



# **Ordinary Meeting of Council**

## **AGENDA**

**27 January 2021**

**Commencing at 5.30pm**

**In light of the COVID-19, this meeting will be held remotely. Presentations can either be made in writing or by attending a Zoom meeting: see Public Involvement at Meetings on Council's website.**



**On-site Inspections - Nil**

Queanbeyan-Palerang Regional Council advises that this meeting will be webcast to Council's website. Images and voices of those attending will be captured and published.

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**1 OPENING**

**2 ACKNOWLEDGEMENT OF COUNTRY**

**3 APOLOGIES AND APPLICATIONS FOR A LEAVE OF ABSENCE BY COUNCILLORS**

**4 CONFIRMATION OF MINUTES**

4.1 Minutes of the Ordinary Meeting of Council held on 16 December 2020

**5 DISCLOSURES OF INTERESTS**

**6 ADJOURNMENT FOR PUBLIC FORUM**

**7 MAYORAL MINUTE**

**8 NOTICES OF MOTIONS OF RESCISSION**

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**Confidential - Not for Publication**

**16 REPORTS FOR CLOSED SESSION**

- 16.1 Captains Flat Road Economic Stimulus Funding Update  
*Item 16.1 is confidential in accordance with s10(A) (c) of the Local Government Act 1993 because it contains information that would, if disclosed, confer a commercial advantage on a person with whom the Council is conducting (or proposes to conduct) business and discussion of the matter in an open meeting would be, on balance, contrary to the public interest.*
- 16.2 PCYC Memorandum of Understanding  
*Item 16.2 is confidential in accordance with s10(A) (c) of the Local Government Act 1993 because it contains information that would, if disclosed, confer a commercial advantage on a person with whom the Council is conducting (or proposes to conduct) business and discussion of the matter in an open meeting would be, on balance, contrary to the public interest.*
- 16.3 Writing Off Water Usage - Undetected Leak - Queanbeyan  
*Item 16.3 is confidential in accordance with s10(A) (b) of the Local Government Act 1993 because it contains discussion in relation to the personal hardship of a resident or ratepayer and discussion of the matter in an open meeting would be, on balance, contrary to the public interest.*
- 16.4 Write Off Water Usage - Undetected Leak - The Ridgeway  
*Item 16.4 is confidential in accordance with s10(A) (b) of the Local Government Act 1993 because it contains discussion in relation to the personal hardship of a resident or ratepayer and discussion of the matter in an open meeting would be, on balance, contrary to the public interest.*

**17 CONCLUSION OF THE MEETING**

**LIST OF ATTACHMENTS –**

*(Copies available from General Manager's Office on request)*

**Open Attachments**

- Item 9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore
- Attachment 1 DA.2020.1307 - Sec 4.15 Assessment Report - Matters for Consideration - Bungendore Sports Hub (Under Separate Cover)*
- Attachment 2 DA.2020.1307 - Plans - Bungendore Sports Hub (Under Separate Cover)*
- Attachment 3 DA.2020.1307 - Submission - Bungendore Sports Hub (Under Separate Cover)*
- Attachment 4 DA.2020.1307 - Draft Conditions of Consent - Bungendore Sports Hub (Under Separate Cover)*
- Item 9.2 Pooling of Developer Contributions
- Attachment 1 Relevant Previous Resolutions of Council (Under Separate Cover)*
- Attachment 2 Recommended Projects to be Funded from Pooled Contributions (Under Separate Cover)*
- Item 9.4 Additional Alcohol Free Zone - Uriarra Road to Henderson Road, Queanbeyan
- Attachment 1 Your Voice Submissions Received - Proposed Alcohol Free Zone - Crawford Street Between Uriarra Road and Henderson Road (Under Separate Cover)*
- Item 9.10 Sudden Cardiac Arrest - Community Resilience Project
- Attachment 1 Queanbeyan Project Heart of the Nation (Under Separate Cover)*
- Item 9.11 Investment Report - December 2020
- Attachment 1 Investment Report Pack - December 2020 (Under Separate Cover)*
- Item 9.12 IPART - Review of Local Government Rating
- Attachment 1 Rating Reforms Consultation Guide (Under Separate Cover)*
- Attachment 2 QPRC Submission - Government Response to IPART Review of Local Government Rating (Under Separate Cover)*
- Item 10.1 Final Infrastructure Contributions Review Report - Productivity Commission of NSW
- Attachment 1 Relevant Recommendations - Final Report - Productivity Commission's Review of Infrastructure Contributions in New South Wales (Under Separate Cover)*
- Item 10.4 Resolution Action Sheet
- Attachment 1 Resolution Action Sheet (Under Separate Cover)*
- Item 11.1 Local Traffic Committee - 1 December 2020
- Attachment 1 Local Traffic Committee - Minutes 1 December 2020 (Under Separate Cover)*

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- Item 11.2 Access Committee - 9 December 2020  
*Attachment 1 Access Committee Minutes 9 December 2020 (Under Separate Cover)*  
*Attachment 2 Revised Access Committee Terms of Reference (Under Separate Cover)*
- Item 11.3 Greenways Management s.355 Committee Minutes  
*Attachment 1 Greenways Management s.355 Committee minutes 8 December 2020 (Under Separate Cover)*
- Item 11.4 Bungendore Town Centre and Environs Advisory Committee  
*Attachment 1 BTCEC minutes from 14 September 2020 (Under Separate Cover)*
- Item 13.1 Delegates Report  
*Attachment 1 Cr Harrison's South East Australian Transport Strategy (SEATS) Delegate's Report (Under Separate Cover)*  
*Attachment 2 SEATS attachment 1 TfNSW Report - Nov 2020 (Under Separate Cover)*  
*Attachment 3 SEATS attachment 2 ACT Report - Nov 2020 (Under Separate Cover)*  
*Attachment 4 SEATS attachment 3 - Infrastructure Australia Report - Nov 2020 (Under Separate Cover)*  
*Attachment 5 Cr Harrison's Dargues Reef Community Consultative Committee (DRCCC) Delegate's Report (Under Separate Cover)*  
*Attachment 6 DRCCC attachment 1 - 09-DGM-Q4-2020-Newsletter (Under Separate Cover)*  
*Attachment 7 DRCCC attachment 2 - 201214 DCCC No 38 (Under Separate Cover)*
- Item 14.1 Responses to Councillors' Questions  
*Attachment 1 Responses to Councillors Questions (Under Separate Cover)*

**Closed Attachments**

- Item 9.3 Review of Expressions of Interest for Community Member on Queanbeyan-Palerang Heritage Advisory Committee  
*Attachment 1 Expressions of Interest for QPRC Heritage Advisory Committee community representative (Under Separate Cover)*  
*Attachment 2 Review of Expressions of Interest QPRC Heritage Advisory Committee community representative (Under Separate Cover)*
- Item 9.7 Queanbeyan Sewage Treatment Plant Upgrade Equipment Packages Contract No. 54, 55, 56, 57, 61 and 62  
*Attachment 1 Budget Recommendation Summary (Under Separate Cover)*
- Item 11.2 Access Committee - 9 December 2020  
*Attachment 3 Access Committee Nomination Forms (Under Separate Cover)*
- Item 14.1 Responses to Councillors' Questions  
*Attachment 2 Responses to Councillors Questions with confidential information (Under Separate Cover)*

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- Item 16.1 Captains Flat Road Economic Stimulus Funding Update  
*Attachment 1 Letter from TfNSW - Funding for Captains Flat Road (Under Separate Cover)*
- Item 16.2 PCYC Memorandum of Understanding  
*Attachment 1 PCYC Draft Memorandum of Understanding (Under Separate Cover)*  
*Attachment 2 Issues Paper PCYC January 2020 (Under Separate Cover)*  
*Attachment 3 Queanbeyan (QISC) Operational Feasibility Plan (Under Separate Cover)*
- Item 16.3 Writing Off Water Usage - Undetected Leak - Queanbeyan  
*Attachment 1 Data from Water System (Under Separate Cover)*  
*Attachment 2 Application from Owner (Under Separate Cover)*
- Item 16.4 Write Off Water Usage - Undetected Leak - The Ridgeway  
*Attachment 1 Water Calculation Spreadsheet (Under Separate Cover)*  
*Attachment 2 High Consumption Letter (Under Separate Cover)*  
*Attachment 3 Application from Owners (Under Separate Cover)*







MINUTES OF THE ORDINARY MEETING OF THE QUEANBEYAN-PALERANG REGIONAL COUNCIL held at the Queanbeyan Council Chambers on Wednesday, 16 December 2020 commencing at 5.30pm.

## ATTENDANCE

**Councillors:** Cr Overall (Chair), Crs Biscotti, Brown, Harrison, Hicks, Marshall, Noveska (from 5.50pm), Schweikert, Taylor and Winchester.

**Staff:** P Tegart, CEO; M Thompson, Portfolio General Manager Natural and Built Character; P Hansen, Portfolio General Manager Community Connections; and A Knight, Portfolio General Manager Organisational Capability.

**Also Present:** L Ison (Minute Secretary).

### 1. OPENING

The meeting commenced at 5.33pm.

### 2. ACKNOWLEDGEMENT OF COUNTRY

The Mayor acknowledged the traditional custodians of the land upon which the meeting was held.

### 3. APOLOGIES AND APPLICATIONS FOR A LEAVE OF ABSENCE BY COUNCILLORS

292/20

#### **RESOLVED (Taylor/Hicks)**

There were no apologies but the expected late arrival of Cr Noveska was noted.

The resolution was carried unanimously.

### 4. CONFIRMATION OF MINUTES

#### **4.1 Minutes of the Ordinary Meeting of Council held on 25 November 2020**

293/20

#### **RESOLVED (Taylor/Biscotti)**

That the Minutes of the Ordinary Meeting of Council held in the Queanbeyan Council Chambers on Wednesday 25 November 2020 be confirmed.

The resolution was carried unanimously.

**5. DISCLOSURES OF INTERESTS**

294/20

**RESOLVED (Taylor/Biscotti)**

That Councillors and staff now disclose any interests and reasons for declaring such interest in the matters under consideration by Council at this meeting.

The resolution was carried unanimously.

Cr Biscotti declared a less than significant non pecuniary interest in Item 9.9: Request for Tender 2020-44 - Supply & Installation of Sportsground Floodlighting at Bungendore Sports Hub, stating he knows one of the Tenderers.

Cr Hicks declared a less than significant non pecuniary interest in Item 9.9: Request for Tender 2020-44 - Supply & Installation of Sportsground Floodlighting at Bungendore Sports Hub, stating he a friend of a Tenderer.

**6. ADJOURNMENT FOR PUBLIC FORUM**

At this stage of the proceedings, the time being 5.36pm, Cr Overall advised that the meeting should now adjourn for the Public Forum.

295/20

**RESOLVED (Overall/Hicks)**

That the meeting be adjourned to conduct the Public Forum.

The resolution was carried unanimously.

**ADJOURNMENT:** The meeting adjourned for the Public Forum at 5.36pm and resumed at 6.07pm.

During the Public Forum, Cr Noveska joined the meeting at 5.50pm.

**7. MAYORAL MINUTE**

There was no Mayoral Minute.

**8. NOTICES OF MOTIONS OF RESCISSION**

There were no Notices of Motions of Rescission.

**9. REPORTS TO COUNCIL - ITEMS FOR DETERMINATION**

**9.1 Development Application DA.2020.1170 - 43 Multi Unit Dwellings, Onone Studio Dwelling and Strata Subdivision - Lot 339 DP1259563 - 67 Mary Street, Googong**

296/20

**RESOLVED (Schweikert/Biscotti)**

That:

1. Approval be granted to variations to Part 7 of the Googong Development Control Plan 2015 for controls relating to the setback of the studio dwelling, location of principal private open space and front and side setbacks, for the following reasons:
  - a. The location of the studio dwelling maintains a suitable distance and sufficient articulation and landscaping will minimise any impact created by the encroachment;
  - b. The location of the principal private open space will not have a significant impact on the streetscape and character of the area, and
  - c. Front and side encroachments are not anticipated to have an impact on the desired streetscape or create any significant impact to adjoining lots.
2. Development application DA.2020.1170 for 43 multi dwellings, one studio dwelling, and strata subdivision on Lot 339 DP 1259563, No.67 Mary Street, Googong be granted conditional approval.

For: Crs Biscotti, Brown, Harrison, Hicks, Noveska, Overall, Schweikert, Taylor and Winchester

Against: Cr Marshall

**9.2 Development Application - DA.2020.1172 - Additions and Alterations to a Rural Supplies Premises - 121 Wallace Street, Braidwood**

**MOVED (Marshall/Harrison)**

That:

1. Council refuse Development application DA.2020.1172 for Alterations and Additions to a rural supplies premises on Lots 1 & 2 DP 596527, Lot 1 DP 995410 & Lot 2 DP 1208847, No.121 Wallace Street, Braidwood on the grounds that the development is not in keeping with the character and amenity of the locality and in particular:
  - a. With reference to Section 4.15 (1) (b) of the *EP&A Act*, the nature and scale of the development is likely to lead to the intensification of activities that are not consistent with either the character, amenity or scale of other business activities in the area, nor with the mixed use residential development that is currently promoted through the relevant local planning instruments;
  - b. With reference to Section 4.15 (1) (c) of the *EP&A Act*, the present site, on the main street of Braidwood and in the centre of the town, in a mixed use zone and immediately

adjacent to a residential area, is not suitable for increased development on the scale being proposed;

- c. With reference to Section 4.15 (1) (e) of the *EP&A Act*, it is not in the public interest to encourage the expansion of this style of business in this particular location, in the centre of the town.
2. Those persons who lodged a submission(s) on the application be advised in writing of the determination of the application.

During discussion, Cr Hicks foreshadowed a CONTRARY motion:  
[“That:

1. Development application DA.2020.1172 for Alterations and Additions to a rural supplies premises on Lots 1 & 2 DP 596527, Lot 1 DP 995410 & Lot 2 DP 1208847, No.121 Wallace Street, Braidwood be granted conditional approval.
2. Those persons who lodged a submission(s) on the application be advised in writing of the determination of the application.”]

The motion (of Crs Marshall and Harrison) was PUT and CARRIED.

297/20

**RESOLVED (Marshall/Harrison)**

That:

1. Council refuse Development application DA.2020.1172 for Alterations and Additions to a rural supplies premises on Lots 1 & 2 DP 596527, Lot 1 DP 995410 & Lot 2 DP 1208847, No.121 Wallace Street, Braidwood on the grounds that the development is not in keeping with the character and amenity of the locality and in particular:
  - a. With reference to Section 4.15 (1) (b) of the *EP&A Act*, the nature and scale of the development is likely to lead to the intensification of activities that are not consistent with either the character, amenity or scale of other business activities in the area, nor with the mixed use residential development that is currently promoted through the relevant local planning instruments;
  - b. With reference to Section 4.15 (1) (c) of the *EP&A Act*, the present site, on the main street of Braidwood and in the centre of the town, in a mixed use zone and immediately adjacent to a residential area, is not suitable for increased development on the scale being proposed;
  - c. With reference to Section 4.15 (1) (e) of the *EP&A Act*, it is not in the public interest to encourage the expansion of this style of business in this particular location, in the centre of the town.
2. Those persons who lodged a submission(s) on the application be advised in writing of the determination of the application.

For: Crs Biscotti, Brown, Harrison, Marshall, Noveska, Overall, Taylor and Winchester

Against: Crs Hicks and Schweikert

**9.3 Modified Development Application - 1-2018.A - Entertainment Facility - Cinema Complex - Modification to Upgrade Fire Services and Consequent Loss of Carparking - 30 Morisset Street, Queanbeyan.**

**MOVED (Overall/Hicks)**

That:

1. In relation to modified development application 1-2018.A, Council note the loss of 15 parking spaces which cannot be accommodated on site and waive the requirement for any payment of developer contributions in lieu of the provision of these parking spaces for the following reasons:
  - i. Council's DCP – Parking, Clause 2.2 permits a variation to parking standards where justified by a Traffic and Parking Impact Study. The applicant has submitted a consultants Traffic and Parking Statement giving their reasons why a variation of the DCP is warranted.
  - ii. There is sufficient car parking for the proposed development in existing car parking areas within the Queanbeyan Central Business District, which are within a reasonable walking distance to the subject site.
  - iii. The primary hours of use for the proposed development and peak demand for car parking is not consistent with other businesses, which operate during regular business hours Monday to Friday.
  - iv. The site's proposed use provides a highly desirable facility in Queanbeyan, the establishment of which, has been supported by the general community for many years.
  - v. Council's long term promotion of active businesses in the CBD through its planning controls and community business support forums particularly where development encourages more people in the CBD during business hours and particularly at night.
  - vi. Council's DCP Clause 7.3.3 - Change of Use provisions encourage continued use and reuse of existing commercial premises in the CBD to make it more financially viable for landowners, purchasers and lessees to establish their proposed business and promote continued commercial uses, to avoid empty premises and encourage establishment of a vibrant Queanbeyan commercial centre.
2. Development application 1-2018.A for a modification to include a pump house, water tank, and fire truck hardstand space associated with approved entertainment facility (cinema) on Lot 1 DP 556476, No.30 Morisset Street, Queanbeyan be granted approval in accordance with the original conditions of development consent as modified by the following:
  - a. Amended Condition 25 relating to the redesign of the carpark to incorporate the changes approved in the modification.

During discussion Cr Marshall foreshadowed a CONTRARY motion: ["That this item be deferred pending a further report on a parking plan."]

The motion (of Crs Overall and Hicks) was PUT and CARRIED.

298/20

**RESOLVED (Overall/Hicks)**

That:

1. In relation to modified development application 1-2018.A, Council note the loss of 15 parking spaces which cannot be accommodated on site and waive the requirement for any payment of developer contributions in lieu of the provision of these parking spaces for the following reasons:
  - i. Council's DCP – Parking, Clause 2.2 permits a variation to parking standards where justified by a Traffic and Parking Impact Study. The applicant has submitted a consultants Traffic and Parking Statement giving their reasons why a variation of the DCP is warranted.
  - ii. There is sufficient car parking for the proposed development in existing car parking areas within the Queanbeyan Central Business District, which are within a reasonable walking distance to the subject site.
  - iii. The primary hours of use for the proposed development and peak demand for car parking is not consistent with other businesses, which operate during regular business hours Monday to Friday.
  - iv. The site's proposed use provides a highly desirable facility in Queanbeyan, the establishment of which, has been supported by the general community for many years.
  - v. Council's long term promotion of active businesses in the CBD through its planning controls and community business support forums particularly where development encourages more people in the CBD during business hours and particularly at night.
  - vi. Council's DCP Clause 7.3.3 - Change of Use provisions encourage continued use and reuse of existing commercial premises in the CBD to make it more financially viable for landowners, purchasers and lessees to establish their proposed business and promote continued commercial uses, to avoid empty premises and encourage establishment of a vibrant Queanbeyan commercial centre.
2. Development application 1-2018.A for a modification to include a pump house, water tank, and fire truck hardstand space associated with approved entertainment facility (cinema) on Lot 1 DP 556476, No.30 Morisset Street, Queanbeyan be granted approval in accordance with the original conditions of development consent as modified by the following:
  - a. Amended Condition 25 relating to the redesign of the carpark to incorporate the changes approved in the modification.

For: Crs Biscotti, Brown, Hicks, Noveska, Overall, Schweikert,  
Taylor and Winchester  
Against: Crs Harrison and Marshall

**9.4 Development Application - DA.2020.1083 - Request for Extension of Time to Lodge Amended Application - 33 Widgiewa Road, Carwoola**

299/20

**RESOLVED (Hicks/Winchester)**

That in relation to DA.2020.1083 and previous resolution PLA145/20 Council agree to extend the period of time within which to lodge the additional information requested until 26 February 2021.

The resolution was carried unanimously.

**9.5 Amendment to Big Island Planning Agreement**

300/20

**RESOLVED (Harrison/Hicks)**

That:

1. Council agree to publicly exhibit the Deed of Amendment to the Big Island Planning Agreement and its proposed changes to the current Planning Agreement for a minimum period of 28 days (exclusive of the period 20 December 2020 to 10 January 2021).
2. In the event that no further submissions are received during the public exhibition period, the Chief Executive Officer and the Mayor are authorised to execute the Deed of Amendment on Council's behalf and to take all other necessary actions.
3. In the event that submissions are received during the public exhibition period, a further report be prepared for Council's consideration and decision.

The resolution was carried unanimously.

**9.6 Review of Expressions of Interest for Community Member of Braidwood and Curtilage Heritage Advisory Committee**

301/20

**RESOLVED (Harrison/Schweikert)**

That Council endorse the selection of Lorba Drewry for the vacant Community Representative role on the Braidwood and Curtilage Heritage Advisory Committee.

The resolution was carried unanimously.

**9.7 Tender for Design & Construct Civil Works - Regional Sports Complex**

302/20

**RESOLVED (Brown/Winchester)**

That in relation to RFT 2020-29 for the construction of civil works for the new Regional Sports Complex:

1. No tender be accepted, in accordance with Clause 178 (1) of the Regulation, as tenders are not advantageous to Council, having regard to all the circumstances.
2. Council enter negotiations with Huon Contractors Pty Ltd and T R N Group as the highest scoring tenderers in accordance with Clause 178 (3e) of the Regulation.

The resolution was carried unanimously.

**9.8 Proposal to Name Part of Public Reserve Along Turallo Creek, Bungendore - John Walter Park**

303/20

**RESOLVED (Schweikert/Biscotti)**

That:

1. The proposal to name the public reserve defined by Lot 23 DP 800095 and Lot 42 DP 806126 along Turallo Creek on the western side of Tarago Road, John Walter Park, be placed on public exhibition for a period of 28 days.
2. If no objections are received Council adopt the name.
3. Council endorse in principle the proposal to place a sculpture in honour of John Walter in park land along Turallo Creek, with the location and final sculpture subject to a future report to Council.

The resolution was carried unanimously.

Crs Hicks and Biscotti declared an interest in the following item and left the meeting at 6.44pm.

**9.9 Request for Tender 2020-44 - Supply & Installation of Sportsground Floodlighting at Bungendore Sports Hub**

304/20

**RESOLVED (Winchester/Schweikert)**

That Council:

1. Award Tender 2020-44 for the supply and installation of sportsground floodlights at Bungendore Sports Hub to Gasniers Electrical.
2. Assign a total budget cost of \$456,335 (ex GST) for the project.

The resolution was carried unanimously.

Crs Hicks and Winchester returned to the meeting at 6.47pm.



305/20

**9.10 Queanbeyan Floodplain Risk Management Study & Plan**

**RESOLVED (Overall/Biscotti)**

That:

1. Council endorse the Queanbeyan Floodplain Risk Management Study & Plan (FRMS&P) with the following amendments in order to balance social, economic, environmental and flood risk parameters:
  - a. Flooding impacts referred to in S10.7 Planning Certificates apply to land within the Flood Planning Area and the Outer Floodplain.
  - b. That residential development which is replacing existing residential development on land within the Inner Floodplain (Category 2C) be considered, subject to it not increasing the density of persons resident on a site and meeting other requirements which are also applicable to residential land in the Intermediate Floodplain as shown in Annexure 2 Development Controls Matrix at page E-17 and that this Matrix be altered to reflect both the limitation on site density and the other requirements which will need to be met.
  - c. That Essential Community Facilities, Critical Utilities and Flood Vulnerable development as defined in the Plan at Annexure 1 (page E-16) "not be encouraged" on land within the Outer Floodplain as shown in Figure E1.2 (Sheet 2 of 2) of the Plan and that Annexure 2 Development Controls Matrix at page E -17 be altered to reflect this.
2. The FRMS&P's proposed Development Controls at Appendix E Part E3 of the draft Flood Policy be considered in any revision of the Queanbeyan Development Control Plan 2012 which applies to the Flood Planning Area and be referred to the Queanbeyan Floodplain Risk Management Committee for comment.

For: Crs Biscotti, Brown, Hicks, Marshall, Noveska, Overall, Schweikert, Taylor and Winchester

Against: Cr Harrison

**9.11 Tender Recommendation for Queanbeyan Sewage Treatment Plant Upgrade Equipment Packages Contract No. 54, 55, 56, 57, 61 and 62**

306/20

**RESOLVED (Harrison/Schweikert)**

That Council:

1. Award the following contracts for equipment supply and delivery for the Queanbeyan Sewage Treatment Plant (STP) Upgrade subject to satisfactory financial capacity and negotiation of commercial terms:
  - a. Contract No. 2020-54 for Supply & Delivery of Screening & Screening Washing Equipment for Queanbeyan STP Upgrade to Hydroflux Epco Pty Ltd.
  - b. Contract No. 2020-55 for Supply & Delivery of Grit Removal Equipment for Queanbeyan STP Upgrade to VOR Environmental Australia Pty Ltd.
  - c. Contract No. 2020-56 for Supply & Delivery of Bioreactor & Digester Aeration, Mixer Systems and Air Scour Blowers for Queanbeyan STP Upgrade to Xylem Water Solution Australia Ltd.
  - d. Contract No. 2020-57 for Supply & Delivery of UV Disinfection Equipment for Queanbeyan STP Upgrade to Xylem Water Solution Australia Ltd.
  - e. Contract No.2020-61 for Supply & Delivery of WAS Thickener Equipment for Queanbeyan STP Upgrade to Hydroflux Epco Pty Ltd.
  - f. Contract No. 2020-62 for Supply & Delivery of Clarifier Equipment for Queanbeyan STP Upgrade to Hydroflux Epco Pty Ltd.
2. Endorse the amendment to the Operational Plan for \$9,520,000 to enable procurement for the above items including associated contingency and project management costs for the QSTP and exhibit for 28 days.
3. Receive a report on budget funding for these components.

The resolution was carried unanimously.

**9.12 Contract 10034411 - Captains Flat Dam Load Testing of Post Tensioned Anchors**

307/20

**RESOLVED (Marshall/Hicks)**

That Council accept the tender from Fortec Australia Pty Ltd for the Captains Flat Dam load testing works under contract 10034411 for the lump sum of \$201,184.00 (including GST).

The resolution was carried unanimously.

**9.13 Contract 10035111 - Construction of New Retaining Wall at Turallo Reservoir Site (Bungendore)**

308/20

**RESOLVED (Schweikert/Harrison)**

That Council accept the tender from Earthtec Pty Ltd for the Turallo Reservoirs Earth Retaining Wall works under contract 10035111 for the lump sum of \$251,530.90 (including GST).

The resolution was carried unanimously.

**9.14 Contract 10023811 Design and construction of effluent recycling plant at the Bungendore STP**

309/20

**RESOLVED (Hicks/Harrison)**

That Council accept the tender from Gongues Constructions Pty Ltd for the Bungendore STP Recycled Water Plant augmentation under contract 10023811 for the lump sum of \$4,209,150.00 (including GST).

The resolution was carried unanimously.

**9.15 Transacting with Council**

310/20

**RESOLVED (Harrison/Taylor)**

That Council:

1. Note the outcomes of the community and staff engagement process.
2. Develop a communications and education plan for customers which encourages online and electronic payments at Council facilities.

The resolution was carried unanimously.

**9.16 Braidwood Customer Centre and Library**

**MOVED (Hicks/Schweikert)**

That Council finalise the design prior to seeking tenders, and if required, seek additional grant or Council funding to supplement the budget.

During discussion, Cr Overall foreshadowed a CONTRARY motion:  
[“ That Council:

1. Proceed with the changes to the Braidwood Customer Service Centre and Library.
2. Finalise the design prior to seeking tenders, and if required, seek additional grant or Council funding to supplement the budget.
3. Progress engagement of a specialist library design consultant to review the current layout and functionality of the area. The consultant will take into account the proposed changes and ensure that the children’s library is retained and is not reduced in size.”]

The motion (of Crs Hicks and Schweikert) was PUT and CARRIED.

311/20

**RESOLVED (Hicks/Schweikert)**

That Council finalise the design prior to seeking tenders, and if required, seek additional grant or Council funding to supplement the budget.

For: Crs Biscotti, Brown, Harrison, Hicks, Marshall, Noveska, Schweikert and Taylor

Against: Crs Overall and Winchester

**9.17 Amendment to 2020-21 Operational Plan - Property Addendum**

312/20

**RESOLVED (Marshall/Schweikert)**

That Council adopt the amended Property Addendum and update the 2020-21 Operational Plan on Council's website.

The resolution was carried unanimously.

**9.18 Draft Cat Containment Policy - Googong and Jumping Creek**

313/20

**RESOLVED (Brown/Winchester)**

That Council endorse the draft Cat Containment Area – Googong and Jumping Creek Policy for public exhibition.

The resolution was carried unanimously.

**9.19 2021 National Folk Festival**

314/20

**RESOLVED (Biscotti/Schweikert)**

That Council:

1. Allocate financial support of \$40,000 to the National Folk Festival for performance fees (including technical costs) and artist accommodation sourced from Category 3 Event budget.
2. Work with the National Folk Festival board to continue further events in Queanbeyan, beyond 2021.

The resolution was carried unanimously.

**ADJOURNMENT:**

The meeting adjourned for a break at 7.32pm and resumed at 7.45pm.

**9.20 Cultural Arts Assistance Scheme Application - Queanbeyan Art Society**

315/20

**RESOLVED (Hicks/Schweikert)**

That Council approve a donation of \$1,500 from the Cultural Arts Assistance Scheme to Queanbeyan Art Society, to assist with the costs of equipment to enable art workshops and tutoring to continue under COVID health and social distancing regulations.

The resolution was carried unanimously.

**9.21 Procurement Policy**

316/20

**RESOLVED (Harrison/Schweikert)**

That Council adopt the updated draft Procurement Policy.

The resolution was carried unanimously.

**9.22 Boundary Adjustment with Goulburn Mulwaree Council**

317/20

**RESOLVED (Hicks/Taylor)**

That Council:

1. Approve the making of a joint application with Goulburn Mulwaree to the Minister for Local Government and Governor for a boundary adjustment to achieve the following:
  - a) Transferring the land known as Parish: Willeroo Pt Lot 1 DP 1230792 from Goulburn Mulwaree Council to Queanbeyan Palerang Regional Council
  - b) Transferring the land known as Lot 2 DP 1236465 from Queanbeyan Palerang Regional Council to Goulburn Mulwaree Council
2. Write off \$2,859.25 rates and annual charges on the property known as Lot 2 DP 1236465, and additionally write off future rates and annual charges until the boundary adjustment application has been assessed.
3. Request that the Boundary Commission commence assessment of the boundary adjustment immediately, due to it being only a minor change that should be dealt with as an administrative issue, and that further delay only causes financial hardship on the two ratepayers.

The resolution was carried unanimously.

**9.23 Investment Report - November 2020**

318/20

**RESOLVED (Schweikert/Biscotti)**

That Council:

1. Note the investment return for November 2020 was \$1,197,350.
2. Note the investment portfolio has been made in accordance with the Local Government Act 1993, the Local Government (General) Regulation 2005 and Queanbeyan-Palerang Regional Council's Investment Policy.
3. Receive the Investment Report for the month of November 2020.

The resolution was carried unanimously.

**9.24 Mayoral and Councillor Payments**

**(MOVED) Overall/Schweikert**

That Council:

1. Not apply the Regional Centre category increase in the level of fees payable to Councillors and the Mayor for the remainder of the 2020/2021 financial year.
2. Apply the Regional Centre category increase in the level of fees payable to Councillors and the Mayor from 1 July 2021.

During discussion, Cr Marshall foreshadowed a CONTRARY motion:  
[“That Council:

1. Not apply an increase in the level of fees payable to Councillors and the Mayor for the remainder of the 2020/2021 financial year.
2. With the preparation of the next Operational Plan, review the level of fees payable to the Mayor and Councillors from 1 July 2021 following the handing down of the next determination by the Local Government Remuneration Tribunal.”]

The motion (of Crs Overall and Schweikert) was PUT and CARRIED.

319/20

**RESOLVED (Overall/Schweikert)**

That Council:

1. Not apply the Regional Centre category increase in the level of fees payable to Councillors and the Mayor for the remainder of the 2020/2021 financial year.
2. Apply the Regional Centre category increase in the level of fees payable to Councillors and the Mayor from 1 July 2021.

For: Crs Biscotti, Brown, Harrison, Hicks, Noveska, Overall,  
Schweikert, Taylor and Winchester

Against: Cr Marshall

**SUPPLEMENTARY REPORT**

**9.25 Monaro Rail Trail**

320/20

**RESOLVED (Harrison/Biscotti)**

That Council:

1. Provide in principle support for the Monaro Rail Trail Inc proposed funding application under the Bushfire Local Economic Recovery Fund.
2. Subject to the concept being supported by relevant government authorities, consider an amendment to the QPRC Local Environment Plan to permit rail trails and associated facilities in the Goulburn/Bombala Rail Corridor.

For: Cr Biscotti, Brown, Harrison, Hicks, Noveska, Overall, Schweikert, Taylor and Winchester

Against: Cr Marshall

**10. REPORTS TO COUNCIL - ITEMS FOR INFORMATION**

**10.1 Land-Use Planning Projects/Activities - Status Report - December 2020**

321/20

**RESOLVED (Marshall/Schweikert)**

That the report be received for information.

The resolution was carried unanimously.

**10.2 Surface Heat Mapping Report**

322/20

**RESOLVED (Schweikert/Hicks)**

That the report be received for information.

The resolution was carried unanimously.

**10.3 Summary of Road Renewal and Maintenance Activities - Quarter 2 2020/21**

323/20

**RESOLVED (Biscotti/Harrison)**

That the report be received for information.

The resolution was carried unanimously.

**10.4 Merger - Costs and Benefits**

324/20

**RESOLVED (Taylor/Marshall)**

That the report be received for information.

The resolution was carried unanimously.

**11. REPORTS OF COMMITTEES**

**11.1 Minutes of the QPRC Heritage Advisory Committee Meeting held 19 November 2020**

325/20

**RESOLVED (Marshall/Schweikert)**

That Council note the Minutes of QPRC Heritage Advisory Committee held on 19 November 2020.

The resolution was carried unanimously.

**11.2 Bungendore Town Centre and Environs Advisory Committee**

**MOVED (Schweikert/Biscotti)**

That Council:

1. Note the minutes of Bungendore Town Centre and Environs Advisory Committee meeting held on 26 October 2020.
2. Endorse the draft Terms of Reference for the Committee.

During discussion Cr Schweikert raised a point of order requesting Cr Marshall withdraw his comment about committee members having a conflict of interest. The Mayor upheld the point of order and requested Councillors move on.

The motion (of Crs Schweikert and Biscotti) was PUT and CARRIED.

326/20

**RESOLVED (Schweikert/Biscotti)**

That Council:

1. Note the minutes of Bungendore Town Centre and Environs Advisory Committee meeting held on 26 October 2020.
2. Endorse the draft Terms of Reference for the Committee.

For: Crs Biscotti, Brown, Harrison, Hicks, Noveska, Overall, Schweikert, Taylor and Winchester

Against: Cr Marshall

**12. NOTICES OF MOTIONS**

There were no Notices of Motions.

**13. REPORTS TO COUNCIL - DELEGATES REPORTS**

**13.1 Delegates Report**

327/20

**RESOLVED (Biscotti/Schweikert)**

That the report be received for information.

The resolution was carried unanimously.



**14. QUESTIONS WITH NOTICE**

**14.1 Responses to Councillors' Questions**

328/20

**RESOLVED (Schweikert/Hicks)**

That the report be received for information.

The resolution was carried unanimously.

**16. NOTICE OF INTENTION TO DEAL WITH MATTERS IN CLOSED SESSION**

There were no matters for Closed Session.

**17. CONCLUSION OF THE MEETING**

The Mayor and CEO thanked Councillors and staff for their contributions during the year, particularly during the bushfires and COVID, with those efforts recognised with the 2020 AR Bluett Award. They wished all a happy and safe Christmas and New Year.

The time being 8.21pm, the Mayor announced that the Agenda for the meeting had now been completed.

**CR TIM OVERALL  
MAYOR  
CHAIRPERSON**



**ITEM 5     DECLARATION OF CONFLICTS/PECUNIARY INTERESTS**

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The provisions of Chapter 14 of the *Local Government Act, 1993* regulate the way in which Councillors and nominated staff of Council conduct themselves to ensure that there is no conflict between their private interests and their public trust.

The Act prescribes that where a member of Council (or a Committee of Council) has a direct or indirect financial (pecuniary) interest in a matter to be considered at a meeting of the Council (or Committee), that interest must be disclosed as soon as practicable after the start of the meeting and the reasons for declaring such interest.

As members are aware, the provisions of the *Local Government Act* restrict any member who has declared a pecuniary interest in any matter from participating in the discussions, voting on that matter, and require that member to vacate the Chamber.

Council's Code of Conduct provides that if members have a non-pecuniary conflict of interest, the nature of the conflict must be disclosed. The Code also provides for a number of ways in which a member may manage non pecuniary conflicts of interest

**Recommendation**

**That Councillors and staff disclose any interests and reasons for declaring such interest in the matters under consideration by Council at this meeting.**



## REPORTS TO COUNCIL - ITEMS FOR DETERMINATION

**9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore (Ref: ; Author: Thompson/Williams)**

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**File Reference:** DA.2020.1307

**Summary*****Reason for Referral to Council***

This application has been referred to Council because of the value of the development and it is a significant QPRC community project. The DA could not progress until Council had ownership of the site. Acquisition through Just Terms has concluded. A separate DA will be prepared for the proposed new outdoor pool at the Sports Hub.

Proposal:	Bungendore Sports Hub - Construct recreation area, earthworks, sportsfields/courts, amenities buildings, maintenance shed, roads, carparks, pathways and fencing.
Applicant/Owner:	Applicant - Queanbeyan-Palerang Regional Council Owner - Queanbeyan-Palerang Regional Council (formerly owned by John Patrick Darmody, Patricia Jane Darmody, Paul Gerald Darmody)
Subject Property:	Lot 1 DP 1262898, Lot 2 DP 1262898 & Lot 3 DP 1262898 (Formerly Lot 2 DP 1137743)
Zoning and Permissibility:	RU1 - Primary Production under Palerang Local Environmental Plan 2014
Public Submissions:	One
Issues Discussed:	<ul style="list-style-type: none"><li>• Odour Impacts from Adjacent STP</li><li>• Flooding</li><li>• Access</li></ul>
Disclosure of Political Donations and Gifts:	Applicant Declared no Donations or Gifts to any Councillor or Staff have been made

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**Recommendation**

**That:**

- 1. Development application DA.2020.1307 for construction of a recreation area incorporating earthworks, sporting fields/courts, amenities buildings, maintenance shed, roads, carparks, pathways and fencing (Bungendore Sports Hub) on Lot 1 DP 1262898, Lot 2 DP 1262898 & Lot 3 DP 1262898 (formerly Lot 2 DP 1137743), 9 Bungendore Road, Bungendore be granted conditional approval.**
  - 2. In granting the approval Council note the following reasons in support of its decision:**
    - a. The proposal is consistent with the objectives of the Palerang Local Environmental Plan 2014- RU1- Primary Production Zone.**
    - b. The proposed recreation area is consistent with the controls of the Palerang Development Control Plan 2015.**
    - c. The proposed recreation area with the imposed conditions of consent will have no foreseen adverse impacts on surrounding lots and reduce surrounding impacts on the users of the facility.**
-

**9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore (Ref: ; Author: Thompson/Williams) (Continued)**

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- d. The proposal services the critical demand for sporting facilities infrastructure in Bungendore.
3. Section 64 water and sewer contributions not be applied to this development as Clause 2.1 of the Palerang Community Development Servicing Plans (DSP) for both sewerage and water supply indicate that the land on which the development is proposed is not covered by the DSP.
- 

**Background*****Proposed Development***

The development application is for a recreation area known as the Bungendore Sports Hub. The application is for approval of all works on the site which will be conducted in two stages depending upon the availability of funding. The specific elements of the proposal are as follows:

***Stage 1***

- Site excavation, storm water drainage, sewage and services (water, power, telecommunications)
- 2 hard-court netball courts.
- 2 turf pitches suitable for rugby league, rugby union or soccer.
- An amenities building serving the netball courts and first two turf pitches including:
  - Change rooms (unisex)
  - Public toilets
  - Umpire room (unisex)
  - Medical room
  - Equipment storage
  - Internal undercover meeting/socialising
  - Kiosk (internal and external access)
  - External covered space (verandas)
- Maintenance shed
- Temporary access road from Bungendore Road
- Entrance from temporary road connection
- Internal roads
- Initial lighting.
- Initial landscaping.
- Initial parking
- Internal and external pathways
- Fencing
- Temporary bus drop-off and turn-around

***Stage 2***

- 4 hard-court netball courts
- 4 turf pitches which can also be used as an oval
- An amenities building specifically for the netball courts
- An additional amenities building for the 4 additional turf fields
- Completion of road access from Malbon Street
- Completion of all flood lighting
- Completion of all landscaping

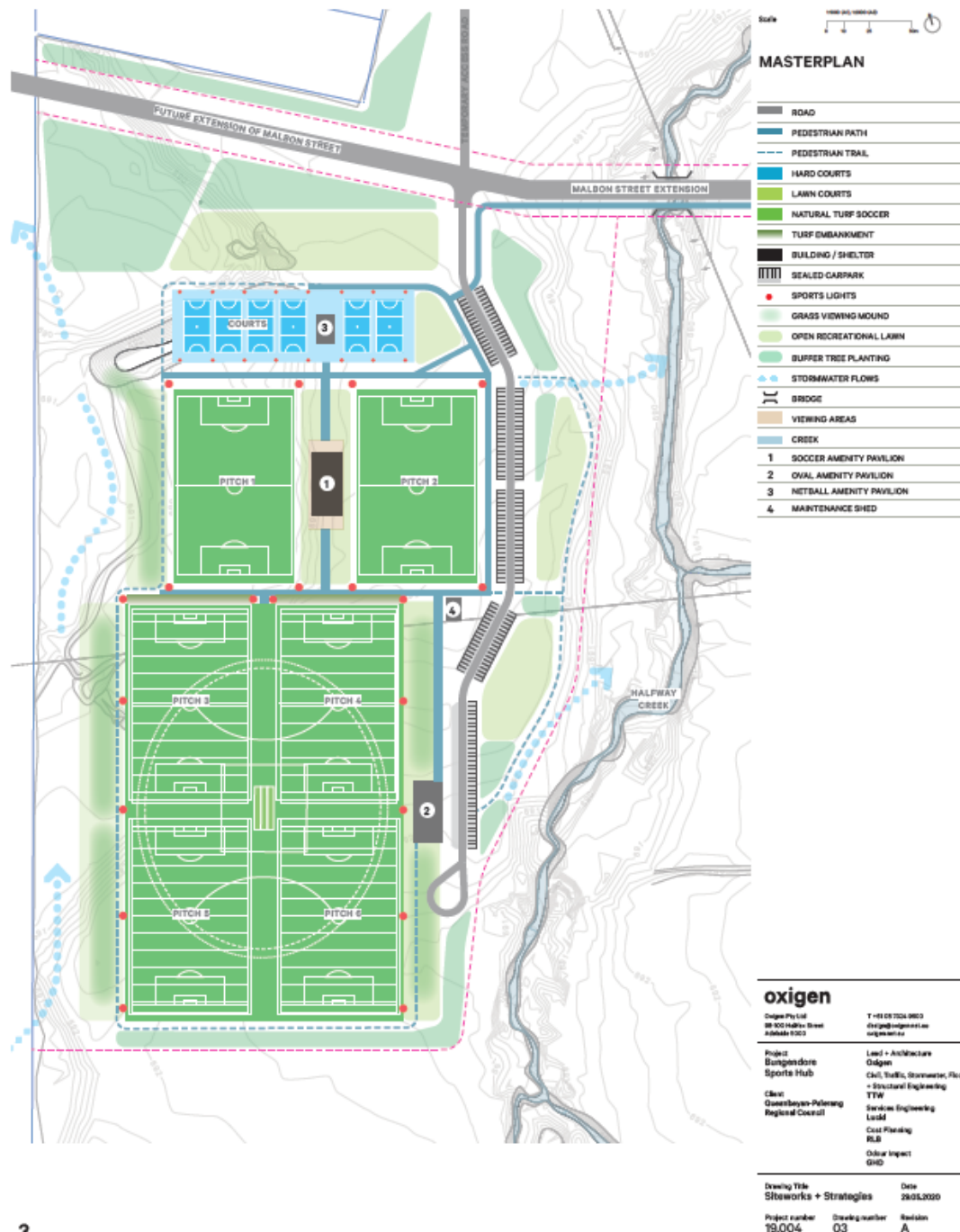
# 9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore (Ref: ; Author: Thompson/Williams) (Continued)

- Completion of parking and bus drop off area.

The relocation of the Bungendore Swimming Pool to this site is not part of this application.

Please note that line marking of fields and reference to a specific use of amenities buildings shown in diagrams provided in the application are indicative only and do not indicate a preferred use for a particular sport at that facility.

An overall plan showing the works proposed in this development is shown in Figure 1 below.



**Figure 1 – Proposed Works**

### 9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore (Ref: ; Author: Thompson/Williams) (Continued)

For the information of Councillors hard copies of all plans and supporting studies have been provided in the Councillors room in Queanbeyan should Councillors wish to review these documents.

#### **Subject Property**

The development is located on Lots 1, 2 & 3 of DP 1262898 (formerly Lot 2 DP 1137743) known as 9 Bungendore Road, Bungendore. The land is shown outlined orange in Figure 1 below.



**Figure 2 – Lots 1, 2 & 3 DP1262898**

The recreation area will be primarily located on Lot 1 with permanent access via the new Malbon Street roundabout and Lot 2, and temporary construction access via Lot 3.

#### **Planning Requirements**

Assessment of the application has been undertaken in accordance with Section 4.15 of the *Environmental Planning and Assessment Act (EPAA) 1979*, as amended. The matters that are of relevance under Section 4.15 are summarised in the attached *Section 4.15 Table – Matters for Consideration*.



**9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore (Ref: ; Author: Thompson/Williams) (Continued)**

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The following planning instruments have been considered in the planning assessment of the subject development application:

1. *State Environmental Planning Policy No. 55 - Remediation of Land*
2. *State Environmental Planning Policy (Infrastructure) 2007*
3. Palerang Local Environmental Plan 2014 (LEP)
4. Palerang Development Control Plan 2015 (DCP)

The development satisfies the requirements and achieves the objectives of these planning instruments. The significant issues relating to the proposal for the Council's consideration are detailed below.

***(a) Compliance with LEP***

The development is compliant with the provisions of the Palerang LEP 2014. The supporting documents adequately address the impacts of flooding on both the use and the surrounding lots, including impacts to Mill Post Creek and Halfway Creek which form riparian areas. The assessment also concludes that there will be minimal impact to the biodiversity of the site. A full detailed assessment of the provisions is located within the 4.15 assessment report.

***(b) Compliance with DCP***

The Palerang DCP 2015 is applicable to developments within the former Palerang LGA (excluding Braidwood Conservation area). The proposed development for a recreation area including earthworks are all consistent with the applicable objectives and controls within the Palerang DCP 2015 as detailed within the attached s4.15 assessment report.

***(c) Internal Referrals******Development Engineer's Comments***

*Water* - The development site is outside of the existing Bungendore pressure zone and has potable water connectivity noting the following local water mains encompassing the site that draw from the 150mmØ PVC trunk water main from the Bungendore Reservoir:

- Local Main 150mmØ PVC (Bungendore Road – North),
- Local Main 150mmØ AC (Molonglo Street – West at intersection with Malbon Street).

The preferable extension of a new potable water main for the amenities building is to continue from the 150mmØ AC main in Molonglo Street and Malbon Street intersection west within the Malbon Street road reserve, and continuing within Lot 2 DP 1262898.

The SEE indicates that the potable water distribution infrastructure is to reticulate in-ground within the new sports hub access. This new line is to extend the design of the irrigation system from the existing infrastructure at the intersection of Molonglo and Malbon Streets. In addition, there is a proposal for connection to a new recycled water main installed as separate infrastructure. The design of the new irrigation system will be coordinated with Council representatives overseeing the design of the new recycled water treatment plant and distribution system.

The size of the proposed water main, connecting water service required for the amenities buildings and recycled water system for playing field irrigation is to be calculated by a specialist hydraulic consultant specifying the required service size suitable for functionality.

**9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore (Ref: ; Author: Thompson/Williams) (Continued)**

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*Sewer* - The development site is not currently serviced by any connection to the Bungendore sewer network. Currently there are two rising mains within easements conveying raw sewerage to the Bungendore Sewer Treatment Plant located at 39 Bungendore Road. These rising mains are a 200mmØ DICL and 150mmØ AC in size. There is also a connecting 150mmØ DICL rising main servicing south Bungendore connecting to the 200mmØ DICL

A new pumped sewer main is proposed to service the Sports Hub, discharging to existing sewer infrastructure with a new connection at the existing sewer manhole C/2 located adjacent to the south-west corner of the intersection of Molonglo and Malbon Street intersection.

*Storm Water* - The proposed development of the site is likely to increase runoff, thus a stormwater management plan demonstrating the proposed development can maintain pre-development runoff flow for both 20% and 1% storm events is required in accordance with Council's D5 Stormwater Drainage Design specification, and provision for onsite stormwater detention (OSD) and water quality in accordance with Council's D7 Erosion Control and Stormwater Management Design specification and corresponding computer modelling.

*Erosion and Sediment Control* - An Erosion and Sediment Control Plan (ESCP) will be required for any works causing surface cover disturbance. An ESCP will be required to be submitted with the construction certificate. A Soil and Water Management Plan (SWMP) will be required to be implemented by the property owner for any works causing surface cover disturbance. This requirement applies for both stages of development.

*Traffic and Parking* - The site shall meet the requirements of *AS/NZS 2890.1-2004 Parking Facilities Off-Street Car Parking*, *AS/NZS 2890.6-2009 Off-Street Parking for People with Disabilities*, and *Palerang DCP 2015 Section B7.1*. All parking spaces must meet the functionality of the Australian Standard as a minimum.

Referring to Section 4.6 of the SEE and the Traffic and Parking Assessment submitted the parking requirements for the Sports Hub have been assessed based provisions of similar facilities within the QPRC Local Government Area and the ACT. The Traffic and Parking Assessment states that upon completion of the development, 192 car spaces would be required based on the following parking provisions:

- Netball - 12 car spaces per court;
- Football - 20 car spaces per field, and;
- Rugby League/Union - car spaces 30 per field.

Subsequently, the proposed Sports Hub provides a total of 195 car parking spaces with a provision for an additional 80 vehicles in an overflow parking area located north of the proposed netball courts.

Parking for up to five coaches is provided at the southern end of the car park, and internal roadways have been designed to cater for the movement of 12.5m coaches into and out of the site.

There are four disabled car parking spaces provided throughout car parks located adjacent to amenities and fields.

**9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore (Ref: ; Author: Thompson/Williams) (Continued)**

*Entrance and Access* - In accordance with the *Palerang DCP 2015 Section B7.1 Parking*, specifically the access to the various car parks, must demonstrate two way or separate access and egress allowing all vehicles to enter and leave in a forward direction.

The internal roads, temporary accesses and proposed continuation of Malbon Street road reserve connecting with Lot 2 DP 1262898 over Halfway Creek appears to have been designed based on passenger vehicle manoeuvrability and car park functionality for B99 vehicle.

Referring to Section 4.4 of the SEE and the Traffic and Parking Assessment indicates an anticipated average peak weekend volume of 120 vehicles per hour (239.34 AADT), with a maximum peak volume generated by the Sports Hub to be 240 vehicles per hour (478.68 AADT) when all the fields are occupied and consecutive games are played on all fields and courts.

In addition to this, Council is currently commencing intersection upgrade works at Molonglo and Malbon Streets with the construction of a roundabout to promote traffic flow continuity on the Kings Highway, into the Bungendore CBD and to north Bungendore. To date utility services have been relocated adjacent to the intersection.

Council Development Engineers support the roundabout access option connecting to the Sports Hub from Malbon Street with a new road within Lot 2 DP 1262898 including a major culvert or bridging structure over Halfway Creek as the logical and safe connection back to the Bungendore Town Centre. The use of the temporary construction access via Bungendore Road will be suitable for construction activities and is likely to be maintained as a 'back up' option to the facility if required. However, given that Bungendore Road currently has a 100km/h speed limit and a peak weekend traffic volume of 250 vehicles per hour in each direction further treatment and possible speed zone relocation would be required if made permanent.



**Figure 3 - Temporary access sight-distance looking west on Bungendore Road**





*Figure 4 - Temporary access sight-distance looking east on Bungendore Road*



*Figure 5 – Proposed Permanent Access – Future Roundabout - Molonglo and Malbon Street Intersection*

**9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore (Ref: ; Author: Thompson/Williams) (Continued)**

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*Flooding* – The Sports Hub is within the Flood Planning Area. The 1% AEP flood level at the southern extremities of the playing fields is RL692.15mAHD, and the 1% AEP flood level at the northern extremities of the courts is RL691.50mAHD.

The SEE and Flood Impact Assessment states the part diversion of Mill Post Creek and dam filling/channel widening in addition to forming a flood mitigation bund around the sports field will have minimal impact on flood levels affecting neighbouring properties. The amenities block floor level is RL691.85mAHD which appears to be approximately 250mm above the corresponding 1% AEP flood level.

The Flood Impact Assessment provides the following advice and summary;

- *The flood results confirm that there is no significant impact to the adjacent property to the west of the development site, with typically less than 15mm increase in flood levels. There is localised increase of up to 60mm near the south west boundary, but also reductions in flood levels of up to 130mm on the adjacent land. Overall there is no significant net increase in flood levels on the western adjacent property.*
- *Overall, the proposed development is predicted to have no significant impact on the existing flood behaviour, with only minor localised changes during the 1% AEP flood.*

The Civil and Stormwater Management Plan as prepared by flood consultant provides the following relevant advice and summary:

- *Car park pavements are drained to landscape areas to filter stormwater runoff before discharging it to the adjacent water courses;*
- *Rainwater collected from the roof areas of proposed buildings is intended to be utilised for irrigation. However, due to the area of turf requiring irrigation, potable water or other approved alternate water sources will be required in addition to any rainwater captured from roof areas;*
- *The southern sports fields have been designed to take on water during flood events to assist in maintaining downstream flood conditions to their current levels.*

**Environmental Health Comments**

*Food* - At least one kiosk will be provided on site. Prior to the commencement of work copies of the kiosk fit out should be forwarded to the Environmental Health Team to ensure the design meets the requirements under the *Food Act 2003* and Food Standards Code. Any mechanical ventilation will also be required to meet the Australian Standard and be appropriate for use. Appropriate hand wash facilities should be provided for staff working within the kiosk that meet the requirements under the *Food Act 2003* and Food Standards Code. If amenity pavilions are all to be provided with a kiosk, each must meet the above requirements.

*Noise* - The Statement of Environmental Effects (SEE) states under section 4.17 (acoustics) that the following measures are proposed:

- Limiting the times in which the facilities can be used.
- Limiting any music to background levels only.
- Requiring an event notification and complaint management process to be implemented.

Generally, the Bungendore Sports Hub has been designed to minimise negative acoustic impacts and avoid unreasonable interference on amenity. While there is no acoustic report submitted as part of this application nor information to support this statement, the development is more than 300 metres from the nearest residential receivers, so noise impacts are likely to be minimal.

**9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore (Ref: ; Author: Thompson/Williams) (Continued)**

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Noise from the development is also likely to be restricted to the daytime and early evening hours. The greatest source of offensive noise during the night-time hours would normally be noise from plant, but very little will be used at this site. This has been addressed through a standard condition.

Noise from activities can be managed through a noise management plan that addresses the measures outline in the SEE. The requirement to have a regularly updated noise management plan can be conditioned.

*Lighting* - The Sports Hub site is approximately 300 metres to the nearest residential area. While flood lighting will be used at the site modern lighting design using LEDs can provide exceptionally accurate light distribution that minimises light spill. Given the distance to the nearest affected neighbour it would be expected that light spill to the surrounding areas will cause minimal nuisance. The consent can be conditioned to comply with Australian Standards

*Recycled Water Reuse* - The SEE states “that rainwater collected from the roof areas of proposed buildings is intended to be utilised for irrigation. However, due to the area of turf requiring irrigation, potable water or other approved alternate water sources will be required in addition to any rainwater captured from roof areas”. If this includes recycled water from the nearby STP then it must be treated to the appropriate standard for which it will be used and appropriately managed as per the NSW Guidelines for Urban and Residential Use of Reclaimed Water 1993 and the Australian Guidelines for Water Recycling: Managing Health and Environmental Risk, 2006 to reduce the potential for associated public health impacts. Final approval for use of any system must be provided by Environmental Health and other appropriate approval agencies.

*Odour from Adjoining Sewage Treatment Plant* – See section on odour under Other Matters in this report.

***Building Team Comments***

The Building Team had no objection to the proposal subject to the implementation of standard conditions of consent.

***Waste Officers Comments***

Council’s Waste Management Officer has no objection to the proposal, subject to the imposition of provided conditions of consent for a waste management plan and litter management plan.

***(d) External Referrals******Department of Primary Industries (Fisheries)-***

The development triggers s219 of the Fisheries Management Act 1994, requiring integrated referral to Fisheries for comment. Advice was provided 31 August 2020 requiring a number of matters for clarification and redesign.

Council obtained further information detailing the design of Mill Post Creek in accordance with the requirements from NSW Fisheries, including a more detailed ecological assessment. This information was reviewed by NSW Fisheries, who later provided General Terms of Approval (GTAs) on the 2 December 2020, including conditions to be included in the consent.

**9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore (Ref: ; Author: Thompson/Williams) (Continued)**

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***Natural Resource Access Regulator (NRAR)***

The development triggers s91 of the Water Management Act 2000, requiring integrated referral to NRAR for a controlled activity approval assessment. Correspondence was received on 17 August 2020 advising the following,

*“for the purposes of the Water Management Act 2000 (WM Act)- Regulation s41 - Works undertaken by public authorities, the proposed works are exempt from the need to obtain a controlled activity approval and no further assessment by this agency is necessary.”*

Given the exemption, the development satisfies this referral body.

***Transport for NSW (TfNSW)(formerly RMS)-***

The development triggers s138(e) of the Roads Act 1993, requiring integrated referral to TfNSW for their comment. TfNSW determined that the application is not ‘Integrated’ given the existing road connection and therefore determination of access arrangements is a matter for Council. However, they provided comment in a non-integrated capacity.

Advice was provided on 17 August 2020 requesting further information for the assessment of impacts on the Kings Highway and proposed roundabout project. Council’s Urban Landscapes and Project Engineering Teams worked to provide additional information to satisfy the TfNSW information request.

This information was later subject to a meeting on 16 December 2020, which discussed the two projects (being the Bungendore Sports Hub and the Kings Highway Roundabout) in detail.

The meeting concluded with TfNSW stating they will not hold up the Bungendore Sports Hub based on two points:

- TfNSW continue to actively work with QPRC on the Bungendore roundabout.
- That QPRC have a secondary access point for the development from Bungendore Road.

The Project Engineering Team will continue to work with TfNSW to finalise the design and supporting data for the Kings Highway roundabout. In relation to the secondary access, during construction the site will be accessed off Bungendore Road near the Sewage Treatment Plant via an existing crossover. This unsealed temporary road will be maintained at the completion of Stage 1 & 2 as a secondary access to meet with TfNSW request.

While Staff consider that the Malbon Street roundabout provides the best outcome it is considered that the request for a secondary access can be accommodated, with minimal impact for the following reasons:

- The majority of traffic visiting the Hub will already be located in Bungendore or visiting from areas such as Queanbeyan, Goulburn, Braidwood, Batemans Bay, etc., all which will utilise the Kings Highway. Whilst there will be the occasional sporting team from Yass, Boorowa, Young, this is considered minor impact.
- Although there was some concern expressed that traffic from the Hub may impact on peak loads at the roundabout it is considered that significant use of the Hub is unlikely to coincide with peak usage of the roundabout. Examples include peak holiday periods when sporting events are generally not played (or there is a bye) or on Friday and Sunday evenings when the Hub is unlikely to be in significant use. As such the secondary access is unlikely to be in high demand.

For these reasons Council will maintain the construction access as a ‘back up’ option, and monitor events as the Hub operates.



**9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore (Ref: ; Author: Thompson/Williams) (Continued)**

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Any proposed secondary access may impact land designated for any possible future extension of the sewage treatment plant. The need for the secondary access can be reassessed at that time.

Given all of the above Council considers that the matters raised by TfNSW have been satisfactorily addressed.

***Essential Energy***

The application was referred to Essential Energy as it triggered concurrent comment under s45 of the SEPP(infrastructure). Correspondence was received on 27 August 2020 requesting further detail on relocation and easements for powerline infrastructure. Further details were provided for the electrical design which have been given to contract Surveyors to finalise easements.

It is considered that the current process to formalise easements with Essential Energy separate to this application (under the acquisition) will ensure an appropriate design in accordance with s45 of SEPP(Infrastructure).

***NSW Police - Crime Prevention Officer***

The application was referred to the NSW Police crime prevention officer for comment. The crime prevention officer provided comment on 14 August 2020 providing support to the development with the following recommendations:

- Endorse the use of CCTV cameras. Suggestions to add further cameras on the maintenance building and carpark to mitigate break and enters.
- Consider the use of graffiti resistant paint or materials.
- Consider the use of a back to base alarm with sensors internally.
- Development of a maintenance plan, incorporating a graffiti management plan.
- Special attention to landscape design to avoid concealment or entrapment areas.

***(e) Other Matters******Proximity to the Bungendore Sewage Treatment Plant***

The proposed Sports Hub lies directly to the south of the existing Bungendore Sewage Treatment Plant (STP). To provide some context, distances from the rear boundary of the STP to the following elements of the Sports Hub are as follows:

- Nearest point – North-West Netball Court in Stage 2 – Approximately 120m
- Amenities Building 1 – Approximately 240m
- Amenities Building 2 – Approximately 450m

Council is aware that there are periodic odours released from the STP which impact on existing residential areas particularly to the east and south east of the STP. This reflects the predominant west and north westerly winds in Bungendore. As such it is likely that odours from the STP will periodically impact the Sports Hub. For this reason an odour assessment report was requested to be submitted with the development application.

In considering the impacts of odour from the STP on the Sports Hub the following comments from Council's Environmental Health and Utilities Teams are relevant.



**9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore (Ref: ; Author: Thompson/Williams) (Continued)***Environmental Health Team Comments*

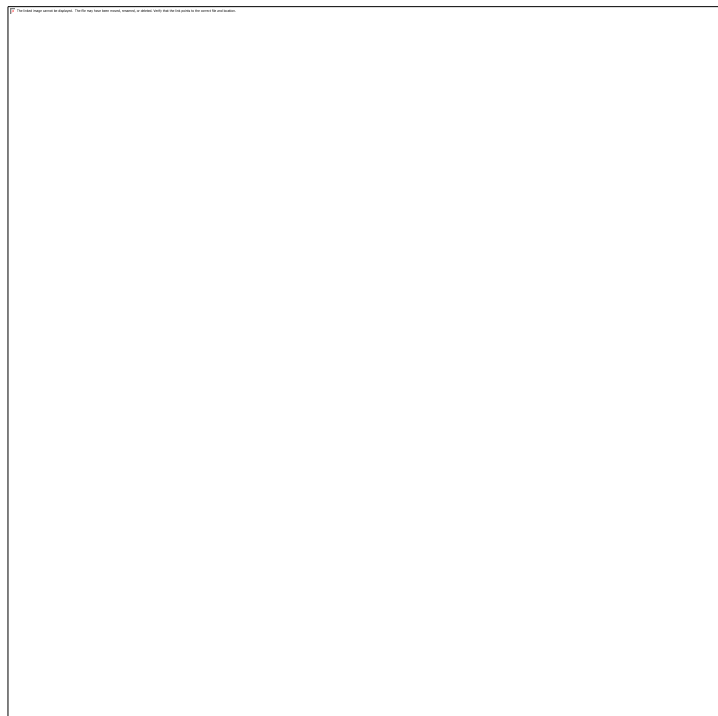
Generally the Department of Urban Affairs and Planning's Circular E3 — Guidelines for Buffer Areas Around Sewage Treatment Plants recommends buffer zones of at least 400 metres to residential and other sensitive users. It is generally accepted that providing a buffer zone will assist in reducing nuisances caused by the STP on the users of the community.

Under the EPA document, *Technical Notes: Assessment and Management of Odour from Stationary Sources* in NSW an odour can only be judged 'offensive' by public reaction. The nuisance level can be as low as 2 odour units (OU) and as high as 10OU for less offensive odours. The EPA Technical Framework recommends that, as a design assessment criterion, no individual should be exposed to ambient odour levels of greater than 7OU (99th percentile).

The odour assessment provided as part of the development assessment (GHD December 2019) predicts there may be some odour issues present depending on the type of activity being conducted at the Sewage Treatment Plant (STP) with desludging causing the highest generation of odour units. Potential significant sources of odour were determined as:

- Inlet works – receipt of all inflows; screening of inflows by mechanical screen, grit removal
- IDEA reactors – two IDEA reactors with tank capacity of 2,000 equivalent persons (EP) and 3,000 EP, sludge age of 25 days, decanter through syphon and aeration time at 12 hours per day.
- Sludge lagoons – four lagoons with estimated volume of 929m<sup>3</sup> for two of the lagoons and 2,150m<sup>3</sup> for the other two
- Sludge drying beds
- Catch pond – one catch pond with catch volume of 960m<sup>3</sup> for 5000 EP

Figure 6 below has been provided by the Utilities Team and shows the main sources of odour generated at the STP.



**Figure 6: Bungendore Sewage Treatment Plant. Red stars indicating treatment processes which generate odour naturally, noting predominant west and north-westerly wind directions in Bungendore.**

**9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore (Ref: ; Author: Thompson/Williams) (Continued)**

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As part of the GHD report, no odour sampling was undertaken at the site. Odour emission rates used in the assessment were based on measurements at other sites and therefore may not be representative of actual site odour profiles.

If the Sports Hub is placed in this location, it may be a requirement to either close the facility at times when the operation of the STP will produce odour measurements greater than 70U or when STP operational activities are being undertaken that produce an increase in the odour.

*Utilities Team Comments*

The Bungendore sewage treatment plant is a conventional plant in that it contains many of the process trains that a majority of NSW plants routinely operate. Of importance here are the inlet works and the sludge digestion streams. Both generate odours as part of their normal operation. The location of these is shown in Figure 6 above. The presence of these odours is noticeable on site, but that is normal. They are also noticeable from time to time beyond the site, the extent of which varies depending upon prevailing winds and seasonal process changes.

The saving grace for this plant (as it is for the Braidwood, Captains Flat and indeed Queanbeyan plants) has been its buffer of 350-400 metres. Please do not ignore the need to maintain this quantum of buffer in the considerations for the development potential of land adjacent to the STP.

There is also the need to consider the future plans for this plant where we aim to increase its capacity to around 12,000EP. These works will see additional process trains of inlet works and sludge lagoons likely along the southern boundary. This plant is not of the like of the Googong STP and it would be both uneconomical and impractical to attempt to retrofit any effective and reliable odour control measures.

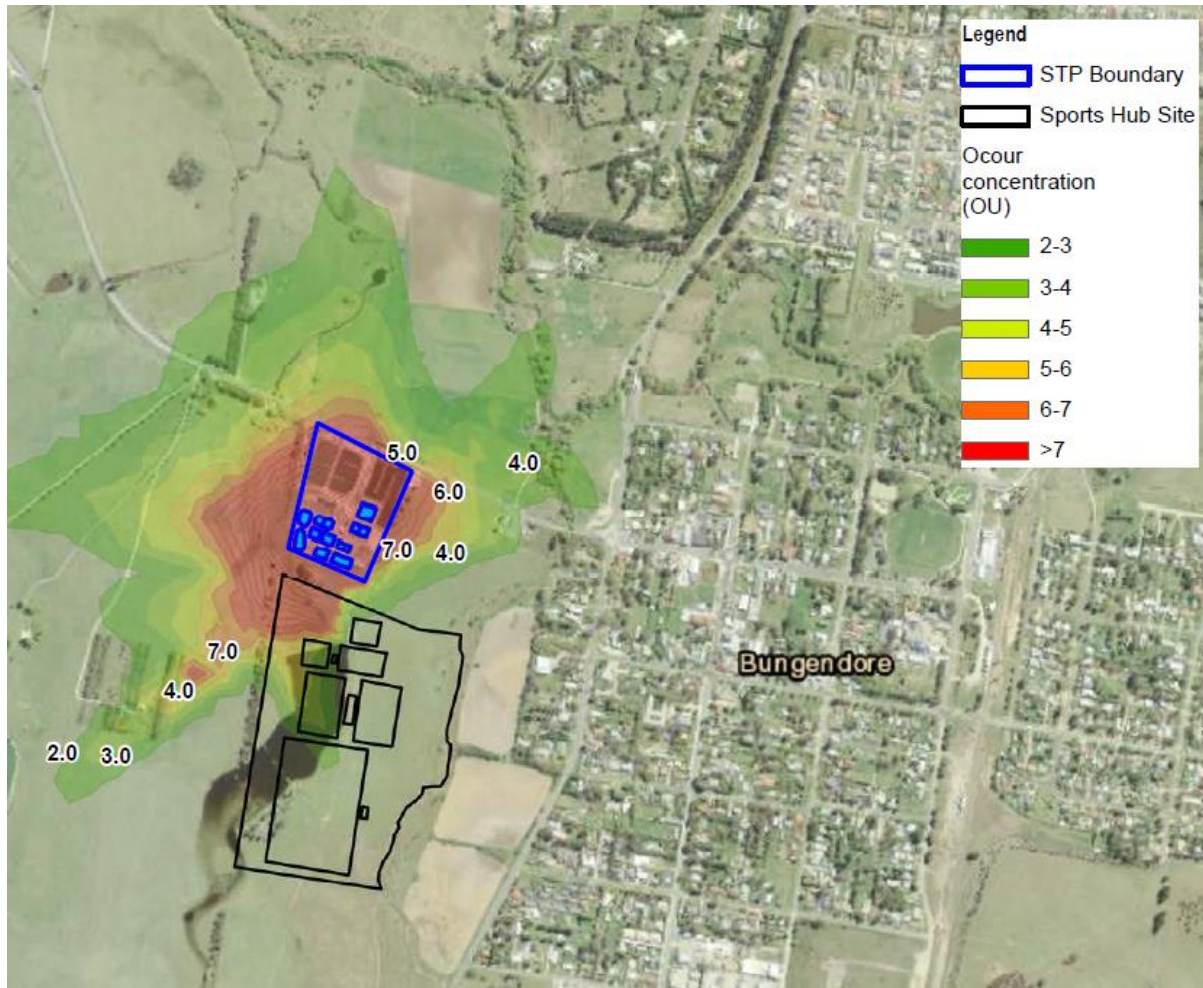
The Utilities Team consider that if the Sports Hub proceeds Council should be prepared to accept ongoing complaints from users of the facility.

*Summary of assessment*

As indicated above planning guidelines recommend a buffer area of at least 400 metres surrounding sewage treatment plants, generally for residential developments. However, consideration of a reduced buffer for the Sports Hub should be given because of the public nature of the use, its open air environment and the intermittent use of the facility.

**9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore (Ref: ; Author: Thompson/Williams) (Continued)**

The Odour Impact Report accompanying the application examined three scenarios that were typical of the STP operations. The first related to normal day to day operations. The modelling, best viewed in the depiction of the odour impacts in Figure 7 below, indicates where the criteria of 7OU is exceeded for 1% of the time. These areas are shown in red.

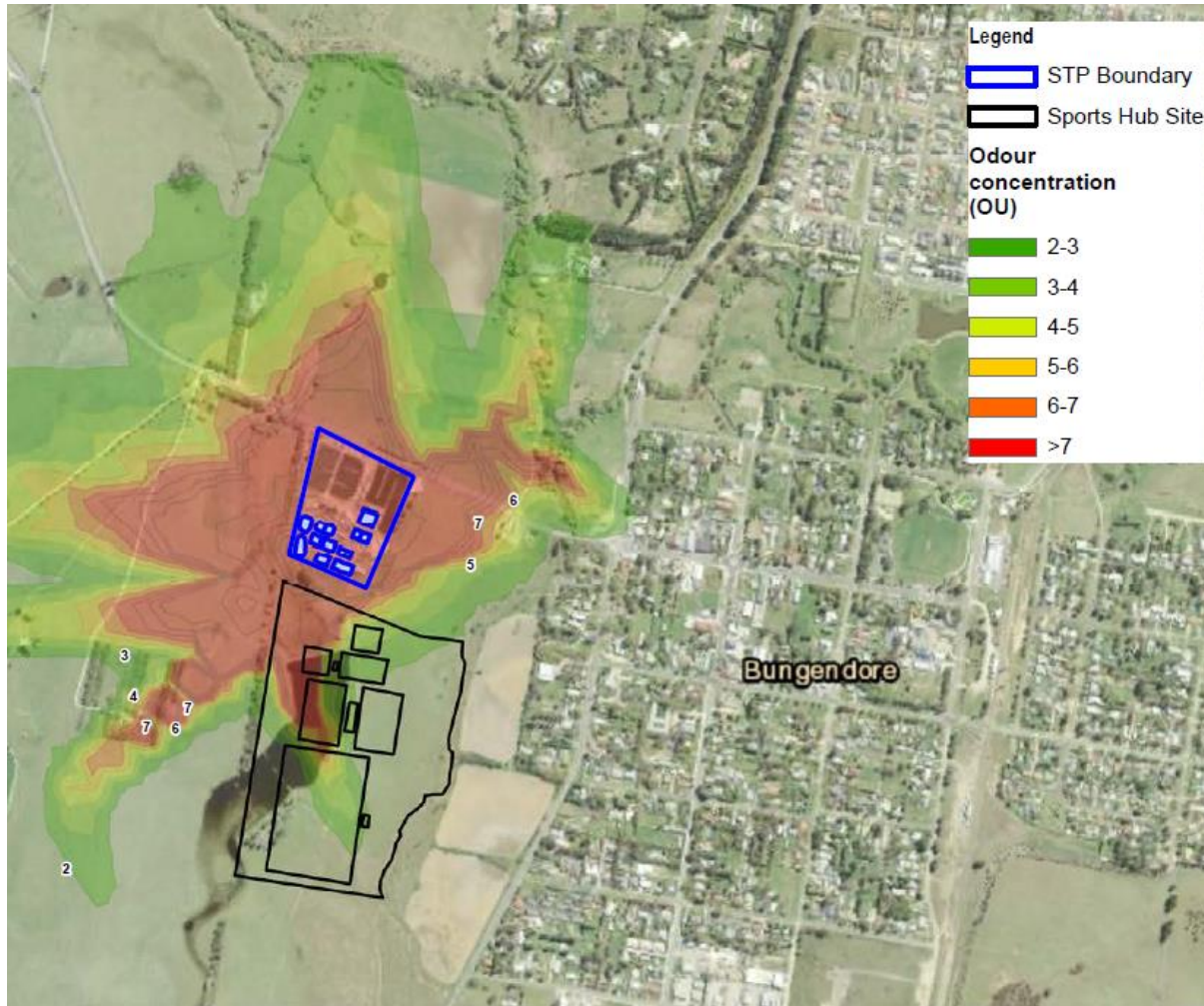


**Figure 7 – Scenario 1 - Predicted Peak Odour Impact - Normal Operations**

Under Scenario 1 it can be seen that none of the facilities are likely to be affected on a regular basis by odours of greater than 7OU and that much of the site would suffer little impact.

**9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore (Ref: ; Author: Thompson/Williams) (Continued)**

Scenario 2 examines the worst case scenario where odours are caused by desludging to drying beds. In this case the depiction in Figure 8 below shows that much of the northwest corner of the Sports Hub has the potential to be affected by more than 7OU for 1% of the time. This is somewhat ameliorated by the fact that desludging is a relatively infrequent process carried out two to three times per year.

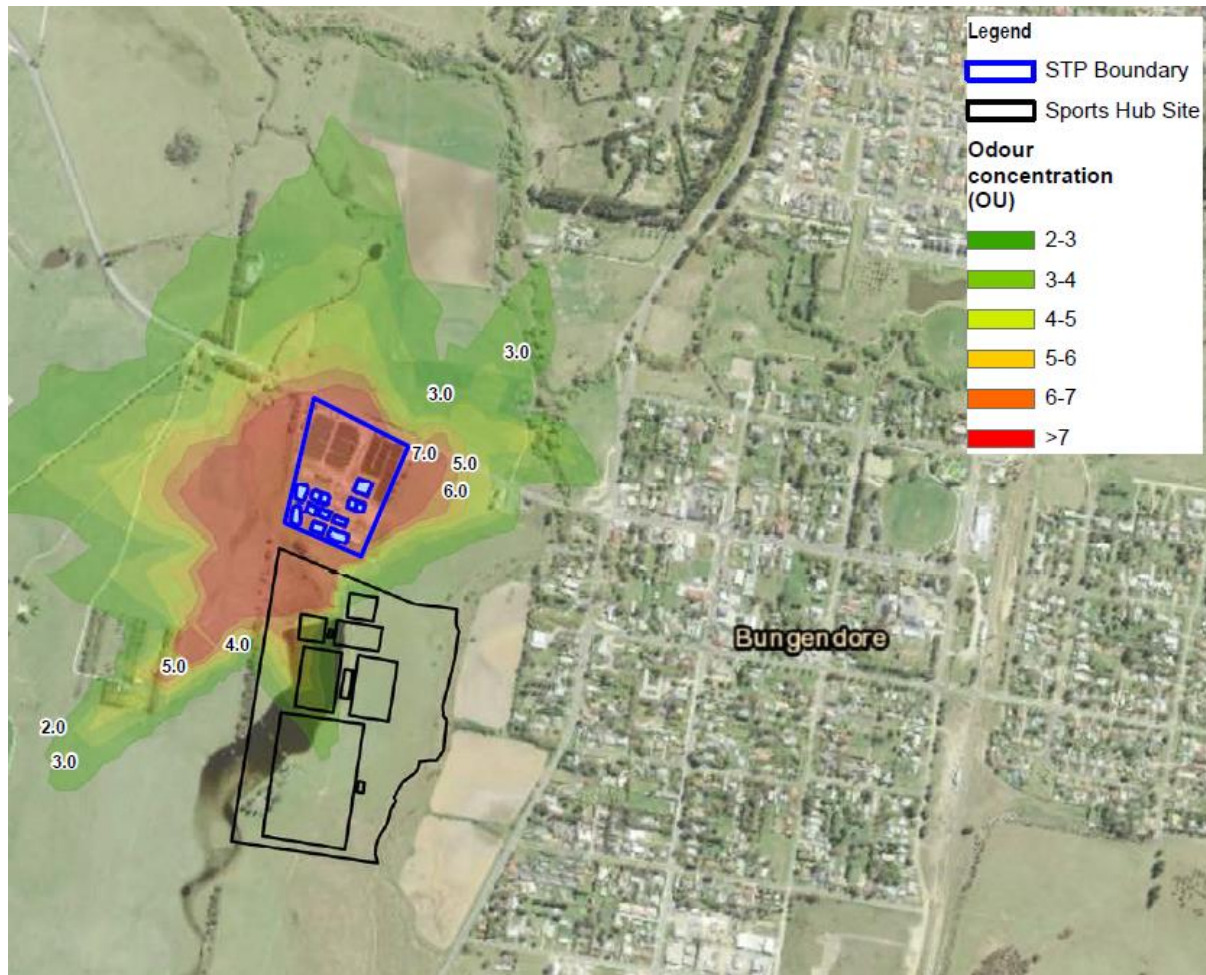


**Figure 8 – Scenario 2 - Predicted Peak Odour Impact – Operations with Desludging**



### 9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore (Ref: ; Author: Thompson/Williams) (Continued)

The Odour Impact Report examines a third scenario being an increase in sludge lagoon odour. As can be seen from Figure 9 below this has similar impacts to Scenario 1. The frequency of such events is harder to predict and can be impacted by seasonal and load variations on the STP.



**Figure 9 – Scenario 3 - Predicted Peak Odour Impact – Increase in Sludge Lagoon Odour**

In modelling the odour impacts the report points out that the modelling is based on exposure for 14 hours per day, 365 days per year and that impacts would be reduced as exposure is reduced. On average the Sports Hub will likely to be used for less than 4 hours per weekday and 8 hours per day on weekends, predominantly in the winter season.

Photinia hedges have been planted along the boundary of the site recently by the Utilities Team (January 2021) to start creating a visual buffer from future patrons of the recreation site, however, it will unlikely aid in buffering the odour.

The need for the Sports Hub has been identified in previous studies of recreational needs in the local government area. It will provide a critical element in the recreational and social infrastructure for Bungendore for many years. While it is accepted that there may be periodic impacts from STP odours on the facility the infrequency of use, relatively short period of time in which users are present and the open air nature of the facility mean that on balance the potential periodic odour impacts are outweighed by the need for this important facility. This is supported by the odour study which in the case of all scenarios indicates reduced exposure will reduce impacts. On balance the assessment has determined that the Sports Hub can operate satisfactorily, but that Council may receive odour complaints from users from time to time.

**9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore (Ref: ; Author: Thompson/Williams) (Continued)**

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**Engagement**

The application was notified in accordance the QPRC Community Engagement and Participation Plan, from the 8 August 2020 to 31 August 2020. The notification resulted in one submission received. A summary of the issues raised is shown below.

***Issue - Increased water directed onto neighbouring property***

*Comments* - The submission raised concerns of increased flooding/overland water drainage to their property. The Flood Impact Assessment as prepared by TTW dated 20 November 2019 confirms that there is no significant impact to the adjacent property to the west of the development site, with typically less than 15mm increase in flood levels. There is localised (on the ovals) increase of up to 60mm near the south west boundary, but also reductions in flood levels of up to 130mm on the adjacent land. Overall, with the new Mill Post Creek design and proposed earthworks, there is no significant net increase in flood levels on the western adjacent property.

***Issue - Privacy, noise and security***

*Comments* - The submission raised concerns of privacy, noise and security. The proposed development is a use of infrequent nature and not a use considered to emit offensive noise. There are many sports facilities located within urban areas in much closer proximity to residential areas which co-exist without unsatisfactory impacts. The closest dwelling is located over 200m away which minimises any privacy concerns and reduces noise impacts. Fencing to the east and south will be a 1.8m high chain mesh fence. The existing rural style fence will be retained along the western boundary.

***Issue - Protection of neighbouring vegetation***

*Comments* - The submission raised concern about losing boundary trees to the development. The proposed works are located within the boundaries of Lot 1 DP 1262898 and the public road (currently Lot 2 DP 1262898). There are no impacts proposed to trees located on neighbouring lots.

***Issue - Light Pollution***

*Comments* - The submission raised concerns about the impacts of the sporting lights on adjoining property. The flood lights will be used only when the hub is in use. These lights will be installed to minimise light spill outside of the sport complex and installed in accordance with AS2560. Again, with the nearest dwelling located over 200m away, the impact is considered minimal.

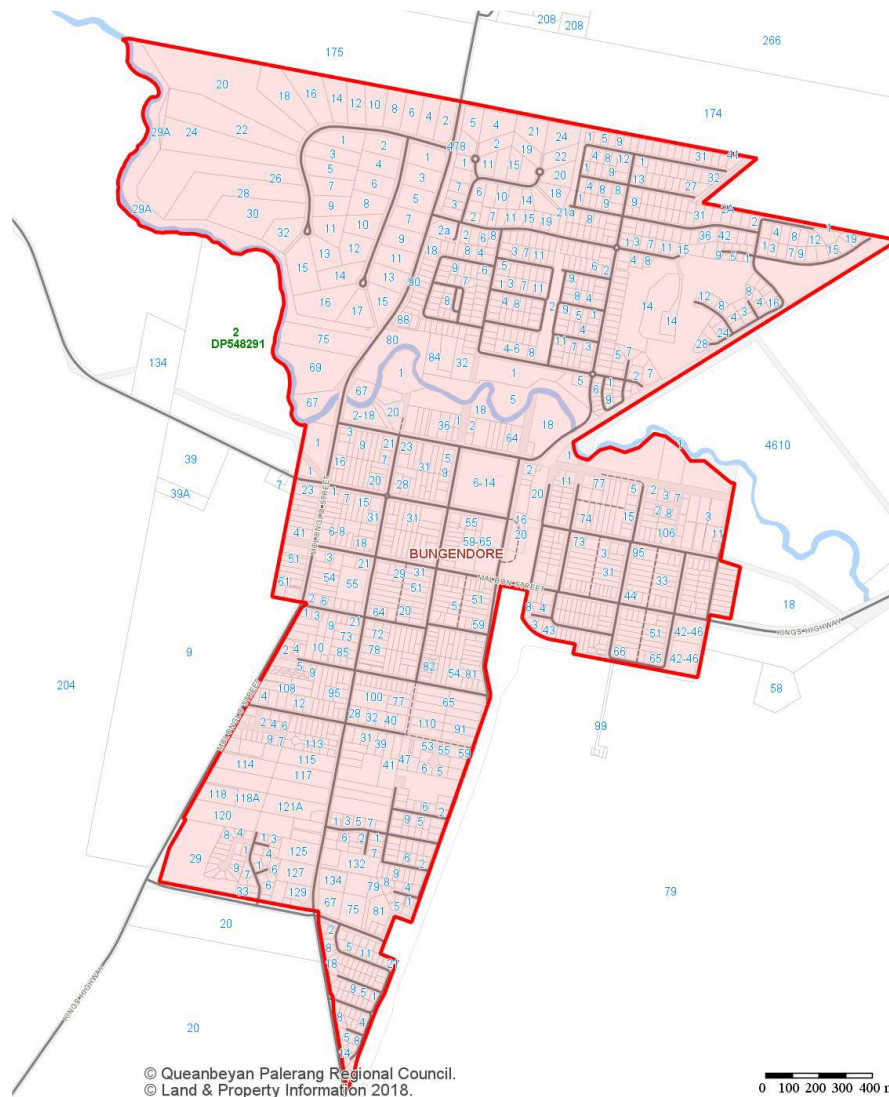
**Financial Implications**

Section 7.11 contributions for embellishment of public infrastructure do not apply to this development.

Staff have also examined whether Section 64 Water and Sewer contributions should apply to this development. A review of the Palerang Community Development Servicing Plan for both sewerage and water supply indicates that the Plan applies to land specified in the map in Appendix A (CI 2.1).

As can be seen in Figure 10 below the land subject to this application is outside the area where the Plan applies in Bungendore.

**9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore (Ref: ; Author: Thompson/Williams) (Continued)**



**Figure 10 – Area of Bungendore Where the Water and Sewer Developer Servicing Plans Apply**

However, Clause 2.2 of the Plans provides that:

*The DSP area boundaries are based on the existing and future developments to be served by Council's water supply/sewer services for the Palerang Community. Regarding the new developments outside the water supply DSP areas boundaries, Council may:*

- *apply the developer charges adopted by this Plan to the new development, or*
- *prepare a new DSP for the new development.*

This suggests that the Plan may be applied to other new developments outside the specified area, although it would seem this clause is meant to capture new development such as a major subdivision proposed for an area outside that shown on the map.

If Council was of a mind to impose the contributions, then the amounts would be:

- **Water – \$72,970**
- **Sewer - \$161,028**

**9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore (Ref: ; Author: Thompson/Williams) (Continued)**

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However, given that this community facility will not be used continuously a discount should be applied. It is expected that the facility will be used for the equivalent of two full days and five half days each week (i.e. 4.5 days) rather than the typical seven days applicable to most developments. As such a discount of 4.5/7 days should be applied. The discounted amounts would therefore be:

- Water - \$46,910
- Sewer- \$103,518

The following wording is provided depending on which option Council wishes to apply.

*Option 1* – That Section 64 water and sewer contributions not be applied to this development as the Palerang Community Development Servicing Plans (DSP) for both sewerage and water supply indicate that the land on which the development is proposed is not covered by the DSP.

*Option 2* – That in accordance with Clause 2.2 of the Palerang Community Development Servicing Plans for both sewerage and water supply Council apply contributions in the following amounts noting that this development meets the definition of new development for the purposes of that clause.

- Water – \$72,970
- Sewer - \$161,028

*Option 3* - That in accordance with Clause 2.2 of the Palerang Community Development Servicing Plans for both sewerage and water supply Council apply contributions noting that this development meets the definition of new development for the purposes of that clause. The amounts are to be discounted as follows based on the fact that this is a community facility which has an intermittent pattern of use (4.5 days out of 7).

- Water - \$46,910
- Sewer- \$103,518

It is recommended that Option 1 be applied to this development because:

- The land on which the development relates is outside the area specified in Clause 2.1 of the DSPs.
- The development is a community facility.

**Conclusion**

The submitted proposal for a recreation area, known as the Bungendore Sports Hub, at 9 Bungendore Road, Bungendore is a compliant development and is supported by detailed plans and appropriate studies. The proposal was notified to adjoining owner/occupiers, with one submission received. Matters raised have been dealt with in the design of the development or can be mitigated through conditions of consent.

The proposal has been assessed under Section 4.15 of the *Environmental Planning & Assessment Act 1979* including the relevant provisions of *Palerang Local Environmental Plan 2014* and the Palerang Development Control Plan 2015. The development generally satisfies the requirements and achieves the objectives of these instruments.




The proposed development is considered a suitable outcome for the site, provides an in-demand service for Bungendore, is consistent with the character of the area and can be conditioned to mitigate any potential impacts to adjoining lots. Whilst there may be periodic impacts from the odour of the adjoining sewerage treatment plant (as experienced and coped with by the existing residents), it will be monitored, and further mitigation measures discussed should it be necessary.



**9.1 DA.2020.1307 - Bungendore Sports Hub - Lots 1, 2 & 3 DP 1262898 - Bungendore Road, Bungendore (Ref: ; Author: Thompson/Williams) (Continued)**

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**Attachments**

- |  |   |
|--|---|
| Attachment 1   | DA.2020.1307 - Sec 4.15 Assessment Report - Matters for Consideration - Bungendore Sports Hub ( <i>Under Separate Cover</i> ) |
|  Attachment 2 | DA.2020.1307 - Plans - Bungendore Sports Hub ( <i>Under Separate Cover</i> )  |
|  Attachment 3 | DA.2020.1307 - Submission - Bungendore Sports Hub ( <i>Under Separate Cover</i> )   |
|  Attachment 4 | DA.2020.1307 - Draft Conditions of Consent - Bungendore Sports Hub ( <i>Under Separate Cover</i> )                            |



## REPORTS TO COUNCIL - ITEMS FOR DETERMINATION

9.2 Pooling of Developer Contributions (Author: Thompson/Carswell)

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File Reference: 21.4.1-04

**Summary**

This report follows from an earlier resolution relating to the pooling of developer contributions (PLA073/20 – 10 June 2020). It recommends an approach for the pooling of developer contributions (other than water, sewer, stormwater and extractive industries), the Minister's direction on the pooling of contributions and established best practice. The options were discussed at a Councillor workshop in December.

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**Recommendation**

**That Council:**

- 1. Endorse the Criteria/Principles for Pooling and/or Use of Developer Contributions as identified in this report.**
  - 2. Endorse the two-stage approach to the pooling of contributions and to reviewing existing contribution plans and associated actions as outlined in the report.**
  - 3. Endorse the use of development contributions to fund the projects as identified in Attachment 2.**
  - 4. Continue to review and harmonise the former councils' development contribution plans.**
- 

**Background**

This report follows from Council Resolution PLA073/20 – 10 June 2020 which stated:

*That Council:*

- 1. Note the report and the Direction issued by the NSW Minister for Planning and Public Spaces.*
- 2. Endorse pooling of contributions into broad contribution types including roads, recreation, community facilities, for restriction in cash reserves.*
- 3. Receive a report on the general review of development contributions; the pooled contributions into contribution types; and priorities for expenditure drawn from the Delivery Program and Financial Plan.*

Other relevant resolutions include part 2 of PLA066/18 (Item 5.1 of the Planning and Strategy Committee of 13 June 2018) and PLA066/18 (Item 6.6 of the Planning and Strategy Committee of 14 August 2019) (Attachment 1).

The Ministerial Direction is a COVID-19 measure intended to enable NSW councils to pool contributions to provide meaningful amounts that can be used to drive economic activity through local infrastructure projects. Consequently, the general purpose of this report is to give effect to Resolution PLA073/20 and in so doing give effect to the Government's COVID-19 measure.

**9.2 Pooling of Developer Contributions (Author: Thompson/Carswell) (Continued)**

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However, the pooling of contributions also provides several other potential opportunities. For example, from a financial management perspective it provides the opportunity to:

- aggregate and realign contributions to similar localities and purposes, from different Plans
- utilise development contributions (restricted funds) to finance adopted Delivery Program projects
- achieve Long-Term Financial Plan (LTFP) scenarios
- improve unrestricted cash/structural deficit forecasts.

From an asset management perspective it provides the potential to:

- direct expenditure to renewal, replacement and the upgrade of assets (subject to limitations) identified in the Asset Management Strategy and in Asset Management Plans
- utilise contributions to match grants.

From an administrative perspective, the pooling of contributions also provides the opportunity to:

- reduce the number of contribution plans from the current 20
- reduce the number of accounts from current 139 to around 93 at Stage 1
- streamline the assignment of contribution plans per locality for DAs.

The proposal involves a two-stage approach with Stage 1 to apply from the Financial Year 2022 and Stage 2 from the Financial Year 2023. However, this approach and its timing could be affected by the Government's decision on a number of reforms being recommended in regard to the NSW Local Infrastructure Contributions System previously reported to Council (see Item No 7.2 – Planning and Strategy Committee meeting 10 June 2020 and Item 10.1 – Council meeting 26 August 2020).

**Stage 1**

Stage 1 involves identifying and confirming the criteria/principles to pool contributions and then applying these to existing contributions. It also involves identifying the projects from the Delivery Program, Long Term Financial Plan and other major projects which are recommended to be funded from existing/pooled contributions.

The inclusion of some of these projects will necessitate amending existing contribution plans at this first stage, as well as the creation of new contribution accounts for pooled and new projects.

***Criteria/Principles for Pooling and/or Use of Developer Contributions***

1. Pool contributions from account to be closed where:
  - a. projects with balances greater than \$5,000 that have either been completed or action has been taken on them.
  - b. like accounts with balances of less than \$5,000.
2. For contribution accounts that are to be maintained, pool like contribution accounts either in the same plan or in another plan in the same locality.
3. For road contributions:
  - a. pool all contributions relating to the same road irrespective of what plan they are in.
  - b. exclude contributions collected for extractive industries or relating to a Planning Agreement.
4. For contributions that relate to a Planning Agreement, maintain existing accounts or if possible, pool with contributions of a like nature.
5. Transfer existing/pooled contributions to an existing project in the same contribution plan or an existing plan in the same locality. This applies particularly to relevant projects at

**9.2 Pooling of Developer Contributions (Author: Thompson/Carswell) (Continued)**

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Bungendore and Braidwood identified in the former Palerang Council, Tallaganda Shire Council and Yarrawluma Shire Council Contribution Plans.

6. Close redundant accounts.
7. Identify Delivery Program and other major capital works which could be funded from existing/pooled contribution accounts where preference is to be given to like projects as well as to projects that are being undertaken in the same locality as the contribution was collected in.
  - a. For contribution accounts collected for projects now outside of the Local Government Area, use contributions for projects in a neighbouring locality to the former LGA.
  - b. For contributions collected under the *Tallaganda Shire Council Section 94 Contribution Plan Waste Management Facilities*, pool all of the accounts and use the pooled balance to rehabilitate Braidwood Landfill.

*Delivery Plan and Other Major Works proposed to be funded from Pooled Contributions.*

Projects and major works capable of being funded by the pooled contributions have been identified from the Delivery Program, as well as from previous resolutions of Council and through internal consultation with Portfolio General Managers and Service Managers.

It is anticipated that several new projects will be included in existing contribution plans. These will require the plans to be amended in accordance with statutory requirements, undertaken at Stage 1.

Examples of Delivery Plan and other major works that may be funded from existing/pooled contributions include:

1. Aquatic Centre Plant Replacement - Queanbeyan
2. Sports Hub Stage 2 - Bungendore
3. Showground Pavilion and Storage - Queanbeyan
4. Roundabouts - Bungendore
5. MR-RRP 4.6-6.6Km Araluen Rd - Braidwood
6. Balance of Queanbeyan Traffic Upgrade Works - Lanyon Dr/Canberra Ave, Lanyon Dr/Gilmore Rd, Canberra Ave/Cameron Rd and Yass Road/Thurrallilly.
7. 102006 CFL MR270 - Captain Flat Road.
8. Little Bombay Road – extend seal.
9. Boro Road - extend seal.

The full list of proposed projects along with the supporting contributions is found at Attachment 2. Council's endorsement is being sought for the projects in this Attachment.

## 9.2 Pooling of Developer Contributions (Author: Thompson/Carswell) (Continued)

**Stage 2**

Stage 2 involves a major revision of existing contribution plans.

The diagram below illustrates the proposed structure of contribution plans in Stage 2.



The anticipated approach is as follows:

1. Include projects and their accounts
  - Stage 1 projects that have not been completed.
  - projects in existing plans considered to be still relevant.
  - new projects resolved to be included by Council.
2. Draft new plan(s) that are
  - locality based.
  - either one plan divided into localities and the types of facilities/services (e.g. local transport facilities, recreation and open space, community facilities, civic improvements, car parking facilities and administrative services) being collected in each locality; or
  - one plan per locality (i.e. Queanbeyan and Surrounds, Bungendore and Surrounds, Braidwood and Surrounds, Rural residential and Rural areas) which identifies the types of facilities/services being collected in each locality.
3. Some existing facility type plans will remain (e.g. *Tallaganda Section 94 Plan No. 4 Bushfire Control and Suppression*) until funds are exhausted.
4. Fixed Levy Plans (Section 7.12 Plans) will also remain, although the Palerang and Queanbeyan 7.12 plans may be combined.

To revise all plans in accordance with this approach is a major body of work and is anticipated to take a number of years to do so. This is the stage that may be impacted by the Government's current local infrastructure contribution reforms.

**9.2 Pooling of Developer Contributions (Author: Thompson/Carswell) (Continued)**

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**Implications*****Legal***

Relevant to the pooling of contributions is the recent Ministerial Direction. This Direction is the *Environmental Planning and Assessment (Local Infrastructure Contributions – Pooling of Contributions) Direction 2020* and states in part.

***4 Pooling of contributions***

- (1) If a local council holds monetary contributions that have been paid for different purposes, including for purposes identified in more than one contributions plan that applies in the local government area concerned, the council is to endeavour to pool those contributions, and apply them progressively, in order to facilitate the provision of the public amenities and public services to which any of those contributions plans relate.*
- (2) In this clause, monetary contributions means monetary contributions imposed under section 7.11 of the Environmental Planning and Assessment Act 1979 and levies imposed under section 7.12 of that Act.*

***Policy***

The relevant Council policy is the Delivery Program which contains the majority of projects proposed to be funded from existing and/or pooled contributions. In the short term the inclusion of these projects is likely to require the review of existing contribution plans which also represent Council's policy regarding the provision of particular type of facilities in particular localities. This will occur at Stage 1 of the approach recommended in this report.

Currently Council has 20 contribution plans. However, this number will not be substantially reduced until a comprehensive review of all plans is undertaken at Stage 2 and this will take several years to complete.

***Strategic***

Using pooled contributions to fund projects from the Delivery Program will assist to achieve a number of Council's long term projects as well as such aspirations as *..being well connected to accessible services and facilities that provide for our needs for living, work and leisure*. In some cases, it also assists to provide additional funding to achieve real results for the identified projects.

The Government is also examining possible reforms to the NSW Local Infrastructure Contribution System arising from a series of discussion papers issued by the Department of Planning, Infrastructure and Environment as well as a separate Productivity Commission final report. Depending upon any changes made this could affect the general approach outlined in this report as well as its timing.

***Engagement***

Internal engagement has been undertaken with the relevant Portfolio General Managers and other key staff in identifying Delivery Program and other key projects to be funded from pooled contributions, as well as the management of contributions following their pooling.

Community engagement will occur during Stages 1 and 2 when existing and/or new contribution plans are being reviewed/drafted. These stages will require engagement in accordance with statutory requirements and Council's Community Engagement and Participation Plan.

**9.2 Pooling of Developer Contributions (Author: Thompson/Carswell) (Continued)**

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***Financial***

The approach and recommendations of this report have several financial implications. These include a substantial reduction in the number of development contribution accounts and associated administrative costs from the current 139 accounts.

They also provide additional financial support towards existing and underfunded projects, particularly in Bungendore and Braidwood, such as:

- Bungendore Sports Hub/pool/playground
- Braidwood footpath program.

The utilisation of contributions in the manner recommended in this report also has the potential to ease unrestricted cash as identified in the Long-Term Financial Plan (LTFP).

The proposed use of pooled contributions in the manner recommended also supports the Ministerial Direction and its policy objective.

It is also noted the reforms to local government rating (IPART) and infrastructure contributions (Productivity Commission) under consideration of Government, may also enable aggregating contributions and infrastructure rate levies to accelerate renewal and upgrade of assets to accommodate population growth and associated demand on assets.

***Resources***

Further reviews of development contribution plans arising from this report will require staff resources and are also likely to require the engagement of short-term specialised consultants.

***Integrated Plan***


The recommendations of this report will assist with financing several projects in the Delivery Program. By doing so they also assist to achieve aspirations such as *being well connected to accessible services and facilities that provide for our needs for living, work and leisure*.

**Conclusion**

The report recommendations give effect to the recent Ministerial Direction on the Pooling of Developer Contributions as well as to provide an a long term approach to reviewing and modernising Council's developer contribution plans (other than those applying to water, sewer, stormwater and extractive industries).

It proposes a two-stage approach which includes identifying projects from the Delivery Program and other major projects and part funding them from existing /pooled contribution accounts. This has several financial and other benefits including the release of additional funds for these projects. By doing so they also help to achieve the policy objectives of the Ministerial Direction as well as the delivery of several projects in the Delivery Program.

**Attachments**

Attachment 1	Relevant Previous Resolutions of Council ( <i>Under Separate Cover</i> )
 Attachment 2	Recommended Projects to be Funded from Pooled Contributions ( <i>Under Separate Cover</i> )



## REPORTS TO COUNCIL - ITEMS FOR DETERMINATION

**9.3 Review of Expressions of Interest for Community Member on Queanbeyan-Palerang Heritage Advisory Committee (Ref: ; Author: Thompson/Blacklock)**

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**File Reference:** 26.5.1-08 QPRC Heritage Advisory Committee

**Summary**

The purpose of this report is to consider and select a new community representative for the Queanbeyan-Palerang Regional Council (QPRC) Heritage Advisory Committee following receipt of two expressions of interest from interested community members.

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**Recommendation**

**That Council endorse the selection of Applicant 2 for the vacant Community Representative role on the Queanbeyan-Palerang Regional Council (QPRC) Heritage Advisory Committee.**

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**Background**

The Queanbeyan-Palerang Regional Council (QPRC) Heritage Advisory Committee provides advice on heritage matters within the QPRC local government area other than the State listed heritage part of Braidwood. The Committee is comprised of:

- one Councillor.
- four community representatives plus
- one representative from local historical societies.

The resignation of one of the community representatives in the Committee has created a vacancy. To fill the vacancy written Expressions of Interest (EOIs) were sought over the period from 19 November 2020 to 11 December 2020. The EOIs were required to indicate the skills the applicants have that could assist the Committee.

Two EOIs were received and are included in Attachment 1. Both applicants are residents of the Queanbeyan-Palerang local government area.

The EOIs were assessed against the following terms of reference for the Committee to review how the applicant's skills and experience would contribute to the Committee.

- Provide a coordinated body representative of the community and Council to give advice on heritage issues pertaining to the local government area;
- Monitor the implementation of council's heritage policy;
- Raise community awareness of heritage issues;
- Review funding submissions for access to Council's heritage fund.

The assessment of the two applications is detailed in Attachment 2. The applications were from two quality applicants with quite diverse skill sets and experience.

It is recommended that Applicant 2 be selected for the community representative role as it is considered they will add a depth and diversity to the Committee membership through experience and knowledge of indigenous archaeology, work with indigenous community groups and experience on an advisory committee.

**9.3 Review of Expressions of Interest for Community Member on Queanbeyan-Palerang Heritage Advisory Committee (Ref: ; Author: Thompson/Blacklock)  
(Continued)**

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**Implications**

***Legal***

All members of the QPRC Heritage Advisory Committee are subject to the QPRC Code of Conduct 2020 (adopted 23 September 2020) and the requirements to disclose pecuniary and non-pecuniary interests. Any new community representative for the Committee will be required to adhere to the Code of Conduct and make any relevant disclosures.

***Policy***

The QPRC Heritage Advisory Committee's terms of reference include monitoring the implementation of Council's heritage policies.

***Strategic***

The QPRC Heritage Advisory Committee's role includes providing advice on heritage issues for the local government area. This contributes to the review of Council's strategic planning documents including Local Environmental Plans and Development Control Plans. The selection of the new community representative for the Committee will assist in the continuation of this advice.

***Engagement***

The Committee has a key role in the engagement of the community to raise awareness of heritage. The selection of the new community representative for the Committee will assist in continuing this function.

The call for EOIs for a community representative on the Committee was advertised for a period from 19 November 2020 to 11 December 2020. The two EOIs received are included in Attachment 1. The review of the EOIs is contained in the Confidential Attachment 2.

***Integrated Plan***

The QPRC Heritage Advisory Committee's role in providing a community-based committee to advise and recommend on heritage issues is part of the Council's commitment in the Community Strategic Plan to:

- "Have a well informed and engaged community" as outlined in the Key Goal 5.1.7 under Strategic Pillar 5 Capability;
- "Build one and strengthen our community cultural life and heritage" as outlined in Key Goal 1.1.1 under Strategic Pillar 1 – Community; and
- "Consider the environmental impacts of future development" as outlined in Key Goal 3.1.1 under Strategic Pillar 3 – Character.

The selection of the new community representative for the Committee will ensure that it continues to fulfill its part under these commitments.

**9.3 Review of Expressions of Interest for Community Member on Queanbeyan-Palerang Heritage Advisory Committee (Ref: ; Author: Thompson/Blacklock)  
(Continued)**

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**Conclusion**

Two EOIs were received for the community representative role on the QPRC Heritage Advisory Committee. Both were from quality applicants with quite diverse skill sets and experience. The EOIs were assessed against the terms of reference for the Committee and scored according to how the applicant's skills and experience would contribute to their ability to achieve these terms of reference.

Applicant 2 is recommended for the community representative role of the QPRC Heritage Advisory Committee for the following reasons:

- The applicant's indigenous archaeology qualification and experience of being on an advisory committee can provide added depth and diversity to the committee.
- The applicant's experience in managing complex stakeholder relationships including those with indigenous communities will assist in raising awareness heritage and especially the indigenous cultural heritage within QPRC.
- The applicant's experience in assessing the significance of items against collection priorities of a cultural institution, can translate well in providing advice on heritage issues and raising community awareness

**Attachments**

- |              |  |
|--------------|--|
| Attachment 1 | Expressions of Interest for QPRC Heritage Advisory Committee<br>community representative ( <i>Under Separate Cover</i> ) - <b>CONFIDENTIAL</b>       |
| Attachment 2 | Review of Expressions of Interest QPRC Heritage Advisory Committee<br>community representative ( <i>Under Separate Cover</i> ) - <b>CONFIDENTIAL</b> |



## REPORTS TO COUNCIL - ITEMS FOR DETERMINATION

**9.4 Additional Alcohol Free Zone - Uriarra Road to Henderson Road, Queanbeyan  
(Ref: ; Author: Thompson/Abbott)**

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**File Reference:** 23.3

**Summary**

On 11 November 2020, Council resolved to approve various Alcohol Free Zones (AFZ) and Alcohol Prohibited Areas (APA) in the Local Government Area.

During that initial consultation, one additional location was identified as needing an AFZ. This was Crawford Street between Uriarra Road and Henderson Road. Council therefore resolved to exhibit that proposal for additional consideration. This report reviews the three (3) submissions that have been received following public exhibition.

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**Recommendation**

**That:**

- 1. In accordance with Section 644B of the *Local Government Act 1993*, an alcohol-free zone (AFZ) be established in Crawford Street from Uriarra Road to Henderson Road.**
  - 2. The operation of the approved AFZ to commence on 28 January 2021 for a period expiring on 30 November 2024.**
  - 3. The AFZ be signposted and notified in accordance with the requirements of Section 644C - (3)(4) of the *Local Government Act 1993* and the Ministerial Guidelines.**
- 

**Background**

The *Local Government Act 1993* provides the legislative power for local councils to establish AFZ's in NSW to promote the safe use of roads, footpaths and public car parks without interference from anti-social behaviour caused by public drinkers.

The object of AFZ's is as an early intervention measure to prevent the escalation of irresponsible street drinking to incidents involving serious crime.

The drinking of alcohol is prohibited in an AFZ that has been established by a council. Public places that are public roads, footpaths or public carparks may be included in a zone. AFZ's promote the use of these roads, footpaths and carparks in safety and without interference from irresponsible street drinkers. Once established, it applies twenty-four hours a day.

Residents in this area report regular dropping of bottles in gardens, mainly from patrons of the hotel bringing "roadies" or from purchases from the drive-in bottle shop.

This is an area which has previously been designated as an AFZ. The dates on signs in this area are proposed to be 28 January 2021 to 30 November 2024, to coincide with all other approved sites.

#### 9.4 Additional Alcohol Free Zone - Uriarra Road to Henderson Road, Queanbeyan (Ref: ; Author: Thompson/Abbott) (Continued)

Proposed Alcohol-Free Zones (Sect 632 LG Act for street drinking - public roads, footpaths and car parks)	Location	Description/Comment
	Crawford Street	Uriarra Road to Henderson Road

### **Implications**

#### ***Legal***

Council has complied with the consultation process set out in the *Ministerial Guidelines 2009*. The establishment of an AFZ/APA gives power to the Police to warn anyone consuming alcohol within a restricted zone or to confiscate the alcohol in their possession.

Council must publicly advise the establishment of AFZ's and APA's by notice in the media circulating in the area that includes the zone. An AFZ or APA will not operate until 7 days after publication of the notice and all areas are adequately signposted.

Alcohol restrictions within AFZ's and APA's operate only so long as there are erected at the outer limits of the area, and at suitable intervals within the area, conspicuous signs—

- stating that the drinking of alcohol is prohibited in the area, and
- specifying the times or events, as specified in the declaration by which the area was established, during which it is to operate.

Furthermore, if an individual fails to stop drinking in the AFZ/APA after a warning has been issued they can be found guilty of an offence for which there is a penalty.

#### ***Engagement***

Input from the community and stakeholders is an important step in the decision-making process. Consultation on "Your Voice" was open for submissions between 10 November 2020 and 10 December 2020. Letters were also sent to stakeholders in accordance with the Ministerial Guidelines.

There were three (3) website submissions. Most agreed with the proposal to renew the AFZ and the following comments were received:

- Yes, this looks good!
- It seems unnecessary to have such a large area marked, surely it could be more confined to the area around the pub. It also doesn't seem to over the South-East approach to the pub
- It would help a lot if you detailed the reason for the alcohol free zone a bit better - but overall I'm generally supportive of this

A summary of the comments received is included in Attachment 2

#### ***Financial***

The existing signs will be used by covering the old dates with a sticker showing the new dates, rather than reprinting all the signs again. This will still comply with the requirements for signs specified in section 644C of the Act. *Resources (including staff)*

**9.4 Additional Alcohol Free Zone - Uriarra Road to Henderson Road, Queanbeyan  
(Ref: ; Author: Thompson/Abbott) (Continued)**

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**Conclusion**

AFZ's and APA's are key tools available to local police in their role of protecting our community. The Police have provided data and their attendance at meetings to discuss updating restrictions has been of assistance in preparing this report.

Police advice indicates the high importance local police give to the continued and slightly extended use of AFZ's and APA's within Queanbeyan-Palerang Local Government Area.

**Attachments**

Attachment 1	Your Voice Submissions Received - Proposed Alcohol Free Zone - Crawford Street Between Uriarra Road and Henderson Road ( <i>Under Separate Cover</i> )
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## REPORTS TO COUNCIL - ITEMS FOR DETERMINATION

**9.5 Sport Field User Charges COVID-19 Review (Ref: ; Author: Thompson/Geyer)**

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**File Reference:** 23.1.1-19

**Summary**

At its Ordinary meeting of 22 July 2020, Council resolved to waive the ground hire fees for outdoor court hire and sports field lighting costs for all QPRC-based sporting clubs and associations for the period 1 July 2020 – 31 December 2020, with a re-assessment in December 2020

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**Recommendation**

**That Council:**

- 1. Extend the waiving of sports field hire, outdoor court hire and flood light fees for QPRC-based clubs and associations from 1 January to 30 June 2021.**
  - 2. Note the adjustment in anticipated revenues in the quarterly financial review.**
- 

**Background**

Staff have reviewed the impact of the past six months on Council income and expenditure and have received feedback from effected clubs and associations. During the early stages of the pandemic, both the NSW and ACT Governments restricted community sports. The significant reduction in revenue from canteens, lost sponsorship and a drop in player numbers placed an adverse pressure on many clubs, some in the order of tens of thousands of dollars.

One of the most concerning impacts on grass-roots sports, which will take some time to recover, is the drop in player numbers. A combination of restricted seasons, job losses and fear of engaging on group activities has left a lasting impact on local sports. Time will only tell the long-term impact of the pandemic on sports and any actions Council can take to minimise the burden on families will assist.

While Council did not receive income from sports fields during this period, the government instigated restrictions did allow the playing surfaces some much needed recovery time following last summer's drought condition. Additionally, the sports crew were not required to carry out weekly line marking, offsetting some of the loss of income.

**Implications*****Legal***

The *Local Government Act* provides for NSW councils to set and levy fees and charges or to waive those charges in times of hardship.

***Social / Cultural***

Community sports and recreation provide both exercise and social interaction for people of all ages. It can be argued, sport is a critical factor in a healthy community. The impact of COVID-19 on community social interaction, health and wellbeing is a challenge in itself, but coupled with the impact of fees and other lost revenue on clubs, has the potential of crippling some sporting organisations. As the QPRC community moves forward to recover from this pandemic, sporting clubs will play a vital role.

**9.5 Sport Field User Charges COVID-19 Review (Ref: ; Author: Thompson/Geyer)  
(Continued)**

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***Engagement***

Sporting clubs were requested to provide feedback, via the Sports Council, on the impact on each club. The Urban Landscapes Branch received a number of responses as a result, all citing similar challenges of lost revenue, drop in registrations and significantly limited play time.

***Financial***

Normal annual Sports Field revenue from fees is approximately \$25,000 for general sports field hire and \$47,000 for Seiffert Oval. In the first half of the 2020-2021 financial year Council had received just over \$5000, leaving a deficit of \$67,000 to date. While there is still potential for casual or out of QPRC hirers, the full \$67,000 is not expected to be realised this financial year.

**Conclusion**

The pandemic has taken a toll on local sports and it would appear it is not over yet. With many clubs and players not sure how the coming season will pan out, it is considered premature to reinstate fees for QPRC sports clubs.

**Attachments**

Nil

## REPORTS TO COUNCIL - ITEMS FOR DETERMINATION

**9.6 Bungendore Roundabout - Garden Bed in Central Island (Ref: ; Author: Hansen/de Jongh)**

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**File Reference:** 102076-09

**Summary**

As part of the design review process for the Bungendore Roundabout, Transport for New South Wales (TfNSW) has informed Council that the central island of the roundabout must not include a garden bed. Unfortunately this opposes Council Resolution 279/19 on 28 August 2019 to prepare a design which includes a garden bed in the central island of the roundabout.

The roundabout requires TfNSW approval for construction as it will be located on the Kings Highway which is a TfNSW managed State Road. TfNSW have advised that the garden bed must be removed from the central island for construction approval to be granted.

Reasons stated by TfNSW for their objection to a garden bed in the central island include the following:

- Safety issues associated with maintenance of a garden bed in the central island of a single lane roundabout located on a road approved for oversize/over mass vehicles. Closure of the intersection would likely be required for maintenance works to be carried out.
- Increased risk of pavement failure if drainage from the garden bed seeps into adjacent pavement layers.
- Likelihood of heavy vehicles occasionally tracking over the garden bed.

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**Recommendation**

**That Council note that the central island of the roundabout will not contain a garden bed as advised by Transport for NSW, to obtain approval for the project.**

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**Background**

The Bungendore Roundabout project aims to address traffic congestion and safety issues by installing a roundabout at the existing "Give-Way" intersection of Malbon Street and Molonglo Street in Bungendore. Grant funding has been received from Transport for NSW (TfNSW) under the "Monaro Palerang Roads Package" for construction of the roundabout.

Early works have been completed by Council and utility authorities to relocate underground utilities in preparation for the roundabout construction. Dale & Hitchcock have been selected through a competitive tender process to carry out the main construction works, but have been unable to commence until approvals were received from TfNSW.

Council staff have been working closely with TfNSW, with final approvals expected shortly. At this stage it is likely that the main construction works will now not commence until February 2021 in order to minimise disruption to peak summer holiday traffic.

**Implications*****Environmental***

A Review of Environmental Factors (REF) has been prepared by NSW Public Works Advisory for the roundabout construction. There are no significant risks to ecology or biodiversity.

**9.6 Bungendore Roundabout - Garden Bed in Central Island (Ref: ; Author: Hansen/de Jongh) (Continued)**

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Large street trees in the vicinity of the intersection will be retained as part of the works. Significant pruning and tree health works has been carried out on the adjacent veteran elms.

***Economic***

Construction of the roundabout is planned to take place largely outside of peak holiday seasons. This is to minimise disruption to holiday traffic and will also minimise impact on local businesses. Closure of the intersection will be avoided as much as is practicable to avoid impact on local businesses. The risk of closure is mitigated by using an asphaltic pavement for construction of the roundabout which can be installed quickly and trafficked almost immediately.

***Engagement***

Consultation has been carried out with the following groups at various stages of the project:

- Transport for NSW
- Adjacent landowners and business owners
- Bungendore Town Centre and Environs Committee
- General public

Loss of on-street parking is a key concern for adjacent property and business owners and as such, parking has been maximised in the designs.

Consultation with adjacent landowners and businesses will continue prior to and during construction to advise them of the timing of construction activities and any potential impact to their access.

Inclusion of a garden bed in the central island of the roundabout primarily resulted from consultation with BTCEC and the general public. The following dot points provide a timeline of consultation that was carried out with TfNSW regarding the garden bed in the central island:

- 14/04/2020 – draft designs submitted to TfNSW showing garden bed in central island.
- 29/07/2020 – comments on draft designs received from TfNSW. This included a request that the central island be concrete rather than a garden bed.
- 16/09/2020 – updated designs provided to TfNSW. As part of this submission QPRC reinforced the Council Resolution from the August 2019 Ordinary Meeting that a garden bed would be included in the central island.
- 12/10/2020 – comments on updated designs received. TfNSW advised that the garden bed must be removed from the central island for construction approval to be granted.
- 30/10/2020 – meeting held with TfNSW to address remaining design comments. TfNSW reiterated that they would not support a garden bed in the central island.
- 11/12/2020 – final designs submitted to TfNSW for approval. This includes a concrete central island as per TfNSW requirements, noting that the matter would need to be referred back to Council.

**9.6 Bungendore Roundabout - Garden Bed in Central Island (Ref: ; Author: Hansen/de Jongh) (Continued)**

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***Financial***

Funding for the project has been sourced from the NSW Government's Monaro Palerang Program. The estimated project value is \$2.5 million.

***Resources (including staff)***

The project will be managed by Council Contracts and Projects staff.

Dale & Hitchcock have been selected through a competitive tender process to carry out the main construction works.

**Attachments**

Nil



## REPORTS TO COUNCIL - ITEMS FOR DETERMINATION

**9.7 Queanbeyan Sewage Treatment Plant Upgrade Equipment Packages Contract No. 54, 55, 56, 57, 61 and 62 (Ref: ; Author: Tegart/Hansen)**


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**File Reference:** <Type text>

**Summary**

At the December 2020 meeting, Council approved the following package of tenders:

1	Contract No. 2020-54	Supply & Delivery of Screening & Screening Washing Equipment for Queanbeyan STP Upgrade
2	Contract No. 2020-55	Supply & Delivery of Grit Removal Equipment for Queanbeyan STP Upgrade
3	Contract No. 2020-56	Supply & Delivery of Bioreactor & Digester Aeration, Mixer Systems and Air Scour Blowers for Queanbeyan STP Upgrade
4	Contract No. 2020-57	Supply & Delivery of UV Disinfection Equipment for Queanbeyan STP Upgrade
5	Contract No. 2020-61	Supply & Delivery of WAS Thickener Equipment for Queanbeyan STP Upgrade
6	Contract No. 2020-62	Supply & Delivery Clarifier Equipment for Queanbeyan STP Upgrade

The following detail is provided as information on the anticipated budget above the tendered amount required to complete these works.

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**Recommendation**

**That Council approve the inclusion of the following budget updates in the 2020/21 Operational Plan:**

- 1. A total budget of \$1,089,317 (inc GST) for Contract No. 2020-54 for Supply & Delivery of Screening & Screening Washing Equipment for Queanbeyan STP Upgrade**
  - 2. A total budget of \$560,216 (inc GST) for Contract No. 2020-55 for Supply & Delivery of Grit Removal Equipment for Queanbeyan STP Upgrade.**
  - 3. A total budget of \$3,776,918 (inc GST) for Contract No. 2020-56 for Supply & Delivery of Bioreactor & Digester Aeration, Mixer Systems and Air Scour Blowers for Queanbeyan STP Upgrade.**
  - 4. A total budget of \$1,325,830 (inc GST) for Contract No. 2020-57 for Supply & Delivery of UV Disinfection Equipment for Queanbeyan STP Upgrade.**
  - 5. A total budget of \$1,563,655 (inc GST) for Contract No.2020-61 for Supply & Delivery of WAS Thickener Equipment for Queanbeyan STP Upgrade.**
  - 6. A total budget of \$1,604,120 (inc GST) for Contract No. 2020-62 for Supply & Delivery of Clarifier Equipment for Queanbeyan STP Upgrade.**
-

**9.7 Queanbeyan Sewage Treatment Plant Upgrade Equipment Packages Contract  
No. 54, 55, 56, 57, 61 and 62 (Ref: ; Author: Tegart/Hansen) (Continued)**

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**Background**

The Queanbeyan STP is being delivered using detailed design followed by a construction only contract that will include construction, installation of equipment, testing and commissioning by a principal contractor.

Key equipment packages have been identified as part of the early detailed design for early vendor engagement. The early engagement allows QPRC to select equipment based on tender price and whole of life cost as well as non-price factors including performance, reliability, energy efficiency, operation, and maintenance requirements. This early vendor engagement approach also enables the treatment plant detailed design and tender documentation to be further optimised around specific details of equipment packages, reducing the risk of delays and rework.

These equipment supply contracts will be novated to the principal contractor for installation as part of the construction contract.

The equipment supply contracts include a termination clause for convenience, enabling Council to terminate the contracts should the project not proceed. Council would only be liable to pay for work undertaken up to the date of termination.

Tenders have been prepared to reflect the delivery requirements that are presently understood however as there is significant detail design to be completed, some of the supply items and parameters may need to be altered following the award of the specific contracts.

Allowances have been included by estimating specific contingency items in the budget amounts presented to Council.

A copy of the contingencies included for each contract is attached for Councillors information.

It should also be noted that the majority of the expenditure on these items will occur in the 2021/22 financial year, with underspends rolled over from 2021 financial year to 2022 year.

**Attachments**

Attachment 1      Budget Recommendation Summary (*Under Separate Cover*) -  
**CONFIDENTIAL**



## REPORTS TO COUNCIL - ITEMS FOR DETERMINATION

9.8 Monaro Palerang Grant Program Update (Ref: ; Author: Tegart/Hansen)

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**File Reference:** <Type text>

**Summary**

Council negotiated with the NSW local member for Monaro to source funding for the two major projects likely to provide significant economic activity and returns to the newly merged LGA – being Nerriga Road (freight) and Old Cooma Road (commuter). Supported by a (then) RMS government business case, in late 2017 Council received a grant of \$70 million from the NSW Government (Monaro Palerang roads package) for the following works:

- The duplication of Old Cooma Road (OCR), representing Stage 2 of the works improving the alignment and capacity of Old Cooma Road between Edwin Land Parkway and Googong Road
- The sealing and upgrade of around 11.42km of Nerriga Road (MR92).
- Upgrade of the Bungendore Kings Highway intersection of Malbon Street and Molonglo Street.

Council has achieved savings with the delivery of these works. It is recommended that Council request Transport for NSW (TfNSW) to direct those savings to extend the bitumen seal over the remaining unsealed section on the Nerriga Road at Ningee Nimble.

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**Recommendation**

**That Council seek approval from Transport for New South Wales to allocate any unspent funds within the Monaro Palerang Grant Program towards the completion of Section 3 (Ningee Nimble) on the Nerriga Road.**

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**Background**

In late 2017, Council received a phased grant from the NSW Government of \$70 million for the following works:

- The duplication of Old Cooma Road, representing Stage 2 of the works improving the alignment and capacity of Old Cooma Road between Edwin Land Parkway and Googong Road
- Upgrade of the Bungendore Kings Highway intersection of Malbon Street and Molonglo Street
- The sealing and upgrade of around 11.42km of Nerriga Road (MR92).

TfNSW engaged a consultant to prepare the estimates for each section of Nerriga Road. Based on those estimates, the scope was reduced to fit the grant budget. A further 4.19km of sealing and upgrade (resulting in the entirety of the 48.1km Nerriga Road between Oallen Road and Kings Highway being sealed), as well as upgrading a further 11.33km of existing sealed pavement in poor condition, is to be undertaken by Council as part of its road asset

**9.8 Monaro Palerang Grant Program Update (Ref: ; Author: Tegart/Hansen)  
(Continued)**

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renewal programs. That 4.19km section comprises the Ningee Nimble works proposed to be part funded by the reallocated grant.

The community was informed and updated on the progress of those components through community forums and newsletters and the QPRC website:  
<https://www.qprc.nsw.gov.au/Major-Works-Projects/MR92-Nerriga-Rd>

<https://www.qprc.nsw.gov.au/Major-Works-Projects/COMPLETED-Old-Cooma-Road>

<https://www.qprc.nsw.gov.au/Major-Works-Projects/Bungendore-roundabout-Malbon-and-Molonglo-Streets>

The following is a summary of progress of works:

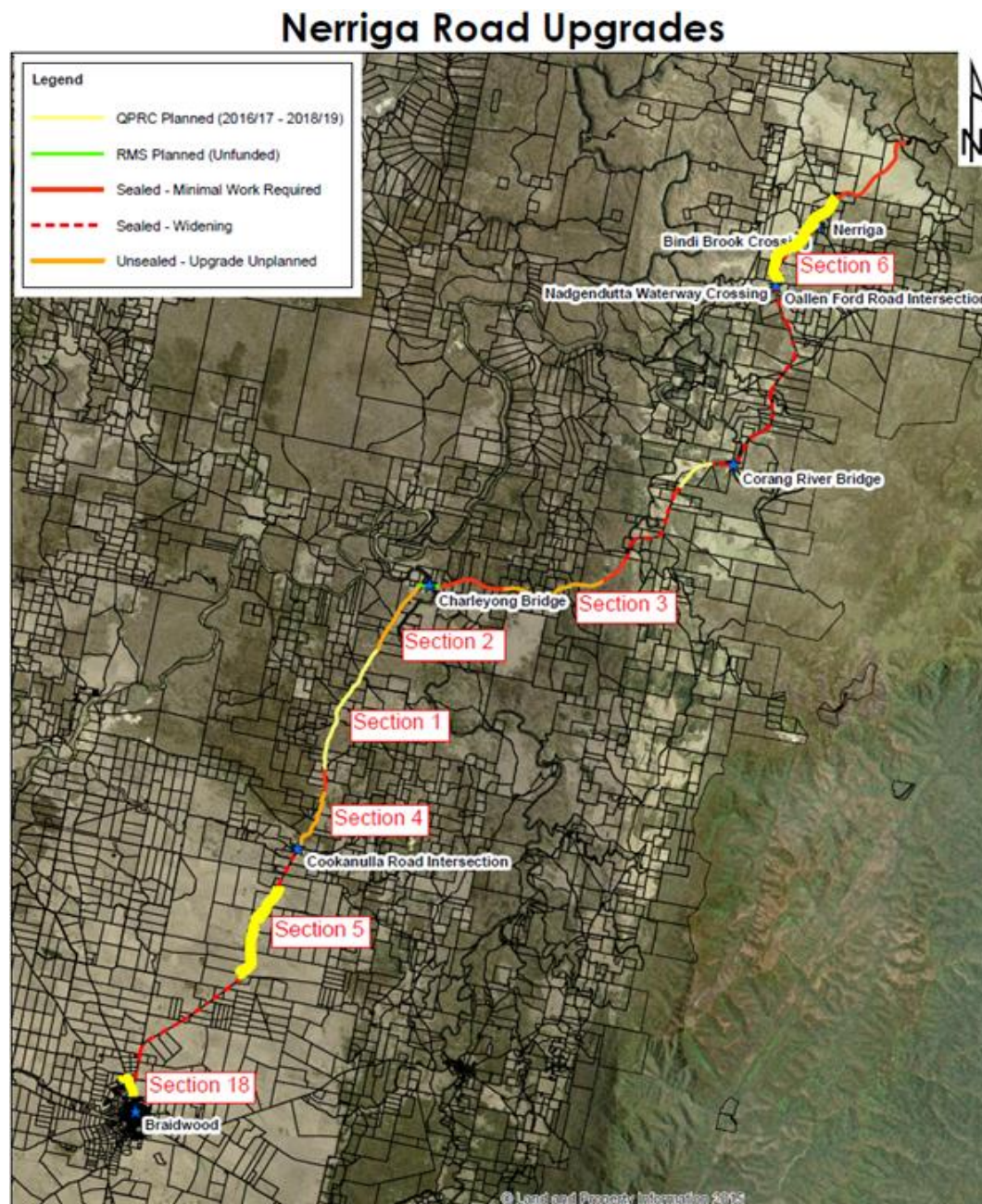
**Nerriga Road**

The initial program published at community forums proposed 7 sections to complete the sealing of Nerriga Road. Four sections were endorsed for funding by TfNSW, with the remainder to continue within council works programs, and was published on the Projects page of the website. Further grants have been sought, or projects submitted for potential funding as election commitments, as reported to Council.

With reference to the map below (*orange = unsealed*), the Callans Lane section 5 requires widening and resealing; the Durran Durra section 4 under construction and being sealed; the Ningee Nimble section 3 for construction and sealing (to be part funded from savings); Grants Rd section 1 and Stewarts Crossing section 2 is the Grants to Charleyong section has been constructed and sealed; Oallen to Willow Forest section 6 requires widening and resealing.

Council resolved at the November 2020 meeting to seek grant funding for Section 3 (Ningee Nimble 4.19km) works, and for rehabilitation of Nerriga Road from Endrick River to Oallen Road (8.2km including Nerriga village improvements). If successful, the \$3m BLERF grant for Ningee Nimble, together with the program savings outlined in this report, is expected to complete Section 3 and the sealing of the full length of Nerriga Road.

## 9.8 Monaro Palerang Grant Program Update (Ref: ; Author: Tegart/Hansen) (Continued)

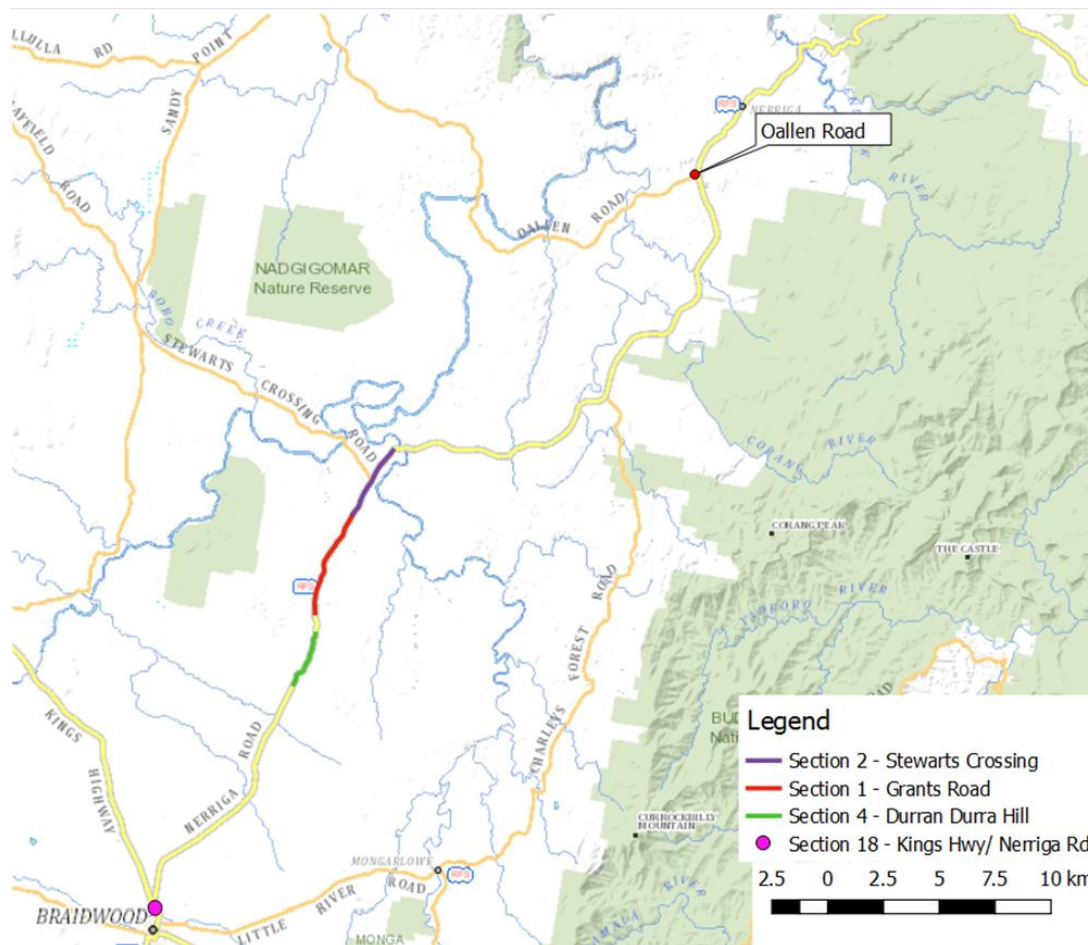


Further to site investigations, acquisitions and designs, the Nerriga Road work was broken into four separate projects to be funded by the grant:

- Section 1 – Grants Road
- Section 2 – Stewarts Crossing
- Section 4 – Durran Durra Hill
- Section 18 – Kings Highway/Nerriga Road Intersection



## 9.8 Monaro Palerang Grant Program Update (Ref: ; Author: Tegart/Hansen) (Continued)



Sections 1 and 2 are predominantly complete with some minor works left to conclude. Council is currently working on Section 4. The design for Section 18 has been completed and work is still to commence.

The current financial position on each of these sections is shown below:

Location	Length	Estimate	Expenditure	Variation
Sect 1 Grants Road	5.1km	\$7,906,000	\$7,048,285	\$857,715
Sect 2 Stewarts Crossing Road	3.4km	\$7,684,344	\$6,888,762	\$795,582
Sect 4 Durrans Durra Range	2.7km	\$9,591,157	\$4,191,667	-
Sect 18 Kings Highway Intn	1.2km	\$3,668,499	\$93,945	-

At this time, Council has delivered the first two sections for less than the original budget prepared with RMS. A total of \$1,653,297 has been saved on these two sections. The three sections listed in the table will essentially conclude the 11.2km target identified in the business case.

### 9.8 Monaro Palerang Grant Program Update (Ref: ; Author: Tegart/Hansen) (Continued)

Savings are also expected on section 4 and section 18 however the value of those possible savings will not be known until the work is complete.

#### Old Cooma Road

As designs and estimates had been previously prepared, the Old Cooma Road project was delivered as a single project. It is now complete, and the final expenditure is as follows:

Location	Length	Estimate	Expenditure	Variation
Old Cooma Road	4.4km	\$38,000,000	\$33,771, 750	\$4,228,250

The project involved:

- Establish a dual carriageway road link from Googong Road to Edwin Land Parkway to accommodate the traffic predicted in 2031.
- Construct and seal 3.26km of dual carriageway to Council standard

Council has achieved a saving of \$4,228,250 on the original budget for the Old Cooma Road project.

#### Bungendore Roundabout

Location	Length	Estimate	Expenditure	Variation
Intersection of Molonglo St and Malbon St Bungendore		\$2,850,000	\$416,800	-

While designs are being finalised and approvals received, savings may be achieved on the roundabout project, however the value of those possible savings will not be known until the work is complete.

It should also be noted that Transport for NSW retain a fee of \$300,000 from the grant amount to cover their administration costs.

#### Financial

The RMS Monaro Palerang business case anticipated that if savings were made on the scheduled work, those savings should be directed towards completing further work on the Nerriga Road.

The current value of the saving is \$5,881,547, however the final value of the savings will not be known until all the scheduled work is completed.

It is recommended that any remaining grant funds available at the completion of the identified grant works be directed to sealing section 3 (Ningee Nimble) on the Nerriga Road which is currently estimated to cost \$13.1 million.

If this proposal is supported by Council, approval from Transport for NSW is required to redirect these funds to section 3 on MR 92 Nerriga Road.

**9.8 Monaro Palerang Grant Program Update (Ref: ; Author: Tegart/Hansen)  
(Continued)**

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It is noted that Council has included the current shortfall to complete Section 3 (Ningee Nimble), along with funds for additional work on the Nerriga Road between Endrick River and Oallen Road (\$12 million) and between Euradux Road and Tates Lane (\$9.5 million) in an application to the Bushfire Local Economic Recovery Fund program due to be submitted on 28 January 2021.

Council resolved to submit MR 92 as one of the regional roads in the LGA for potential transfer back to the Government for future management and funding.

**Attachments**

Nil

## REPORTS TO COUNCIL - ITEMS FOR DETERMINATION

9.9 Public Attendance at Council Meetings (Ref: ; Author: Richards/Tozer)

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File Reference: 52.3

**Summary**

Members of the public have not been able to attend Council meetings in person since March 2020 due to COVID-19 restrictions. With restrictions easing, staff are seeking Council endorsement to allow members of the public to attend Ordinary Meetings, Planning and Strategy Committee Meetings, and Community Meetings.

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**Recommendation**

**That Council:**

- 1. Allow members of the public to attend Planning and Strategy Committee Meetings and Ordinary Council Meetings when appropriate technology is installed.**
  - 2. Continue to allow Councillors, staff and members of the public to participate in meetings remotely.**
  - 3. Hold Planning and Strategy Committee meetings and Ordinary Meetings in the Queanbeyan Chambers until the requirement to allow virtual attendance is not required.**
  - 4. Resume in-person community meetings at Braidwood, Bungendore and Queanbeyan in April/May, ensuring that COVID-19 restrictions are followed.**
  - 5. Note that changes to NSW COVID restrictions may wind back and impact personal attendance.**
- 

**Background**

Following guidance from the Office of Local Government, Council has not allowed members of the public to attend Council meetings since March 2020. While encouraged to attend remotely during this period, some councillors and staff have continued to attend in person, whilst adhering to COVID-19 guidelines.

During this period, members of the public have been able to participate in meetings by watching via Council's live stream website and by making written presentations or via Zoom.

While COVID-19 remains a risk in the community, there has not been a positive case in Queanbeyan-Palerang LGA or nearby areas for many months. In July, the Office of Local Government amended its advice, allowing councils to welcome back members of the public to meetings, providing that there was sufficient space for one person per 4m<sup>2</sup>. While the advice from the OLG advised not to count councillors and staff in those numbers, it was deemed that there was insufficient space to safely allow members of the public to attend meetings in the Queanbeyan Chamber.

In December 2020, the NSW Government eased restrictions to allow one person per 2m<sup>2</sup> thus doubling the capacity of the Meeting Chamber to 37.

The OLG still requires Council to allow councillors and staff to participate remotely where it is reasonably practicable to do so. This provision would be extended to members of the public.

With this in mind, staff are recommending that Council allow residents to attend meetings in person. To ensure that Council can effectively conduct meetings in the Chambers, as well as with remote participants, some additional IT infrastructure is required. At the time of writing this report, the timeframe for installation of this equipment was not known.

**9.9 Public Attendance at Council Meetings (Ref: ; Author: Richards/Tozer)  
(Continued)**

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Staff will aim to have the equipment in place for the Planning and Strategy Committee Meeting on 10 February, however this may be delayed. Councillors and the community will be advised accordingly.

To comply with NSW Government requirements, Council will require in-person attendees, including councillors and staff, to check in with the Service NSW app. Appropriate cleaning and sanitisation procedures will be in place, and depending on the number of people attending, there may be a requirement to ask people to use an overflow space or wait outside.

Prior to COVID-19, all Ordinary Meetings were held at the Bungendore Chamber. As experienced prior to COVID, the Bungendore office does not have adequate internet speeds to handle both live streaming and Zoom meetings, therefore it is recommended to continue to hold all meetings in Queanbeyan until the requirement to provide a virtual attendance option is removed.

**Community Meetings**

Council holds Community Meetings in April/May and October/November each year in Queanbeyan, Braidwood and Bungendore to discuss topical matters and seek feedback. During 2019, these meetings were held remotely due to COVID-19 restrictions. While the meetings were successful and generally well attended, feedback from the community was that they would prefer face-to-face meetings when appropriate.

Given the relaxation in restrictions, staff are recommending that the April/May meetings be held in person. If approved, the number of people attending the meeting would be restricted based on the size of the venue being used. Information will be made available to the community. Community members would be required to book a seat at the Meeting to ensure number requirements are met.

Both the Bungendore and Queanbeyan meetings will be live streamed, however as there is no live streaming equipment in Braidwood, the meeting will not be available online. Dates for the meetings have not been set at this stage.

**Implications*****Engagement***

While members of the public have not been able to physically attend meetings since March 2020, they have still been able to engage with staff and councillors via written presentations and via Zoom. Allowing members of the public to again attend Council meetings will enhance engagement between Council and the community.

***Financial***

Estimates for required IT infrastructure to allow a mix of in-person and virtual attendance at Council meetings is being prepared. This will be covered within the Digital budget and any additional funding will be sourced in the upcoming quarterly budget review.

**Conclusion**

Public involvement in Council meetings is an important part of the decision-making process. While virtual and written involvement has continued, in-person involvement will be welcomed by the community and Council.

**Attachments**

Nil



## REPORTS TO COUNCIL - ITEMS FOR DETERMINATION

## 9.10 Sudden Cardiac Arrest - Community Resilience Project (Ref: ; Author: Tegart/Richards)

**File Reference:** <Type text>

### **Summary**

In December last year, Greg Page and Suzie Avis from 'Heart of the Nation' presented a proposal about community resilience around sudden cardiac arrest (SCA). Around 25,000 SCA episodes occur in Australia each year. SCA has a survival rate to hospital discharge of around 10%. The Heart of the Nation proposal is related to community resilience in terms of greater awareness of the Chain of Survival and greater access to lifesaving Automated External Defibrillators (AED).

### **Recommendation**

**That Council:**

- 1. Endorse the Heart of the Nation proposal for the community resilience project, and allocation of \$10k from the Bushfire recovery budget.**
- 2. Agree that the project sites be determined through the Bushfire Recovery Committee in consultation with the fire affected communities.**

### **Background**

Access and usage of AEDs in sudden cardiac arrest greatly increases survival rates. The current type and signage of these machines and a general lack of awareness means that AEDs are not accessed as easily as they could be. Increasing community awareness and providing highly recognisable signage will help to address this. The Heart of the National proposal is for a community health and resilience project to be conducted in an identified area of the LGA over 12 months. The project timeline involves:

<b>Quarter 1</b> Development and Planning	<ul style="list-style-type: none"> <li>Determine location of existing AEDs</li> <li>Determine size and shape of existing signage for AEDs</li> <li>Invite 100 residents to participate in survey/study</li> </ul>
<b>Quarter 2</b> Research	<ul style="list-style-type: none"> <li>Conduct survey Stage 1</li> <li>Work with Council to determine location for new AEDs</li> <li>Replace existing signage with new high-vis signage</li> <li>Conduct survey Stage 2</li> </ul>
<b>Quarter 3</b> Installation, Education and Promotion	<ul style="list-style-type: none"> <li>Install new AEDs in selected locations in new high-vis cabinets</li> <li>Conduct community education session</li> <li>Conduct marketing and awareness campaigns</li> </ul>
<b>Quarter 4</b> Final data gathering and compilation of results	<ul style="list-style-type: none"> <li>Conduct survey Stage 3</li> <li>Gather data</li> <li>Report on project</li> </ul>

### **Implications**

#### ***Social / Cultural***

QPRC's Bushfire Recovery and Assistance is now focussing on community resilience. This project fits well as element of resilience.

### 9.10 Sudden Cardiac Arrest - Community Resilience Project (Ref: ; Author: Tegart/Richards) (Continued)

#### **Strategic**

Council Strategic Service Statement: *Community – A safe, harmonious, happy and healthy community leading fulfilled lives.*

Key Goals      1.2    *We are an inclusive region with access to opportunities and community support service by those who need them most*

                    5.7    *We have a well informed and engaged community*

#### **Engagement**

The project will rely heavily on local engagement and consultation.

#### **Financial**

The project will provide (free of charge) 10 AEDs for strategic placement in the community and conduct a number (3-4) community training sessions. Council will be required to purchase new high-vis AED cabinets for the new AEDs costing between \$350-\$1000 each, depending on features desired e.g. a back to base function. This represents a maximum of \$10,000 from the bushfire recovery budget.

Ongoing maintenance will be replacement of pads and batteries when required (potentially every four years) at a cost of \$250 per pad and battery set.

Program Code	Expense Type	Funding source	Amount
104238	Bushfire Recovery	\$	10,000

#### **Resources (including staff)**

All project staff and equipment will be provided by Heart of the Nation. Some advice on local community contacts and engagements will be required from existing staff in addition to the promotion of the initiative

#### **Conclusion**

Awareness and access to life saving equipment directly increases survival rates in sudden cardiac arrest. The Heart of the Nation proposal offers a significant community health and awareness project at a time when recovery effort is being focussed on resilience. It will be an important adjunct to current resilience work.

#### **Attachments**

Attachment 1      Queanbeyan Project Heart of the Nation (*Under Separate Cover*)



## REPORTS TO COUNCIL - ITEMS FOR DETERMINATION

9.11 Investment Report - December 2020 (Ref: ; Author: Monaghan/Drayton)

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File Reference: 43.3.1-09

**Summary**

In accordance with the *Clause 212 of the Local Government (General) Regulation 2005*, the Investment Report is presented to Council monthly. This report presents the investment result for December 2020.

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**Recommendation**

**That Council:**

1. **Note the investment return for December 2020 was \$269,801.**
  2. **Note the investment portfolio has been made in accordance with the *Local Government Act 1993*, the *Local Government (General) Regulation 2005* and Queanbeyan-Palerang Regional Council's Investment Policy.**
  3. **Receive the Investment Report for the month of December 2020.**
- 

**Background*****Cash and Cash Equivalent Investments***

A list of Council's cash and investments held on 31 December 2020 is detailed in the attached Investment Report Pack.

Over the last 12 months, Council's portfolio produced an annualised rate of return of 1.93%, outperforming the benchmark Bank Bill Index by 1.56%.

On 31 December 2020, the principal amount invested was \$187,802,584 and the year to date return was \$2,676,044 which is 67.1% of Council's annual budget.

***Market Update***

The average 30-day BBSW rate for December 2020 was 0.016%.

The Reserve Bank (RBA) board does not hold a January meeting, but they have repeatedly indicated that it does not see the various policy rates being higher the current 0.10% over at least the next three years. The RBA's economic outlook is that it will take considerable time for excess capacity to be used up and for wages and inflation to rise consistently.

Of the total \$188 million investment portfolio, Council holds \$26 million in TCorpIM long- and medium-term funds. Both funds continued to add to the portfolio's performance in December 2020 with positive returns.

**Implications*****Legal***

Council's investments as listed in Table 2 of the attached Investment Report Pack comply fully with section 625 of the *Local Government Act 1993*, clause 212 of the *Local Government General Regulations 2005*, and Council's Investment Policy.

Certified by Kate Monaghan, Responsible Accounting Officer, 15/1/2021.

**9.11 Investment Report - December 2020 (Ref: ; Author: Monaghan/Drayton)  
(Continued)**

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***Policy***

The Investment Policy was adopted by Council on 22 July 2020 and is due for review in June 2021.

**Conclusion**

On 31 December 2020, the 2020/21 Financial Year investment return amounted to \$2,676,044. The investment returns are added to the associated restricted funds (e.g. development contributions) that form Council's investment portfolio.

The TCorpIM Long-Term Growth and Medium-Term Growth Funds both produced moderate returns, rising \$78,506 and \$34,853 respectively in December 2020. While these funds are exposed to additional investment risk to generate higher potential returns, they are structured with longer term time horizons. The minimum advised investment time frame for the MTGF is 3-7 years and 7+ years for the LTGF.

Paired with cash asset classes, these growth assets form a diversified portfolio within the restrictions of the Investment Policy.

**Attachments**

Attachment 1      Investment Report Pack - December 2020 (*Under Separate Cover*)



## REPORTS TO COUNCIL - ITEMS FOR DETERMINATION

9.12 IPART - Review of Local Government Rating (Ref: ; Author: Tegart/Tegart)

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File Reference: <Type text>

**Summary**

The NSW Government recently published its response to the IPART Review of the Local Government Rating System prepared in 2016, a summary of which is below. Submissions have been invited, closing on 5 February 2021.

IPART provided the Government with a substantial [final report](#) that recommends significant reforms addressing a number of complex issues, including the current structure of the rating system. IPART's recommendations, if implemented in full, would substantially change our system of local government and impact directly upon communities. Having consulted extensively with the sector and the community, and carefully considered IPART's findings and recommendations at length, the Government has decided on the following way forward:

Position on recommendations	Total Number
Support	13
Support in principle	6
Support in part	1
Noted	21
For further consideration and analysis	1

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**Recommendation**

**That Council endorse the attached submission on Local Government Rating.**

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**Background**

A Bill to make amendments to the *Local Government Act* has been prepared – the Local Government Amendment (Rating) Bill 2020 (the Bill). If passed by the NSW Parliament, this Bill would:

- allow remaining seventeen merged councils created in 2016 to gradually harmonise rates over four years, to protect ratepayers from excessive and sudden rate rises
- allow councils to levy special rates above the rate peg for infrastructure jointly funded with other levels of government without IPART approval
- create a new rating category for environmental land for properties that cannot be developed
- allow councils to create more flexible residential, business and farmland rating subcategories to enable them to set fairer rates
- allow councils to create separate rating subcategories for vacant residential business and mining land to provide additional flexibility for councils to tailor rates for local communities
- remove the rating exemption for land subject to new conservation agreements and allow it to be rated under the new environmental land category

**9.12 IPART - Review of Local Government Rating (Ref: ; Author: Tegart/Tegart)  
(Continued)**

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- allow councils to choose whether to exempt certain land from special rates for water and sewerage
- require councils to publicly report the value of any rating exemptions they choose to grant
- limit postponement of rates on rezoned land and let councils decide whether to write off any debts
- allow councils to sell properties for unpaid rates after three years rather than five years

The rates reform package also includes measures that do not rely on legislative amendments. As part of the Final Response to the IPART rating review, the Government committed to aligning rating income growth with population growth within the rate pegging system. This will help councils provide for growing communities while still protecting residents from sudden, excessive rate rises.

The Minister for Local Government asked IPART to recommend a new rate peg methodology that allows the general income of councils to be varied annually in a way that accounts for population growth. This is consistent with the Productivity Commission's recommendations on its review of the infrastructure contributions system. The Government will not consider any further changes to the rate peg or allowable income at this time.


In addition, the Government supported IPART's recommendation that any difference between mining and business rates should primarily reflect differences in the councils' costs of providing services. This will be implemented through future guidance to the local government sector rather than legislation.

The Government does not propose to progress any change to the residual rating category arrangements, and to limit the requirement for councils to report the value of exemptions to only those they choose to grant each year.

**Conclusion**

A copy of the Government Paper and draft Submission is attached.

**Attachments**

- |  |  |
|--|--|
| Attachment 1   | Rating Reforms Consultation Guide ( <i>Under Separate Cover</i> )  |
|  Attachment 2 | QPRC Submission - Government Response to IPART Review of Local Government Rating ( <i>Under Separate Cover</i> ) |

## REPORTS TO COUNCIL - ITEMS FOR INFORMATION

**10.1 Final Infrastructure Contributions Review Report - Productivity Commission of NSW (Ref: ; Author: Thompson/Carswell)**

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**File Reference:** 52.5.2-05, 26.1.3-05

**Report**

On 3 December 2020, the NSW Productivity Commission handed down its final report on the "Review of Infrastructure Contributions in New South Wales". This had previously been the subject of an information report to Council's meeting of 26 August 2020.

The final report can be found at:

<http://productivity.nsw.gov.au/sites/default/files/2020-12/Final%20Infrastructure%20Contributions%20Review%20Report.pdf>

Altogether the report makes a total of 35 recommendations with 29 being directly relevant to Council (Attachment 1). Council had previously made a submission on the draft, with a number of the final report's recommendations being consistent with Council's submission. Collectively these are directed towards implementing a new infrastructure contributions system.

The Government is yet to adopt the recommendations of this report although several have the potential to impact on the review process of current contribution plans as outlined in the report on pooling of development contributions reported elsewhere in this business paper. Examples include:

- Recommendation 4.1: Develop infrastructure contributions plans upfront as part of the zoning process.
- Recommendation 4.11: Increase the maximum rate for section 7.12 fixed development consent levies.

This could also be affected by the timing of the new systems implementation. The final report envisages the new system coming into effect from January 2023 and new or revised local contribution plans that haven't been publicly exhibited prior to 1 July 2022 reflecting the new system.

Concurrently, the NSW Department of Planning, Industry and Environment has undertaken a review "Improving the Infrastructure Contributions System" consisting of a series of discussion papers on various aspects of the current contributions system. This was also reported to Council's Planning and Strategy Committee meeting of 10 June 2020. These discussion papers are found at:

<https://www.planning.nsw.gov.au/Policy-and-Legislation/Infrastructure/Infrastructure-Funding/Improving-the-infrastructure-contributions-system>

A decision by the Government regarding feedback on these is also yet to be made.


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**Recommendation**

**That the report be received for information.**

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**Attachments**

Attachment 1 	Relevant Recommendations - Final Report - Productivity Commission's Review of Infrastructure Contributions in New South Wales ( <i>Under Separate Cover</i> )
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## REPORTS TO COUNCIL - ITEMS FOR INFORMATION

10.2 Ellerton Drive Extension Finalisation Report (Ref: ; Author: Tegart/Hansen)

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**File Reference:** <Type text>

**Report**

The Ellerton Drive Extension (EDE) project has now been substantially completed. The following report includes extracts from previously published pre-construction planning documents, then updates on funding and delivery.

**Project Planning**

The population of Queanbeyan is forecast to increase to over 56,000 by 2036 (QCC, 2015). The CBD of Queanbeyan is structured around the Kings Highway (Monaro Street) that passes east-west through Queanbeyan and ultimately connects Canberra with the Princes Highway on the east coast. Either side of the Queanbeyan CBD the Kings Highway connects with a number of major arterial roads that are regularly utilised by the residents of Queanbeyan and commuters accessing Canberra and the regional area, including:

- Yass Road
- Crawford Street
- Cooma Street (Lowe Street / Old Cooma Road)
- Canberra Avenue
- Lanyon Drive / Monaro Highway.

Consequently, the Kings Highway and CBD of Queanbeyan is a highly used road corridor, with over 21,000 vehicles per day. The high volume of traffic in peak periods (2017 vehicles PM peak) causes congestion (Level of Service E in the PM peak) under the pre EDE situation and was associated with a high crash rate (81 crashes over a five year period). The Kings Highway is predominantly a four-lane divided road (two lanes in each direction) in the vicinity of the CBD. However, kerb side parking, property access, and numerous junctions with local roads, significantly affects overall network efficiency.

Traffic demand is anticipated to increase, with strong population growth forecast for Queanbeyan, Canberra and surrounds over the next 30 years. In particular, a number of large scale developments in the south of Queanbeyan are likely to increase north-south traffic demand within the network, particularly as commuters to Canberra, from south Queanbeyan, look to access Canberra via Yass Road, Crawford Street and Canberra Avenue and the Kings Highway. Planned development land release areas in the south of Queanbeyan include:

- Googong Land Release Area – 5,500 homes
- South Tralee Land Release Area – 1,500 homes.

As a result of this forecast growth and development which has already commenced, the (former) Queanbeyan Council carried out the Googong and Tralee Traffic Study 2031 in 2008 and the South Jerrabomberra and Queanbeyan Traffic Analysis in 2014 to develop a program of works that would minimise the impact of this growth on the road network. The associated increased traffic demand through the Queanbeyan CBD along Monaro Street is forecast to result in Level of Service F within this section unless the road network was upgraded.

The EDE was identified as a crucial component of the identified program of works for the road network to ensure adequate transport infrastructure is available for southeast Queanbeyan. The EDE provides another route for road users (anticipated to be predominantly local commuters and regional freight) looking to avoid the Queanbeyan CBD as they travel north-

**10.2 Ellerton Drive Extension Finalisation Report (Ref: ; Author: Tegart/Hansen)  
(Continued)**

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south through Queanbeyan and provide flood free access. It is anticipated that the EDE will reduce traffic volumes on the Kings Highway and Monaro Street in the CBD by around 15% upon opening. Failure to complete the EDE would not only lead to increased road user-costs across the road network, particularly in terms of congestion and crash costs within the Queanbeyan CBD, but also impact upon the receipt of broader benefits associated with the development of planned residential and commercial rezoning and land-release areas.

The EDE proposal was consistent with NSW Long Term Transport Master Plan and aligned with Government strategic transport plans and objectives. The proposal also aligned with the Transport for NSW (TfNSW) Corporate Planning Framework in the following result areas:

- Customer
- Travel
- Accessibility
- Safety
- Freight.

The EDE road corridor had been progressively set aside by Council over an extended period which minimised construction commencement delays that would otherwise have occurred by property purchases.

The project development phase was funded and formed part of the NSW Government commitment to providing \$4 million over four years for Ellerton Drive Extension, Dunns Creek Road, Old Cooma Road and the design of 13 intersection improvements throughout Queanbeyan.

In June 2014, the State and Commonwealth Governments announced a joint funding agreement of \$50 million for the project:

- 50% Federal Government
- 25% Re-Start NSW
- 25% Transport for NSW

The additional \$36 million was provided by Council by borrowings and was serviced from contributions from land developers.

In 2016, QPRC approved the project and both Council and TfNSW commenced the finalisation of approvals to enable construction of the EDE to commence.

**Project Description**

The Project is a 4.6km extension of Ellerton Drive between Old Sydney Rd, East Queanbeyan and Old Cooma Rd, Karabar.

The Project provides an alternative route around the Queanbeyan CBD and connects east and west Queanbeyan with new southern growth areas.

The Project Budget is \$86 Million.

Construction was carried out by WBHO Infrastructure Pty Ltd who commenced work in November 2017.

The project was opened to traffic on 10 July 2020.

**10.2 Ellerton Drive Extension Finalisation Report (Ref: ; Author: Tegart/Hansen)  
(Continued)**

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Key project features include:

- 2 lane single carriageway with climbing lanes
- Bridge crossing over the Queanbeyan River and Barrack's Flat Drive
- Shared cyclist and pedestrian pathway
- Provision for on-road cyclists
- Additional access points for Fairlane Estate
- Emergency egress for Greenleigh estate at Lonergan Drive and East Queanbeyan reservoir
- Stormwater drainage system, including pavement surface drainage and culverts
- Two fauna underpasses
- Pedestrian underpass at Jumping Creek Estate
- Noise mitigation measures
- Edwin Land Parkway intersection upgrade

The works included the following elements:

- Approximately 250,000m<sup>3</sup> of earthworks.
- Approximately 70,000m<sup>3</sup> of pavement comprised of HBB and Asphalt
- 2.5m shared path along the length of the project with Asphalt surfacing
- Bridge Over the Queanbeyan River – 184m long, 6 spans, incrementally launched box girder – crosses the Queanbeyan River and Barrack's Flat Drive
- 2 x 2.5m box culvert fauna underpass.
- 3 x Rope fauna overpasses
- 1 x 2.5m pedestrian underpass
- 2 x 1.2m Box Culverts
- 4km of Stormwater drainage
- 2.8km of Noise Walls
- Cut batter stabilisation by shotcreting at Cut E
- Fill batter stabilisation at fill 7 (Abutment A) by soil nailing and shotcrete
- New street lighting along existing Ellerton Drive, intersection of Barrack's Flat Drive and intersection at Old Cooma Rd/Edwin Land Parkway
- Utilities Adjustment
- Landscaping.

The design of the Bridge Over Queanbeyan River was changed during construction from a "Super T" design to an incrementally launched box girder. The construction contractor presented an innovation proposal for the design and construction of an alternative bridge to the bridge designed by Council which was subsequently accepted by TfNSW with the agreement of Council.

**10.2 Ellerton Drive Extension Finalisation Report (Ref: ; Author: Tegart/Hansen)  
(Continued)**

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**Project Delivery**

The EDE has been delivered through a partnership with Transport for NSW (TfNSW) and Council. TfNSW provided the project management and supervision as well as being the Principal for the construction contract. Council provided the initial design for the project and provided staff for project support and supervision.

Council and TfNSW staff formed a Governance Group to ensure the objectives of both parties were delivered in the project. The Governance Group functioned under terms agreed in a Memorandum of Understanding. This delivery method was seen to be a new way for NSW councils and TfNSW to deliver a large road construction project such as the EDE.

Following competitive tenders, WBHO Infrastructure Pty Ltd were engaged to construct the EDE and work commenced in November 2017.

**Community Engagement**Prior to construction

A project '1300' number and email were set up once planning for the project commenced for any Council related issue (ie. those not related to the construction contract). Group meetings were arranged; then 1:1 meetings were held with individual residents when requested.

Correspondence from Council during the planning and construction phases that provided opportunity for residents to voice concerns on noise, dust or vibration included:

- 1) Invitations to attend a noise information session outlining the process for developing noise mitigation measures (January 2015)
- 2) Residents were sent a record of Q&As raised during the noise information session (held February 2015).
- 3) Invitation to attend community forum (held April 2015)
- 4) Noise mitigation update letter (November 2015)
- 5) Noise mitigation letter updating what mitigation measures were in the final design that applied to the property. Letter included an invitation for one on one meeting with staff (April 2016). Only a few residents requested meetings.
- 6) Property noise treatment update letter requesting contact details so noise consultant can commence investigations and providing link to construction drawings (September 2017)
- 7) Property noise treatment update letter (April 2018)
- 8) Information sessions (April 2017)
- 9) Invitation letter to attend information sessions for adjacent residents to discuss construction impacts (July 2018)
- 10) Update letter to advise of cancellation of information sessions for adjacent residents due to low attendance (October 2018)
- 11) Various emails and phone calls to finalise property noise treatments and address general issues.

While noise attenuation and barriers were placed along the road corridor, some property noise treatments have not been finalised as the owners of these properties have not responded to Council or cannot come to an agreement regarding on-premise treatments.

**10.2 Ellerton Drive Extension Finalisation Report (Ref: ; Author: Tegart/Hansen)  
(Continued)**

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During construction

A project '1800' number and email were set up and monitored by the communications representative of the construction contractor once they commenced work. Any complaints or queries related to construction activities (including dust, vibration or noise) were addressed by the communications representative who liaised with TfNSW and/or Council staff as required.

Meetings with residents were also arranged at homes when requested with representatives from TfNSW, Council and the contractor present. Any serious issues raised with dust, vibration or noise would result in work stopping so that site conditions could be assessed prior to recommencement of works; or matters relating to property damage referred to insurers.

Correspondence during construction included:

- 1) Notification of works commencing.
- 2) Notification for dilapidation surveys of property.
- 3) Notification of upcoming works likely to produce high noise levels (eg. rock hammering) and the measures put in place to provide some reprieve to residents.
- 4) Newsletters updating residents on the progress of works.

The website maintained regular information on and status of the project:

<https://www.qprc.nsw.gov.au/Major-Works-Projects/COMPLETED-Ellerton-Drive-Extension>

**Financial**Funding

Funding for the construction of the EDE was provided from four funding sources:

- \$25 million from the Federal Government
- \$12.5 million from Re-Start NSW
- \$12.5 million from Transport for NSW

The additional \$36 million was provided by Council through borrowings and will be serviced from contributions from land developers in accord with planning agreements and contributions plans.

TfNSW provided an additional \$500,000 during the construction period.

Expenditure

Inclusive of planning, design, project management and construction:

Approved Project Budget: \$86,500,000

Expenditure to Date: \$84,589,596

The following actions are still required to be completed:

- Finalisation of any property issues.
- Completion of at home noise treatments and operational noise monitoring.
- Completion and ongoing management of biodiversity offsets.
- Benefits Realisation (with assistance from TfNSW as required)

**10.2 Ellerton Drive Extension Finalisation Report (Ref: ; Author: Tegart/Hansen)  
(Continued)**

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The estimated cost to complete this work	\$3,265,963
Credit for the sale of 40 A Severne Street	\$1,000,000
Total Estimated Project Expenditure	\$86,855,559

**Remaining Funds**

Amount retained by TfNSW	\$ 310,404
Amount returned to Council	\$1,600,000

It is anticipated that there will be a total over expenditure for the project of \$355,559 however the finalisation of the outstanding actions may reduce this amount.

**Asset Management**

There are no operational maintenance agreements for the project. All assets (including landscaping) are handed over to Council for ongoing maintenance.

**Conclusion**

The EDE project was many years in planning, and subject to studies, surveys and peer reviews. It brought together a unique relationship between a local council and (then) RMS to undertake the studies, designs, approvals and engagement with community and stakeholders. The scale of construction was out of the scope of council staff, with construction and contract delivery led by TfNSW, and supported by council staff.

Together with the duplication of Old Cooma Road, the construction of the EDE builds road network capacity to accommodate future growth, adds nearly 10km of shared pathway, provides a flood free alternate route around Queanbeyan, and by ultimately improving amenity in the CBD, enables commencement of the transformation and activation ambitions of the CBD Masterplan.

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**Recommendation**

**That the report be received for information.**

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**Attachments**

Nil

## REPORTS TO COUNCIL - ITEMS FOR INFORMATION

**10.3 Integrated Planning Calendar 2021-22 (Ref: ; Author: Richards/Tozer)**

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**File Reference: 51.1.1 Report**

In accordance with the *Local Government Act NSW 1993* and the Integrated Planning and Reporting Framework, Council is required to prepare an Operational Plan, Fees and Charges and Revenue Policy for the 2021-22 financial year.

In normal circumstances, the Operational Plan would be based on the already adopted Delivery Program, however given that the local government elections were postponed for 12 months, there is no Delivery Program covering the 2021-22 financial year.

The 2021-22 Operational Plan will be a standalone document, similar to that developed in 2017-18 following the merger. The Operational Plan will still be premised upon the Community Strategic Plan 2018-28.

The following timeline has been developed to provide Councillors and the community with an understanding of the process over the coming months.

January-March 2021	Internal work on budgeting and fees and charges
Mid-February 2021	Service pricing review workshop with councillors
7 April 2021	Workshop with councillors on draft budget and fees
28 April 2021	Draft Operational Plan, Fees and Charges and Revenue Policy for 2021-22 presented to Council to go on public exhibition. Report will also include community consultation schedule for the period
29 April-2 June 2021	Draft documents on public exhibition
9 June 2021	Workshop with councillors regarding submissions received on draft Integrated Plans
23 June 2021	Council to adopt final plans

During the exhibition period, Council will hold community meetings in Braidwood, Bungendore and Queanbeyan where the draft documents will be included on the agenda (subject to separate report to 27 January meeting).

Additionally, Council is required to prepare an End of Term Report which demonstrates Council's progress in achieving the aspirations of the community as outlined in the Community Strategic Plan. The End of Term Report will be presented to Council by August 2021 ahead of the September 2021 elections.

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**Recommendation**

**That the report be received for information.**

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**Attachments**

Nil





REPORTS TO COUNCIL - ITEMS FOR INFORMATION

10.4 Resolution Action Sheet (Ref: ; Author: Knight/Ison)

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**File reference:** 27 January 2021 meeting

**Report**

The Resolution Action Sheet provides Council with information on action taken or proposed to be taken as a result of resolutions carried at Ordinary Council meetings and Planning & Strategy Committee of the Whole meetings.

The Resolution Action Sheet is an ongoing document, updated progressively by staff. As items are completed they will be removed from the document.

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**Recommendation**

**That the report be received for information.**

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**Attachments**

Attachment 1 Resolution Action Sheet (*Under Separate Cover*)





**11.1 Local Traffic Committee - 1 December 2020 (Ref: ; Author: Hansen/Stewart)**

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File Reference: ECM Document ID 1051702 **Summary:**

The Local Traffic Committee has submitted the minutes and recommendations of its meeting held on 1 December 2020 for Council's information and consideration.

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**Recommendation**


**That Council:**

- 1. Note the minutes of Local Traffic Committee Meeting on 1 December 2020.**
- 2. Adopt recommendation LTC 45/2020 from the meeting held on 1 December 2020:**

**LTC 45/2020 PROPOSED SOLUTION: Under *Road Transport Act 2013* approve the revision to the no-stopping signage and children crossing ahead on Anne St, Queanbeyan as per the design.**

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**Attachments**

Attachment 1 	Local Traffic Committee - Minutes 1 December 2020 ( <i>Under Separate Cover</i> )
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File Reference: 2.5.2

### **Summary**

The Access Committee has submitted the minutes and recommendations of its meeting held on 9 December 2020 for Council's information and consideration.

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### **Recommendation**

That Council:

1. Note the minutes of Access Committee held on 9 December 2020 (Attachment 1).
2. Adopt recommendations 04/20 to 05/20 from the meeting held on 9 December 2020:  
DAC: 04/20 Accept the revised Terms of Reference (Attachment 2).  
DAC: 05/20 Accept six new committee members as detailed in the meeting minutes (Attachment 3).

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### **Attachments**

- |  |  |
|--|--|
| Attachment 1   | Access Committee Minutes 9 December 2020 ( <i>Under Separate Cover</i> )                   |
|  Attachment 2 | Revised Access Committee Terms of Reference ( <i>Under Separate Cover</i> )                |
|  Attachment 3 | Access Committee Nomination Forms ( <i>Under Separate Cover</i> ) -<br><b>CONFIDENTIAL</b> |



11.3 Greenways Management s.355 Committee Minutes (Ref: ; Author:  
Knight/Ison)

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**File Reference:** 52.3.3-22

**Summary**

The Greenways Management s.355 Committee has submitted for Council's information the minutes of its Committee meeting held on 8 December 2020.

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**Recommendation**

**That Council note the minutes of Greenways Management s.355 Committee meeting held on 8 December 2020.**

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**Attachments**

Attachment 1	Greenways Management s.355 Committee minutes 8 December 2020 (Under Separate Cover)
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**11.4 Bungendore Town Centre and Environs Advisory Committee (Ref: ; Author: Knight/Ison)**

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**File Reference:** 52.3.3

**Summary**

The Bungendore Town Centre and Environs Advisory Committee has submitted for Council's information the minutes of its meeting held on 14 September 2020.

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**Recommendation**

**That Council note the minutes of Bungendore Town Centre and Environs Advisory Committee meeting held on 14 September 2020.**

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**Attachments**

Attachment 1      BTCEC minutes from 14 September 2020 (*Under Separate Cover*)





13.1 Delegates Report (Ref: ; Author: Tegart/Ison)

File reference: 52.3.1

**Summary**

Delegates Reports are submitted by Councillors to report on key points of meetings, events and functions which they have attended during the past month, either as a Council delegate or as a nominee of the Mayor.

Attendances at meetings by Councillors as delegates and representatives on Council committees, organisational committees, statutory committees, locality committees and advisory committees will be published in the QPRC Annual Report as per Resolution No. 322/18 of 26 September 2018.

**Recommendation**

That the report be received for information.




Cr Tim Overall		
No.	Meeting/Function/Event Attended	Summary of Key Points
1	Canberra Region Joint Organisation (CRJO) Board Meeting - 11 December 2020	<ul style="list-style-type: none"><li>• <b>CRJO Chairs Report</b></li><li>• <b>Update from General Managers Meeting</b></li><li>• <b>East-West Freight Link</b><ul style="list-style-type: none"><li>- The CRJO to request the Minister of Transport to fund a feasibility study to the value of \$1 million on the options and opportunities of the East-West Freight Link. The CEO of CRJO in conjunction with the Executive Officer of SEATS and the Member General Managers develop a brief.</li></ul></li><li>• <b>Overview of Grants and Funding Opportunities</b></li><li>• <b>Finance Report and Annual Performance Statement and Financial Accounts</b><ul style="list-style-type: none"><li>- Approved: Annual Performance Statement, Financial Statement and Letter of Representation.</li></ul></li><li>• <b>Regional NSW Update</b> - Johnathon Wheaton and Heidi Stratford</li><li>• <b>Cross Border Update</b> - James McTavish</li><li>• <b>Presentation: Dept Planning Industry and Environment – Murrumbidgee Regional Water Strategy.</b><ul style="list-style-type: none"><li>- DPIE Water is developing regional water strategies for the Lachlan, South Coast, Murrumbidgee, and Murray regions, all of which fall within the CRJO footprint. Draft strategies for the Lachlan and South Coast regions were released in October 2020 for public consultation. They outline a vision for the future management of water resources for each region, discuss the key challenges and opportunities and</li></ul></li></ul>

## 13.1 Delegates Report (Ref: ; Author: Tegart/Ison) (Continued)

		<p>identify a list of options aimed at achieving resilient water resources for towns and communities, industry, and the environment. The draft strategies were informed by local government, water utilities, NSW Government agencies and Aboriginal community input, and climate risk assessments.</p> <p>DPIE Water will consider the stakeholder submissions, prioritise a final package of options and consult further with stakeholders ahead of the release of final strategies in late 2021.</p> <p>DPIE Water is currently developing draft strategies for the Murrumbidgee and Murray region. Engagement with councils, local water utilities and joint organisations in these regions is ongoing. Draft strategies for these regions are scheduled for release in early July 2021.</p> <ul style="list-style-type: none"> <li>• <b>Presentation: The Infrastructure Collaborative / CRJO Infrastructure Prospectus</b> - Jillian Kilby, Director</li> <li>• <b>Presentation: The Skills and Workforce Shift Portal</b> – Peter Tegart/QPRC</li> </ul>
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Cr Pete Harrison		
No	Meeting/Function/Event Attended	Summary
1	South East Australian Transport Strategy meeting – 16 & 17 November 2020	Delegate's report and meeting reports attached.
2	Dargues Reef Community Consultative Committee meeting: Site visit – 30 November 2020 Meeting – 14 December 2020	Delegate's report, meeting agenda and newsletter attached.

**Attachments**

Attachment 1	Cr Harrison's South East Australian Transport Strategy (SEATS)
	Delegate's Report ( <i>Under Separate Cover</i> )
Attachment 2	SEATS attachment 1 TfNSW Report - Nov 2020 ( <i>Under Separate Cover</i> )
	
Attachment 3	SEATS attachment 2 ACT Report - Nov 2020 ( <i>Under Separate Cover</i> )
	
Attachment 4	SEATS attachment 3 - Infrastructure Australia Report - Nov 2020 ( <i>Under Separate Cover</i> )
	
Attachment 5	Cr Harrison's Dargues Reef Community Consultative Committee (DRCCC) Delegate's Report ( <i>Under Separate Cover</i> )
	
Attachment 6	DRCCC attachment 1 - 09-DGM-Q4-2020-Newsletter ( <i>Under Separate Cover</i> )
	
Attachment 7	DRCCC attachment 2 - 201214 DCCC No 38 ( <i>Under Separate Cover</i> )
	

14.1 Responses to Councillors' Questions (Author: Tegart/Ison)

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**File reference:** 27 January 2021 reports

**Report**

This report provides responses to Councillors' written Questions on Notice as per the Code of Meeting Practice 2019. Some questions that were not closed prior to the new Code have been retained in the table.

The questions are deleted from the rolling table once they have been answered in full and reported to Council.

Any responses that contain personal or other identifying information of any kind will be circulated separately in the confidential attachments.

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**Recommendation**

**That the report be received for information.**

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**Attachments**

Attachment 1 Responses to Councillors Questions (*Under Separate Cover*)



Attachment 2 Responses to Councillors Questions with confidential information (*Under Separate Cover*) - **CONFIDENTIAL**



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**15 NOTICE OF INTENTION TO DEAL WITH MATTERS IN CLOSED SESSION**

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It is necessary for the Council to adopt a resolution to formalise its intention to deal with certain matters in Confidential Session. The reports are incorporated in the “confidential” business paper which has been circulated to Councillors.

The *Local Government Act, 1993* requires the General Manager to identify those matters listed on the business paper which may be categorised as confidential in terms of Section 10A of the *Local Government Act, 1993*.

**Recommendation**

**That pursuant to Section 10A of the *Local Government Act, 1993* the following items on the agenda for the Ordinary Council meeting be dealt with in Closed Session for the reasons specified below:**

**Item 16.1 Captains Flat Road Economic Stimulus Funding Update**

*Item 16.1 is confidential in accordance with s10(A) (c) of the Local Government Act 1993 because it contains information that would, if disclosed, confer a commercial advantage on a person with whom the Council is conducting (or proposes to conduct) business and discussion of the matter in an open meeting would be, on balance, contrary to the public interest.*

**Item 16.2 PCYC Memorandum of Understanding**

*Item 16.2 is confidential in accordance with s10(A) (c) of the Local Government Act 1993 because it contains information that would, if disclosed, confer a commercial advantage on a person with whom the Council is conducting (or proposes to conduct) business and discussion of the matter in an open meeting would be, on balance, contrary to the public interest.*

**Item 16.3 Writing Off Water Usage - Undetected Leak - Queanbeyan**

*Item 16.3 is confidential in accordance with s10(A) (b) of the Local Government Act 1993 because it contains discussion in relation to the personal hardship of a resident or ratepayer and discussion of the matter in an open meeting would be, on balance, contrary to the public interest.*

**Item 16.4 Write Off Water Usage - Undetected Leak - The Ridgeway**

*Item 16.4 is confidential in accordance with s10(A) (b) of the Local Government Act 1993 because it contains discussion in relation to the personal hardship of a resident or ratepayer and discussion of the matter in an open meeting would be, on balance, contrary to the public interest.*