, and tenders, for the supply of goods and services and their terms, conditions, approval and renewal;
 - (f) the security of –
 - (i) the council, councillors and council staff; or
 - (ii) the property of the council;
 - (g) proposals for the council to acquire land or an interest in land or for the disposal of land;
 - (h) information that is –
 - (i) of a personal and confidential nature; or
 - (ii) provided to the council on the condition that it be kept confidential;
 - (i) requests by councillors for leave of absence;
 - (j) notifications by councillors of leave of absence for parental leave;
 - (k) matters relating to actual or possible litigation taken, or to be taken, by or involving the council or an employee of the council;
 - (l) the personal hardship of any person who is resident in, or is a ratepayer in, the relevant municipal area.



17.1 CLOSED COUNCIL DECISIONS RELEASED

5.1 Lease of Ross Caravan Park

MINUTE NO. 26/0122

DECISION

Cr Archer/Cr Andrews
That Council

- a) Approve Mr Recep Haliloglu's request and allow Council to seek a suitable new tenant for assignment of the current lease to be reimbursed by Mr Recep Haliloglu; and
- b) determined to release the decision only and not release the report or documents to the public

Carried Unanimously

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks, Cr Goss and Cr Terrett

Voting Against the Motion:

Nil

5.4 William Street Upgrades – Campbell Town, Construction Tender, NMC26/01

MINUTE NO. 26/0125

DECISION

Cr Adams/Cr Terrett
That Council

- a) accepts the tender from Walters Contracting; and
- b) in relation to this matter
- i) consider whether any discussion, decision, report or document is kept confidential or released to the public; and
- ii) determined **to release the decision only**, and not release the report and/or document to the public.

Carried Unanimously

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks, Cr Goss and Cr Terrett

Voting Against the Motion:

Nil



18 CLOSURE

MINUTE NO. 26/0126

DECISION

Deputy Mayor Lambert/Cr Terrett

That Council move out of the "Closed Meeting".

Carried Unanimously

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks, Cr Goss and Cr Terrett

Voting Against the Motion:

Nil

Mayor Knowles closed the meeting at 8.43pm.

MAYOR _____ DATE _____