



# Ordinary Meeting of Council

## SUPPLEMENTARY

### AGENDA

25 May 2022

**Despite the easing of COVID restrictions, it should be noted that there is a limited number of public gallery seats available in the Chambers. Presentations can be made in writing or via Zoom. A live stream of the meeting can be viewed at:**

<http://webcast.qprc.nsw.gov.au/>

#### **Statement of Ethical Obligations**

The Mayor and Councillors are reminded that they remain bound by the Oath/Affirmation of Office made at the start of the council term to undertake their civic duties in the best interests of the people of Queanbeyan-Palerang Regional Council and to faithfully and impartially carry out the functions, powers, authorities and discretions vested in them under the *Local Government Act 1993* or any other Act, to the best of their skill and judgement.

The Mayor and Councillors are also reminded of the requirement for disclosure of conflicts of interest in relation to items listed for consideration on the Agenda or which are considered at this meeting in accordance with the Code of Conduct and Code of Meeting Practice.

On-site Inspections - Nil

**SUPPLEMENTARY REPORTS**

10.3 Site Inspection - DA.2021.1628 - Telecommunications Facility - 34 Powell  
Drive, Carwoola.....3

**LIST OF ATTACHMENTS**

**Open Attachments**

*Nil*

**Closed Attachments**

*Nil*

## REPORTS TO COUNCIL - ITEMS FOR INFORMATION

**10.3 Site Inspection - DA.2021.1628 - Telecommunications Facility - 34 Powell Drive, Carwoola (Ref: ; Author: Carswell/Edwards)**

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**File Reference:** DA.2021.1628

**Report**

At the Council meeting to be held on 25 May 2022, Council will consider a report on DA.2021.1628. This application relates to a proposal to construct a telecommunications tower at 34 Powell Drive, Carwoola. The application has been recommended for conditional approval.

A site inspection was arranged to allow the opportunity for Councillors to view the site prior to considering the report at the meeting. This took place at 5.03pm on Monday, 23 May 2022.

Present were as follows:

Councillors and QPRC staff: Mayor Kenrick Winchester; David Carswell (*Service Manager – Land Use Planning*); Jacinta Tonner (*Program Coordinator – Development - Assessment*); Shannon Edwards (*Minute Taker*);

Owner and applicant representatives: Jason Green (*Applicant representative – Yless4U*); David Marrant (*NSW Telco Authority*); Chris Snewin (*NSW Telco Authority*); Bryan Helmers (*Owner*);

Neighbours: Rob, Judy & Hayley Coorey (Neighbour); Archie Tsirimokos (Lawyer).

Apologies: Cr Michele Biscotti; Cr Louise Burton; Cr Mareeta Grundy; Cr John Preston; Cr Katrina Willis; Graeme Harlor (*Acting Portfolio General Manager - Natural and Built Character*); Vageesha Wellalage (*Town Planner/Assessing Officer*).

Mr Carswell asked the applicant representative, Mr Green, to provide a brief overview of the proposal to those present. Mr Green suggested it would be best to proceed to the exact location to visually explain the proposal, as he had assembled a cherry picker to simulate the location and dimensions of the proposed telecommunications tower.

Accordingly, The Mayor, applicant representatives, and QPRC staff were escorted by vehicle to the proposed location, where they were joined by Mr Helmers. The neighbours and Mr Tsirimokos returned to the Coorey's property during this portion of the site inspection.

Mr Green explained that he had assembled the cherry picker as close as possible to the dimensions of the proposed tower. Mr Green also pointed out some material elements of the proposed structure, which were lying on the ground nearby.

Mr Green mentioned that, since lodging the application, he had decided to remove the solar panels from the proposed works in an attempt to alleviate concerns raised by neighbours about a potential visual impact of these panels. Mr Green instead proposes to provide 'ultra-low voltage' power via trenching from the existing house to the proposed tower.

The Mayor asked Mr Green if other sites had been considered and Mr Green responded that his company had explored other properties, pointing out the directions of these in the distance as he explained some of the reasons these were found to be unsuitable or inaccessible. These reasons included obtaining owners consent and additional costs to create new roads.

All those present were then invited onto 58 Powell Drive, Carwoola to view the proposed site from the neighbouring property. The Mayor, QPRC staff, Mr Marrant and Mr Snewin accepted the invitation and proceeded onto the neighbouring site with The Coorey family and Mr Tsirimokos also present. Mr Green and Mr Helmers remained at 34 Powell Drive, Carwoola during this portion of the site inspection.

**10.3 Site Inspection - DA.2021.1628 - Telecommunications Facility - 34 Powell Drive, Carwoola (Ref: ; Author: Carswell/Edwards) (Continued)**

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Mr Coorey took those present to several areas on his property where he and his family felt the proposed tower would have the most visual impact, including an outdoor seating/entertaining area in the yard, and verandah noting the same view of the proposed tower site was shared by nearby bedrooms, a lounge/sitting room, front door, and driveway approach. Mr Coorey noted that the proposed tower location was 60 metres from his boundary fence.

Mr Coorey then pointed out Trig Hill and Bowen Hill in the distance, suggesting they would be appropriate sites for the tower. Mr Coorey also discussed the proposed screening by vegetation mentioned in the assessment report, expressing his concern that this would take a significant amount of time to grow to an effective screening height and would still inhibit his family's view.

Mrs Coorey added that besides the visual amenity, the immediate and extended family had concerns about potential radiation from the proposed tower.

Mr Carswell advised all those present that the Council would be considering a report on this matter at its meeting on Wednesday, 25 May 2022, starting promptly at 5.30pm. Those present were invited to register their interest if they wished to make a verbal or written presentation for up to three minutes on this agenda item, noting the respective deadlines detailed in the Council meeting invitation. He also advised Messrs Green and Helmers who remained on 34 Powell Drive that the site inspection was over unless they had something further.

The site inspection concluded at 5.28pm.

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**Recommendation**

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

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**Attachments**

Nil