



PLANNING AND STRATEGY COMMITTEE OF THE WHOLE MEETING

Council at its meeting of 23 November 2016 resolved (M/N 295/16) as follows:

The Planning and Strategy Committee of the Whole be delegated authority in accordance with Section 377 of the *Local Government Act 1993* to determine matters pursuant to the:

- *Environmental Planning and Assessment Act 1979*
- *Local Government Act 1993*
- *Swimming Pools Act 1992*
- *Roads Act 1993*
- *Public Health Act 2010*
- *Heritage Act 1977*
- *Protection of the Environment Operations Act 1997*

MINUTES OF THE PLANNING AND STRATEGY COMMITTEE OF THE WHOLE OF THE QUEANBEYAN-PALERANG REGIONAL COUNCIL held at the Council Chambers, 253 Crawford St, Queanbeyan on Wednesday, 9 June 2021 commencing at 5.30pm.

ATTENDANCE

Councillors: Cr Overall (Chair)
Cr Biscotti
Cr Harrison
Cr Hicks
Cr Marshall
Cr Noveska – via Zoom
Cr Schweikert
Cr Taylor
Cr Winchester

Staff: P Tegart, CEO
M Thompson, Portfolio General Manager Natural & Built Character
P Hansen, Portfolio General Manager Community Connections
J Richards, Portfolio General Manager Community Choice
A Knight, Portfolio General Manager Organisational Capability

Also Present: W Blakey, Clerk of the Meeting
L Ison, Minute Secretary

1. OPENING

The meeting opened at 5.30pm.

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

PLA109/21

RESOLVED (Taylor/Schweikert)

That apology for non-attendance from Cr Brown be received and noted.

The resolution was carried unanimously.

4. DISCLOSURES OF INTEREST

PLA110/21

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 Overall declared a less than significant non-pecuniary interest in Item 8.4: Queanbeyan 7.12 Fixed Levy Contributions Plan 2019 - Proposed Amendments, stating he is a resident of Greenleigh, one of three areas to which the plan has been extended, and has no interest in any future development.

5. ADJOURNMENT FOR PUBLIC FORUM

At this stage of the proceedings, the time being 5.33pm, Cr Overall advised that the meeting should now adjourn for the Public Forum.

PLA111/21

RESOLVED (Overall/Taylor)

That the meeting be adjourned to conduct the Public Forum.

The resolution was carried unanimously.

ADJOURNMENT:

The meeting adjourned for the Public Forum at 5.33pm and resumed at 5.50pm.

6. MAYORAL MINUTE

There was no Mayoral Minute.

7. NOTICES OF MOTIONS OF RESCISSION

There were no Notices of Motions of Rescission.

8. REPORTS TO COUNCIL - ITEMS FOR DETERMINATION

8.1 124-2012.A - Erection of Hotel Additions - Outdoor Gaming Area; Modification: Extended Hours of Operation - 2 Limestone Drive Jerrabomberra

MOVED (Hicks/Schweikert)

That:

1. Approval be granted to the proposal for the following reasons:
 - a. The applicant has provided mitigation methods such as limiting alcohol consumption to the gaming area after 1.00am and ceasing alcohol consumption at 2.30am.
 - b. The extended hours of operation will be limited to only the gaming area with the venue and bar ceasing operation at 1.00am.
 - c. The proposal will not increase the total net number of machines within the tavern but rather, will increase accessibility to the existing machines.
 - d. In line with the NSW Police's comments, the hotel will maintain a security presence until the closing time of 3.00am on Monday – Saturday, and 12.00 midnight on Sundays and Public Holidays. A free courtesy bus service will be available to drive patrons home during these times as well.
 - e. The applicant submitted an acoustic report prepared by Hardwood Acoustics on 16 March 2021. Council's health officer reviewed the report and determined that any additional noise produced would not be unreasonable.
2. Development application 124-2012.A for the erection of hotel additions – outdoor gaming area (for a tavern); modification: extended hours of operation on lot 4 DP 1037309, No. 2 Limestone Drive Jerrabomberra be granted conditional approval subject to the following amendments to the draft conditions of consent.

6A. Hours of Operation for the Gaming Area:

Weekdays: 10.00am to 3.00am the following day

Saturday: 10.00am to 3.00am the following day

Sunday/Public Holidays: 10.00am to 12.00 midnight

Within the operational time frames above alcohol consumption within the hotel is to be limited to the gaming area after 1.00am and alcohol consumption is to cease entirely after 2.30am.

Reason: To ensure a noise problem does not result from the development.

6B. Security Presence

The Jerrabomberra Hotel is to maintain a security presence by having a security guard on premises at any time the gaming area is operating after 12 midnight.

Reason: To mitigate anti-social behaviour by patrons.

During discussion, Cr Marshall foreshadowed a CONTRARY motion: [“That Council refuse consent for reference 124-2012.A because of the negative social impact of increased gambling on gaming machines and police concerns about the impact of extended opening hours on anti-social behaviour and crime.”]

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

PLA112/21

RESOLVED (Hicks/Schweikert)

That:

1. Approval be granted to the proposal for the following reasons:
 - a. The applicant has provided mitigation methods such as limiting alcohol consumption to the gaming area after 1.00am and ceasing alcohol consumption at 2.30am.
 - b. The extended hours of operation will be limited to only the gaming area with the venue and bar ceasing operation at 1.00am.
 - c. The proposal will not increase the total net number of machines within the tavern but rather, will increase accessibility to the existing machines.
 - d. In line with the NSW Police’s comments, the hotel will maintain a security presence until the closing time of 3.00am on Monday – Saturday, and 12.00 midnight on Sundays and Public Holidays. A free courtesy bus service will be available to drive patrons home during these times as well.
 - e. The applicant submitted an acoustic report prepared by Hardwood Acoustics on 16 March 2021. Council’s health officer reviewed the report and determined that any additional noise produced would not be unreasonable.
2. Development application 124-2012.A for the erection of hotel additions – outdoor gaming area (for a tavern); modification: extended hours of operation on lot 4 DP 1037309, No. 2 Limestone Drive Jerrabomberra be granted conditional approval subject to the following amendments to the draft conditions of consent.

6A. Hours of Operation for the Gaming Area:

Weekdays: 10.00am to 3.00am the following day
Saturday: 10.00am to 3.00am the following day
Sunday/Public Holidays: 10.00am to 12.00 midnight

Within the operational time frames above alcohol consumption within the hotel is to be limited to the gaming area after 1.00am and alcohol consumption is to cease entirely after 2.30am.

Reason: To ensure a noise problem does not result from the development.

6B. Security Presence

The Jerrabomberra Hotel is to maintain a security presence by having a security guard on premises at any time the gaming area is operating after 12 midnight.

Reason: To mitigate anti-social behaviour by patrons.

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

Against: Cr Marshall

8.2 2005/DEV-0433.A - Modification to Continue Use as a Reception Centre - 41 Molonglo Street, Bungendore

PLA113/21

RESOLVED (Schweikert/Taylor)

That modification to development application 2005/DEV-0433.A for Bed & Breakfast accommodation and reception centre; Modification: Continue use as a reception centre on Lot 1 Sec 12 DP 758183 & Lot 2 Sec 12 DP 758183 No. 41 Molonglo Street, Bungendore be granted approval in accordance with the original conditions of development consent as modified by the following:

1. Delete condition 13 relating to the two-year sunset period, condition 22 for the access road and condition 21 relating to carparking.
2. Delete additional car parking conditions, based on the historical use of the property and current scope of operations and activities.

The resolution was carried unanimously.

8.3 Proposal for Two New Road Names - Sunset Estate, Googong

PLA114/21

RESOLVED (Taylor/Biscotti)

That Council:

1. Adopt in principle the name 'Gorge Creek Drive' and 'Chimney Rise' as the proposed names for the new roads identified within Sunset Estate.
2. Advertise the names for public comment for 28 days.
3. Publish a notice in the NSW Government Gazette if no objections are received.

The resolution was carried unanimously.

Cr Overall declared an interest in this item.

8.4 Queanbeyan 7.12 Fixed Levy Contributions Plan 2019 - Proposed Amendments

PLA115/21

RESOLVED (Harrison/Hicks)

That Council:

1. Note the proposed changes to the Queanbeyan 7.12 Fixed Levy Contributions Plan 2019 as set out in this report.
2. Exhibit the draft plan for 28 days.
3. Note a further review of development contributions plans is scheduled to reflect the revised s7.11 and s7.12 provisions of the EP&A legislation.

The resolution was carried unanimously.

8.5 Turallo Creek Management and Project Plans

PLA116/21

RESOLVED (Schweikert/Harrison)

That:

1. Council adopt the Turallo Creek Bungendore - Management Plan and accompanying Project Plan – Turallo Creek rehabilitation, Bungendore.
2. The staged approach to removing woody weeds followed by targeted revegetation be undertaken as per the Project Plan, though accelerated for completion earlier than 2026 should additional resources including grant funding become available.

The resolution was carried unanimously.

8.6 Stronger Country Community Grant Proposed Projects

MOVED (Overall/Biscotti)

That Council:

1. Note that Council resolved on 10 February 2021 (Resolution PLA009/21) “That Council work with sporting clubs to lodge applications to the NSW Regional Sports Facility Fund for Junior AFL Flood lights, Archery Amenities and Women’s Changerooms at Freebody Oval” and that the NSW Government has yet to announce the program recipients.
2. Nominate the following projects as priority one for Round 4 of the Stronger Country Communities Fund:
 - Freebody Oval Women’s Change Rooms - \$924K
 - Access Upgrade to Karabar Netball Courts Change Rooms - \$300K
 - New Toilet for Archery at Hoover Road - \$235K
 - Flood lights on Halloran Oval - \$231K
 - Flood lights on Steve Mauger Oval - \$229K

3. Nominate the following project as priority two:
 - Wright Park (Lower) Amenities and Club Facilities - \$1.3M (and explore with users of the facility the possibility of a co-contribution in the event the nomination is successful).
4. Reserve the following projects for other grant funding opportunities, including the second round of the NSW Regional Sports Facility Fund (2021), Round 5 of the Stronger Country Communities Fund (2022) or as election priorities for the forthcoming Federal Government and NSW Government elections:
 - Additional changerooms at Bungendore Sports Hub - \$650K
 - Queanbeyan Art Society Building Upgrades - \$78K
 - Braidwood Pool - \$1M
 - Upgrade to Axis Youth Centre to become a Community Centre with co-located service providers - \$280K
 - Moore Park Youth Park - \$300K
 - Braidwood Skate Park Construction - \$681K
5. Subject to there being an announcement of the program recipients of the NSW Regional Sports Facility Fund involving one or more of the projects nominated, Council receive a further report at the 23 June 2021 Ordinary Meeting of Council with a recommendation varying the above.

AMENDMENT (Marshall)

That Council:

- Remove Freebody Oval Women's Change Rooms from Item 2
- Insert replacements including the Braidwood Skate Park and Queanbeyan Arts

The amendment (of Cr Marshall) lapsed for want of a seconder.

During discussion Cr Winchester foreshadowed a CONTRARY motion: ["That Council nominate the following projects for Round 4 of the Stronger Country Communities Fund:

1. Flood lights on Halloran and Steve Mauger ovals \$460,042.
2. New Change room and canteen facilities at Wright Park \$1,174,704.
3. Toilets at Hoover Road Archery Complex \$235,000."]

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

PLA117/21

RESOLVED (Overall/Biscotti)

That Council:

1. Note that Council resolved on 10 February 2021 (Resolution PLA009/21) "That Council work with sporting clubs to lodge applications to the NSW Regional Sports Facility Fund for Junior AFL Flood lights, Archery Amenities and Women's Changerooms at Freebody Oval" and that the NSW Government has yet to announce the program recipients.
2. Nominate the following projects as priority one for Round 4 of the Stronger Country Communities Fund:
 - Freebody Oval Women's Change Rooms - \$924K
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3. Nominate the following project as priority two:
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4. Reserve the following projects for other grant funding opportunities, including the second round of the NSW Regional Sports Facility Fund (2021), Round 5 of the Stronger Country Communities Fund (2022) or as election priorities for the forthcoming Federal Government and NSW Government elections:
 - Additional changerooms at Bungendore Sports Hub - \$650K
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 - Upgrade to Axis Youth Centre to become a Community Centre with co-located service providers - \$280K
 - Moore Park Youth Park - \$300K
 - Braidwood Skate Park Construction - \$681K
5. Subject to there being an announcement of the program recipients of the NSW Regional Sports Facility Fund involving one or more of the projects nominated, Council receive a further report at the 23 June 2021 Ordinary Meeting of Council with a recommendation varying the above.

For: Crs Biscotti, Harrison, Noveska, Overall, Schweikert and Taylor

Against: Crs Hicks, Marshall and Winchester

9. REPORTS TO COUNCIL - ITEMS FOR INFORMATION

- PLA118/21 **9.1 Biannual Biosecurity Weeds Report (July-December 2020)**
RESOLVED (Schweikert/Harrison)

That the report be received for information.

The resolution was carried unanimously.

- PLA119/21 **9.2 Heritage Funding and Advisory Service**
RESOLVED (Marshall/Schweikert)

That the report be received for information.

The resolution was carried unanimously.

- PLA120/21 **9.3 IPART Rating Review**
RESOLVED (Marshall/Harrison)

That the report be received for information.

The resolution was carried unanimously.

10. REPORTS OF COMMITTEES

- PLA121/21 **10.1 Minutes of Braidwood and Curtilage Heritage Advisory
Committee held 13 May 2021**
RESOLVED (Marshall/Hicks)

That Council note the minutes of Braidwood and Curtilage Heritage Advisory Committee meeting held on 13 May 2021.

The resolution was carried unanimously.

- PLA122/21 **10.2 Minutes of QPRC Heritage Advisory Committee held 20 May
2021**
RESOLVED (Schweikert/Taylor)

That Council note the minutes of Heritage Advisory Committee held on 20 May 2021.

The resolution was carried unanimously.

11. NOTICES OF MOTIONS

There were no Notices of Motions.

12. NOTICE OF INTENTION TO DEAL WITH MATTERS IN CLOSED SESSION

There were no matters for Closed Session.

13. CONCLUSION OF THE MEETING

The time being 6.47pm, the Mayor announced that the Agenda for the meeting had now been completed.

**CR TIM OVERALL
MAYOR
CHAIRPERSON**