



Inverell Shire Council



SATURDAY 8TH APRIL

4 SWIM EVENTS STARTING AT 10AM

GWYDIR SHIRE 5KM · SAPPHIRE CITY 2.5KM

INVERELL DIAGNOSTIC IMAGING 1KM · MCDONALDS 500M

- ◆ **ENTER ONLINE:** www.trybooking.com/OJEY
- ◆ **ENTRY FORMS AVAILABLE AT** WWW.COPETONSWIM.COM
- ◆ **ENTER ON THE DAY**

FOR FURTHER DETAILS PLEASE CONTACT

LARRY WHITBREAD 0427 936 998

COPETONFRESHWATERSWIM@GMAIL.COM

WWW.COPETONSWIM.COM



Business Paper
Ordinary Meeting of Council
22 March, 2017

INVERELL SHIRE COUNCIL
NOTICE OF ORDINARY MEETING OF COUNCIL

16 March, 2017

An Ordinary Meeting of Council will be held in the Council Chambers, Administrative Centre, 144 Otho Street, Inverell on Wednesday, 22 March, 2017, commencing at **3pm**.

Your attendance at this Ordinary Meeting of Council would be appreciated.

P J HENRY PSM

GENERAL MANAGER

A G E N D A

SECTION A	APOLOGIES CONFIRMATION OF MINUTES DISCLOSURE OF CONFLICT OF INTERESTS/PECUNIARY AND NON-PECUNIARY INTERESTS PUBLIC FORUM
SECTION B	ADVOCACY REPORTS
SECTION C	COMMITTEE REPORTS
SECTION D	DESTINATION REPORTS
SECTION E	INFORMATION REPORTS
SECTION F	QUESTIONS WITHOUT NOTICE
SECTION G	CONFIDENTIAL MATTERS (COMMITTEE-OF-THE-WHOLE)

2.00 PM **AFTERNOON TEA**






3.15 PM **ADDRESS BY BEN JOHNSON, PROGRAM/CORPORATE
RELATIONS, SERVICES NSW**

**NOTE: FOLLOWING THE CONCLUSION OF THE MEETING A BRIEFING SESSION ON THE
PREPARATION OF COUNCIL'S 2016 – 2020 DELIVERY PLAN WILL BE HELD**

Quick Reference Guide

Below is a legend that is common between the:

- Inverell Shire Council Strategic Plan
- Inverell Shire Council Delivery Plan
- Inverell Shire Council Management Plan.

<i>Destinations</i>	<i>Icon</i>	<i>Code</i>
<p>1. A recognised leader in a broader context.</p> <p>Giving priority to the recognition of the Shire as a vital component of the New England North West Region through Regional Leadership.</p>		R
<p>2. A community that is healthy, educated and sustained.</p> <p>Giving priority to the Shire as a sustainable and equitable place that promotes health, well being, life long learning and lifestyle diversity.</p>		C
<p>3. An environment that is protected and sustained.</p> <p>Giving priority to sustainable agriculture, the protection and conservation of rivers, waterways bio diversity and the built environment.</p>		E
<p>4. A strong local economy.</p> <p>Giving priority to economic and employment growth and the attraction of visitors.</p>		B
<p>5. The Communities are served by sustainable services and infrastructure.</p> <p>Giving priority to the provision of community focused services and the maintenance, enhancement and upgrade of infrastructure.</p>		S



MEETING CALENDAR

October 2016 – September 2017

	TIME	OCT	NOV	DEC	JAN	FEB	MARCH	APRIL	MAY	JUNE	JULY	AUGUST	SEPT
		Wed	Wed	Wed	Wed	Wed	Wed	Wed	Wed	Wed	Wed	Wed	Wed
Ordinary Meetings	3:00 pm	26	23	21	No Meeting	22	22	26	24	^28	26	23	27
Major Committees		Wed	Wed	Wed	Wed	Wed	Wed	Wed	Wed	Wed	Wed	Wed	Wed
Civil and Environmental Services	8:30 am	12	9	No Meetings	No Meetings	8	8	12	10	14	12	9	13
Economic and Community Sustainability	10:30 am												

^ Meeting at which the Management Plan for 2017/2018 is adopted.

- Members of the public are invited to observe meetings of the Council.
Should you wish to address Council, please contact the Office of the General Manager on 6728 8206.

Table of Contents

MINUTES OF THE ORDINARY MEETING OF INVERELL SHIRE COUNCIL HELD IN THE COUNCIL CHAMBERS, ADMINISTRATIVE CENTRE, 144 OTHO STREET, INVERELL ON WEDNESDAY, 22 FEBRUARY, 2017, COMMENCING AT 3 PM.

PRESENT: Cr P J Harmon (Mayor) [Chairperson], Crs D F Baker, A A Michael, C M Dight, P A King, J N McCosker, S J Berryman and J A Watts.

The General Manager (Paul Henry), Director Corporate & Economic Services (Ken Beddie) and Director Civil & Environmental Services (Brett McInnes).

SECTION A

APOLOGIES S13.6.9/10

The General Manager advised that Cr Peters tendered his apology and sought leave of absence for personal reasons.

3/17 RESOLVED (McCosker/Watts) *that the apology from Cr Peters due to his absence for personal reasons be accepted, and that leave of absence be granted.*

CONFIRMATION OF MINUTES S13.5.2/10

4/17 RESOLVED (Michael/Berryman) *that the Minutes of the Ordinary Meeting of Council held on 21 December, 2016, and the Special Meeting of Council held on 8 February, 2017 as circulated to members, be confirmed as a true and correct record of that meeting.*

DISCLOSURE OF CONFLICT OF INTERESTS/PECUNIARY AND NON-PECUNIARY INTERESTS

There were no interests declared.

PUBLIC FORUM S13.5.6/10

At this juncture, the time being 3.02pm, the Mayor welcomed the members of the public and opened the Public Forum Session by inviting members of the public to speak:

Mr Bob Bensley Inverell District Hospital Upgrade S24.20.6

Mr Bensley noted advice from Hunter New England Health (HNEH) of 11 months ago that the Clinical Services Plan had been completed and consultation would commence. 11 months on, nothing has happened, despite assurances the community would be continually involved in the process.

Mr Bensley noted the ongoing lack of appropriate services available to the community and asked if this matter could be taken up with the Local Member and Health Minister.

Mrs Lynn Lennon Inverell Toughen Up Challenge S12.22.1/10

Mrs Lennon spoke in respect of the 2017 Event. To date the Group has donated approximately \$30K back to the community.

Mrs Lennon noted that the majority of participants come from outside the Shire, contributing to the local economy.

Mrs Lennon thanked Council for their ongoing support of the event.

At this juncture, the time being 3.21pm, the Public Forum Session closed and Council resumed the balance of the Agenda.

**SECTION B
ADVOCACY REPORTS**

Cr Harmon Boundary Adjustment – Tingha Area

A meeting has been conducted with Armidale Regional Council in respect of this matter. The meeting reached a number of agreements. The Green Valley area is now to be part of the proposed area, with a survey to be conducted of residents of the area closer to Bundarra to determine their preference in respect of which Local Government Area they wish to be part of.

Cr Michael CWP – Sapphire Wind Farm Event 15 February 2017

Cr Michael noted he attended a community information evening held at the Inverell RSM Club by CWP Renewables on 15 February, 2017. Cr Michael provided Council with an update on progress with the wind farm project. Cr Dight also attended the event.

Cr Dight BROC Meeting

Cr Dight attended the meeting held on Friday 17 February, 2017 in Inverell. A presentation in respect of the Sapphire Wind Farm was provided. It was noted that BROC is preparing a submission to the Government on 'decentralisation'. Water security is an ongoing issue for the Group.

Cr King Shop Till you Drop Fundraiser

Cr King attended a recent Fundraiser at the RSM for the purchase of equipment for the Inverell Hospital Maternity Department. Over \$7K was raised on the night.

Cr Watts Art Gallery

Cr Watts attended the Inverell Art Society's recent Annual General Meeting. The Inverell Art Society thanked Council for its ongoing support. Cr Watts noted that the Art Gallery remains an important community cultural and tourism asset.

Cr Harmon Sapphire City Festival

Cr Harmon and Cr Michael attended the Committee's recent Annual General Meeting. The 2017 Festival will be held from 19 – 29 October, 2017.

Cr Harmon Inverell Hospital Development

Cr Harmon held a brief meeting with the Local Member, Mr Adam Marshall MP and the new Health Minister, Hon Brad Hazzard MP. A comprehensive meeting will be held in the near future to pursue progress in this matter.

Cr Harmon Tingha Bridge Intersection

Cr Harmon met with the new State Roads Minister, Hon Melinda Pavey MP in respect of this project. Negotiations are ongoing in respect of funding for this project.

**SECTION C
COMMITTEE REPORTS**

CSOP-A 1. **INVERELL LIQUOR CONSULTATIVE COMMITTEE MEETING MINUTES S19.9.1**

5/17 RESOLVED (Watts/King) that the Minutes of the Inverell Liquor Consultative Committee Meeting held on Tuesday, 15 November, 2016, be received and noted.

CSOP-A 2. **CIVIL & ENVIRONMENTAL SERVICES COMMITTEE MEETING MINUTES – 8 FEBRUARY 2017 S4.11.16/09**

6/17 RESOLVED (Baker/Michael) that:

- i) the Minutes of the Civil & Environmental Services Committee Meeting held on Wednesday, 8 February, 2017, be received and noted; and*
- ii) the following recommendation of the Civil & Environmental Services Committee be adopted by Council:*

1. RV FRIENDLY TOWN APPLICATION – ASHFORD S28.27.10

That an application for RV Friendly accreditation be submitted to the Campervan and Motorhome Club of Australia.

2. REGIONAL ROADS REHABILITATION PROGRAM – REPAIR PROGRAM FUNDING ALLOCATION 2016/2017 & 2017/2018 S15.8.22

That:

- i) the projects for the 2016/2017 REPAIR program be the realignment and reconstruction of Segments 290 of the Inverell-Bonshaw Road and the section of Inverell-Bonshaw Road from 10.5 km from Inverell to the north for 1.3km; and*
- ii) the projects for the 2017/2018 REPAIR program be the pavement reconstruction and widening of Segment 110 of Warialda Road and Segment 160 of the Inverell-Bonshaw Road.*

3. WHITE ROCK WIND FARM (MP10 160) MODIFICATION APPLICATION NO. 4 S18.6.52/02

That the draft submission to the Department of Planning and Environment in response to the White Rock Wind Farm Modification No. 4 be endorsed.

4. ENVIRONMENTAL PLANNING AND ASSESSMENT AMENDMENT BILL 2017 S4.2.1

That a more detailed report and draft submission in relation to the Environmental Planning & Assessment Amendment Bill 2017 be considered at the February, 2017 Ordinary Meeting of Council.

5. DRAFT NEW ENGLAND NORTH WEST REGIONAL PLAN S18.6.22

That the release of the Draft New England North West Regional Plan be acknowledged and the content of any submission be an item for consideration at the Ordinary Council meeting on the 22 February, 2017.

6. ROADS EXPENDITURE REPORT S13.1.2

That a report be prepared for the Committee that provides;

- i) an accumulative table of funds spent on roads from 2012 – 2016;*
- ii) the proposed amount of the Special Rate Variations contribution to be expended on the Roads backlog; and*
- iii) identifies the segments of roads and the condition rating that make up the backlog.*

7. SAPPHIRE WIND FARM S16.7.31/03

That:

- i) Council concur with the construction of a 150 metre sacrificial 'dust seal' adjacent to 1347 Waterloo Road, to facilitate compliance with the Sapphire Wind Farm Development Consent; and*
- ii) the construction, maintenance and decommissioning of the dust seal be at the full cost of the contractor and to the minimum requirements of Council.*

CSOP-A 3. ECONOMIC & COMMUNITY SUSTAINABILITY COMMITTEE MEETING MINUTES – 8 FEBRUARY 2017 S4.11.17/09

7/17 RESOLVED (Watts/Dight) *that:*

- i) the Minutes of the Economic & Community Sustainability Committee Meeting held on Wednesday, 8 February, 2017, be received and noted; and*
- ii) the following recommendations of the Economic & Community Sustainability Committee be adopted by Council with the Exception of Item 2, 'Membership of Aboriginal Consultative Committee S2.14.1':*

1. EXPIRING LICENCE AGREEMENT – BEVERLEY TURNER S5.10.117

That:

- i) Council renew the agreement with Beverley Turner for Part of Unformed Road, behind Council's Sewer Pump Station, Brewery Street, Inverell;*
- ii) the licence agreement be for a two (2) year period with a further two (2) year option;*
- iii) the Licence fee be \$62.00 per annum (GST Inclusive) with a 3% increase per annum; and*
- iv) the Licence Agreement be subject to any other terms and conditions as*

negotiated by Council's General Manager.

3. INVERELL COMMUNITY GARDEN RELOCATION S11.15.18

That:

- i) Council advise the Inverell Community Garden Committee that part Lot 7313 DP 1135965 will be made available as the site for the 'new community garden';*
- ii) Council staff will provide advice to the Community Garden Committee to ensure the final concept for the garden meets all relevant legislative requirements; and*
- iii) Council confirm that some funds will be available to assist with the costs of relocation of Community Garden assets.*

4. REQUEST FOR FINANCIAL ASSISTANCE – INVERELL PIPE BAND INC. S3.7.5

That a donation in the amount of \$1500 be provided to assist the Band with tuition and costs associated with performing at events in the Inverell Local Government Area.

5. REQUEST FOR REDUCTION IN TOWN HALL HIRE FEES – INVERELL MUSIC APPRECIATION GROUP INC. S12.22.1/10 & S5.24.4/10

That Council accede for the Group to utilise the Main Hall at a reduced fee, being that equivalent to the use of the Annex.

6. SPONSORSHIP REQUEST – BORDER BRANCH STOCK HORSE CHALLENGE S12.22.1/10

That Council provide a donation of \$200 as per Council's Donations Policy.

7. IN-KIND DONATION REQUEST - INVERELL MEDIEVAL FESTIVAL INC. S12.22.1/10

That:

- i) Council provide two (2) gazebos for use at the Festival; and*
- ii) the gazebos be collected by the Festival Committee on Friday afternoon and returned on Monday morning.*

8. GOVERNANCE - MONTHLY INVESTMENT REPORT S12.12.2/10

That:

- i) the report indicating Council's Fund Management position be received and noted; and*
- ii) the Certification of the Responsible Accounting Officer be noted.*

9. QUARTERLY BUDGET AND OPERATIONAL PLAN REVIEW
2016/2017V S12.5.1/10

That:

- i) *Council's Quarterly Operational Plan and Budget Review for 31 December, 2016 be adopted; and*
- ii) *the proposed variations to budget votes for the 2016/2017 Financial Year be adopted providing an estimated Cash Surplus at 30 June, 2017 from operations of \$2,723.*

10. REQUEST FOR REDUCTION ON WATER ACCOUNT S32.10.1/09

That:

- i) *the report be received; and*
- ii) *Council issue an amended account of \$273.08 for the last quarter based on the average consumption of accounts prior to the leak and write off \$312.72.*

GM-A
CSOP-N

MEMBERSHIP OF ABORIGINAL CONSULTATIVE COMMITTEE S2.14.1

8/17 MOTION (King/Baker) *that:*

- i) *Council appoint representatives to the following positions on the Inverell Shire Aboriginal Consultative Committee for a period of one (1) year:*
 - *One (1) representative from Ashford Land Council.*
 - *One (1) representative from Anaiwan Land Council.*
 - *One (1) Aboriginal Elder (Chosen by NAIDOC Week Committee).*
 - *Five (5) members of the community.*
- ii) *The community members of the Committee comprise the following persons:*
 - *Gregory Livermore,*
 - *Keira Edwards,*
 - *Esther Gardiner,*
 - *Darren Finn, and*
 - *Kelvin Brown.*

AMENDMENT (Michael/Berryman) *that:*

- i) *Council appoint representatives to the following positions on the Inverell Shire Aboriginal Consultative Committee for a period of one (1) year:*
 - *One (1) representative from Ashford Land Council.*
 - *One (1) representative from Anaiwan Land Council.*
 - *One (1) Aboriginal Elder (Chosen by NAIDOC Week Committee).*
 - *Three (3) members of the community.*

The Amendment on being put to the meeting was LOST. The Motion on being put to the meeting was CARRIED.

**SECTION D
DESTINATION REPORTS**

CSOP-A 1. **REQUEST FOR REDUCTION/WAIVING OF TOWN HALL HIRE FEES –
MCLEAN CARE S12.22.1/10 & S5.24.4/10**

9/17 RESOLVED (Baker/King) that Council provide a donation of \$200 to McLean Care for their Expo and Concert to be held in the Town Hall on 7 – 8 March, 2017 as part of Seniors Week activities.

MDS-A 2. **DRAFT NEW ENGLAND NORTH WEST REGIONAL PLAN S18.6.22**

10/17 RESOLVED (Michael/Baker) that:

- i) the overview of the Draft New England North West Regional Plan provided by Mr Anthony Alliston, Manager Development Services be received and noted, and
- ii) Council make a submission in response to the Draft New England North West Regional Plan.

3. **PURCHASE OF LAND (LISTINGS) S5.2.0/09**

11/17 RESOLVED (Baker/Michael) that the matter be referred to Closed Council for consideration as:

- i) the matters and information are 'commercial information of a confidential nature that would, if disclosed, prejudice the commercial position of the person who supplied it.' (Section 10A(2)(d)(i) of the Local Government Act, 1993);
- ii) on balance the public interest in preserving the confidentiality of the information outweighs the public interest in openness and transparency in Council decision-making by discussing the matter in open meeting; and
- iii) all reports and correspondence relevant to the subject business be withheld from access to the media and public as required by section 11(2) of the Local Government Act, 1993.

GM-A 4. **CROSS-BORDER COLLABORATION 2016/19 – PRIORITY ACTION WORK
LIST 2016/17 S14.18.6/10**

12/17 RESOLVED (Dight/Berryman) that:

- i) Council concur with the Priority Act Work List for 2016/2017 as detailed in the report; and
- ii) Cross Border Ambulance Service Protocols for emergency events and Emergency Media Protocols for major storm events be added to the Cross Border Collaboration Priority Action Work List for 2017/2018.

**SUPPLEMENTARY SECTION D
DESTINATION REPORTS**

13/17 RESOLVED (Michael/Watts) that the Supplementary Section D Destination Reports be considered.

GM-A 5. **OPTUS LEASE – VARLEY OVAL S5.10.157**

14/17 RESOLVED (Michael/McCosker) that:

- i) *Council accede to the request from Visionstream Pty Ltd on behalf of Optus Mobile Pty Ltd for the lease of a portion of the Varley Oval Carpark and the licence of a portion of the Evans Street Road Reserve;*
- ii) *all necessary lease and licence documentation be prepared in this matter in accordance with the abovementioned lease terms and incorporating Council's standard terms and conditions;*
- iii) *Council delegate authority to the General Manager to negotiate all other terms and conditions of the lease and licence as deemed necessary by the General Manager;*
- iv) *the General Manager and Mayor be authorised to sign the lease and licence on behalf of Council; and*
- v) *the Lease and Licence Agreements be completed under the Common Seal of Council.*

At this juncture, the time being 4.44pm, Cr Baker left the meeting.

**SECTION E
INFORMATION REPORTS**

- 1. **DECLARATION OF NON-PECUNIARY INTEREST S13.6.5/09**
- 2. **ANNUAL LEAVE S22.13.2/05**
- 3. **CONSTRUCTION CERTIFICATES APPROVED FOR DECEMBER 2016 & JANUARY 2017 S7.2.4/09 & S7.2.4/10**
- 4. **COMPLYING DEVELOPMENT CERTIFICATES APPROVED DURING DECEMBER 2016 & JANUARY 2017 S7.2.4/09 & S7.2.4/10**
- 5. **SUMMARY OF BUILDING CONSTRUCTION FOR DECEMBER 2016 & JANUARY 2017 S7.2.4/09 & S7.2.4/10**
- 6. **DEVELOPMENT CONSENTS AND REFUSALS DURING DECEMBER 2016 & JANUARY 2017 S18.10.2/09 & S18.10.2/10**
- 7. **SEPTIC TANK APPROVALS FOR DECEMBER 2016 & JANUARY 2017 S29.19.1**
- 8. **ORDINANCE ACTIVITIES REPORT FOR DECEMBER 2016 & JANUARY 2017 S18.10.1**
- 9. **STRATEGIC TASKS – “SIGN OFF” - DECEMBER 2016 & JANUARY 2017 S4.13.2**
- 10. **ENVIRONMENTAL PLANNING AND ASSESSMENT AMENDMENT BILL 2017 S4.2.1**
- 11. **MATERIALS RECOVERY FACILITY INSPECTION S31.8.17**
- 12. **FIT FOR THE FUTURE ROADMAP – ACTION PLAN, SRV S25.11.3**

13. STATECOVER MUTUAL PERFORMANCE REBATE DISTRIBUTION
S27.1.12

14. TINGHA BRIDGE ROUNDABOUT S28.10.HW12

15. DA-181/2016 – 23 LAWRENCE STREET, INVERELL DA-181/2016

15/17 RESOLVED (Berryman/Dight) that the items contained in the Information Reports to the Ordinary Meeting of Council held on Wednesday, 22 February, 2017, be received and noted.

At this juncture, the time being 4.46pm, Cr Baker returned to the meeting.

SECTION F QUESTIONS WITHOUT NOTICE

QWN/ORD 1/17 Telstra Tower - Yetman S18.6.62
Cr Dight

Cr Dight noted that she has been advised that the proposed upgrade of the Yetman Tower has been delayed until 16 March, 2017 or later. The upgrade is dependent on the Upgrade of the Getta Getta Tower between Yetman and North Star.

MCE-A **QWN/ORD 2/17** Gilgai/Tingha Road S6.8.5/10
Cr McCosker

Cr McCosker has received approaches asking that the narrow sections of this road be investigated noting the increase in heavy transport usage and wind farm traffic.

MCE-A **QWN/ORD 3/17** Stannifer/Old Mill Road S6.8.5/10
Cr McCosker

Cr McCosker asked if the Tea Tree could be trimmed at the Stannifer Crossing.

MCE-A **QWN/ORD 4/17** Ashford and Elsmore Road S6.8.5/10
Cr Baker

Cr Baker reported that Mrs Bucknell has raised safety concerns with Council regarding vehicles speeding on these roads.

SECTION G CONFIDENTIAL REPORTS IN CLOSED COUNCIL (SECTION 10A(2) OF THE LOCAL GOVERNMENT ACT 1993)

At 4.52pm, the Chairperson offered the opportunity to members of the public to make representations as to whether any part of the Council Meeting should not be considered in Closed Council. There was no response.

CLOSED COUNCIL REPORTS

16/17 RESOLVED (Michael/Berryman) that Council proceed into Closed Council to discuss the matters referred to it, for the reasons stated in the motions of referral.

Upon resuming Open Council at 4.56pm, the Chair verbally reported that the Council had met in Closed Council, with the Press and Public excluded, and had resolved to recommend to Council the following:

GM-A 1. **PURCHASE OF LAND** **S5.2.0/09**

That:

- i) the offer of \$152K for the purchase of 1 Rosslyn Street, Inverell be confirmed;*
- ii) the purchase be subject to any other terms and conditions as negotiated with the General Manager;*
- iii) the land be classified as Operational Land; and*
- iv) the Common Seal of Council be affixed to any necessary documentation.*

ADOPTION OF RECOMMENDATIONS

17/17 RESOLVED *(Baker/Berryman) that the recommendations of Closed Council be adopted.*

There being no further business, the meeting closed at 4.59pm.

CR P J HARMON

CHAIRPERSON

TO ORDINARY MEETING OF COUNCIL 22/3/2017

ITEM NO:	1.	FILE NO: S4.11.16/09
DESTINATION 2 DESTINATION 3 DESTINATION 5:	A Community that is healthy, educated and sustained. An environment that is protected and sustained. The Communities are served by sustainable services and infrastructure.	CES
SUBJECT:	CIVIL & ENVIRONMENTAL SERVICES COMMITTEE MEETING MINUTES – 8 MARCH 2017	
PREPARED BY:	Fiona Adams, Manager Integrated Planning and Reporting	

SUMMARY:

Meeting held on Wednesday, 8 March, 2017.

For the consideration of Council.

COMMENTARY:

MINUTES OF THE CIVIL & ENVIRONMENTAL SERVICES COMMITTEE MEETING HELD IN THE COMMITTEE ROOM, 144 OTHO STREET, INVERELL ON WEDNESDAY, 8 MARCH, 2017, COMMENCING AT 8.30 AM.

PRESENT: Cr D F Baker (Chairperson), Crs P J Harmon, S J Berryman, M J Peters and J N McCosker

Also in attendance: Crs J A Watts, C M Dight, P A King and A A Michael.

Paul Henry (General Manager), Brett McInnes (Director Civil and Environmental Services), Ken Beddie (Director Corporate and Economic Services), Justin Pay (Manager Civil Engineering), Anthony Alliston (Manager Development Services) and Stephen Golding (Executive Manager Corporate and Community Services).

SECTION A**APOLOGIES:**

There were no apologies received.

1. CONFIRMATION OF MINUTES

RESOLVED (Harmon/Berryman) that the Minutes of the Civil and Environmental Services Committee Meeting held on 8 February 2017, as circulated to members, be confirmed as a true and correct record of that meeting.

At this juncture, the time being 8.35am, Cr J N McCosker arrived at the meeting.

2. DISCLOSURE OF CONFLICT OF INTERESTS/PECUNIARY AND NON-PECUNIARY INTERESTS

The following interests were declared:

- Cr Dight declared a non-pecuniary interest in Section E Information Reports, Item 4, 'Heavy Vehicle Access – Yetman Area'. The nature of the interest relates to being a partner in a Yetman business that utilises Heavy Vehicle Access routes.

**SECTION B
ADVOCACY REPORTS**

The consideration of Cr Peters' Advocacy Reports was deferred pending his arrival at the meeting.

Cr Harmon Centenary Test Tickets

Cr Harmon reminded Councillors of the 40 Year Anniversary of the Centenary Test Cricket Match celebrations and dinner being hosted at Inverell RSM Club on Saturday, 11 March, 2017 in honour of Richard (Rick) McCosker. Tickets are still available for purchase.

Cr Harmon Opening Elsmore Fire Station

Cr Harmon noted the recent opening of Elsmore Fire Station and Service Medals presentations to Rural Fire Service volunteers.

At this juncture, the time being 8.40am, Cr M J Peters arrived at the meeting.

**SECTION D
DESTINATION REPORTS**

1. RURAL ROAD CLASSIFICATION AND MAINTENANCE REVIEW S16.7.19/05

RESOLVED (Berryman/Harmon) that the Committee recommend to Council that:

- i) The Management Policy – Road Hierarchy as presented be endorsed;*
- ii) The Maintenance intervention of the unsealed road network be made consistent with the level of service provisions outlined in Council's adopted Road Asset Management Plan 2017-2026 and the superseded Management Policy – Road Maintenance be repealed; and*
- iii) A request be made to Crown Lands to dedicate to Council those portions of the following roads where Council is not currently the 'Road Authority':*
 - *MR135 - Guyra Road*
 - *MR137 - Inverell-Bonshaw Road*
 - *MR462 - Bruxner Way*
 - *SR009 - North Star Road*
 - *SR010 - Tarwoona Road*
 - *SR012 - Blue Nobby Road*
 - *SR013 - Apple Tree Flat Road*
 - *SR019 - Yetman West Road*
 - *SR023 - Bedwell Downs Road*
 - *SR026 - Camp Creek Road*
 - *SR027 - Atholwood Road*

-
- SR028 - Goat Rock Road
 - SR031 - Hillview Road
 - SR033 - Limestone Road
 - SR035 - Coolatai Road
 - SR038 - Craddock Road
 - SR039 - Girraween Road
 - SR046 - The Pocket Road
 - SR049 - Upper Severn River Road
 - SR050 - Bukkulla Road
 - SR051 - Wells Crossing Road
 - SR055 - South Valley Road
 - SR059 - Graman Road
 - SR060 - Nullamanna Road
 - SR062 - Bonshaw Weir Road
 - SR065 - Tucka Tucka Road
 - SR072 - Coopers Road
 - SR074 - Goberts Road
 - SR080 - Sawmill Road
 - SR092 - Old Texas Road
 - SR102 - Mastermans Road
 - SR105 - Glenesk Road
 - SR109 - Cherry Tree Hill Road
 - SR110 - Rob Roy Road
 - SR142 - Loxton Road
 - SR156 - Anderson Lane
 - SR159 - Turners Lane
 - SR166 - Reserve Creek Road
 - SR180 - Pollocks Lane
 - SR192 - Copeton Dam Road
 - SR200 - Mcilveen Park Road
 - SR207 - Browns Lane
 - SR213 - Pine Ridge Road
 - SR214 - Old Bundarra Road
 - SR224 - Airlie Brake Lane
 - SR227 - Wandera Lane
 - SR231 - Pineleigh Lane
 - SR232 - Poolbrook Road
 - SR242 - Tamboura Close
 - SR263 - Rifle Range Road

- SR264 - Fisher Road
- SR267 - Spring Mountain Road
- SR268 - Sturmans Road
- SR272 - Ditzells Drive
- SR286 - Monterey Road
- SR299 - Querra Creek Road
- SR357 – McNeils Road

2. APPLICATION FOR RESTRICTED ACCESS VEHICLE ROUTES – GRANTS ROAD, WILTSHIRE ROAD, ELSMORE ROAD AND YETMAN ROAD S30.9.11

RESOLVED (Harmon/Berryman) that the Committee recommend to Council that:

- i) *Council not approve Grants Road for B-Double access and the applicant be advised of the outcome of the assessment and be provided the opportunity to fund the required upgrade works;*
- ii) *Council not approve Yetman Road (Between Saleyard and Stewarts Grain Trading, Oakwood) for Road Train access;*
- iii) *Council not approve Wiltshire Road for B-Double access and the applicant be advised of the outcome of the assessment and be provided the opportunity to fund the required upgrade works; and*
- iv) *Council approve B-Double access for Elsmore Road (Between Gwydir Hwy and Dodds Lane) and the section of road be gazetted as a B-Double route.*

3. ENVIRONMENTAL PLANNING AND ASSESSMENT AMENDMENT (EPLANNING) REGULATION 2017 S4.2.1

RESOLVED (Harmon/Peters) that the Committee recommend to Council that the draft submission, in response to the Environmental Planning and Assessment Amendment (ePlanning) Regulation 2017, be endorsed.

4. DA-186/2016 – DWELLING – 81-85 KING STREET, INVERELL DA-186/2016

RESOLVED (Harmon/Berryman) that Committee recommend to Council that Development Application 186/2016 be approved subject to the following conditions of consent:

Preliminary

- 1. *Inverell Shire Council issues its consent, subject to conditions stated hereunder, in accordance with Section 80A of the Environmental Planning and Assessment Act 1979.*

Consent is granted for the construction of a dwelling on Lot 5 Section 8 DP 448428 (Proposed Lot 1 of subdivision approved under DA-70/2015).

To confirm and clarify the terms of consent, the development must be carried out in accordance with the stamped and approved plans and accompanying documentation, unless modified by any following condition. Any deviation will require the consent of Council.

- 2. *The applicant must comply with all relevant prescribed conditions as contained in Division 8A of the Environmental Planning & Assessment Regulation 2000 (as detailed at the end of this consent).*

Prior to Commencement of Any Works

3. *Prior to the commencement of any works (including earthworks) on the site a Construction Certificate must be issued in accordance with Section 109C (1)(b) and 81A (2) of the Environmental Planning and Assessment Act 1979. The application for a Construction Certificate shall include plans and specifications demonstrating full compliance with the Building Code of Australia and associated standards.*
4. *Prior to issue of a Construction Certificate, a detailed Stormwater & Erosion Control Plan is to be submitted to and approved by Council. This plan is to show:*
 - *The remediation of erosion and earthworks within the development site and Queens Terrace, including the proposed method and timing of stabilisation (i.e. seeding, planting, etc.);*
 - *A catch drain along the lower side of Queens Terrace;*
 - *A 'stilling basin' in the eastern corner of the site, which is to be sized and designed by a suitably qualified engineer;*
 - *A concrete kerb under the fence along Queens Terrace directing all water to the 'stilling basin';*
 - *A permanent sediment control measure (i.e. rock gabion) incorporated into the stilling basin; and*
 - *Other erosion control measures to be installed during construction.*
5. *Prior to issue of a Construction Certificate, approval under Section 68 of the Local Government Act 1993 is to be obtained for sewerage work, water supply work and stormwater drainage work.*

Prior to Commencement of Dwelling Foundations

6. *Prior to works commencing on the dwelling foundations (i.e. slab, footings, etc.), all erosion and unstable soil within the site and the unformed Queens Terrace, are to be remediated, graded and stabilised.*
7. *Prior to works commencing on the dwelling foundations (i.e. slab, footings, etc.), all stormwater control measures for the site, including kerb under the fence, stilling basin, etc. are to be installed in accordance with the approved engineering details.*
8. *Prior to works commencing on the dwelling foundations (i.e. slab, footings, etc.), all temporary and permanent sediment and erosion control measures are to be installed.*

During Construction

9. *For the duration of works, all sediment and erosion controls measures are to be maintained and temporary measures are to be repaired/replaced as necessary. All exposed soil within the site and Queens Terrace is to be managed to prevent erosion.*
10. *To safeguard the local amenity, reduce noise nuisance and to prevent environmental pollution during the construction period:*
 - *Works on site are to be carried out in accordance with the Protection of the Environment Operations Act 1997 in relation to noise, dust and associated nuisances from the site. The carrying out of works shall not interfere with the quiet enjoyment of the surrounding neighbourhood;*
 - *Construction may only be carried out between 7.00am and 5.00pm, Monday to Saturday, and no construction is to be carried out at any time on a Sunday or Public Holiday. Council may consent to vary these hours in particular circumstances where it can be demonstrated that it is unavoidable;*

- *Stockpiles of topsoil, sand, aggregate, spoil or other material shall be stored clear of any drainage path of easement, natural watercourse, footpath, kerb or road surface and shall implement measures to prevent the movement of such material off site;*
- *Building operations such as brick cutting, washing tools, concreting and bricklaying shall be undertaken on the building block. The pollutants from these building operations shall be contained on site;*
- *Builders waste must not be burnt or buried on site. All waste (including felled trees) must be contained and removed to a waste disposal depot;*
- *Sediment and erosion control measures are to be implemented onsite and maintained until the site is fully stabilised, in accordance with Council's Erosion and Sedimentation Control Policy 2004; and*
- *Where the proposed development involves the disturbance of any existing survey monuments, those monuments affected will need to be relocated by a registered surveyor under the Surveying and Spatial Information Act 2002. A plan showing the relocated monuments will then be required to be lodged as a matter of public record at the Lands Titles Office.*

Prior to Occupation

11. *Prior to occupation of the premises, an Occupation Certificate must be issued in accordance with Section 109M of the Environmental Planning and Assessment Act 1979.*

Note: Prior to issue of the Occupation Certificate, the Principal Certifying Authority is required to be satisfied, amongst other things, that:

- *all required inspections (including each applicable mandatory critical stage inspection) have been carried out; and*
- *any preconditions to the issue of the certificate required by a development consent have been met.*

12. *Prior to issue of an Occupation Certificate, where applicable, the following works are to be completed:*
- *All adjacent public and private land must be cleared of obstructions such as stockpiles of topsoil, building material, waste and other material associated with construction; and*
 - *The applicant will repair/restore, or pay the full costs associated with repairing/restoring, any footpath, public reserve and infrastructure that is damaged by the development.*
13. *Prior to issue of an Occupation Certificate, all roof water is to be discharged to the kerb and gutter in King Street.*
14. *Prior to issue of an Occupation Certificate, all surface water is to be discharged through the constructed stilling basin in the eastern corner of the site.*
15. *Prior to issue of an Occupation Certificate, all earthworks within the site and Queens Terrace are to be fully stabilised.*
16. *Prior to issue of an Occupation Certificate, the boundary adjustment as approved under DA-70/2015 is to be registered with the Lands Titles Office.*
17. *Any other condition deemed appropriate by the Director Civil and Environmental Services.*

S375A Record of Voting	Councillors For:	Councillors Against:
Cr D F Baker	✓	
Cr P J Harmon	✓	

Cr S J Berryman	✓	
Cr M J Peters	✓	
Cr J N McCosker	✓	

**SECTION E
INFORMATION REPORTS**

1. GREY HEADED FLYING FOX CAMP AT YETMAN S11.9.1/06
2. WORKS UPDATE S28.21.1
3. 2016-2017 BITUMEN RESURFACING PROGRAM S28.21.1

RESOLVED (Harmon/Berryman) that the items contained in the Information Reports to the Civil & Environmental Services Committee Meeting held on Wednesday, 8 March, 2017, be received and noted with the exclusion of Item 4 'Heavy Vehicle Access – Yetman Area' and Item 5 'Road Condition Information Report'.

HEAVY VEHICLE ACCESS - YETMAN AREA S30.9.11

Having previously declared a non-pecuniary interest in this matter, Cr Dight did not participate in the vote in respect of this matter.

Cr Dight tabled a letter from Mr Dan Oswald, that he requested her to lodge with Council.

RESOLVED (Harmon/Berryman) that additional information be received and noted.

ROAD CONDITION INFORMATION REPORT S16.7.19/05

RESOLVED (Harmon/McCosker) that the report be received and noted.

**SECTION F
GENERAL BUSINESS**

Cr McCosker Yetman Hall

Cr McCosker asked who owns Yetman Hall and why there is money allocated to the upgrade of this Building.

The Director Corporate and Economic Services, advised that ownership of the Hall is vested in Council and that money was allocated in previous Budgets (then revoked to 2016/2017). The works were to address Asbestos, Work Health and Safety, Disabled Access and Building Code Compliance issues.

The Hall received an overall IP&R Condition Rating of 4 (Poor - renewal required) in the independent assessment of Council's Buildings and Other Structures by CT Asset Management. The Hall is the most regularly used Hall in the Shire, being used at least twice per week. Council's contribution to the project is funded from the Buildings Internally Restricted Asset with the remainder to come from grants. The grants have now been received and quotations have been called for the outstanding works. The works are to be completed by 30 June, 2017.

Equity issues against a number of proposed Ashford based projects including the Ashford Showground Entrance Road (Crown Reserve – not Council owned) was also raised. The Director Corporate and Economic Services advised that \$6.71M of major projects had been undertaken in Ashford in the last three (3)

years being the Ashford Water Treatment Plant, Ashford SES Headquarters, Ashford Medical Centre, and Ashford Sports Grounds Amenities Block (Council funding of \$6.23M) and that Council had also facilitated the full \$1M upgrade of the Ashford Community Hall with the Department of Education.

Cr Berryman RV Dump Points S5.11.43

Cr Berryman enquired regarding the sustainability of providing RV Dump Points in smaller villages where there is no sewer connected.

Any facility would involve a pump out facility with the Director of Civil and Environmental Services noting the problems with these types of facility and the earlier investigations that had been completed. The DCES will undertake further investigations and report back to the Committee.

Manager Civil Plant Incident
Engineering

Manager Civil Engineering, Mr Justin Pay advised the Committee that a Council Water Tanker was recently involved in a single motor vehicle incident. The plant item rolled when entering a corner. An investigation is continuing.

Cr Michael Staff Efficiency

Cr Michael noted that he had recently raised a number of issues with Council Staff on behalf of community members. He wished to acknowledge staff for dealing with these matters quickly and in an efficient manner.

Cr Baker Bird Droppings in CBD S33.11.4

Cr Baker noted the ongoing public health issues being caused in the CBD from birds roosting in the Plane Trees. Cr Baker noted that while Council is taking action on a continuing basis to clean the footpath areas under the trees, this is a significant ongoing issue becomes serious after rain. Can further action be taken in this matter.

SECTION B ADVOCACY REPORTS

1. NOTICE OF MOTION – ASHFORD MULTI-SERVICE CENTRE (ACCESS)
 S13.5.3

Moved (Peters/McCosker) that Inverell Shire Council concrete the curb to step area at the Ashford Multi-Service Centre.

AMENDMENT (Berryman/Harmon) that the Committee recommend to Council that:

- i) An investigation be undertaken into the specific needs of the Centre's users, noting that disabled access is already provided at two locations, and*
- ii) A further report be presented to the next meeting of the Committee in this matter.*

The amendment on being put to the meeting was CARRIED. It then became the motion.

The motion on being put to the meeting was CARRIED.

2. NOTICE OF MOTION – ASHFORD SHOWGROUND ROAD S13.5.3

Moved (Peters/McCosker) that Inverell Shire Council gravel 500 metres of the Ashford Showground entrance road.

AMENDMENT (Harmon/Berryman) that the Committee recommend to Council that Council staff

assist Ashford Showground trust in seeking Public Reserves Management Funding for the gravelling of the Ashford Showground entrance road, noting the Showground is a Crown Reserve.

The amendment on being put to the meeting was CARRIED. It then became the motion.

The motion on being put to the meeting was CARRIED.

3. NOTICE OF MOTION – ASHFORD MULTI-SERVICE CENTRE (BREASTSCREEN BUS) S13.5.3

Moved (Peters/McCosker) that Inverell Shire Council constructs a concrete pad at Ashford Multi-Service Centre.

AMENDMENT (Harmon/Peters) that the Committee recommend to Council that:

- i) An investigation be undertaken into the specific needs of the Breast Cancer Screening Bus, noting discussions conducted to date that the Bus can be accommodated on the existing southern driveway and that the only need may be for a three-phase power outlet, and*
- ii) A further report be presented to the next meeting of the Committee in this matter.*

There being no further business, the meeting closed at 10.03am.

RECOMMENDATION:

That:

- i) the Minutes of the Civil & Environmental Services Committee Meeting held on Wednesday, 8 March, 2017, be received and noted; and*
- ii) the following recommendation of the Civil & Environmental Services Committee be considered by Council:*

1. RURAL ROAD CLASSIFICATION AND MAINTENANCE REVIEW S28.27.10

That:

- i) The Management Policy – Road Hierarchy as presented be endorsed;*
- ii) The Maintenance intervention of the unsealed road network be made consistent with the level of service provisions outlined in Council's adopted Road Asset Management Plan 2017-2026 and the superseded Management Policy – Road Maintenance be repealed; and*
- iii) A request be made to Crown Lands to dedicate to Council those portions of the following roads where Council is not currently the 'Road Authority':*
 - o MR135 - Guyra Road*
 - o MR137 - Inverell-Bonshaw Road*
 - o MR462 - Bruxner Way*
 - o SR009 - North Star Road*
 - o SR010 - Tarwoona Road*

- SR012 - Blue Nobby Road
- SR013 - Apple Tree Flat Road
- SR019 - Yetman West Road
- SR023 - Bedwell Downs Road
- SR026 - Camp Creek Road
- SR027 - Atholwood Road
- SR028 - Goat Rock Road
- SR031 - Hillview Road
- SR033 - Limestone Road
- SR035 - Coolatai Road
- SR038 - Craddock Road
- SR039 - Girraween Road
- SR046 - The Pocket Road
- SR049 - Upper Severn River Road
- SR050 - Bukkulla Road
- SR051 - Wells Crossing Road
- SR055 - South Valley Road
- SR059 - Graman Road
- SR060 - Nullamanna Road
- SR062 - Bonshaw Weir Road
- SR065 - Tucka Tucka Road
- SR072 - Coopers Road
- SR074 - Goberts Road
- SR080 - Sawmill Road
- SR092 - Old Texas Road
- SR102 - Mastermans Road
- SR105 - Glenesk Road
- SR109 - Cherry Tree Hill Road
- SR110 - Rob Roy Road
- SR142 - Loxton Road
- SR156 - Anderson Lane
- SR159 - Turners Lane
- SR166 - Reserve Creek Road
- SR180 - Pollocks Lane
- SR192 - Copeton Dam Road
- SR200 - Mcilveen Park Road
- SR207 - Browns Lane
- SR213 - Pine Ridge Road
- SR214 - Old Bundarra Road

- SR224 - Airlie Brake Lane
- SR227 - Wandera Lane
- SR231 - Pineleigh Lane
- SR232 - Poolbrook Road
- SR242 - Tamboura Close
- SR263 - Rifle Range Road
- SR264 - Fisher Road
- SR267 - Spring Mountain Road
- SR268 - Sturmans Road
- SR272 - Ditzells Drive
- SR286 - Monterey Road
- SR299 - Querra Creek Road
- SR357 – McNeils Road

2. APPLICATION FOR RESTRICTED HEAVY VEHICLE ACCESS ROUTES – GRANTS ROAD, WILTSHIRE ROAD, ELSMORE ROAD AND YETMAN ROAD S30.9.11 – REPAIR PROGRAM FUNDING ALLOCATION 2016/2017 & 2017/2018 S15.8.22

That:

- i) *Council not approve Grants Road for B-Double access and the applicant be advised of the outcome of the assessment and be provided the opportunity to fund the required upgrade works;*
- ii) *Council not approve Yetman Road (Between Saleyard and Stewarts Grain Trading, Oakwood) for Road Train access;*
- iii) *Council not approve Wiltshire Road for B-Double access and the applicant be advised of the outcome of the assessment and be provided the opportunity to fund the required upgrade works; and*
- iv) *Council approve B-Double access for Elsmore Road (Between Gwydir Hwy and Dodds Lane) and the section of road be gazetted as a B-Double route.*

3. ENVIRONMENTAL PLANNING ENVIRONMENTAL PLANNING AND ASSESSMENT AMENDMENT (EPLANNING) REGULATION 2017 S4.2.1

That the draft submission, in response to the Environmental Planning and Assessment Amendment (ePlanning) Regulation 2017, be endorsed.

4. DA-186/2016 – DWELLING – 81-85 KING STREET, INVERELL DA-186/2016

That Development Application 186/2016 be approved subject to the following conditions of consent:

Preliminary:

- 1. *Inverell Shire Council issues its consent, subject to conditions stated hereunder, in accordance with Section 80A of the Environmental Planning and Assessment Act 1979.*

Consent is granted for the construction of a dwelling on Lot 5 Section 8 DP 448428

(Proposed Lot 1 of subdivision approved under DA-70/2015).

To confirm and clarify the terms of consent, the development must be carried out in accordance with the stamped and approved plans and accompanying documentation, unless modified by any following condition. Any deviation will require the consent of Council.

2. *The applicant must comply with all relevant prescribed conditions as contained in Division 8A of the Environmental Planning & Assessment Regulation 2000 (as detailed at the end of this consent.*

Prior to Commencement of Any Works

3. *Prior to the commencement of any works (including earthworks) on the site a Construction Certificate must be issued in accordance with Section 109C (1)(b) and 81A (2) of the Environmental Planning and Assessment Act 1979. The application for a Construction Certificate shall include plans and specifications demonstrating full compliance with the Building Code of Australia and associated standards.*
4. *Prior to issue of a Construction Certificate, a detailed Stormwater & Erosion Control Plan is to be submitted to and approved by Council. This plan is to show:*
 - *The remediation of erosion and earthworks within the development site and Queens Terrace, including the proposed method and timing of stabilisation (i.e. seeding, planting, etc.);*
 - *A catch drain along the lower side of Queens Terrace;*
 - *A 'stilling basin' in the eastern corner of the site, which is to be sized and designed by a suitably qualified engineer;*
 - *A concrete kerb under the fence along Queens Terrace directing all water to the 'stilling basin';*
 - *A permanent sediment control measure (i.e. rock gabion) incorporated into the stilling basin; and*
 - *Other erosion control measures to be installed during construction.*
5. *Prior to issue of a Construction Certificate, approval under Section 68 of the Local Government Act 1993 is to be obtained for sewerage work, water supply work and stormwater drainage work.*

Prior to Commencement of Dwelling Foundations

6. *Prior to works commencing on the dwelling foundations (i.e. slab, footings, etc.), all erosion and unstable soil within the site and the unformed Queens Terrace, are to be remediated, graded and stabilised.*
7. *Prior to works commencing on the dwelling foundations (i.e. slab, footings, etc.), all stormwater control measures for the site, including kerb under the fence, stilling basin, etc. are to be installed in accordance with the approved engineering details.*
8. *Prior to works commencing on the dwelling foundations (i.e. slab, footings, etc.), all temporary and permanent sediment and erosion control measures are to be installed.*

During Construction

9. *For the duration of works, all sediment and erosion controls measures are to be maintained and temporary measures are to be repaired/replaced as necessary. All exposed soil within the site and Queens Terrace is to be managed to prevent erosion.*

10. *To safeguard the local amenity, reduce noise nuisance and to prevent environmental pollution during the construction period:*

- *Works on site are to be carried out in accordance with the Protection of the Environment Operations Act 1997 in relation to noise, dust and associated nuisances from the site. The carrying out of works shall not interfere with the quiet enjoyment of the surrounding neighbourhood;*
- *Construction may only be carried out between 7.00am and 5.00pm, Monday to Saturday, and no construction is to be carried out at any time on a Sunday or Public Holiday. Council may consent to vary these hours in particular circumstances where it can be demonstrated that it is unavoidable;*
- *Stockpiles of topsoil, sand, aggregate, spoil or other material shall be stored clear of any drainage path of easement, natural watercourse, footpath, kerb or road surface and shall implement measures to prevent the movement of such material off site;*
- *Building operations such as brick cutting, washing tools, concreting and bricklaying shall be undertaken on the building block. The pollutants from these building operations shall be contained on site;*
- *Builders waste must not be burnt or buried on site. All waste (including felled trees) must be contained and removed to a waste disposal depot;*
- *Sediment and erosion control measures are to be implemented onsite and maintained until the site is fully stabilised, in accordance with Council's Erosion and Sedimentation Control Policy 2004; and*
- *Where the proposed development involves the disturbance of any existing survey monuments, those monuments affected will need to be relocated by a registered surveyor under the Surveying and Spatial Information Act 2002. A plan showing the relocated monuments will then be required to be lodged as a matter of public record at the Lands Titles Office.*

Prior to Occupation

11. *Prior to occupation of the premises, an Occupation Certificate must be issued in accordance with Section 109M of the Environmental Planning and Assessment Act 1979.*

Note: Prior to issue of the Occupation Certificate, the Principal Certifying Authority is required to be satisfied, amongst other things, that:

- *all required inspections (including each applicable mandatory critical stage inspection) have been carried out; and*
- *any preconditions to the issue of the certificate required by a development consent have been met.*

12. *Prior to issue of an Occupation Certificate, where applicable, the following works are to be completed:*

- *All adjacent public and private land must be cleared of obstructions such as stockpiles of topsoil, building material, waste and other material associated with construction; and*
- *The applicant will repair/restore, or pay the full costs associated with repairing/restoring, any footpath, public reserve and infrastructure that is damaged by the development.*

13. *Prior to issue of an Occupation Certificate, all roof water is to be discharged to the kerb and gutter in King Street.*

14. *Prior to issue of an Occupation Certificate, all surface water is to be discharged through the constructed stilling basin in the eastern corner of the site.*

15. *Prior to issue of an Occupation Certificate, all earthworks within the site and Queens Terrace are to be fully stabilised.*

16. *Prior to issue of an Occupation Certificate, the boundary adjustment as approved under DA-70/2015 is to be registered with the Lands Titles Office.*

17. *Any other condition deemed appropriate by the Director Civil and Environmental Services.*

4. ASHFORD MULTI-SERVICE CENTRE (ACCESS) S13.5.3

That:

- i) An investigation be undertaken into the specific needs of the Centre's users, noting that disabled access is already provided at two locations, and*
- ii) A further report be presented to the next meeting of the Committee in this matter.*

5. ASHFORD SHOWGROUND ROAD S13.5.3

That Council staff assist Ashford Showground trust in seeking Public Reserves Management Funding for the gravelling of the Ashford Showground entrance road, noting the Showground is a Crown Reserve.

6. ASHFORD MULTISERVICE CENTRE – BREASTSCREEN BUS S13.5.3

That:

- i) An investigation be undertaken into the specific needs of the Breast Cancer Screening Bus, noting discussions conducted to date that the Bus can be accommodated on the existing southern driveway and that the only need may be for a three-phase power outlet, and*
- ii) A further report be presented to the next meeting of the Committee in this matter.*

ITEM NO:	2.	FILE NO: S4.11.17/09
DESTINATION 1 DESTINATION 4:	A recognised leader in a broader context. A strong economy.	RB
SUBJECT:	ECONOMIC & COMMUNITY SUSTAINABILITY COMMITTEE MEETING MINUTES – 8 FEBRUARY 2017	
PREPARED BY:	Fiona Adams, Manager Integrated Planning and Reporting	

SUMMARY:

Meeting held on Wednesday, 8 March, 2017.

For the consideration of Council.

COMMENTARY:

MINUTES OF THE ECONOMIC & COMMUNITY SUSTAINABILITY COMMITTEE MEETING
HELD IN THE COMMITTEE ROOM, INVERELL SHIRE COUNCIL, 144 OTHO STREET,
INVERELL ON WEDNESDAY, 8 MARCH, 2017, COMMENCING AT 10.30AM.

PRESENT: Cr J A Watts (Chairperson), Crs P J Harmon, P A King, A A Michael and C M Dight.

Also in attendance: Crs D F Baker, S J Berryman, J N McCosker and M J Peters.

Paul Henry (General Manager), Ken Beddie (Director Corporate and Economic Services), Brett McInnes (Director Civil and Environmental Services) and Stephen Golding (Executive Manager Corporate and Community Services).

SECTION A

APOLOGIES:

There were no apologies received.

1. CONFIRMATION OF MINUTES

RESOLVED (King/Michael) that the Minutes of the Economic and Community Sustainability Committee Meeting held on 8 February, 2017 as circulated to members, be confirmed as a true and correct record of that meeting.

2. DISCLOSURE OF CONFLICT OF INTERESTS/PECUNIARY AND NON-PECUNIARY INTERESTS

The following interests were declared:

- Cr Watts declared a non-pecuniary interest in Section D, Destination Reports, Item 1, 'Inverell District Family History Group' proposal. The nature of the interest relates to Cr Watts being an ad hoc volunteer of this group.

SECTION B ADVOCACY REPORTS

Cr Michael Community Safety Precinct Committee Meeting

Cr Michael recently attended a Community Safety Precinct Committee Meeting. At this meeting local drug issues were discussed, including the major drug Ice. It was advised that there is an increasing trend of issues relating to the usage and impacts of Ice in the community.

Cr Michael advised that a new Police Domestic Violence Officer is now stationed at Armidale.

Cr Michael noted that there appears to be no definitive answer regarding the upgrade of Inverell Police Station. Inverell Police staffing levels are currently stable.

Cr Dight Cultural Committee Meeting

Cr Dight noted the Cultural Committee are to develop an Inverell Cultural Group Plan that will be submitted to Council for consideration and possible inclusion in Inverell Shire Council's Cultural Plan.

Cr Watts Delungra Fundraiser for Logan Taylor

Cr Watts advised of the successful fund raiser, monster raffle and auction, which were recently held at Delungra in support of Logan Taylor.

SECTION D
DESTINATION REPORTS

1. INVERELL DISTRICT FAMILY HISTORY GROUP (IDFHG) PROPOSAL
S3.6.1/10

Having previously declared a non-pecuniary interest in this matter, Cr Watts did not participate in the vote in respect of this matter.

RESOLVED (Harmon/King) that the Committee recommend to Council that:

- i) Council provide 'in principle' support for the proposal,*
- ii) A Sunset Committee be established to consider the infrastructure and operation issues and form a position in respect of these issues and that this position include the preparation of a draft Memorandum of Understanding for Council's consideration,*
- iii) The Sunset Committee consult with the IDFHG during its deliberations,*
- iv) Cr Baker be a member of the Sunset Committee, and*
- v) Council seeking funding opportunities for the capital cost.*

2. DONATION REQUEST – DELUNGRA SENIOR CITIZENS CLUB S12.22.1

RESOLVED (Michael/Dight) that as per Council policy, a donation of \$200.00 be granted.

3. NATIONAL TRANSPORT MUSEUM S8.5.9

RESOLVED (Harmon/Michael) that the matter be referred to Closed Council for consideration as:

- i) the matters and information are 'commercial information of a confidential nature that would, if disclosed, prejudice the commercial position of the person who supplied it.' (Section 10A(2)(d)(i) of the Local Government Act, 1993);*
- ii) on balance the public interest in preserving the confidentiality of the information outweighs the public interest in openness and transparency in Council decision-making by discussing the matter in open meeting; and*
- iii) all reports and correspondence relevant to the subject business be withheld from access to the media and public as required by section 11(2) of the Local Government Act, 1993.*

SECTION E
INFORMATION REPORTS

1. TOURISM AND MARKETING UPDATE S8.12.4/05

2. 2016 GENERAL REVALUATION OF LAND VALUES S25.12.11

RESOLVED (Michael/Harmon) that the items contained in the Information Reports to the Economic & Community Sustainability Committee Meeting held on Wednesday, 8 March, 2017, be received and noted.

SECTION F
QUESTIONS WITHOUT NOTICE

Cr Baker Inverell Library 3-D Printer

Cr Baker advised the Committee of the Library's procurement of a 3D Printer and an iPhone Virtual Reality Headset.

The Library will be launching a display of this new equipment on Thursday, 16 March, 2017.

**SECTION G
CONFIDENTIAL REPORTS IN CLOSED COMMITTEE
(SECTION 10A(2) OF THE LOCAL GOVERNMENT ACT 1993)**

At 11.05am, the Chairperson offered the opportunity to members of the public to make representations as to whether any part of the Committee Meeting should not be considered in Closed Committee. There was no response from the public.

CLOSED COMMITTEE REPORTS

RESOLVED (Michael/Harmon) that the Committee proceed into Closed Committee to discuss the matters referred to it, for the reasons stated in the motions of referral.

Upon resuming Open Committee at 11.27am, the Chair verbally reported that the Committee, with the Press and Public excluded, having considered the matters referred to it, recommends as follows:

1. NATIONAL TRANSPORT MUSEUM S8.5.9

That the Committee recommend to Council that:

- i) Option 2 be adopted being a 50% reduction in the License Fee for a period of two (2) years commencing from 1 July, 2016, with the License Period to be extended by a further 12 months to recoup this amount; and*
- ii) The matter be reviewed in 12 months time and include a review of the Museum's Financial Results.*

ADOPTION OF RECOMMENDATION

RESOLVED (Michael/Harmon) that the recommendation from Closed Committee be adopted.

There being no further business, the meeting closed at 11.28am.

RECOMMENDATION:

That:

- i) the Minutes of the Economic & Community Sustainability Committee Meeting held on Wednesday, 8 March, 2017, be received and noted; and*
- ii) the following recommendations of the Economic & Community Sustainability Committee be considered by Council:*

1. INVERELL FAMILY HISTORY GROUP PROPOSAL (IDFHG) S3.6.1/10

That:

- i) Council provide 'in principle' support for the proposal,*
- ii) A Sunset Committee be established to consider the infrastructure and operation*

<i>issues and form a position in respect of these issues and that this position include the preparation of a draft Memorandum of Understanding for Council's consideration,</i>	
iii)	<i>the Sunset Committee consult with the IDFHG during its deliberations,</i>
iv)	<i>Cr Baker be a member of the Sunset Committee, and</i>
v)	<i>Council seeking funding opportunities for the capital cost.</i>
2.	<u>DONATION REQUEST DELUNGRA SENIOR CITIZENS CLUB</u> <u>S12.22.1</u>
<i>That as per Council policy, a donation of \$200.00 be granted</i>	
3.	<u>NATIONAL TRANSPORT MUSEUM</u> <u>S8.5.9</u>
<i>That:</i>	
i)	<i>Option 2 be adopted being a 50% reduction in the License Fee for a period of two (2) years commencing from 1 July, 2016, with the License Period to be extended by a further 12 months to recoup this amount; and</i>
ii)	<i>The matter be reviewed in 12 months time and include a review of the Museum's Financial Results.</i>

ITEM NO:	3.	FILE NO: S19.9.1
DESTINATION 2:	A community that is healthy, educated and sustained.	C
SUBJECT:	INVERELL LIQUOR CONSULTATIVE COMMITTEE MEETING MINUTES	
PREPARED BY:	Fiona Adams, Manager Integrated Planning and Reporting	

SUMMARY:

Meeting held on 23 February, 2017.

For the consideration of Council.

COMMENTARY:

MINUTES OF THE INVERELL LIQUOR CONSULTATIVE COMMITTEE MEETING HELD AT THE INVERELL RSM CLUB, EVANS STREET, INVERELL ON TUESDAY, 23 FEBRUARY, 2017, COMMENCING AT 10.00AM.

PRESENT: Tim Palmer (Inverell RSM) [Chair], Mr Rowan O'Brien and Mr Ross Chilcott (Inverell Police), Michael Pianko (Imperial Hotel/Royal Hotel Tingha), Damien Smith (Australian Hotel), Ewan Wilkinson (Liquorland), Malcolm Allen (Ashford Bowling Club), Don Carruthers (Imperial Hotel), Debbie Smith (Royal Hotel).

Also in attendance were Sharon Stafford (Inverell Shire Council) [Secretary] and Anthony Alliston (Manager Development Services, Inverell Shire Council).

SECTION A

APOLOGIES:

Nil.

1. CONFIRMATION OF MINUTES

RESOLVED (Smith/Pianko) that the Minutes of the Inverell Liquor Consultative Committee held on 15 November, 2016, as circulated to members, be confirmed as a true and correct record of that meeting.

2. DISCLOSURE OF CONFLICT OF INTERESTS/PECUNIARY AND NON-PECUNIARY INTERESTS

There were no interests declared.

3. BUSINESS ARISING FROM PREVIOUS MINUTESFestive Season

Police were relatively pleased with the behaviour of patrons over the festive period. Positive comments received in respect of Boxing Day Races.

SECTION F
GENERAL BUSINESSTAB

The Chairperson reminded members that they have only 4 weeks until money laundering and Counter Terrorism measures apply to operators of TAB's. This is a new compliance measure and operators must have a Certificate to Operate.

OLGR

Reminder that Liquor Licence Fees are due in May.

Health Inspections

It is envisaged that Council's health inspection contractor will be in Inverell during May to carry out food safety inspections.

Police

- Oxford Hotel has closed its doors. The premises will go to auction shortly.
- Nothing significant to report regarding operation of pubs and clubs
- Inverell Show – Licencing Coordinator may be in Inverell that weekend. Concentration is currently on compliance. Zero tolerance for behavioural issues.
- ID Scanner – Australian Hotel pleased with this leased scanner including its functionality. Damien would recommend it for use at other pubs.

Royal Hotel

- Pleased with the operation of the new Indian Restaurant. The restaurant is now able to stay open if the pub closes early.

Ashford

- Welcome to the new Licencee for the Ashford Bowling Club, Malcolm Allen.
- The Ashford Hotel was reported to have been sold last week.

Mental Wellbeing

- Damien Smith advised that Meg Percival, Butterfly Effect (BE) Health Pty Ltd has offered to run through a short presentation at the next Liquor Consultative Committee Meeting on the CARE Wellbeing and Suicide Prevention Training Program. A flier on the program will be distributed with the minutes. Damien to issues an invitation for Meg to attend the next meeting of the Committee.

Imperial Hotel

- Don advised that the Imperial Hotel will be running a Fundraiser throughout February, March and April to raise funds for 'BEYONDBLUE'. Events include trivia nights, pool competition, poker run, raffle and live entertainment.

Security Course

- If anyone is interested in obtaining security qualifications, please contact James Willoughby.

NEXT MEETING

The next meeting of the Inverell Liquor Consultative Committee will be held at the Australian Hotel on Tuesday, 2 May, 2017 commencing at 10 am.

There being no further business, the meeting closed at 10.30am.

RECOMMENDATION:

That the Minutes of the Inverell Liquor Consultative Committee Meeting held on Tuesday, 23 February, 2017, be received and noted.

TO ORDINARY MEETING OF COUNCIL 22/3/2017

ITEM NO:	1.	FILE NO: S4.2.1
DESTINATION 3:	An environment that is protected and sustained	E
SUBJECT:	ENVIRONMENTAL PLANNING AND ASSESSMENT AMENDMENT BILL 2017	
PREPARED BY:	Chris Faley, Development Planner	

SUMMARY:

The purpose of this report is to request Councillors to consider a Supplementary Report in relation to the *Environmental Planning and Assessment Amendment Bill 2017*.

COMMENTARY:

At the Ordinary Meeting of Council on 22 February 2017, Councillors noted an Information Report (Resolution 15/17) in relation to the current exhibition of the *Environmental Planning and Assessment Bill 2017* by the NSW Department of Planning and Environment.

The information report confirmed:

- The submission deadline had been extended until Friday, 31 March, 2017;
- An Information Session for the North West New England area will be held in Tamworth on Thursday, 16 March, 2017;
- Council's Manager Development Services will attend the Tamworth Information Session; and
- A further report will be prepared to the March Ordinary Meeting of Council.

Due to the timing of the Information Session, it is not possible to include a detailed report within the main Business Paper. A supplementary report in relation to *Environmental Planning and Assessment Bill 2017* will be presented to the March Ordinary Meeting of Council.

RELATIONSHIP TO STRATEGIC PLAN, DELIVERY PLAN AND OPERATIONAL PLAN:

Strategy: E.02 Council's strategies to achieve sustainable, productive use of rural lands and preservation of the rural qualities are implemented.

Term Achievement: E.02.01 Council's adopted strategic planning documents and development control plan are being implemented as the basis for future rural land use decisions.

Operational Objective: E.02.01.01 Develop and implement contemporary planning controls to encourage sustainable agricultural land uses and preserve the Shires rural qualities and landscapes.

POLICY IMPLICATIONS:

The *Environmental Planning & Assessment Amendment Bill 2017* represents significant reforms to planning legislation in NSW. It is recommended that Council await the outcome of these reforms, prior to undertaking any planning proposals.

CHIEF FINANCIAL OFFICERS COMMENT:

Nil

LEGAL IMPLICATIONS:

Nil

RECOMMENDATION:

That the Supplementary Report in relation to the Environmental Planning and Assessment Bill 2017 be considered by Council.

TO ORDINARY MEETING OF COUNCIL 22/03/2017

ITEM NO:	2.	FILE NO: S4.2.1
DESTINATION 3:	An environment that is protected and sustained	E
SUBJECT:	ENVIRONMENTAL PLANNING AND ASSESSMENT AMENDMENT BILL 2017	
PREPARED BY:	Chris Faley, Development Planner	

SUMMARY:

The purpose of this report is to request Councillors to endorse a draft submission to the NSW Department of Planning in relation to the *Environmental Planning and Assessment Amendment Bill 2017*.

COMMENTARY:

On 10 January, 2017, the NSW Government placed on exhibition a draft of the *Environmental Planning & Assessment Amendment Bill 2017* (Amendment Bill), which proposes to make a range of amendments to the *Environmental Planning and Assessment Act 1979* (EP&A Act). The exhibition material can be found at the NSW Department of Planning and Environment website (www.planning.nsw.gov.au/Policy-and-Legislation/Legislative-Updates)

Delays to the legislative process occurred following changes in the NSW State Government Ministry in February 2017; therefore, submissions in relation to amendment bill are due Friday, 31 March, 2017.

The NSW Department of Planning and Environment provided an information session in Tamworth on 16 February, 2017, which was attended by Councillor Di Baker, Council's Manager Development Services Anthony Alliston and Development Planner Chris Faley. The information session provided an excellent opportunity to discuss the Amendment Bill with Department representatives and other local government staff.

The objectives of the updates to the EP&A Act are:

- Enhanced community participation;
- Better strategic planning;
- Probity and accountability in decision making; and
- Simpler, faster planning.

Council's delegates support these above objectives.

Based on a review of the exhibition material and the presentation by Department of Planning; the following aspects of the Amendment Bill are considered of relevance to Inverell:

- All Local and State authorities under the EP&A Act will be required to prepare Community Participation Plans, based on principles contained within the EP&A Act. As part of these plans, it is proposed to introduce mandatory minimum notification requirements for all Development Applications. In regional areas such as Inverell, this mandatory notification process could be considered unnecessary or unreasonable, e.g. a dwelling on rural

property more than 1 kilometre from a neighbour would have little or no impact and therefore, it could be argued that notification is unnecessary.

- The Amendment Bill will require Council to prepare Strategic Planning Statements, which provide the context and rationale for local planning controls. At the Tamworth Presentation, it was recognised that Inverell, and largely the New England North West area, have in the recent past completed long term strategic planning projects. This work will satisfy the provisions of the Amendment Bill and the need for additional significant work will not be required.
- It is proposed to introduce a standard format for Development Control Plans across NSW. It must be noted that it is standard Format (headings, chapters, etc.) not Content. At this stage, details of the formatting are not available, being subject to separate Regulations. Given the discrepancy between DCP's across NSW, particularly size, careful consideration and further consultation is required by the Department prior to finalising the proposed standard format.
- In the determination of a Development Application, Council will be required to provide a 'Statement of Reasons for Decisions' explaining the rationale for the decision and demonstrating consideration of community views. This does not significantly alter Inverell's approach to development assessment; however, these Statements must be made publicly available. It was suggested at the Tamworth seminar that a template or guideline for the form of these Statements, published by the Department, would be beneficial.
- The Amendment Bill proposes to increase the compliance powers of Council in relation to unauthorised works, through changes to Development Application Modifications and Complying Development Certificates processes.

While the additional powers for Council are welcome; the Department has not recognised that in regional areas, the compliance function is not as well resourced as in Metropolitan areas, and therefore, the exercise of this aspect of Council's planning role could be limited by resources.

The *Environmental Planning & Assessment Amendment Bill 2017* is fundamentally a good outcome for NSW. Whilst there will be a short-term impact on Council resources during the implementation of the new system, it is not considered to significantly affect Inverell's approach to strategic planning or development assessment. The availability of guidelines to assist Council and greater recognition of the difference between Regional and Metropolitan NSW is encouraged.

A draft submission in relation to the *Environmental Planning & Assessment Amendment Bill 2017* is included as Appendix 1 (D6) to this report. It is recommended that Council endorse this submission.

RELATIONSHIP TO STRATEGIC PLAN, DELIVERY PLAN AND OPERATIONAL PLAN:

Strategy: E.02 Council's strategies to achieve sustainable, productive use of rural lands and preservation of the rural qualities are implemented.

Term Achievement: E.02.01 Council's adopted strategic planning documents and development control plan are being implemented as the basis for future rural land use decisions.

Operational Objective: E.02.01.01 Develop and implement contemporary planning controls to encourage sustainable agricultural land uses and preserve the Shires rural qualities and landscapes.

POLICY IMPLICATIONS:

The *Environmental Planning & Assessment Amendment Bill 2017* represents significant reforms to planning legislation in NSW. It is recommended that Council await the outcome of these reforms, prior to undertaking any planning proposals.

CHIEF FINANCIAL OFFICERS COMMENT: Nil

LEGAL IMPLICATIONS: Nil

RECOMMENDATION:

The submission in relation to Environmental Planning & Assessment Amendment Bill 2017 be endorsed.

APPENDIX 1

- DRAFT -

Our Ref: S4.2.1
Contact: Chris Faley, Development Planner

17 March 2017

Planning legislation updates 2017
NSW Department of Planning and Environment
GPO Box 39
Sydney NSW 2001

Dear Sir/Madam

SUBMISSION – ENVIRONMENTAL PLANNING & ASSESSMENT AMENDMENT BILL 2017

Reference is made to the *Environmental Planning & Assessment Amendment Bill 2017* exhibited on 10 January, 2017.

Council provides the following comments:

- Council supports the proposed Community Participation Plans; however, minimum 14 day notification requirements of development applications should not be mandated for regional and rural areas. In regional and rural areas, with common small development types (shed, farm buildings, etc.) and separation between properties, it could be considered that notification is unnecessary.
- Where long term strategic planning work undertaken by Council exists, this should be used for preparation of Strategic Planning Statements, rather than undertaking new work.
- In principle, a standard format for Development Control Plans is supported. Given the discrepancy between DCP's across NSW, careful consideration and further consultation is required by the Department prior to finalising the proposed standard format.
- To assist with the implementation of the Amendment Bill, it is recommended that the Department prepare Best Practice Guidelines. In particular, Council would appreciate guidelines in relation to the 'Statement of Reasons for Decisions'.
- The additional investigative compliance powers for Council are welcome; however in regional areas, the compliance function is not as well resourced as in Metropolitan areas, and therefore, the exercise of this aspect of Council's planning role could be limited by resources.

Yours faithfully

ANTHONY ALLISTON
MANAGER DEVELOPMENT SERVICES

TO ORDINARY MEETING OF COUNCIL 22/3/2017

ITEM NO:	1.	FILE NO: S6.8.9
DESTINATION 5:	The communities are served by sustainable services and infrastructure	S
SUBJECT:	2016 APEX VENETIAN CARNIVAL	
PREPARED BY:	Paul Henry, General Manager	

SUMMARY:

Council is in receipt of correspondence from the Inverell Apex Club regarding the 2016 Apex Venetian Carnival. Council is being asked to receive and note the correspondence.

COMMENTARY:

Correspondence has been received from Matthew Verri, President of the Inverell Apex Club, thanking Council for their valuable contribution to the 2016 event.

A copy of the correspondence is included as Appendix 1 (E11) for the information of Council.

ITEM NO:	2.	FILE NO: S7.2.4/10
DESTINATION 3:	An environment that is protected and sustained.	E
SUBJECT:	CONSTRUCTION CERTIFICATES APPROVED FOR FEBRUARY 2017	
PREPARED BY:	Christy Galbraith, Administration Officer	

SUMMARY:

The following details the Construction Certificates approved by Council for February 2017.

INFORMATION:

<u>Construction Certificate Number</u>	<u>Applicant</u>	<u>Property</u>	<u>Construction</u>	<u>\$ Amount</u>
CC-138/2016	Nullamanna Station	1633 Nullamanna Road, Nullamanna 2360	Nullamanna Feedlot Expansion (3000 head)	600,000

CC-2/2017	Church Communities Australia	4188 Gwydir Highway, Elsmore 2360	Construct two storey dwelling, including laundry with storage and sewing rooms	2,100,000
CC-6/2017	Mr Peter Allan Hunt	1811 Ashford Road, Nullamanna 2360	Construct Shed	90,000
CC-8/2017	Mrs Brenda Gay Donkin	440 Yetman Road, Inverell 2360	Alterations and additions to dwelling	38,000
CC-10/2017	Widex Australia P/L	25 Otho Street, Inverell 2360	Shop Fit-Out	80,000
CC-11/2017	Mr Edward Drescher	50 Caloola Drive, Inverell 2360	Dwelling	150,000
CC-12/2017	Mr Colin Moore	23 Urabatta Street, Inverell	Shed	5,500
Monthly estimated value of Approvals: February 2017			7	\$3,063,500

SUMMARY:

The following details the Amended Construction Certificates approved by Council for February 2017.

INFORMATION:

<u>Construction Certificate Number</u>	<u>Applicant</u>	<u>Property</u>	<u>Construction</u>	<u>\$ Amount</u>
CC-103/2016/A	Mr Mark Davis McNeil	82 Byron Street, Inverell	Alterations and Additions to Building	NIL
Monthly estimated value of Approvals: February 2017			1	NIL

SUMMARY:

The following details the Construction Certificates approved by Private Certifier for February 2017.

INFORMATION:

Nil

AMENDED CONSTRUCTION CERTIFICATES**SUMMARY:**

The following details the Amended Construction Certificates approved by Private Certifier for February 2017.

INFORMATION:

Nil

ITEM NO:	3.	FILE NO: S7.2.4/10
DESTINATION 3:	An environment that is protected and sustained.	E
SUBJECT:	COMPLYING DEVELOPMENT CERTIFICATES APPROVED DURING FEBRUARY 2017	
PREPARED BY:	Christy Galbraith, Administration Officer	

SUMMARY:

The following details the Complying Development Certificates approved by Council during February 2017.

INFORMATION:

<u>Complying Development Number</u>	<u>Applicant</u>	<u>Property</u>	<u>Construction</u>	<u>\$ Amount</u>
CD-3/2017	Leisure Pools Clarence Valley & Tablelands	48 Mclvor Street, Inverell 2360	Install Swimming Pool	30,700
CD-5/2017	Integrity New Homes New England	53 Toms Drive, Inverell 2360	Construct Dwelling	276,906
Monthly estimated value of Approvals: February 2017			2	\$307,606

AMENDED COMPLYING DEVELOPMENT CERTIFICATES**SUMMARY:**

The following details the Amended Complying Development Certificates approved by Council for February 2017.

INFORMATION:

Nil

SUMMARY:

The following details the Complying Development Certificates approved by Private Certifier for February 2017.

INFORMATION:

<u>Complying Development Number</u>	<u>Applicant</u>	<u>Property</u>	<u>Construction</u>	<u>\$ Amount</u>
CD-4/2017	Fox Building Certifiers	146 Roscrae Lane, Inverell 2360	New Dwelling	227,953
CD-6/2017	Fox Building Certifiers	127 Brae Street, Inverell	Alterations and Additions to Dwelling	35,000
Monthly estimated value of Approvals: February 2017			2	262,953

ITEM NO:	4.	FILE NO: S7.2.4/10
DESTINATION 3:	An environment that is protected and sustained.	E
SUBJECT:	SUMMARY OF BUILDING CONSTRUCTION FOR FEBRUARY 2017	
PREPARED BY:	Christy Galbraith, Administration Officer	

SUMMARY:

The following report summarises the Building Construction for the Inverell Shire in February 2017.

INFORMATION:

Total Building Construction for Inverell Shire for February 2017:

Type of Consent	Number	Amount
Construction Certificates – Council Approved	7	3,063,500
Construction Certificates – Private Certifier	0	0
Complying Development – Council Approved	2	307,606
Complying Development – Private Certifier	2	262,953
Totals	11	\$3,634,059

Estimated Value of Approvals issued in the financial ytd in:	2016/2017	(132)	\$21,384,185
	2015/2016	(107)	\$11,213,302

ITEM NO:	5.	FILE NO: S18.10.2/10
DESTINATION 3:	An environment that is protected and sustained	E
SUBJECT:	DEVELOPMENT CONSENTS AND REFUSALS DURING FEBRUARY 2017	
PREPARED BY:	Christy Galbraith, Administration Officer	

SUMMARY:

The following details the Development Consents and Refusals during February 2017.

INFORMATION:**APPROVALS**

Development Application Number	Applicant	Property	Development	\$ Amount
DA-161/2016	Lung Hui	Warialda Road, Yetman 2410	Extractive Industry (Sandstone Quarry)	850,000
DA-188/2016	Mr Garry James Irwin	45-47 Chester Street, Inverell 2360	Demolition of Existing Dwelling, Boundary Adjustment and the Construction of 2 Attached Dual Occupancies	650,000
DA-3/2017	John Green Pty Ltd	68 Otho Street, Inverell 2360	Disabled Toilet	8,960
DA-5/2017	Mr Peter Allan Hunt	1811 Ashford Road, Nullamanna 2360	Construct Shed	90,000
DA-8/2017	Widex Australia P/L	25 Otho Street, Inverell 2360	Shop Fit-Out	80,000
DA-9/2017	Mr Edward Drescher	50 Caloola Drive, Inverell 2360	Dwelling	150,000
DA-10/2017	Mr Colin Moore	23 Urabatta Street, Inverell 2360	Shed	5,500
DA-11/2017	Inverell Shire Council	Bruxner Way, Yetman 2410	Yetman Landfill - Construction of Bunkers, Office/Amenities Building and Ancillary Works	200,000

Monthly estimated value of Approvals: February 2017	8	\$2,034,460
--	----------	--------------------

DEVELOPMENT AMENDMENTS

Development Application Number	Applicant	Property	Development	\$ Amount
DA-185/2015/A	Mr Mark Davis McNeil	82 Byron Street, Inverell 2360	Alterations and Additions to Building	NIL
Monthly estimated value of Approvals: February 2017			1	NIL

REFUSALS

Nil

ITEM NO:	6.	FILE NO: S29.19.1
DESTINATION 3:	An environment that is protected and sustained	E
SUBJECT:	SEPTIC TANK APPROVALS FOR FEBRUARY 2017	
PREPARED BY:	Christy Galbraith, Administration Officer	

SUMMARY:

The following details the Septic Tank approvals for February 2017.

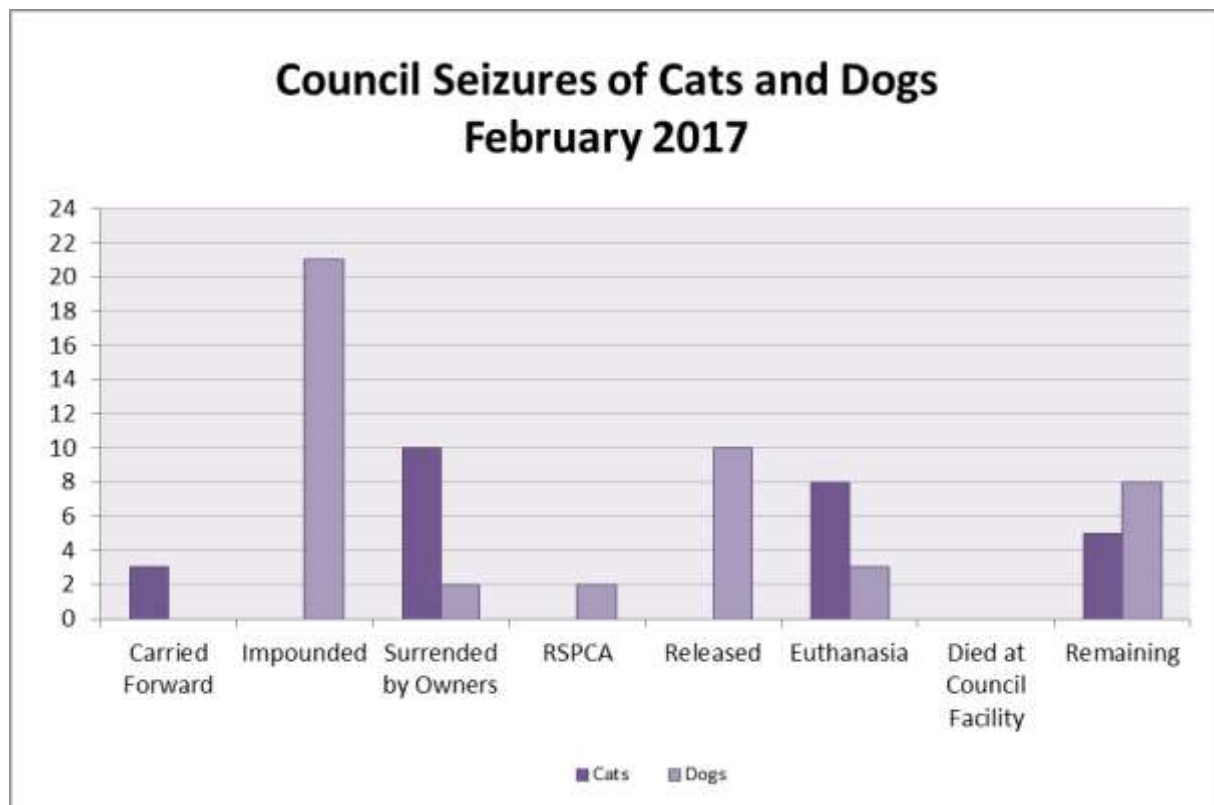
INFORMATION:

Application Number	Applicant	Property
S-3/2017	Rusnam Pty Ltd and M J Grills Pty Ltd and A R & Limited and D R K J Ryan Pty Ltd	10 Taylor Avenue, Inverell 2360

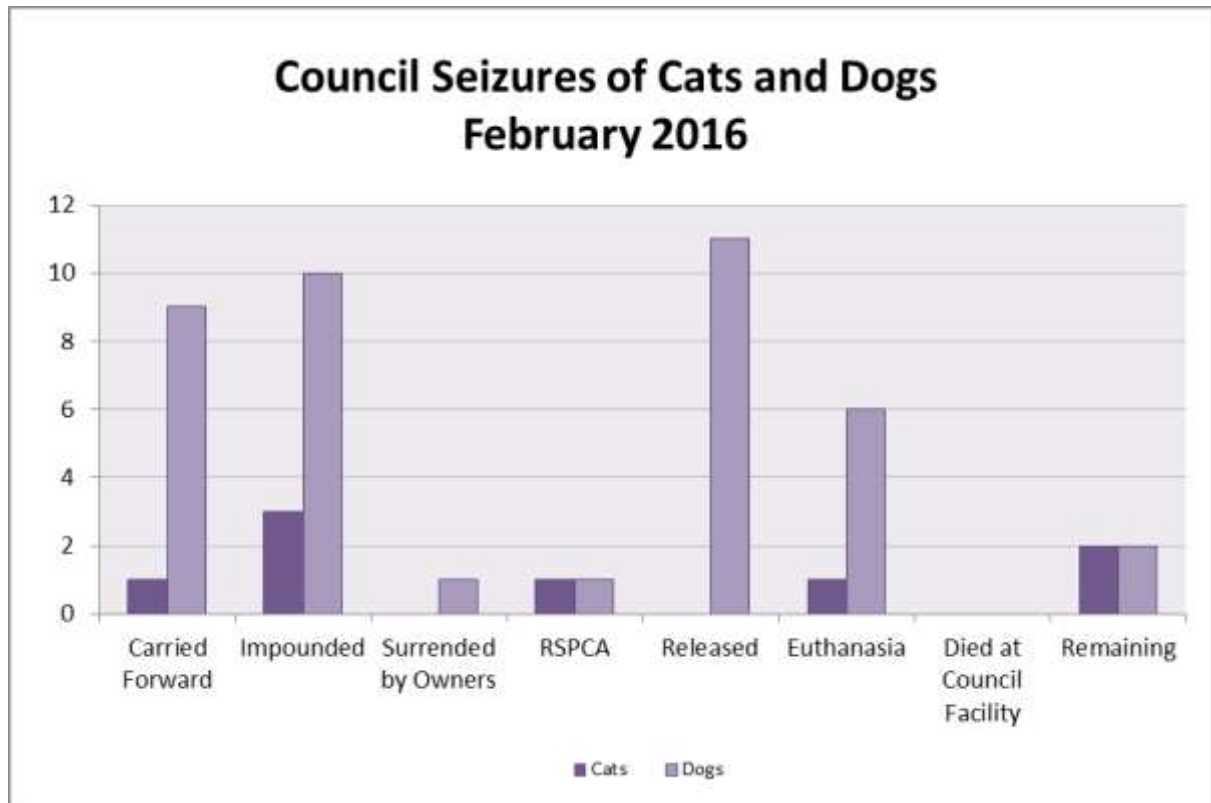
ITEM NO:	7.	FILE NO: S18.10.1
DESTINATION 3:	An environment that is protected and sustained	E
SUBJECT:	ORDINANCE ACTIVITIES REPORT FOR FEBRUARY 2017	
PREPARED BY:	Christy Galbraith, Administration Officer	

SUMMARY:

The following details the number of various Ordinance activities carried out during February 2017, in comparison to the same month in 2016.

INFORMATION:**COMPLIANCE****Inverell Shire Council Pound Monthly Report February 2017**

Inverell Shire Council Pound Monthly Report February 2016



ITEM NO:	8.	FILE NO: S4.13.2
DESTINATION 1:	A recognised leader in a broader context	R
SUBJECT:	STRATEGIC TASKS – ‘SIGN OFF’ FEBRUARY 2017	
PREPARED BY:	Paul Henry, General Manager	

SUMMARY:

A part of a successful governance program is a need for administration to indicate to the policy makers that the requirements of the legislation, under which the organization operate, has been provided. As a result, this information report provides Councillors with a statement of assurance from the General Manager that in accordance with the *Local Government Act, 1993*; the tasks have been complied with.

COMMENTARY:

The February, 2017 tasks required to be undertaken are detailed below. Any of these tasks may be added to as Council become familiar with this new initiative.

Date	Compliance Required	Achieved/Not Achieved	Comments
16 February 2017	Third instalment of 20126-2017 Financial Assistance Grants.	Achieved	Third instalment receipted.
16 February 2017	Income adjustment for newly rateable Crown Land to be lodged to OLG.	Achieved	Nil return lodged.
28 February 2017	Last day for RAO to submit QBRS review to Council (LGGR cl.203(1)).	Achieved	Information presented to the February, Economic & Community Sustainability Committee Meeting
28 February 2017	Third quarterly rates instalment due (s.562).	Achieved	Rates notices issued.

I confirm that the performance criteria as set out in the criteria for scheduled tasks have been met for the months of February, 2017. I confirm the accuracy and completeness of the information provided above, in that to the best of my knowledge and understanding, all material information has been herein disclosed.

P J HENRY PSM

GENERAL MANAGER

ITEM NO:	9.	FILE NO: S15.5.5/09
DESTINATION 1:	A recognised leader in a broader context	R
SUBJECT:	QUESTIONS WITHOUT NOTICE – MARCH 2017	
PREPARED BY:	Alice Holton, Corporate Support Office - Telephonist	

SUMMARY:

The following details the Questions without Notice items raised at the Ordinary Meeting held 22 February 2017.

Council is requested to note the actions taken to date.

COMMENTARY:

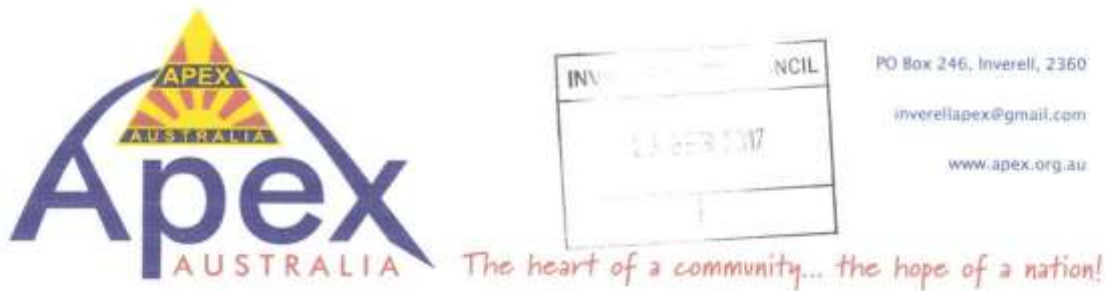
BP/REF: ITEM NO:	SUBJECT and FILE REFERENCE:	COMMENTS:
QWN/ORD 2/17 Cr McCosker	<u>Gilgai/Tingha Road S6.8.5/10</u> Cr McCosker asked if the narrow sections of	Matter being investigated.

	the road be inspected in light of increased heavy vehicle usage and wind farm traffic.	
QWN/ORD 3/17 Cr McCosker	<u>Stannifer/Old Mill Road S6.8.5/10</u> Cr McCosker asked if the Tea Tree could be trimmed at the Stannifer Crossing.	Matter being investigated.
QND/ORD 4/17 Cr Baker	<u>Ashford and Elsmore Road S6.8.5/10</u> Cr Baker reported that Mrs Bucknell has raised safety concerns with Council regarding vehicles speeding on these roads.	Manager Civil Engineering has spoken with Mrs Bucknell and informed her to contact Inverell Police regarding this matter.

RECOMMENDATION:

That the items contained in the Information Reports to the Ordinary Meeting of Council held on Wednesday, 22 March, 2017, be received and noted.

APPENDIX 1



Dear Sir,

We are writing to express our gratitude to the Inverell Shire Council for their support of the 2016 Venetian Carnival.

First and foremost we would like to thank the council for the road closure of the section of Captain Cook Drive adjacent to Campbell Park. This road closure ensured pedestrian safety, with many families attending, safety is of utmost importance.

We thank you for the use of Campbell Park and allowing the large rides along the riverbank. The shade provided in the park makes for a fantastic location on a hot summers day and the larger rides added to the overall atmosphere of the carnival.

With the advertising of our event on the billboard at the Visitor Information Centre and the Facebook advertising of our event on both the Inverell Shire Council and the Tourism Inverell Facebook pages, many people were informed of the event. I personally talked to 2 groups of tourists at the Carnival that saw these advertisements and coincided their visit to town with our event, this was very pleasing to see.

Many local service clubs were able to raise significant funds for their ongoing community work through their fundraising stalls and competitions at the Venetian Carnival. With the profits of the 2016 Venetian Carnival the Apex club of Inverell made a \$1000 donation to the Movember Foundation, a very important national charity supporting men's health.

We look forward to working with the council for future events.

Yours Faithfully

Matthew Verri
President

