

# Bungendore Community meeting – 4 May 2021





## Agenda

1. Welcome from the Mayor
2. Draft Operational Plan, Revenue Policy and Fees and Charges
3. Draft Waste Strategy
4. Palerang water and sewer tariffs
5. Council elections
6. Community Strategic Plan
7. Animal management
8. Queanbeyan Civic and Cultural Precinct
9. Planning and development update
10. Bungendore High School proposal
11. Matters raised by the community
12. Project update
  - a. Bungendore Sports Hub
  - b. Bungendore Playground
  - c. Bungendore Roundabout
- d. Bungendore Car Park
- e. Captains Flat Rd
- f. Tarago Rd
- g. Bridge upgrades
- h. Bungendore Road
- i. Review of Bungendore Floodplain Risk Management Plan
- j. Road maintenance
- k. Disaster Repairs – Roads and Bridges
13. Captains Flat contamination

## Draft Operational Plan, Revenue Policy and Fees and Charges



On exhibition until 7 June –  
[yourvoice.qprc.nsw.gov.au](http://yourvoice.qprc.nsw.gov.au)

### **Budget:**

Long Term Financial Plan forecast

\$3.2m deficit

returns to balance in 3 years

### **2021-22 draft**

- General Fund - \$6.2m deficit
- Consolidated position - \$428k surplus
- Impacts from COVID-19, floods, increased costs
- Considering options to reduce deficit
- \$144m capital works program



## Draft Operational Plan, Revenue Policy and Fees and Charges

Project description	Funding source	Amount (\$,000)
BGD - Bungendore Playground (part allocated in 20-21)	Grant	350
BGD - Halfway Creek bridge	Grant	325
BGD - Tarago Rd rehabilitation	Rates, contributions	1,040
BGD - Office relocation	Contributions	4,810
BGD – footpaths Malbon St, Foster and Molonglo St	Rates	171
BGD – Various water projects	Rates, loans reserves	9,397
BGD – Recycled water system	Contributions, reserves	2,405

## Draft Operational Plan, Revenue Policy and Fees and Charges

Projects being considered for deferral/deletion by Council

Project description	Amount (\$,000)
Queanbeyan Aquatic Centre capital enhancement	115
Smart City Working Group projects	30
Security Project – Access Control and key replacement	147
Community halls property refurb / renewal	115
Captains Flat Pool major leak rectification	200
Bungendore Depot security gates install	100
Footpath extensions, Queanbeyan and Bungendore	215
Local Roads Renewal, including gravel resheeting (noting the expanded works funded by Disaster Recovery Funding Arrangement)	700
Donations Program	60
Community Donations including rate relief	141
Cultural Arts Assistance Scheme	25
Sports Assistance	7
Events Sponsorship Schemes Category one and two	185
<b>Total</b>	<b>2,040</b>

## Draft Revenue Policy and Fees and Charges

- 2% rate peg = \$795k increase
  - Offset by:
    - Award increases - \$1m
    - Emergency services contribution – \$435k
    - Insurances - \$160k
    - Utilities - \$500k
- Stormwater Levy for Braidwood and Bungendore - \$25
- Queanbeyan Stormwater Levy - \$5 increase to \$25
- Queanbeyan sewer 10% over five years
- New water and sewer pricing structure
- Harmonisation of waste charges



# Bungendore Community Meeting



## Draft Revenue Policy and Fees and Charges

### Typical Rates and Annual Charges – Comparison

Example property	Valuation 2019	2020-21			2021-22			\$ Change	% Change
		General Rates	Water, sewer, waste, stormwater charges	2020-21 Rates Notice	General Rates	Water, sewer, waste, stormwater charges	2021-22 Rates Notice		
Residential Queanbeyan	\$266,000	\$1,285	\$1,342	\$2,627	\$1,312	\$1,439	\$2,751	\$124	4.71%
Residential Jerrabomberra	\$389,000	\$1,689	\$1,342	\$3,031	\$1,725	\$1,439	\$3,164	\$132	4.37%
Residential Googong	\$298,000	\$1,460	\$1,619	\$3,079	\$1,491	\$1,721	3,213	\$133	4.33%
Residential Queanbeyan Rural	\$552,000	\$1,323	\$614	\$1,937	\$1,355	\$678	\$2,033	\$96	4.95%
Residential Bungendore	\$290,000	\$982	\$2,446	\$3,428	\$1005	\$2,391	\$3,396	-\$31	-0.91%
Residential Braidwood	\$165,000	\$718	\$2,446	\$3,164	\$735	\$2,4366	\$3,126	-\$38	-1.22%
Residential Captains Flat	\$99,300	\$542	\$2,446	\$2,998	\$554	\$2,366	\$2,920	-\$68	-2.29%
Residential Palerang Rural	\$317,000	\$918	\$563	\$1,481	\$939	\$406	\$1,345	-\$135	-9.15%
Business Queanbeyan CBD	\$309,000	\$6,087	\$1,429	\$7,516	\$6,266	\$1,510	\$7,776	\$260	3.46%
Business Queanbeyan General	\$455,000	\$6,111	\$1,141	\$7,252	\$6,374	\$1,231	\$7,605	\$353	4.86%
Business Queanbeyan Industrial	\$333,000	\$2,955	\$1,591	\$4,546	\$3,140	\$1,548	\$4,688	\$142	3.12%
Business Googong	\$614,400	\$11,451	\$1,828	\$13,279	\$11,794	\$1,780	\$13,574	\$295	2.22%
Business Jerrabomberra	\$1,190,000	\$15,256	\$4,632	\$19,888	\$15,929	\$4,709	\$20,638	\$750	3.77%
Business Bungendore	\$393,000	\$1,126	\$2,452	\$3,578	\$1,116	\$2,217	\$3,333	-\$245	-6.85%
Business Braidwood	\$219,000	\$816	\$2,412	\$3,228	\$808	\$2,183	\$2,991	-\$237	-7.34%
Farmland Palerang	\$699,000	\$1,980	\$533	\$2,513	\$2,054	\$406	\$2,054	-\$83	-3.25%
Farmland QCC	\$1,490,000	\$2,952	\$-	\$2,952	\$3,086	\$80	\$3,166	\$214	7.24%



## Draft Waste Strategy

- Public exhibition until 7 June
- Waste Strategy drivers
  - Legislation and regulations
  - Diversion from landfill
  - Contamination of recyclables
  - Equitable services and fee harmonisation
  - Rationalise operations
- Waste Strategy impacts
  - Exportation of waste
  - FOGO
  - Increase waste generation
  - Population growth
  - Environmental obligations and WHS



## Draft Waste Strategy

Adopted Scenario 3 for public exhibition

- Achieves highest waste diversion rate
- Balances costs to residents v meeting targets
- Equitable solution – pricing adjustments phased over 3 years
- All residents have access to all QPRC waste facilities
- Resource + funding increases to achieve actions
- General Waste Charge extended to former QCC properties

## Draft Waste Strategy

Impact on waste fees and charges – harmonised over three years:

Code	20-21	New code	21-22	22-23	23-24
DWP1	\$785	Urban – SUD – 3 bin	677	634	566
DW1	\$337		395	493	566
DWP4	\$701	Rural – SUD – 2 bin	532	484	409
DW15	\$364		250	343	409
DW17	\$186	Rural – SUD – 1 bin	162	251	314
DWP8	\$501		444	392	314
DWP12	\$417	Vacant – urban and rural	390	336	256
DW10	\$27		108	195	256
DW8	\$337	Urban – MUD – 3 bin	395	493	566
DWP6	\$630	Rural – SUD – Bin compound	522	473	399
DW7	\$307	Urban – MUD – 2 bin	285	379	447
DW11	\$49	Moved to GWC	N/A		
Not applicable	\$380	No DWM service	362	307	225



## Palerang water and sewer tariffs

- On exhibition until 7 June
- Adopted Integrated Waste Cycle Management Plan
- Phased charges: fractured rock, water treatment, recycled water etc
- Estimate \$2.9m in 2020-21

Tariff elements	2019-20	2020-21	2021-22 proposed
<b>Water charges</b>			
<b>Access charge 20mm meter</b>			
Residential	461	473	556
Non-residential	461	473	556
<b>Usage charge (\$/kL)</b>			
Residential	2.82	2.89	3.72
Non-residential	2.82	2.89	3.72
Est revenue	2.679m	2.896m	3.458m

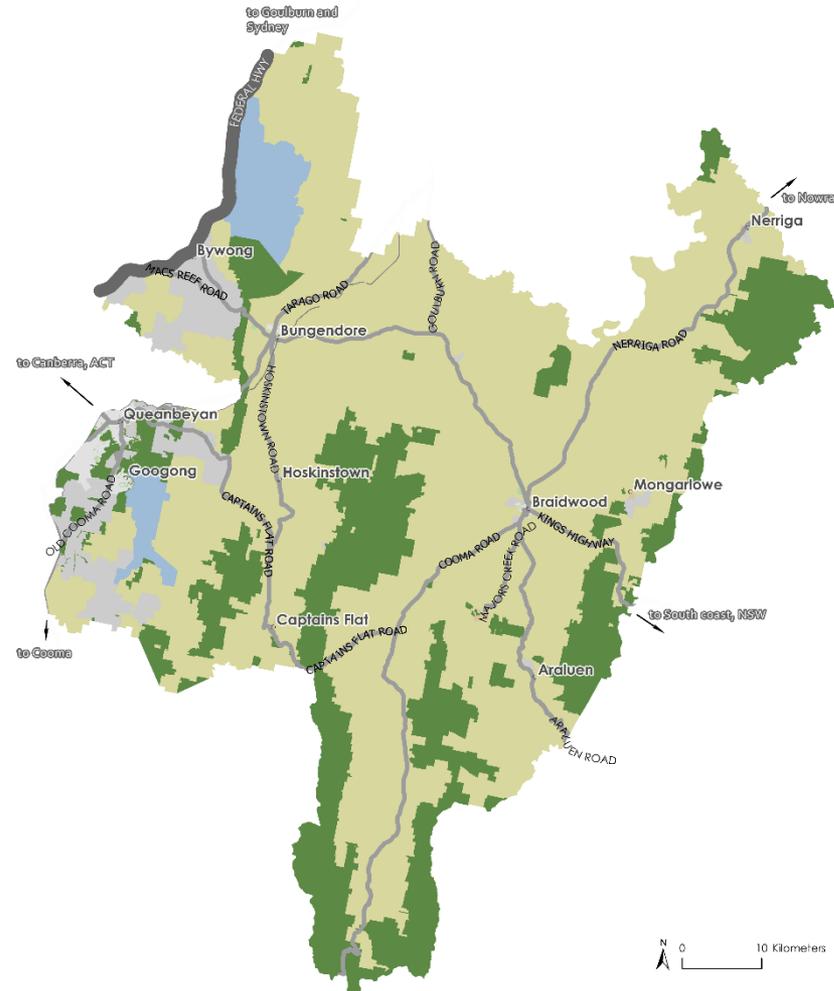


## Palerang water and sewer tariffs

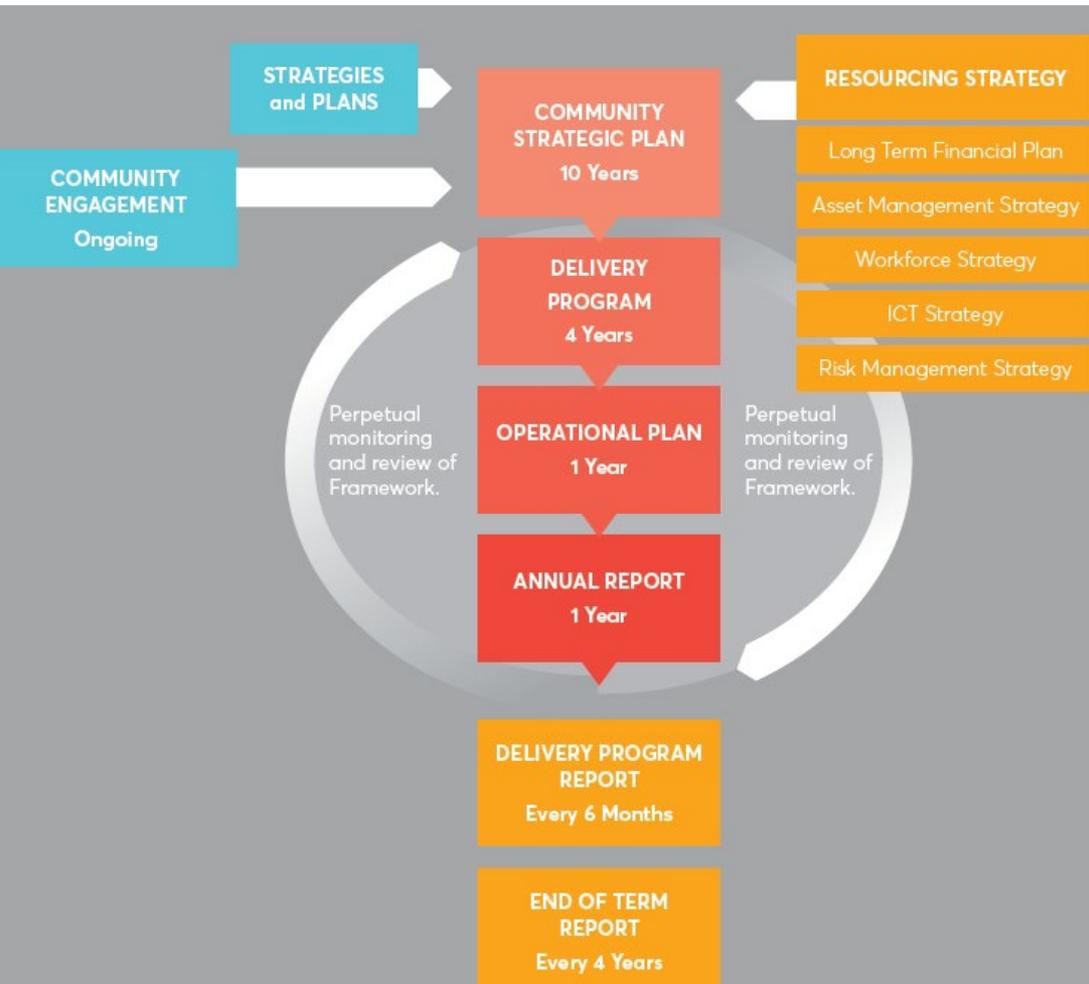
Tariff elements	2019-20	2020-21	2021-22 proposed
<b>Sewerage charges</b>			
<b>Residential</b>			
Residential	1,074	1,102	1,133
Vacant residential	1,074	1,102	1,133
Vacant non-residential	1,230	1,102	1,133
<b>Non-residential</b>			
Access charge 20mm	1,230	1,262	1,304
Usage charge (\$/kL)	2.88	2.95	3.14
Est revenue	2.982m	3.236m	3.340m

## Council elections

- Election on 4 September 2021
- Electing 11 councillors (no wards)
- Elected councillors vote for Mayor and Deputy Mayor
- No referendum
- QPRC information sessions for candidates - TBA
- Key dates
  - 26 July – nominations open
  - 4 August – nominations close
  - 5 August – ballot paper draw
  - 23 August – pre-poll opens
  - 3 September – pre-poll closes
  - 4 September – election day



## Community Strategic Plan



- Review every four years
- Highlights where the community wants to go over next 10 years
- Informs Delivery Program for new Council
- Developing Regional CSP with Canberra Region Joint Organisation councils
- Will highlight regional and local priorities
- Extensive engagement during June/June 2021
- Draft to new Council late 2021 and then public exhibition



## Animal Management and responsibilities

### **Pet owner:**

- Get your dog microchipped
- Register your dog (different to microchipping)
- Keep dog secured on your property
- Keep dog on a lead and under effective control when walking
- Use dog off lead areas

### **Community**

- If involved in a dog attack, report to 1300 735 025 or report on QPRC website
- If see a roaming dog – if safe, secure dog and call 1300 735 025



## Animal Management – what we do

- Regular patrols of high activity areas
- Investigate dog attacks
- Investigate barking dog complaints
- Issue warnings
- Issue fines (value set by NSW Government)
  - No microchip - \$180
  - Not registered - \$305
  - Not under effective control - \$330
  - Fail to pick up dog poo - \$275
  - In prohibited place (playground, sportsfield etc) - \$330
  - Dog attack - \$1,320



## Animal Management – what we do

- Dog attacks – reviewed by staff and submitted to Dangerous Dog Panel for review
- Penalties include fines and classification as a :
  - Nuisance dog - six-month good behaviour bond
  - Menacing dog - kept in enclosure, muzzle to leave property + annual inspection
  - Dangerous dog - kept in enclosure with concrete floor, self-closing gate and drainage, muzzle to leave property + annual inspection and annual fee

## Queanbeyan Civic and Cultural Precinct



k - COUNCIL STAFF

m - NSW GOVERNMENT

m - NSW GOVERNMENT

l - LETTABLE / EXPANSION SPACE

k - COUNCIL STAFF

k - COUNCIL STAFF

j - FUTURE COUNCIL CHAMBERS

a - CONNECTION BETWEEN THE Q AND BICENTENNIAL HALL

k - COUNCIL STAFF

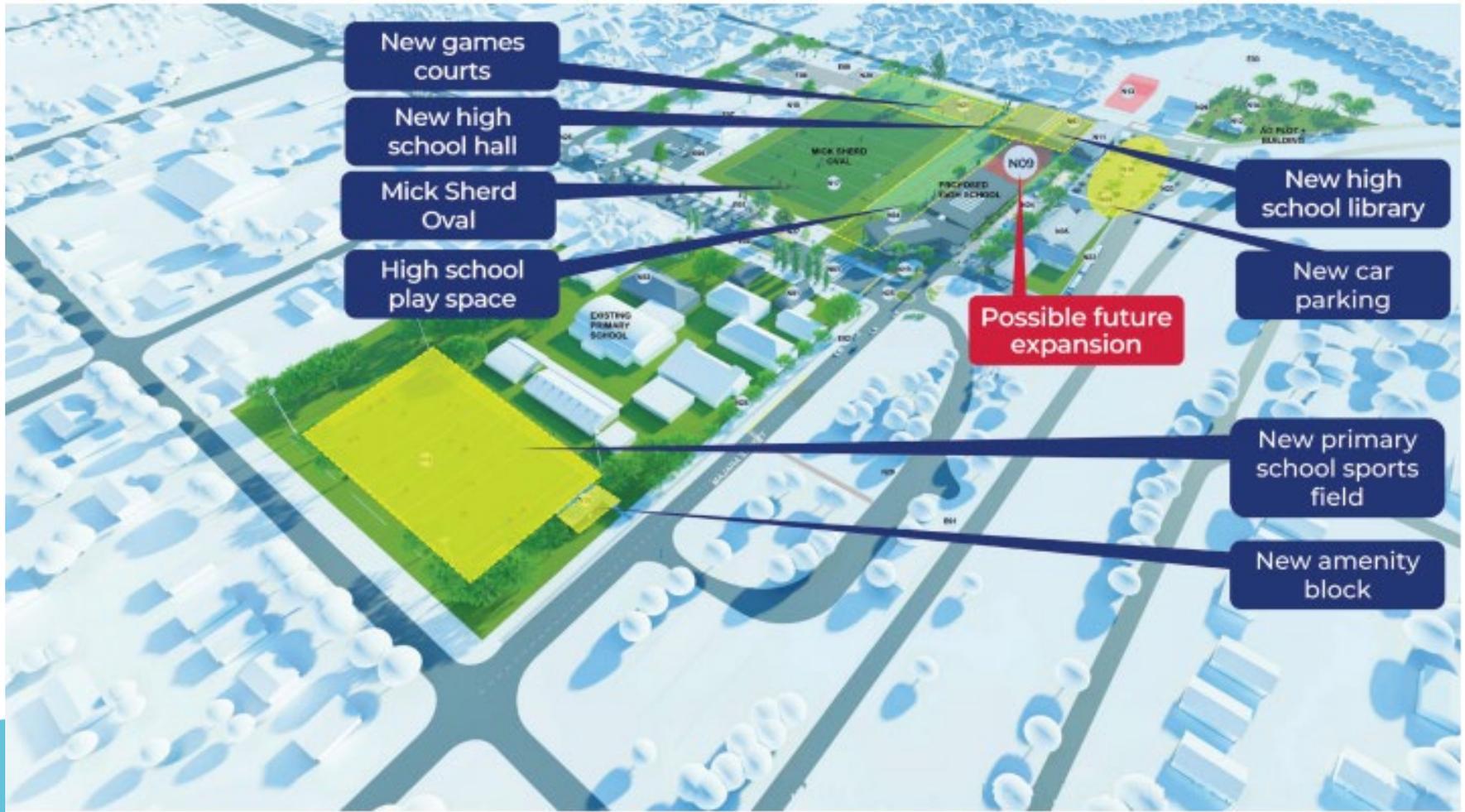
f - LIBRARY

e - CUSTOMER SERVICE

## Queanbeyan Civic and Cultural Precinct



## Bungendore High School proposal





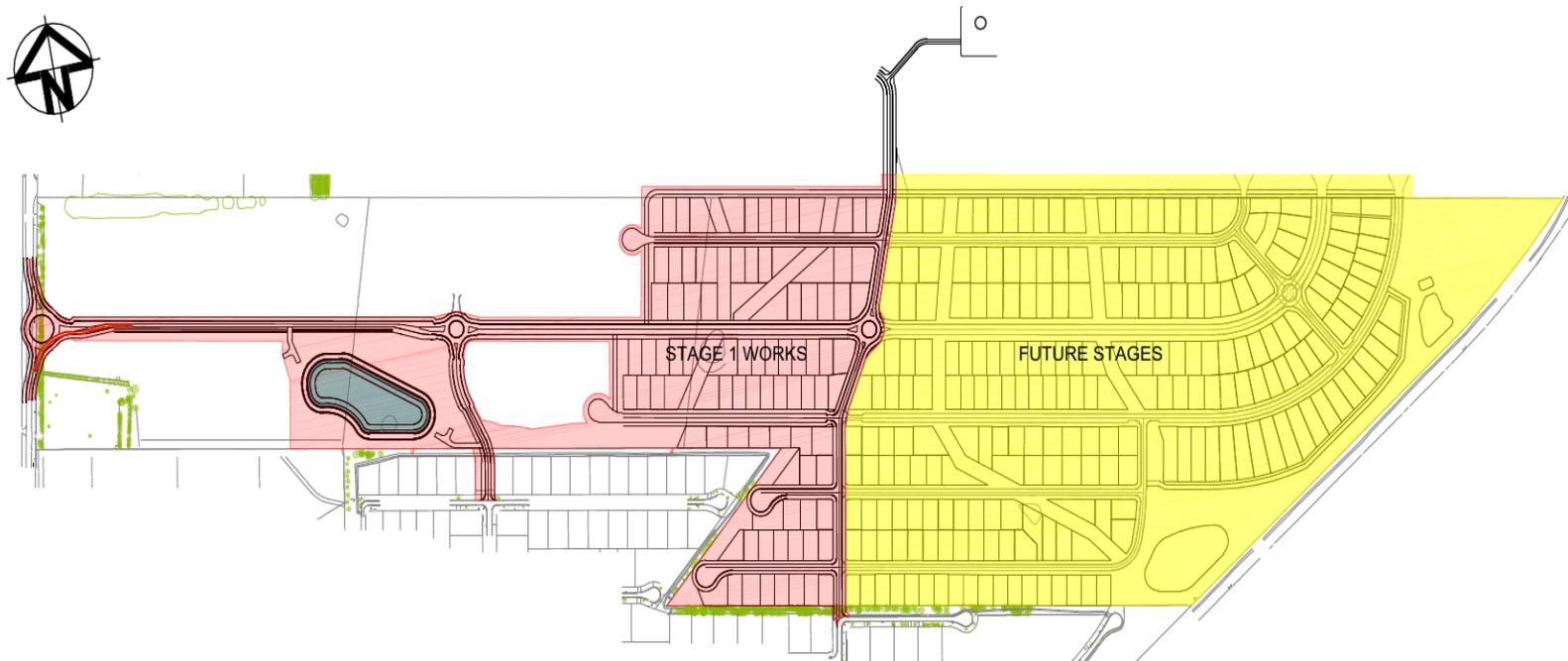
## Bungendore High School proposal

- Proposal by NSW Department of Education October 2020
- Council agreed to the following:
  - Sell 2, 4-6 and 10 Majara St and road reserve
  - Endorse closure Majara St between Gibraltar St and Turallo Ck
    - reliant on resolution of traffic/parking issues
    - assign road reserve off Turallo Terrace to Abbeyfield
  - Construct new pool at Bungendore Sports Hub
    - current pool open for 21-22 season, then demolished
    - new pool operational for 22-23 season.
  - Construct new Bungendore office, pending land acquisition
  - New community centre, library and customer centre
    - either fronting Turallo Tce within education precinct, OR
    - integrated with office facility and parking in town centre



## Planning and Development update

- Bywong/Wamboin E4 Planning Proposal – on exhibition May 2021
- North Elmslea development – Stage 1 DA approved (91 lots, roads, walkways, open space and landscaping)
- East Bungendore Planning Proposal





## Matters raised by the community

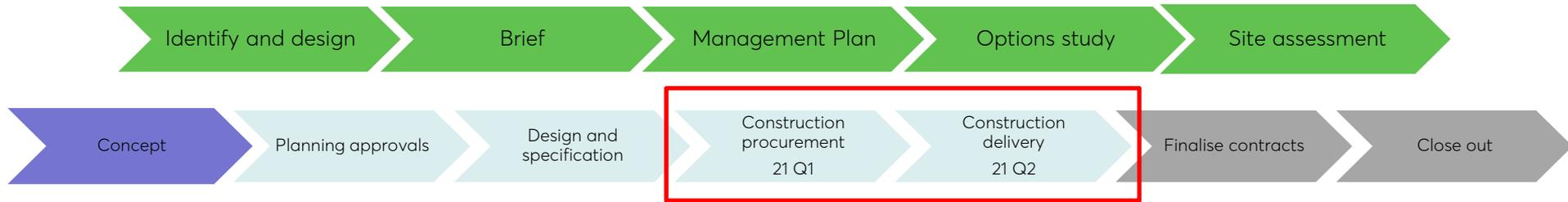
Matter raised	Staff response
E4 Planning Proposal – Bywong and Wamboin	Aiming to have on public exhibition by mid-May 2021.
Maslin Place drainage	<p>Aiming to have drainage designed and contractual clauses finished by 30 June. Further discussions with residents before work commences.</p> <p>No funding in draft Operational Plan. Unable to call tenders until funding allocated.</p>

## Projects

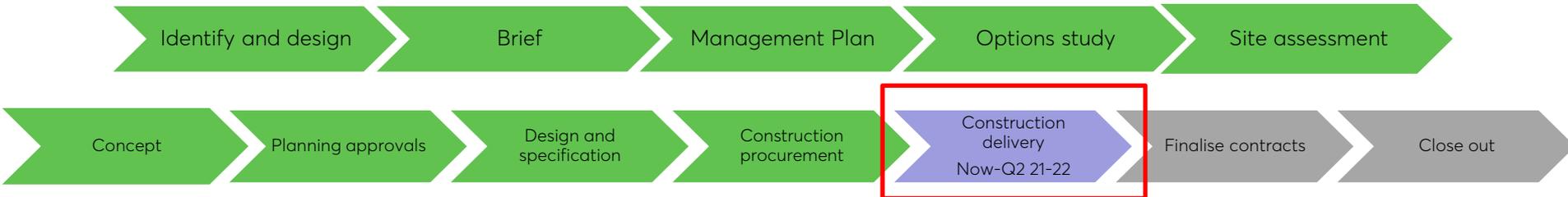
### KEY



## Bungendore Playground



## Bungendore Sports Hub



### Stage 1 (2021)

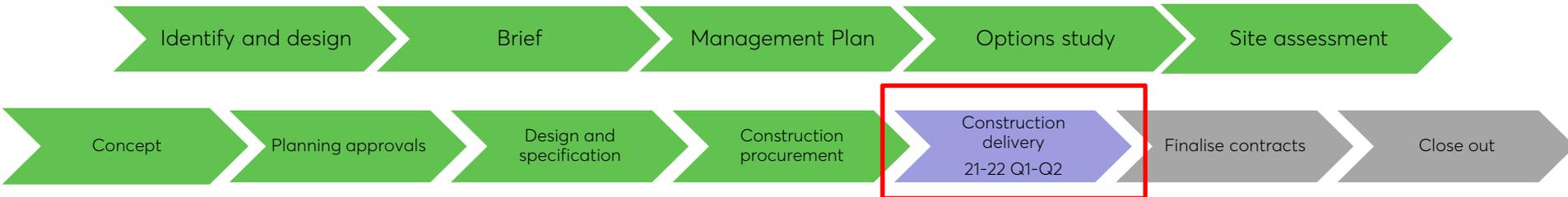
- Netball courts
- Premier rugby fields
- Amenities, carparking
- Bulk earthworks
- Access road

### Stage 2 (2022)

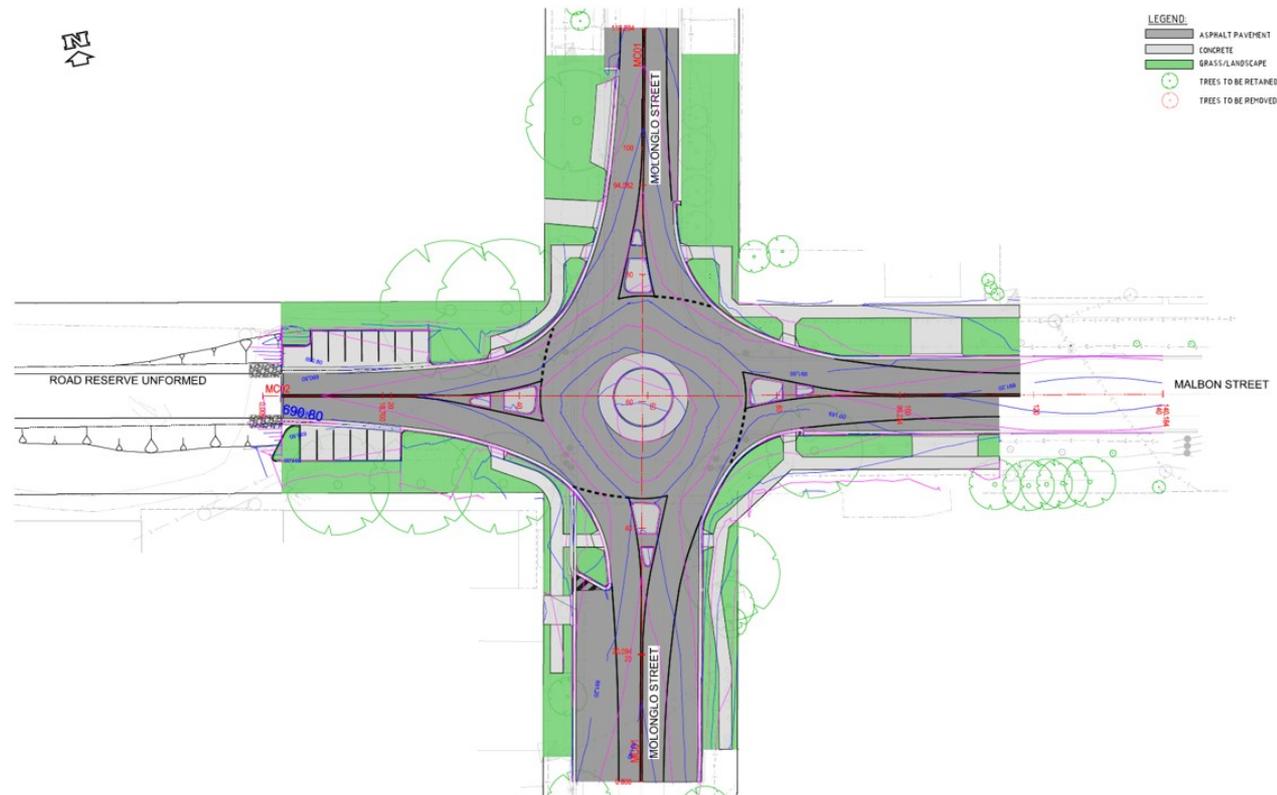
- Swimming centre
- Amenities



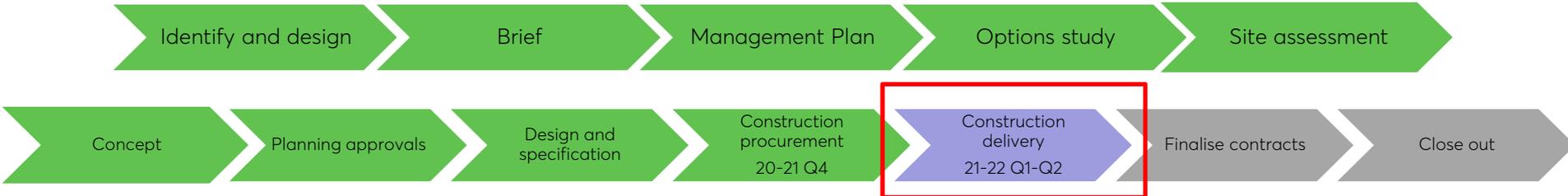
## Bungendore Roundabout



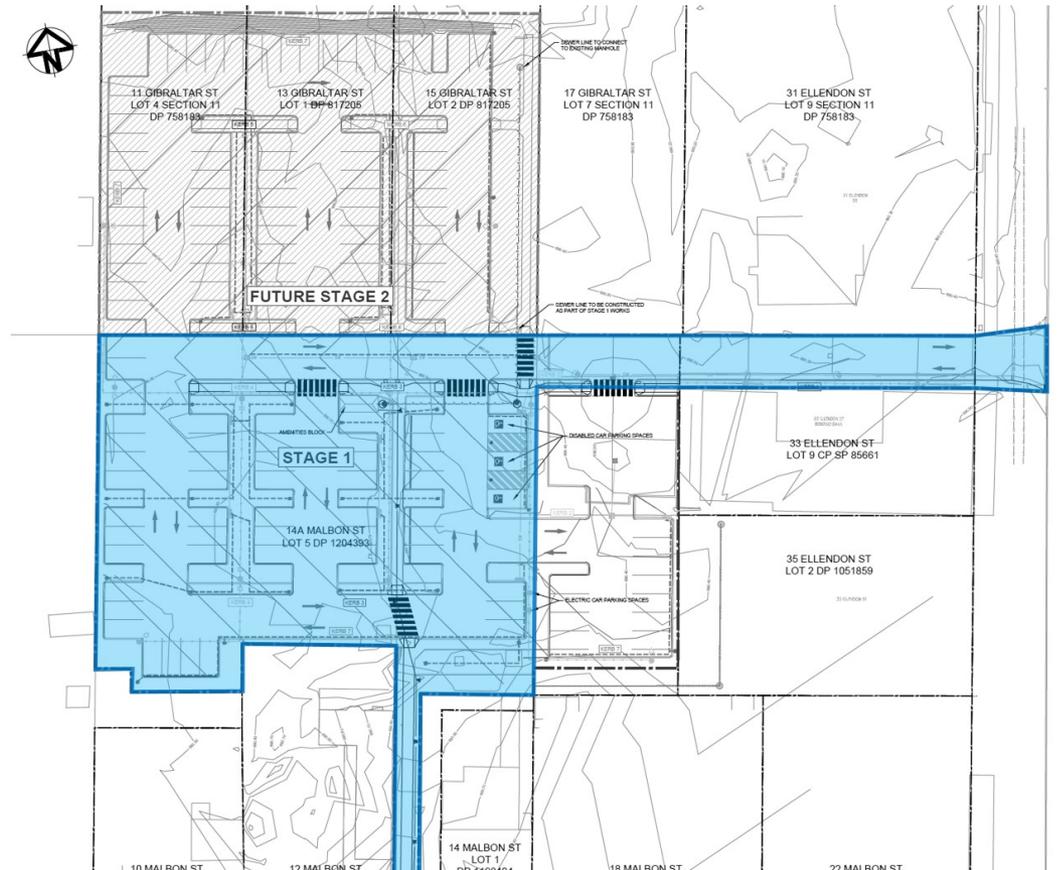
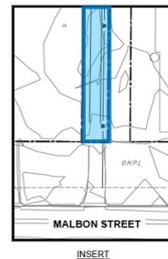
- Design accepted by Transport for NSW
- No garden bed in centre of roundabout.
- Other beautification treatments being investigated
- Main works – between winter and spring school holidays
- Some disruption to traffic



## Bungendore car park

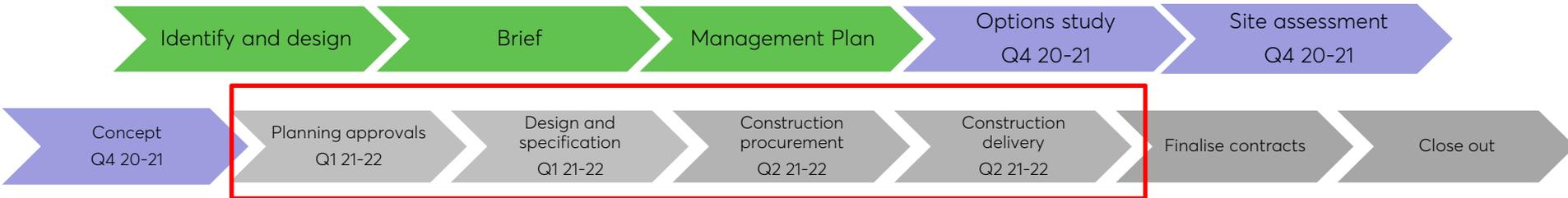


- Design finalised – 50 car parks, including two electric vehicle chargers and three disabled parks
- Trees + Landscaping
- Award construction May 2021
- Construction start in June 2021





## Captains Flat Rd

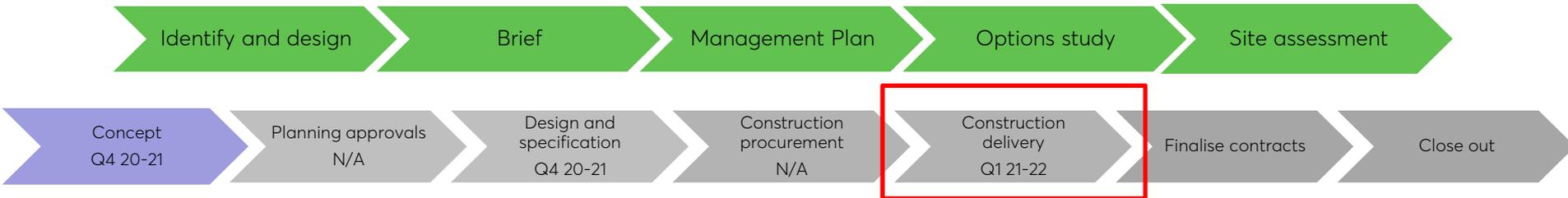


### Design work underway

- \$2m - Woolcara Lane – 1.5km
- \$3.5m - Foxlow bends – 3.5km rehabilitation and widening
- \$2m - Railway crossing – 1-1.8km realignment and rehab



## Tarago Rd



- Total project - Mt Fairy Rd-Goulburn Mulwaree border
- Current funds – Mt Fairy Rd – as far as funding permits
- Additional funding from Veolia to get to border
- Works to start mid-2021



## Bridge upgrades

**Gidleigh Bridge:** New bridge open in 4-6 weeks

**Reedy Creek Bridge, Mayfield Road:** Finalising designs, work to commence this calendar year

**Brick Kiln Bridge, Cooma Road:** Works planned for first half of 2021-22 financial year.

**Halfway Creek Bridge, connecting to Bungendore Sports Hub:** Completing designs, construction to be completed by December 2021.

### Fixing Country Bridges Program:

- **Foxlow Street Bridge, Captains Flat:** Finalising design, construction first half 2021-22 FY.
- **River Forest Road Bridge, Mongarlowe River:** Finalising design, construction second half of 2021-22 FY.
- **Wallaces Gap Road Bridge, Back Creek:** Finalising design construction second half of 2021-22 FY.

### Fire and Flood Damage Bridge Replacement:

- **Forbes Creek Road** – Bridge replacement complete
- **Monga Lane** – Bridge replacement complete
- **Little Bombay Road** – Bridge replacement complete.



## Bungendore Road

Bungendore Road, between Macs Reef Road and Summerhill Road, is being rehabilitated and widened, funded through the Roads to Recovery grant. Works commenced onsite last week and are scheduled to be complete in the next two weeks.

Resolution from April meeting:

*That Council receive a report on all options to improve the safety of the intersection at Macs Reef Road and Bungendore Road, with indicative costs, no later than the July Ordinary meeting of Council.*



## Review of Bungendore Floodplain Risk Management Study and Plan

### Main drivers for the review are:

- Adopted 2014
- Review needs to include land identified in the recently adopted Bungendore Structure Plan.
- Compliance with recently revised national guidelines for flood estimation.

### Community consultation

- Define nature and extent of flooding and understand flooding issues that are important to the community.
- Newsletter and questionnaire sent to residents within the Flood Planning Area.
- All residents can complete survey at <http://bit.ly/FRMSsurvey>. Closes 28 May 2021.

