



Ordinary Meeting of Council

25 June 2025

**UNDER SEPARATE COVER
ATTACHMENTS**

ITEMS 10.2, 11.1 AND 11.2

**QUEANBEYAN-PALERANG REGIONAL COUNCIL
ORDINARY MEETING OF COUNCIL**

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QUEANBEYAN-PALERANG REGIONAL COUNCIL

Council Meeting Attachment

25 JUNE 2025

ITEM 10.2 NOTICE TO AMEND VOLUNTARY MANAGEMENT PLAN FOR
THE BUNGENDORE RAIL CORRIDOR AND STATION
(MANAGED BY TRANSPORT FOR NSW)

ATTACHMENT 1 AMENDED VOLUNTARY MANAGEMENT PLAN FOR
BUNGENDORE RAIL CORRIDOR AND STATION

Notice to Amend Approved Voluntary Management Proposal



Sections 17 and 44 of the *Contaminated Land Management Act 1997*

Transport for NSW
ABN 18 804 239 602
PO BOX K659
HAYMARKET NSW 1240

Attention: Victoria Oszko

Amendment Notice No.20254416; Declaration No.20221101; Area No. 3522

Why is the EPA writing to you?

The Environment Protection Authority (EPA) has issued this Notice to Amend Approved Voluntary Management Proposal (Amendment Notice) to notify you of amendments to the Notice of Approved Voluntary Management Proposal No. 20241706 issued on 23 August 2024 (Original Notice). Further information is set out below.

What are you required to do?

Please read this Amendment Notice carefully and carry out the actions required. If you have any queries about the matter, please contact Claudine Jeffery at info@epa.nsw.gov.au or 6229 7032.

BACKGROUND

- A. The EPA is responsible for administration and enforcement of the *Contaminated Land Management Act 1997* (Act) and has issued this Amendment Notice under s 17 and 44 of the Act.

Land to which this Amendment Notice applies

- B. The land to which this Amendment Notice applies is Part Lot 2 DP 814518, Part Lot 4 DP 830878 and the rail corridor at Bungendore Station (Land).
- C. The Land was declared on 4 April 2023 as significantly contaminated land by Declaration No. 20221101 under s 11 of the Act. The Land has also been the subject an approved voluntary management proposal as specified in the Original Notice issued under s 17 of the Act.

Approved Party to which this Notice applies

- D. The Original Notice approved the voluntary management proposal, dated 23 August 2024, in respect of Transport for NSW (Approved Party). This Amendment Notice applies to the Approved Party.
- E. A copy of the Original Notice (No. 20241706) showing the required actions can be accessed on the Contaminated Land Record of Notices on the EPA's website at <https://apps.epa.nsw.gov.au/prclmapp/searchregister.aspx>.

Reasons for the Amendment

- F. The purpose of the amendment is to vary the Voluntary Management Proposal (VMP) to extend the timeframes for the Phase 1 of the works. TfNSW have advised that due to difficulties in meeting the conditions required to access the rail corridor resulting in the milestone dates not being able to be achieved. Work is being undertaken to ensure the requirements are met and access is expected to be obtained by August 2025.
- G. The EPA is satisfied that the terms of the approved voluntary management proposal, as modified by this Amendment Notice, are appropriate.
- H. This Amendment Notice is taken to be made under the same provisions of the Act as the Original Notice.

AMENDMENT OF ORIGINAL NOTICE

The Original Notice is amended as set out below and has effect inclusive of these amendments.

1. Replace Conditions 3 and 4 in Part 3 Performance Schedule with the following amended condition:

Amended Condition 3. Key milestones for VMP investigation, remediation and other actions

All works set out in the proposal must be completed by the deadlines specified below:

The Key Milestones and Reporting requirements outlined below are for Phase 1 only.

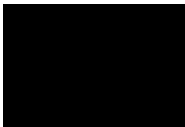
<i>Works</i>	<i>Deadline</i>
T1. Completion of Community & Stakeholder Engagement Plan	Completed 34/08/2025
T2. Completion of Detailed Site Investigation	28/02/2026
T3. Review and Update existing Interim Environmental Management Plans 1. Bungendore Station (Version 3) 2. Corridor & Woolshed siding (Version 4)	28/02/2026
T4. Prepare Interim Audit Advice on Detailed Site Investigation & Updated Interim Environmental Management Plans	30/04/2026

Amended Condition 4. Reporting requirements and timeframe for submission of reports

The EPA must be provided with the following reports by the deadlines specified below:

<i>Report</i>	<i>Deadline</i>
R1. Community & Stakeholder Engagement Plan	Completed 31/08/2025
R2. Detailed Site Investigation	31/05/2026
R3. Interim Environmental Management Plan/s	31/05/2026
R4. Interim Audit Advice for Detailed Site Investigation & Interim Environmental Management Plan	31/05/2026

2. All other conditions in the Original Notice remain the same and continue to apply in conjunction with any amended and new conditions imposed under this Amendment Notice.



CLAUDINE JEFFERY

A/Unit Head

Regulatory Operations

(by delegation)

Date of this Notice: 10 June 2025

INFORMATION ABOUT THIS NOTICE

Management order

Under section 17(6) of the Act, the EPA may serve a management order in relation to significantly contaminated land the subject of an approved voluntary management proposal on an approved party to the proposal, if in the opinion of the EPA, the terms of the approved proposal are not carried out, or the management order relates to a matter that is not adequately addressed by the proposal, or its approval of the proposal was given on the basis of false or misleading information.

Cost Recovery

Section 34 of the Act allows the EPA to recover its costs in connection with assessing and settling the terms of, monitoring actions under, or seeking compliance with, an approved voluntary management proposal. The EPA may also recover the costs of any other matter associated with or incidental to these matters, or any other matter prescribed by the regulations.

Amendment or repeal

This notice may be amended or repealed by subsequent notices.

Cessation of the approved voluntary management proposal

A proposal ceases to be an approved voluntary management proposal if the EPA serves a notice in writing on each approved party stating that it is satisfied that the terms of the proposal have all been carried out or withdrawing its approval of the proposal. The proposal will cease at the time specified in the notice or if no time is specified, at the time the notice is served on each approved party.

Information recorded by the EPA

Section 58 of the Act requires the EPA to maintain a public record. A copy of this notice will be included in the public record and is available at the principal office of the EPA and on the EPA's website.

Information recorded by councils

Section 59(1)(c) of the Act requires the EPA inform the relevant local council of this notice. A planning certificate issued under s 10.7 of the *Environmental Planning and Assessment Act 1979* must specify if the land to which the certificate relates is the subject of an approved voluntary management proposal at the date when the certificate is issued. If a council includes advice in a planning certificate regarding an approved voluntary management proposal that no longer applies to the Land, it is to make it clear on the planning certificate that the proposal no longer applies.

Relationship to other regulatory instruments

This notice does not affect the provisions of any relevant environmental planning instruments which apply to the Land or provisions of any other environment protection legislation administered by the EPA.

Guidelines made or approved under s 105 of the Act

All the investigation or remediation works must be carried out in accordance with guidelines made or approved under s 105 of the Act. See <https://www.epa.nsw.gov.au/your-environment/contaminated-land/statutory-guidelines>.

Previous regulatory instrument

As of 1 July 2009, all current declarations of investigation area and declarations of remediation site are taken to be declarations of significantly contaminated land, all current investigation orders and remediation orders are taken to be management orders and all current agreed voluntary investigation proposals and agreed voluntary remediation proposals are taken to be approved voluntary management proposals.

QUEANBEYAN-PALERANG REGIONAL COUNCIL

Council Meeting Attachment

25 JUNE 2025

ITEM 11.1 QPRC ACCESS COMMITTEE MINUTES - 14 MAY 2025

ATTACHMENT 1 QPRC ACCESS COMMITTEE MINUTES 14 MAY 2025



QPRC Access Committee (QAC) Meeting Minutes

Date:	14 May 2025	Time:	3pm – 4:30pm	Venue:	Braidwood Room (Level M), Nellie Hamilton Centre, 257 Crawford Street, Queanbeyan & Online via MS Teams
Chairperson:	Cr Ross Macdonald			Minutes:	Joanna Wherry (QPRC Coordinator, Community)
Participants:	In person: Annette Bell, Bob McAlister, Naomi Taylor, Rebecca Bigg, Anne Crowe, Robyn Culver, Melanie Dowling, Lisa Dunphy, Winifred Hanson QPRC Staff: Joanna Wherry, Chris Duncan Online: Judit Kovacs & James Fowler			Apologies:	Lynelle Hamer & Melanie Dowling
				Absent:	Ciara McKillop (late apology), Helen Stig
Meeting Objective:	Presentations to the Committee, updates of previous meeting Actions and DIAP priorities.				

No.	Item	Details	Who	Notes
1	Meeting opens & Acknowledgement of Country		Chair	
2	Apologies	Lynelle Hamer & Melanie Dowling	Chair	
3	Acceptance of previous Minutes	The minutes of the previous meeting were accepted and endorsed by the Committee. Moved by Cr Macdonald and seconded by Bob McAlister.	Chair & one seconder	

No.	Item	Details	Who	Notes
4	Review of Terms of Reference	Review of Committee Terms of Reference. Considered by Committee with no comments raised.	All	
5	Membership Updates & Committee function	<p>Welcome to new and returning members. Quick introductions from all members.</p> <p>ACTION 1: Committee Members to provide short 50-word profile for inclusion on QPRC website/permission for staff to use EOI submission.</p> <p>Overview of how Committee functions (quarterly meetings is the standard) with option for additional out of session meetings as required.</p> <p>Advisory Committee members are required to undertake the following training:</p> <ul style="list-style-type: none"> • Code of conduct • Respectful behaviours • Diversity and inclusion <p>It was noted that not all modules are currently available in online format (e.g.: Pecuniary Interest Disclosure) and may require QPRC staff to present at future meetings. Support is available to enable members to access and undertake training. Members invited to raise any questions directly with Joanna Wherry or Chris Duncan.</p> <p>ACTION 2: Staff to follow up with QPRC learning and development to provide access to learning portal (DAMSTRA)</p>	All	
6	Accessibility Audit Funding	<p>Update from staff. Request for quotation (RFQ) has gone out for Access Audits of the following areas.</p> <ul style="list-style-type: none"> • Queanbeyan Showground Grandstand Building • Braidwood Main Street (two main blocks from corner of Wilson Street to Lascelles Street including three key intersection areas). • Braidwood Public Toilets Ryrie Park, Wilson Street, Braidwood • Braidwood National Theatre 	QPRC Staff	



No.	Item	Details	Who	Notes
		<p>Exact scope of works will be determined by quotations received in line with budget of \$20k. Committee to provide ongoing recommendations on area/venues for future audits for next financial year 2025-26.</p> <p>Comments raised by Committee members requested that providers of audits undertake work with a universal accessibility approach and detail lived experience and/or level of expertise to undertake this work. Staff will consider this in evaluation of existing RFQ and note this for future RFQ processes. Staff will also speak with successful</p> <p>It was also taken on notice for staff to investigate options to undertake audits internally including understanding requirements beyond physical accessibility.</p> <p>ACTION 3: Staff to investigate training options available and staff capacity and resource to enable audits to be undertaken internally.</p> <p>The Chair noted the Committee's comments in relation to new works, buildings and car parking provisions being 'to standard', however noted that we must consider going above these.</p> <p>ACTION 4: Staff to share Monaro Street Audit (executive summary).</p>		
7	QPRC Disability Inclusion Action Plan (DIAP) 2022-2026	<p>Update from staff on previous priorities actions from QPRC Disability Inclusion Action Plan (DIAP). QPRC internal review of current DIAP required (by 1 July 2025) and development of next DIAP (required by 1 July 2026). Dedicated consultation will take place with the Committee and wider community to develop the next DIAP.</p> <p>ACTION 5: Staff to provide DIAP priorities update document for review by Committee.</p> <p>It was taken on notice that mobile communication does not adequately support Medical Alert bracelets and that this is an issue that covers the whole region not just remote rural areas.</p>		



No.	Item	Details	Who	Notes
		<p>Committee members also raised the issue of lack of Wheelchair Accessible Transport provision in the region and ongoing cross border issues.</p> <p>The Committee was invited to review the current DIAP and provide input and feedback for review of work undertaken and ongoing priorities for focus in the coming financial year 2025-26.</p> <p>It was noted by the Committee that footpath improvement works need to be approached with overview of accessibility and consider upgrading all aspects of footpath areas especially including steep crossfalls.</p> <p>Staff updated the Committee that QPRC learning and development team will be implemented to all staff. This will be a baseline level of training. QPRC staff will also identify opportunities for dedicated training and support for staff to increase awareness.</p> <p>ACTION 8: Members encouraged to share details of recommended Disability Awareness Training providers/courses.</p> <p>ACTION 9: Staff to follow up on previously reported items by James Fowler (accessible parking on Lascelles Street) and report greenery impacting visibility at crossing places.</p>		
8	Other Business	<p>Committee reminded to keep QPRC informed of access issues and concerns by reporting through available channels. In particular the usage of 'Snap Send Solve' system to identify key areas of concern.</p> <p>ACTION 7: Staff to provide QPRC channels for communication and reporting issues (including 'Snap, Send, Solve').</p>	All	
9	Meeting Close		Chair	Time: 4:26pm



No.	Actions and Agreements:	Who	When	Completed
1	Committee members to provide short 50-word profile for inclusion on QPRC website/ permission for staff to use EOI submission.	Members & QPRC Staff	By next meeting	In progress
2	Staff to follow up with QPRC learning and development to provide access to learning portal.	QPRC Staff	By June 2025	In progress
3	Staff to investigate training options available and staff capacity and resource to enable audits to be undertaken internally.	QPRC Staff	By next meeting	In progress
4	Staff to share Monaro Street Audit (executive summary).	QPRC Staff	With Minutes	Completed
5	Staff to provide DIAP priorities update document for review by Committee.	QPRC Staff	With Minutes	Completed
6	Staff to provide QPRC channels for communication and reporting issues (including 'Snap, Send, Solve'.	QPRC Staff	With Minutes	Completed
7	Monitor any outstanding Actions from previous meeting and provide updates to membership.	QPRC Staff	Ongoing	Ongoing

Next Meeting:	TBC	Time:	TBC	Venue:	TBC
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QUEANBEYAN-PALERANG REGIONAL COUNCIL

Council Meeting Attachment

25 JUNE 2025

ITEM 11.2 BTCEC MINUTES - 26 MAY 2025

ATTACHMENT 1 BTCEC MINUTES - 26 MAY 2025



**Bungendore Town Centre and Environs
Committee Meeting**
26 May 2025 commencing at 6.30 pm
QPRC Office 13 Gibraltar Street

MINUTES

1. **Present:** Cr Schweikert
Mel Carn
Graham Judge
Stuart Henderson
Andrew Riley

Also Attending:
Tracey Lamont (QPRC)

The meeting opened at 6.32 pm.

Apologies: Bryan Clarke

2. **Opening/Welcome**
Cr Schweikert opened the meeting and welcomed the new committee members with a brief history of the committee and their role. Cr Schweikert requested that the Terms of Reference be sent to all members and that it should include a map of the town center.
3. **Election of Chair**
Cr Schweikert elected chair unopposed. Cr Grundy is the alternate Chair. If either Councilor is unavailable, Stuart Henderson will act as chair.
4. **Declarations of Interest**
Cr Schweikert explained what a declaration of interest is, none declared.

19-21 Gibraltar St Options

Committee members discussed all options put forward resulting in the final 3 points below to be added to the overall consultation report,

- Immediate action taken to activate the site with mobile food van and other temporary business activations.
- Council develop the site as per the current DA, sell or lease the new building.

- Subdivide and sell as 2 or 3 blocks with an option for 1 block (corner) to be retained by Council and converted to green space with seating options and opportunity for public art.

5. Meeting Dates and Times

Committee members decided on monthly meetings, the third Monday of the month at 6.30pm at the QPRC Office 13 Gibraltar St.

6. Other Business

Andrew Riley proposed to discuss the Bungendore water supply Pipeline at the next Meeting. The relevance of that discussion is the proposed route through the town – Turallo Creek Reserve & Frogs Hollow. Cr Schweikert to supply current information on the pipeline.

Meeting Closed at 7.51pm

Next proposed meeting, Monday JUNE 16