# Ordinary Meeting

**Meeting Date**: Monday, 27 June, 2022
**Location**: Council Chambers, City Administrative Building, Bridge Road, Nowra

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Shoalhaven City Council

# Delivery Program Operational Plan & Budget

2022/23 - Draft Post Exhibition

## Acknowledgment of country

We acknowledge the traditional owners and custodians of this country and their continuing connection to the land through culture and community. We pay our respects to Elders past, present and future.

*All Council's Corporate Planning documents can be sourced from* ***shoalhaven.nsw.gov.au***
*Published by Shoalhaven City Council 2022.*

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# Message from the Mayor

**As we look ahead to 2022-23, our future is bright as we return to a way of life with a sense of greater normality. All of our Council facilities and services are open again, and our businesses are reporting growth.**

The Delivery Program, Operational Plan and Budget 2022/23 outlines the priorities, as determined by you - our community, that your newly elected Council will focus on as together we aim to deliver the vision for the Shoalhaven's future as expressed in the updated Community Strategic Plan – Shoalhaven 2032.

There are some very exciting major projects currently underway that will progress into 2022-23 and many more planned.

The Nowra Riverfront Entertainment and Leisure Precinct provides a significant opportunity to shape the future of Nowra and strengthen its role as the civic, community, tourism and recreational hub for the Shoalhaven region. Council is actively participating in the Nowra Riverfront Advisory Taskforce, set up by the NSW Government, to drive the revitalisation of the precinct and assist in fast-tracking development in the area. This partnership ensures the precinct design aligns with existing works currently underway, which include the new Nowra Bridge and the Shoalhaven Hospital Masterplan.

Council understands the important of creating inspiring spaces for the community and visitors alike to come together. Boongaree, in Berry, is an amazing recreational space that will, when fully developed, provide a diverse range of opportunities for recreation and health and wellbeing activities. The Stage 1, all abilities playground is now open and has created much excitement as a destination to visit in the township. Additional stages underway include, a pump track, skatepark, practice netball courts and cricket nets. The Reconciliation Garden and dogs off-leash area are currently in the design phase with community consultation. Boongaree already has the reputation as an exciting go to destination in the Shoalhaven. It has also become a major economic drawcard for the area.

Works have started on the state-of the art waste management project, Resource Recovery Facility at Council's West Nowra Waste Centre, in partnership with Bioelektra to pave the way in best practice for recycling within the Shoalhaven. This is Australia's first advanced waste treatment plant of its type that will be capable of diverting over 90 percent of mixed waste from landfill. Bioelektra will design, build and run the facility, creating local job opportunities. The Resource Recovery Facility is expected to be fully operational by the end of 2023.

Importantly, Council will continue its crucial work in recovery and resilience after the devastating impacts of a series of natural disasters in recent years. The next twelve months will see the development of additional resilience plans, including flood studies and Coastal Management Programs to help prepare for future events and care for our coastal waterways. This will also improve access to some of our incredible natural areas whilst limiting environmental impacts.

Council is in great shape to meet the needs of our current and future communities in 2022/2023. I look forward to seeing the Delivery Program, Operational Plan and Budget 2022/23 being rolled out over the next twelve months.

**Amanda Findley**
*Shoalhaven City Council Mayor*



CL22.261 - Attachment 1

# Chief Executive Officer **Message**

**I am excited to present the Delivery Program, Operational Plan and Budget for 2022/23. It outlines the priorities and outcomes our community have set for Council to deliver over the next twelve months.**

As restrictions ease and we move further through bushfire and flood recovery and into resilience, we are returning to a steadier pace of business with greater confidence in delivering our projects and outcomes for the community.

The Shoalhaven Community & Recreation Precinct (SCaRP) at Bomaderry is an integrated regional community and recreation facility that when fully developed will play an important role in the health, wellbeing and connection of the local growing community. The project includes a community pavilion with potential to provide aquatic, medical, physiotherapy, rehabilitation health, wellness and fitness services. The Artie Smith Oval Development as a component of the overall SCaRP Masterplan is well underway and will provide a very high-quality open space and community sporting facilities in one location.

Council continues to take proactive steps towards supporting the Shoalhaven population growth, with significant road network projects underway. This includes the Far North Collector Road (FNC), an integral part of road network upgrades required to accommodate housing growth in the Moss Vale Road Urban Release Areas. The new road will reduce traffic volumes on Illaroo Road and help alleviate congestion near the Shoalhaven Bridge crossing. This major project is expected to be completed in 2023.

In addition to delivering improved road networks, Council teams are going above and beyond to repair thousands of damaged sites across more than 250 kilometres of road following the significant rain and flooding events in early 2022. The civil infrastructure damage for these most recent natural disaster events is much larger than that of the Currowan Fire in 2019/2020 with repair work in the worst affected areas in and around Kangaroo Valley expected to extend well into 2022/23. Providing assistance to support communities impacted by these natural disasters remains a very high priority for Shoalhaven City Council.

The construction of the new Sanctuary Point Library, will inject new life into the village by providing a hub of community activity, including access to technology and information, a place to meet, collaborate, connect and study. We are working in partnership with the community on the public art component to bring art, particularly local Aboriginal art, into the project. We are also actively seeking both State and Federal Government assistance for funding to fast-track delivery of this exciting and much anticipated new community facility.

The revitalisation of the Vincentia Village Shopping Mall precinct is also well underway and will continue into 2022/23. This exciting activation project aims to increase tourist visitors and community engagement, as well as to support the local and regional economy. The construction contract has been awarded to a local contractor and creating local job opportunities. The works aim be completed in early 2023.

I hope you enjoy looking through the Delivery Program, Operational Plan and Budget 2022/23, your guide to Council's priorities over the next twelve months, to meet the needs and aspirations of the Shoalhaven community.

**Stephen Dunshea**
*Chief Executive Officer*



CL22.261 - Attachment 1

## Collaboration

*We enjoy working together to deliver for our community*

## Adaptability

*We are ready for change and willing to embrace a new situation*

## Integrity

*We are committed to maintain high ethics and standards*

## Respect

*We are mindful of and care about the feelings, wishes and rights of others*

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**Values are the fundamental beliefs of a person or organisation.**

These principles guide behaviour and help organisations to determine if they are on the right path and fulfilling their goals by creating an unwavering guide for all to follow.

**Shoalhaven City Council has chosen four Core Values:** Council's Core Values are reflected throughout the Code of Conduct.

# Our Vision
# **For the Future**

"We will work together in Shoalhaven to foster a safe & attractive community for people to live, work, stay & play; where sustainable growth, development & environmental protection are managed to provide a unique & relaxed lifestyle"

# Our **Community**

**Shoalhaven is unique with its spectacular natural environment, growing population and robust economy. It is a wonderful place to live, work, stay and play. From Berry to Durras, the coastal strip sustains diversity of places, people and environments.**

Shoalhaven is located on the south coast of New South Wales, with the regional centre of Nowra-Bomaderry located about 160 kilometres south of Sydney. Most of the population is concentrated along the coastal fringe, which is traversed by the Princes Highway. The major centres include Nowra-Bomaderry, Milton-Ulladulla, Huskisson-Vincentia, St Georges Basin District, Culburra Beach and Sussex Inlet. The area encompasses a total land area of about 4,531 square kilometres, including substantial areas of national park, state forest, bushland, beaches and lakes. The natural amenity of the area is a strong attractor, for both new residents, holiday makers and day trippers.

The original inhabitants of the Shoalhaven area are the Wodi Wodi, Wandandian and Murramarang Aboriginal people. European settlement dates from 1822 when land was taken up near the mouth of the Shoalhaven River.

The Shoalhaven is blessed with perhaps the most scenically beautiful landscapes on the east coast of Australia, ranging from the lush rainforests, woodlands, rocky terrain, coastal plains, farmland and floodplains. The area also has more than 165 kilometres of coastline, the longest of any local government area in NSW. The coast is very diverse in its character, with major estuaries, many coastal lakes, long wild beaches and small pocket beaches, extensive coastal dune systems, towering sandstone headlands and rugged bluffs.

The Shoalhaven population has a strong sense of community, a desire to help one another, friendly, welcoming and caring. Community involvement in Council and community activities is reflective of the large numbers attending key events being held throughout the year.

Council's integrated planning documents aim to complement the wonderful place that is the Shoalhaven and to deliver on the community's priorities for the future.



CL22.261 - Attachment 1

# Our **People**

**Population**
**107,191**
**12.8%** born overseas
**7.7%** need disability assistance

**Average Age**
**48**
**19.7%** aged 0-17 years
**34.3%** aged 60+ years

**Population Increase**
**+10,308**
by 2031

**20%**
increase for aged 65+ years

**5.5%** of the Shoalhaven's population identify as Aboriginal and Torres Straight Islander

**33.9%**
completed year 12

**25.8%** vocational qualification
**12.1%** university education

**35,751**
jobs
**47%** in workforce
**7.5%** unemployed

**21.6%**
of households are made up of couples with children

**17%** couples without children
**26.7%** single person
**10.6%** single-parent

**40,935** total households
**25.3%** mortgage
**23.8%** renting
**3.8%** social housing
**279** individuals homeless

**Additional Households**
**+5,408**
households by 2031

Single person households increasing to
**30.7%**
by 2031

# Our Councillors

**Amanda Findley**
*Mayor*
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## Ward 1

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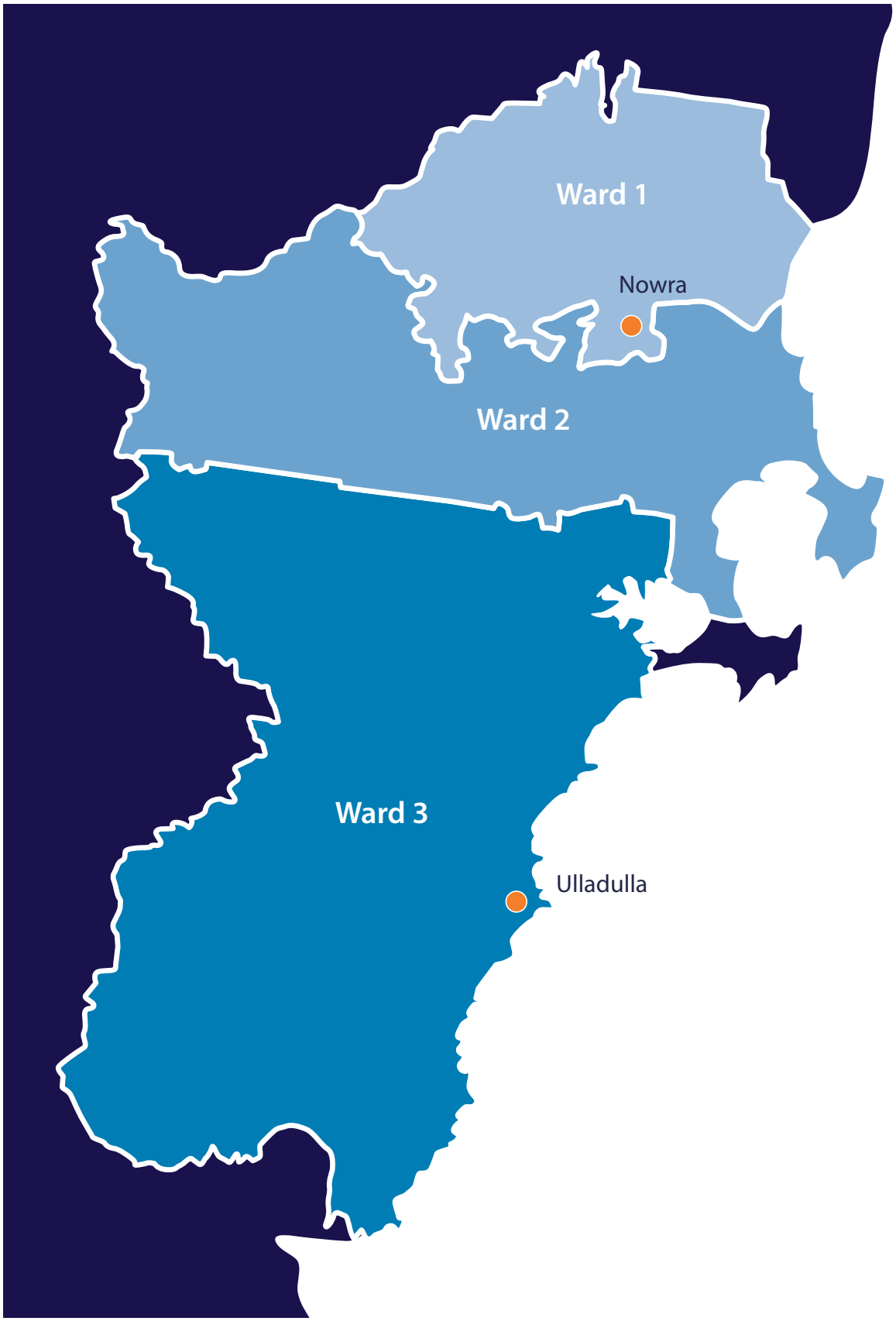
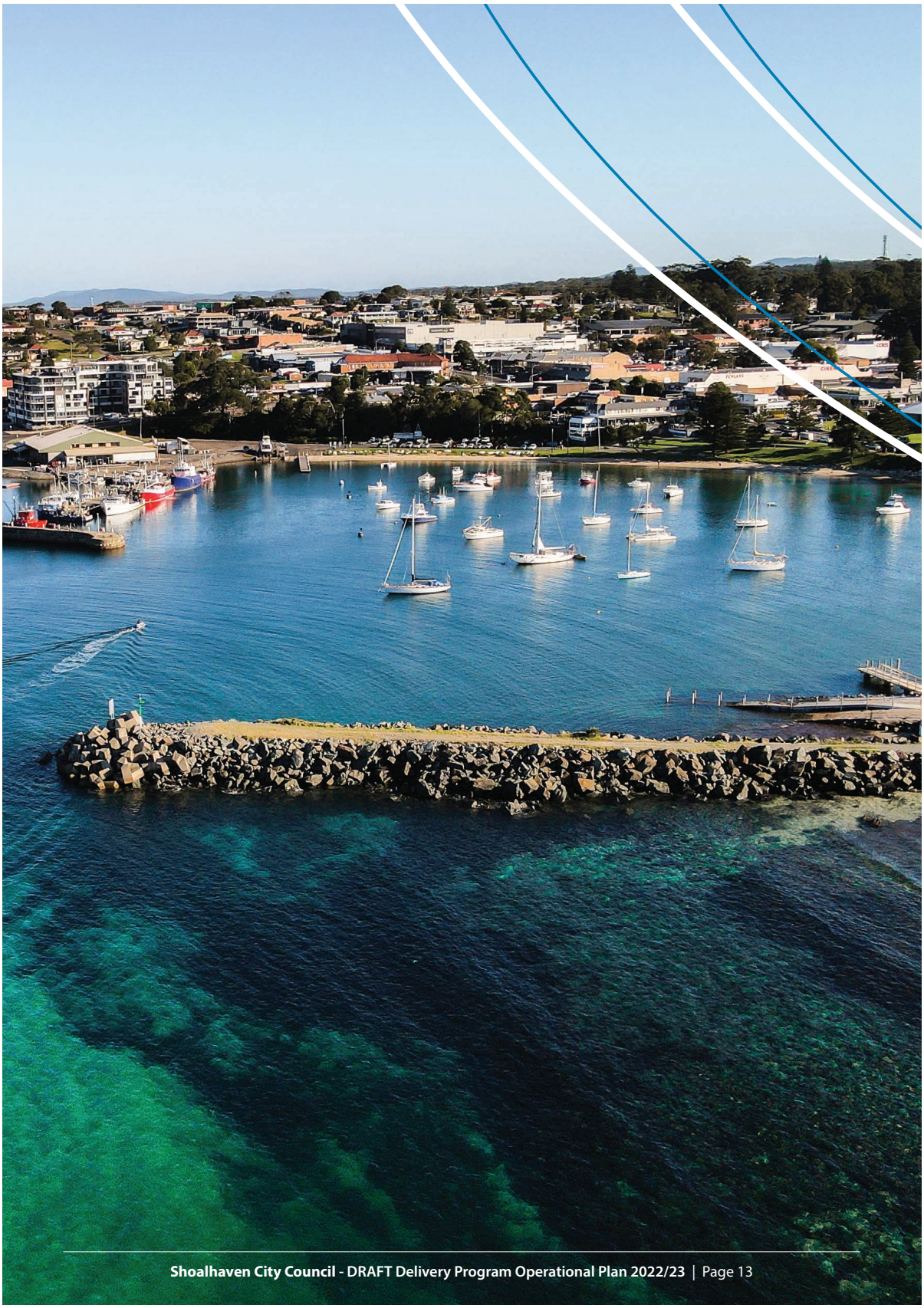



CL22.261 - Attachment 1

# Executive
# & Organisational Structure

CL22.261 - Attachment 1



# Our Major Projects

## Shoalhaven Community & Recreation Precinct (SCaRP)

Shoalhaven Community and Recreational Precinct is an integrated regional community and recreation facility that aims to meet the needs of the Shoalhaven's growing community. The Artie Smith component of the project has commenced construction phase in February 2022, inclusive of the new sporting facilities for AFL, Cricket and Croquet with associated sporting amenities, spectator viewing areas, car parking and supporting infrastructure.

The refurbishment of the Original Bomaderry Basketball Stadium is currently in the concept design phase and will progress to detailed design in 22/23 with construction and delivery in 23/24. This refurbishment will occur with the aim to bring the original facility up to current standard and provide additional indoor recreation space for various indoor sports to supplement the Shoalhaven Indoor Sports Centre.

Council aims to progress to the detailed design and investigation phase of Stage 2 SCaRP (Northern Precinct), as part of the overall Master Plan. The new facilities will incorporate the community hub/Pavilion, updated recreational water and aquatic areas, athletics track, and rugby league fields. This investigation and design of Stage 2 (Northern Precinct) will progress the works to 'shovel ready' design, with completed Development Application by the end of the financial year.

These major projects are about **improving the Shoalhaven** as a wonderful place to live, work, stay & play

## Sanctuary Point Library

Council is continuing to progress the new Sanctuary Point Library on the corner of Kerry Street and Paradise Beach Road. A development application has been lodged and it is anticipated that construction will begin before the end of 2022.

Staff will continue to work on the public art component of the project with the local community to bring art, particularly local Aboriginal art, into the project through the build and design.

## Placemaking for Vincentia Village Shopping Mall

The placemaking and revitalisation of the Vincentia Village shopping mall (Burton Street Mall) precinct aims to increase tourist visitation and community engagement, as well as support the local and regional economy through the creation of jobs.

The construction contract to revitalise the precinct has been awarded to local contractor, Jirgens Civil, with works to commence in April 2022 and completion forecast for February 2023.



CL22.261 - Attachment 1

## Nowra Riverfront Precinct

The Nowra Riverfront Precinct provides a significant opportunity to shape the future of Nowra and strengthen its role as the civic, community, tourism and recreational hub for the Shoalhaven region.

Council is committed to moving forward with proposed urban design and land use planning changes that will enable the redevelopment of this key precinct. Council is actively participating in the Nowra Riverfront Advisory Taskforce that has been set up by the NSW Government to drive the revitalisation of the precinct and assist in fast-tracking development in the area. This joint state and local government approach will ensure activities are coordinated and aligned to the existing works underway, including the new Nowra Bridge and Shoalhaven Hospital Masterplan. New detailed planning and development controls will be prepared to help facilitate these changes and will involve further community consultation and input opportunities.

## Material Recovery Facility

Council is currently transferring comingled recyclables collected from households in the yellow recycling bin up to a sorting facility in Sydney. Council have committed to design, develop and construct a state-of-the-art materials recovery facility at West Nowra, avoiding the transport and keeping the recycling within the Shoalhaven. Contracts have been awarded separately for the construction of the building and for the design, fabrication and installation of the equipment, to commence in mid-2022. This facility will sort and process the recycling materials collected in the yellow lid bins, from Council's 10 depots and other local commercial operations to a high level of purity. The facility is expected to be fully operational by the end of 2023.

## Far-North Collector Road

The Far North Collector Road (FNC) is an integral part of a suite of new roads and upgrades required to accommodate housing growth in the Moss Vale Road Urban Release Areas. The FNC Road will link Illaroo Road (at western end of West Cambewarra Road, Bangalee) to Moss Vale Road (at Bells Lane). The new road will reduce traffic volumes on Illaroo Road and alleviate congestion near the Shoalhaven Bridge crossing. Construction of the roundabout connection at Illaroo Road was completed in February 2021 and Early Works to establish sections of the road alignment completed in March 2022. The main construction contract for the Far North Collector Road, roundabout intersection with Moss Vale Road and the connection to Taylors Lane is commencing in April 2022 with the project forecast to be completed in the second half of 2023.

## Boongaree – Stages 2, 3 and 4

Boongaree Stage 1 has created an exciting destination for both residents and visitors for the township of Berry and for the greater Shoalhaven. Council is commencing the construction and delivery of stages 2, 3, and 4a which include the pump track, skatepark, in May 2022 followed by the practice netball courts and cricket nets. Stage 4b – Boongaree Reconciliation Garden design will be finalised in 2022, with construction commencing in 2023. Stages 5 and 7 – Junior and Senior Cricket fields, League fields, U11 Soccer, drainage, irrigation, lighting, and parking (including 231 spaces, a bus turnaround zone, and 6 RV parking) is in the final detail design stages with the construction due to commence in 22/23. Stage 6 - Dog Fenced Off Leash Area is currently in the design phase and the construction process will commence in 2023/2024. This amazing recreational space will provide Community and visitors with a diverse range of opportunities for recreation, health and wellbeing activities.

## Resource Recovery Facility

Construction commenced in March 2022 on a new Resource Recovery Facility that will process household mixed-waste collected in the red lidded kerbside bins in the Shoalhaven. This state of-the-art facility will be Australia's first Advanced Waste Treatment plant capable of diverting over 90% of mixed waste from landfill. The new facility will be located adjacent to Council's current landfill site in West Nowra. It will be constructed and operated by Bioelektra Australia, using an autoclave process to sterilise and dry the waste, which is then readily sorted into its different recyclable components using traditionally sorting technologies. Everything that can be reused or recycled is extracted in this one process. Works will commence in 2022 and the facility is expected to be fully operational by the end of 2023.



CL22.261 - Attachment 1

# Our
# Capital Projects

## Creating Thriving Local Economies

- Development of our Industrial Estates
- Redevelopment of Vincentia's Burton Street Mall
- Ulladulla Harbour Berthing Facility
- Ulladulla Boardwalk and Harbourside improvements

## Accessible Community Facilities

- Currambene Creek Myola Fishing facility renewal
- Park Road Netball Court redevelopment - design and investigation
- Bay & Basin Regional Skate Park
- Ulladulla Regional Skate Park (grant dependent)

## Improving Connectivity and Safety

- Far North Collector Road
- Moss Vale Urban Release Area Roads
- Mundamia Urban Release Area Roads
- Ferry Lane Nowra Shared User Pathway
- Matron Porter Drive - Bishop Drive - shared user pathway
- Ulladulla High School safety improvements
- Sanctuary Point - Loralyn Ave/Walmer Ave - shared user pathway

## Water & Wastewater Services – Shoalhaven Water

- Moss Vale Road Urban Release area water and sewer development
- St Anns and Lyrebird Park SPS upgrade
- Danjera Dam Recreation Area upgrade



CL22.261 - Attachment 1

# Our **Finances**

**The 2022/23 budget is in accordance with Council's adopted budget principles for no cash deficit budgeting and provides funding for strategic priorities identified in the operational plan totalling $529 million comprising of an operating budget of $282 million and a capital works program of $247 million.**

Council continues to operate in the context of uncertainty with the proposed 2022/23 budget being a flexible and dynamic budget to ensure that the levels of service provided to the community remain unchanged with opportunities for expansion to be considered as and when the uncertainty decreases.

Whilst Council continues to prioritise renewal and maintenance of existing assets, the amount available for these activities remains insufficient. An average of 32% of Council's assets are beyond their expected life with many assets in a condition which is below the expected levels of service. This remains an ongoing fiscal challenge for Shoalhaven City Council, and many other councils in NSW, and is a key factor considered in Council's long-term financial and asset management strategic plans.

Council has used the additional funds from the introduction of the Special Rates Variation (SRV) to substantively address the asset maintenance backlog. There remains an estimated backlog of $82M to bring assets to a satisfactory condition which meets the community's needs identified in the Community Strategic Plan (CSP). Council has also identified a current funding shortfall of $10M annually to keep assets to a satisfactory condition into the future.

Our $247 million capital works program includes:

| | 2022/23 $'000 |
|---|---|
| Bridges | 830 |
| Buildings and Property | 15,127 |
| Commercial Undertakings | 13,113 |
| Community and Culture | 1,795 |
| Economic Development | 18,469 |
| Environmental Management | 3,990 |
| Internal Corporate Services | 7,039 |
| Open Space, Sport and Recreation | 23,194 |
| Regulatory Services | 180 |
| Roads and Transport | 31,313 |
| Stormwater | 5,530 |
| Strategic Roads and Bridges | 32,807 |
| Waste and Recycling Program | 23,306 |
| Waterways Infrastructure | 1,867 |
| Total General Fund | 178,560 |
| Water and Sewer Capital Works | 68,378 |
| Total Capital Program | 246,938 |

The funding sources for the capital program are:

| Funding Source | $'000 |
|---|---|
| Water and Sewer Funds | 67,079 |
| Grants | 51,952 |
| Existing Loans | 38,855 |
| Loans | 21,080 |
| General Fund Including Carry Forwards | 17,938 |
| Special Rates | 10,575 |
| Industrial Land | 7,478 |
| Section 7.11 Deleted | 5,218 |
| Waste Reserve | 5,165 |
| Plant Replacement | 9,509 |
| Section 7.11 | 7,485 |
| Stormwater Levy | 1,324 |
| Other Internal Reserves | 3,279 |
| Total Capital Program | 191,986 |

The 2022/23 balanced budget is outlined below ($'000):

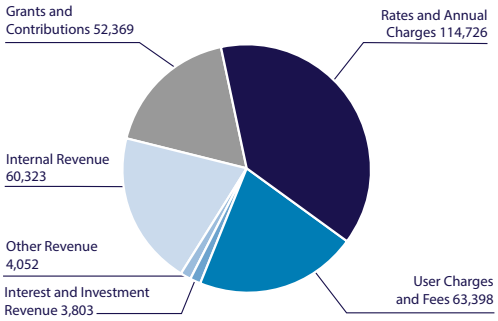
| | General Fund | Water Fund | Sewer Fund |
|---|---|---|---|
| Income from Continuing Operations | 301,393 | 34,616 | 57,138 |
| Expenses from Continuing Operations | 267,272 | 31,476 | 48,374 |
| Net Operating Result | 34,121 | 3,140 | 8,764 |
| Net Operating Results Before Capital | (185) | (524) | 6,364 |
| Net CashMovement | (81,507) | (14,198) | (21,244) |
| Net Reserve Movement | (81,507) | (14,198) | (21,244) |
| Net Unrestrited Cash Movement | 0 | 0 | 0 |



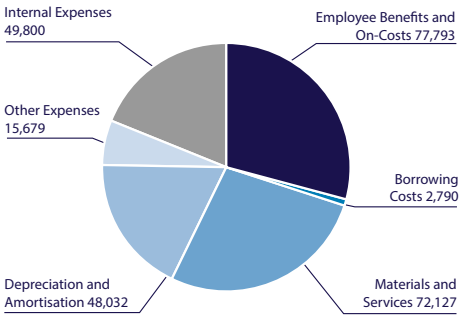
CL22.261 - Attachment 1

**The charts provide an overview of the composition of budgeted income and expenditure for:**

## General Fund

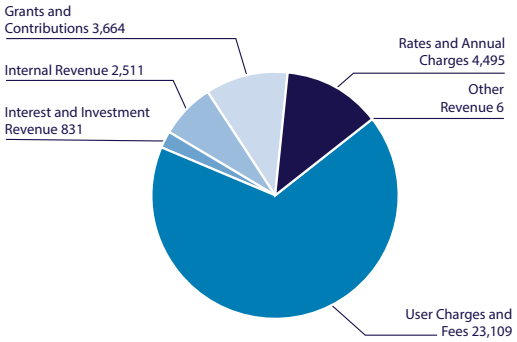



Revenue Breakdown 2022/23 ($,000)

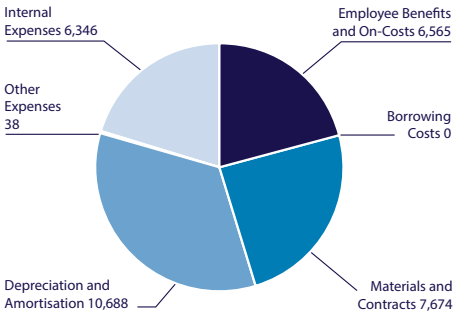



Operating Expenditure Breakdown 2022/23 ($,000)

## Water Fund

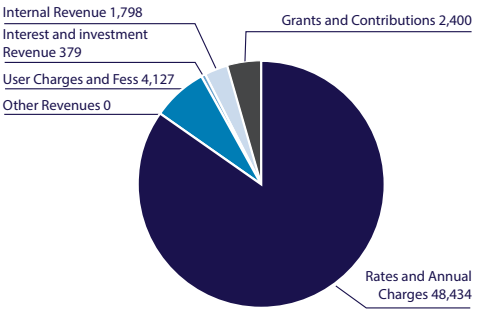



Revenue Breakdown 2022/23 ($,000)

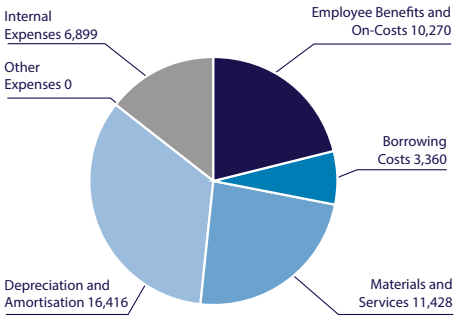



Operating Expenditure Breakdown 2022/23 ($,000)

## Sewer Fund




Revenue Breakdown 2022/23 ($,000)

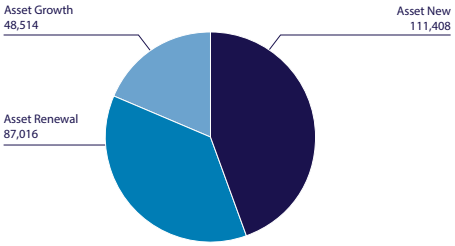



Operating Expenditure Breakdown 2022/23 ($,000)



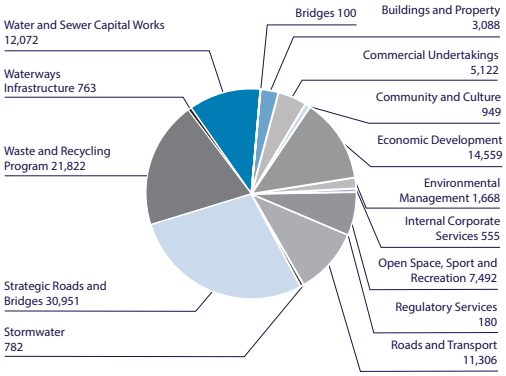
CL22.261 - Attachment 1

## Capital Program *($,000)*



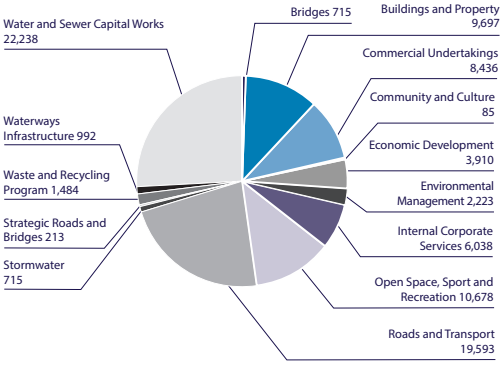

## Asset New *($,000)*

*Expenditure which creates new asset providing a new service/output that did not exist beforehand.*



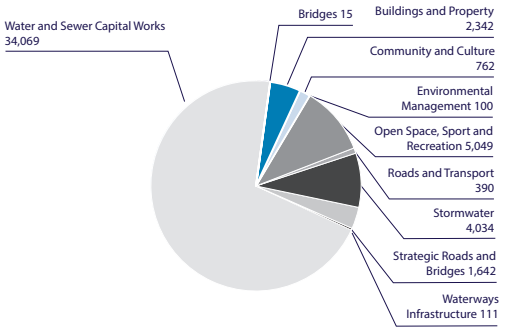

## Asset Renewal *($,000)*

*Expenditure on an existing asset, or on replacing an existing asset, which returns the service capacity of the asset up to that which it had originally or up to a lower service capacity.*




## Asset Growth *($,000)*

*Expenditure that extends the capacity of an existing asset to provide benefits, at the same standard as is currently enjoyed by existing beneficiaries, to a new group of users.*



# Our **Services**

**We provide a vast range of services and facilities to our community from the footpaths you walk on, the water that comes out of the tap, the roads that you drive on and the recreational activities that you enjoy.**

Some of the services that we provide everyday include:

### Footpaths, Roads and Traffic and Stormwater

- Service over 1,822 km of Council maintained roads
- Manage 246 road and pedestrian bridges, culverts and causeways
- Maintain 109 roundabouts
- Maintain 262km of cycleways and footpaths

### Community Services, Events and Culture

- Support, facilitate and evaluate a program of events with and for community
- Support the tourism industry resulting in the delivery of high quality products and events
- Facilitate, coordinate and support community grants programs
- Plan for and provide family day care services for children aged 0-6 years
- Provide 5 libraries including 2 mobile libraries
- Provide the Entertainment Centre offering a range of entertainment opportunities
- Provide the Regional Gallery to showcase diverse range of art to residents and visitors

### Environment and Sustainability

- Manage 40 of the 109 beaches in Shoalhaven and including over 220 beach access ways
- Help protect 156 threatened species

### Regulatory Services

- Process approximately 100 development applications, certificates and approvals per week
- Investigate over 700 incidents each year

### Water, Waste Water and Waste Services

- Manage 10 recycling and waste depots
- Manage 4 water treatment plants and 1,587m of water mains
- Supply an average of 425 litres of water to each property every day
- Manage 13 Wastewater treatment plants and 1251km wastewater mains
- Collect over 11,902 mega litres of wastewater each year

### Community Safety and Community Groups

- Deliver, monitor and maintain over 40 CCTV cameras in the Nowra, Sanctuary point, Bomaderry Areas
- Support 56 parkcare groups and 60 bushcare groups

### Visitor Services

- Manage 12 holiday parks
- Drive $1 billion in visitor spend, resulting in an estimated 7,000 tourism related jobs
- Manage 2 visitor information centres and associated mobile services

### Corporate Support

Supporting the delivery of a range of services for our community is our efficient and effective Corporate support teams including:

- Finance and Procurement
- Human Resources, Work Health and Safety
- Business Assurance, Governance and Legal Services
- Information and Communications Technology
- Corporate Performance and Reporting
- Customer Experience
- Communication and Engagement, Internal Audit



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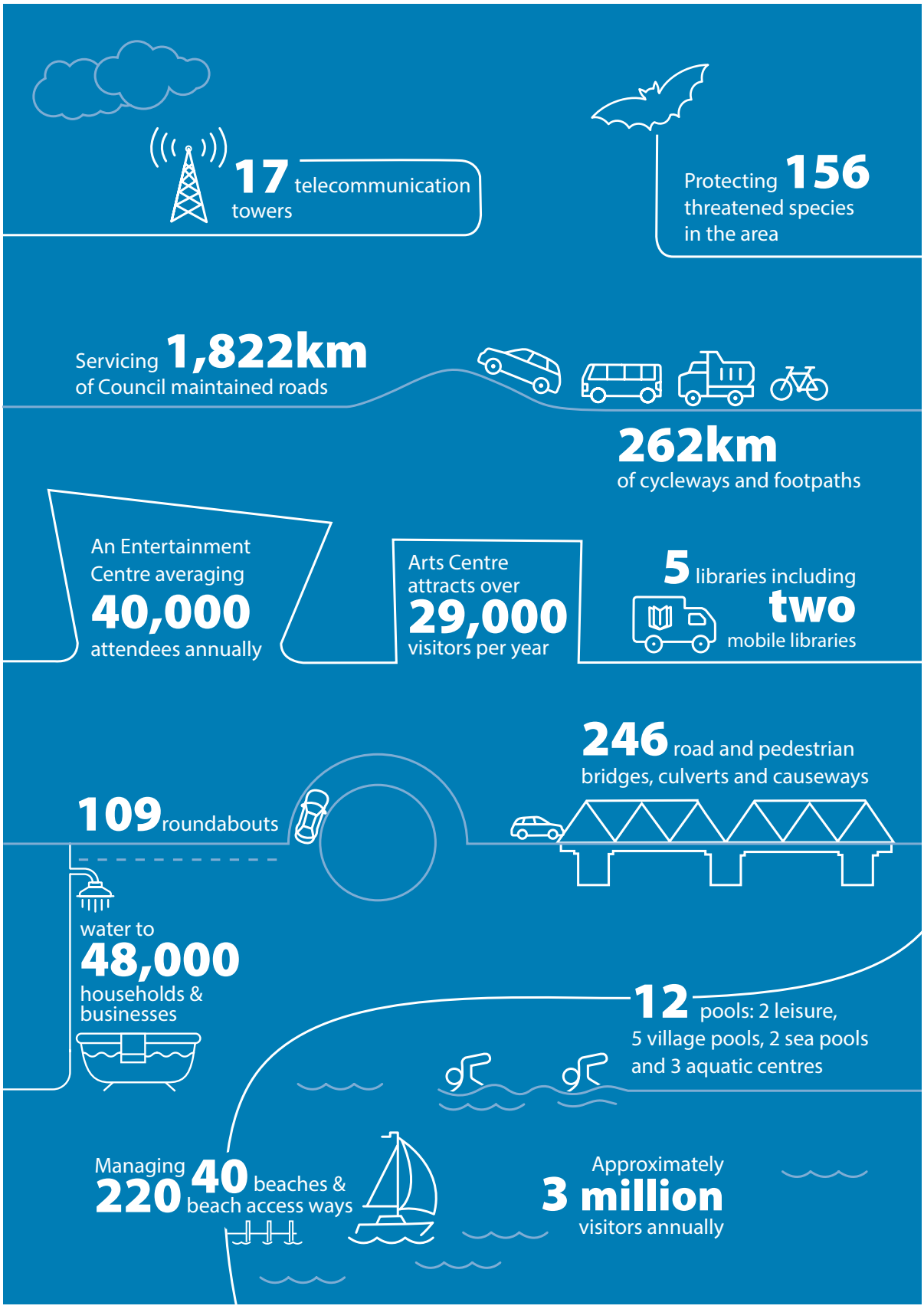
17 telecommunication towers
Protecting 156 threatened species in the area
Servicing 1,822km of Council maintained roads
262km of cycleways and footpaths
An Entertainment Centre averaging 40,000 attendees annually
Arts Centre attracts over 29,000 visitors per year
5 libraries including two mobile libraries
246 road and pedestrian bridges, culverts and causeways
109 roundabouts
water to 48,000 households & businesses
12 pools: 2 leisure, 5 village pools, 2 sea pools and 3 aquatic centres
Managing 220 40 beaches & beach access ways
Approximately 3 million visitors annually

# Planning & Reporting Framework

**Shoalhaven's plans are developed in conjunction with State and Regional Plans, the Resourcing Strategy, other supporting plans, Councillors, staff and the community.**

The community plan for the Shoalhaven over the next ten years is captured in the Community Strategic Plan 2032 (CSP). While Council will use the plan to develop its objectives and actions, other government and non-government organisations can and will use the CSP to align their activities to meet Shoalhaven's needs.

Our future planning documents are made up of four key components (Figure 1):

1. Shoalhaven 2032 Community Strategic Plan (10 years)
2. Delivery Program Objectives (4 years)
3. Operational Plan & Budget (annual)
4. Council's Resourcing Strategy (4 years)

### Community Strategic Plan

The community plan for the Shoalhaven over the next ten years is captured in the Community Strategic Plan (CSP). The purpose of the plan is to identify the community's main aspirations and priorities for the future. The CSP is organised under four themes and eleven key priorities.

While Council will use the plan to develop its objectives and actions, not everything in the plan is Council's responsibility. Other government and non-government organisations can and will use the CSP to align their activities to meet Shoalhaven's needs.

### Delivery Program Operational Plan

The Delivery Program Objectives are Council's response to the Community Strategic Plan and what Council can do within each term of the elected Council. The one-year Operational Plan Actions detail what will be completed over the next 12 months to address the Delivery Program Objectives. Budget, staff resources and assets are allocated to ensure the Actions are undertaken.

### Resourcing Strategy

While the Community Strategic Plan describes the long-term goals of our community, the Resourcing Strategy outlines how we will help achieve these in terms of time, money, assets and people. It is used to address the budget needs through the Long Term Financial Plan, assets required through the Asset Management Framework, technology needs through the ICT Strategy and Council's workforce through the Workforce Strategy.



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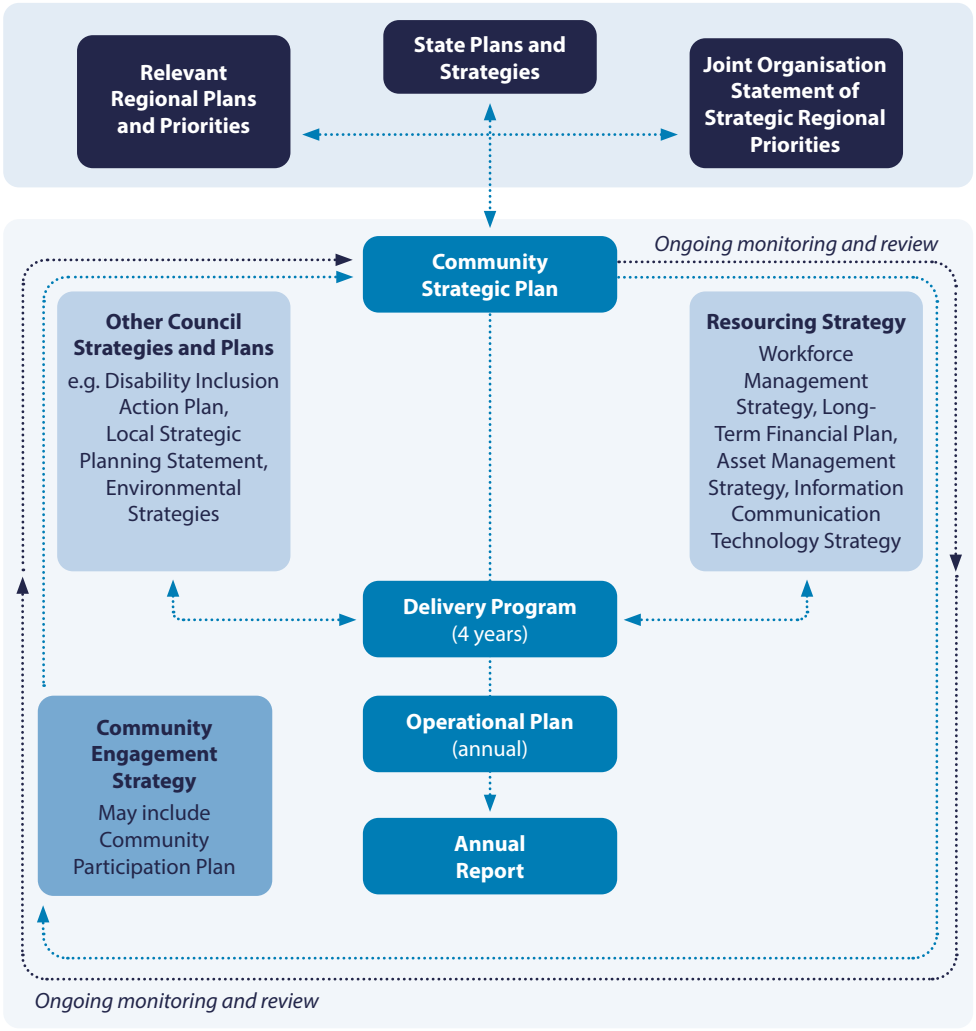


*(Figure 1): Integrated Planning and Reporting Framework*

We want a
city that has...

# Themes
## & Key Priorities

**Each of the themes and key priorities that have been identified by the community have been allocated long term objectives and one-year actions. These are outlined in the following sections.**

Each section explains why the priority is important, what objective has been set and actions that will be taken to meet each objective. Measurements are also outlined to ensure that Council continues to be accountable for the actions that have been set to meet community priorities.

### Resilient, Safe, Accessible & Inclusive Communities

**1.1** Support inclusive, safe and connected communities
**1.2** Preserve, support and develop cultural and creative vitality across our communities
**1.3** Support community wellbeing through fostering active and healthy communities

### Sustainable, Liveable Environments

**2.1** Manage our infrastructure and assets for long term sustainability to meet community need
**2.2** Manage growth and development with respect for environmental and community values
**2.3** Protect the natural environment and enhance sustainability

### Thriving Local Economies

**3.1** Strengthen and diversify the economy
**3.2** Deliver safe, vibrant and attractive public spaces

### Effective, Responsible & Authentic Leadership

**4.1** Deliver reliable, high quality services
**4.2** Provide transparent leadership through effective government and administration
**4.3** Inform and engage with the community about the decisions that affect their lives



CL22.261 - Attachment 1

# How to Read this Plan

**Community Strategic Plan Code** | **Community Strategic Plan Goal** | **Delivery Program Objective**

## Priority 1.1

Build inclusive, safe and connected communities

### Why is this priority important?

The health of our community members is reliant on and affected by how safe, included and connected they feel within their community. Being connected and feeling included in the lives of others has been proven to increase overall happiness and wellbeing.

### How will we know we are making a difference?

- When Council has improved resilience and readiness capability in emergency management
- When people feel more connected to their community
- When there is an improvement in socio-economic indicators for our area
- When there is a decrease in households in housing stress
- When there is an increase in public or active transport
- When people feel safer in their neighbourhood with reduced crime

### What will Council focus on between 2022-26?

| Delivery Program Objective | |
|---|---|
| 1.1.01 | Support communities to prepare for, respond to and recover from natural disasters, extreme weather and other emergencies |
| 1.1.02 | Support communities to become safer and more resilient through positive and effective planning, partnerships and programs |
| 1.1.03 | Develop plans and strategies which help to create an inclusive community and improve equitable access to opportunities |
| 1.1.04 | Advocate for improvements to public transport services and provide support for community-led initiatives that improve transport options |
| 1.1.05 | Develop plans which will enable a variety of affordable and appropriately serviced housing options |
| 1.1.06 | Use Council's regulatory powers and government legislation to enhance community safety and deliver community safety programs and projects |



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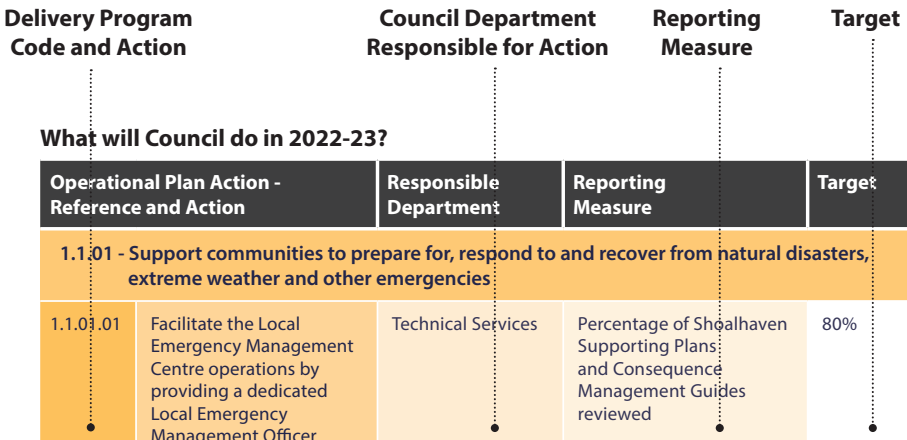


**What will Council do in 2022-23?**

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **1.1.01 - Support communities to prepare for, respond to and recover from natural disasters, extreme weather and other emergencies** | | | | |
| 1.1.01.01 | Facilitate the Local Emergency Management Centre operations by providing a dedicated Local Emergency Management Officer | Technical Services | Percentage of Shoalhaven Supporting Plans and Consequence Management Guides reviewed | 80% |
| 1.1.01.02 | Develop and implement initiatives to encourage help-seeking and to build community understanding of recovery and available supports | Community Connections | Number of publications produced - includes leaflets, newsletters and website updates | Count |
| | | | Number of face to face programs and projects completed - including Recovery Hub, Recovery programs and Get Ready initiatives | Count |
| | | | Number of phone calls made and taken resulting in assistance being provided to affected residents | Count |
| 1.1.01.03 | Develop community profiles in consultation with each town and village within the Shoalhaven identifying hazards, critical infrastructure and vulnerable facilities/ groups | Technical Services | Number of community profiles developed which identify hazards, critical infrastructure and vulnerable facilities/ groups | Count |
| 1.1.01.04 | Liaise with the Rural Fire Service Strategic Planning Committee to deliver assigned and future projects for emergency service facilities as per allocated funding | Building Services | Number of RFS Strategic Planning Committee meetings held | ≥1 |

# Resilient, Safe, Accessible & Inclusive Communities

| Council supporting strategies and plans that will guide us | What's important to the community |
|---|---|
| • Arts Centre Strategic Plan<br>• Community Infrastructure Strategic Plan<br>• Crime Prevention Plan<br>• Disability Inclusion Action Plan<br>• Shoalhaven Libraries Strategic Plan<br>• Shoalhaven Entertainment Centre Business Plan<br>• Shoalhaven Affordable Housing Strategy<br>• Wellbeing Plan (in development) | • Homelessness and the need for affordable housing<br>• Enhanced community preparedness and response to natural disasters and the effects of climate change<br>• Tackling social isolation and mental health<br>• Improved access to health care services<br>• An inclusive and accessible community<br>• Increased number of cultural events and improvements to Shoalhaven's arts<br>• Community safety improvements<br>• Improvements to our parks and reserves and sporting facilities<br>• Improved public transport services |



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# Priority **1.1**

## Build inclusive, safe and connected communities

### Why is this priority important?

The health of our community members is reliant on and affected by how safe, included and connected they feel within their community. Being connected and feeling included in the lives of others has been proven to increase overall happiness and wellbeing.

### How will we know we are making a difference?

- When Council has improved resilience and readiness capability in emergency management
- When people feel more connected to their community
- When there is an improvement in socio-economic indicators for our area
- When there is a decrease in households in housing stress
- When there is an increase in public or active transport
- When people feel safer in their neighbourhood with reduced crime

### What will Council focus on between 2022-26?

| Delivery Program Objective | |
|---|---|
| 1.1.01 | Support communities to prepare for, respond to and recover from natural disasters, extreme weather and other emergencies |
| 1.1.02 | Support communities to become safer and more resilient through positive and effective planning, partnerships and programs |
| 1.1.03 | Develop plans and strategies which help to create an inclusive community and improve equitable access to opportunities |
| 1.1.04 | Advocate for improvements to public transport services and provide support for community-led initiatives that improve transport options |
| 1.1.05 | Develop plans which will enable a variety of affordable and appropriately serviced housing options |
| 1.1.06 | Use Council's regulatory powers and government legislation to enhance community safety and deliver community safety programs and projects |



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**What will Council do in 2022-23?**

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **1.1.01 - Support communities to prepare for, respond to and recover from natural disasters, extreme weather and other emergencies** | | | | |
| 1.1.01.01 | Facilitate the Local Emergency Management Centre operations by providing a dedicated Local Emergency Management Officer | Technical Services | Percentage of Shoalhaven Supporting Plans and Consequence Management Guides reviewed | 80% |
| 1.1.01.02 | Develop and implement initiatives to encourage help-seeking and to build community understanding of recovery and available supports | Community Connections | Number of publications produced - includes leaflets, newsletters and website updates | Count |
| | | | Number of face to face programs and projects completed - including Recovery Hub, Recovery programs and Get Ready initiatives | Count |
| | | | Number of phone calls made and taken resulting in assistance being provided to affected residents | Count |
| 1.1.01.03 | Develop community profiles in consultation with each town and village within the Shoalhaven identifying hazards, critical infrastructure and vulnerable facilities/ groups | Technical Services | Number of community profiles developed which identify hazards, critical infrastructure and vulnerable facilities/ groups | Count |
| 1.1.01.04 | Liaise with the Rural Fire Service Strategic Planning Committee to deliver assigned and future projects for emergency service facilities as per allocated funding | Building Services | Number of RFS Strategic Planning Committee meetings held | ≥1 |



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| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| 1.1.01.05 | Build community awareness and encourage planning for disasters using tools such as Get Ready Shoalhaven and the Disaster Dashboard | Technical Services | Number of community engagement sessions undertaken to enhance the understanding of and preparation for disasters | Count |
| 1.1.01.06 | Inspect Asset Protection Zones and fire trails for compliance against bushfire mitigation guidelines | Works & Services | Percentage of Asset Protection Zones inspected | 100% |
| | | | Percentage of Asset Protection Zones maintained | 100% |
| 1.1.01.07 | Annual audit of Council's responsibilities within the Shoalhaven District Bushfire Plan | Works & Services | Audit completed, certified bushfire mitigation works assessed and asset custodians notified of rectification works by June 2023 | 100% |
| 1.1.01.08 | Investigate the opportunities for bushfire resilient buildings, such as FORTIS House, to be constructed within the LGA | Building & Compliance | Opportunities for demonstration bushfire resilient buildings investigated and reported to Council by June 2023 | 100% |
| **1.1.02 - Support communities to become safer and more resilient through positive and effective planning, partnerships and programs** | | | | |
| 1.1.02.01 | Engage the community to ensure representative views are considered and adopted in the development and planning of Community facilities | Community Planning & Projects | Develop a prioritisation of masterplans and deliver a minimum of 3 annually for Council parks, reserves and sportsgrounds | ≥3 |
| | | | Finalise and adopt the Access Areas for Dogs Policy and progressively implement the funded actions | 100% |



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| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| 1.1.02.02 | Work with community partners to deliver programs that build community strength and capacity | Community Connections | Number of community events coordinated and supported | ≥3 |
| 1.1.02.03 | Work with the NSW Government to finalise the Crown Lands plans of management | Community Planning & Projects | Crown Lands plans of management finalised by June 2023 | 100% |
| **1.1.03 - Develop plans and strategies which help to create an inclusive community and improve equitable access to opportunities** | | | | |
| 1.1.03.01 | Conduct and respond to biennial WHS inspections at public halls and management committee facilities across precincts | Swim Sport & Fitness | Percentage of scheduled SSF facility WHS inspections completed and actioned | 100% |
| 1.1.03.02 | Collaborate across City Lifestyles departments to provide a range of programs to activate Destination Parks and showgrounds | Swim Sport & Fitness | Number of programs implemented at each destination park - Northern Precinct | ≥4 |
| | | | Number of programs implemented at each destination park - Central Precinct | ≥4 |
| | | | Number of programs implemented at each destination park - Southern Precinct | ≥4 |
| 1.1.03.03 | Liaise with Management Committees within precincts to meet their financial reporting requirements | Swim Sport & Fitness | Percentage of Management Committees within precincts that meet financial reporting requirements | 90% |
| | | | Percentage of Management Committees within precincts that meet their Committee Meetings reporting requirements | 90% |



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| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| 1.1.03.04 | Conduct accessibility audits of public & community buildings | Building Services | Number of accessibility audits of public & community buildings undertaken | ≥2 |
| 1.1.03.05 | Continue to deliver priorities from the Disability Inclusion Action Plan | Community Connections | Number of activities to improve community awareness and understanding of disability | Count |
| | | | Increased awareness of Council's inclusion initiatives and existing services | Count |
| | | | Number of training sessions to improve skills and understanding of inclusion by Council staff and Councillors | Count |
| **1.1.04 - Advocate for improvements to public transport services and provide support for community-led initiatives that improve transport options** | | | | |
| 1.1.04.01 | Engage with Community Service providers seeking opportunities to improve affordable transport options across the Shoalhaven to provide advice and advocacy | Community Connections | Number of affordable transport projects and programs supported | Count |
| 1.1.04.02 | Provide feedback and input into cross government strategy development and implementation that aligns with key regional priorities related to public transport and improved transport connectivity | Strategic Planning | Number of meetings with government agencies that actively contribute to transport strategy development | ≥3 |
| | | | Number of submissions advocating for regional priorities that are made to government transport strategy work or plans | Count |



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| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **1.1.05 - Develop plans which will enable a variety of affordable and appropriately serviced housing options** | | | | |
| 1.1.05.01 | Undertake projects in the Strategic Planning Works Program to meet community needs regarding housing and the built environment including continued implementation of the Affordable Housing Strategy, review of the Ulladulla Settlement Strategy and review of the Shoalhaven's economy | Strategic Planning | Annual Council report on Strategic Planning Works Program by June 2023 | 100% |
| **1.1.06 - Use Council's regulatory powers and government legislation to enhance community safety and deliver community safety programs and projects** | | | | |
| 1.1.06.01 | Perform the duties required to ensure the satisfactory operation of on-site sewage management systems | Environmental Services | Percentage of planned on-site sewage management systems inspections completed | 100% |
| | | | Percentage of failed on-site sewage management system whereby regulatory action has commenced | 100% |
| 1.1.06.02 | Undertake environmental health regulatory inspections to ensure compliance with legislative standards | Environmental Services | Percentage of planned environmental health inspections completed | 100% |
| | | | Percentage of failed environmental health inspections whereby regulatory action has commenced | 100% |
| 1.1.06.03 | Undertake swimming pool inspections in accordance with the adopted program | Building & Compliance | Percentage of planned swimming pool inspections completed | 95% |



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| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| 1.1.06.04 | Ranger Services undertake proactive patrols in order to meet the needs of the community and council | Building & Compliance | Number of proactive ranger patrols | ≥3000 |
| 1.1.06.05 | Undertake retail food regulatory inspections to ensure compliance with legislative standards | Environmental Services | Percentage of businesses achieving 'good' or 'excellent' food safety star rating | 80% |
| | | | Percentage of failed food hygiene inspections whereby regulatory action has commenced | 100% |
| 1.1.06.06 | Deliver initiatives that contribute towards improved Community Safety | Community Connections | Number of Crime Prevention through Environmental Design (CPTED) safety assessments completed | Count |
| | | | Number of projects undertaken to enhance community pride and safety | Count |
| 1.1.06.07 | Develop a risk-based compliance and regulatory framework | Building & Compliance | Risk-based compliance and regulatory framework developed and endorsed by Council by June 2023 | 100% |



CL22.261 - Attachment 1

# Priority **1.2**

## Preserve, support and develop cultural and creative vitality across our communities

### Why is this priority important?

Culture binds a community to past, present and future collective experiences of the physical surroundings and interactions with others. Creative pursuits play a major role in creating those experiences and events enable communities to interact and have fun.

### How will we know we are making a difference?

- When the number and / or variety of cultural activities/events is increasing
- Community satisfaction with Shoalhaven arts and culture is improving
- When attendances at Council cultural venues is increasing

### What will Council focus on between 2022-26?

| Delivery Program Objective | |
|---|---|
| 1.2.01 | Develop partnerships and services to support active participation in a vibrant and inclusive arts community |
| 1.2.02 | Provide and maintain cultural facilities to meet community needs |
| 1.2.03 | Recognise, protect and celebrate our local history, cultural heritage and diversity |



CL22.261 - Attachment 1

**What will Council do in 2022-23?**

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **1.2.01 - Develop partnerships and services to support active participation in a vibrant and inclusive arts community** | | | | |
| 1.2.01.01 | Undertake strategic investigations to support Arts & Culture in the Shoalhaven | Arts & Culture | Secure necessary funding to finalise Shoalhaven Arts Foundation constitution and establishment costs by June 2023 | 100% |
| | | | Undertake planning and investigations for strategic plans and projects that support development of Arts and Culture | 100% |
| | | | Deliver a Children's Festival in conjunction with Shoalhaven Entertainment Centre and Shoalhaven Regional Gallery by June 2023 | 100% |
| 1.2.01.02 | Shoalhaven Regional Gallery to deliver a diverse program of arts and cultural activities that cater for audiences across the Shoalhaven | Arts & Culture | Number of people paying to attend public programs | ≥500 |
| | | | Number of visitors to Shoalhaven Regional Gallery | ≥32,000 |
| | | | Percentage of visitors 'likely or very likely' to recommend the gallery | 50% |
| 1.2.01.03 | Curate and deliver inclusive annual seasons of performing arts, events and public programs reflective of our diverse community | Shoalhaven Entertainment Centre | Rebuild post-COVID attendance at ticketed performances at the Shoalhaven Entertainment Centre | 25,000 |
| | | | Percentage of audience members' positive perception of the Centre's contribution to cultural life in the Shoalhaven | 85% |

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| 1.2.01.04 | Deliver Live and Local Shoalhaven to engage with the sector and increase live music performance opportunities | Shoalhaven Entertainment Centre | Program two Live and Local microfestivals featuring Shoalhaven musicians | 2 |
| | | | Live Music Action Plan prepared for Council adoption by September 2022 | 100% |
| 1.2.01.05 | Shoalhaven Regional Gallery to deliver Art Workshops and curriculum education programs across the Shoalhaven | Arts & Culture | Number of Pop Up Art workshops delivered to outlying areas | ≥4 |
| | | | Number of Students participating in curriculum based programs | 500 |
| 1.2.01.06 | Undertake investigations to articulate a vision for a new Shoalhaven Regional Gallery | Arts & Culture | Form a small working group to articulate the high level vision for a new Shoalhaven Regional Gallery by June 2023 | 100% |
| 1.2.01.07 | Increase diversification of income streams to support the activities of the Shoalhaven Regional Gallery | Arts & Culture | Number of grant applications prepared and submitted | ≥5 |
| | | | Implement a software based solution to support increased fundraising and philanthropic donations by June 2023 | 100% |
| 1.2.01.08 | Work with local artists to create a mural on a Shoalhaven Water reservoir | Water Customer & Business Services | One Shoalhaven Water reservoir mural completed by June 2023 | 100% |



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| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **1.2.02 - Provide and maintain cultural facilities to meet community needs** | | | | |
| 1.2.02.01 | Progress design and construction of a new Library at Sanctuary Point | Library Services | Commence construction for new Sanctuary Point Library by January 2023 | 100% |
| | | | Complete operational plan and budget for new Sanctuary Point Library | 100% |
| | | | Complete the public art project with local community for the new Sanctuary Point Library | 100% |
| 1.2.02.02 | Investigate library service delivery options for the Sussex Inlet community | Library Services | Complete investigation into the library service delivery options for the Sussex Inlet community | 100% |
| 1.2.02.03 | Implement the Strategic Business & Marketing Plan to support the future growth and development of the Shoalhaven Entertainment Centre | Shoalhaven Entertainment Centre | Percentage increase of food and beverage income stream at Encore Cafe and Dining | ≥5% |
| | | | Increase the number of Season Memberships to build audience engagement | ≥50 |



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| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **1.2.03 - Recognise, protect and celebrate our local history, cultural heritage and diversity** | | | | |
| 1.2.03.01 | Undertake projects in the Strategic Planning Works Program to maintain and enhance Shoalhaven's cultural heritage, including continuing to run Council's annual local Heritage Assistance Grants | Strategic Planning | Number of Heritage Assistance grants issued | Count |
| 1.2.03.02 | Provide support for volunteer led museums across the Shoalhaven | Arts & Culture | Identify funding options and support needed to conserve the Jack Nicholson Collection and enhance the museum experience at Lake Tabourie Museum | 100% |
| 1.2.03.03 | Celebrate the contribution of Aboriginal and Multicultural communities in the Shoalhaven | Community Connections | Number of programs and initiatives delivered with and for Aboriginal Communities | Count |
| | | | Number of programs and initiatives delivered with and for our Multicultural community | Count |
| | | | Number of programs and initiatives delivered to the Shoalhaven Community that raise the profile of Aboriginal and Multicultural communities | Count |



CL22.261 - Attachment 1

# Priority **1.3**

## Support community wellbeing through fostering active and healthy communities

### Why is this priority important?

Health is a key component to life expectancy and quality of life for our community. A community that is built to allow for activity to occur daily as part of everyday life, increases health outcomes. A more liveable city attracts populations, tourists, businesses and improves economic outcomes.

### How will we know we are making a difference?

- When the number of volunteers is increasing
- Community satisfaction with parks, playgrounds, sporting venues, aquatic centres, and public halls is improving
- When the personal wellbeing index is improving

### What will Council focus on between 2022-26?

| Delivery Program Objective | |
|---|---|
| 1.3.01 | Support communities to access opportunities for lifelong learning and help others |
| 1.3.02 | Provide and maintain recreation and leisure facilities to meet community needs |
| 1.3.03 | Provide opportunities for our community to be healthy and active |
| 1.3.04 | Work with the community to build safe, resilient and connected neighbourhoods |



CL22.261 - Attachment 1

### What will Council do in 2022-23?

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **1.3.01 - Support communities to access opportunities for lifelong learning and help others** | | | | |
| 1.3.01.01 | Shoalhaven Libraries will create opportunities for diverse communities to be welcomed and celebrated in appropriate ways through a range of events | Library Services | Number of Library events delivered | ≥500 |
| | | | Number Library Visits | ≥420,000 |
| | | | Number of Virtual Visits at Council's Libraries | ≥374,000 |
| 1.3.01.02 | Develop new Shoalhaven Libraries Strategic Plan 2022-2025 | Library Services | Number of actions implemented from the Shoalhaven Libraries Strategic Plan 2022-2025 | ≥12 |
| **1.3.02 - Provide and maintain recreation and leisure facilities to meet community needs** | | | | |
| 1.3.02.01 | Deliver improved playing surfaces in precincts and Destination Parks in the Shoalhaven | Swim Sport & Fitness | Undertake annual sportsfield improvement program | 100% |
| 1.3.02.02 | Staged Implementation of Asset Management Plans across Shoalhaven Swim Sport Fitness including Destination Parks, sporting precincts and showgrounds | Swim Sport & Fitness | Complete Asset Management Plans for showgrounds by June 2023 | 100% |
| 1.3.02.03 | Review and update the Community Infrastructure Strategic Plan together with other directorates, to form the strategic planning for future development | Community Planning & Projects | Playspace strategy to be incorporated in Community Infrastructure Strategic Plan by June 2023 | 100% |
| | | | Community Infrastructure Strategic Plan updated by June 2023 | 100% |

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| 1.3.02.04 | Continue to implement outcomes from the Community Infrastructure Strategic Plan | Community Planning & Projects | Commence construction of car park (Stages 5 & 7) at Boongaree by August 2022 | 100% |
| | | | Commence construction of Skate Park at Bay & Basin by October 2022 | 100% |
| | | | Complete Bay and Basin Leisure Centre design by December 2022 | 100% |
| | | | Commence construction of Bob Proudfoot Pavilion by April 2023 | 100% |
| | | | Finalise design of showground upgrades (BLERF) by June 2023 | 100% |
| | | | Complete construction of pump track and skate park at Boongaree by June 2023 | 100% |
| 1.3.02.05 | Support Parkcare Group Volunteers to improve local parks and reserves | Works & Services | Maintain Annual Parkcare volunteer hours | ≥3,500 |
| 1.3.02.06 | Develop new Shoalhaven Swim Sport Fitness Business Plan | Swim Sport & Fitness | Swim Sport Fitness Business Plan developed by June 2023 | 100% |
| **1.3.03 - Provide opportunities for our community to be healthy and active** | | | | |
| 1.3.03.01 | Provide a range of programs and services to cater for community demand for aquatics, health and fitness programs | Swim Sport & Fitness | Maintain the number of attendances at Council's aquatic and leisure centres | ≥800,000 |
| 1.3.03.02 | Swim Sport Fitness customer satisfaction survey developed for programs and facilities | Swim Sport & Fitness | Swim Sport Fitness customer survey results finalised to inform current and future programming by June 2023 | 100% |



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| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **1.3.04 - Work with the community to build safe, resilient and connected neighbourhoods** | | | | |
| 1.3.04.01 | Support local networks and encourage knowledge sharing to improve equitable access to information and opportunities | Community Connections | Number of supported community-led programs and activations which connect people | Count |
| | | | Increased ability for community groups to represent and advocate for their communities | Count |
| 1.3.04.02 | Provide advice and support teams across Council to use the Wellbeing Plan and evaluation framework when considering future actions | Community Connections | Wellbeing Plan presented to Council teams by December 2022 | 100% |
| | | | Number of future actions scoped through the Wellbeing Plan evaluation framework | Count |

CL22.261 - Attachment 1

# Sustainable, Liveable Environments

| Council supporting strategies and plans that will guide us | What's important to the community |
|---|---|
| • Asset Management Plans<br>• Bushcare Action Plans<br>• Coastal Zone Management Plan<br>• Coastal Management Programs<br>• Estuary Management Plans<br>• Flood Studies and Risk Management Plans<br>  • Heritage Conservation Plans<br>• Local Environmental Plan & Development Control Plans<br>• Local Strategic Planning Statement<br>• Pedestrian Access and Mobility Plan<br>• Public Domain and Open Space Plans<br>• Public Reserves Plans<br>• Shoalhaven Growth Management Strategy<br>• Structure plans and settlement strategies<br>• Sustainable Energy Strategy | • Road improvement, including maintenance, renewal and resealing programs<br>• Improved paths and cycleways for better connectivity<br>• Mitigate and adapt to climate change<br>• Transition to sustainable/renewable energy<br>• Protection and restoration of our unique natural environments<br>• Bypasses for Nowra and Milton/Ulladulla<br>• Maintain our infrastructure<br>• Appropriate, sustainable development<br>• Better use of the Shoalhaven river and foreshore<br>• Continue to revitalise Shoalhaven's CBDs<br>• Retain amenity of the area, keep the village feel<br>• Restrict over-development in the coastal villages<br>• Development that is in keeping with our unique natural environment |



CL22.261 - Attachment 1

# Priority **2.1**

## Manage our infrastructure and assets for long term sustainability to meet community need

### Why is this priority important?

Delivering essential public infrastructure and assets is important to the liveability of our communities. Improving connectivity between our settlements allows for safe and efficient travel within and beyond our region.

### How will we know we are making a difference?

- Community satisfaction with roads is increasing
- When the total length of pathways is increasing
- Community satisfaction with provision of cycleways is increasing
- When our backlog of repair and renewal of community assets is falling

### What will Council focus on between 2022-26?

| Delivery Program Objective | |
|---|---|
| 2.1.01 | Solve road and drainage problem areas and partner with the State Government to improve road conditions across the region |
| 2.1.02 | Provide flood and stormwater management to prevent or minimise the impacts of flooding |
| 2.1.03 | Plan, design and deliver cycleways, pathways, walking trails and other pedestrian movement infrastructure to maximise access, inclusion and mobility for the whole community |
| 2.1.04 | Ensure sufficient projects are planned and 'shovel ready' to maintain a workflow across the financial year and meet capital expenditure targets |
| 2.1.05 | Infrastructure assets, with a focus on transport and stormwater assets, are accurately captured and condition assessed to facilitate strategic asset renewal planning |
| 2.1.06 | Plan for sustainable and resilient water and wastewater infrastructure and resources for the Shoalhaven |
| 2.1.07 | Operate and maintain infrastructure to meet agreed levels of service while complying with regulatory requirements |



CL22.261 - Attachment 1

**What will Council do in 2022-23?**

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **2.1.01 - Solve road and drainage problem areas and partner with the State Government to improve road conditions across the region** | | | | |
| 2.1.01.01 | Complete the Local Road Repair Program as listed in the 2022-23 adopted capital works program | Works & Services | Percentage of planned road rehabilitation projects completed | 80% |
| 2.1.01.02 | Implement Council's Road Risk Management Procedure by ensuring reportable defects are repaired | Works & Services | Percentage of reportable defects addressed within timeframes in the procedure | 80% |
| 2.1.01.03 | Operate the Natural Disaster Project Office to coordinate the recovery of key road infrastructure | Works & Services | Delivery of projects as per funding agreement milestones | 100% |
| **2.1.02 - Provide flood and stormwater management to prevent or minimise the impacts of flooding** | | | | |
| 2.1.02.01 | Undertake Flood Studies and develop Flood Risk Management Studies and Plans | Environmental Services | Lower Shoalhaven River and St Georges Basin Flood Risk Management Study and Plan adopted by Council by June 2023 | 100% |
| 2.1.02.02 | Complete the Stormwater Drainage Program as listed in the 2022-23 adopted capital works program | Works & Services | Percentage of planned stormwater drainage projects completed | 85% |
| 2.1.02.03 | Review the flood mitigation asset database and ensure it is up to date | Works & Services | Length of flood mitigation assets inspected | ≥30km |
| | | | Percentage of reported flood mitigation asset defects repaired | 100% |

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **2.1.03 - Plan, design and deliver cycleways, pathways, walking trails and other pedestrian movement infrastructure to maximise access, inclusion and mobility for the whole community** | | | | |
| 2.1.03.01 | Complete the annual maintenance program for the renewal of pathways and cycleways | Works & Services | Percentage of planned maintenance program for pathways and cycleways completed | 85% |
| 2.1.03.02 | Review the Walking Track asset database and ensure it is up to date | Works & Services | Percentage of reported walking track asset defects repaired | 100% |
| **2.1.04 - Ensure sufficient projects are planned and 'shovel ready' to maintain a workflow across the financial year and meet capital expenditure targets** | | | | |
| 2.1.04.01 | Stage works greater than $250,000 with a Design/Approval stage and Construction/ Commissioning Stage in separate financial years | Works & Services | Percentage of works greater than $250,000 staged in separate financial years | 85% |
| 2.1.04.02 | Identify projects to be delivered in the following financial year and plan and resource the delivery of designs and specifications where required | Technical Services | Percentage by value of projects in the Operational Plan that are construction ready for 1 July 2023 | 60% |
| **2.1.05 - Infrastructure assets, with a focus on transport and stormwater assets, are accurately captured and condition assessed to facilitate strategic asset renewal planning** | | | | |
| 2.1.05.01 | Develop an action plan to reduce backlog of data entry and capture relevant condition data in consultation with Asset Custodians for transport and stormwater assets | Technical Services | Action plan to reduce backlog of data entry and capture relevant condition data prepared in consultation with Asset Custodians for Transport Assets by June 2023 | 100% |
| | | | Action plan to reduce backlog of data entry and capture relevant condition data prepared in consultation with Asset Custodians for Stormwater Assets by June 2023 | 100% |



CL22.261 - Attachment 1

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| 2.1.05.02 | Support the organisation to review and update Asset Management Plans | Technical Services | Developed and endorsed corporate template for Asset Management Plans by June 2023 | 100% |
| **2.1.06 - Plan for sustainable and resilient water and wastewater infrastructure and resources for the Shoalhaven** | | | | |
| 2.1.06.01 | Maximise water reuse to reduce demand on drinking water supplies | Water Asset Planning & Development | Implement recommendation from Shoalhaven Water Yield Assessment | 1 |
| | | | Develop REMS 2.0 project to construction phase | 100% |
| | | | Review and assess redundancy in water supply schemes | 100% |
| 2.1.06.02 | Identify and mitigate risk to critical water supply and wastewater assets | Water Asset Planning & Development | Develop asset risk assessment, mitigation contingencies for critical water & wastewater assets | ≥20 |
| 2.1.06.03 | Plan for Sewer & Water infrastructure to support West Culburra & Mundamia Urban Release Areas | Water Asset Planning & Development | Deliver Sewer & Water infrastructure concept design to support West Culburra Urban Release Areas | 100% |
| | | | Deliver Sewer & Water infrastructure concept design to support Mundamia Urban Release Areas | 100% |
| 2.1.06.04 | Installation of Alternative Power Supplies to Critical Infrastructure | Water Operations & Maintenance | Implementation of works program for critical infrastructure alternative power supply | 100% |
| 2.1.06.05 | Construct Sewer & Water infrastructure to support Moss Vale Road Urban Release Areas | Water Asset Planning & Development | Percentage of annual capital works completed that support Moss Vale Road Urban Release Areas | 100% |



CL22.261 - Attachment 1

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| 2.1.06.06 | Investigate asset resilience and security of water supply opportunities | Water Asset Planning & Development | Develop Northern to Southern Water Supply Project to Construction Phase | 100% |
| 2.1.06.07 | Complete design for the water pipeline connection of Jervis Bay Territory to Shoalhaven systems | Water Asset Planning & Development | Design for water pipeline connection of Jervis Bay Territory to Shoalhaven systems completed by June 2023 | 100% |
| **2.1.07 - Operate and maintain infrastructure to meet agreed levels of service while complying with regulatory requirements** | | | | |
| 2.1.07.01 | Implement Building Fire Compliance Action Plan | Building Services | Number of Building Fire Audits Complete | ≥2 |
| | | | Maintain existing Fire Safety Statements for Council buildings | 100% |
| 2.1.07.02 | Improve Shoalhaven Water's levels of service for Development & Regulatory Function | Water Asset Planning & Development | Percentage of Development Application and subdivision referrals completed within 21 days | 80% |
| | | | Percentage of all approved Tradewaste discharge locations inspected | 90% |
| 2.1.07.03 | Implement initiatives to reduce the number of dry weather sewage overflow events | Water Operations & Maintenance | Number of monitoring sensors installed and monitored using "Internet of Things" technology | ≥200 |
| 2.1.07.04 | Ensure serviceability of public amenity buildings to meet community expectations | Building Services | Complete public amenity refurbishment or renewals as funded | 100% |



CL22.261 - Attachment 1

# Priority **2.2**

## Manage growth and development with respect for environmental & community values

### Why is this priority important?

As the Shoalhaven grows it is important that any development that occurs is sustainable for the future. We need to all work together to plan for a future that will meet the needs of generations to come.

### How will we know we are making a difference?

- When community satisfaction with the strategic planning process is improving
- When Development Applications assessment times are below the required times

### What will Council focus on between 2022-26?

| Delivery Program Objective | |
|---|---|
| 2.2.01 | Develop land use plans which reflect current and future community needs and ongoing population change |
| 2.2.02 | Facilitate the provision of environmentally sound and climate resilient development that meets the changing needs and expectations of the community |
| 2.2.03 | Manage development to ensure compliance with approvals and environmental protection |
| 2.2.04 | Advocate and influence on behalf of our community on the strategic land use vision for the Shoalhaven |



CL22.261 - Attachment 1

**What will Council do in 2022-23?**

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **2.2.01 - Develop land use plans which reflect current and future community needs and ongoing population change** | | | | |
| 2.2.01.01 | Prepare and maintain strategies and plans outlined in the Strategic Planning Works Program to support appropriate population growth or development, and environmental conservation in Shoalhaven, including progressing the detailed planning controls for the Moss Vale Road North Urban Release Area | Strategic Planning | Annual Council report on Strategic Planning Works Program by June 2023 | 100% |
| **2.2.02 - Facilitate the provision of environmentally sound and climate resilient development that meets the changing needs and expectations of the community** | | | | |
| 2.2.02.01 | Assess and determine development applications within legislative timeframes and community expectations | Development Services | Percentage of Development Applications processed within 40 days (DAs & S4.55s) | 65% |
| 2.2.02.02 | Resolve Subdivision and Subdivision Works Certificates to meet applicant and community expectations | Development Services | Percentage of Subdivision Certificates resolved within 14 days | 75% |
| | | | Percentage of Subdivision Works certificates completed in 28 days | 65% |



CL22.261 - Attachment 1

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **2.2.03 - Manage development to ensure compliance with approvals and environmental protection** | | | | |
| 2.2.03.01 | Provide development compliance services to the community | Building & Compliance | Number of development non-compliance matters received | Count |
| | | | Number of development non-compliance actions completed | Count |
| **2.2.04 - Advocate and influence on behalf of our community on the strategic land use vision for the Shoalhaven** | | | | |
| 2.2.04.01 | Provide strategic feedback to Government and others on policies and strategies impacting on strategic land use in Shoalhaven | Strategic Planning | Number of submissions made to Federal and State Government | Count |



CL22.261 - Attachment 1

# Priority **2.3**

## Protect the natural environment and enhance sustainability

### Why is this priority important?

Shoalhaven is blessed with a beautiful natural environment, distinct and unique ecosystems, 165km of coastline, forests, woodlands and mountains. The environment attracts visitors to our City and is one of the key attractors for residents. The environment aids our economy, provides opportunities for the community to enjoy a wide range of recreational activities and helps to improve the wellbeing of the community.

### How will we know we are making a difference?

- When there is increasing participation in environmental programs
- When our waterway environments are improving
- When Council's greenhouse gas emissions are decreasing towards net-zero
- When diversion of waste from landfill is increasing

### What will Council focus on between 2022-26?

| Delivery Program Objective | |
|---|---|
| 2.3.01 | Prepare for and respond to a changing climate by reducing Council's carbon footprint and implement strategies to address climate impacts and ensure a sustainable future |
| 2.3.02 | Develop strategies to reduce energy and resource use and improve sustainability across Council operations |
| 2.3.03 | Protect the natural environment by developing strategies to enhance and maintain biodiversity, urban green cover and ensure coastal protection |
| 2.3.04 | Support our community to adopt sustainable living practices and deliver programs to increase understanding of our natural environment |
| 2.3.05 | Increase diversion of waste from landfill into reuse opportunities which support the circular economy |



CL22.261 - Attachment 1

**What will Council do in 2022-23?**

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **2.3.01 - Prepare for and respond to a changing climate by reducing Council's carbon footprint and implement strategies to address climate impacts and ensure a sustainable future** | | | | |
| 2.3.01.01 | Develop an approved Shoalhaven Adaptation Plan | Technical Services | Number of actions delivered from the approved Shoalhaven Adaptation Plan | ≥20 |
| 2.3.01.02 | Continue implementation of Council's Sustainable Energy Strategy 2020-25 to reduce carbon emissions and increase the uptake of renewable energy to achieve Sustainable Energy Policy targets | Technical Services | Number of Sustainable Energy Strategy initiatives implemented | Count |
| | | | Value of projects funded through the Revolving Energy Fund | Amount funded ($) |
| | | | Emissions saved through Sustainable Energy Strategy projects | ≥1000 (tonnes CO2e-) |
| **2.3.02 - Develop strategies to reduce energy and resource use and improve sustainability across Council operations future** | | | | |
| 2.3.02.01 | Develop an approved Sustainability Policy and Action Plan | Technical Services | Number of initiatives implemented from the approved Sustainability Action Plan | ≥10 |
| **2.3.03 - Protect the natural environment by developing strategies to enhance and maintain biodiversity, urban green cover and ensure coastal protection** | | | | |
| 2.3.03.01 | Undertake works within natural area reserves to improve biodiversity | Environmental Services | Number of natural area reserves with works completed towards maintaining or improving biodiversity | Count |
| 2.3.03.02 | Support organisational environmental due diligence | Environmental Services | Number of environmental assessments completed | Count |

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| 2.3.03.03 | Undertake water quality monitoring program of the Shoalhaven's estuaries, lakes, rivers and beaches | Environmental Services | Percentage of planned water quality monitoring program completed | 100% |
| | | | Percentage of irregular water quality results whereby follow-up has occurred | 100% |
| 2.3.03.04 | Develop Coastal Management Programs as per the requirements of the NSW Coastal Management Act 2016 and the Coastal Manual | Environmental Services | Shoalhaven Open Coast & Jervis Bay Coastal Management Programs completed by June 2023 | 50% |
| | | | Lower Shoalhaven River Coastal Management Program completed by June 2024 | 50% |
| | | | Lake Conjola Coastal Management Program completed by June 2023 | 90% |
| 2.3.03.05 | Implement high priority actions (0 -2 years) in the certified Coastal Zone Management Plan | Environmental Services | Number of priority actions from the Coastal Zone Management Plan implemented | Count |
| 2.3.03.06 | Prepare new, or review existing Bushcare Group Action Plans in consultation with community | Environmental Services | Number of Bushcare Group Action Plans reviewed | ≥8 |
| 2.3.03.07 | Undertake compliance actions associated with priority weeds and biosecurity in accordance with the Regional Plan | Environmental Services | Number of priority weed inspections | ≥1,560 |
| | | | Percentage of failed priority weed inspections whereby regulatory action has commenced | 100% |
| 2.3.03.08 | Progress the South Mollymook Coastal Protection Works | Environmental Services | Development of a South Mollymook Coastal Protection Works funding and partnership agreement by June 2023 | 100% |



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| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **2.3.04 - Support our community to adopt sustainable living practices and deliver programs to increase understanding of our natural environment** | | | | |
| 2.3.04.01 | Develop Sustainable Living Guide and Sustainable Living program for community members | Technical Services | Development of the Sustainable Living Guide and Sustainable Living Program by June 2023 | 100% |
| **2.3.05 - Increase diversion of waste from landfill into reuse opportunities which support the circular economy** | | | | |
| 2.3.03.10 | Maximise recycling opportunities at Council's waste facilities | Commercial Services | Increase the number of material types recycled year on year | ≥2 |

CL22.261 - Attachment 1

# Thriving Local Economies

| Council supporting strategies and plans that will guide us | What's important to the community |
|---|---|
| • Economic Development Strategy<br>• Nowra CBD Revitalisation Strategy<br>• Property Strategy<br>• Tourism Destination Management Plan<br>• Local Strategic Planning Statement | • Employment, more jobs are needed<br>• Help create growth through business investment and new businesses<br>• Invest in tourism but manage the impact on our infrastructure<br>• Education and training options especially for Shoalhaven's youth<br>• Build vibrant public spaces and places<br>• Greater shopping variety in the local area<br>• Continue to improve Nowra CBD<br>• Development and release of new employment lands |



CL22.261 - Attachment 1

PICK UP HERE
ORDERS
OTHER SIDE

# Priority **3.1**

## Strengthen and diversify the economy

### Why is this priority important?

An important economic opportunity is to continue to attract employers to set up in the Shoalhaven. By growing new and emerging industries we can provide diverse employment options for our residents. Realising these opportunities will improve our city's prosperity and provide jobs close to home.

### How will we know we are making a difference?

- When the Shoalhaven economy is growing
- When number of new employing businesses is increasing
- When the value added by tourism industry to the local economy is increasing

### What will Council focus on between 2022-26?

| Delivery Program Objective | |
|---|---|
| 3.1.01 | Work with business, government and other partners to build a diverse local economy which provides employment opportunities for all |
| 3.1.02 | Advocate and promote the Shoalhaven to attract increased investment and new businesses |
| 3.1.03 | Promote and service the Shoalhaven as a diverse year-round tourist destination |



CL22.261 - Attachment 1

**What will Council do in 2022-23?**

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **3.1.01 - Work with business, government and other partners to build a diverse local economy which provides employment opportunities for all** | | | | |
| 3.1.01.01 | Actively participate in networking opportunities that enhance strategic outcomes with both industry and government | Economic Development | Number of networking and industry opportunities attended or facilitated | ≥300 |
| 3.1.01.02 | Review and update Council's Employment Land Strategy | Economic Development | Council's Employment Land Strategy updated by June 2023 | 100% |
| 3.1.01.03 | Maintain stocks of employment land in line with Council's employment land strategy | Economic Development | Number of blocks of employment land available | ≥25 |
| 3.1.01.04 | Review and update Council's Economic Development Strategy | Economic Development | Council's Economic Development Strategy updated by June 2023 | 100% |
| **3.1.02 - Advocate and promote the Shoalhaven to attract increased investment and new businesses** | | | | |
| 3.1.02.01 | Provide strategic advice on the development of infrastructure projects that meet the objectives of regional strategy and qualify for grant funding | Economic Development | Increase in grant funds secured | Count |
| | | | Number of grant applications submitted | Count |
| 3.1.02.02 | Provide strategic advice to businesses for the purpose of seeking grant funding and provide support letters as appropriate | Economic Development | Number of support letters provided | Count |
| 3.1.02.03 | Actively participate in providing feedback to government strategy and planning to ensure major strategic projects are included in regional plans to assist in grant funding opportunities | Economic Development | Number of active contributions (in person or written) to regional, state or federal strategy development. e.g. Regional Economic Development Strategy | Count |



CL22.261 - Attachment 1

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| 3.1.02.04 | Meet regularly with key industry segments with an objective to understand challenges and opportunities for government to assist business and advocate for cross government investment in game changing opportunities | Economic Development | Number of meetings/ opportunities identified for collaboration | Count |
| 3.1.02.05 | Build new strategic infrastructure in line with grant obligations and strategic community and Council expectations | Economic Development | Develop a berthing facility within Ulladulla Harbour by June 2023 | 100% |
| | | | Investment attraction strategy developed by June 2023 | 100% |
| **3.1.03 - Promote and service the Shoalhaven as a diverse year-round tourist destination** | | | | |
| 3.1.03.01 | Promote the Shoalhaven as a diverse region with a focus on off-season visitation | Tourism | Number of marketing campaigns delivered | ≥4 |
| | | | Increase the year-on-year total economic impact of expenditure in the Shoalhaven | 1billion ($) |
| | | | Increase in total subscribers to the direct marketing consumer database | ≥10% |
| 3.1.03.02 | Deliver an event support program to drive off-season visitation to reduce seasonality of tourism employment opportunities | Tourism | Maintain or increase number of supported events | ≥30 |
| | | | Increase total return on investment for supported events | ≥10% |



CL22.261 - Attachment 1

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| 3.1.03.03 | Annual review and delivery of a strategic plan for visitors' services including growing ambassadors, delivery of operational visitors centres and mobile tourism services | Tourism | Maintain a high quality of service and achieve Google business reviews equal to or above 4 stars for the Shoalhaven Visitor Centre | ≥4 (star) |
| | | | Grow the number of tourism ambassador volunteers | 10% |
| | | | Maintain Customer Service enquiry numbers at Visitor Centres | ≥45,000 |
| 3.1.03.04 | Deliver financial assistance for precinct marketing to support regional promotion | Tourism | Number of grants awarded | Count |
| 3.1.03.05 | Deliver one-on-one mentoring to support Aboriginal tourism operators in developing tourism businesses | Tourism | Number of additional Australian Tourism Data Warehouse listings for Aboriginal Tourism Operators | ≥3 |

CL22.261 - Attachment 1

# Priority **3.2**

## Deliver safe, vibrant and attractive public spaces

### Why is this priority important?

Busy and vibrant towns and villages encourages businesses to invest, job opportunities to be created, new activities and interests for residents and visitors to be enjoyed. It is important that we enhance our community spaces with public art, place-making and place activation - places people come together and celebrate.

### How will we know we are making a difference?

- When people's perception of the Shoalhaven as a liveable city is increasing
- When the community's satisfaction with Shoalhaven's CBDs is improving
- When the community feels the Shoalhaven is a vibrant place to live and work

### What will Council focus on between 2022-26?

| Delivery Program Objective | |
|---|---|
| 3.2.01 | Undertake strategic infrastructure planning and support transformational City projects |
| 3.2.02 | Strengthen our commercial centres and support strong and active CBDs |
| 3.2.03 | Provide opportunities for our community to participate, celebrate and commemorate in the civic and cultural life of the City |



CL22.261 - Attachment 1

**What will Council do in 2022-23?**

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **3.2.01 - Undertake strategic infrastructure planning and support transformational City projects** | | | | |
| 3.2.01.01 | Update the "Nowra Key Roads" document | Technical Services | Visual information material prepared to enhance community understanding of the "Nowra Key Roads" document | 100% |
| 3.2.01.02 | Support collaboration through Illawarra Shoalhaven Joint Organisation (ISJO) to advance Council and regional strategic objectives | Corporate Performance & Reporting | Number of partnership initiatives for mutual benefit of ISJO stakeholders | ≥4 |
| **3.2.02 - Strengthen our commercial centres and support strong and active CBDs** | | | | |
| 3.2.02.01 | Undertake projects in the Strategic Planning Works Program to activate and strengthen Shoalhaven's CBDs and town centres including progressing the activation of the Shoalhaven River-Front Precinct and the Nowra CBD revitalisation. | Strategic Planning | Annual Council report on Strategic Planning Works Program by June 2023 | 100% |
| 3.2.02.02 | Investigate opportunities for strategic development of key projects in our City | Economic Development | Identify potential, suitably zoned land in Nowra CBD for a Hotel site, explore various models of delivery, seek advice on market response to such a development opportunity and facilitate without prejudice conversations with potential investors | 100% |
| | | | Define the parameters of the project to create a 'Heart of Huskisson' at 59 Owen Street Carpark Development | 100% |
| **3.2.03 - Provide opportunities for our community to participate, celebrate and commemorate in the civic and cultural life of the City** | | | | |
| 3.2.03.01 | Facilitate and support the delivery of community and tourism events striving to achieve engaged, activated and liveable communities | Tourism | Number of approved events on Council owned or managed land | ≥120 |



CL22.261 - Attachment 1

# Effective, Responsible & Authentic Leadership

| Council supporting strategies and plans that will guide us | What's important to the community |
|---|---|
| • Community Engagement Policy and Strategy<br>• Community Participation Plan<br>• Resourcing Strategy<br>  • Long Term Financial Plan<br>  • Asset Management Policy, Strategy and Plans<br>  • Workforce Planning<br>  • Information Communications Technology Strategy | • Effective leadership by a cohesive Council<br>• Ensure funding equity across the Shoalhaven<br>• Ability to participate in decision making<br>• Ability to have "their say" in Councils projects, policies and plans<br>• Responsible administration of Council services<br>• Better ways to recycle and reuse waste |



CL22.261 - Attachment 1

Shoalhaven
City Council
99980

# Priority **4.1**

## Deliver reliable, high-quality services

### Why is this priority important?

Council supports the community in many ways such as the provision of sportfields, swimming pools, libraries, waste services, roads, water services, development assessment, ranger services and much more. Our community expects that these services will meet their daily needs provided by Council and other government agencies into the future.

### How will we know we are making a difference?

- When the community's satisfaction with basic council services is improving
- When community expectations about customer service are being met

### What will Council focus on between 2022-26?

| Delivery Program Objective | |
|---|---|
| 4.1.01 | Provide an excellent customer experience through responsive and inclusive communication channels and processes |
| 4.1.02 | Provide an accessible quality Family Day Care service |
| 4.1.03 | Provide a quality Bereavement Services primary facility at Shoalhaven Memorial Gardens and Lawn Cemetery Worrigee |
| 4.1.04 | Provide care for abandoned and neglected animals |
| 4.1.05 | Deliver an efficient waste and recycling collection service to the community |
| 4.1.06 | Provide reliable and safe water supply and wastewater services |



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**What will Council do in 2022-23?**

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **4.1.01 - Provide an excellent customer experience through responsive and inclusive communication channels and processes** | | | | |
| 4.1.01.01 | Provide an excellent customer experience through resolving customer enquiries at first contact | Customer Experience | Calls to Contact Centre answered within 30 seconds | ≤30 (seconds) |
| | | | Average wait time at the Customer Service Counter | ≤5 (minutes) |
| | | | Percentage of customer enquiries resolved at first contact | ≥75% |
| | | | Percentage of customer contacts that are abandoned before being answered by the Contact Centre | ≤7% |
| 4.1.01.02 | Ensure Council's website provides accurate and actionable customer service information and utilise the digital platform to improve service delivery | Information Services | Number of customer service digital initiatives implemented | ≥3 |
| 4.1.01.03 | Provide graphics and cartography support to the organisation and issue Zoning (10.7) and dwelling entitlement certificates to the community | Strategic Planning | Number of 10.7 dwelling entitlement certificates issued within the target timeframes | Count |
| **4.1.02 - Provide an accessible quality Family Day Care service** | | | | |
| 4.1.02.01 | Coordinate the delivery of a high quality Family Day Care service | Community Connections | Maintain and increase the number of Family Day Care Educators | ≥30 |
| | | | Percentage of scheduled Family Day Care inspections undertaken | 100% |

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **4.1.03 - Provide a quality Bereavement Services primary facility at Shoalhaven Memorial Gardens and Lawn Cemetery Worrigee** | | | | |
| 4.1.03.01 | Prepare a Bereavement Services Business Plan with similar outlooks to the Community Strategic Plan and Delivery Program | Commercial Services | Bereavement Services Business Plan considered by Council before 31 December 2022 | 100% |
| **4.1.04 - Provide care for abandoned and neglected animals** | | | | |
| 4.1.04.01 | Ensure minimal returns of adopted animals to the Shoalhaven Animal Shelter | Building & Compliance | Percentage of adopted animal return rate | ≤3.5% |
| **4.1.05 - Deliver an efficient waste and recycling collection service to the community** | | | | |
| 4.1.05.01 | Provide excellent customer service for waste and recycling collection services | Commercial Services | Number of justified complaints annually (per 10,000 bin pick-ups) | <365 |
| | | | Number of compliments per month | >12 |
| **4.1.06 - Provide reliable and safe water supply and wastewater services** | | | | |
| 4.1.06.01 | Provide potable water supply in accordance with Australian Drinking Water Guidelines. | Water Operations & Maintenance | Number of E-Coli incidents encountered through testing program | 0 |
| 4.1.06.02 | Ensure water is affordable for our customers | Water Customer & Business Services | Maintain ranking in the top 10% of the most affordable water price in utility category | 10% |

# Priority **4.2**

## Provide transparent leadership through effective government and administration

### Why is this priority important?

All levels of government must provide strong leadership and advocacy for and on behalf of their communities. The community expects government to provide the direction for the future, to act with integrity, manage budgets appropriately, be ethical and responsible within requirements of legislation. Government is expected to employ sound decision-making processes and continue to seek ways to support the community's needs.

### How will we know we are making a difference?

- When Council workforce demographics is representative of the community
- When Council's financial benchmarks are improving
- When the capital works program rollover is reducing

### What will Council focus on between 2022-26?

| Delivery Program Objective | |
|---|---|
| **4.2.01** | Strengthen Council's governance, audit and planning frameworks to ensure high levels of decision making, integrity and accountability |
| **4.2.02** | Promote Enterprise Risk Management to protect Council services, assets, business functions and reputation |
| **4.2.03** | Support the needs of the community through a skilled, motivated, productive and safe Council workforce |
| **4.2.04** | Enable Council's workforce and community through the delivery of secure, efficient and innovative information systems and technology |
| **4.2.05** | Promote informed decision making through clear and timely communication of the financial implications of decisions with a focus on long-term financial sustainability |
| **4.2.06** | Develop and implement a service review program to support Council's continuous business improvement |
| 4.2.07 | Reduce the age of Council's plant/vehicle fleet to ensure efficient, safe and compliant operations across council |
| **4.2.08** | Identify opportunities for investment in property and proactively manage Council's property portfolio |
| **4.2.09** | Adopt and implement the Holiday Haven Business Plan to ensure sustainability of the business to contribute towards Council's Crown Land operations and provide value-add to the community |
| **4.2.10** | Support the organisation to achieve their goals by managing budgeting and procurement process efficiently and effectively within acceptable levels of risk |



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**What will Council do in 2022-23?**

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **4.2.01 - Strengthen Council's governance, audit and planning frameworks to ensure high levels of decision making, integrity and accountability** | | | | |
| 4.2.01.01 | Manage the organisational corporate planning and reporting needs and continue to provide improvements in business planning and reporting | Corporate Performance & Reporting | Undertake the Community Satisfaction Survey by October 2022 | 100% |
| | | | Produce the Annual Report by November 2022 | 100% |
| | | | Develop new Delivery Program Operational Plan by June 2023 | 100% |
| 4.2.01.02 | Coordinate Audit, Risk and Improvement Committee functions & responsibilities and deliver the planned internal audits | Internal Audit | Audit, Risk and Improvement Committee meetings delivered as per the Charter requirements | 5 |
| 4.2.01.03 | Process application requests for access to public information | Business Assurance & Risk | Percentage of formal GIPA requests met within statutory requirements | 100% |
| 4.2.01.04 | Review and update Council's Business Continuity Planning Documents | Business Assurance & Risk | Staff provided training on revised Business Continuity Plans | 100% |
| 4.2.01.05 | Formalisation of Legislative Compliance Framework | Business Assurance & Risk | Legislative Compliance Register and policy developed and implemented | 100% |
| **4.2.02 - Promote Enterprise Risk Management to protect Council services, assets, business functions and reputation** | | | | |
| 4.2.02.01 | Ensure currency of Council's Risk Management Framework | Business Assurance & Risk | Risk Register reported to Executive Management Team and Audit Committee | 4 |
| 4.2.02.02 | Manage Workers Compensation Self -Insurers Licence | Business Assurance & Risk | Achieve SIRA Auditing requirements for Workers Compensation Insurers Licensees | 96% |



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| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **4.2.03 - Support the needs of the community through a skilled, motivated, productive and safe Council workforce** | | | | |
| 4.2.03.01 | Annual review and update of Council's Workforce Plan to ensure strategies are updated and implemented | People & Culture | Number of Equal Opportunity Plan initiatives implemented | Count |
| | | | Leadership Development Program implemented by June 2023 | 100% |
| 4.2.03.02 | Implement initiatives identified in the Work Health Safety & Injury Management Strategic Business Plan | People & Culture | Number of Strategic WHS Plan initiatives implemented | ≥8 |
| 4.2.03.03 | Ensure Safety Performance improvement compared to previous 3 year period | People & Culture | Reduction in Lost time Injury Frequency Rate | ≥5% |
| 4.2.03.04 | Provide effective, proactive and strategic support to the organisation for Human Resources | People & Culture | Number of workplace change initiatives implemented | Count |
| 4.2.03.05 | Continue to improve operating efficiencies in Payroll Unit | People & Culture | Number of timesheet employees transitioned to electronic time and attendance system | ≥200 |
| **4.2.04 - Enable Council's workforce and community through the delivery of secure, efficient and innovative information systems and technology** | | | | |
| 4.2.04.01 | Implement an effective business partnership structure in supporting corporate information systems | Information Services | Corporate Information systems business partnership structure implemented by June 2023 | 100% |



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| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| 4.2.04.02 | Provide spatial services including Council's cadastre and land information maintenance, online GIS, mapping systems integration, road and place naming and property addressing | Information Services | Percentage of Addressing and Road Naming applications processed within 7 days | 100% |
| | | | Percentage of registered plans processed within 2 days of Land Registry Services notification | 100% |
| 4.2.04.03 | Maintain and improve Council's corporate business systems to ensure legislative compliance, effective operation and security | Information Services | Council software licences renewed in a timely manner and compliance maintained | 100% |
| 4.2.04.04 | Provide effective, secure and efficient record keeping frameworks and services to meet strategic, legislative and operational requirements of the organisation | Information Services | Percentage of strategic Information Management Service Review recommendations implemented | 75% |
| 4.2.04.05 | Provide efficient and secure Information Technology Support Services and Systems | Information Services | Percentage of service desk requests completed within service level agreements | 80% |
| | | | Critical systems Up Time | 99.9% |
| **4.2.05 - Promote informed decision making through clear and timely communication of the financial implications of decisions with a focus on long-term financial sustainability** | | | | |
| 4.2.05.01 | Collaborate with the NSW Government to achieve positive rating legislative reforms through membership of the LG Rating Reference Group and the NSW Revenue Professionals South Coast Region | Finance | Number of meetings attended and submissions provided | Count |

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| 4.2.05.02 | Manage Council's Investment Portfolio to maximise returns with due consideration for risk, liquidity and security | Finance | Investment portfolio performance above AusBond Bank Bill Index | Count |
| 4.2.05.03 | Comply with the engagement timetable for the 2022/23 financial statements | Finance | Annual audited statement adopted without qualified comments by October 2022 | 100% |
| 4.2.05.04 | Develop realistic budget development timetable and meet deadlines | Finance | Budget developed and endorsed by June 2023 | 100% |
| 4.2.05.05 | Streamline reconciliation processes and financial reporting | Finance | Annual Financial Statement prepared prior to commencement of audit | 100% |
| 4.2.05.06 | Optimise usage of new Finance system through developing reports and dashboards that provide meaningful financial information to users across the organisation | Finance | Number of finance system reporting initiatives implemented | Count |
| **4.2.06 - Develop and implement a service review program to support Council's continuous business improvement** | | | | |
| 4.2.06.01 | Research and develop a Council Service Review Program | Corporate Performance & Reporting | Council Service Review Program endorsed and commenced implementation by June 2023 | 100% |
| **4.2.07 - Reduce the age of Council's plant/vehicle fleet to ensure efficient, safe and compliant operations across Council** | | | | |
| 4.2.07.01 | Analyse fleet replacement schedule, ensure appropriate budget planning and order completion | Commercial Services | Deliver plant and vehicles in accordance with the approved Replacement Program | 95% |



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| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **4.2.08 - Identify opportunities for investment in property and proactively manage Council's property portfolio** | | | | |
| 4.2.08.01 | Actively monitor and maximise tenancy rates to ensure Council's property are let | Building Services | Vacancy rate (across all categories) of Council tenanted buildings | ≤5% |
| 4.2.08.02 | Create a strategy with measurable actions for Council's strategic property assets, including investigation into alternate revenue streams | Strategic Property | Final strategic properties approach endorsed by Council by June 2023 | 100% |
| **4.2.09 - Adopt and implement the Holiday Haven Business Plan to ensure sustainability of the business to contribute towards Council's Crown Land operations and provide value-add to the community** | | | | |
| 4.2.09.01 | Implement the Holiday Haven Business Plan to achieve investment and growth targets | Commercial Services | Deliver accommodation and facility investment per adopted Holiday Haven capital plan | 100% |
| | | | Deliver occupancy growth targets per Holiday Haven marketing strategy | 100% |
| | | | Deliver membership growth targets per Holiday Haven marketing strategy | 100% |
| | | | Deliver operating profit growth targets per adopted Holiday Haven business plan and operating budget | 100% |

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **4.2.10 - Support the organisation to achieve their goals by managing budgeting and procurement process efficiently and effectively within acceptable levels of risk** | | | | |
| 4.2.10.01 | Implement the Contracts Register | Finance | Contracts register implemented by June 2023 | 100% |
| 4.2.10.02 | Continue to improve procurement business partner relationships across the organisation to deliver projects with compliance to policies, procedures and regulatory requirements | Finance | Improvement in positive feedback from stakeholders on Procurement business partner model | Count |
| 4.2.10.03 | Continue to improve finance business partner relationships across the organisation to deliver projects with compliance to policies, procedures and regulatory requirements | Finance | Improvement in positive feedback from stakeholders on Finance business partner model | Count |

# Priority **4.3**

## Inform and engage with the community about the decisions that affect their lives

### Why is this priority important?

All levels of government must engage with and inform community about the decisions that are being made. It is an essential component of most Council projects and enables our community to provide us with their needs and wants, so that Council can better meet community expectations. Clear communication to the community is essential, especially in times of emergency response.

### How will we know we are making a difference?

- When community satisfaction with Council's engagement is improving
- When community awareness and participation in engagement initiatives is improving
- When community satisfaction with leadership and participating and decision-making is improving

### What will Council focus on between 2022-26?

| Delivery Program Objective | |
|---|---|
| 4.3.01 | Provide opportunities for the community to have genuine engagement on Council planning and decision making |
| 4.3.02 | Provide clear, consistent, relevant and accessible information to the community |
| 4.3.03 | Enhance Council's reputation within the community and throughout the region |



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### What will Council do in 2022-23?

| Operational Plan Action - Reference and Action | | Responsible Department | Reporting Measure | Target |
|---|---|---|---|---|
| **4.3.01 - Provide opportunities for the community to have genuine engagement on Council planning and decision making** | | | | |
| 4.3.01.01 | Provide engagement opportunities for the community both online and face to face | Communications & Engagement | Number of people attending a Civic event | Count |
| | | | Number of Get Involved surveys completed and reach of engagement | Count |
| | | | Number of click-throughs from Council's e-newsletter | Count |
| 4.3.01.02 | Explain to our local community the impacts of strategic planning as required by legislation and ensure appropriate consultation is undertaken and information is available | Strategic Planning | Number of formal exhibitions or consultations | Count |
| **4.3.02 - Provide clear, consistent, relevant and accessible information to the community** | | | | |
| 4.3.02.01 | Continuous improvement of Council's website, social media and media content | Communications & Engagement | Number of Council website pages reviewed and updated | Count |
| | | | Number of Get Involved website project pages created | Count |
| | | | Media coverage generated from media releases | Count |
| | | | Quality and reach of top social media posts | Count |
| **4.3.03 - Enhance Council's reputation within the community and throughout the region** | | | | |
| 4.3.03.01 | Build Council's reputation through communication and engagement activities | Communications & Engagement | Number of planned communications and engagement activities including Civic Event planning | Count |
| | | | Number of timely media enquiries provided | Count |
| | | | Improvement in sentiment of media coverage | ≥10 |



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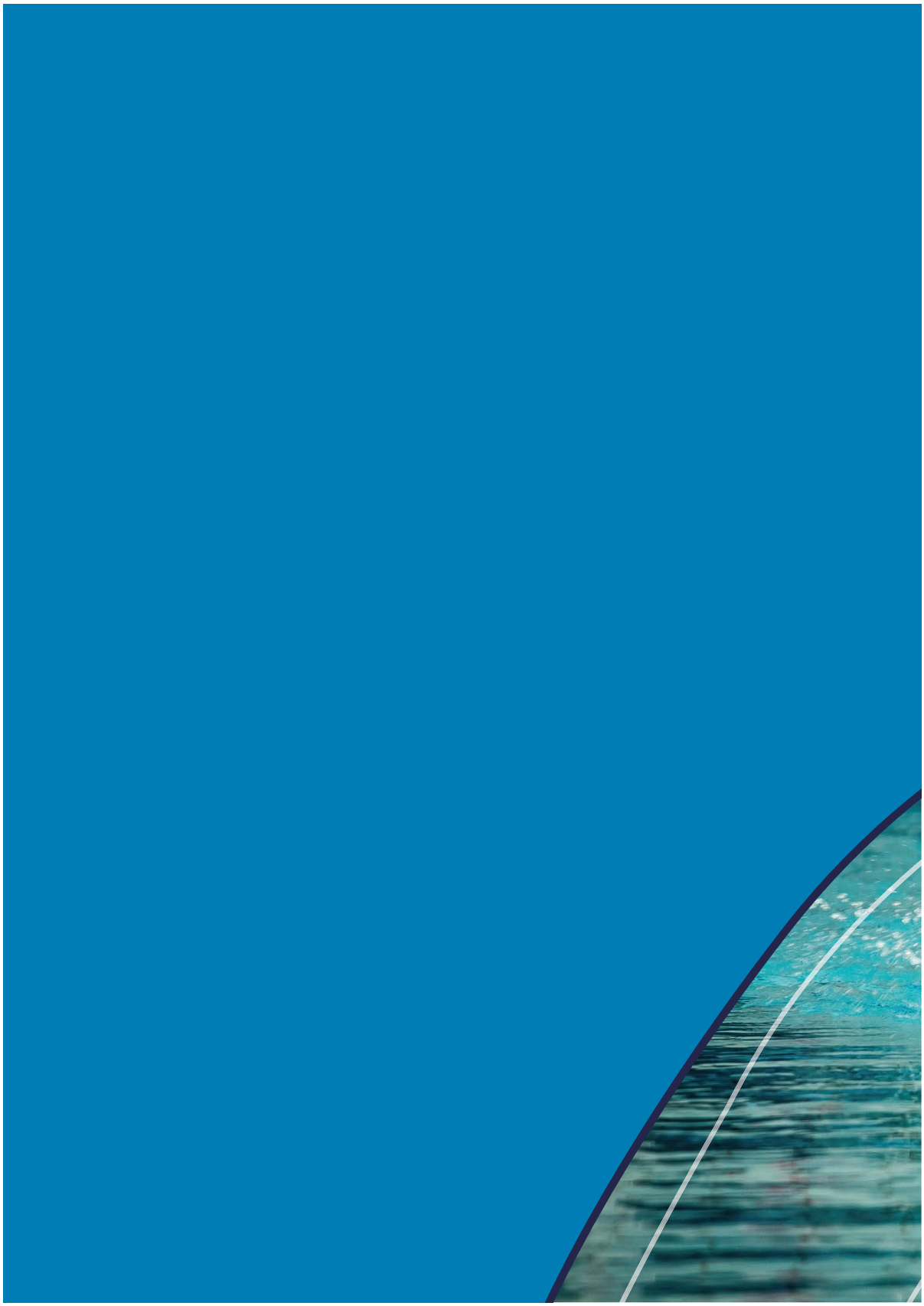

# Budget
## 2022/23

# **Revenue** Policy

**Shoalhaven City Council's Revenue Policy is developed in response to its legislative reporting requirements under the Local Government Act 1993. The Policy provides the community with an indication of the type and breakdown of revenue sources available to Council to support its Operational Plan.**

## Council's Revenue Policy comprises the following elements:

1. Estimated income and expenditure
2. Ordinary rates and special rates
3. Pricing methodology
4. Proposed borrowings

## Estimated Income and Expenditure 2022/23

In 2010, the Independent Pricing and Regulatory Tribunal of New South Wales (IPART) was delegated responsibility for determining the allowable annual increase in local government general rates income.

Shoalhaven City Council was declared as a Fit for the Future Council by the NSW State Government in 2015. This was based on a Council submission provided to the Office of Local Government (OLG) and IPART which outlined several actions Council would undertake to improve its financial sustainability.

To ensure consistency with our Long Term Financial Plan (LTFP) and to meet our Fit for the Future benchmarks, Council successfully applied to IPART, in February 2018, for an SRV for each of the three financial years: 2018/19; 2019/20 and 2020/21.

A Special Rates Variation was approved in order to allow the council to improve its financial sustainability, fund capital expenditure, reduce its infrastructure backlog, reduce its operating deficit and fund asset renewal and maintenance.

As per the IPART determination, in 2020/2021 Shoalhaven City Council could increase rates by the maximum 5% (2.6% rate peg plus 2.4% increase in addition to the rate peg as per approved SRV). However, considering the unprecedented times of the COVID-19 pandemic, Shoalhaven City Council did not take up the full SRV and increased rates by 2.6% (rate peg only) in 2020/21. According to the Local Government Act 1993, Council has up to 10 years to catch-up on the Special Rates Variation increase that wasn't taken up in 2020/21.

Considering the ongoing impact of the COVID-19 pandemic, Shoalhaven City Council did not take up any SRV catch-up from 2020/21 and increased rates by the 2.0% (rate peg only) in 2021/22. Council resolved for 2022/23 to take up the SRV catch-up by increasing rates by 4.53% (1.7% rate peg plus 2.83% SRV catch-up).

The increase in rates revenue will allow the Council to maintain its financial sustainability and to generate sufficient revenue to deliver the services and infrastructure that meet community needs and expectations.

As permitted under the section 511 of the Local Government Act 1993, the Council is permitted to catch-up on the shortfall in general income in the following years.

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## The major assumptions included in the 2022/23 estimates are:

| | |
|---|---|
| Consumer Price Index (CPI) | 1.86% (mid-point of RBA inflation target range) |
| Heavy and civil engineering construction Australia | 4.17% (source: ABS Producer Price Index 3101) |
| Population Growth | 0.67% pa (source: forecast. id) |
| Number of Assessable Properties | +0.5% pa |
| Rate Increases | 4.53% increase |
| Financial Assistance Grant | CPI |
| Other Recurrent Government Grants | +2.0% pa |
| Interest on Investments | 1.0% (estimate of weighted average return applied to cash flow projection) |
| Employee Costs | 2% award increase |
| On-Costs | 35% |
| Materials and Contracts | 0.5% |
| Electricity Costs | no increase |
| Borrowings Repayment Schedule | 10 years |
| Interest Expense For New Loans | 3.0% |
| Other Expenses | 0.5% |

## Rating Structure - ordinary rates and special rates

The Local Government Act 1993 makes provision for rates to comprise:

- An ad valorem amount (which may be subject to a minimum rate amount) or
- A base amount to which an ad valorem amount is added

The base charge amount is a standard amount which is applied to all properties.

The ad valorem charge is a distribution of the residual rating income, calculated as a proportion of the properties land valuation. The land valuation calculated for each property is determined by the Valuer General's Department and is reviewed every three years.

## Ordinary rates

Council has resolved to maintain the 2021/22 rating structure, comprising both base and ad valorem amounts. This is a common rating structure that is used to provide the fairest and most equitable distribution of the rate levy across the LGA.

The rating structure has a flat base amount of $697, with the exception of the Residential – Non-Urban category that has a base of $49 and Business – Ordinary category that does not have a base amount and is subject to an ad valorem rate in the dollar levied on the value of the property supplied by the Valuer General of NSW. Business – Ordinary rates are levied on parcels of land held by the Crown and categorised as Business Permit (i.e., Crown leases such as permissive occupancies, jetties, slipways, moorings, pastoral leases, etc.).

**The following rates are proposed for 2022/23 in respect of each category of ordinary rate levied by Council:**

- **Residential:** Will be levied a base amount of $698 and an ad valorem rate of 0.18978 cents in the $ for Ordinary Residential Rates and a base amount of $49 and an ad valorem of 0.18978 cents in the $ for Residential Non Urban Rates.
- **Farmland:** The rates for both Farmland and Dairy Farmland will be levied a base amount of $698 and an ad valorem rate of 0.1570 and 0.0799 cents in the $, respectively.
- **Business:** All sub-categories will utilise the same base amount of $697, excluding Business Permit (Ordinary – Business category), where no base amount is applied given the type of properties within this category. However, different ad valorems have been applied, depending upon the level of service provided in each area. An ad valorem rate for Nowra CBD business rates is 0.5901 cents in the $, Business Permit 0.38983 and Business Commercial / Industrial 0.2738.

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## Council's Proposed Section 2022/23 Rating Structure

| Sub-Category | No. of Rateable Properties | Land Value | Average Land Value | Ad Valorem (c in $) | Base Rate Amount ($) | Base Rate %age | Ad Valorem Yield ($) | Base Rate Yield ($) | Total Rate Yield ($) |
|---|---|---|---|---|---|---|---|---|---|
| **Residential** | | | | | | | | | |
| Ordinary Residential Rates | 55,475 | $20,426,216,745 | $368,204.51 | 0.18978 | $697.00 | 49.94% | $38,764,874 | $38,666,211 | $77,431,085 |
| Residential Non Urban Rates | 941 | $35,991,200 | $38,247.82 | 0.18978 | $49.00 | 40.30% | $68,304 | $46,109 | $114,413 |
| **Farmland** | | | | | | | | | |
| Ordinary Farmland Rates | 635 | $871,466,200 | $1,372,387.72 | 0.15700 | $697.00 | 24.44% | $1,368,202 | $442,595 | $1,810,797 |
| Farmland Rates - Dairy Farmers | 150 | $265,325,000 | $1,768,833.33 | 0.07990 | $697.00 | 33.03% | $211,995 | $104,550 | $316,545 |
| **Business** | | | | | | | | | |
| Ordinary Business Rates | 151 | $2,246,220 | $14,875.63 | 0.38983 | | | $8,756 | | $8,756 |
| Business Nowra Rates | 365 | $229,190,900 | $627,920.27 | 0.59010 | $697.00 | 15.83% | $1,352,456 | $254,405 | $1,606,861 |
| Business Commercial / Industrial Rates | 1,819 | $1,051,539,740 | $578,086.72 | 0.27380 | $697.00 | 30.57% | $2,879,116 | $1,267,843 | $4,146,959 |
| Total | 59,536 | $22,881,976,005 | | | | | $44,653,703 | $40,781,713 | $85,435,415 |



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# Special Rate Variations

**The allocation of the Special Rates Variation varies to the IPART determination for 2022/23 for the following reasons.**

1. The total is higher due to the rates growth in the second year when the additional SRV was not taken up
2. Due to the SRV not being taken up, there is a backlog of operational costs and maintenance that is now required to be performed
3. COVID and the natural disasters have had a significant impact on operating costs of Council

| | 2021/22 SRV Levied | IPART determination for 2022/23 | 2022/23 Special Rates Levied including full SRV catch up |
|---|---|---|---|
| Borrowing cost - Verons Estate infrastructure | 65,662 | 62,720 | 62,720 |
| Allow Council to cover the cost of existing service levels | 2,838,413 | 0 | 2,081,590 |
| **Fund new/enhanced service levels (i.e. sustainability program)** | | | |
| Additional Maintenance - Roads | 166,637 | 662,288 | 653,914 |
| Additional Maintenance - Buildings | 214,328 | 220,763 | 217,972 |
| Additional Maintenance - Parks and Reserves | 214,328 | 220,763 | 217,972 |
| Additional Operations | 2,143,275 | 2,207,626 | 2,179,711 |
| **Capital Expenses** | | | |
| Roads and Transport Renewals | 3,895,845 | 7,136,777 | 6,162,074 |
| Streetscape renewal | 535,819 | 551,907 | 544,928 |
| Sports Grounds Upgrades | 535,819 | 0 | 544,928 |
| Buildings Renewals | 1,081,000 | 3,000,000 | 1,607,000 |
| **Loan Repayments** | | | |
| Principal Repayments - Verons Estate infrastructure | 83,319 | 86,261 | 86,261 |
| **Total:** | **11,774,445** | **14,149,105** | **14,359,070** |

The special rate introduced in 2013/2014 of 4.6% created additional revenue of $2,799,508 in 2022/23. The escalated funds will be used for the following projects in 2022/23:

| **Local Roads Capital Renewal** | |
|---|---|
| SRV resurfacing | 1,318,368 |
| Tourist Rd | 500,000 |
| Seagrass Ave | 320,000 |
| Matron Porter Drive | 200,000 |
| Terara Road | 367,117 |
| Erina Road (also includes $245,977 of new SRV funding) | 94,023 |
| **Total** | **2,799,508** |



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# Council
# Special Rates

### Special Category Rates – Sussex Inlet CBD Promotion

Council has maintained a special category rate for 2022/23 for the promotion of Sussex Inlet, pursuant to Section 495 of the Local Government Act 1993. The structure of this special rate is an ad valorem rate only, levied on the land value of each rateable property, as supplied by the Valuer General of NSW. The Sussex Inlet special rate applies to all properties within the Sussex Inlet area that are categorised as Business for rating purposes.

### Resolving Small Lot Rural Subdivisions (Paper Subdivisions)

Council also levies a number of special rates, pursuant to Section 495 of the Local Government Act 1993, on all small lot rural subdivisions (Residential Non Urban rating category), which in Council's opinion will benefit from rezoning investigations, road design and construction works.

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## In respect of each special rate levied by Council, the following are proposed as the special rates for 2022/23:

| Sub-Category | No. of Rateable Properties | Land Value | Average Land Value | Ad Valorem (c in $) | Base Rate Amount ($) | Base Rate %age | Ad Valorem Yield ($) | Base Rate Yield ($) | Total Rate Yield ($) |
|---|---|---|---|---|---|---|---|---|---|
| Residential | | | | | | | | | |
| Verons Road Upgrade Special Rate - Dwelling Potential (commenced 1 July 2017) | 22 | $9,440,000 | $429,090.91 | 0.62359 | $2,674.00 | 49.98% | $58,867 | $58,828 | $117,695 |
| Verons Road Upgrade Special Rate - No Dwelling Potential (commenced 1 July 2017) | 10 | $2,127,000 | $212,700.00 | 0.14057 | $297.00 | 49.83% | $2,990 | $2,970 | $5,960 |
| Nebraska Road Construction Special Rate | 23 | $2,402,400 | $104,452.17 | 0.11677 | $121.00 | 49.80% | $2,805 | $2,783 | $5,588 |
| Jerberra Rd Infrastructure | 103 | $27,186,100 | $263,942.72 | 0.43105 | $1,136.00 | 49.96% | $117,186 | $117,008 | $234,194 |
| Jerberra Electrcity Infrastructure | 103 | $27,186,100 | $263,942.72 | 0.14536 | $383.00 | 49.96% | $39,518 | $39,449 | $78,967 |
| Jerberra Road - E2 | 16 | $469,000 | $29,312.50 | 0.88193 | $257.00 | 49.85% | $4,136 | $4,112 | $8,248 |
| Business | | | | | | | | | |
| Sussex Area Special Rates | 99 | $51,790,315 | $523,134.49 | 0.03311 | | | $17,148 | | $17,148 |
| Total | 376 | $120,600,915 | | | | | $242,650 | $225,150 | $467,800 |



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## Stormwater Management Service Charge

The Stormwater Management will be spent on the following projects:

| Proposed Drainage Projects | Proposed Budget ($) | Funding Sources: General Fund ($) | Other ($) | Stormwater Levy ($) |
|---|---|---|---|---|
| Banksia Sr - Drainage No 8 Drainage Rural Upgrade/New | 30,000 | 30,000 | 0 | |
| Basin - Pipe Inspection / Renewal / Refurbishment | 108,000 | | 0 | 108,000 |
| Bawley Point Rd - Drainage CH0.46 Culv Works Urban Renewal | 100,000 | | | 100,000 |
| Beach St - Drainage Investigation Urban Upgrade | 20,000 | | 0 | 20,000 |
| Bunkers Hill Rd - Drainage Investigation Rural Renewal | 40,000 | 38,088 | 0 | 1,912 |
| Central - Pipe Inspection / Renewal / Refurbishment | 108,000 | | 0 | 108,000 |
| Croobyar Rd - Drainage CH0.96 Culv Widen Urban Upgrade/New | 50,000 | 50,000 | 0 | |
| Drainage - Investigations - Stormwater Enquiries | 32,000 | | 0 | 32,000 |
| Environmental Stormwater Management | 84,000 | | 0 | 84,000 |
| Hayward St - Drainage No 9>Sandra Urban Upgrade/New | 190,000 | | 0 | 190,000 |
| Lakehaven Dr - Drainage No 79 Drainage Urban Upgrade/New | 50,000 | 50,000 | 0 | |
| Meroo Rd - Drainage No 27 Penrose Res Urban Upgrade/New | 95,000 | | 0 | 95,000 |
| North - Pipe Inspection / Renewal / Refurbishment | 108,000 | | 0 | 108,000 |
| Pipng easemnts - Exist Subdiv (POL 16/143) | 35,000 | | 0 | 35,000 |
| Poole Av - Drainage Improvement Works Urban Upgrade | 150,000 | | 0 | 150,000 |
| Prince Edward Av - Drnge SkatePk WaterQul Urban Upgrade/New | 35,000 | 35,000 | 0 | |
| South - Pipe Inspection / Renewal / Refurbishment | 108,000 | | | 108,000 |
| Strategic Stormwater Catchment Studies | 21,000 | | | 21,000 |
| Moss Vale Road South Urban Release Area Drainage | 3,861,200 | | 3,861,200 | |
| Cliff & Slope Stabilisation - Coastal Zone Management Plan | 10,000 | | 10,000 | |
| | 5,235,200 | 203,088 | 3,871,200 | 1,160,912 |

## Subsidies In Foregone Rental

Subsidies by way of foregone rental income for community properties, based on current arrangements put in place by Council, are anticipated for the 2022/23 financial year as follows:

| Type of organisation/ rental | Number | Amount |
|---|---|---|
| Community Groups | 56 | $755,063 |
| Men's Shed | 8 | $16,529 |
| Golf club | 1 | $42,012 |
| Preschool/Childcare Playgroups | 14 | $487,692 |
| Sports Groups | 3 | $20,402 |
| Meals on Wheels | 6 | $45,107 |
| Telcos | 14 | $40,917 |
| Outdoor dining | 60 | $42,000 |
| | | $1,449,812 |

Basis of assessment: The above figures are based on a desktop review, taking a conservative approach: rounding down, pro rata for leases less than the full year, market rental valuations on hand irrespective of date, estimates by comparison and reporting subsidies/donations in Council minutes.

## Interest on Overdue Rates & Charges

Council's current policy is to adopt the maximum permissible interest rate for each year on overdue rates, charged on a simple interest basis.

It has been determined that the rate of interest payable on overdue rates and charges for the period 1 July 2022 to 30 June 2023 (inclusive) will be 6.0% per annum.

Interest charges will be waived for the ratepayers that experience financial hardship and apply for the financial assistance under the Council Hardship Policy.



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## Pricing Methodology

Under the principle of "user pays", fees are introduced to offset the cost-of-service provision or, in the case of commercial activities, to realise a reasonable rate of return on assets employed by Council to support the provision of services and to alleviate the burden that would otherwise be unfairly placed upon ratepayers.

Council has given due consideration to the following factors in determining the appropriate price for each fee

- Cost of providing the service
- Whether the goods or services are supplied on a commercial basis
- Importance of the service to the community
- Capacity of the user to pay
- Impact of the activity on public amenity
- Competitive market prices
- Prices dictated by legislation

In accordance with Section 608 of the Local Government Act 1993, Shoalhaven City Council determines fees and charges based on the following pricing methodologies:

**Full cost recovery -** Recovery of all direct and overhead costs associated with providing a service. This includes employee benefits, other direct expenses and overheads.

**Subsidised / Partial cost recovery -** Council recovers less than full cost for reasons of community obligation, legislated limits on charging, etc.

1. **Subsidised / Partial cost recovery -** Council recovers less than full cost for reasons of community obligation, legislated limits on charging, etc.
2. **Rate of return -** Council recovers the full cost of providing the service/activity plus a profit margin.
3. **Market -** Price of the service determined by investigating alternative prices of surrounding service providers.
4. **Statutory -** Price of the service is determined by legislation and may or may not recover full cost.

## Proposed Borrowings

Council's borrowings are governed by the provisions of the Local Government Act 1993 and the Local Government (General) Regulation 2005.

These borrowings will be secured by the usual method of a mortgage over Council's income. Competitive quotations are obtained from major banks and financial institutions with the aim of securing a low interest rate.

## The proposed loan program for 2022/23 is:

| Purpose of the Loan | 2022/23 | Funding Source |
|---|---|---|
| Buildings and Property | $2,806,000 | |
| 16 Berry Street - Subject to investigation / direction | $208,000 | General Fund |
| Buildings Fire Compliance Works | $598,500 | General Fund |
| Depot Safety Improvement Works | $700,000 | General Fund |
| EOI 100 St Vincent St Ulladulla - Stage 2 Fire Compliance Works | $202,500 | General Fund |
| Nowra Players Theatre-Stage 2 Compliance | $409,500 | General Fund |
| SEC - Compliance Works | $292,500 | General Fund |
| Ulladulla Civic Centre Improvements | $395,000 | General Fund |
| Open Space, Sport and Recreation | $7,200,000 | |
| Park Road Netball Court Redevelopment - South Nowra | $2,300,000 | General Fund |
| Showgrounds Amenities - SCC BLERF Contribution | $3,900,000 | General Fund |
| Ulladulla Skate Park (this loan is subject to successful grant application) | $1,000,000 | General Fund |
| Roads and Transport | $5,243,128 | |
| Currarong - Currarong Rd –Rehab - CH7.5-1 CH1.7 | $1,000,000 | General Fund |
| Roads Rehabilitation Works | $4,243,128 | General Fund |



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| | | |
|---|---|---|
| Tourist Parks (commercial loan) | $3,926,184 | |
| Tourist Parks Capital Works | $3,926,184 | General Fund - Commercial |
| Waste and Recycling Program | $1,000,000 | |
| Bioelektra Resource Recovery Facility RRF | $1,000,000 | Waste Fund |
| Various | $905,000 | |
| Other Grant Funded Projects Co-Contribution | $905,000 | General Fund |
| Total | $21,080,312 | |

| | |
|---|---|
| Total General Fund Loans | $16,154,128 |

**Council pursues various grant opportunities and additional borrowings might be required to fund Council contribution to the grant funded projects.*

CL22.261 - Attachment 1

# Budget

| Income Statement - Consolidated | Estimated Result For the Year Ending 30 June 2022/23 $'000 |
|---|---|
| **Income from Continuing Operations** | |
| **Revenue:** | |
| Rates and Annual Charges | 167,655 |
| User Charges and Fees | 90,636 |
| Interest and Investment Revenue | 3,019 |
| Other Revenues | 4,058 |
| Grants and Contributions provided for Operating Purposes | 20,784 |
| Grants and Contributions provided for Capital Purposes | 40,370 |
| Other Income: | |
| Net Gains from the disposal of assets | 0 |
| **Total Income from Continuing Operations** | **326,522** |
| **Expenses from Continuing Operations** | |
| Employee Benefits and On-Costs | 94,264 |
| Borrowing Costs | 6,150 |
| Materials and Services | 91,274 |
| Depreciation and Amortisation | 75,135 |
| Other Expenses | 15,668 |
| Net Losses from the disposal of assets | 0 |
| Fair value decrement on investment property | |
| **Total Expenses from Continuing Operations** | **282,491** |
| **Net Operating Result** | **44,031** |
| **Net Operating Result before grants and contributions provided for capital purposes** | **3,661** |

CL22.261 - Attachment 1

| Statement of Financial Position - Consolidated | Estimated Result as at 30 June 2022/23 $'000 |
|---|---|
| **ASSETS** | |
| **Current Assets** | |
| Cash and Cash Equivalents | 48,250 |
| Investments | 77,775 |
| Receivables | 22,979 |
| Inventories | 2,562 |
| Other | 930 |
| Non-current Assets Classified as 'Held for Sale' | 0 |
| Total Current Assets | 152,496 |
| **Non-Current Assets** | |
| Investments | 6,000 |
| Receivables | 6,043 |
| Inventories | 14,072 |
| Infrastructure, Property, Plant & Equipment | 3,630,523 |
| Investment Property | 3,000 |
| Intangible Assets | 558 |
| Right of use assets | 76 |
| Total Non-Current Assets | 3,660,272 |
| **Total Assets** | **3,812,768** |
| **LIABILITIES** | |
| **Current Liabilities** | |
| Payables | 30,868 |
| Income received in advance | 0 |
| Contract liabilities | 11,638 |
| Lease liabilities | 83 |
| Borrowings | 18,428 |
| Employee benefit provision | 34,092 |
| Provisions | 1,273 |
| **Total Current Liabilities** | **96,382** |
| **NON-CURRENT LIABILITIES** | |
| Payables | 0 |
| Lease liabilities | 0 |
| Borrowings | 182,108 |
| Employee benefit provision | 1,162 |
| Provisions | 4,999 |
| Total Non-Current Liabilities | 188,269 |
| Total Liabilities | 284,651 |
| **Net Assets** | **3,528,117** |
| **EQUITY** | |
| Retained Earnings | 1,727,221 |
| Revaluation Reserves | 1,800,896 |
| **Total Equity** | **3,528,117** |



CL22.261 - Attachment 1

| Statement of Cash Flows - Consolidated | Estimated Result For the Year Ending 30 June 2022/23 $'000 |
|---|---|
| **Cash Flows from Operating Activities** | |
| **Receipts:** | |
| Rates and Annual Charges | 167,655 |
| User Charges and Fees | 90,635 |
| Interest and Investment Revenue | 5,141 |
| Grants and Contributions | 61,154 |
| Bonds, deposits and retention amounts received | 0 |
| Other Revenues | 4,058 |
| **Payments:** | |
| Employee Benefits and On-Costs | (95,208) |
| Borrowing Costs | (6,278) |
| Materials and Contracts | (91,816) |
| Bonds, deposits and retention amounts refunded | 0 |
| Waste Levy | (11,781) |
| Other Expenses | (3,987) |
| **Net Cash Provided from Operating Activities** | **119,573** |
| **Cash Flows from Investing Activities** | |
| **Receipts:** | |
| Sale of Investment Securities | 69,000 |
| Sale of Investment Property | 0 |
| Sale of Real Estate | 4,900 |
| Sale of Infrastructure, Property, Plant & Equipment | 2,973 |
| Sale of Interest in Joint Venture & Associates | 0 |
| Other | 0 |
| **Payments:** | |
| Purchase of Investment Securities | 0 |
| Purchase of Investment Property | 0 |
| Purchase of Infrastructure, Property, Plant & Equipment | (237,019) |
| Purchase of Real Estate Assets | (9,920) |
| Purchase of Interest in Joint Ventures & Associates | 0 |
| Deferred Debtors & Advances Made | 0 |
| **Net Cash Provided from Investing Activities** | **(170,066)** |
| **Cash Flows from Financing Activities** | |
| **Receipts:** | |
| Proceeds from Borrowings & Advances | 21,080 |
| Other Financing Activity Receipts | 0 |
| **Payments:** | |
| Repayment of borrowings & Advances | (18,129) |
| Repayment of Finance Lease Liabilities | 0 |
| Other Financing Activity Payments | 0 |
| Net Cash Provided from Financing Activities | 2,951 |
| **Net Increase/(Decrease) in Cash & Cash Equivalents** | **-47,542** |
| **Plus: Cash & Equivalents - beginning of year** | **96,199** |
| **Cash & Equivalents - end of year** | **48,657** |



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| | Estimated Result For the Year Ending 30 June |
|---|---|
| | 2022/23 |
| **Income Statement - General Fund** | $'000 |
| **Income from Continuing Operations** | |
| **Revenue:** | |
| Rates and Annual Charges | 114,726 |
| User Charges and Fees | 63,399 |
| Interest and Investment Revenue | 3,803 |
| Other Revenues | 4,052 |
| Internal Revenue | 60,323 |
| Grants and Contributions provided for Operating Purposes | 20,784 |
| Grants and Contributions provided for Capital Purposes | 34,306 |
| Other Income: | |
| Net Gains from the disposal of assets | 0 |
| **Total Income from Continuing Operations** | **301,393** |
| | |
| **Expenses from Continuing Operations** | |
| Employee Benefits and On-Costs | 78,372 |
| Borrowing Costs | 2,790 |
| Materials and Contracts | 72,584 |
| Depreciation and Amortisation | 48,031 |
| Other Expenses | 15,695 |
| Internal Expenses | 49,800 |
| Net Losses from the disposal of assets | 0 |
| Fair value decrement on investment property | 0 |
| **Total Expenses from Continuing Operations** | **267,272** |
| **Net Operating Result** | **34,121** |
| **Net Operating Result before grants and contributions provided for capital purposes** | **(185)** |

CL22.261 - Attachment 1

| Statement of Financial Position - General Fund | Estimated Result as at 30 June 2022/23 $'000 |
|---|---|
| **ASSETS** | |
| **Current Assets** | |
| Cash and Cash Equivalents | 22,714 |
| Investments | 50,495 |
| Receivables | 13,692 |
| Inventories | 1,355 |
| Other | 930 |
| Non-current Assets Classified as 'Held for Sale' | 0 |
| Total Current Assets | 89,186 |
| **Non-Current Assets** | |
| Investments | 3,573 |
| Receivables | 4,499 |
| Inventories | 14,072 |
| Infrastructure, Property, Plant & Equipment | 2,579,460 |
| Investment Property | 3,000 |
| Intangible Assets | 475 |
| Right of use assets | 76 |
| Total Non-Current Assets | 2,605,155 |
| **Total Assets** | **2,694,341** |
| **LIABILITIES** | |
| **Current Liabilities** | |
| Payables | 25,941 |
| Income received in advance | 0 |
| Contract liabilities | 11,638 |
| Lease liabilities | 83 |
| Borrowings | 14,785 |
| Employee benefit provision | 34,092 |
| Provisions | 1,273 |
| **Total Current Liabilities** | **87,812** |
| **NON-CURRENT LIABILITIES** | |
| Payables | 0 |
| Lease liabilities | 0 |
| Borrowings | 106,645 |
| Employee benefit provision | 1,162 |
| Provisions | 4,999 |
| Total Non-Current Liabilities | 112,806 |
| Total Liabilities | 200,618 |
| **Net Assets** | **2,493,723** |
| **EQUITY** | |
| Retained Earnings | 1,050,643 |
| Revaluation Reserves | 1,443,080 |
| **Total Equity** | **2,493,723** |



CL22.261 - Attachment 1

| | Estimated Result For the Year Ending 30 June |
|---|---|
| | 2022/23 |
| **Statement of Cash Flows - General Fund** | $'000 |
| **Cash Flows from Operating Activities** | |
| **Receipts:** | |
| Rates and Annual Charges | 114,726 |
| User Charges and Fees | 63,399 |
| Interest and Investment Revenue | 3,803 |
| Grants and Contributions | 55,090 |
| Bonds, deposits and retention amounts received | 0 |
| Other Revenues | 4,052 |
| Internal Revenues | 60,323 |
| **Payments:** | |
| Employee Benefits and On-Costs | (78,372) |
| Borrowing Costs | (2,790) |
| Materials and Contracts | (72,584) |
| Bonds, deposits and retention amounts refunded | 0 |
| Waste Levy | (11,781) |
| Other Expenses | (3,914) |
| Internal Expenses | (49,800) |
| **Net Cash Provided from Operating Activities** | **82,152** |
| **Cash Flows from Investing Activities** | |
| **Receipts:** | |
| Sale of Investment Securities | 50,000 |
| Sale of Investment Property | 0 |
| Sale of Real Estate | 4,900 |
| Sale of Infrastructure, Property, Plant & Equipment | 2,753 |
| Sale of Interest in Joint Venture & Associates | 0 |
| Other | 0 |
| **Payments:** | |
| Purchase of Investment Securities | 0 |
| Purchase of Investment Property | 0 |
| Purchase of Infrastructure, Property, Plant & Equipment | (168,640) |
| Purchase of Real Estate Assets | (9,920) |
| Purchase of Interest in Joint Ventures & Associates | 0 |
| Deferred Debtors & Advances Made | 0 |
| **Net Cash Provided from Investing Activities** | **(120,907)** |
| **Cash Flows from Financing Activities** | |
| **Receipts:** | |
| Proceeds from Borrowings & Advances | 21,080 |
| Other Financing Activity Receipts | 0 |
| **Payments:** | |
| Repayment of borrowings & Advances | (13,832) |
| Repayment of Finance Lease Liabilities | 0 |
| Other Financing Activity Payments | 0 |
| **Net Cash Provided from Financing Activities** | **7,248** |
| **Net Increase/(Decrease) in Cash & Cash Equivalents** | **(31,507)** |
| **Plus: Cash & Equivalents - beginning of year** | **54,221** |
| **Cash & Equivalents - end of year** | **22,714** |



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| | Reserves Movements for Financial Years ending 30 June |
|---|---|
| | 2022/23 |
| **General Fund Restricted** | $'000 |
| **Transfer To Reserve** | |
| **Externally Restricted** | |
| Developer Contributions | 2,072 |
| Grants | 37,513 |
| Loans | 21,080 |
| Self Insurance | 1,636 |
| Special Rates Variation | 17,159 |
| Stormwater Levy | 1,161 |
| Waste Disposal | 71,556 |
| | **152,177** |
| **Internally Restricted** | |
| Arts Collection | 0 |
| Cemeteries | 31 |
| Coastal Management & Infrastructure | 500 |
| Committed Capital Works | 0 |
| Communication Towers | 0 |
| Critical Asset Compliance | 0 |
| Dog Off Leash Area Reserve | 70 |
| Economic Development Projects | 0 |
| Employee Leave Entitlement | 0 |
| General Insurance | 2,334 |
| Industrial Land Development | 4,962 |
| Investment Writedowns | 0 |
| Jetty Licensing | 0 |
| Land Decontamination | 0 |
| Plant Replacement | 13,001 |
| Developer Contributions Matching Funds | 0 |
| Developer Contributions Recoupment | 3,066 |
| Sporting Facilities | 52 |
| Strategic Projects | 1,494 |
| Property | 52 |
| Revolving Energy | 0 |
| River Foreshore Development | 0 |
| Deposits, retentions and bonds | 0 |
| | **26,230** |
| | **178,407** |

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| General Fund Restricted | 2022/23 $'000 |
|---|---|
| **Transfer From Reserve** | |
| **Externally Restricted** | |
| Developer Contributions | 8,247 |
| Grants | 59,597 |
| Loans | 58,673 |
| Self Insurance | 1,636 |
| Special Rates Variation | 18,275 |
| Stormwater Levy | 1,324 |
| Waste Disposal | 70,984 |
| | **218,736** |
| **Internally Restricted** | |
| Arts Collection | 0 |
| Cemeteries | 0 |
| Coastal Management & Infrastructure | 858 |
| Committed Capital Works | 1,767 |
| Communication Towers | 0 |
| Critical Asset Compliance | 0 |
| Dog Off Leash Area Reserve | 200 |
| Economic Development Projects | 695 |
| Employee Leave Entitlement | 0 |
| General Insurance | 2,334 |
| Industrial Land Development | 8,003 |
| Investment Writedowns | 0 |
| Jetty Licensing | 0 |
| Land Decontamination | 0 |
| Plant Replacement | 15,624 |
| Developer Contributions Matching Funds | 311 |
| Developer Contributions Recoupment | 9,411 |
| Sporting Facilities | 0 |
| Strategic Projects | 1,494 |
| Property | 429 |
| Revolving Energy | 0 |
| River Foreshore Development | 51 |
| Deposits, retentions and bonds | 0 |
| | 41,177 |
| | 259,913 |

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| General Fund Restricted | 2022/23 $'000 |
|---|---|
| **Estimated Reserve Balances** | |
| **Externally Restricted** | |
| Developer Contributions | 10,321 |
| Grants | 0 |
| Loans | 2,500 |
| Self Insurance | 2,304 |
| Special Rates Variation | 0 |
| Stormwater Levy | 0 |
| Waste Disposal | 4,275 |
| | **19,400** |
| **Internally Restricted** | |
| Arts Collection | 70 |
| Cemeteries | 31 |
| Coastal Management & Infrastructure | 0 |
| Committed Capital Works | 0 |
| Communication Towers | 315 |
| Critical Asset Compliance | 0 |
| Dog Off Leash Area Reserve | 0 |
| Economic Development Projects | 41 |
| Employee Leave Entitlement | 7,050 |
| General Insurance | 8 |
| Industrial Land Development | 1,824 |
| Investment Writedowns | 0 |
| Jetty Licensing | 19 |
| Land Decontamination | 0 |
| Plant Replacement | 0 |
| Developer Contributions Matching Funds | 0 |
| Developer Contributions Recoupment | 3,463 |
| Sporting Facilities | 55 |
| Strategic Projects | 0 |
| Property | 677 |
| Revolving Energy | 100 |
| River Foreshore Development | 1,050 |
| Deposits, retentions and bonds | 3,018 |
| | **17,721** |
| | **37,121** |

CL22.261 - Attachment 1

| | Estimated Result For the Year Ending 30 June |
|---|---|
| | 2022/23 |
| **Income Statement - Water Fund** | $'000 |
| **Income from Continuing Operations** | |
| **Revenue:** | |
| Rates and Annual Charges | 4,495 |
| User Charges and Fees | 23,109 |
| Interest and Investment Revenue | 959 |
| Other Revenues | 6 |
| Internal Revenue | 2,383 |
| Grants and Contributions provided for Operating Purposes | 0 |
| Grants and Contributions provided for Capital Purposes | 3,664 |
| **Other Income:** | |
| Net Gains from the disposal of assets | 0 |
| **Total Income from Continuing Operations** | **34,616** |
| | |
| **Expenses from Continuing Operations** | |
| Employee Benefits and On-Costs | 6,565 |
| Borrowing Costs | 0 |
| Materials and Contracts | 7,839 |
| Depreciation and Amortisation | 10,688 |
| Other Expenses | 38 |
| Internal Expenses | 6,346 |
| Net Losses from the disposal of assets | 0 |
| **Total Expenses from Continuing Operations** | **31,476** |
| **Net Operating Result** | **3,140** |
| **Net Operating Result before grants and contributions provided for capital purposes** | **(524)** |

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| Statement of Financial Position - Water Fund | Estimated Result as at 30 June 2022/23 $'000 |
|---|---|
| **ASSETS** | |
| **Current Assets** | |
| Cash and Cash Equivalents | 16,851 |
| Investments | 25,342 |
| Receivables | 4,072 |
| Inventories | 1,207 |
| Other | 0 |
| Non-current Assets Classified as 'Held for Sale' | 0 |
| Total Current Assets | 47,472 |
| **Non-Current Assets** | |
| Investments | 1,612 |
| Receivables | 473 |
| Inventories | 0 |
| Infrastructure, Property, Plant & Equipment | 400,126 |
| Investment Property | 0 |
| Intangible Assets | 30 |
| Right of use assets | 0 |
| Total Non-Current Assets | 402,241 |
| **Total Assets** | **449,713** |
| **LIABILITIES** | |
| **Current Liabilities** | |
| Payables | 2,212 |
| Income received in advance | 0 |
| Contract liabilities | 0 |
| Lease liabilities | 0 |
| Borrowings | 0 |
| Employee benefit provision | 0 |
| Provisions | 0 |
| **Total Current Liabilities** | **2,212** |
| **NON-CURRENT LIABILITIES** | |
| Payables | 0 |
| Lease liabilities | 0 |
| Borrowings | 0 |
| Employee benefit provision | 0 |
| Provisions | 0 |
| Total Non-Current Liabilities | 0 |
| Total Liabilities | 2,212 |
| **Net Assets** | **447,501** |
| **EQUITY** | |
| Retained Earnings | 231,371 |
| Revaluation Reserves | 216,130 |
| **Total Equity** | **447,501** |



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| Statement of Cash Flows - Water Fund | Estimated Result For the Year Ending 30 June 2022/23 $'000 |
|---|---|
| **Cash Flows from Operating Activities** | |
| **Receipts:** | |
| Rates and Annual Charges | 4,495 |
| User Charges and Fees | 23,109 |
| Interest and Investment Revenue | 959 |
| Grants and Contributions | 3,664 |
| Bonds, deposits and retention amounts received | 0 |
| Other Revenues | 6 |
| Internal Revenues | 2,383 |
| **Payments:** | |
| Employee Benefits and On-Costs | (6,565) |
| Borrowing Costs | 0 |
| Materials and Contracts | (7,839) |
| Bonds, deposits and retention amounts refunded | 0 |
| Waste Levy | 0 |
| Other Expenses | (38) |
| Internal Expenses | (6,346) |
| **Net Cash Provided from Operating Activities** | **13,828** |
| **Cash Flows from Investing Activities** | |
| **Receipts:** | |
| Sale of Investment Securities | 15,000 |
| Sale of Investment Property | 0 |
| Sale of Real Estate | 0 |
| Sale of Infrastructure, Property, Plant & Equipment | 120 |
| Sale of Interest in Joint Venture & Associates | 0 |
| Other | 1,119 |
| **Payments:** | |
| Purchase of Investment Securities | 0 |
| Purchase of Investment Property | 0 |
| Purchase of Infrastructure, Property, Plant & Equipment | (28,807) |
| Purchase of Real Estate Assets | 0 |
| Purchase of Interest in Joint Ventures & Associates | 0 |
| Deferred Debtors & Advances Made | 0 |
| **Net Cash Provided from Investing Activities** | **(12,568)** |
| **Cash Flows from Financing Activities** | |
| **Receipts:** | |
| Proceeds from Borrowings & Advances | 0 |
| Other Financing Activity Receipts | 0 |
| **Payments:** | |
| Repayment of borrowings & Advances | 0 |
| Repayment of Finance Lease Liabilities | 0 |
| Other Financing Activity Payments | (458) |
| **Net Cash Provided from Financing Activities** | **(458)** |
| **Net Increase/(Decrease) in Cash & Cash Equivalents** | **802** |
| **Plus: Cash & Equivalents - beginning of year** | **16,049** |
| **Cash & Equivalents - end of year** | **16,851** |



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| | Estimated Result For the Year Ending 30 June |
|---|---|
| | 2022/23 |
| **Income Statement - Sewer Fund** | $'000 |
| **Income from Continuing Operations** | |
| **Revenue:** | |
| Rates and Annual Charges | 48,434 |
| User Charges and Fees | 4,127 |
| Interest and Investment Revenue | 379 |
| Other Revenues | 0 |
| Internal Revenue | 1,798 |
| Grants and Contributions provided for Operating Purposes | 0 |
| Grants and Contributions provided for Capital Purposes | 2,400 |
| **Other Income:** | |
| Net Gains from the disposal of assets | 0 |
| **Total Income from Continuing Operations** | **57,138** |
| | |
| **Expenses from Continuing Operations** | |
| Employee Benefits and On-Costs | 10,270 |
| Borrowing Costs | 3,488 |
| Materials and Contracts | 11,393 |
| Depreciation and Amortisation | 16,416 |
| Other Expenses | 35 |
| Internal Expenses | 6,772 |
| Net Losses from the disposal of assets | 0 |
| **Total Expenses from Continuing Operations** | **48,374** |
| **Net Operating Result** | **8,764** |
| **Net Operating Result before grants and contributions provided for capital purposes** | **6,364** |

CL22.261 - Attachment 1

| Statement of Financial Position - Sewer Fund | Estimated Result as at 30 June 2022/23 $'000 |
|---|---|
| **ASSETS** | |
| **Current Assets** | |
| Cash and Cash Equivalents | 8,685 |
| Investments | 1,938 |
| Receivables | 6,405 |
| Inventories | 0 |
| Other | 0 |
| Non-current Assets Classified as 'Held for Sale' | 0 |
| Total Current Assets | 17,028 |
| **Non-Current Assets** | |
| Investments | 815 |
| Receivables | 1,071 |
| Inventories | 0 |
| Infrastructure, Property, Plant & Equipment | 650,937 |
| Investment Property | 0 |
| Intangible Assets | 53 |
| Right of use assets | 0 |
| Total Non-Current Assets | 652,876 |
| **Total Assets** | **669,904** |
| **LIABILITIES** | |
| **Current Liabilities** | |
| Payables | 2,715 |
| Income received in advance | 0 |
| Contract liabilities | 0 |
| Lease liabilities | 0 |
| Borrowings | 4,833 |
| Employee benefit provision | 0 |
| Provisions | 0 |
| **Total Current Liabilities** | **7,548** |
| **NON-CURRENT LIABILITIES** | |
| Payables | 0 |
| Lease liabilities | 0 |
| Borrowings | 75,463 |
| Employee benefit provision | |
| Provisions | 0 |
| Total Non-Current Liabilities | 75,463 |
| Total Liabilities | 83,011 |
| **Net Assets** | **586,893** |
| **EQUITY** | |
| Retained Earnings | 445,207 |
| Revaluation Reserves | 141,686 |
| **Total Equity** | **586,893** |



CL22.261 - Attachment 1

| | Estimated Result For the Year Ending 30 June |
|---|---|
| | 2022/23 |
| **Statement of Cash Flows - Sewer Fund** | $'000 |
| **Cash Flows from Operating Activities** | |
| **Receipts:** | |
| Rates and Annual Charges | 48,434 |
| User Charges and Fees | 4,127 |
| Interest and Investment Revenue | 379 |
| Grants and Contributions | 2,400 |
| Bonds, deposits and retention amounts received | 0 |
| Other Revenues | 0 |
| Internal Revenues | 1,798 |
| **Payments:** | |
| Employee Benefits and On-Costs | (10,270) |
| Borrowing Costs | (3,488) |
| Materials and Contracts | (11,393) |
| Bonds, deposits and retention amounts refunded | 0 |
| Waste Levy | 0 |
| Other Expenses | (35) |
| Internal Expenses | (6,772) |
| **Net Cash Provided from Operating Activities** | **25,180** |
| **Cash Flows from Investing Activities** | |
| **Receipts:** | |
| Sale of Investment Securities | 4,000 |
| Sale of Investment Property | 0 |
| Sale of Real Estate | 0 |
| Sale of Infrastructure, Property, Plant & Equipment | 100 |
| Sale of Interest in Joint Venture & Associates | 0 |
| Other | 0 |
| **Payments:** | |
| Purchase of Investment Securities | 0 |
| Purchase of Investment Property | 0 |
| Purchase of Infrastructure, Property, Plant & Equipment | (39,572) |
| Purchase of Real Estate Assets | 0 |
| Purchase of Interest in Joint Ventures & Associates | 0 |
| Deferred Debtors & Advances Made | 0 |
| **Net Cash Provided from Investing Activities** | **(35,472)** |
| **Cash Flows from Financing Activities** | |
| **Receipts:** | |
| Proceeds from Borrowings & Advances | 0 |
| Other Financing Activity Receipts | 0 |
| **Payments:** | |
| Repayment of borrowings & Advances | (5,416) |
| Repayment of Finance Lease Liabilities | 0 |
| Other Financing Activity Payments | (1,536) |
| **Net Cash Provided from Financing Activities** | **(6,952)** |
| **Net Increase/(Decrease) in Cash & Cash Equivalents** | **(17,244)** |
| **Plus: Cash & Equivalents - beginning of year** | **25,929** |
| **Cash & Equivalents - end of year** | **8,685** |

| Net Cost of Programs | 2022/23 Revenue | Operating and Capital Expenditure | Net Cost of Program |
|---|---|---|---|
| **General Fund** | | | |
| **Operating Program** | | | |
| General Purpose Revenue | 82,503 | 0 | (82,503) |
| Buildings and Property | 2,435 | 12,621 | 10,186 |
| Commercial Undertakings | 40,281 | 39,752 | (529) |
| Community and Culture | 2,784 | 9,502 | 6,718 |
| Economic Development | 1,684 | 2,445 | 761 |
| Environmental Management | 626 | 1,837 | 1,211 |
| Fire Protection and Emergency Services | 630 | 3,186 | 2,556 |
| Governance and Civic | 29 | 6,849 | 6,820 |
| Internal Corporate Services | 50,546 | 48,207 | (2,339) |
| Land Use Planning | 508 | 3,625 | 3,117 |
| Open Space, Sport and Recreation | 523 | 16,755 | 16,232 |
| Regulatory Services | 8,719 | 17,498 | 8,779 |
| Roads and Transport | 2,748 | 35,034 | 32,286 |
| Stormwater | 0 | 1,070 | 1,070 |
| Waste and Recycling Program | 71,378 | 64,714 | (6,664) |
| Water and Sewer Services | 1,582 | 676 | (906) |
| Waterways Infrastructure | 111 | 3,501 | 3,390 |
| | **267,087** | **267,272** | **185** |
| **Capital Program** | | | |
| Bridges | 0 | 830 | 830 |
| Buildings and Property | 2,977 | 15,127 | 12,150 |
| Commercial Undertakings | 0 | 13,113 | 13,113 |
| Community and Culture | 1,076 | 1,795 | 719 |
| Economic Development | 9,510 | 16,969 | 7,459 |
| Environmental Management | 1,574 | 3,990 | 2,416 |
| Fire Protection and Emergency Services | 0 | 0 | 0 |
| Governance and Civic | 0 | 0 | 0 |
| Internal Corporate Services | 5,493 | 8,539 | 3,046 |
| Land Use Planning | 0 | 0 | 0 |
| Open Space, Sport and Recreation | 465 | 23,194 | 22,729 |
| Regulatory Services | 0 | 180 | 180 |
| Roads and Transport | 6,827 | 31,313 | 24,486 |
| Stormwater | 0 | 5,530 | 5,530 |
| Strategic Roads and Bridges | 5,117 | 32,807 | 27,690 |
| Waste and Recycling Program | 0 | 23,306 | 23,306 |
| Water and Sewer Services | 0 | 0 | 0 |
| Waterways Infrastructure | 1,267 | 1,867 | 600 |
| | **34,306** | **178,560** | **144,254** |
| **General Fund Total** | **301,393** | **445,832** | **144,439** |



CL22.261 - Attachment 1

| | 2022/23 | | |
|---|---|---|---|
| | Revenue | Operating and Capital Expenditure | Net Cost of Program |
| **Water Fund** | | | |
| **Operating Program** | | | |
| Water and Sewer Services | 30,952 | 31,934 | 982 |
| **Capital Program** | | | |
| Water and Sewer Services | 3,664 | 28,806 | 25,142 |
| | **34,616** | **60,740** | **26,124** |
| **Other Outgoings** | | | |
| Dividend and Tax Equivalent to General Fund | | 458 | |
| **Sewer Fund** | | | |
| **Operating Program** | | | |
| Water and Sewer Services | 54,738 | 49,910 | (4,828) |
| **Capital Program** | | | |
| Water and Sewer Services | 2,400 | 39,572 | 37,172 |
| | **57,138** | **89,482** | **32,344** |
| **Other Outgoings** | | | |
| Dividend and Tax Equivalent to General Fund | | 1,536 | |

CL22.261 - Attachment 1

## Key Performance Indicators Statement

| Indicator | Target | Fund | 2022/23 |
|---|---|---|---|
| **Local Government Industry Indicators** | | | |
| Operating Performance Ratio | Greater than 0% | Consolidated | 1.3% |
| | | General | -0.1% |
| | | Water | -1.7% |
| | | Sewer | 11.6% |
| Own Source Operating Revenue Ratio | Greater than 60% | Consolidated | 81.3% |
| | | General | 81.7% |
| | | Water | 89.4% |
| | | Sewer | 95.8% |
| Unrestricted Current Ratio | Greater than 1.5 | Consolidated | 1.76 |
| | | General | 1.76 |
| | | Water | 10.53 |
| | | Sewer | 2.26 |
| Debt Service Cover Ratio | Greater than 2.0 | Consolidated | 4.88 |
| | | General | 4.94 |
| | | Water | No Debt |
| | | Sewer | 2.83 |
| Debt Service Ratio | Less than 15% | Consolidated | 9.2% |
| | | General | 6.2% |
| | | Water | No Debt |
| | | Sewer | 16.3% |
| Rates, Annual Charges, Interest and Extra Charges Outstanding Percentage | Less than 10% | Consolidated | 8.9% |
| | | General | 8.0% |
| | | Water | 11.2% |
| | | Sewer | 10.8% |
| Cash Expense Cover Ratio | Greater than 3 months | Consolidated | 5.08 |
| | | General | 2.75 |
| | | Water | 18.14 |
| | | Sewer | 3.25 |
| **Infrastructure Asset Performance Indicators** | | | |
| Infrastructure Renewals Ratio | Greater than 100% | Consolidated | 99.1% |
| | | General | 122.6% |
| | | Water | 93.8% |
| | | Sewer | 40.5% |
| Infrastructure Backlog Ratio | Less than 2% | Consolidated | 2.9% |
| | | General | 3.6% |
| | | Water | 1.8% |
| | | Sewer | 1.2% |
| Asset Maintenance Ratio | Greater than 1x | Consolidated | 0.93 |
| | | General | 0.88 |
| | | Water | 1.00 |
| | | Sewer | 1.00 |
| Cost to bring assets to agreed service level | No Benchmark | Consolidated | 0.92% |
| | | General | 1.48% |
| | | Water | 0.01% |
| | | Sewer | 0.01% |



CL22.261 - Attachment 1

## Available Working Capital

Available Working Capital is a measure of Council's ability to meet short-term financial shocks, whether they be reductions in anticipated revenues or unplanned additional expenditure.

The Available Working Capital for Shoalhaven City Council for the next financial year is estimated below:

| | 2022/23 |
|---|---|
| **Working Capital Calculation** | **$'000** |
| **Current Assets** | |
| Cash and cash equivalents | 32,285 |
| Investments | 45,495 |
| Receivables | 13,692 |
| **Non-current assets** | |
| Investments | 3,573 |
| **Current liabilities** | |
| Payables | (25,941) |
| **Non-current liabilties** | |
| Payables | 0 |
| **Net Assets** | **69,104** |
| | |
| **Adjustments for Restrictions** | |
| External Cash Restrictions | (19,596) |
| Internal Cash Restrictions | (49,713) |
| Restrictions in receivables | |
| Grant receivables | (4,300) |
| Domestic waste not received | (900) |
| | |
| Restrictions in payables | |
| Domestic Waste and Recycling Contract | 1,000 |
| Deposits, retentions and bonds | 3,018 |
| Restricted capital creditors at year end | 6,500 |
| Restricted contract liabilities at year end | 7,500 |
| **Estimated Working Capital Available** | **12,613** |

In determining the optimal level at which Council should be aiming to maintain its Available Working Capital balance in its long term financial planning, a common practice of Council is to set a benchmark that equals or exceeds the recorded asset balances for debtors (excluding restricted debtors) and inventory (including real estate held for sale). An analysis of Council's June 2023 Forecasted Balance Sheet has assessed that benchmark as being $9.8 million – meaning that Council is continuing to maintain a healthy Working Capital Balance.



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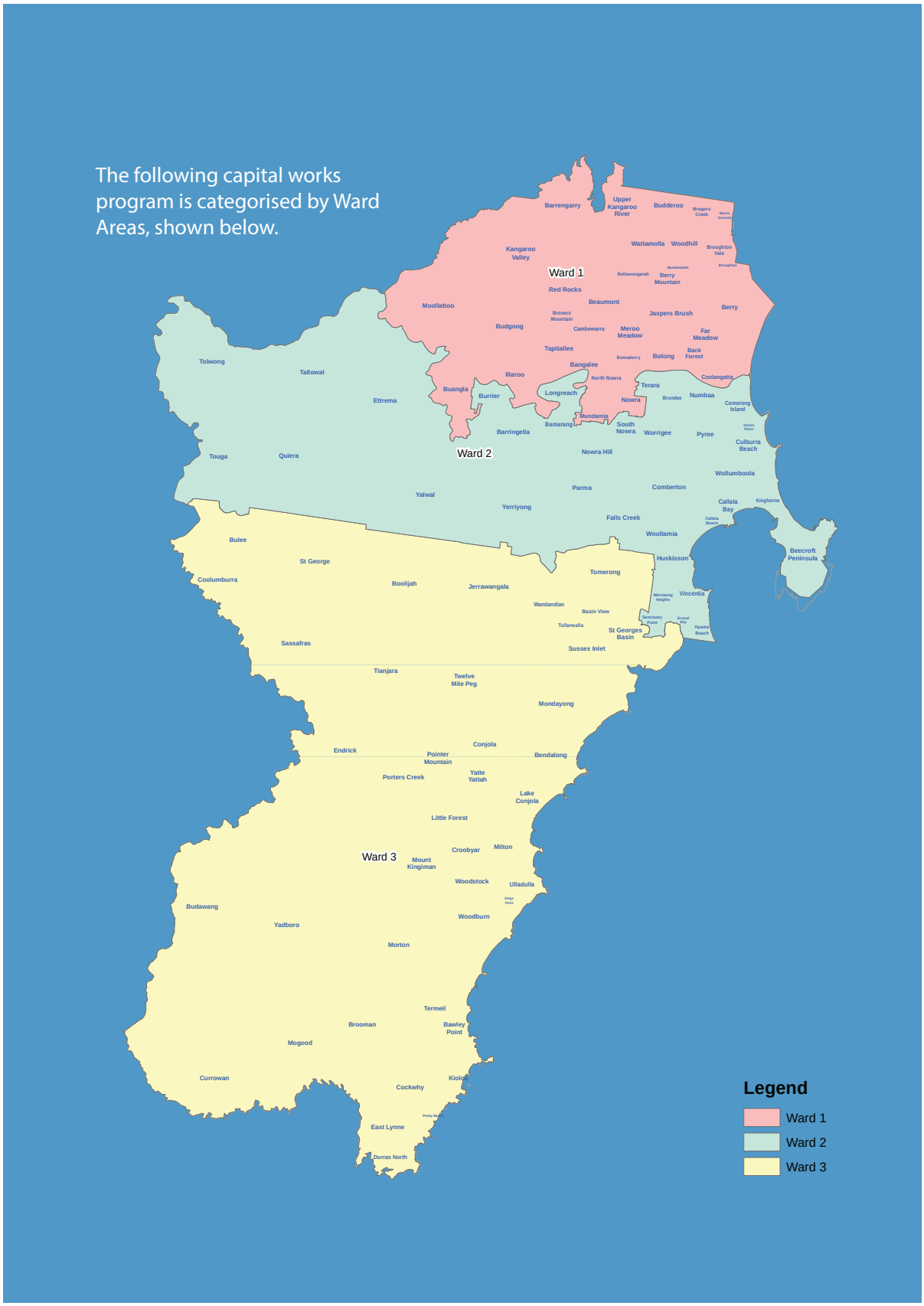
# Capital Works

## 2022/23


The following capital works program is categorised by Ward Areas, shown below.
Ward 1
Ward 2
Ward 3
Barrengarry
Upper Kangaroo River
Budderoo
Kangaroo Valley
Wattamolla
Woodhill
Broughton Vale
Berry Mountain
Red Rocks
Moollattoo
Beaumont
Jaspers Brush
Berry
Budgong
Cambewarra
Meroo Meadow
Far Meadow
Tapitallee
Back Forest
Bolong
Bangalee
Illaroo
Tolwong
Tallowal
Buangla
Burrier
Longreach
Terara
Coolangatta
Ettrema
Nowra
Numbaa
Mundamia
Bamarang
South Nowra
Barringella
Worrigee
Pyree
Culburra Beach
Touga
Quiera
Nowra Hill
Wollumboola
Parma
Comberton
Yalwal
Yerriyong
Callala Bay
Falls Creek
Woollamia
Bulee
St George
Huskisson
Beecroft Peninsula
Coolumburra
Boolijah
Jerrawangala
Tomerong
Vincentia
Wandandian
Basin View
Tullarwalla
St Georges Basin
Sussex Inlet
Sassafras
Tianjara
Twelve Mile Peg
Mondayong
Endrick
Conjola
Pointer Mountain
Bendalong
Porters Creek
Yatte Yattah
Lake Conjola
Little Forest
Croobyar
Milton
Mount Kingiman
Woodstock
Ulladulla
Budawang
Woodburn
Yadboro
Morton
Termeil
Brooman
Bawley Point
Mogood
Currowan
Cockwhy
Kioloa
East Lynne
Durras North
Legend
Ward 1
Ward 2
Ward 3

# Council **Program**

Key

Capital works program item | *Project contingent on grant approval*

## Capital Listing

| Line | Proposed Capital Works Program 2022/23 | Proposed Budget $'000 | Ward 1 $'000 | Ward 2 $'000 | Ward 3 $'000 | City-Wide Benefit & URA Specific $'000 |
|---|---|---|---|---|---|---|
| 1 | **Bridges** | **1,532** | **220** | **0** | **982** | **330** |
| 2 | **Bridges** | | | | | |
| 3 | **Concrete and Timber** | | | | | |
| 4 | Boolijah Creek Bridge Repair Disaster Assistance | 229 | 0 | 0 | 229 | 0 |
| 5 | Boondobah Bridge Disaster Assistance Repair | 472 | 0 | 0 | 472 | 0 |
| 6 | Bridge Program - Various - Bridge Concrete Culvt Replacemnt | 80 | 0 | 0 | 0 | 80 |
| 7 | Burrill St - Bridge Concr/Abut/Rock Armr Rural Upgrade/New | 50 | 0 | 0 | 50 | 0 |
| 8 | Clinton Pk Rd - Bridge Repnt/Bearings Urban Upgrade/New | 120 | 120 | 0 | 0 | 0 |
| 9 | Croobyar Rd - Bridge Pettys FCB Rural Upgrade/New | 200 | 0 | 0 | 200 | 0 |
| 10 | Gerringong Ck Rd - Bridge Redeck Rural Upgrade/New | 100 | 100 | 0 | 0 | 0 |
| 11 | Steel arch refurbishment Various Locations Upgrade | 250 | 0 | 0 | 0 | 250 |
| 12 | T Ridge Rd - Bridge Higgins Ck Culvert/Apprch Upgrade/New | 30 | 0 | 0 | 30 | 0 |
| 13 | **Buildings and Property** | **19,027** | **6,145** | **4,664** | **2,741** | **5,476** |
| 14 | **Community, Residential and Commercial Buildings** | | | | | |
| 15 | **Depot Improvements** | | | | | |
| 16 | Depot safety improvement works | 700 | 700 | 0 | 0 | 0 |
| 17 | **Public Amenities** | | | | | |
| 18 | Myola Breakwall - New Public Toilet | 100 | 0 | 100 | 0 | 0 |
| 19 | **Public Buildings** | | | | | |
| 20 | 16 Berry Street - Roof restoration remediation | 208 | 208 | 0 | 0 | 0 |
| 21 | Compliance Works | 293 | 0 | 0 | 0 | 293 |
| 22 | Emergency Services Building Renewal Works | 45 | 0 | 0 | 0 | 45 |
| 23 | EOI 100 St Vincent St - Stage 2 Building Works MIN21.790 | 149 | 0 | 0 | 149 | 0 |
| 24 | EOI 100 St Vincent St Ulladulla-Stage 2 Fire Compliance Work | 203 | 0 | 0 | 203 | 0 |
| 25 | EOI 177 Illaroo Road Compliance Works with Change of Use | 94 | 94 | 0 | 0 | 0 |
| 26 | Fire Services Upgrade - Nowra Showground | 384 | 384 | 0 | 0 | 0 |
| 27 | IMEC - Extend Iecon Office | 27 | 0 | 0 | 0 | 27 |
| 28 | Installation of Lions Club Shed - Proposed 21 Norfolk Ave | 270 | 0 | 270 | 0 | 0 |
| 29 | JBMM Jetty Replacement 2022 | 158 | 0 | 158 | 0 | 0 |



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| Line | Proposed Capital Works Program 2022/23 | Proposed Budget $'000 | Ward 1 $'000 | Ward 2 $'000 | Ward 3 $'000 | City-Wide Benefit & URA Specific $'000 |
|---|---|---|---|---|---|---|
| 30 | Kioloa Emerg Bldg-UV Water Filt Treat, Water Tank & Works | 28 | 0 | 0 | 28 | 0 |
| 31 | Milton Theatre - Compliance- Audit Report Action Items | 149 | 0 | 0 | 149 | 0 |
| 32 | Nowra & Berry Schl of Arts, Milton Cultural Cnt-Report Items | 70 | 0 | 0 | 0 | 70 |
| 33 | Nowra Admin Building - Fire Compliance, BCA NCC | 300 | 0 | 0 | 0 | 300 |
| 34 | Nowra Players Theatre-Stage 2 Compliance Construction & Acc | 410 | 410 | 0 | 0 | 0 |
| 35 | Orient Point Preschool Carpark Works | 187 | 0 | 187 | 0 | 0 |
| 36 | Preschools-Fire Detect, Control Indicator Equip & Elect Upgr | 132 | 0 | 0 | 0 | 132 |
| 37 | Sanctuary Point Library - Design & Invest | 2,329 | 0 | 2,329 | 0 | 0 |
| 38 | Shoalhaven Heads Men's Shed additional Compliance Issues | 94 | 94 | 0 | 0 | 0 |
| 39 | SSF - S'ground Stimulus - Round 2a-K'Valley - Carpark Resu | 184 | 184 | 0 | 0 | 0 |
| 40 | Ulladulla Civic Centre Improvements | 395 | 0 | 0 | 395 | 0 |
| 41 | **Destination Parks Buildings** | | | | | |
| 42 | Greenwell Point-Titania reserve- New Public Toilet-Construct | 380 | 0 | 380 | 0 | 0 |
| 43 | **Showground Buildings** | | | | | |
| 44 | Berry Showground - Caravan Compliance - Access | 90 | 90 | 0 | 0 | 0 |
| 45 | Berry Showground - fire, electrical | 227 | 227 | 0 | 0 | 0 |
| 46 | Berry Showground Resilience BLERF-0111 | 1,201 | 1,201 | 0 | 0 | 0 |
| 47 | Fire Service Upgrade - Milton Showground | 200 | 0 | 0 | 200 | 0 |
| 48 | Kangaroo Valley Showground Master Plan | 70 | 70 | 0 | 0 | 0 |
| 49 | K'Valley Showground Resilience BLERF-0111 | 930 | 930 | 0 | 0 | 0 |
| 50 | Milton Showground - Internal Roads Upgrade | 600 | 0 | 0 | 600 | 0 |
| 51 | Milton Showground Dog Club Relocation | 65 | 0 | 0 | 65 | 0 |
| 52 | Milton Showground Master Plan | 80 | 0 | 0 | 80 | 0 |
| 53 | Milton Showground Resilience BLERF-0111 | 764 | 0 | 0 | 764 | 0 |
| 54 | Nowra Showground Resilience BLERF-0111 | 1,140 | 1,140 | 0 | 0 | 0 |
| 55 | Recreation Buildings Programmed Works - Central | 179 | 0 | 0 | 0 | 179 |
| 56 | Recreation Buildings Programmed Works - North | 224 | 0 | 0 | 0 | 224 |
| 57 | Recreation Buildings Programmed Works - South | 156 | 0 | 0 | 0 | 156 |
| 58 | Showground Amenities - SCC BLERF Contribution | 3,700 | 0 | 0 | 0 | 3,700 |

| Line | Proposed Capital Works Program 2022/23 | Proposed Budget $'000 | Ward 1 $'000 | Ward 2 $'000 | Ward 3 $'000 | City-Wide Benefit & URA Specific $'000 |
|---|---|---|---|---|---|---|
| 59 | **Sportsfield Buildings** | | | | | |
| 60 | Crookhaven Oval amenities building | 200 | 0 | 200 | 0 | 0 |
| 61 | Sanctuary Point - Francis Ryan Reserve - New Amenities | 1,040 | 0 | 1,040 | 0 | 0 |
| 62 | Shoalhaven Heads - Jerry Bailey Oval - New Public Toilet | 414 | 414 | 0 | 0 | 0 |
| 63 | Shoalhaven Swim Sport Fitness Building Fire Compliance | 150 | 0 | 0 | 0 | 150 |
| 64 | Thomson Street Sporting Complex Electrical Supply Upgrade | 110 | 0 | 0 | 110 | 0 |
| 65 | **Property Management** | | | | | |
| 66 | **Property Development** | | | | | |
| 67 | Property Develop General | 200 | 0 | 0 | 0 | 200 |
| 68 | **Commercial Undertakings** | **10,675** | **1,043** | **562** | **1,285** | **7,785** |
| 69 | **Cemeteries** | | | | | |
| 70 | **Bereavement Services Capital Expenditure** | | | | | |
| 71 | Cambewarra - Flood mitigation design and construction | 135 | 135 | 0 | 0 | 0 |
| 72 | Sandridge - Lawn beams constructions & landscaping | 16 | 0 | 0 | 16 | 0 |
| 73 | SMGLC - Lawn beams S7 & monument construct & land | 19 | 0 | 19 | 0 | 0 |
| 74 | Software & Tech1 interface purchase | 385 | 0 | 0 | 0 | 385 |
| 75 | **Entertainment Centre** | | | | | |
| 76 | **SEC Capital** | | | | | |
| 77 | SEC General Capital | 55 | 55 | 0 | 0 | 0 |
| 78 | **Shoalhaven Entertainment Centre** | | | | | |
| 79 | SEC Generator Connection Point | 35 | 35 | 0 | 0 | 0 |
| 80 | **Mechanical Services** | | | | | |
| 81 | **Fleet & Mechanical Services Capital** | | | | | |
| 82 | Fleet & Mechanical - Bushfire Green Waste Cleanup | 446 | 0 | 0 | 0 | 446 |
| 83 | Fleet Office & Facility | 360 | 360 | 0 | 0 | 0 |
| 84 | **Mechanical Services Equipment** | | | | | |
| 85 | Comerong Ferry flood pier construction | 208 | 0 | 208 | 0 | 0 |
| 86 | **Swim and Fitness** | | | | | |
| 87 | **Aquatics Capital Program** | | | | | |
| 88 | Bay and Basin Leisure Centre Capital Program | 100 | 0 | 100 | 0 | 0 |
| 89 | Bay and Basin Leisure Centre -Spa heating and filtration | 200 | 0 | 200 | 0 | 0 |
| 90 | Berry Pool Capital Program | 4 | 4 | 0 | 0 | 0 |
| 91 | Bomaderry Aquatic Centre Capital Program | 84 | 84 | 0 | 0 | 0 |
| 92 | Greenwell Point Village Pool Capex | 36 | 0 | 36 | 0 | 0 |
| 93 | Kangaroo Valley Swimming Pool Capital Program | 18 | 18 | 0 | 0 | 0 |

| Line | Proposed Capital Works Program 2022/23 | Proposed Budget $'000 | Ward 1 $'000 | Ward 2 $'000 | Ward 3 $'000 | City-Wide Benefit & URA Specific $'000 |
|---|---|---|---|---|---|---|
| 94 | Milton Village Pool - multiple projects | 23 | 0 | 0 | 23 | 0 |
| 95 | Nowra Aquatic Park 21-22 Capex | 47 | 47 | 0 | 0 | 0 |
| 96 | Shoalhaven Heads Village Pool - multiple projects | 110 | 110 | 0 | 0 | 0 |
| 97 | Shoalhaven Indoor Sports Centre - multiple projects | 65 | 65 | 0 | 0 | 0 |
| 98 | Sussex Inlet Aquatic Centre Microwave System Upgrade | 15 | 0 | 0 | 15 | 0 |
| 99 | Sussex Inlet Leisure Centre - multiple projects | 171 | 0 | 0 | 171 | 0 |
| 100 | Ulladulla Leisure Centre - multiple projects | 175 | 0 | 0 | 175 | 0 |
| 101 | **Tourist Parks** | | | | | |
| 102 | **Holiday Haven Amenities** | | | | | |
| 103 | Holiday Haven Amenities | 730 | 0 | 0 | 0 | 730 |
| 104 | Lake Tabourie Amenities Building | 550 | 0 | 0 | 550 | 0 |
| 105 | **Holiday Haven Cabin Development** | | | | | |
| 106 | HH - BP - Cabin ## - Rpl - FY22 | 310 | 0 | 0 | 310 | 0 |
| 107 | HH - KV - Cabin ## motel st - New - FY22 | 130 | 130 | 0 | 0 | 0 |
| 108 | Holiday Haven Cabins | 1,786 | 0 | 0 | 0 | 1,786 |
| 109 | **Holiday Haven Ensuite Development** | | | | | |
| 110 | HH - UD - 4-Way ensuite - New - FY22 | 25 | 0 | 0 | 25 | 0 |
| 111 | Holiday Haven Ensuites | 420 | 0 | 0 | 0 | 420 |
| 112 | **Holiday Haven Other Buildings** | | | | | |
| 113 | Holiday Haven Other Build | 792 | 0 | 0 | 0 | 792 |
| 114 | **Holiday Haven Other Infrastructure** | | | | | |
| 115 | Holiday Haven Other Infrastructure | 1,507 | 0 | 0 | 0 | 1,507 |
| 116 | **Holiday Haven Recreation** | | | | | |
| 117 | Holiday Haven Recreation | 1,080 | 0 | 0 | 0 | 1,080 |
| 118 | **Holiday Haven Roadworks** | | | | | |
| 119 | Holiday Haven Roadworks | 144 | 0 | 0 | 0 | 144 |
| 120 | **Holiday Haven Siteworks** | | | | | |
| 121 | Holiday Haven Siteworks | 495 | 0 | 0 | 0 | 495 |
| 122 | **Community and Culture** | **1,795** | **24** | **0** | **0** | **1,771** |
| 123 | **Community Services** | | | | | |
| 124 | **Community Services - Capital** | | | | | |
| 125 | Recovery and Resilience Grant - capital components | 450 | 0 | 0 | 0 | 450 |
| 126 | **Library** | | | | | |
| 127 | **Books & Audio Visual** | | | | | |
| 128 | Books & Audio Visual | 414 | 0 | 0 | 0 | 414 |
| 129 | **Library Furniture & Equipment** | | | | | |
| 130 | Library Furniture & Equip | 61 | 0 | 0 | 0 | 61 |
| 131 | **Tourism and Events** | | | | | |
| 132 | **Tourism Projects** | | | | | |

| Line | Proposed Capital Works Program 2022/23 | Proposed Budget $'000 | Ward 1 $'000 | Ward 2 $'000 | Ward 3 $'000 | City-Wide Benefit & URA Specific $'000 |
|---|---|---|---|---|---|---|
| 133 | Project Management / Design (Sus Tour Infr Grant) | 846 | 0 | 0 | 0 | 846 |
| 134 | **Shoalhaven Regional Gallery** | | | | | |
| 135 | **Shoalhaven Regional Gallery Capital** | | | | | |
| 136 | Regional Gallery Capital | 24 | 24 | 0 | 0 | 0 |
| 137 | **Economic Development** | **18,469** | **0** | **2,000** | **6,549** | **9,920** |
| 138 | **Economic Development** | | | | | |
| 139 | **Economic Development Area Projects** | | | | | |
| 140 | EDO - Ulladulla Boardwalk and Ulladulla Harbourside | 4,549 | 0 | 0 | 4,549 | 0 |
| 141 | Huskisson Mangrove Boardwalk | 2,000 | 0 | 2,000 | 0 | 0 |
| 142 | Ulladulla Harbourside | 1,000 | 0 | 0 | 1,000 | 0 |
| 143 | Ulladulla Maritime - Berthing Facility | 1,000 | 0 | 0 | 1,000 | 0 |
| 144 | **Industrial Land Development** | | | | | |
| 145 | AATP Stage 5 - Subdivision | 1,000 | 0 | 0 | 0 | 1,000 |
| 146 | Flinders Industrial - Stage 12 (Long's Land) | 300 | 0 | 0 | 0 | 300 |
| 147 | Flinders Units | 2,000 | 0 | 0 | 0 | 2,000 |
| 148 | Industrial Develop Flinders | 1,500 | 0 | 0 | 0 | 1,500 |
| 149 | Industrial Land Purchases | 3,000 | 0 | 0 | 0 | 3,000 |
| 150 | Ulladulla Subdivision - Former STP | 100 | 0 | 0 | 0 | 100 |
| 151 | Woollamia Units | 2,020 | 0 | 0 | 0 | 2,020 |
| 152 | **Environmental Management** | **3,990** | **382** | **207** | **1,262** | **2,140** |
| 153 | **Coastal and Estuary Management** | | | | | |
| 154 | **Coastal Programme** | | | | | |
| 155 | 2020 Collingwood Beach Coastal and Estuary Grant | 57 | 0 | 57 | 0 | 0 |
| 156 | Annual Geotechnical Engineering Monitoring - Coastwide | 100 | 0 | 0 | 0 | 100 |
| 157 | Beach Access Upgrades | 200 | 0 | 0 | 0 | 200 |
| 158 | Callala Bay Foreshore Protection | 30 | 0 | 30 | 0 | 0 |
| 159 | Climate change impacts policy | 100 | 0 | 0 | 0 | 100 |
| 160 | Coastal Cliffs, Slopes Emergency Action Plan | 51 | 0 | 0 | 0 | 51 |
| 161 | Coastal Erosion Works | 568 | 0 | 0 | 0 | 568 |
| 162 | Coastal Monitoring Implementation - Coastsnap/BeachStat | 71 | 0 | 0 | 0 | 71 |
| 163 | Currarong beach access upgrades | 120 | 0 | 120 | 0 | 0 |
| 164 | Foreshore Protection and Preservation - Community Engagement | 30 | 0 | 0 | 0 | 30 |
| 165 | Hydraulic Assessment Risk Areas | 80 | 0 | 0 | 0 | 80 |
| 166 | Implement Beach Scraping at High Priority Beaches | 155 | 0 | 0 | 0 | 155 |
| 167 | Managing & Stabilising Dune Systems Improving Beach Access | 144 | 0 | 0 | 0 | 144 |
| 168 | Mapping & Assessing Endangered Ecological Communities | 45 | 0 | 0 | 0 | 45 |

| Line | Proposed Capital Works Program 2022/23 | Proposed Budget $'000 | Ward 1 $'000 | Ward 2 $'000 | Ward 3 $'000 | City-Wide Benefit & URA Specific $'000 |
|---|---|---|---|---|---|---|
| 207 | Park Road Netball Court Redev - Sth Nowra - Invest & Design | 2,300 | 2,300 | 0 | 0 | 0 |
| 208 | Review Community Infrastructure Strategic Plan | 100 | 0 | 0 | 0 | 100 |
| 209 | SCARP Croquet | 2,533 | 2,533 | 0 | 0 | 0 |
| 210 | Shoalhaven Community and Rec Precinct SCARP-Northern Section | 700 | 700 | 0 | 0 | 0 |
| 211 | Southern SCARP - Artie Smith | 834 | 834 | 0 | 0 | 0 |
| 212 | Sports grounds upgrades | 500 | 0 | 0 | 0 | 500 |
| 213 | SSF - Sports Capital Works Partnership Program | 168 | 0 | 0 | 0 | 168 |
| 214 | Ulladulla Skate Park | 3,436 | 0 | 0 | 3,436 | 0 |
| 215 | Ulladulla Sports Complex | 150 | 0 | 0 | 150 | 0 |
| 216 | **Passive Recreation** | | | | | |
| 217 | Bomaderry - Sampson Crescent - Playground | 124 | 124 | 0 | 0 | 0 |
| 218 | Boongaree - Stage 2 to 7 | 3,500 | 3,500 | 0 | 0 | 0 |
| 219 | Boongaree Park (Plant and Equipment) | 246 | 246 | 0 | 0 | 0 |
| 220 | C&R Bay and Basin Leisure Centre Redevelopment | 715 | 0 | 715 | 0 | 0 |
| 221 | Dog Off-leash Areas - Various Areas | 50 | 0 | 0 | 0 | 50 |
| 222 | Kioloa Playground | 200 | 0 | 0 | 200 | 0 |
| 223 | Livvi's Place - Mollymook Foreshore - Wall Repairs | 70 | 0 | 0 | 70 | 0 |
| 224 | Moss Vale Road South URA Open Space Embelishment - Inv & Des | 47 | 0 | 0 | 0 | 47 |
| 225 | Nowra - Marriott Park | 205 | 205 | 0 | 0 | 0 |
| 226 | Nowra Showground Landscaping | 170 | 170 | 0 | 0 | 0 |
| 227 | Nowra Showground Pavilion Reroofing | 235 | 235 | 0 | 0 | 0 |
| 228 | Nowra Showground Pavillion Painting | 150 | 150 | 0 | 0 | 0 |
| 229 | Play Equip / Softfall Replace | 205 | 0 | 0 | 0 | 205 |
| 230 | Playground - Bomaderry - Sheraton Drive | 131 | 131 | 0 | 0 | 0 |
| 231 | Playground Replacement | 500 | 0 | 0 | 0 | 500 |
| 232 | Regional Skate Park Area 3 - Bay & Basin | 496 | 0 | 0 | 496 | 0 |
| 233 | SSF - Central Comm & Bdg Equip Renewal | 10 | 0 | 0 | 0 | 10 |
| 234 | SSF - North Comm & Bdg Equip Renewal | 45 | 0 | 0 | 0 | 45 |
| 235 | SSF - Park Enhancement Program | 83 | 0 | 0 | 0 | 83 |
| 236 | SSF - South Comm & Bdg Equip Renewal | 16 | 0 | 0 | 16 | 0 |
| 237 | Titania Park Exercise Circuit & Pathway | 144 | 0 | 144 | 0 | 0 |
| 238 | **Regulatory Services** | **180** | **0** | **0** | **0** | **180** |
| 239 | **Development, Building and Compliance** | | | | | |
| 240 | **Development Services Equipment** | | | | | |
| 241 | Development Services Equipment | 28 | 0 | 0 | 0 | 28 |
| 242 | **Environmental Regulation** | | | | | |



CL22.261 - Attachment 1

| Line | Proposed Capital Works Program 2022/23 | Proposed Budget $'000 | Ward 1 $'000 | Ward 2 $'000 | Ward 3 $'000 | City-Wide Benefit & URA Specific $'000 |
|---|---|---|---|---|---|---|
| 243 | **Environmental Services - Capital** | | | | | |
| 244 | Environmental Services - Additional Vehicles | 100 | 0 | 0 | 0 | 100 |
| 245 | Vertebrate Pest Control | 25 | 0 | 0 | 0 | 25 |
| 246 | **Water Sampling Unit** | | | | | |
| 247 | Environmental Services Capital | 28 | 0 | 0 | 0 | 28 |
| 248 | **Roads and Transport** | **28,987** | **6,264** | **8,260** | **9,944** | **4,520** |
| 249 | **Urban Roads** | | | | | |
| 250 | **Pathways** | | | | | |
| 251 | Ferry Ln - Pedestrian SUP & K&G Rural New | 250 | 0 | 250 | 0 | 0 |
| 252 | Frank Lws Wy - Pdstrn >BtRmp Bitmn Pathwy Rural Upgrade/New | 40 | 0 | 40 | 0 | 0 |
| 253 | Lake Conjola, LC Entrance Road - SUP Bridge - BLERF | 900 | 0 | 0 | 900 | 0 |
| 254 | Loralyn Av - Pedestrian Walmer SUP Urban Upgrade/New | 450 | 0 | 450 | 0 | 0 |
| 255 | Main Rd, Cambewarra - Raised Children's Crossing | 100 | 100 | 0 | 0 | 0 |
| 256 | Matron Porter/Bishop Dr - Pedestrian SUP Con Urban New | 600 | 0 | 0 | 600 | 0 |
| 257 | Murramarang Rd – Shared User Path (Bawley Point - Kioloa) | 1,800 | 0 | 0 | 1,800 | 0 |
| 258 | Myola - Catherine St East End BBRF Path & Parking (Conctruct) | 758 | 0 | 758 | 0 | 0 |
| 259 | Nowra CBD Revitalisation | 559 | 559 | 0 | 0 | 0 |
| 260 | Owen St - Streetscape Urban Upgrade | 50 | 0 | 50 | 0 | 0 |
| 261 | Pedestrian Facilities - CPTIGS - Accssbl PT 2019-21 Bus Infr | 135 | 0 | 0 | 0 | 135 |
| 262 | Pedestrian Facilities - Kerb Ramps | 20 | 0 | 0 | 0 | 20 |
| 263 | Quay Rd - Pedestrian SUP Design Urban Upgrade/New | 50 | 0 | 50 | 0 | 0 |
| 264 | Silkwood Wlk - Streetscpe Wlk Path Lghtng Urban Upgrade/New | 25 | 0 | 25 | 0 | 0 |
| 265 | St Vincent St - Pedestrian High Schl Safety Const Urban New | 1,600 | 0 | 0 | 1,600 | 0 |
| 266 | Thomson St, Sussex Inlet - Raised Median, Cyclist Treatment | 440 | 0 | 0 | 440 | 0 |
| 267 | Victoria St, Berry - Raised Children's Crossing | 70 | 70 | 0 | 0 | 0 |
| 268 | Yalwal Rd - LRRP Alb Rd to Uni Road & SUP Design Rural New | 100 | 0 | 100 | 0 | 0 |
| 269 | **Urban Roads** | | | | | |
| 270 | Bailey Av - K&G Construct Rural Renewal | 28 | 0 | 28 | 0 | 0 |
| 271 | Basin - LRRP - Resheet / Reseal | 481 | 0 | 0 | 0 | 481 |
| 272 | Boree St - LRRP Carpark #5 Bitumen Seal Urban Upgrade | 150 | 0 | 0 | 150 | 0 |

| Line | Proposed Capital Works Program 2022/23 | Proposed Budget $'000 | Ward 1 $'000 | Ward 2 $'000 | Ward 3 $'000 | City-Wide Benefit & URA Specific $'000 |
|---|---|---|---|---|---|---|
| 273 | Burrill St - SRP Jervis St Int Urban New | 50 | 0 | 50 | 0 | 0 |
| 274 | Burrill St - SRP Moona Ck Urban New | 50 | 0 | 50 | 0 | 0 |
| 275 | Burrill St - Trffc Fac Moona Ck Bridge Grdrl Rural Renewal | 50 | 0 | 50 | 0 | 0 |
| 276 | Central - LRRP - Resheet / Reseal | 797 | 0 | 797 | 0 | 0 |
| 277 | Currambene/Bowen St, Huskisson - R/bout Safer Roads Project | 426 | 0 | 426 | 0 | 0 |
| 278 | Elizabeth Av - SRP Minerva Av Int Urban New | 50 | 0 | 50 | 0 | 0 |
| 279 | Elizabeth St & Berry St - Roundabout - Blackspot Program | 238 | 0 | 238 | 0 | 0 |
| 280 | Erina Rd - LRRP CH5 CH280 Construct Urban Renewal | 340 | 0 | 340 | 0 | 0 |
| 281 | Ernest St - K&G No 12 Construct Urban Renewal | 5 | 5 | 0 | 0 | 0 |
| 282 | Fitch St - K&G CH0.16 CH0.22 Construct Rural Renewal | 75 | 0 | 0 | 75 | 0 |
| 283 | Forest Rd - SRP CH4.1 CH6.8 Urban Upgrade | 100 | 0 | 100 | 0 | 0 |
| 284 | Island Point Rd - LRRP CH1340 CH1515 Cons Urban Renewal | 191 | 0 | 191 | 0 | 0 |
| 285 | Local Road Repair Program - Resurface | 611 | 0 | 0 | 0 | 611 |
| 286 | Local Road Repair Program (LRRP) | 5 | 0 | 0 | 0 | 5 |
| 287 | Main Rd, Cambewarra (SRV 2014) | 260 | 260 | 0 | 0 | 0 |
| 288 | North - LRRP - Resheet / Reseal | 724 | 724 | 0 | 0 | 0 |
| 289 | Ocean St - K&G Sandpiper Cemetary Design Urban New | 80 | 0 | 0 | 80 | 0 |
| 290 | O'Keeffe Ave Nowra Ped Traffic Sig Grant | 204 | 204 | 0 | 0 | 0 |
| 291 | Old Southern Rd - LRRP BrwnsRd/ Twin Wtrs Sth Urban Renewal | 700 | 0 | 700 | 0 | 0 |
| 292 | Old Southern Rd - LRRP Various loca Investig Urban Renewal | 50 | 0 | 50 | 0 | 0 |
| 293 | Oyster Catcher Rd - LRRP Various Investig Parking Upgrade | 60 | 0 | 0 | 60 | 0 |
| 294 | Plunkett St - Rd to Recovery Various Urban Upgrade/New | 32 | 32 | 0 | 0 | 0 |
| 295 | Queen St Berry Ped X-ings Grant | 180 | 180 | 0 | 0 | 0 |
| 296 | Seagrass Av - LRRP CH20 CH420 Construct Urban Renewal | 320 | 0 | 320 | 0 | 0 |
| 297 | Shoalhaven Hds Rd - LRRP CH0 CH1 Cons Urban Renewal | 350 | 350 | 0 | 0 | 0 |
| 298 | South - LRRP - Resheet / Reseal | 817 | 0 | 0 | 817 | 0 |
| 299 | SRV resurfacing | 3,268 | 0 | 0 | 0 | 3,268 |
| 300 | St Vincent St - LRRP Rehab Invest and Des Urban Renewal | 60 | 0 | 0 | 60 | 0 |
| 301 | Tallwood Av - LRRP CH0.9 CH1.12 Construct Urban Renewal | 525 | 0 | 0 | 525 | 0 |

| Line | Proposed Capital Works Program 2022/23 | Proposed Budget $'000 | Ward 1 $'000 | Ward 2 $'000 | Ward 3 $'000 | City-Wide Benefit & URA Specific $'000 |
|---|---|---|---|---|---|---|
| 302 | The Wool Rd - RRRP CH1.9 CH2.4 Design Urban Renewal | 800 | 0 | 0 | 800 | 0 |
| 303 | **Public Carpark Construction** | | | | | |
| 304 | Queen St - Parking Town Cntr Urban Upgrade/New | 250 | 250 | 0 | 0 | 0 |
| 305 | Road Unalloc - Parking CH0 All Day Urban Upgrade/New | 900 | 900 | 0 | 0 | 0 |
| 306 | Sanctuary Point - Car Parking | 684 | 0 | 684 | 0 | 0 |
| 307 | Sussex Inlet - Nielson Rd - Carpark (behind Peace Park) | 392 | 0 | 0 | 392 | 0 |
| 308 | **Rural Roads** | | | | | |
| 309 | **Rural Roads** | | | | | |
| 310 | BunkersHill Rd - LRRP MossValeInt Move60m Rural Upgrade/New | 25 | 25 | 0 | 0 | 0 |
| 311 | Callala Bch Rd - LRRP CH0.54 - CH1.82 Rd&Culv Rural Renewal | 500 | 0 | 500 | 0 | 0 |
| 312 | Currarong - Currarong Rd –Rehab - CH7.5-1 CH1.7 | 1,000 | 0 | 1,000 | 0 | 0 |
| 313 | Currarong Rd - Rd to Recovery Various Rural Renewal | 963 | 0 | 963 | 0 | 0 |
| 314 | Lake Conjola Ent Rd - LRRP Various Sites Urban Upgrade | 668 | 0 | 0 | 668 | 0 |
| 315 | Matron Porter Dr - LRRP CH4.090 CH4.515 Urban Upgrade/New | 200 | 0 | 0 | 200 | 0 |
| 316 | Meroo Rd - LRRP CH0.3 CH1.5 Cons Urban Renewal | 1,500 | 1,500 | 0 | 0 | 0 |
| 317 | Murrays Rd - LRRP CH0.94 CH1.44 Design Rural Renewal | 40 | 0 | 0 | 40 | 0 |
| 318 | North - Various (4) Sites - LRRP Embankment Stabilisation | 70 | 70 | 0 | 0 | 0 |
| 319 | Sussex Inlet Rd - LRRP CH7.22 CH7.96 Design Urban Renewal | 50 | 0 | 0 | 50 | 0 |
| 320 | Terara Rd - LRRP Various Constr Renewal | 535 | 535 | 0 | 0 | 0 |
| 321 | Tourist Rd - LRRP Various Locations Rural Renewal | 500 | 500 | 0 | 0 | 0 |
| 322 | Turpentne Rd - LRRP Various Stabl Ptch Cons Rural Renewal | 100 | 0 | 0 | 100 | 0 |
| 323 | Ulladulla - Kings Point Drive (2kms from Princes Highway) (D&C) | 556 | 0 | 0 | 556 | 0 |
| 324 | Woodstock Rd - LRRP CH7.39 CH8.47 Design Rural Upgrade/New | 30 | 0 | 0 | 30 | 0 |
| 325 | **Stormwater** | **5,530** | **449** | **359** | **678** | **4,043** |
| 326 | **Stormwater** | | | | | |
| 327 | **Drainage** | | | | | |
| 328 | Banksia Sr - Drainage No 8 Drainage Rural Upgrade/New | 30 | 0 | 0 | 30 | 0 |

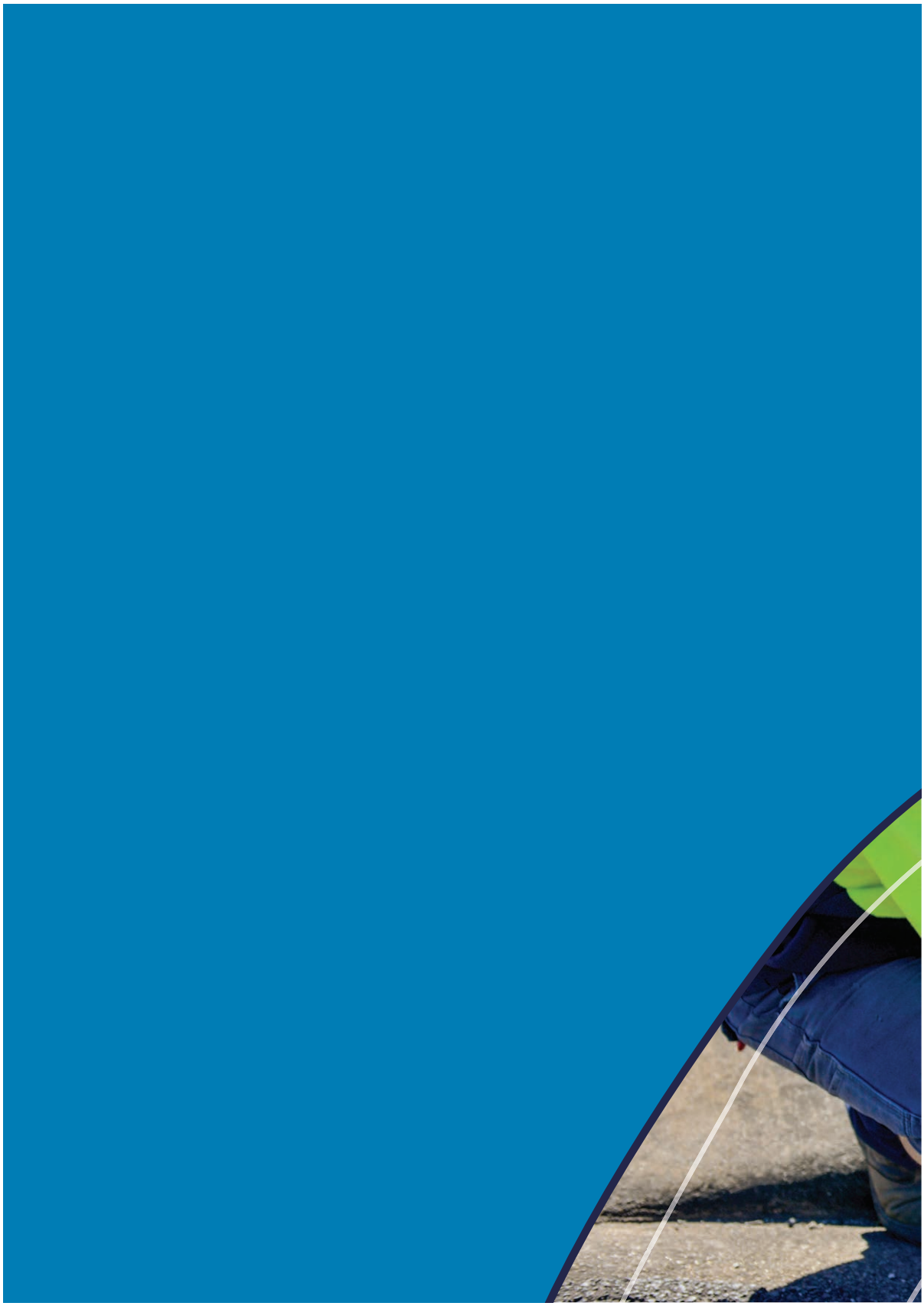
| Line | Proposed Capital Works Program 2022/23 | Proposed Budget $'000 | Ward 1 $'000 | Ward 2 $'000 | Ward 3 $'000 | City-Wide Benefit & URA Specific $'000 |
|---|---|---|---|---|---|---|
| 329 | Basin - Pipe Inspection / Renewal / Refurbishment | 108 | 0 | 108 | 0 | 0 |
| 330 | Bawley Point Rd - Drainage CH0.46 Culv Works Urban Renewal | 100 | 0 | 0 | 100 | 0 |
| 331 | Beach St - Drainage Investigation Urban Upgrade | 20 | 0 | 20 | 0 | 0 |
| 332 | Bunkers Hill Rd - Drainage Investigation Rural Renewal | 40 | 40 | 0 | 0 | 0 |
| 333 | Central - Pipe Inspection / Renewal / Refurbishment | 108 | 0 | 108 | 0 | 0 |
| 334 | Cliff & Slope Stabilisation - Coastal Zone Mgt Plan Implementation – Various location | 10 | 0 | 0 | 0 | 10 |
| 335 | Croobyar Rd - Drainage CH0.96 Culv Widen Urban Upgrade/New | 50 | 0 | 0 | 50 | 0 |
| 336 | Drainage - Investigations - Stormwater Enquiries | 32 | 0 | 0 | 0 | 32 |
| 337 | Environmental Stormwater Management | 84 | 0 | 0 | 0 | 84 |
| 338 | Hayward St - Drainage No 9>Sandra Urban Upgrade/New | 190 | 0 | 0 | 190 | 0 |
| 339 | Judith Drive, North Nowra - Pond & GPT | 130 | 130 | 0 | 0 | 0 |
| 340 | Lakehaven Dr - Drainage No 79 Drainage Urban Upgrade/New | 50 | 0 | 0 | 50 | 0 |
| 341 | Meroo Rd - Drainage No 27 Penrose Res Urban Upgrade/New | 95 | 95 | 0 | 0 | 0 |
| 342 | Moss Vale Road South - URA Drainage – Contribution Plan Project | 3,861 | 0 | 0 | 0 | 3,861 |
| 343 | North - Pipe Inspection / Renewal / Refurbishment | 108 | 108 | 0 | 0 | 0 |
| 344 | Pipng easemnts - Exist Subdiv (POL 16/143) | 35 | 0 | 0 | 0 | 35 |
| 345 | Poole Av - Drainage Improvement Works Urban Upgrade | 150 | 0 | 0 | 150 | 0 |
| 346 | Prince Edward Av - Drnge SkatePk WaterQul Urban Upgrade/New | 35 | 0 | 35 | 0 | 0 |
| 347 | Shoalhaven Heads - DiscoveryPl/NoakesSt - Sinkholes Remediation | 77 | 77 | 0 | 0 | 0 |
| 348 | South - Pipe Inspection / Renewal / Refurbishment | 108 | 0 | 0 | 108 | 0 |
| 349 | Strategic Stormwater Catchment Studies | 21 | 0 | 0 | 0 | 21 |
| 350 | Worrigee - Worrigee Rd/Isa Rd Intersection - Drainage Const | 88 | 0 | 88 | 0 | 0 |
| 351 | **Strategic Roads and Bridges** | **34,432** | **21,863** | **3,131** | **186** | **9,251** |
| 352 | **Strategic Roads and Bridges** | | | | | |
| 353 | **Regional, Sub-Arterial and Industrial** | | | | | |
| 354 | Albatross Rd - RRRP CH0.213 CH0.820 Investig Urban Renewal | 17 | 17 | 0 | 0 | 0 |

| Line | Proposed Capital Works Program 2022/23 | Proposed Budget $'000 | Ward 1 $'000 | Ward 2 $'000 | Ward 3 $'000 | City-Wide Benefit & URA Specific $'000 |
|---|---|---|---|---|---|---|
| 355 | Back Forest - Bolong Rd - Rock Picking CH8.5 - Risk Mit Work | 86 | 86 | 0 | 0 | 0 |
| 356 | Bomaderry - Moss Vale Road URA Road Construction | 3,474 | 0 | 0 | 0 | 3,474 |
| 357 | Callala Bay Rd - Roads Strtgy CP02ROAD2007 Urban New | 150 | 0 | 150 | 0 | 0 |
| 358 | Corks Ln - Roads Strategy CP05ROAD3058 Rural Upgrade | 30 | 0 | 0 | 30 | 0 |
| 359 | Far North Collector Road (D&C) | 21,700 | 21,700 | 0 | 0 | 0 |
| 360 | Huskisson Service Lane - Morton Street | 1,625 | 0 | 1,625 | 0 | 0 |
| 361 | Mundamia Urban Release Area - Roads LCLI | 5,550 | 0 | 0 | 0 | 5,550 |
| 362 | RRRP Various Upgrade | 60 | 60 | 0 | 0 | 0 |
| 363 | South Nowra - HYSA (Hillcrest to Yalwal Sub-Arterial) - Investigation | 50 | 0 | 50 | 0 | 0 |
| 364 | St Vincent St - Roads Strategy CP05ROAD4008 Urban New | 156 | 0 | 0 | 156 | 0 |
| 365 | Strategic Land Acquisition | 125 | 0 | 0 | 0 | 125 |
| 366 | Strategic Transport Analysis | 103 | 0 | 0 | 0 | 103 |
| 367 | Sydney/Bowen St - Rds Strtgy CP03ROAD2115 Con Urban Upgrade | 1,306 | 0 | 1,306 | 0 | 0 |
| 368 | **Waste and Recycling Program** | **23,306** | **0** | **0** | **0** | **23,306** |
| 369 | **Landfill and Transfer Station Operations** | | | | | |
| 370 | **Waste Capital Expenditure** | | | | | |
| 371 | Bins and Equipment | 156 | 0 | 0 | 0 | 156 |
| 372 | Bioelektra Resource Recovery Facility RRF | 7,700 | 0 | 0 | 0 | 7,700 |
| 373 | Concrete Floors for Recyclable Mats - Various Depots | 156 | 0 | 0 | 0 | 156 |
| 374 | Glass Recycling Plant - Capital | 52 | 0 | 0 | 0 | 52 |
| 375 | Landfill Extension - West Nowra | 590 | 0 | 0 | 0 | 590 |
| 376 | Materials Recovery Facility | 11,860 | 0 | 0 | 0 | 11,860 |
| 377 | Relocation and Refurbish Offices Huskisson Depot | 115 | 0 | 0 | 0 | 115 |
| 378 | Shoalhaven MICROfactorie | 422 | 0 | 0 | 0 | 422 |
| 379 | Waste Depots Solar / Comms / Security | 52 | 0 | 0 | 0 | 52 |
| 380 | Waste Education Centre | 400 | 0 | 0 | 0 | 400 |
| 381 | Waste Hardstands and Roads | 518 | 0 | 0 | 0 | 518 |
| 382 | Waste Plant Purchases | 817 | 0 | 0 | 0 | 817 |
| 383 | Waste Plant Purchases Landfill Compactor | 105 | 0 | 0 | 0 | 105 |
| 384 | Waste Plant Purchases Passenger Vehicles & Utes | 208 | 0 | 0 | 0 | 208 |
| 385 | West Nowra Landfill Closure Rehabilitation | 156 | 0 | 0 | 0 | 156 |
| 386 | **Water and Sewer Services** | **68,378** | **0** | **0** | **0** | **68,378** |
| 387 | **Sewer Services** | | | | | |
| 388 | **Chargeable Private Works** | | | | | |

| Line | Proposed Capital Works Program 2022/23 | Proposed Budget $'000 | Ward 1 $'000 | Ward 2 $'000 | Ward 3 $'000 | City-Wide Benefit & URA Specific $'000 |
|---|---|---|---|---|---|---|
| 389 | Pressure Sewer System Installation | 50 | 0 | 0 | 0 | 50 |
| 390 | **New Works (Asset Enhancement)** | | | | | |
| 391 | Bomaderry sludge lagoon odour control | 200 | 0 | 0 | 0 | 200 |
| 392 | Electrical protection upgrade - RCD for EOne Systems | 100 | 0 | 0 | 0 | 100 |
| 393 | Emergency Battery backup SPS's | 60 | 0 | 0 | 0 | 60 |
| 394 | Flinders Depot Extension - Sewer Fund contribution | 4,265 | 0 | 0 | 0 | 4,265 |
| 395 | Nowra St Anns & Lyrebird Sewer Rising Main | 15 | 0 | 0 | 0 | 15 |
| 396 | REMS 2.0 - New 900ML Storage Dam | 200 | 0 | 0 | 0 | 200 |
| 397 | Sewer Low Power - wide area network | 100 | 0 | 0 | 0 | 100 |
| 398 | Sewer Various optical fibre install asset enhancement | 25 | 0 | 0 | 0 | 25 |
| 399 | St Anns and Lyrebird Park SPS Upgrade | 2,700 | 0 | 0 | 0 | 2,700 |
| 400 | Various CCTV STP install | 30 | 0 | 0 | 0 | 30 |
| 401 | Various microwave & VOIP upgrade | 30 | 0 | 0 | 0 | 30 |
| 402 | Various odour control | 20 | 0 | 0 | 0 | 20 |
| 403 | Various STP WHS improvements | 10 | 0 | 0 | 0 | 10 |
| 404 | Waste water various chlorine safety improvements | 30 | 0 | 0 | 0 | 30 |
| 405 | **New Works Growth** | | | | | |
| 406 | Moss Vale Rd expansion area - WWtr | 22,787 | 0 | 0 | 0 | 22,787 |
| 407 | Mundamia SPS N-F4 - RM and GM | 500 | 0 | 0 | 0 | 500 |
| 408 | Nowra Nth surcharge main upgrade stage1 | 1,000 | 0 | 0 | 0 | 1,000 |
| 409 | Nowra Sewer Main Upgrade Program | 700 | 0 | 0 | 0 | 700 |
| 410 | Nowra Sth Residential SPS D (179D) | 430 | 0 | 0 | 0 | 430 |
| 411 | Sewer Various minor development works | 50 | 0 | 0 | 0 | 50 |
| 412 | Sussex Inlet STP Augumentation | 300 | 0 | 0 | 0 | 300 |
| 413 | Various Sewerage Strategy | 250 | 0 | 0 | 0 | 250 |
| 414 | **Other Asset Purchases** | | | | | |
| 415 | Sewer Land Purchases | 200 | 0 | 0 | 0 | 200 |
| 416 | Sewer Office furniture & equipment | 120 | 0 | 0 | 0 | 120 |
| 417 | Sewer Vehicle Purchases | 794 | 0 | 0 | 0 | 794 |
| 418 | Sewer Plant Purchases | 1,201 | 0 | 0 | 0 | 1,201 |
| 419 | **Renewal / Replacement Works** | | | | | |
| 420 | Callala SPS 3 RM Replacement | 750 | 0 | 0 | 0 | 750 |
| 421 | Erowal Bay Sewer Protection | 500 | 0 | 0 | 0 | 500 |
| 422 | FY- SPS Electrical Control Panel Replacements | 750 | 0 | 0 | 0 | 750 |
| 423 | Husk Vincentia SPS 7 RM & GM upgrade | 520 | 0 | 0 | 0 | 520 |
| 424 | Relining - Sewer Mains | 400 | 0 | 0 | 0 | 400 |
| 425 | Sewer A&W minor works program | 60 | 0 | 0 | 0 | 60 |
| 426 | Sewer Various access road renewals | 10 | 0 | 0 | 0 | 10 |
| 427 | Sewer Various Optical Fibre Install-Replacement | 15 | 0 | 0 | 0 | 15 |

| Line | Proposed Capital Works Program 2022/23 | Proposed Budget $'000 | Ward 1 $'000 | Ward 2 $'000 | Ward 3 $'000 | City-Wide Benefit & URA Specific $'000 |
|---|---|---|---|---|---|---|
| 428 | Sewer Various security fence replacements | 20 | 0 | 0 | 0 | 20 |
| 429 | Sewer Various SPS electrical replacements | 20 | 0 | 0 | 0 | 20 |
| 430 | Sewer Various SPS VSD replacements | 60 | 0 | 0 | 0 | 60 |
| 431 | South Nowra Surcharge Main | 100 | 0 | 0 | 0 | 100 |
| 432 | Various pump failure replacement program | 200 | 0 | 0 | 0 | 200 |
| 433 | **Water Services** | | | | | |
| 434 | **New Works (Asset Enhancement)** | | | | | |
| 435 | Burrier Replacement of Raw Water Supply | 200 | 0 | 0 | 0 | 200 |
| 436 | Citect to clear SCADA upgrade | 75 | 0 | 0 | 0 | 75 |
| 437 | Nowra Sth, Flinders Depot electrical work | 4,265 | 0 | 0 | 0 | 4,265 |
| 438 | Various reservoirs CCTV instal alarm upgrade | 30 | 0 | 0 | 0 | 30 |
| 439 | Various reservoirs security upgrades | 20 | 0 | 0 | 0 | 20 |
| 440 | Various WTP WHS improvements | 20 | 0 | 0 | 0 | 20 |
| 441 | Water Low Power - Wide area network | 60 | 0 | 0 | 0 | 60 |
| 442 | Water Minor main extension | 50 | 0 | 0 | 0 | 50 |
| 443 | Water Technology - DWQMP improvements | 50 | 0 | 0 | 0 | 50 |
| 444 | Water Various additional valves Capital Enhancement | 20 | 0 | 0 | 0 | 20 |
| 445 | Water Various Chlorine Safety Improvements | 90 | 0 | 0 | 0 | 90 |
| 446 | Water Various microwave and VOIP upgrades | 100 | 0 | 0 | 0 | 100 |
| 447 | Water Various optical fibre install-Asset Enhancement | 15 | 0 | 0 | 0 | 15 |
| 448 | Yalwal tourist upgrade | 2,147 | 0 | 0 | 0 | 2,147 |
| 449 | **New Works Growth** | | | | | |
| 450 | Bendeela Reservoir | 1,094 | 0 | 0 | 0 | 1,094 |
| 451 | Mundamia Feeder Main | 165 | 0 | 0 | 0 | 165 |
| 452 | Nth-Sth transfer system improvements | 500 | 0 | 0 | 0 | 500 |
| 453 | Sussex Badgee Lag TM Ext.Suncrest Ave&Expansion(220mmx1.8km) | 285 | 0 | 0 | 0 | 285 |
| 454 | Various Water Supply Strategy | 250 | 0 | 0 | 0 | 250 |
| 455 | Water Moss Vale Road expansion area | 6,652 | 0 | 0 | 0 | 6,652 |
| 456 | **Other Asset Purchases** | | | | | |
| 457 | Upgrade Telecommunications Sites BLERF-0263 | 443 | 0 | 0 | 0 | 443 |
| 458 | Water Land Purchases | 100 | 0 | 0 | 0 | 100 |
| 459 | Water Meter New Services/Replacements | 100 | 0 | 0 | 0 | 100 |
| 460 | Water New services instal & relocate | 500 | 0 | 0 | 0 | 500 |
| 461 | Water Office furniture & equipment | 120 | 0 | 0 | 0 | 120 |
| 462 | Water Plant Purchases | 2,630 | 0 | 0 | 0 | 2,630 |
| 463 | Water Vehicle Purchases | 1,787 | 0 | 0 | 0 | 1,787 |

| Line | Proposed Capital Works Program 2022/23 | Proposed Budget $'000 | Ward 1 $'000 | Ward 2 $'000 | Ward 3 $'000 | City-Wide Benefit & URA Specific $'000 |
|---|---|---|---|---|---|---|
| 464 | **Renewal / Replacement Works** | | | | | |
| 465 | Bamarang WTP roof capping and fascia | 60 | 0 | 0 | 0 | 60 |
| 466 | Brundee WPS 33kv substation | 1,160 | 0 | 0 | 0 | 1,160 |
| 467 | Burrier WPS 33 kv Substation | 1,250 | 0 | 0 | 0 | 1,250 |
| 468 | Milton WTP MCC replacement - investigation | 30 | 0 | 0 | 0 | 30 |
| 469 | Power to Croziers Rd Reservoir Site | 39 | 0 | 0 | 0 | 39 |
| 470 | Water A&W minor works program | 250 | 0 | 0 | 0 | 250 |
| 471 | Water TM relining - Currambene Crk Woollamia | 710 | 0 | 0 | 0 | 710 |
| 472 | Water Various electrical replacements | 20 | 0 | 0 | 0 | 20 |
| 473 | Water Various fencing replacements | 60 | 0 | 0 | 0 | 60 |
| 474 | Water Various flow meter replacements | 50 | 0 | 0 | 0 | 50 |
| 475 | Water Various Main Replacements | 3,000 | 0 | 0 | 0 | 3,000 |
| 476 | Water Various PRV replacements | 50 | 0 | 0 | 0 | 50 |
| 477 | Water Various pump refurbishments | 100 | 0 | 0 | 0 | 100 |
| 478 | Water Various road replacements | 230 | 0 | 0 | 0 | 230 |
| 479 | Water Various steel work replacements | 30 | 0 | 0 | 0 | 30 |
| 480 | **Waterways Infrastructure** | **1,867** | **381** | **762** | **471** | **253** |
| 481 | **Waterways Infrastructure** | | | | | |
| 482 | **Waterways Infrastructure** | | | | | |
| 483 | Bendalong & Kioloa – Fishing Access Improvements | 40 | 0 | 0 | 40 | 0 |
| 484 | Callala Bay - widen ramp and new walkway - Lackersteen St | 191 | 0 | 191 | 0 | 0 |
| 485 | Comerong Island Rd - Flood Levee - P11L1 - Natural Disaster | 151 | 151 | 0 | 0 | 0 |
| 486 | Crookhaven Hds Boat Ramp Upgrade | 167 | 0 | 167 | 0 | 0 |
| 487 | Currambene Ck - Waterways Path / Fishing Fac Rural Renewal | 100 | 0 | 100 | 0 | 0 |
| 488 | Depot Farm - Waterways Jetty Rural Upgrade/New | 50 | 50 | 0 | 0 | 0 |
| 489 | Jervis Bay / Currambene Creek / Myola – Fishing Access Impro | 78 | 0 | 78 | 0 | 0 |
| 490 | Lakehaven Dr - Waterways Fishing Fac/ Wall Urban Renewal | 250 | 0 | 0 | 250 | 0 |
| 491 | Myola – Catherine St -Renewal– Boat Launching Ramp & Pontoon | 226 | 0 | 226 | 0 | 0 |
| 492 | Shoalhaven Levee Restoration Works (Construct) | 180 | 180 | 0 | 0 | 0 |
| 493 | Short St - Waterways Paddlecraft Access Urban Upgrade/New | 15 | 0 | 0 | 15 | 0 |
| 494 | St George Basin – Fishing Access Improvements | 166 | 0 | 0 | 166 | 0 |
| 495 | Waterways - Fishing Cleaning Facilities Renewal | 30 | 0 | 0 | 0 | 30 |
| 496 | Waterways - Fishing Facilities Upgrade 22-23 Upgrade/New | 223 | 0 | 0 | 0 | 223 |
| 497 | **Grand Total** | **246,938** | **48,474** | **20,804** | **28,794** | **148,866** |



Shoalhaven City Council

# Capital Works

## 2022/2032 - Working Document

Subject to annual confirmation

# 10 year
# Capital Works Program

## What do the next 10 years look like?

Over the next ten years, Council is planning to:

- Invest more into existing infrastructure, focusing on replacing and renewing existing infrastructure that is in poor condition
- Address current and emerging community needs through the provision of general infrastructure programs and projects, and
- Deliver key strategic projects that will benefit current and future generations, subject to State and Federal Government Funding support, as well as borrowings.

It is important to highlight that there are many variables that can affect Council's priorities over the next decade, including:

- Legislation changes
- Shifts in community needs
- A changing natural environment including natural disasters, and
- New (or revised) strategies, plans and policies adopted by Council.

In order to assist Council communicate and manage such a complex capital investment Council produces an indicative 10 Year Capital List. The key word here being indicative. Council only allocates an annual budget, not a 10 year budget, so this indicative list is likely to evolve with projects being added and deleted and reprioritised over time. The important role that the indicative 10-year plan plays is that it allows Council to plan strategically and be open and transparent about its longer-term planning.

Competing priorities when considering what projects and programs should be delivered include:

- Existing assets in need of replacement or upgraded to meet future demands
- Commitments and actions relating to existing Council strategies and plans
- The demand for new infrastructure to service growth and development
- Supporting local business and economic development and tourism to the area
- Being prepared for emergencies including flood and bushfire
- Delivery of developer funded projects, and
- The infrastructure required to support Council's service delivery to the community.

### Project Timing

This is a forward planning document and as such, many projects have not been through a detailed design phase which may change the expected timing of delivery. Some projects may have their work re-phased to a later date, while others are bought forward and delivered sooner than expected.

Projects are confirmed through the development and adoption by Council of the Delivery Program and Operational Plan and Budget each financial year.

### How to read the document

Capital works projects have been grouped by asset type. Examples include Buildings and Property, Community & Culture or Open Space, Sport & Recreation. Each capital works project is listed with the year the project is programmed to be undertaken. To assist in finding a project of interest use the "Ctrl F" in the PDF electronic version of this plan with the key Road name or Project name. Alternately our Customer Service team will be more than happy to search the list for you and discuss over the phone.



CL22.261 - Attachment 1

# Contents

10 Year Proposed Capital Works Programming - Renewal Projects _____ **136**
10 Year Proposed Capital Works Programming - New or Upgrade Projects _ **163**

**10 Year Proposed Capital Works Programming - Renewal Projects**

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | **Bridges** | **1,302** | **374** | **124** | **474** | **364** | **684** | **624** | **74** | **574** | **574** | **1,000** |
| 2 | **Bridges** | | | | | | | | | | | |
| 3 | **Concrete and Timber** | | | | | | | | | | | |
| 4 | Bells Ln - Bridge Abernethys Rural Renewal | 0 | 0 | 0 | 0 | 50 | 300 | 0 | 0 | 0 | 0 | 0 |
| 5 | Bolong Rd - Bridge Brghton Ck Concrt/Deck/Jnt Urban Renewal | 0 | 0 | 0 | 0 | 100 | 0 | 0 | 0 | 0 | 0 | 0 |
| 6 | Boxsells Ln - Bridge Tullian Ck FCB Rural Renewal | 0 | 0 | 0 | 0 | 0 | 55 | 550 | 0 | 0 | 0 | 0 |
| 7 | The River Rd - Bridge Ck FBC Rural Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 60 | 550 | 0 |
| 8 | Bunkers Hill Rd - Bridge Millers Ck Clvrt Rural Renewal | 0 | 0 | 0 | 0 | 0 | 250 | 0 | 0 | 0 | 0 | 0 |
| 9 | Burrill St - Bridge Concr/Abut/Rock Armr Rural Upgrade/New | 50 | 100 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 10 | Bridge Program - Various - Bridge Concrete Culvt Replacemnt | 80 | 74 | 94 | 174 | 114 | 24 | 74 | 74 | 394 | 24 | 0 |
| 11 | Murrays Rd - Bridge Conjola Ck FCB Urban Renewal | 0 | 0 | 0 | 0 | 0 | 55 | 0 | 0 | 0 | 0 | 1,000 |
| 12 | Gerringong Ck Rd - Bridge Redeck Rural Upgrade/New | 100 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 13 | Clinton Pk Rd - Bridge Repnt/Bearings Urban Upgrade/New | 120 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 14 | Grahams Rd - Bridge Tullian Ck Repnt/Bearngs Urban Renewal | 0 | 0 | 0 | 150 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 15 | Green Valley Rd - Bridge Harprs Ck Rpnt/Grdrl Urban Renewal | 0 | 0 | 0 | 150 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 16 | Yalwal Rd - Bridge Sandy Ck Rural Renewal | 0 | 0 | 0 | 0 | 100 | 0 | 0 | 0 | 0 | 0 | 0 |
| 17 | UpperKangRvr Rd - Bridge Bgarry Rpnt/Abut/Jnt Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 120 | 0 | 0 |
| 18 | Steel arch refurbishment Various Locations Upgrade | 250 | 200 | 30 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 19 | Boondobah Bridge Disaster Assistance Repair | 472 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 20 | Boolijah Creek Bridge Repair Disaster Assistance | 229 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 21 | **Buildings and Property** | **9,595** | **2,457** | **2,685** | **1,705** | **2,697** | **2,513** | **2,108** | **2,743** | **2,924** | **2,731** | **16,597** |
| 22 | **Community, Residential and Commercial Buildings** | | | | | | | | | | | |
| 23 | **Depot Improvements** | | | | | | | | | | | |
| 24 | Bomaderry Depot - renew/construct sheds | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 25 | Carpet and furnishings upgrade including minor refurbishment | 0 | 0 | 0 | 0 | 0 | 50 | 0 | 0 | 0 | 0 | 100 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 26 | Depot Sites Building Component Renewal Programme | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 27 | Material storage ie. Gravel, aggregate, waste bins | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 150 |
| 28 | Office refurbishment | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 50 |
| 29 | Wash down bay refurbishment and compliance | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 600 |
| 30 | Works Depots - Fencing renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 31 | Ulladulla Depot - Council Sheds Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 100 |
| 32 | Deering St - Depot Emulsion Tank Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 33 | Depot safety improvement works | 700 | 300 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 34 | Bomaderry Depot - Asbestos Removal 22/23 - Stage 2 (transferred to Depot Safety | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 35 | Woollamia Depot - Traffic Control Works (transferred to Depot Safety Improvement | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 36 | Ulladulla Depot - Traffic Control, Masterplan Staged Construction & Electrical ( | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 37 | **Destination Parks Buildings** | | | | | | | | | | | |
| 38 | Greenwell Point-Swimming Pool Foreshore-Refurbish | 0 | 0 | 0 | 0 | 20 | 180 | 0 | 0 | 0 | 0 | 0 |
| 39 | Huskisson - White Sands Park - Extend Public Toilet - Adult Lift and Change | 0 | 0 | 0 | 40 | 400 | 0 | 0 | 0 | 0 | 0 | 0 |
| 40 | **Public Amenities** | | | | | | | | | | | |
| 41 | Berry -Mark Radium Park-Twin unisex facilities | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 220 | 0 | 0 |
| 42 | Burrill Lake- McDonald Avenue | 0 | 0 | 0 | 150 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 43 | Hyams Beach Boat Ramp Amenities -Rebuild - Design | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 44 | Mollymook Beach-Beach Road-Four unisex facilities - Design | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 45 | Nowra - Davis Park - Osbourne Street - Decommission | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 20 |
| 46 | Nowra -Recreation park-When park no longer required. | 0 | 0 | 0 | 20 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 47 | Public Amenities Programmed Works - Various | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 500 |
| 48 | Public Amenity-Erowal Bay-Fire Station R | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 49 | Shoalhaven Heads - Hay Ave - Decommission | 0 | 0 | 0 | 0 | 0 | 0 | 20 | 0 | 0 | 0 | 0 |
| 50 | Shoalhaven Heads Surf Club - Twin unisex facilities - Design | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 51 | Shoalhaven Heads-Curtis Reserve- To Unisex | 0 | 0 | 0 | 5 | 35 | 0 | 0 | 0 | 0 | 0 | 0 |
| 52 | South Nowra - Rotary Park-Decommission | 0 | 0 | 0 | 20 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 53 | Ulladulla-Boree Street-Four unisex facilities - Design | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 54 | Ulladulla-Green Street-Decommission when Boree St replaced | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 55 | Vincentia-Boat Ramp - Holden Ave-Twin unisex facilities | 0 | 0 | 0 | 0 | 0 | 225 | 0 | 0 | 0 | 0 | 0 |
| 56 | Culburra Beach - Surf Club - Replace Public Toilet - Twin Unisex | 0 | 0 | 0 | 0 | 300 | 0 | 0 | 0 | 0 | 0 | 0 |
| 57 | Huskisson - Picture Theatre - Replace Public Toilet - Twin Unisex | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 291 |
| 58 | Currarong - Bosom Beach - Replace Public Toilet - Four Unisex | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 460 |
| 59 | Culburra Beach - Ocean St Beach Access - Replace Public - Twin Unisex | 0 | 0 | 0 | 0 | 140 | 140 | 0 | 0 | 0 | 0 | 0 |
| 60 | Nowra - Cemetery Reserve Kalander St - Replace Public Toilet - Twin Unisex | 0 | 0 | 0 | 0 | 0 | 286 | 0 | 0 | 0 | 0 | 0 |
| 61 | Mollymook Beach - Edith Twynam Reserve - Replace Public Toilet - Twin Unisex | 0 | 0 | 0 | 0 | 0 | 0 | 286 | 0 | 0 | 0 | 0 |
| 62 | Swanhaven - Dybal Reserve - Replace Public Toilet - Twin Unisex | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 286 | 0 | 0 | 0 |
| 63 | Culburra Beach - Crookhaven Heads Boat Ramp - Replace Public Toilet - Twin Unise | 0 | 0 | 0 | 26 | 260 | 0 | 0 | 0 | 0 | 0 | 0 |
| 64 | Culburra Beach - CBD - Replace Public Toilet - Twin Unisex | 0 | 0 | 0 | 25 | 300 | 0 | 0 | 0 | 0 | 0 | 0 |
| 65 | Sussex Inlet - Surf Club Reserve - Replace Public Toilet - Twin Unisex | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 286 | 0 | 0 | 0 |
| 66 | Sussex Inlet - Neilson Lane - Replace Public Toilet - Single Unisex | 0 | 0 | 175 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 67 | Greenwell Point - Gordon Ravell Park - Replace Public Toilet- Twin Unisex | 0 | 0 | 0 | 0 | 26 | 260 | 0 | 0 | 0 | 0 | 0 |
| 68 | Nowra - Stewart Place - Refurbish Public Toilets | 0 | 0 | 0 | 0 | 220 | 0 | 0 | 0 | 0 | 0 | 0 |
| 69 | Bawley Point - Tingira Dr Reserve - Replace Public Toilet - Twin Unisex | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 27 | 270 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 70 | Bawley Point - Johnston St Reserve - Replace Public Toilet - Twin Unisex | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 302 |
| 71 | Culburra Beach - West Crescent Lakeside Park - Replace Public Toilet - Twin Unis | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 297 |
| 72 | Manyana - Manyana Beach Reserve - Replace Public Toilet - Twin Unisex | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 302 |
| 73 | Myola - Catherine St Boat Ramp - Replace Public Toilet - Twin Unisex | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 330 |
| 74 | Nowra - Mavramattes Reserve - Replace Public Toilet - Twin Unisex | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 302 |
| 75 | Sussex Inlet - Marine Rescue Reserve - Replace Public Toilet - Twin Unisex | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 76 | Callala Beach - Callala Beach Rd - Replace Public Toilet - Twin Unisex | 0 | 0 | 0 | 0 | 180 | 100 | 0 | 0 | 0 | 0 | 0 |
| 77 | Public Amenities - LED Upgrades & Lighting Improvements | 0 | 0 | 61 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 78 | Public Amenity - Convert 4 Existing Public Amenities to Unisex Accessible | 0 | 256 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 79 | Public Amenities - Toilet Roll Upgrades | 0 | 0 | 94 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 80 | Public Amenity - Repairs & Paint 6 Public Amenities | 0 | 0 | 89 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 81 | **Public Buildings** | | | | | | | | | | | |
| 82 | Buildings Asbestos Removal Programme | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 83 | Builidng Fire Compliance - Programmed works to meet compliance regulations | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 84 | Commercial Building Component Renewal Programme | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 85 | Community Buildings Scheduled Improvements | 0 | 0 | 0 | 0 | 0 | 0 | 1,000 | 1,000 | 1,000 | 1,000 | 0 |
| 86 | Nowra, Sanctuary Point & Milton Library Component Renewal Programme | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 87 | Preschool Building Component Renewal Programme | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 88 | Public Halls Building Component Renewal Programme | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 89 | RFS/Emergency Building Component Renewal Programme | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 90 | Surf Life Saving Clubs Buidling Component Renewal Programme | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 91 | Ulladulla Civic Centre Renewal | 0 | 0 | 0 | 21 | 94 | 13 | 0 | 0 | 0 | 0 | 0 |
| 92 | 16 Berry Street - Roof restoration remediation | 208 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,000 |
| 93 | Pyree Former School Buildings - Stage 2 & Potters Shed Improvements | 0 | 187 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 94 | Community Buildings Improvement Works Programme | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 95 | Ulladulla SES - Construct Disabled Carpark - Stage 2 | 0 | 76 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 96 | Preschools - Roof Replacement & Repairs | 0 | 0 | 99 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 97 | Nowra School of Arts Building - Roof Replacement over Stage & Painting | 0 | 0 | 180 | 90 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 98 | Nowra Youth Centre - Kitchen refurb, floor cover replacement & ceiling repairs | 0 | 44 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 99 | Bomaderry Community Centre - Internal Lining & Painting | 0 | 88 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 100 | IMEC - Extend Iecon Office | 27 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 101 | Ulladulla Civic Centre Improvements | 395 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 700 |
| 102 | Culburra Beach SLSC - Electrical Upgrades | 0 | 0 | 0 | 68 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 103 | External Painting of selected public halls | 0 | 0 | 90 | 100 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 104 | Commercial Buildings - Steward Pl, Cambewarra, Turf Club - Improvements | 0 | 0 | 133 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 105 | Lamond's Lane Pilates - Roof & Flooring - Stage 1 | 0 | 0 | 0 | 88 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 106 | Milton Theatre Renewal Works 22/23 | 0 | 0 | 0 | 0 | 234 | 0 | 0 | 0 | 0 | 0 | 0 |
| 107 | Currarong Arts & Crafts - Building Improvements | 0 | 0 | 20 | 46 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 108 | EOI 177 Illaroo Road Compliance Works with Change of Use | 94 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 109 | Emergency Services Building Renewal Works | 45 | 45 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 0 |
| 110 | RFS Buildings - LED Lighting Upgrade & Electrical Replacement/Renewals | 0 | 0 | 0 | 0 | 39 | 39 | 39 | 39 | 39 | 39 | 0 |
| 111 | Nowra Library - Drainage, Louvers, CCTV & Amenity Upgrade | 0 | 95 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 112 | Ulladulla Preschool - Fence Replacement | 0 | 9 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 113 | Public Halls - Improve Accessibility to Public Halls | 0 | 0 | 120 | 120 | 120 | 120 | 120 | 120 | 120 | 120 | 0 |
| 114 | Callala Bay Progress Hall Site - Tennis Court Resurfacing | 0 | 0 | 0 | 0 | 18 | 0 | 0 | 0 | 0 | 0 | 0 |
| 115 | Berry School of Arts - Air Conditioning Upgrades & Remove Gas Heating | 0 | 0 | 0 | 0 | 0 | 34 | 0 | 0 | 0 | 0 | 0 |
| 116 | Shoalhaven Heads SLSC - Exterior Rendering | 0 | 0 | 0 | 0 | 82 | 0 | 0 | 0 | 0 | 0 | 0 |
| 117 | Renew of Community Building A/C units | 0 | 0 | 0 | 27 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 118 | Nowra Admin Building - Fire Compliance, BCA NCC | 300 | 0 | 500 | 200 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 119 | JBMM - Site Buildings Improvements - Roofing, Painting & Finishes | 0 | 297 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 120 | JBMM Jetty Replacement 2022 | 158 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 121 | Community Centre - St Georges Basin - Electrical Upgrades | 0 | 0 | 0 | 37 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 122 | Orient Point Preschool Carpark Works | 187 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 123 | Shoalhaven Heads Men's Shed additional Compliance Issues | 94 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 124 | Callala Bay Community Hall - Lighting Upgrade | 0 | 0 | 10 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 125 | EOI 100 St Vincent St - Stage 2 Building Works MIN21.790 | 149 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 126 | Shoalhaven Regional Gallery - Level 1 Bathroom Refurb - Design & Build | 0 | 0 | 0 | 23 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 127 | Shoalhaven Regional Gallery - Roof Sealing Membrane | 0 | 0 | 0 | 0 | 0 | 176 | 0 | 0 | 0 | 0 | 0 |
| 128 | Nowra Library - Roofing | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 129 | Berry Community Craft Cottage-The Bizarre Street: Prince Alfred Street Suburb: P | 0 | 0 | 0 | 0 | 0 | 82 | 0 | 0 | 0 | 0 | 0 |
| 130 | Vacant commercial tenancy upgrades | 0 | 0 | 0 | 0 | 0 | 35 | 0 | 0 | 0 | 0 | 0 |
| 131 | Jervis Bay Rd - Boardwalk Ren Museum Boardwlk Urban Renewal | 0 | 260 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 132 | Nowra & Berry Schl of Arts, Milton Cultural Cnt-Report Items | 70 | 70 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 133 | Nowra Players Theatre-Stage 2 Compliance Construction & Acc | 410 | 0 | 0 | 311 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 134 | Compliance Works | 293 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 135 | EOI 100 St Vincent St Ulladulla-Stage 2 Fire Compliance Work | 203 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 136 | Kioloa Emerg Bldg-UV Water Filt Treat, Water Tank & Works | 28 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 137 | Preschools-Fire Detect, Control Indicator Equip & Elect Upgr | 132 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 138 | Milton Theatre - Compliance-Audit Report Action Items | 149 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 139 | SSF - S'ground Stimulus - Round 2a- K'Valley - Carpark Resu | 184 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 140 | **Showground Buildings** | | | | | | | | | | | |
| 141 | Recreation Buildings Programmed Works - North | 224 | 22 | 155 | 67 | 44 | 24 | 69 | 117 | 119 | 0 | 0 |
| 142 | Recreation Buildings Programmed Works - Central | 179 | 18 | 124 | 54 | 35 | 19 | 55 | 94 | 95 | 0 | 0 |
| 143 | Recreation Buildings Programmed Works - South | 156 | 16 | 109 | 47 | 31 | 17 | 48 | 82 | 83 | 0 | 0 |
| 144 | Berry Showground - fire, electrical | 227 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 145 | Berry Showground - Caravan Compliance - Access | 90 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 146 | Nowra Showground Resilience BLERF-0111 | 1,140 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 147 | Berry Showground Resilience BLERF-0111 | 1,201 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 148 | K'Valley Showground Resilience BLERF-0111 | 930 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 149 | Milton Showground Resilience BLERF-0111 | 764 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 150 | Showground Utilities Investigation | 0 | 30 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 151 | Milton Showground Master Plan | 80 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 152 | Kangaroo Valley Showground Master Plan | 70 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 153 | Milton Showground - Internal Roads Upgrade | 600 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 154 | Nowra Showground - Masterplan and construction | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 5,000 |
| 155 | Berry Showground - Masterplan and construction | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 3,000 |
| 156 | Kangaroo Valley Showground - Masterplan and construction | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,500 |
| 157 | Milton Showground - Masterplan and construction | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,500 |
| 158 | **Sportsfield Buildings** | | | | | | | | | | | |
| 159 | Thomson Street Sporting Complex Electrical Supply Upgrade | 110 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 160 | Kioloa Community Centre-Reseal Carpark | 0 | 56 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 161 | **Corporate Buildings** | | | | | | | | | | | |
| 162 | **Administrative Building Management - Capital** | | | | | | | | | | | |
| 163 | Nowra Admin Building - Renew/replace roof and drainage | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 164 | Ulladulla & Nowra Admin Building Component Renewal Programme | 0 | 0 | 0 | 0 | 0 | 350 | 350 | 600 | 600 | 600 | 0 |
| 165 | Nowra Admin Building - Upgrade accessible amenities | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 166 | Ulladulla Depot - Mechanical Workshop Compliance & Hydrants/Hose Reels | 0 | 158 | 546 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 167 | Nowra Admin Building - Landscaping & Building Improvements | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 500 | 582 | 0 |
| 168 | Nowra Admin Building - Electrical Upgrades | 0 | 136 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 169 | Ulladulla Admin Building Improvements | 0 | 225 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 170 | Ulladulla Admin Building Electrical Upgrades | 0 | 0 | 59 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 171 | City Development Level 3 Refurbishment | 0 | 63 | 63 | 63 | 63 | 63 | 63 | 63 | 63 | 63 | 0 |
| 172 | Audio and Video Conference Equipment | 0 | 7 | 7 | 7 | 7 | 250 | 7 | 7 | 7 | 7 | 93 |
| 173 | **Business Units - Non-Commercial Activities** | **1,868** | **1,298** | **1,756** | **2,094** | **1,637** | **2,095** | **2,069** | **2,114** | **2,024** | **1,925** | **14,430** |
| 174 | **Cemeteries** | | | | | | | | | | | |
| 175 | **Bereavement Services Capital Expenditure** | | | | | | | | | | | |
| 176 | Asset refurbishment & replacement - Various | 0 | 66 | 138 | 492 | 103 | 291 | 242 | 192 | 200 | 200 | 1,081 |
| 177 | Software & Tech1 interface purchase | 385 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 178 | Monument masterplan and management | 0 | 260 | 250 | 250 | 250 | 250 | 250 | 250 | 250 | 250 | 0 |
| 179 | **Entertainment Centre** | | | | | | | | | | | |
| 180 | **Shoalhaven Entertainment Centre** | | | | | | | | | | | |
| 181 | Air conditioning chiller plant replacement (AMP) | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 500 |
| 182 | Mastlift - replacement | 0 | 0 | 0 | 0 | 0 | 15 | 0 | 0 | 0 | 0 | 0 |
| 183 | Replace split A/C units (AMP) | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 35 |
| 184 | SEC General Capital | 55 | 55 | 55 | 55 | 55 | 55 | 55 | 55 | 55 | 0 | 0 |
| 185 | Asset Management Program | 0 | 103 | 150 | 150 | 150 | 150 | 150 | 150 | 150 | 150 | 3,782 |
| 186 | SEC Generator Connection Point | 35 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 187 | Landscape & Mezzanine Storage Improvements | 0 | 94 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 188 | **Mechanical Services** | | | | | | | | | | | |
| 189 | **Fleet & Mechanical Services Capital** | | | | | | | | | | | |
| 190 | Fleet Office & Facility | 360 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 191 | **Mechanical Services Equipment** | | | | | | | | | | | |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 192 | Comerong Ferry Overhaul | 0 | 0 | 25 | 0 | 0 | 0 | 25 | 0 | 0 | 0 | 2,300 |
| 193 | Mechanical Workshop Capital | 0 | 82 | 76 | 88 | 37 | 96 | 25 | 97 | 264 | 89 | 0 |
| 194 | **Swim and Fitness** | | | | | | | | | | | |
| 195 | **Aquatics Capital Program** | | | | | | | | | | | |
| 197 | Milton Village Pool - multiple projects | 23 | 5 | 15 | 305 | 5 | 0 | 257 | 57 | 0 | 0 | 0 |
| 198 | Shoalhaven Heads Village Pool - multiple projects | 110 | 0 | 0 | 424 | 15 | 400 | 9 | 25 | 0 | 0 | 1,000 |
| 199 | Shoalhaven Indoor Sports Centre - multiple projects | 65 | 20 | 20 | 60 | 20 | 20 | 20 | 20 | 60 | 0 | 0 |
| 200 | Sussex Inlet Leisure Centre - multiple projects | 171 | 40 | 10 | 10 | 0 | 20 | 0 | 232 | 75 | 0 | 500 |
| 201 | Ulladulla Leisure Centre - multiple projects | 175 | 285 | 497 | 69 | 49 | 104 | 912 | 92 | 275 | 0 | 2,997 |
| 202 | Bay and Basin Leisure Centre - Spa heating and filtration | 200 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 203 | Greenwell Point Village Pool Capex | 36 | 50 | 10 | 78 | 292 | 0 | 0 | 28 | 0 | 1,237 | 0 |
| 204 | Nowra Aquatic Park 21-22 Capex | 47 | 0 | 19 | 8 | 54 | 8 | 0 | 616 | 695 | 0 | 0 |
| 206 | Bay and Basin Leisure Centre Capital Program | 100 | 0 | 95 | 0 | 13 | 47 | 0 | 212 | 0 | 0 | 2,237 |
| 207 | Berry Pool Capital Program | 4 | 50 | 50 | 0 | 0 | 10 | 9 | 0 | 0 | 0 | 0 |
| 208 | Bomaderry Aquatic Centre Capital Program | 84 | 139 | 323 | 100 | 76 | 124 | 75 | 89 | 0 | 0 | 0 |
| 209 | Huskisson Sea Pool Capital Program | 0 | 0 | 0 | 0 | 508 | 30 | 40 | 0 | 0 | 0 | 0 |
| 210 | Kangaroo Valley Swimming Pool Capital Program | 18 | 50 | 25 | 5 | 10 | 475 | 0 | 0 | 0 | 0 | 0 |
| 211 | **Business Units - Commercial Activities** ** Budget for 10 years depends on business decisions of Council and subject to change | **310** | **0** | **0** | **0** | **0** | **0** | **0** | **0** | **0** | **0** | **2,200** |
| 212 | **Swim and Fitness** | | | | | | | | | | | |
| 213 | **Aquatics Capital Program** | | | | | | | | | | | |
| 196 | Bomaderry Aquatic Centre - Pool rehabilitation | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,600 |
| 205 | Ulladulla Leisure Centre Changerooms Upgrade | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 600 |
| 212 | **Tourist Parks** | | | | | | | | | | | |
| 213 | **Holiday Haven Cabin Development** | | | | | | | | | | | |
| 214 | HH - BP - Cabin ## - Rpl - FY22 | 310 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 215 | **Community and Culture** | **0** | **0** | **0** | **0** | **0** | **0** | **0** | **0** | **0** | **0** | **15,000** |
| 216 | **Shoalhaven Regional Gallery** | | | | | | | | | | | |
| 217 | **Shoalhaven Regional Gallery Capital** | | | | | | | | | | | |
| 218 | Regional Gallery upgrade - construction | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 15,000 |
| 219 | **Economic Development** | **3,000** | **0** | **0** | **0** | **0** | **0** | **0** | **0** | **0** | **0** | **0** |
| 220 | **Economic Development** | | | | | | | | | | | |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 221 | **Economic Development Area Projects** | | | | | | | | | | | |
| 222 | Ulladulla Maritime - Berthing Facility | 1,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 223 | Huskisson Mangrove Boardwalk | 2,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 224 | **Environmental Management** | **2,218** | **1,515** | **1,308** | **1,312** | **1,871** | **1,835** | **1,522** | **872** | **778** | **548** | **240** |
| 225 | **Coastal and Estuary Management** | | | | | | | | | | | |
| 226 | **Coastal Programme** | | | | | | | | | | | |
| 227 | Coastal Cliffs, Slopes Emergency Action Plan | 51 | 51 | 51 | 51 | 51 | 51 | 51 | 51 | 51 | 51 | 0 |
| 228 | Coastal Monitoring Implementation - Coastsnap/Beachsnap | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 229 | South Mollymook Coastal Protection Design | 200 | 500 | 215 | 705 | 1,145 | 1,145 | 818 | 253 | 220 | 0 | 0 |
| 230 | Coastal Erosion Works | 568 | 261 | 369 | 371 | 360 | 349 | 338 | 328 | 317 | 307 | 0 |
| 231 | Bannisters head beach access upgrade | 0 | 0 | 30 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 232 | Annual Geotechnical Engineering Monitoring - Coastwide | 100 | 100 | 100 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 233 | Bendalong Beach Access Maintenance and upgrades | 0 | 70 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 234 | Myola accessway upgrade | 0 | 0 | 60 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 235 | Warden head - Lobster Jacks rock platform - beach access upgrade | 0 | 70 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 236 | Mollymoke farm creek bridge repair and access upgrade | 0 | 0 | 40 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 237 | Cunjurong Point - Address drainage and repair beach access pathways | 0 | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 238 | Currarong beach access upgrades | 120 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 239 | Callala Bay Foreshore Protection | 30 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 240 | Culburra Beach access upgrades | 0 | 0 | 60 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 241 | Inyadda Beach & One Tree Beach access repair and upgrade | 0 | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 242 | Sea level rise review | 25 | 50 | 25 | 0 | 0 | 0 | 50 | 50 | 0 | 0 | 0 |
| 243 | Public Safety Beach Access Works | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 0 |
| 244 | Coastal - Beach Access Improvements Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 80 |
| 245 | 2020 Collingwood Beach Coastal and Estuary Grant | 57 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 246 | St Georges Basin & Sussex Inlet CMP | 150 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 247 | Coastal Monitoring Implementation - Coastsnap/BeachStat | 71 | 28 | 28 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 248 | **Estuary Programme** | | | | | | | | | | | |
| 249 | Lake Conjola CMP | 275 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 250 | Lower Shoalhaven River Estuary - Development of Coastal Management Plan | 162 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 251 | **Floodplain Management** | | | | | | | | | | | |
| 252 | **Floodplain Programme** | | | | | | | | | | | |
| 253 | Review of Broughton Creek Flood Study | 70 | 70 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 254 | Floodplain Program (Various Projects) | 40 | 40 | 40 | 40 | 40 | 40 | 40 | 40 | 40 | 40 | 0 |
| 255 | Terara Rd - Floodplain Levee Rural Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 160 |
| 256 | O'Keefe's Point - Floodplain Levee Urban Renewal | 0 | 75 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 257 | **Natural Areas** | | | | | | | | | | | |
| 258 | **Natural Areas Infrastructure** | | | | | | | | | | | |
| 259 | Natural Areas - Bushwalk Upgrades | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 260 | Natural Areas - Strategic & Tactical Fire Trail Upgrade | 0 | 150 | 100 | 95 | 100 | 100 | 100 | 100 | 100 | 100 | 0 |
| 261 | Rainforest Wk - Natural Areas 12m Ped Bridge Rural Renewal | 0 | 0 | 0 | 0 | 60 | 0 | 0 | 0 | 0 | 0 | 0 |
| 262 | Bomaderry Crk - Natural Areas Walk Bridge Urban Renewal | 0 | 0 | 0 | 0 | 0 | 20 | 0 | 0 | 0 | 0 | 0 |
| 263 | Shoalhaven Rvr - Natrl Ars WlsnsWlk Bridge Urban Renewal | 0 | 0 | 0 | 0 | 40 | 0 | 0 | 0 | 0 | 0 | 0 |
| 264 | Rennies Steps - Natural Areas Hndrl WoodSteps Rural Renewal | 0 | 0 | 40 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 265 | Shoalhaven Rvr - Natural Areas Wrs Grvs Steps Urban Renewal | 0 | 0 | 0 | 0 | 25 | 0 | 0 | 0 | 0 | 0 | 0 |
| 266 | Ottawa St - Natural Areas Beach Access Disbld Urban Renewal | 0 | 0 | 0 | 0 | 0 | 70 | 0 | 0 | 0 | 0 | 0 |
| 267 | BasinView Pde - Natural Areas Pats Bay Stairs Urban Renewal | 0 | 0 | 0 | 0 | 0 | 10 | 75 | 0 | 0 | 0 | 0 |
| 268 | Natural Areas Infrastructure Renewal | 250 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 269 | **Internal Corporate Services** | **8,752** | **6,767** | **6,397** | **6,512** | **7,122** | **7,339** | **7,222** | **7,287** | **7,222** | **7,222** | **3,799** |
| 270 | **Fleet and Plant** | | | | | | | | | | | |
| 271 | **Fleet Unit Purchase / Sale of Plant** | | | | | | | | | | | |
| 272 | Fleet Plant Purchases | 2,884 | 2,700 | 2,400 | 2,500 | 3,050 | 3,050 | 3,050 | 3,050 | 3,050 | 3,050 | 0 |
| 273 | Fleet Vehicle Purchases | 5,868 | 3,720 | 3,720 | 3,720 | 3,820 | 3,820 | 3,920 | 3,920 | 3,920 | 3,920 | 0 |
| 274 | **Purchase / Sale of Vehicles** | | | | | | | | | | | |
| 275 | Fleet Office & Warehouse Equipment Refurbishment | 0 | 0 | 25 | 0 | 0 | 0 | 0 | 25 | 0 | 0 | 0 |
| 276 | **Information Technology** | | | | | | | | | | | |
| 277 | **IT Capital Projects** | | | | | | | | | | | |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 278 | CCTV Replacement | 0 | 60 | 60 | 60 | 60 | 60 | 60 | 60 | 60 | 60 | 375 |
| 279 | Information Services | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 50 |
| 280 | Print Room Equipment | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 318 |
| 281 | Councillor ICT Devices | 0 | 5 | 5 | 45 | 5 | 5 | 5 | 45 | 5 | 5 | 0 |
| 282 | Server and Storage | 0 | 25 | 25 | 25 | 25 | 25 | 25 | 25 | 25 | 25 | 450 |
| 283 | Network Equipment | 0 | 35 | 35 | 35 | 35 | 35 | 35 | 35 | 35 | 35 | 297 |
| 284 | Microwave Network Equipment | 0 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 1,463 |
| 285 | Wifi Infrastructure | 0 | 33 | 8 | 8 | 8 | 225 | 8 | 8 | 8 | 8 | 0 |
| 286 | MFD Equipment | 0 | 21 | 21 | 21 | 21 | 21 | 21 | 21 | 21 | 21 | 847 |
| 287 | UPS Replacement | 0 | 8 | 8 | 8 | 8 | 8 | 8 | 8 | 8 | 8 | 0 |
| 288 | **Management and Support** | | | | | | | | | | | |
| 289 | **Office Furniture and Equipment** | | | | | | | | | | | |
| 290 | Corporate Services Equipment | 0 | 41 | 41 | 41 | 41 | 41 | 41 | 41 | 41 | 41 | 0 |
| 291 | **Asset Planning and Development** | | | | | | | | | | | |
| 292 | **Asset Management** | | | | | | | | | | | |
| 293 | PAMP - Bike Plan Review | 0 | 30 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 294 | **Office Equipment** | | | | | | | | | | | |
| 295 | Building Services Asset Unit Operational Vehicle Purchase | 0 | 41 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 296 | **Open Space, Sport and Recreation** | **8,892** | **5,146** | **3,185** | **1,393** | **1,465** | **1,378** | **842** | **909** | **749** | **803** | **16,199** |
| 297 | **Parks, Reserves, Sport and Recreation Areas** | | | | | | | | | | | |
| 298 | **Active Recreation** | | | | | | | | | | | |
| 299 | Original Bomaderry Basketball Stadium Redesign | 350 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 6,950 |
| 300 | Sports grounds upgrades | 500 | 0 | 261 | 545 | 545 | 545 | 0 | 0 | 0 | 0 | 0 |
| 301 | Ulladulla Sports Park Masterplan - Construction | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 500 |
| 302 | Park Road Netball Court Redev - Sth Nowra - Invest & Design | 2,300 | 2,800 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 303 | SSF - Sports Capital Works Partnership Program | 168 | 168 | 168 | 168 | 168 | 168 | 168 | 168 | 168 | 168 | 0 |
| 304 | Ulladulla Sports Park Cricket Nets | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 200 |
| 305 | Ulladulla Sports Complex | 150 | 0 | 200 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,676 |
| 306 | SSF - All - Tennis Minor Program | 0 | 54 | 0 | 54 | 0 | 54 | 0 | 54 | 0 | 54 | 0 |
| 307 | SCARP Croquet | 2,533 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 308 | Ulladulla Sports Park Masterplan - Invest and Design | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 250 |
| 309 | Bill Andriske Oval Amenities | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 600 |
| 310 | Frogs Holla Reserve Drainage | 295 | 0 | 581 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 311 | Shoalhaven Community and Rec Precinct SCARP-Northern Section | 700 | 1,150 | 800 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 312 | **Destination Parks** | | | | | | | | | | | |
| 313 | Irrigation system for Voyager Park Huskisson - Destination Park | 0 | 0 | 95 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 314 | Masterplan - Destination Park - Mollymook Foreshore | 0 | 0 | 80 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 315 | Mollymook Foreshore Irrigation | 0 | 0 | 100 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 316 | Masterplan - Destination Park - Ulladulla Foreshore | 0 | 100 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 317 | Masterplan - Destination Park - White Sands /Voyager /Moona Moona Huskisson | 0 | 0 | 120 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 318 | **Passive Recreation** | | | | | | | | | | | |
| 319 | Dog Off-leash Areas - Various Areas | 50 | 40 | 40 | 40 | 40 | 40 | 40 | 40 | 40 | 40 | 0 |
| 320 | Implementation of Plans of Management | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 2,250 |
| 321 | Play Equip / Softfall Replace | 205 | 100 | 100 | 100 | 100 | 100 | 100 | 100 | 100 | 100 | 0 |
| 322 | Playground Replacement | 500 | 300 | 300 | 300 | 300 | 300 | 300 | 300 | 300 | 300 | 3,105 |
| 323 | Precinct Projects (skate parks, bike tracks, pathways) | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 168 |
| 324 | Nowra Bridge Playground | 0 | 0 | 48 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 325 | Playground Shade Sails | 0 | 70 | 70 | 70 | 70 | 70 | 70 | 70 | 70 | 70 | 0 |
| 326 | Nowra Showground Pavilion Reroofing | 235 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 327 | SSF - S'ground Stimulus Round 2 - Berry - Pavilion Roof Repl | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 500 |
| 328 | Boongaree Park (Plant and Equipment) | 246 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 329 | Livvi's Place - Mollymook Foreshore - Wall Repairs | 70 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 330 | SSF - North Comm & Bdg Equip Renewal | 45 | 45 | 45 | 45 | 45 | 45 | 45 | 45 | 45 | 45 | 0 |
| 331 | SSF - Central Comm & Bdg Equip Renewal | 10 | 10 | 10 | 10 | 10 | 10 | 10 | 10 | 10 | 10 | 0 |
| 332 | SSF - South Comm & Bdg Equip Renewal | 16 | 16 | 16 | 16 | 16 | 16 | 16 | 16 | 16 | 16 | 0 |
| 333 | Kallaroo Rd - Recreation Wtrfrnt Bollard Urban Renewal | 0 | 8 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 334 | Burrill St - Recreation Lion Pk Bollard Rural Renewal | 0 | 0 | 45 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 335 | Kevin Cr - Recreation Blacket Pk Bllrd/Sign Urban Renewal | 0 | 0 | 0 | 45 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 336 | Church St - Recreation Rtry Pk Bllrd/Sgn Urban Renewal | 0 | 0 | 0 | 0 | 65 | 0 | 0 | 0 | 0 | 0 | 0 |
| 337 | Whitesnds Wk - Recreatn PlnttinPt>Blnhm Drnge Urban Renewal | 0 | 0 | 0 | 0 | 0 | 30 | 0 | 0 | 0 | 0 | 0 |
| 338 | Parkes Cr - Recreation Playgrnd Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 93 | 0 | 0 | 0 | 0 |
| 339 | Kioloa Playground | 200 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 340 | Nowra Showground Pavillion Painting | 150 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 341 | Nowra Showground Landscaping | 170 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 342 | **Tennis Courts Capital** | | | | | | | | | | | |
| 343 | Huskisson Tennis Club Court Lighting | 0 | 35 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 344 | Tennis Courts Capital | 0 | 0 | 106 | 0 | 106 | 0 | 0 | 106 | 0 | 0 | 0 |
| 345 | Narang Road Tennis Court Sub-Base & Surface Refurbishment | 0 | 250 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 346 | **Regulatory Services** | **0** | **80** | **15** | **15** | **85** | **15** | **15** | **15** | **15** | **15** | **470** |
| 347 | **Environmental Regulation** | | | | | | | | | | | |
| 348 | **Environmental Services - Capital** | | | | | | | | | | | |
| 349 | Environment Boat | 0 | 0 | 0 | 0 | 70 | 0 | 0 | 0 | 0 | 0 | 0 |
| 350 | Environmental Services Community Interpretative Signage | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 270 |
| 351 | Support Universities - Research projects | 0 | 25 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 200 |
| 352 | Rehabilitation of Natural Infrastructure | 0 | 5 | 15 | 15 | 15 | 15 | 15 | 15 | 15 | 15 | 0 |
| 353 | **Roads and Transport** | **16,042** | **10,950** | **7,715** | **9,041** | **10,264** | **11,517** | **14,334** | **15,164** | **16,244** | **18,086** | **21,589** |
| 354 | **Urban Roads** | | | | | | | | | | | |
| 355 | **Pathways** | | | | | | | | | | | |
| 356 | Huskisson - 59 Owen Street - Design & Construct - Landscape | 0 | 0 | 500 | 500 | 500 | 500 | 0 | 0 | 0 | 0 | 0 |
| 357 | Pedestrian Facilities - Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 358 | Streetscape path renewal - various locations | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 359 | Pedestrian Facilities - Path Renewals | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 250 |
| 360 | Schofields Ln - Pedestrian CH0 Footpath Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 660 |
| 361 | Renown Av - Pedestrian CH0 Footpath Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 25 | 0 | 0 |
| 362 | Egans Ln - Streetscape JllyBeanPk FairyLghts Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 40 | 0 | 0 | 0 | 0 |
| 363 | Princes Highwy - Pedestrian No 86 Ftpth Pavng Urban Renewal | 0 | 0 | 40 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 364 | Boorawine Tc - Pedestrian No 56 Bus Shltr Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 25 |
| 365 | Culburra Rd - Pedestrian W>FredEvns Bus Shltr Rural Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 30 | 0 | 0 | 0 |
| 366 | Pedestrian Facilities - CPTIGS - Accssbl PT 2019-21 Bus Infr | 135 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 367 | Princes Hwy - Pedestrian No 120 Footpth Pavng Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 40 | 0 | 40 |
| 368 | Bridge Rd - Pedestrian No 86 Footpath Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 400 |
| 369 | Various Locations - Streetscapes BBQ/Shltr Unalloc Renewal | 0 | 0 | 30 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 370 | Kinghorne St - Pedestrn Wrrigee>Plnkett Ftpth Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,200 |
| 371 | North St - Pedestrian OKeefe>HWay Footpath Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 660 |
| 372 | Junction St - Streetscape CH0 Shade Sails Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 55 |
| 373 | Filter Rd - Pedestrian Opp Cvngh Bus Shltr Rural Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 25 | 0 | 0 | 0 |
| 374 | Meroo Rd - Pedestrian No 10 1.2m Urban Upgrade/New | 0 | 0 | 10 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 375 | GreenwellPt Rd - Pedestrian Tarraba Bus Shltr Rural Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 25 |
| 376 | North St - Pedestrian Berry>Graham Footpath Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 630 |
| 377 | North-Pedestrian-Bus Stop Area Upgrds - Disability Complianc | 0 | 0 | 30 | 30 | 30 | 30 | 0 | 0 | 0 | 0 | 0 |
| 378 | Loctn Unalloc - Pedestrian CH0 Bus Shltr Unalloc Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 379 | Quadrant St - Pedestrian Endvr Pk Bike Lines Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 15 | 0 | 0 | 0 | 0 |
| 380 | Emmett St - Pedestrian AdjShops Bus Shltr Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 30 | 0 | 0 | 0 |
| 381 | Meroo Rd - Pedestrian Lnwy/CnclPrprty Pavers Urban Renewal | 0 | 0 | 0 | 57 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 382 | McMahons Rd - Pedestrian East>Pitt Bus Shltr Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 20 |
| 383 | Various Locations - Bus Shelter Renewals | 0 | 10 | 17 | 18 | 17 | 15 | 3 | 3 | 0 | 4 | 0 |
| 384 | Various Locations - Streetscapes BBQ Renewal | 0 | 0 | 15 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 385 | North St - Pedestrian Berry>Osborne Footpath Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 560 |
| 386 | North - Pedestrian - Footpath Renewal - Var Loc Const | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 387 | Kinghorne St - Streetscape CH0 Tree Surrounds Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 9 | 0 | 0 | 0 |
| 388 | Penguins Hd Rd - Pedestrian No 140 Bus Shltr Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 25 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 389 | Bunberra St - Pedestrian Footpath Rural Renewal | 0 | 0 | 0 | 0 | 27 | 0 | 0 | 0 | 0 | 0 | 0 |
| 390 | CabbageTree Ln - Pedestrian TmbrRdg Bus Shltr Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 25 |
| 391 | Town Centre Streetscape - Northern District - Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 392 | Pedestrian Facilities - SharedUsrPth- Compliance Upgrd (SUP) | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 393 | Worrigee St - Pedestrian Knghorne>Berry Ftpth Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,135 |
| 394 | BTU Rd - Pedestrian W>Sycamore Bus Shltr Rural Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 25 |
| 395 | Kinghorne St - Pedestrn Smiths>Wrrigee Ftpth Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 650 |
| 396 | Worrigee Rd - Pedestrian N>Bnntt Bus Shltr Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 25 |
| 397 | Meroo Rd - Pedestrian Station Crossing Urban Upgrade/New | 0 | 0 | 2 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 398 | Junction St - Pedestrian NowraLn>HWay - Ftpth Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 320 |
| 399 | Junction St - Streetscape CH0 FairyLghts Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 95 |
| 400 | Junction St - Pedestrian Berry St Int Footpth Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 710 |
| 401 | Junction St - Pedestrian No 60-64 Footpath Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 90 |
| 402 | Greenwell Pt Rd - Pedestrian W>West Bus Shltr Rural Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 25 |
| 403 | North St - Pedestrian Berry St Int Footpth Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 480 |
| 404 | North St - Pedestrian Berry>Kinghorne Footpth Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,250 |
| 405 | Worrigee St - Pedestrian No 82 Footpath Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 260 |
| 406 | CBD Unalloc - Streetscape CH0 Painting Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 120 |
| 407 | CBD Unalloc - Streetscape CH0 Bin Surrounds Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 16 | 0 | 0 | 0 |
| 408 | Yalwal St - Pedestrian W>Jervis Bus Shltr Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 30 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 409 | **Public Carpark Construction** | | | | | | | | | | | |
| 410 | Lawrence Av - Parking No 9 Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 600 |
| 411 | Culburra Rd - Parking CBD East Resurface Con Urban Renewal | 0 | 0 | 162 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 412 | **Urban Roads** | | | | | | | | | | | |
| 413 | SRV resurfacing | 3,268 | 1,750 | 1,750 | 2,200 | 2,200 | 2,200 | 2,200 | 2,200 | 2,200 | 2,200 | 0 |
| 414 | Local Road Repair Program (LRRP) | 5 | 0 | 0 | 0 | 0 | 4,022 | 7,123 | 8,384 | 10,733 | 13,063 | 0 |
| 415 | Local Road Repair Program - Resurface | 611 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 416 | North - LRRP - Resheet / Reseal | 724 | 724 | 724 | 724 | 724 | 724 | 724 | 724 | 724 | 724 | 0 |
| 417 | Central - LRRP - Resheet / Reseal | 797 | 797 | 797 | 797 | 797 | 797 | 797 | 797 | 797 | 797 | 0 |
| 418 | Basin - LRRP - Resheet / Reseal | 481 | 481 | 481 | 481 | 481 | 481 | 481 | 481 | 481 | 481 | 0 |
| 419 | South - LRRP - Resheet / Reseal | 817 | 817 | 817 | 817 | 817 | 817 | 817 | 817 | 817 | 817 | 0 |
| 420 | Jacobs Dr - LRRP CH0.240 CH1.120 Urban Renewal | 0 | 0 | 500 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 421 | Bailey Av - K&G Construct Rural Renewal | 28 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 422 | Booragal Pl - K&G Construct Urban Renewal | 0 | 0 | 0 | 12 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 423 | Cavanagh Ln Ln - K&G No 15-17 Rural Renewal | 0 | 0 | 0 | 0 | 36 | 0 | 0 | 0 | 0 | 0 | 0 |
| 424 | Leo Dr - K&G CH0 Urban Renewal | 0 | 0 | 0 | 60 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 425 | MossVale Rd - K&G Construct Rural Renewal | 0 | 11 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 426 | Osborne Rd - K&G No 11 Urban Renewal | 0 | 4 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 427 | Yurunga Dr - K&G Construct Urban Renewal | 0 | 0 | 0 | 12 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 428 | Waterways - Bttr Boatng Prgrm Ln - LRRP CH0 Urban Renewal | 0 | 0 | 0 | 0 | 8 | 150 | 0 | 0 | 0 | 0 | 0 |
| 429 | Albert St - LRRP CH0 CH0 Urban Renewal | 0 | 0 | 0 | 17 | 333 | 0 | 0 | 0 | 0 | 0 | 0 |
| 430 | Ambassador Av - K&G Construct Urban Renewal | 0 | 0 | 0 | 10 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 431 | Anson/Cammaray Dr - Rd to Recovery CH0 CH0 Rural Renewal | 0 | 0 | 0 | 0 | 158 | 0 | 0 | 0 | 0 | 0 | 0 |
| 432 | Asquith Cl - K&G Construct Urban Renewal | 0 | 0 | 4 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 433 | Boag St - LRRP CH0 CH0 Rural Renewal | 0 | 0 | 0 | 7 | 142 | 0 | 0 | 0 | 0 | 0 | 0 |
| 434 | Bombora Cr - K&G CH0 Urban Renewal | 0 | 0 | 0 | 34 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 435 | Bowness Cl - K&G CH0 Urban Renewal | 0 | 42 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 436 | Bunberra St - K&G Construct Rural Renewal | 0 | 0 | 13 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 437 | Bushland Av - K&G CH0 Urban Renewal | 0 | 0 | 0 | 16 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 438 | Carroll Av - K&G CH0 Rural Renewal | 0 | 0 | 0 | 16 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 439 | Castle Glen - K&G Contruct Rural Renewal | 0 | 0 | 10 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 440 | Clissold St - K&G CH0 Urban Renewal | 0 | 0 | 0 | 68 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 441 | Crescent St - K&G CH0 Rural Renewal | 0 | 0 | 0 | 14 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 442 | Devlin Av - K&G Construct Urban Upgrade/New | 0 | 0 | 8 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 443 | Donlan Rd - K&G CH0 Urban Renewal | 0 | 0 | 0 | 23 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 444 | Emmett St - LRRP CH0 CH0 Urban Renewal | 0 | 0 | 50 | 560 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 445 | Emu/Flamingo St - Rd to Recovery CH0 CH0 Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 459 | 0 | 0 | 0 | 0 |
| 446 | Ernest St - K&G No 12 Construct Urban Renewal | 5 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 447 | Fuchsia Cr - K&G Construct Urban Renewal | 0 | 0 | 12 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 448 | George St - LRRP CH0 CH0 Rural Renewal | 0 | 0 | 6 | 115 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 449 | Gleneagle Pde - K&G CH0 Rural Renewal | 0 | 12 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 450 | Golden Hill Av - K&G CH0 Rural Renewal | 0 | 0 | 0 | 0 | 12 | 0 | 0 | 0 | 0 | 0 | 0 |
| 451 | Green St - K&G CH0 Rural Renewal | 0 | 30 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 452 | Hewlett Av - K&G CH0 Rural Renewal | 0 | 2 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 453 | Huntingdale Dr - LRRP CH0 CH0 Rural Renewal | 0 | 0 | 0 | 350 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 454 | Journal St - K&G No 76 Urban Renewal | 0 | 0 | 0 | 3 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 455 | Kerb and gutter renewals Various Locations | 0 | 265 | 265 | 265 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 456 | Kurrawa Dr - K&G CH0 Urban Renewal | 0 | 39 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 457 | Kywong Av - K&G CH0 Urban Renewal | 0 | 20 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 458 | Lakehaven Dr - LRRP CH0 CH0 Urban Renewal | 0 | 0 | 0 | 0 | 20 | 397 | 0 | 0 | 0 | 0 | 0 |
| 459 | Linden Way - K&G CH0 Urban Renewal | 0 | 0 | 0 | 12 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 460 | Lyndhurst Dr - K&G Construct Urban Renewal | 0 | 0 | 24 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 461 | Manning Av - LRRP CH0 CH0 Urban Renewal | 0 | 0 | 0 | 0 | 15 | 300 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 462 | McKay St - K&G No 15 Urban Renewal | 0 | 0 | 0 | 20 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 463 | McKenzie St - K&G No 17 Urban Renewal | 0 | 0 | 0 | 10 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 464 | Mitchell Rd - LRRP CH0 CH0 Urban Renewal | 0 | 0 | 0 | 11 | 218 | 0 | 0 | 0 | 0 | 0 | 0 |
| 465 | Old Southern Rd - LRRP Various loca Investig Urban Renewal | 50 | 500 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 466 | Old Southern Rd - LRRP BrwnsRd/ Twin Wtrs Sth Urban Renewal | 700 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 467 | Orient Point Rd - LRRP CH0 CH0 Urban Renewal | 0 | 0 | 0 | 25 | 500 | 0 | 0 | 0 | 0 | 0 | 0 |
| 468 | Orontes Rd - LRRP CH0 CH0 Urban Renewal | 0 | 0 | 0 | 35 | 123 | 0 | 0 | 0 | 0 | 0 | 0 |
| 469 | Oval Dr - K&G CH0 Urban Renewal | 0 | 0 | 0 | 80 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 470 | Oxley Cr - K&G CH0 Urban Renewal | 0 | 0 | 0 | 100 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 471 | Paradise Bch Rd - Rd to Recovery CH0 CH0 Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 281 | 0 | 0 | 0 |
| 472 | Pengana Cr - K&G CH0 Urban Renewal | 0 | 0 | 13 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 473 | Plateau Pl - K&G CH0 Rural Renewal | 0 | 0 | 0 | 16 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 474 | Plunkett St - Rd to Recovery Various Urban Upgrade/New | 32 | 593 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 475 | Prince Edward Av - LRRP CH0 CH0 Urban Renewal | 0 | 0 | 0 | 500 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 476 | Princess St - LRRP CH0 CH0 Urban Renewal | 0 | 0 | 0 | 200 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 477 | Riversdale Av - LRRP CH0 CH0.18 Design Rural Upgrade/New | 0 | 0 | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 478 | Ryan Av - K&G CH0 Urban Renewal | 0 | 0 | 0 | 46 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 479 | Saturn Av - K&G CH0 Urban Renewal | 0 | 16 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 480 | St Vincent St - LRRP Rehab Invest and Des Urban Renewal | 60 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 481 | Station Rd - LRRP CH0 CH0 Urban Renewal | 0 | 0 | 0 | 315 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 482 | Surfers Av - K&G CH0 Urban Renewal | 0 | 0 | 0 | 0 | 157 | 0 | 0 | 0 | 0 | 0 | 0 |
| 483 | Tallwood Av - LRRP CH0.9 CH1.12 Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 484 | The Court - K&G CH0 Urban Renewal | 0 | 0 | 0 | 10 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 485 | The Lake Cct - K&G No 182 Urban Renewal | 0 | 0 | 0 | 6 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 486 | The Wool Rd - Rd to Recovery CH0 CH0 Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 346 | 0 | 0 |
| 487 | Thomas St - K&G CH0 Urban Renewal | 0 | 67 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 488 | Timbs St - K&G CH0 Rural Renewal | 0 | 0 | 0 | 48 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 489 | Treetops Cr - K&G CH0 Urban Renewal | 0 | 0 | 0 | 9 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 490 | Turley Av - K&G Construct Urban Renewal | 0 | 0 | 10 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 491 | Virgo Pl - K&G CH0 Urban Renewal | 0 | 0 | 0 | 48 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 492 | Wallace St - LRRP CH0 CH0 Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 28 | 550 | 0 | 0 | 0 |
| 493 | Walmer Av - K&G CH0 Urban Renewal | 0 | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 494 | Walsh Cr - K&G CH0 Urban Renewal | 0 | 0 | 40 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 495 | Wandypark Rd - LRRP CH0 CH0 Urban Renewal | 0 | 0 | 0 | 0 | 318 | 0 | 0 | 0 | 0 | 0 | 0 |
| 496 | Wason St - LRRP CH0 CH0 Urban Renewal | 0 | 0 | 0 | 50 | 155 | 0 | 0 | 0 | 0 | 0 | 0 |
| 497 | Windemere Dr - K&G CH0 Urban Renewal | 0 | 0 | 24 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 498 | Wondalga Cr - K&G No 11 Construct Urban Renewal | 0 | 0 | 12 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 499 | Yurunga Dr - K&G CH0 Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 500 | Paradise Beach Rd - LRRP CarPark Entry Const Urban Renewal | 0 | 0 | 0 | 0 | 40 | 0 | 0 | 0 | 0 | 0 | 0 |
| 501 | Island Point Rd - LRRP CH1340 CH1515 Cons Urban Renewal | 191 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 502 | Walmer Av - LRRP CH660 CH860 Pavement Cons Urban Renewal | 0 | 0 | 0 | 0 | 200 | 0 | 0 | 0 | 0 | 0 | 0 |
| 503 | Mathie St - LRRP CH110 CH230 Rehab Cons Urban Renewal | 0 | 0 | 30 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 504 | Shoalhaven Hds Rd - LRRP CH0 CH1 Cons Urban Renewal | 350 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 505 | North St - LRRP No 2 Tree Surrounds Urban Renewal | 0 | 0 | 0 | 9 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 506 | Burrill St - Trffc Fac Moona Ck Bridge Grdrl Rural Renewal | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 507 | Lamond St - LRRP CH0 CH0 Urban Renewal | 0 | 0 | 0 | 0 | 300 | 0 | 0 | 0 | 0 | 0 | 0 |
| 508 | Kirkham Wy - K&G Contruct Urban Renewal | 0 | 32 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 509 | Fitch St - K&G CH0.16 CH0.22 Construct Rural Renewal | 75 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 510 | Tallwood Av - LRRP CH0.9 CH1.12 Construct Urban Renewal | 525 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 511 | Riversdale Av - LRRP CH0 CH0.18 Cons Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 512 | St Vincent St - LRRP North St Int Ret Wall Urban Renewal | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 513 | Erina Rd - LRRP CH5 CH280 Construct Urban Renewal | 340 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 514 | Seagrass Av - LRRP CH20 CH420 Construct Urban Renewal | 320 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 515 | North St - K&G No 77 Urban Renewal | 0 | 0 | 0 | 10 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 516 | Pleasant Wy - K&G Hawthorn Int Urban Renewal | 0 | 0 | 0 | 10 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 517 | Park Rd - K&G No 28 Construct Urban Renewal | 0 | 0 | 20 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 518 | Morrissey Wy - K&G No 2-4 Rural Renewal | 0 | 0 | 0 | 20 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 519 | Bartlett Dr - K&G No 11 Rural Renewal | 0 | 0 | 0 | 0 | 0 | 10 | 0 | 0 | 0 | 0 | 0 |
| 520 | Investigator St - K&G Various Rural Renewal | 0 | 0 | 0 | 0 | 0 | 10 | 0 | 0 | 0 | 0 | 0 |
| 521 | Almond Gr - K&G CH0 Urban Renewal | 0 | 0 | 0 | 0 | 0 | 15 | 0 | 0 | 0 | 0 | 0 |
| 522 | Bunderra Dr - K&G No 15-18 Rural Renewal | 0 | 20 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 523 | Mumbulla St - K&G Various Urban Renewal | 0 | 20 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 524 | Riverview Rd - K&G No 32 Urban Renewal | 0 | 0 | 0 | 10 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 525 | Asteria St - K&G CH0 & Lintel Urban Renewal | 0 | 0 | 0 | 0 | 0 | 10 | 0 | 0 | 0 | 0 | 0 |
| 526 | Mitchell Pde - LRRP CH0 CH110 & Rbout Constr Urban Renewal | 0 | 0 | 300 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 527 | Rayleigh Dr - K&G No 29 Urban Renewal | 0 | 20 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 528 | Local Road Repair Program - Road Stabilisation - Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 7,860 |
| 529 | The Wool Rd - RRRP CH1.9 CH2.4 Design Urban Renewal | 800 | 500 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 530 | Main Rd, Cambewarra (SRV 2014) | 260 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 531 | **Rural Roads** | | | | | | | | | | | |
| 532 | **Rural Roads** | | | | | | | | | | | |
| 533 | Currarong - Currarong Rd –Rehab - CH7.5-1 CH1.7 | 1,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 534 | Currarong Rd - LRRP CH0 CH0 Rural Renewal | 0 | 0 | 0 | 50 | 390 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 535 | Callala Bch Rd - LRRP CH0.54 - CH1.82 Rd&Culv Rural Renewal | 500 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 536 | CedarHills Rd - LRRP LttlForest Ck Rural Renewal | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 537 | Currarong Rd - Rd to Recovery Various Rural Renewal | 963 | 1,713 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 538 | Kangaroo Valley Rd - LRRP CH0 CH0 Urban Renewal | 0 | 0 | 0 | 0 | 46 | 955 | 896 | 767 | 0 | 0 | 0 |
| 539 | Matron Porter Dr - LRRP CH4.090 CH4.515 Urban Upgrade/New | 200 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 540 | Meroo Rd - LRRP CH0.3 CH1.5 Cons Urban Renewal | 1,500 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 541 | Murrays Rd - LRRP CH0 CH0 Rural Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 542 | Parma Rd - Road Seal Construct Rural Renewal | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 543 | Terara Rd - LRRP Various Constr Renewal | 535 | 687 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 544 | Local Road Repair Program - Road Stabilisation - Rural Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 3,369 |
| 545 | Tourist Rd - LRRP Various Locations Rural Renewal | 500 | 36 | 724 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 546 | Woodhill Mountain Rd - LRRP CH0 CH0 Rural Renewal | 0 | 0 | 0 | 37 | 741 | 0 | 0 | 0 | 0 | 0 | 0 |
| 547 | Woodstock Rd - LRRP CH7.39 CH8.47 Design Rural Upgrade/New | 30 | 500 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 548 | Yalwal Rd - LRRP Various Const Rural Renewal | 0 | 0 | 0 | 0 | 307 | 35 | 701 | 0 | 0 | 0 | 0 |
| 549 | Guardrail Upgrade Program Unalloc Renewal | 0 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 51 | 0 | 0 |
| 550 | The Wool Rd - LRRP CH8760 CH9700 Asphalt Cons Rural Renewal | 0 | 0 | 0 | 0 | 405 | 0 | 0 | 0 | 0 | 0 | 0 |
| 551 | Suffolk Rd - Road Seal CH420 CH550 Sacrfcl Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 552 | Hancocks Ck Rd - Road Seal CH0 CH800 Rural Renewal | 0 | 42 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 553 | Wharf Rd - LRRP Boat Ramp Access Rd Rural Renewal | 0 | 0 | 0 | 48 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 554 | Ironbark Rd - LRRP CH0 Waste Turnaround Rural Renewal | 0 | 38 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 555 | Murrays Rd - LRRP CH0.94 CH1.44 Design Rural Renewal | 40 | 463 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 556 | Turpentne Rd - LRRP Various Stabl Ptch Cons Rural Renewal | 100 | 100 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 557 | Cambewarra Lo'ut Rd - LRRP Shlder Widen/Drnge Rural Renewal | 0 | 0 | 98 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 558 | Ironbark Rd - Road Seal CH0.07 CH0.42 Const Rural Renewal | 0 | 0 | 77 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 559 | Sussex Inlet Rd - LRRP CH7.22 CH7.96 Design Urban Renewal | 50 | 400 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 560 | **Stormwater** | **715** | **783** | **807** | **597** | **581** | **518** | **1,448** | **1,598** | **1,598** | **1,630** | **4,639** |
| 561 | **Stormwater** | | | | | | | | | | | |
| 562 | **Drainage** | | | | | | | | | | | |
| 563 | Strategic Stormwater Catchment Studies | 21 | 21 | 21 | 21 | 21 | 21 | 21 | 21 | 21 | 21 | 0 |
| 564 | Cliff & Slope Stabilisation - Coastal Zone Mgt Plan Implementation – Various location | 10 | 120 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 565 | North - Pipe Inspection / Renewal / Refurbishment | 108 | 108 | 108 | 108 | 108 | 108 | 108 | 108 | 108 | 108 | 0 |
| 566 | Central - Pipe Inspection / Renewal / Refurbishment | 108 | 108 | 108 | 108 | 108 | 108 | 108 | 108 | 108 | 108 | 0 |
| 567 | Basin - Pipe Inspection / Renewal / Refurbishment | 108 | 108 | 108 | 108 | 108 | 108 | 108 | 108 | 108 | 108 | 0 |
| 568 | South - Pipe Inspection / Renewal / Refurbishment | 108 | 108 | 108 | 108 | 108 | 108 | 108 | 108 | 108 | 108 | 0 |
| 569 | MillardsCk/ UlldullaHrbr - Drnge GPT WaterQul Urban Renewal | 0 | 100 | 100 | 85 | 60 | 0 | 0 | 0 | 0 | 0 | 0 |
| 570 | Pipng easemnts - Exist Subdiv (POL 16/143) | 35 | 50 | 50 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 571 | Prince Edward Av - Drainage OrientPt> TheMall Urban Renewal | 0 | 0 | 80 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 572 | Bawley Point Rd - Drainage CH0.46 Culv Works Urban Renewal | 100 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 573 | Bayswater St - Drainage Dncn>Woden Stormwater Urban Renewal | 0 | 0 | 60 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 574 | The Park Dr - Drainage No 62 Stormwater Urban Renewal | 0 | 0 | 0 | 0 | 26 | 0 | 0 | 0 | 0 | 0 | 0 |
| 575 | Bunkers Hill Rd - Drainage Investigation Rural Renewal | 40 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 576 | Priddles Ln - Drainage Wottamolla/Bugong Rural Renewal | 0 | 0 | 60 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 577 | Various Drainage Programs - Unallocated | 0 | 60 | 4 | 9 | 42 | 65 | 995 | 1,145 | 1,145 | 1,177 | 4,639 |
| 578 | Visitor Information Centre | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 579 | Shoalhaven Heads - DiscoveryPl/NoakesSt - Sinkholes Remediation | 77 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 580 | **Strategic Roads and Bridges** | **213** | **383** | **767** | **675** | **1,126** | **250** | **24** | **474** | **19** | **382** | **0** |
| 581 | **Strategic Roads and Bridges** | | | | | | | | | | | |
| 582 | **Regional, Sub-Arterial and Industrial** | | | | | | | | | | | |
| 583 | South Nowra - HYSA (Hillcrest to Yalwal Sub-Arterial) - Investigation | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 584 | Albatross Rd - RRRP CH0 CH0 Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 19 | 382 | 0 |
| 585 | Albatross Rd - RRRP CH0.213 CH0.820 Investig Urban Renewal | 17 | 325 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 586 | Culburra Rd - RRRP CH7.71 CH8.413 Rural Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 587 | Greenwell Pt Rd - RRRP CH1.96 CH2.27 Investig Rural Renewal | 0 | 20 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 588 | Jervis Bay Rd - RRRP CH5.98 CH6 Ashphalt Cons Urban Renewal | 0 | 0 | 50 | 634 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 589 | Kalandar St West - RRRP CH0.04 CH0.312 Urban Renewal | 0 | 38 | 717 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 590 | Naval College Rd - RRRP Nr Bayswood Rural Renewal | 0 | 0 | 0 | 41 | 748 | 0 | 0 | 0 | 0 | 0 | 0 |
| 591 | The Wool Rd - RRRP Highway>Tasman Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 24 | 474 | 0 | 0 | 0 |
| 592 | Braidwood Rd - RRRP CH53930 CH54270 Rehab Con Rural Renewal | 0 | 0 | 0 | 0 | 378 | 0 | 0 | 0 | 0 | 0 | 0 |
| 593 | KVlley/Wattamolla Rd - RRRP HighRisk Tree Man Rural Renewal | 0 | 0 | 0 | 0 | 0 | 250 | 0 | 0 | 0 | 0 | 0 |
| 594 | Back Forest - Bolong Rd - Rock Picking CH8.5 - Risk Mit Work | 86 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 595 | RRRP Various Upgrade | 60 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 596 | RRRP Various Location Const Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 597 | **Waste and Recycling Program** | **1,556** | **4,106** | **3,550** | **1,465** | **1,835** | **2,660** | **2,115** | **4,130** | **4,610** | **1,910** | **0** |
| 598 | **Landfill and Transfer Station Operations** | | | | | | | | | | | |
| 599 | **Waste Capital Expenditure** | | | | | | | | | | | |
| 600 | Bins and Equipment | 156 | 150 | 150 | 200 | 200 | 200 | 200 | 200 | 200 | 200 | 0 |
| 601 | Relocation and Refurbish Offices Huskisson Depot | 115 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 602 | Waste Plant Purchases Landfill Compactor | 105 | 1,000 | 0 | 0 | 0 | 0 | 0 | 1,000 | 0 | 0 | 0 |
| 603 | Waste Plant Purchases Passenger Vehicles & Utes | 208 | 200 | 200 | 200 | 200 | 200 | 200 | 200 | 200 | 200 | 0 |
| 604 | West Nowra Landfill Closure Rehabilitation | 156 | 150 | 150 | 0 | 0 | 0 | 250 | 250 | 0 | 0 | 0 |
| 605 | Waste Plant Purchases | 817 | 1,085 | 2,520 | 610 | 1,300 | 1,800 | 1,065 | 950 | 960 | 1,335 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 606 | Office upgrade / relocate / refurbish | 0 | 415 | 225 | 0 | 0 | 75 | 25 | 150 | 1,850 | 0 | 0 |
| 607 | Fencing and Signage | 0 | 119 | 110 | 20 | 120 | 150 | 30 | 225 | 10 | 60 | 0 |
| 608 | Capital Programs General | 0 | 986 | 195 | 435 | 15 | 235 | 345 | 1,155 | 1,390 | 115 | 0 |
| 609 | **Waterways Infrastructure** | **937** | **270** | **550** | **30** | **530** | **30** | **70** | **30** | **330** | **30** | **0** |
| 610 | **Waterways Infrastructure** | | | | | | | | | | | |
| 611 | **Waterways Infrastructure** | | | | | | | | | | | |
| 612 | Waterways - Better Boating Program Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 613 | Bendalong - Waterways BLR Rural Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 40 | 0 | 0 | 0 | 0 |
| 614 | Springs Rd - Waterways BLR Rural Renewal | 0 | 0 | 0 | 0 | 300 | 0 | 0 | 0 | 0 | 0 | 0 |
| 615 | Yalwal St - Waterways BLR & Walkway Urban Renewal | 0 | 0 | 280 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 616 | Waterways - Fishing Cleaning Facilities Renewal | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 0 |
| 617 | West St - Waterways Slipway Urban Renewal | 0 | 20 | 180 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 618 | Island Point Rd - Waterways Jetty Urban Renewal | 0 | 0 | 60 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 619 | Currambene Ck - Waterways Path / Fishing Fac Rural Renewal | 100 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 620 | Wharf Rd - Waterways BLR Urban Renewal | 0 | 20 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 621 | Lakehaven Dr - Waterways Lion Park BLR Urban Renewal | 0 | 200 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 622 | South St - Waterways Pontoon Urban Renewal | 0 | 0 | 0 | 0 | 200 | 0 | 0 | 0 | 0 | 0 | 0 |
| 623 | Plantation Point - Waterways BLR Urban Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 300 | 0 | 0 |
| 624 | Lakehaven Dr - Waterways Fishing Fac/ Wall Urban Renewal | 250 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 625 | Comerong Island Rd - Flood Levee - P11L1 - Natural Disaster | 151 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 626 | Myola – Catherine St - Renewal– Boat Launching Ramp & Pontoon | 226 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 627 | Shoalhaven Levee Restoration Works (Construct) | 180 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 628 | **Water and Sewer Services** | **22,238** | **14,339** | **15,029** | **17,729** | **22,229** | **17,329** | **22,559** | **21,829** | **21,829** | **22,829** | **99,640** |
| 629 | **Sewer Services** | | | | | | | | | | | |
| 630 | **Chargeable Private Works** | | | | | | | | | | | |
| 631 | Pressure Sewer System Installation | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 0 |
| 632 | **New Works (Asset Enhancement)** | | | | | | | | | | | |
| 633 | Coastal Zone Mgmt -Sewer Asset Protection | 0 | 1,000 | 1,000 | 1,000 | 1,000 | 1,000 | 1,000 | 1,000 | 1,000 | 1,000 | 8,000 |
| 634 | St Anns and Lyrebird Park SPS Upgrade | 2,700 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 635 | Various CCTV STP install | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 240 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 636 | Various microwave & VOIP upgrade | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 240 |
| 637 | Various odour control | 20 | 20 | 20 | 20 | 20 | 20 | 20 | 20 | 20 | 20 | 160 |
| 638 | Waste water various chlorine safety improvements | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 240 |
| 639 | Sewer Low Power - wide area network | 100 | 100 | 100 | 100 | 100 | 0 | 0 | 0 | 0 | 0 | 0 |
| 640 | Emergency Battery backup SPS's | 60 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 641 | **Other Asset Purchases** | | | | | | | | | | | |
| 642 | Sewer Land Purchases | 200 | 200 | 200 | 200 | 200 | 200 | 200 | 200 | 200 | 200 | 1,600 |
| 643 | Sewer Office furniture & equipment | 120 | 120 | 120 | 120 | 120 | 120 | 120 | 120 | 120 | 120 | 960 |
| 644 | Sewer Vehicle Purchases | 794 | 200 | 200 | 200 | 200 | 200 | 200 | 200 | 200 | 200 | 2,000 |
| 645 | Sewer Plant Purchases | 1,201 | 500 | 500 | 500 | 500 | 500 | 500 | 500 | 500 | 500 | 4,000 |
| 646 | **Renewal / Replacement Works** | | | | | | | | | | | |
| 647 | Callala SPS 3 RM Replacement | 750 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 648 | Erowal Bay Sewer Protection | 500 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,000 |
| 649 | FY- SPS Electrical Control Panel Replacements | 750 | 750 | 300 | 300 | 300 | 0 | 0 | 0 | 0 | 0 | 0 |
| 650 | Husk Vincentia SPS 7 RM & GM upgrade | 520 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,900 |
| 651 | New Renewals Works to be determined | 0 | 0 | 0 | 6,300 | 9,000 | 8,000 | 10,000 | 9,000 | 10,000 | 9,000 | 32,000 |
| 652 | Sewer A&W minor works program | 60 | 60 | 60 | 60 | 60 | 60 | 60 | 60 | 60 | 60 | 480 |
| 653 | Sewer Various access road renewals | 10 | 10 | 10 | 10 | 10 | 10 | 10 | 10 | 10 | 10 | 80 |
| 654 | Sewer Various Optical Fibre Install-Replacement | 15 | 15 | 15 | 15 | 15 | 15 | 15 | 15 | 15 | 15 | 120 |
| 655 | Sewer Various security fence replacements | 20 | 20 | 20 | 20 | 20 | 20 | 20 | 20 | 20 | 20 | 160 |
| 656 | Sewer Various SPS electrical replacements | 20 | 20 | 20 | 20 | 20 | 20 | 20 | 20 | 20 | 20 | 160 |
| 657 | Sewer Various SPS VSD replacements | 60 | 60 | 60 | 60 | 60 | 60 | 60 | 60 | 60 | 60 | 480 |
| 658 | South Nowra Surcharge Main | 100 | 4,500 | 5,000 | 700 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 659 | Various pump failure replacement program | 200 | 200 | 100 | 100 | 100 | 100 | 100 | 100 | 100 | 100 | 0 |
| 660 | Relining - Sewer Mains | 400 | 400 | 300 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 661 | **Water Services** | | | | | | | | | | | |
| 662 | **Communications Infrastructure & Equip** | | | | | | | | | | | |
| 663 | Communication Towers Capital -GF | 0 | 500 | 500 | 0 | 1,000 | 0 | 0 | 1,000 | 0 | 0 | 0 |
| 664 | Communications Section | 0 | 9 | 9 | 9 | 9 | 9 | 9 | 9 | 9 | 9 | 0 |
| 665 | **New Works (Asset Enhancement)** | | | | | | | | | | | |
| 666 | Water Various microwave and VOIP upgrades | 100 | 100 | 100 | 100 | 100 | 100 | 100 | 100 | 100 | 100 | 800 |
| 667 | Water Low Power - Wide area network | 60 | 50 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 668 | Citect to clear SCADA upgrade | 75 | 50 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 669 | Water Technology - DWQMP improvements | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 0 |
| 670 | **New Works Growth** | | | | | | | | | | | |
| 671 | Bendeela Reservoir | 1,094 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 672 | **Other Asset Purchases** | | | | | | | | | | | |
| 673 | Water Land Purchases | 100 | 100 | 100 | 100 | 100 | 100 | 100 | 100 | 100 | 100 | 800 |
| 674 | Water Office furniture & equipment | 120 | 120 | 120 | 120 | 120 | 120 | 120 | 120 | 120 | 120 | 960 |
| 675 | Water Plant Purchases | 2,630 | 1,000 | 1,000 | 1,000 | 1,000 | 1,000 | 1,000 | 1,000 | 1,000 | 1,000 | 8,000 |

CL22.261 - Attachment 1

**10 Year Proposed Capital Works Programming - New or Upgrade Projects**

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 699 | **Bridges** | **230** | **200** | **0** | **0** | **0** | **0** | **100** | **1,500** | **1,350** | **0** | **0** |
| 700 | **Bridges** | | | | | | | | | | | |
| 701 | **Concrete and Timber** | | | | | | | | | | | |
| 702 | Croobyar Rd - Bridge Pettys FCB Rural Upgrade/New | 200 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 703 | Bunkers Hill Rd - Bridge Millers Creek Rural Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 100 | 1,400 | 0 | 0 | 0 |
| 704 | Brogers Ck Rd - Bridge Brogers Creek Rural Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 100 | 1,350 | 0 | 0 |
| 705 | T Ridge Rd - Bridge Higgins Ck Culvert/Apprch Upgrade/New | 30 | 200 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 706 | **Buildings and Property** | **9,432** | **1,318** | **1,568** | **776** | **602** | **200** | **200** | **380** | **450** | **0** | **51,482** |
| 707 | **Community, Residential and Commercial Buildings** | | | | | | | | | | | |
| 708 | **Depot Improvements** | | | | | | | | | | | |
| 709 | Fleet management accommodation | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 100 |
| 710 | Generator for Bomaderry Depot | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 400 |
| 711 | New offices for District Engineers | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 250 |
| 712 | Supervisor accommodation | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 100 |
| 713 | Yard formalisation of roads and services | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 500 |
| 714 | Works Depots - Outdoor racking | 0 | 0 | 0 | 0 | 49 | 0 | 0 | 0 | 0 | 0 | 0 |
| 715 | Works Depots - Security | 0 | 0 | 0 | 48 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 716 | Works Depots - Yard sealing | 0 | 0 | 47 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 717 | Bomaderry Depot - Replace LEDs in Store Building | 0 | 0 | 21 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 718 | Depot - Council Wash Bay Sewer Cnnctn Urban Upgrade/New | 0 | 10 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 719 | **Destination Parks Buildings** | | | | | | | | | | | |
| 720 | Berry District Park - Four Unisex Facilities | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 410 |
| 721 | Greenwell Point-Titania reserve- New Public Toilet-Construct | 380 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 722 | **Public Amenities** | | | | | | | | | | | |
| 723 | Berringer Lake - Cunjurong Reserve - New Public Toilet | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 250 | 0 | 0 |
| 724 | Narrawallee-Adjacent Lake Entrance-Four unisex facilities - Design | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 725 | Shoalhaven Heads - River Entrance Road - New Public Toilet | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 240 |
| 726 | Berringer Lake - Cunjurong Reserve - New Public Toilet - Single Unisex | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 445 |
| 727 | South Narrawallee Beach - Surfers Ave - New Public Toilet | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 180 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 728 | Myola-Callala Beach Rd-Twin unisex facilities | 0 | 0 | 0 | 175 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 729 | Myola Breakwall - New Public Toilet | 100 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 730 | **Public Buildings** | | | | | | | | | | | |
| 731 | Community Buildings - Keyless Electronic Entry | 0 | 0 | 0 | 53 | 53 | 0 | 0 | 0 | 0 | 0 | 0 |
| 732 | Shoalhaven City Library - Construction | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 20,000 |
| 733 | Shoalhaven City Library - Invest & Design | 0 | 0 | 1,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 734 | Installation of Lions Club Shed - Proposed 21 Norfolk Ave | 270 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 735 | Sanctuary Point Library - Design & Invest | 2,329 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 13,437 |
| 736 | Fire Services Upgrade - Nowra Showground | 384 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 737 | **Showground Buildings** | | | | | | | | | | | |
| 738 | Fire Service Upgrade - Milton Showground | 200 | 200 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 739 | Milton Showground Dog Club Relocation | 65 | 100 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 740 | Showground Amenities - SCC BLERF Contribution | 3,700 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 741 | **Sportsfield Buildings** | | | | | | | | | | | |
| 742 | Sanctuary Point - Francis Ryan Reserve - New Amenities | 1,040 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 743 | Shoalhaven Heads - Jerry Bailey Oval - New Public Toilet | 414 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 744 | Upgrading Sussex Inlet Community Hall Car Park | 0 | 250 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 745 | Shoalhaven Swim Sport Fitness Building Fire Compliance | 150 | 150 | 300 | 300 | 300 | 0 | 0 | 0 | 0 | 0 | 0 |
| 746 | Crookhaven Oval amenities building | 200 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,600 |
| 747 | **Corporate Buildings** | | | | | | | | | | | |
| 748 | **Administrative Building Management - Capital** | | | | | | | | | | | |
| 749 | Nowra Admin Building - Bathroom & kitchen refurbishment programme | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 3,000 |
| 750 | Nowra Admin Building - Western extension to expand building size | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 10,000 |
| 751 | Roof Improvement and Solar Upgrade | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,000 |
| 752 | Bridge Rd Additional Carpark Works for Permanent Use | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 753 | Nowra Admin Building - IT Cabling - stage 2 | 0 | 158 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 754 | Front Counter Refit | 0 | 250 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 755 | **Property Management** | | | | | | | | | | | |
| 756 | **Property Development** | | | | | | | | | | | |
| 757 | Property Develop General | 200 | 200 | 200 | 200 | 200 | 200 | 200 | 200 | 200 | 0 | 0 |



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| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 758 | **Business Units - Non-Commercial Activities** | **838** | **869** | **212** | **131** | **162** | **33** | **114** | **70** | **133** | **33** | **8,388** |
| 759 | **Cemeteries** | | | | | | | | | | | |
| 760 | **Bereavement Services Capital Expenditure** | | | | | | | | | | | |
| 761 | Upgrade - Cremators Emission Control | 0 | 0 | 10 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 500 |
| 762 | Sandridge Disability access constuction | 0 | 0 | 0 | 0 | 75 | 0 | 0 | 0 | 0 | 0 | 0 |
| 763 | SMGLC - Solar array & storage battery install | 0 | 83 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 764 | SMGLC - APZ construction | 0 | 104 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 765 | SMGLC - Lawn beams S7 & monument construct & land | 19 | 18 | 18 | 18 | 18 | 18 | 18 | 18 | 18 | 18 | 0 |
| 766 | Cambewarra - Flood mitigation design and construction | 135 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 767 | Sandridge - Lawn beams constructions & landscaping | 16 | 15 | 15 | 15 | 15 | 15 | 15 | 15 | 15 | 15 | 0 |
| 768 | SMGLC - Upgrade Cremators Emission Control | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 769 | **Entertainment Centre** | | | | | | | | | | | |
| 770 | **Shoalhaven Entertainment Centre** | | | | | | | | | | | |
| 771 | Auditorium audio system | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 300 |
| 772 | Auditorium floor & stage refurbish/replace (AMP) | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 32 | 0 | 0 | 32 |
| 773 | Auditorium lighting replacement (house lights) (AMP) | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 370 |
| 774 | Auditorium seat replacement (excl retractable system) | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 445 |
| 775 | Banquet furniture (chairs & tables) - replacement | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 100 |
| 776 | Building signage (AMP) | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 28 |
| 777 | Cool room panels replacement | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 5 | 0 | 0 | 0 |
| 778 | Dimmer unit replacement (AMP) | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 197 |
| 779 | Dressing Room Air Conditioning (AMP) | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 28 |
| 780 | External light replacements (AMP) | 0 | 0 | 0 | 0 | 0 | 0 | 36 | 0 | 0 | 0 | 164 |
| 781 | External painting of building (AMP) | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 64 |
| 782 | Operable floor repair kits (AMP) | 0 | 0 | 20 | 0 | 20 | 0 | 20 | 0 | 0 | 0 | 20 |
| 783 | Replace CCTV system (AMP) | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1 |
| 784 | Replace exterior refrigeration (compressors cool rooms) | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 32 |
| 785 | Replace kitchen equipment (AMP) | 0 | 0 | 0 | 0 | 34 | 0 | 0 | 0 | 0 | 0 | 518 |
| 786 | Studio Seat only replacement (excl retractable system) | 0 | 0 | 0 | 53 | 0 | 0 | 0 | 0 | 0 | 0 | 49 |
| 787 | **Mechanical Services** | | | | | | | | | | | |
| 788 | **Fleet & Mechanical Services Capital** | | | | | | | | | | | |

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| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 789 | Fleet & Mechanical - Bushfire Green Waste Cleanup | 446 | 149 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 790 | **Mechanical Services Equipment** | | | | | | | | | | | |
| 791 | Comerong Ferry precinct development | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,040 |
| 792 | Comerong Ferry landside infrastructure | 0 | 0 | 25 | 0 | 0 | 0 | 25 | 0 | 0 | 0 | 0 |
| 793 | Comerong Ferry inspection and reburb | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 3,200 |
| 794 | Comerong Ferry flood pier construction | 208 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 795 | **Swim and Fitness** | | | | | | | | | | | |
| 796 | **Aquatics Capital Program** | | | | | | | | | | | |
| 797 | Ulladulla Sea Pool - Upgrade section line from sea | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 100 | 0 | 0 |
| 798 | Kangaroo Valley Village Pool Solar Heating | 0 | 0 | 48 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 799 | Berry Village Pool Solar Heating | 0 | 0 | 28 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 800 | Shoalhaven Heads Village Pool Solar Heating | 0 | 0 | 48 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 801 | Milton Village Pool Solar Heating | 0 | 0 | 0 | 45 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 802 | Bay and Basin Leisure Centre HVAC replacement | 0 | 500 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 803 | Aquatic Play Park - Huskisson Sea Pool - White Sands / Voyager Park | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 800 |
| 804 | Ulladulla Leisure Centre Waterplay Park | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 500 |
| 805 | Sussex Inlet Aquatic Centre Microwave System Upgrade | 15 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 806 | **Business Units - Commercial Activities** ** Budget for 10 years depends on business decisions of Council and are subject to change | **7,659** | **7,748** | **9,050** | **7,542** | **8,404** | **7,816** | **10,474** | **11,009** | **7,337** | **6,526** | **4,850** |
| 807 | **Cemeteries** | | | | | | | | | | | |
| 808 | **Bereavement Services Capital Expenditure** | | | | | | | | | | | |
| 809 | SMGLC - Chapel expansion scoping | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 3,750 |
| 810 | **Swim and Fitness** | | | | | | | | | | | |
| 811 | **Aquatics Capital Program** | | | | | | | | | | | |
| 812 | Ulladulla Leisure Centre Gym Extension | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,100 |
| 813 | **Tourist Parks** | | | | | | | | | | | |
| 814 | **Holiday Haven Amenities** | | | | | | | | | | | |
| 815 | Holiday Haven Amenities | 730 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 816 | Lake Tabourie Amenities Building | 550 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 817 | **Holiday Haven Cabin Development** | | | | | | | | | | | |
| 818 | Holiday Haven Cabins | 1,786 | 4,720 | 6,022 | 4,514 | 5,376 | 4,788 | 7,446 | 7,981 | 4,309 | 3,498 | 0 |
| 819 | HH - KV - Cabin ## motel st - New - FY22 | 130 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 820 | **Holiday Haven Ensuite Development** | | | | | | | | | | | |
| 821 | Holiday Haven Ensuites | 420 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 822 | HH - UD - 4-Way ensuite - New - FY22 | 25 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 823 | **Holiday Haven Other Buildings** | | | | | | | | | | | |
| 824 | Holiday Haven Other Build | 792 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 825 | **Holiday Haven Other Infrastructure** | | | | | | | | | | | |
| 826 | Holiday Haven Other Infrastructure | 1,507 | 3,028 | 3,028 | 3,028 | 3,028 | 3,028 | 3,028 | 3,028 | 3,028 | 3,028 | 0 |
| 827 | **Holiday Haven Recreation** | | | | | | | | | | | |
| 828 | Holiday Haven Recreation | 1,080 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 829 | **Holiday Haven Roadworks** | | | | | | | | | | | |
| 830 | Holiday Haven Roadworks | 144 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 831 | **Holiday Haven Siteworks** | | | | | | | | | | | |
| 832 | Holiday Haven Siteworks | 495 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 833 | **Community and Culture** | **1,795** | **2,455** | **1,029** | **729** | **529** | **529** | **529** | **529** | **529** | **529** | **8,563** |
| 834 | **Community Services** | | | | | | | | | | | |
| 835 | **Community Services - Capital** | | | | | | | | | | | |
| 836 | Mundamia URA Community/Childcare Centre | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,213 |
| 837 | Dog Policy Review - Implementation | 0 | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 0 |
| 838 | Recovery and Resilience Grant - capital components | 450 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 839 | **Library** | | | | | | | | | | | |
| 840 | **Books & Audio Visual** | | | | | | | | | | | |
| 841 | Books & Audio Visual | 414 | 414 | 414 | 414 | 414 | 414 | 414 | 414 | 414 | 414 | 0 |
| 842 | **Library Furniture & Equipment** | | | | | | | | | | | |
| 843 | Library Furniture & Equip | 61 | 61 | 61 | 61 | 61 | 61 | 61 | 61 | 61 | 61 | 0 |
| 844 | Shoalhaven Flood Boat | 0 | 0 | 400 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 845 | **Tourism and Events** | | | | | | | | | | | |
| 846 | **Tourism Projects** | | | | | | | | | | | |
| 847 | Project Management / Design (Sus Tour Infr Grant) | 846 | 1,926 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 848 | **Shoalhaven Regional Gallery** | | | | | | | | | | | |
| 849 | **Shoalhaven Regional Gallery Capital** | | | | | | | | | | | |
| 850 | Regional Gallery upgrade - investigation and planning | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 900 |
| 851 | Shoalhaven Regional Gallery Courtyard Upgrade | 0 | 0 | 100 | 200 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 852 | Multi Arts Facility - storage / rehearsal / workshop space | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 6,450 |
| 853 | Regional Gallery Capital | 24 | 24 | 24 | 24 | 24 | 24 | 24 | 24 | 24 | 24 | 0 |
| 854 | **Economic Development** | **15,469** | **4,060** | **3,520** | **14,320** | **3,540** | **4,840** | **3,440** | **4,040** | **3,120** | **2,020** | **######** |
| 855 | **Economic Development** | | | | | | | | | | | |
| 856 | **Economic Development Area Projects** | | | | | | | | | | | |
| 857 | Wondalga Farm Capital Improvements | 0 | 40 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 858 | EDO - Ulladulla Boardwalk and Ulladulla Harbourside | 4,549 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 859 | Ulladulla Harbourside | 1,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 860 | **Industrial Land Development** | | | | | | | | | | | |
| 861 | Industrial Land Purchases | 3,000 | 0 | 0 | 0 | 1,020 | 2,920 | 1,220 | 2,020 | 2,000 | 2,000 | ###### |
| 862 | West Ulladualla - Subdivision | 0 | 0 | 0 | 0 | 0 | 820 | 1,000 | 1,000 | 620 | 20 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 863 | Industrial Land Flinders | 1,500 | 0 | 0 | 0 | 1,020 | 0 | 0 | 0 | 0 | 0 | 0 |
| 864 | Ulladulla Subdivision - Former STP | 100 | 0 | 1,500 | 1,500 | 1,500 | 1,000 | 0 | 0 | 0 | 0 | 0 |
| 865 | Flinders - Racetrack | 0 | 0 | 0 | 0 | 0 | 100 | 1,220 | 1,020 | 500 | 0 | 0 |
| 866 | AATP Stage 5 - Subdivision | 1,000 | 0 | 0 | 1,800 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 867 | Flinders Industrial - Stage 12 (Long's Land) | 300 | 2,020 | 2,020 | 11,020 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 868 | Woollamia Units | 2,020 | 1,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 869 | Flinders Units | 2,000 | 1,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 870 | **Environmental Management** | **1,772** | **117** | **174** | **239** | **49** | **164** | **139** | **39** | **54** | **259** | **806** |
| 871 | **Coastal and Estuary Management** | | | | | | | | | | | |
| 872 | **Coastal Programme** | | | | | | | | | | | |
| 873 | Huskisson - Sea Pool Steps | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 60 |
| 874 | Mapping & Assessing Endangered Ecological Communities | 45 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 875 | Foreshore Protection and Preservation - Community Engagement | 30 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 876 | Bendalong Boat Harbour Viewing Platform | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 160 |
| 877 | Managing & Stabilising Dune Systems Improving Beach Access | 144 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 878 | Implement Beach Scraping at High Priority Beaches | 155 | 78 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 879 | Currarong Creek FRP all ability beach access upgrade (572) | 0 | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 880 | Hydraulic Assessment Risk Areas | 80 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 881 | Beach Access Upgrades | 200 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 882 | Strategic Identifcation of Disabled Beach Access | 30 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 883 | Climate change impacts policy | 100 | 0 | 0 | 0 | 0 | 0 | 100 | 0 | 0 | 0 | 0 |
| 884 | Coastal - Foreshore Disabled Access Improvements Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 486 |
| 885 | Shoalhaven Heads Viewing Platform | 262 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 886 | **Estuary Programme** | | | | | | | | | | | |
| 887 | CnjlaPrk Frshr - Est Prog Recovery Urban Upgrade/New | 637 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 888 | **Floodplain Management** | | | | | | | | | | | |
| 889 | **Floodplain Programme** | | | | | | | | | | | |
| 890 | Flood Alert Network Upgrade | 39 | 39 | 39 | 39 | 39 | 39 | 39 | 39 | 39 | 39 | 0 |
| 891 | **Natural Areas** | | | | | | | | | | | |
| 892 | **Natural Areas Infrastructure** | | | | | | | | | | | |
| 893 | Cullunghutti Plan of Management | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 894 | Location Unllc - Nat Areas Bch Accss Sgng Unllc Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 15 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 895 | Greenwell Pt Frshr - Nat Areas Pathwy Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 100 |
| 896 | Bundewallah Rs - Natural Areas Wlk Bridge Rural Upgrade/New | 0 | 0 | 25 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 897 | Shoalhaven Rvr - NatrlArs WlsnsWlk Barr'r Urban Upgrade/New | 0 | 0 | 0 | 0 | 10 | 0 | 0 | 0 | 0 | 0 | 0 |
| 898 | Centre St - Nat Ars Frshr Disabled Access Urban Upgrade/New | 0 | 0 | 30 | 200 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 899 | CallalaBch Rd - Nat Ars Frshr DisbldAccss Urban Upgrade/New | 0 | 0 | 30 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 900 | Farrant Av - Nat Areas Frshre DisbldAccss Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 30 | 0 | 0 | 0 | 220 | 0 |
| 901 | North Surf SLC - Natural Areas Vw Pltfrm Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 95 | 0 | 0 | 0 | 0 | 0 |
| 902 | **Fire Protection and Emergency Services** | **0** | **0** | **0** | **0** | **0** | **0** | **0** | **0** | **0** | **0** | **0** |
| 903 | **Fire Protection and Emergency Services** | | | | | | | | | | | |
| 904 | Rural Fire Service Buildings | | | | | | | | | | | |
| 905 | Fire Stations (Various) | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 906 | **Internal Corporate Services** | **725** | **300** | **300** | **300** | **300** | **300** | **300** | **325** | **300** | **300** | **26,256** |
| 907 | **Fleet and Plant** | | | | | | | | | | | |
| 908 | **Fleet Unit Purchase / Sale of Plant** | | | | | | | | | | | |
| 909 | North - LRRP - Construction & Parks Team Resources | 170 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 910 | North - LRRP - Roads Maintenance Team Resources | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 911 | Surveillance Officer, Northern District Vehicle | 55 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 912 | **Purchase / Sale of Vehicles** | | | | | | | | | | | |
| 913 | Fleet Services Business & Master Plan | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 25 | 0 | 0 | 0 |
| 914 | **Information Technology** | | | | | | | | | | | |
| 915 | **IT Capital Projects** | | | | | | | | | | | |
| 916 | Corporate Mobile Devices | 100 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 1,978 |
| 917 | Master Data Management Solution | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,800 |
| 918 | Minute Books Digitisation | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 200 |
| 919 | IT Equipment | 400 | 200 | 200 | 200 | 200 | 200 | 200 | 200 | 200 | 200 | 1,179 |
| 920 | IoT Smart Technology | 0 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 0 |
| 921 | **Financial Planning and Management** | | | | | | | | | | | |
| 922 | **Section 94 Active Recreation** | | | | | | | | | | | |
| 923 | Bernie Regan Sport Complex | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,000 |
| 924 | Planning Area 2 Recreation Facility Upgr | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,303 |
| 925 | Planning Area 3 Recreation Facility Upgr | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 9,000 |
| 926 | Planning Area 5 Recreation Facility Upgr | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 5,875 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 927 | **Section 94 Community Facilities** | | | | | | | | | | | |
| 928 | Culburra Community Centre | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 843 |
| 929 | Manyana Community Hall Extend | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 138 |
| 930 | **Section 94 Passive Recreation** | | | | | | | | | | | |
| 931 | Manyana Foreshore Fac Upgrade | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 153 |
| 932 | **Section 94 Roads** | | | | | | | | | | | |
| 933 | Bendalong & Inyadda Intersect | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 128 |
| 934 | Bendalong Rd & Inyadda Dr | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 214 |
| 935 | Quinns Lane | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 576 |
| 936 | Northern Section Currambene St | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,869 |
| 937 | **Open Space, Sport and Recreation** | **10,402** | **5,230** | **468** | **468** | **3,256** | **3,256** | **468** | **523** | **468** | **468** | **######** |
| 938 | **Parks, Reserves, Sport and Recreation Areas** | | | | | | | | | | | |
| 939 | **Active Recreation** | | | | | | | | | | | |
| 940 | Active Recreation Minor Improvement | 453 | 285 | 235 | 285 | 285 | 285 | 285 | 285 | 285 | 285 | 0 |
| 941 | Berry Equestrian Grounds | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 2,400 |
| 942 | Community Infrastructure Strategic Plan identified works | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 3,140 |
| 943 | Culburra Skate Park Learn to Ride Facility DesignDevelopment | 0 | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 944 | Forward Design | 100 | 100 | 100 | 100 | 100 | 100 | 100 | 100 | 100 | 100 | 0 |
| 945 | Southern SCARP - Artie Smith | 834 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 6,533 |
| 946 | Sporting Fields - Planning Area 1 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 13,872 |
| 947 | Ulladulla Skate Park | 3,436 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 948 | Ulladulla Skate Park extension | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,500 |
| 949 | Review Community Infrastructure Strategic Plan | 100 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 950 | Ulladulla Sports Park AFL / Cricket Field Resurfacing | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 600 |
| 951 | Shoalhaven Rugby Park Flood Light Upgrade | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 750 |
| 952 | Jervis St - Recrtn LrbrdPk Trshrck/Access Urban Upgrade/New | 0 | 60 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 953 | Amenities Upgrades Backlog | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 56,000 |
| 954 | Mollymook - Bill Andriske Oval Irrigation | 34 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 955 | **Destination Parks** | | | | | | | | | | | |
| 956 | Mollymook Foreshore Carparking - Stage 2 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 500 |
| 957 | **General Program** | | | | | | | | | | | |
| 958 | Greys Beach Masterplan | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,500 |
| 959 | SCC Land - Site Infrastructure Solar Project - stage 1 design & investigate | 0 | 35 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 960 | **Passive Recreation** | | | | | | | | | | | |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 961 | Embellishment of Passive Open Space - Tomerong | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 195 |
| 962 | Land Acquisition - Culburra Expansion Area | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 2,055 |
| 963 | Land Acquisition - Old Southern Rd, Sth Nowra | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,646 |
| 964 | Land Acquisition - Princes Highway Berry | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,841 |
| 965 | Land Acquisition - St Georges Basin Village Centre Green | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 354 |
| 966 | Land acquisition for Dolphin Pt Expansion | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 741 |
| 967 | Land Acquisition for Killarney Expansion | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 366 |
| 968 | Land acquisition for Manyana / Cunjurong | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 713 |
| 969 | Moss Vale Road South URA Open Space Embelishment - Inv & Des | 47 | 400 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 970 | Mundamia URA - Central Open Space | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 941 |
| 971 | Nowra Riverfront Open Space Area - Invest & Design | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,300 |
| 972 | Plantation Point - Flying Fox - Park Embellishments | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 200 |
| 973 | Sanctuary Point Skate Park | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 200 |
| 974 | Vincentia Expansion Area | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,759 |
| 975 | C&R Bay and Basin Leisure Centre Redevelopment | 715 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 30,000 |
| 976 | Nowra - Marriott Park | 205 | 0 | 0 | 0 | 2,788 | 2,788 | 0 | 0 | 0 | 0 | 0 |
| 977 | Regional Skate Park Area 3 - Bay & Basin | 496 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 978 | Parks Enhancement Program | 0 | 40 | 40 | 40 | 40 | 40 | 40 | 40 | 40 | 40 | 0 |
| 979 | SSF - Park Enhancement Program | 83 | 43 | 43 | 43 | 43 | 43 | 43 | 43 | 43 | 43 | 0 |
| 980 | Paringa Park - Construction | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 5,850 |
| 981 | Boongaree - Stage 2 to 7 | 3,500 | 3,927 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 982 | Paringa Park Detailed Design | 0 | 300 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 983 | Boorawine Tce - Recreation Playgrnd Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 55 | 0 | 0 | 0 |
| 984 | Depot Rd - Recreation Picnic Area Urban Upgrade/New | 0 | 40 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 985 | Titania Park Exercise Circuit & Pathway | 144 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 986 | Playground - Bomaderry - Sheraton Drive | 131 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 987 | Bomaderry - Sampson Crescent - Playground | 124 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 988 | **Regulatory Services** | **180** | **90** | **55** | **55** | **55** | **55** | **55** | **55** | **55** | **55** | **628** |
| 989 | **Development, Building and Compliance** | | | | | | | | | | | |
| 990 | **Development Services Equipment** | | | | | | | | | | | |
| 991 | Development Services Equipment | 28 | 28 | 28 | 28 | 28 | 28 | 28 | 28 | 28 | 28 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 992 | **Environmental Regulation** | | | | | | | | | | | |
| 993 | **Environmental Services - Capital** | | | | | | | | | | | |
| 994 | Vertebrate Pest Control | 25 | 35 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 385 |
| 995 | Wildlife deterrent Virtual Fencing | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 95 |
| 996 | Environmental Laboratory upgrade | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 140 |
| 997 | Land Management teleconferencing facilities | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 8 |
| 998 | Environmental Services - Additional Vehicles | 100 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 999 | **Water Sampling Unit** | | | | | | | | | | | |
| 1000 | Environmental Services Capital | 28 | 28 | 28 | 28 | 28 | 28 | 28 | 28 | 28 | 28 | 0 |
| 1001 | **Roads and Transport** | **12,945** | **7,956** | **15,141** | **3,271** | **3,915** | **8,004** | **6,973** | **1,680** | **1,224** | **1,760** | **68,818** |
| 1002 | **Urban Roads** | | | | | | | | | | | |
| 1003 | **Pathways** | | | | | | | | | | | |
| 1004 | Nowra CBD Revitalisation | 559 | 559 | 559 | 559 | 559 | 559 | 559 | 559 | 559 | 559 | 0 |
| 1005 | Nowra DCP Review Stage 2 Development | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 300 |
| 1006 | Village Identification Signage - new - various locations | 0 | 0 | 0 | 54 | 0 | 49 | 0 | 0 | 0 | 0 | 0 |
| 1007 | Pedestrian Facilities - Kerb Ramps | 20 | 20 | 20 | 20 | 20 | 20 | 20 | 20 | 20 | 20 | 0 |
| 1008 | KangrooVlly Rd - Pedstrn Thms>Kentia Stg4 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 40 | 0 | 0 |
| 1009 | Elzbth Dr - Pdstrn Jrvs/Frdrck/Sttn Ftpth Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 165 |
| 1010 | Maisie Williams Dr - Ped Improve Construct Urban New | 0 | 0 | 90 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1011 | SanctPt Rd - Pedestrian IsnsHWare Bus Bay Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 140 |
| 1012 | KangrooVlly Rd - Pedstrn Ford>Cmtry Stg3 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 25 | 0 | 0 |
| 1013 | Pedestrian Facilities - CPTIGS Various - Accessible PT | 0 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 0 |
| 1014 | Rd Unalloc - Pedestrian CH0 SUP Stg2 Unalloc Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 900 |
| 1015 | Elizabeth Dr - Pedestrian Frederick Int Trffc Rfg Urban New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 150 |
| 1016 | Plunkett St - Pedestrian Hwy>Jrnal Ftpath Urban Upgrade/New | 0 | 0 | 60 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1017 | Lk ConjEnt Rd - Pedestrian Hghwy>HHvn SUP Brdg Urban New | 0 | 0 | 0 | 40 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1018 | Berry/Mntgue/Susan St - Drainage Brdwlks Urban Upgrade/New | 0 | 0 | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1019 | Owen St - Streetscape Urban Upgrade | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 700 |
| 1020 | Browns Rd - Pedstrn Mumblla>HWay Footpath Rural Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 40 | 0 | 0 | 0 | 0 |
| 1021 | Elizbth Dr - Pedstrn Blnhm/FrdrckLoop SUP Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 900 | 0 | 0 | 0 | 0 | 0 |
| 1022 | Various Locs - Streetscps Picnic Tbls/Sts Urban Upgrade/New | 0 | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1023 | W Birriley St - Pedestrian Footpath Urban New | 0 | 0 | 32 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1024 | Waldergrove Cr - Pedestrian SaumarezInt Trffc Rfg Urban New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 150 |
| 1025 | Greens Rd - Pedestrian Footpath Urban Upgrade/New | 0 | 0 | 11 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1026 | Naval College Rd - Streetscape Wlcm Sign Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 30 | 0 | 0 | 0 | 0 |
| 1027 | Pedestrian Facilities - Shared User Path / Bridges | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1028 | Illaroo Rd - Pedestrian CH0 SUP Rural Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 900 |
| 1029 | Goorama Dr - Pedestrian > Main Footpath Urban Upgrade/New | 0 | 0 | 0 | 55 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1030 | Murray St - Pedestrian >Golf Club Stg3 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 50 |
| 1031 | Scott/Staples St - Pedestrn CH0 Footpath Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 41 | 0 | 0 |
| 1032 | Old Southern Rd - Pedstrn Isa>GrnwPt Stg1 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 900 | 0 |
| 1033 | Matron Porter/Bishop Dr - Pedestrian SUP Con Urban New | 600 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1034 | South St - Pedestrian CH0 Footpath Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 120 |
| 1035 | South St - Pedestrian CH0 SUP Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 900 |
| 1036 | Rd Unalloc - Pedestrian CH0 SUP Stg4 Unalloc Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 900 |
| 1037 | Maxwell Cr - Pedstrn YllwBllyGl Res Ftpth Urban Upgrade/New | 0 | 0 | 100 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1038 | Farrant Av - Pedestrian CH0 Footpath Rural Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 60 | 0 | 0 | 0 | 0 |
| 1039 | Main Rd - Pedestrian East Footpath Urban Upgrade/New | 0 | 0 | 0 | 60 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1040 | Loralyn Av - Pedestrian Walmer SUP Urban Upgrade/New | 450 | 0 | 450 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1041 | Quay Rd - Pedestrian CH0 SUP Stg1 Urban Upgrade/New | 0 | 900 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 900 |
| 1042 | KangrooVlly Rd - Pedstrn Ford>Cmtry Stg2 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 25 | 0 | 0 |
| 1043 | Old Southern Rd - Pedstrn Isa>GrnwPt Stg2 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 900 |
| 1044 | Greenwell Pt Rd - Pdstrn Brrlln>Pyr Ftpth Rural Upgrade/New | 0 | 0 | 0 | 25 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1045 | Neilson Rd - Pedestrian CH0 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 2 | 29 | 0 | 0 |
| 1046 | Hawke St - Pedestrian Owen>Keppel SUP Rural Upgrade/New | 0 | 0 | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1047 | Princes Hghwy - Pedestrian Unallc SUPBrdg Urban New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 200 |
| 1048 | Greenwell Pt Rd - Pedestrian Clppr>West Ftpth Con Rural New | 0 | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1049 | Kangaroo Valley Rd - Pedstrn CH0 Ftbridge Urban Upgrade/New | 0 | 0 | 0 | 0 | 40 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1050 | Loralyn Av - Pedstrn No1 PedStair>Bsn Wlk Urban Upgrade/New | 0 | 0 | 0 | 60 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1051 | Rd Unalloc - Pedestrian CH0 SUP Unalloc Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1052 | Walton Wy - Pedestrn Crrng>Piscator Ftpth Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 80 | 0 | 0 | 0 |
| 1053 | Princes Highway - Pedestrian Improvements Constr Urban New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 97 |
| 1054 | St Vincent St - Pedestrian High Schl Safety Const Urban New | 1,600 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1055 | Tarawara/Brinawarr St - Pedstrn CH0 Ftpth Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 62 | 37 | 0 | 0 |
| 1056 | Kings Point Dr - Pedestrian CH0 SUP Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 900 |
| 1057 | Pine Forest Rd - Pedestrian CH0 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 1 | 17 | 0 | 0 | 0 | 0 |
| 1058 | Rd Unalloc - Pedestrian CH0 SUP Stg3 Unalloc Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 900 |
| 1059 | George Evans Rd - Pedestrian CH0 SUP Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 190 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1060 | MossVale Rd - Pedestrian Design SUP Brdg Rural New | 0 | 0 | 0 | 0 | 0 | 0 | 40 | 0 | 0 | 0 | 0 |
| 1061 | Evergreen Pl - Pedestrian To Elian Cr F'path Con Urban New | 0 | 0 | 15 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1062 | Meroo Rd - Pedestrian CH0 SUP Bridge Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 40 | 0 | 0 |
| 1063 | Farrelly Pl - Pdstrn Melalleuca Res Ftpth Rural Upgrade/New | 0 | 0 | 69 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1064 | CaravanPkEnt Rd - Pdstrn Hghwy>HolHvn SUP Rural Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 900 |
| 1065 | Burr Av - Pedestrian CarPark Footpath Rural Upgrade/New | 0 | 0 | 25 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1066 | Frederick St - Pedestrian Bitumen Pathwy Rural Upgrade/New | 0 | 0 | 0 | 9 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1067 | Minerva Av - Pedestrn Saumarz>Murray Stg2 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 110 | 0 | 0 |
| 1068 | Flinders Rd - Pedestrian Nowra Ck SUP Rural Upgrade/New | 0 | 0 | 0 | 40 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1069 | Frank Lws Wy - Pdstrn >BtRmp Bitmn Pathwy Rural Upgrade/New | 40 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1070 | Minerva Av - Pedestrian CH0 Stg1 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 6 | 114 | 0 | 0 | 0 |
| 1071 | Minerva Av - Pedestrian Elizbth>Saumarez Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 174 |
| 1072 | KangrooVlly Rd - Pdstrn Knta>Bndwllh Stg5 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 45 | 0 | 0 |
| 1073 | The Wool Rd - Pedestrian Hertge Area Wlk Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 50 |
| 1074 | Woolstencraft St - Pedestrian Footpath Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 44 | 0 | 0 | 0 | 0 |
| 1075 | Yalwal Rd - LRRP Alb Rd to Uni Road & SUP Design Rural New | 100 | 500 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1076 | West St - Pedestrian CH0 Footpath Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 300 |
| 1077 | White Sands Wk - Pedestrian Jervis>Blenhm Brdwalk Urban New | 0 | 0 | 0 | 0 | 36 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1078 | Ada St - Pedestrian West>Excellent SUP Rural Upgrade/New | 0 | 0 | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1079 | Albert St - Pedestrian E>George Ftpth Urban Upgrade/New | 0 | 0 | 0 | 52 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1080 | Albert St - Pedestrian Footpath Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 147 |
| 1081 | Orsova Pde - Pedestrian CH0 Footpath Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 90 | 0 |
| 1082 | Barwon St - Pedestrian Footpath Urban Upgrade/New | 0 | 0 | 0 | 31 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1083 | Berry St - Pedestrn Osbrne>Dgls - Ftpath Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 115 | 0 | 0 | 0 | 0 |
| 1084 | Woolly Wy - Pedestrian CH0 SUP Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 900 |
| 1085 | Garside/Donlan Rd - Pedestrian CH0 SUP Rural Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 900 |
| 1086 | Moresby St - Pedestrian No3 McKay Ftpath Urban Upgrade/New | 0 | 0 | 17 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1087 | Braidwood Rd - Streetscpe Vllg Cntr Trees Urban Upgrade/New | 0 | 0 | 0 | 16 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1088 | Ocean St - Pedestrian CH0 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 2 | 47 | 0 | 0 |
| 1089 | Rd Unalloc - Pedestrian CH0 SUP Stg1 Unalloc Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 400 |
| 1090 | Old Southern Rd - Pedestrian Isa>Browns Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 900 |
| 1091 | Croobyar Rd - Pedestrian CH0 SUP Rural Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 900 |
| 1092 | Yalwal Rd - Pedestrian CH0 SUP Rural Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 900 |
| 1093 | Sheaffe St - Pedestrian Lakerstn>End SUP Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 150 |
| 1094 | Sussex Rd - Pedestrian CH0 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 4 | 78 | 0 | 0 | 0 | 0 |
| 1095 | River Rd - Pedestrian CH0 SUP Urban Upgrade/New | 0 | 0 | 0 | 0 | 500 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1096 | Road Unalloc - Pedestrian Footpath Unalloc Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1097 | Yallara Cr - Pedestrn Wullun>Vost Footpth Urban Upgrade/New | 0 | 0 | 0 | 0 | 135 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1098 | Quay Rd - Pedestrian SUP Design Urban Upgrade/New | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1099 | Quinns Ln - Pedestrian CH0 SUP Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 900 |
| 1100 | Sussex/Iverisons Rd - Pedestrian CH0 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 3 | 48 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1101 | Quay Rd - Pedestrian CH0 SUP Stg2 Urban Upgrade/New | 0 | 0 | 900 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 900 |
| 1102 | Hawke St - Pedestrian Bowen>Kepel Rural Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 87 |
| 1103 | Silkwood Wlk - Streetscpe Wlk Path Lghtng Urban Upgrade/New | 25 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1104 | Elizabeth Dr - Pedestrian PlantatnPtInt Trffc Rfg Urban New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 150 |
| 1105 | Sophia Rd - Pedestrian James Cr F'path Con Urban New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 15 | 0 | 0 |
| 1106 | Sopers Rd - LRRP Riverbank Const Upgrade/New | 0 | 200 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1107 | Centre St - Pedestrian Brdge>Oak Footpath Rural Upgrade/New | 0 | 0 | 20 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1108 | Colyer Av - Pedestrian CH0 Footpath Rural Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 130 |
| 1109 | Dolphin Point Rd - Pedestrian Footpath Construct Urban New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 100 |
| 1110 | Cunjurong Pt Rd - Pedestrian SUP Rural New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 150 | 0 | 0 | 0 |
| 1111 | Ferry Ln - Pedestrian SUP & K&G Rural New | 250 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1112 | Braidwood Rd - Streetscape Village Cntr Ent Signs Rural New | 0 | 0 | 0 | 0 | 31 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1113 | Berry St - Pedestrian WrrgInt Trffc Lghts Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1114 | Murramarang Rd – Shared User Path (Bawley Point - Kioloa) | 1,800 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1115 | Myola - Catherine St East End BBRF Path & Parking (Conctruct) | 758 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1116 | Victoria St, Berry - Raised Children's Crossing | 70 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1117 | Main Rd, Cambewarra - Raised Children's Crossing | 100 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1118 | Lake Conjola, LC Entrance Road - SUP Bridge - BLERF | 900 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1119 | Thomson St, Sussex Inlet - Raised Median, Cyclist Treatment | 440 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1120 | **Public Carpark Construction** | | | | | | | | | | | |
| 1121 | Shoalhaven Rugby Park Car Park Sealing | 0 | 0 | 60 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1122 | McGrath Av - Parking CH0 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 4,500 |
| 1123 | Road Unalloc - Parking CBD East Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,160 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1124 | Road Unalloc - Parking CH0 All Day Urban Upgrade/New | 900 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 23,561 |
| 1125 | Queen St - Parking Town Cntr Urban Upgrade/New | 250 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1126 | Kinghorne St - Parking No 67 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 664 |
| 1127 | Kinghorne St - Parking No 9 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 438 |
| 1128 | Bridge Rd - Parking Old Gas Works Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,133 |
| 1129 | Collins Wy - Parking Town Cntr Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,258 |
| 1130 | Lawrence Av - Parking No 9 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 8,213 |
| 1131 | MossVale Rd - Parking No 169 Rural Upgrade/New | 0 | 0 | 0 | 0 | 0 | 171 | 0 | 0 | 0 | 0 | 0 |
| 1132 | Island Point Rd - Parking Village Centre Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 208 |
| 1133 | CBD Unalloc - Parking Land Acquisition Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,000 |
| 1134 | South St - Parking Boree/StVincent Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 430 |
| 1135 | Golf Av - Parking GolfCrseRf Bitumen Seal Urban Upgrade/New | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1136 | Riversdale Av - Parking Golf>Brlgh Pavmnt Urban Upgrade/New | 0 | 30 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1137 | Beach St Seal - Parking Bitumen Seal Urban Upgrade/New | 0 | 0 | 0 | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1138 | Monarch Pl - Parking Wowly Ck Urban Upgrade/New | 0 | 0 | 0 | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1139 | PlnttnPt/Nlsns/Blnhm/Cllngw Bch - Parkng Des Urban Upgrade | 0 | 0 | 0 | 60 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1140 | Basin View Pde - Parking Boatramp Urban Upgrade/New | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1141 | Nowra CBD Multideck Carpark | 0 | 2,000 | 11,500 | 0 | 0 | 5,000 | 5,000 | 0 | 0 | 0 | 0 |
| 1142 | Sussex Inlet - Nielson Rd - Carpark (behind Peace Park) | 392 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1143 | Sanctuary Point - Car Parking | 684 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1144 | **Urban Roads** | | | | | | | | | | | |
| 1145 | Virtual Fencing Pilot Trial - MIN21.343 | 0 | 20 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1146 | Kerb & Gutter - Contribution To Ratepayers Advance | 0 | 17 | 17 | 17 | 17 | 17 | 17 | 17 | 17 | 17 | 0 |
| 1147 | Traffic Facilities - Survey/Design Program | 0 | 63 | 63 | 63 | 63 | 63 | 63 | 63 | 63 | 63 | 0 |
| 1148 | Traffic Facilities - Street Lighting Program | 0 | 46 | 46 | 46 | 46 | 46 | 46 | 46 | 46 | 46 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1149 | Traffic Facilities - Signage Improvement Program | 0 | 16 | 16 | 16 | 16 | 16 | 16 | 16 | 16 | 16 | 0 |
| 1150 | George Evans Rd - Traffic Fac Yalwal Int Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 680 |
| 1151 | River Rd - Traffic Fac Hotel Ped Crossing Urban Upgrade/New | 0 | 0 | 0 | 60 | 60 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1152 | Yalwal Rd - TrffcFac Rnnch/LtwdInt Rndbts Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,203 |
| 1153 | Wattle St - LRRP FishermansPde Rd Int Urban Upgrade/New | 0 | 0 | 0 | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1154 | Lake View Dr - LRRP Various Investig Urban Upgrade | 0 | 0 | 0 | 30 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1155 | Boree St - LRRP Carpark #5 Bitumen Seal Urban Upgrade | 150 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1156 | Addison Rd - LRRP No 56 Urban Upgrade/New | 0 | 0 | 0 | 250 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1157 | The Marina - LRRP No 61-73 Access Rd Urban Upgrade/New | 0 | 0 | 0 | 0 | 800 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1158 | Frances Ryan Res - LRRP Laneway Const Urban Upgrade/New | 0 | 0 | 0 | 220 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1159 | Tallyan Point Rd - K&G Stormwater Urban Upgrade/New | 0 | 0 | 0 | 0 | 180 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1160 | Elizabeth Av - SRP Minerva Av Int Urban New | 50 | 411 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1161 | Burrill St - SRP Jervis St Int Urban New | 50 | 480 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1162 | Burrill St - SRP Moona Ck Urban New | 50 | 400 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1163 | Kinghorne St - SRP WrrgStInt Traffic Fac Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1164 | Forest Rd - SRP CH4.1 CH6.8 Urban Upgrade | 100 | 1,280 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1165 | Kangaroo Valley Rd - SRP CH0.76 - CH1.48 Des Urban Upgrade | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1166 | The Bounty - K&G No 1-39 Road Widen Rural Upgrade/New | 0 | 0 | 0 | 0 | 250 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1167 | Ocean St - K&G Sandpiper Cemetary Design Urban New | 80 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1168 | Thomas St - K&G Design Urban Upgrade/New | 0 | 0 | 30 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1169 | Crescent St - K&G CH0.015 CH0.18 Rural Upgrade/New | 0 | 0 | 0 | 0 | 50 | 250 | 0 | 0 | 0 | 0 | 0 |
| 1170 | Oyster Catcher Rd - LRRP Various Investig Parking Upgrade | 60 | 500 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1171 | Bannister Head Rd - K&G CH2.18 CH2.35 Urban Upgrade/New | 0 | 0 | 0 | 0 | 50 | 200 | 0 | 0 | 0 | 0 | 0 |
| 1172 | Kurrajong Cr - K&G Lk Ent>Windermere Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 700 | 0 | 0 | 0 | 0 |
| 1173 | Lake Conjola Ent Rd - LRRP CH6.61 CH6.98 Urban Upgrade/New | 0 | 0 | 0 | 0 | 850 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1174 | Prince Edward Av - Traffic Fac Urban Upgrade/New | 0 | 5 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1175 | Egans Ln - Trffc Fac Nr Mrrsns Arcd Blds Urban Upgrade/New | 0 | 8 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1176 | Albert Str - K&G Apex Pk 83m Rural Upgrade/New | 0 | 0 | 97 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1177 | Jerry Bailey Rd - K&G Renown>River Rural Upgrade/New | 0 | 0 | 0 | 109 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1178 | Bishop Dr - LRRP No #13B/13E Low Cost Seal Urban Upgrade | 0 | 0 | 0 | 125 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1179 | Basin - Various Locations - LRRP Street Planting | 0 | 0 | 60 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1180 | Watt St - LRRP Adj School Rsed Threshhld Urban Upgrade/New | 0 | 0 | 150 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1181 | Bowen St - Traffic Fac E of Hawke Ftpth/Prkng Urban Upgrade | 0 | 0 | 150 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1182 | Falls Rd - Traffic Fac Bike Track Urban New | 0 | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1183 | Queen St Berry Ped X-ings Grant | 180 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1184 | O'Keeffe Ave Nowra Ped Traffic Sig Grant | 204 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1185 | Currambene/Bowen St, Huskisson - R/bout Safer Roads Project | 426 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1186 | Elizabeth St & Berry St - Roundabout - Blackspot Program | 238 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1187 | Owen/Sydney St Roundabout Huskisson | 0 | 235 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1188 | **Rural Roads** | | | | | | | | | | | |
| 1189 | **Rural Roads** | | | | | | | | | | | |
| 1190 | Lake Conjola Ent Rd - LRRP Various Sites Urban Upgrade | 668 | 14 | 276 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1191 | Graydons Ptr Rd - Road Seal CH0 CH0 Rural Upgrade/New | 0 | 103 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1192 | Parma Rd - Road Seal CH0 CH0 Seal Rural Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 25 | 500 | 0 | 0 | 0 |
| 1193 | Shoebridge Ln - Road Seal Access Rd Rural Upgrade/New | 0 | 0 | 0 | 0 | 13 | 250 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1194 | Unsealed Roads Sealing Program | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 5,000 |
| 1195 | Woodburn Rd - Road Seal ClydeRidge>Brman Rural Upgrade/New | 0 | 0 | 85 | 635 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1196 | Albatross Rd - Traffic Fac YlwIInt Sgnls+ Rural Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,020 |
| 1197 | Culburra Rd - Traffic Fac Coonemia Int Rural Upgrade/New | 0 | 0 | 0 | 0 | 0 | 406 | 0 | 0 | 0 | 0 | 0 |
| 1198 | Monkey Mtn Rd - Rd Seal CH4.4 CH5.4 Bitmn Con Rural Upgrade | 0 | 0 | 0 | 350 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1199 | The Marine Pde - Road Seal Final Section Rural Upgrade/New | 0 | 0 | 0 | 70 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1200 | North - Various (4) Sites - LRRP Embankment Stabilisation | 70 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1201 | BunkersHill Rd - LRRP MossValeInt Move60m Rural Upgrade/New | 25 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1202 | Leebold Hill Rd - LRRP MossVale Rd Int Urban Upgrade/New | 0 | 0 | 24 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1203 | Ulladulla - Kings Point Drive (2kms from Princes Highway) (D&C) | 556 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1204 | **Stormwater** | **4,815** | **1,051** | **907** | **1,117** | **1,133** | **679** | **266** | **116** | **116** | **84** | **5,859** |
| 1205 | **Stormwater** | | | | | | | | | | | |
| 1206 | **Drainage** | | | | | | | | | | | |
| 1207 | Environmental Stormwater Management | 84 | 84 | 84 | 84 | 84 | 84 | 84 | 84 | 84 | 84 | 0 |
| 1208 | Moss Vale Road South - URA Drainage – Contribution Plan Project | 3,861 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 4,392 |
| 1209 | Drainage - Investigations - Stormwater Enquiries | 32 | 32 | 32 | 32 | 32 | 32 | 32 | 32 | 32 | 0 | 0 |
| 1210 | Prince Edward Av - Drainage No 42-48 Urban Upgrade/New | 0 | 100 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1211 | Albion St - Drainage CH0 CH0 Urban Upgrade/New | 0 | 0 | 0 | 60 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1212 | Beach St - Drainage Investigation Urban Upgrade | 20 | 100 | 95 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1213 | Rd Unalloc - Drainage CH0 Sub Soil Unalloc Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1214 | Callala Bay - Drainage Various Loc' Sub Soil Urban New | 0 | 0 | 35 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1215 | Canal St - Drainage CH0 Water Qual Rural Upgrade/New | 0 | 0 | 0 | 68 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1216 | Cornfields/Anglers Pde - Drainage Urban Upgrade | 0 | 80 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1217 | Fern Way - Drainage Marina Ln Int Urban Upgrade/New | 0 | 0 | 40 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1218 | Greenbank Gr - Drainage N>WestCr Intrsctn Urban Upgrade/New | 0 | 0 | 18 | 125 | 75 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1219 | Hillcrest Av - Drainage No 72-124 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,467 |
| 1220 | Lockhart Av - Drainage Mollymook Farm Ck Urban Upgrade/New | 0 | 0 | 20 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1221 | Loralyn Av - Drainage No 52-54 Urban Upgrade/New | 0 | 0 | 8 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1222 | McLeans Point Rd - Drainage CH0 CH0 Urban Upgrade/New | 0 | 0 | 0 | 8 | 90 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1223 | Ocean St - Drainage AllertnAv Kerb&Drain Urban Upgrade/New | 0 | 0 | 0 | 10 | 90 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1224 | McGowen St - Drainage No 4 Urban Upgrade/New | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1225 | Mernie St - Drainage CH0 CH0 Urban Upgrade/New | 0 | 0 | 0 | 0 | 25 | 85 | 0 | 0 | 0 | 0 | 0 |
| 1226 | Mountain St - Drainage Reserve Urban Upgrade/New | 0 | 0 | 0 | 0 | 15 | 80 | 0 | 0 | 0 | 0 | 0 |
| 1227 | Narang Rd - Drainage CH0 WaterQual Urban Upgrade/New | 0 | 0 | 0 | 0 | 8 | 88 | 0 | 0 | 0 | 0 | 0 |
| 1228 | Owen St - Drainage No 54-56 Urban Upgrade/New | 0 | 0 | 0 | 0 | 5 | 60 | 0 | 0 | 0 | 0 | 0 |
| 1229 | Prince Edward Av - Drnge SkatePk WaterQul Urban Upgrade/New | 35 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1230 | River Rd - Drainage CH0 CH0 Urban Upgrade/New | 0 | 0 | 20 | 120 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1231 | Sussex Inlet - Various - Drainage Improvements | 0 | 0 | 10 | 125 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1232 | Sussex Inlt Rd - Drainge Subsoil Drn Stg1 Urban Upgrade/New | 0 | 40 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1233 | Various - Drainage Hrbr Subsl Drain Stg3 Urban Upgrade/New | 0 | 0 | 40 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1234 | Various Loctns - Drainage Subsoil Drain Stg2 Con New | 0 | 60 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1235 | The Strand/ Marina Ln - Drainage CH0 CH0 Urban Upgrade/New | 0 | 0 | 0 | 30 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1236 | The Trngle/Mowbry/Brighton Rd - Drainage Con Urban Upgrade | 0 | 75 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1237 | Valley View Cl - Drainage CH0 Carriage Wy Urban Upgrade/New | 0 | 0 | 35 | 140 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1238 | Drainage - Water Quality Improvement Device Installation | 0 | 0 | 0 | 0 | 70 | 50 | 150 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1239 | Lakehaven Dr - Drainage No 79 Drainage Urban Upgrade/New | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1240 | Elmoos Reserve - Drainage Improvement Works Urban Upgrade | 0 | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1241 | Hayward St - Drainage No 9>Sandra Urban Upgrade/New | 190 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1242 | Banksia Sr - Drainage No 8 Drainage Rural Upgrade/New | 30 | 200 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1243 | Croobyar Rd - Drainage CH0.96 Culv Widen Urban Upgrade/New | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1244 | CedarHills Rd - Drainage Wr/Crk Crossing Rural Upgrade/New | 0 | 80 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1245 | Lkside Dr - Drnge No99-105 No100-114 K&G Urban Upgrade/New | 0 | 0 | 0 | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1246 | Poole Av - Drainage Improvement Works Urban Upgrade | 150 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1247 | Ottawa St - Drainage No 28 K&G Urban Upgrade/New | 0 | 0 | 0 | 0 | 270 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1248 | Penguins Head Rd - Drainage No 39 Urban Upgrade/New | 0 | 0 | 0 | 0 | 40 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1249 | Mowbray Rd - Drainage CH0 CH0 Urban Upgrade/New | 0 | 0 | 0 | 0 | 80 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1250 | Argyle St - Drainage CH0 Stormwater/K&G Urban Upgrade/New | 0 | 0 | 0 | 95 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1251 | The Park Dr - Drnge CH2440 CH2680 Strmwtr Rural Upgrade/New | 0 | 0 | 0 | 220 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1252 | Bayswater St - Drainage Strmwtr/Brdwlk Urban New | 0 | 0 | 350 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1253 | Keoghs Rd - Drainage Con Rural Upgrade | 0 | 0 | 0 | 0 | 34 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1254 | Brooks Ln - Drainage Urban Upgrade | 0 | 150 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1255 | Nugents Ck Rd - Drainage Investig Urban Upgrade/New | 0 | 0 | 0 | 0 | 15 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1256 | Berrys Bay Rd - Drainage CH0 CH0 Rural Upgrade/New | 0 | 0 | 70 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1257 | Wattlevale Pl - Drainage To Millards Ck Urban Upgrade/New | 0 | 0 | 0 | 0 | 20 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1258 | Jacobs Dr - Drainage No 165-173 Urban Upgrade/New | 0 | 0 | 0 | 0 | 50 | 200 | 0 | 0 | 0 | 0 | 0 |
| 1259 | Meroo Rd - Drainage No 27 Penrose Res Urban Upgrade/New | 95 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1260 | Mia Wy - Drainage No 2-8 Urban Upgrade/New | 0 | 0 | 0 | 0 | 20 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1261 | Ocean St - Drainage AllertonAv Kerb&Drain Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1262 | Mountain St - Drainage Construct Urban Upgrade/New | 0 | 0 | 0 | 0 | 60 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1263 | Park Dr - Drainage CH2440 CH2680 Drive Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1264 | Worrigee - Worrigee Rd/Isa Rd Intersection - Drainage Const | 88 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1265 | Judith Drive, North Nowra - Pond & GPT | 130 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1266 | **Strategic Roads and Bridges** | **34,218** | **1,228** | **228** | **428** | **228** | **228** | **228** | **228** | **228** | **228** | **######** |
| 1267 | **Strategic Roads and Bridges** | | | | | | | | | | | |
| 1268 | **Regional, Sub-Arterial and Industrial** | | | | | | | | | | | |
| 1269 | Nowra Eastern Bypass (Sub-Arterial Extension) | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 49,000 |
| 1270 | Nowra Eastern Bypass (Sub-Arterial) | 0 | 1,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 52,000 |
| 1271 | Far North Collector Road (D&C) | 21,700 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1272 | Bomaderry - Moss Vale Road URA Road Construction | 3,474 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1273 | Strategic Land Acquisition | 125 | 125 | 125 | 125 | 125 | 125 | 125 | 125 | 125 | 125 | 0 |
| 1274 | North Nowra Link Road - Bridge and Traffic Facilities | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 17,483 |
| 1275 | Quinns/Old Southern Rd Link (Drainage for internal service road) | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,499 |
| 1276 | Quinns/Old Southern Link (Internal Service Road) | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 4,505 |
| 1277 | Old Southern Road Extension Investigations | 0 | 0 | 0 | 150 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1278 | Strategic Transport Analysis | 103 | 103 | 103 | 103 | 103 | 103 | 103 | 103 | 103 | 103 | 0 |
| 1279 | Mundamia Urban Release Area - Roads LCLI | 5,550 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1280 | Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,000 |
| 1281 | Currambene St - Rds Strtgy CP03ROAD0057 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,198 |
| 1282 | Sydney/Bowen St - Rds Strtgy CP03ROAD2115 Con Urban Upgrade | 1,306 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1283 | Tannery/Beach Rd - Roads Strategy Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,619 |
| 1284 | Callala Bay Rd - Roads Strtgy CP02ROAD2007 Urban New | 150 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,336 |
| 1285 | Corks Ln - Roads Strategy CP05ROAD3058 Rural Upgrade | 30 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 3,140 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1286 | East/West Cr - Rds Strtgy CP02ROAD0011 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 2,298 |
| 1287 | Hart Rd - Roads Strategy Bitumen Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 507 |
| 1288 | Kent Ln - Roads Strategy CP03ROAD5060 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 507 |
| 1289 | MatrnPorter Dr - Rds Strtgy CP05ROAD3061 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 3,546 |
| 1290 | GeorgeEvans Rd - Rds Strtgy CP01ROAD0149 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 2,315 |
| 1291 | Roads Strategy - Nowra Traffic Strategy | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 16,000 |
| 1292 | Brereton St - Rds Strtgy NTS East Preload Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 900 |
| 1293 | Brereton St - Rds Strtgy NTSWst NrthStInt Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 600 |
| 1294 | OldSouthern Rd - Rds Strtgy CP01ROAD2038 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,239 |
| 1295 | Island Pt Rd - Rds Strtgy CP03ROAD2023 Rural Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 3,151 |
| 1296 | Island Pt Rd - Rds Strtgy CP03CARP0004 Rural Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 200 |
| 1297 | St Vincent St - Roads Strategy CP05ROAD4008 Urban New | 156 | 0 | 0 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 3,752 |
| 1298 | Access Rd - Roads Strategy CP01ROAD3104 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 2,026 |
| 1299 | Unnmd Ln - Rds Strtgy CP03ROAD5062 JrvsSt Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 203 |
| 1300 | Worrgee URA Rd - Rds Strtgy CP01ROAD0153 Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 164 |
| 1301 | Jervis Bay Rd - Rds Strtgy SeasnGood Int Rural Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 800 |
| 1302 | Huskisson Service Lane - Morton Street | 1,625 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1303 | **Waste and Recycling Program** | **21,750** | **4,751** | **11,085** | **3,565** | **3,465** | **4,000** | **8,640** | **7,060** | **6,670** | **7,160** | **0** |
| 1304 | **Landfill and Transfer Station Operations** | | | | | | | | | | | |
| 1305 | **Waste Capital Expenditure** | | | | | | | | | | | |
| 1306 | Leachate Management Infrastructure | 0 | 100 | 100 | 1,300 | 0 | 50 | 50 | 250 | 100 | 0 | 0 |
| 1307 | Materials Recovery Facility | 11,860 | 1,750 | 1,750 | 500 | 100 | 2,500 | 5,500 | 2,500 | 250 | 500 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1308 | Transfer Sheds & Buy Back areas | 0 | 200 | 50 | 0 | 75 | 0 | 0 | 10 | 170 | 0 | 0 |
| 1309 | Waste Depots Solar / Comms / Security | 52 | 500 | 500 | 50 | 50 | 0 | 100 | 0 | 0 | 0 | 0 |
| 1310 | Waste Education Centre | 400 | 919 | 6,000 | 0 | 0 | 500 | 0 | 0 | 250 | 0 | 0 |
| 1311 | Glass Recycling Plant - Capital | 52 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 0 |
| 1312 | Concrete Floors for Recyclable Mats - Various Depots | 156 | 200 | 100 | 250 | 100 | 0 | 250 | 0 | 175 | 200 | 0 |
| 1313 | Waste Hardstands and Roads | 518 | 60 | 150 | 150 | 200 | 225 | 60 | 250 | 150 | 60 | 0 |
| 1314 | Landfill Extension - West Nowra | 590 | 590 | 590 | 590 | 590 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1315 | Shoalhaven MICROfactorie | 422 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1316 | Waste Recycling Reuse Initiative | 0 | 0 | 1,000 | 0 | 2,000 | 500 | 1,000 | 4,000 | 5,000 | 5,000 | 0 |
| 1317 | Operations / Storage Sheds | 0 | 300 | 145 | 25 | 0 | 25 | 0 | 0 | 275 | 0 | 0 |
| 1318 | Landfill Gas Recovery | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,000 | 0 |
| 1319 | Landfill Extension & Cell Construction | 0 | 52 | 500 | 100 | 100 | 150 | 1,600 | 0 | 0 | 50 | 0 |
| 1320 | Gatehouse & Weighbridge upgrades | 0 | 0 | 150 | 550 | 200 | 0 | 0 | 0 | 0 | 300 | 0 |
| 1321 | Entrance / Access upgrade | 0 | 30 | 0 | 0 | 0 | 0 | 30 | 0 | 250 | 0 | 0 |
| 1322 | Bioelektra Resource Recovery Facility RRF | 7,700 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1323 | **Waterways Infrastructure** | **930** | **335** | **220** | **844** | **150** | **430** | **170** | **410** | **0** | **23** | **0** |
| 1324 | **Waterways Infrastructure** | | | | | | | | | | | |
| 1325 | **Waterways Infrastructure** | | | | | | | | | | | |
| 1326 | Basin View Pde - Waterways Pontoon Urban Upgrade/New | 0 | 150 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1327 | Beach Rd - Waterways Pontoon Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 90 | 0 | 0 | 0 | 0 |
| 1328 | Moore St - Waterways Concrete BLR Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 40 | 0 | 0 | 0 |
| 1329 | Boorawine Tce - Waterways Jetty Urban Upgrade/New | 0 | 0 | 0 | 400 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1330 | Naval Pde - Waterways Car Parking Urban Upgrade/New | 0 | 0 | 0 | 0 | 150 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1331 | West St - Waterways Pontoon Urban Upgrade/New | 0 | 0 | 0 | 150 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1332 | James Cr - Waterways Jetty & Access Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 200 | 0 | 0 | 0 |
| 1333 | Scerri Dr - Waterways Breakwater Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 60 | 0 | 0 | 0 | 0 | 0 |
| 1334 | Waterways - Nowra Wharf Strategic Review Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 20 | 0 | 0 | 0 | 0 |
| 1335 | River Rd - Waterways East BLR Urban Upgrade/New | 0 | 0 | 0 | 200 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1336 | Hay Av - Waterways Pontoon Urban Upgrade/New | 0 | 0 | 120 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1337 | Elmoos Av - Waterways Chris Ck Pontoon Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 60 | 0 | 0 | 0 | 0 |
| 1338 | Sussex Rd - Waterways Pontoon Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 150 | 0 | 0 | 0 | 0 | 0 |
| 1339 | Wilson Corlis Rsrv - Waterways Jetty Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 80 | 0 | 0 | 0 |
| 1340 | West Cr - Waterways BLR Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 70 | 0 | 0 | 0 | 0 | 0 |
| 1341 | Fisher St - Waterways Car Parking Rural Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 90 | 0 | 0 | 0 |
| 1342 | Depot Farm - Waterways Jetty Rural Upgrade/New | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1343 | Short St - Waterways Paddlecraft Access Urban Upgrade/New | 15 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1344 | Centre St - Waterways Beach Shower Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 23 | 0 |
| 1345 | Prncss/S.Hnry/Prkes St - Waterwys Water S Urban Upgrade/New | 0 | 0 | 0 | 40 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1346 | Prncss/S.Hnry/Prkes St - Wtrwys Bch Showr Urban Upgrade/New | 0 | 0 | 0 | 54 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1347 | Waterways - Fishing Facilities Upgrade 22-23 Upgrade/New | 223 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1348 | Woollamia BoatRamp - Waterways CarParkng Urban Upgrade/New | 0 | 0 | 100 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1349 | Neilson Ln - Waterways Car Parking Urban Upgrade/New | 0 | 0 | 0 | 0 | 0 | 150 | 0 | 0 | 0 | 0 | 0 |
| 1350 | Conjola Park Rehabilitation | 0 | 185 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1351 | Crookhaven Hds Boat Ramp Upgrade | 167 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1352 | Callala Bay - widen ramp and new walkway - Lackersteen St | 191 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1353 | Bendalong & Kioloa – Fishing Access Improvements | 40 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1354 | Jervis Bay / Currambene Creek / Myola – Fishing Access Impro | 78 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1355 | St George Basin – Fishing Access Improvements | 166 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1356 | **Water and Sewer Services** | **46,140** | **20,655** | **24,255** | **21,720** | **10,027** | **19,416** | **13,730** | **13,327** | **14,285** | **12,930** | **######** |
| 1357 | **Sewer Services** | | | | | | | | | | | |
| 1358 | **New Works (Asset Enhancement)** | | | | | | | | | | | |
| 1359 | New Asset Enhancement Works to be determined | 0 | 0 | 0 | 0 | 2,000 | 3,000 | 5,000 | 5,000 | 5,000 | 5,000 | 56,000 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1360 | Nowra St Anns & Lyrebird Sewer Rising Main | 15 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1361 | REMS 2.0 - New 900ML Storage Dam | 200 | 6,000 | 7,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1362 | Sewer Various optical fibre install asset enhancement | 25 | 25 | 25 | 25 | 25 | 25 | 25 | 25 | 25 | 25 | 200 |
| 1363 | Various Emergency Storage | 0 | 0 | 50 | 2,000 | 0 | 0 | 0 | 0 | 50 | 0 | 2,000 |
| 1364 | Various STP WHS improvements | 10 | 10 | 10 | 10 | 10 | 10 | 10 | 10 | 10 | 10 | 80 |
| 1365 | Bomaderry sludge lagoon odour control | 200 | 1,400 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1366 | Electrical protection upgrade - RCD for EOne Systems | 100 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1367 | Flinders Depot Extension - Sewer Fund contribution | 4,265 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1368 | **New Works Growth** | | | | | | | | | | | |
| 1369 | Berry STP storm pond | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1370 | Bom Crams Rd New SPS 28 + RM + GM | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 700 | 0 | 0 |
| 1371 | Callala STP New 8000 Eat Tank | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 4,255 |
| 1372 | Culburra STP Upgrade tertiary filters | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,102 |
| 1373 | Culburra West New SPS - 2 + RM | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1374 | Culburra West New SPS - 4 +RM | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1375 | Edwards Ave Bomaderry, SPS 8 Inlet GM | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1376 | Manyana (Kylor Development) SPS + RM | 0 | 0 | 0 | 540 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1377 | Milt/Ull Downstream SPS U5 GM upgrade | 0 | 170 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1378 | Milt/Ull GM between SPS M2 & SPS M3 | 0 | 120 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1379 | Milt/Ull M2 RM | 0 | 0 | 150 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1380 | Milt/Ull SPS B4 GM | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 100 |
| 1381 | Milt/Ull SPS M3 GM upgrade | 0 | 100 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1382 | Milt/Ull SPS N1 RM upgrade + GM | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1383 | Milt/Ull SPS SPS Z7 New RM | 0 | 500 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,750 |
| 1384 | Milt/Ull SPS U5 RM upgrade | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1385 | Milt/Ull SPS Z2 RM upgrade | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1386 | Moss Vale Rd expansion area - WWtr | 22,787 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1387 | Mundamia SPS N-F4 - RM and GM | 500 | 500 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1388 | New Growth Works to be determined | 0 | 0 | 0 | 0 | 1,000 | 3,000 | 2,000 | 4,000 | 4,000 | 4,000 | 40,000 |
| 1389 | Nowra GM upstream SPS 3 StAnnes St | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 485 | 0 | 0 |
| 1390 | Nowra GM Upstream SPS 4 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 120 | 0 | 0 |
| 1391 | Nowra Lyrebird SPS2 GM Upgrade | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1392 | Nowra Sewer Main Upgrade Program | 700 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| Line | Program | 2022-23 $,000 | 2023-24 $,000 | 2024-25 $,000 | 2025-26 $,000 | 2026-27 $,000 | 2027-28 $,000 | 2028-29 $,000 | 2029-30 $,000 | 2030-31 $,000 | 2031-32 $,000 | Unfunded $,000 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1393 | Nowra Sth Residential SPS D (179D) | 430 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1394 | Nowra SthWest Gaol Construct 225dia.Sew Main Fut Indust Land | 0 | 0 | 0 | 1,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1395 | Nowra West Cabbage Tree Gravity Trunk Mainupstream of SPS3 | 0 | 0 | 0 | 1,000 | 1,000 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1396 | Nowra West Cabbage Tree-Service Expan,SPS+RM+upstream GM | 0 | 0 | 1,162 | 250 | 197 | 0 | 0 | 197 | 0 | 0 | 0 |
| 1397 | Nowra West SPS 21 Decommission | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1398 | Nowra West SPS 26 (Uni) RM | 0 | 588 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1399 | Sewer Various minor development works | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 50 | 400 |
| 1400 | SGB STP New 8000EP tank x 2 | 0 | 0 | 2,963 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 2,963 |
| 1401 | Sussex Inlet STP Augumentation | 300 | 0 | 1,500 | 2,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1402 | Ulladulla STP Filters & Storm pond | 0 | 0 | 300 | 4,000 | 4,000 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1403 | Various Sewerage DSP | 0 | 0 | 100 | 0 | 0 | 0 | 0 | 100 | 0 | 0 | 100 |
| 1404 | Various Sewerage Strategy | 250 | 0 | 0 | 0 | 0 | 100 | 0 | 0 | 0 | 0 | 100 |
| 1405 | Tomerong Sewerage Scheme | 0 | 0 | 0 | 0 | 500 | 4,000 | 2,800 | 0 | 0 | 0 | 0 |
| 1406 | Nowra Worrigee - Pressure sewer main for Worrigee URA | 0 | 120 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1407 | Culburra West New SPS +RM | 0 | 0 | 0 | 0 | 0 | 946 | 0 | 0 | 0 | 0 | 0 |
| 1408 | Nowra Nth surcharge main upgrade stage1 | 1,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1409 | **Water Services** | | | | | | | | | | | |
| 1410 | **New Works (Asset Enhancement)** | | | | | | | | | | | |
| 1411 | New Asset Enhancement Works to be determined | 0 | 0 | 0 | 0 | 0 | 3,000 | 2,000 | 2,000 | 2,000 | 2,000 | 0 |
| 1412 | Nowra Golf Club WM Renewal | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

CL22.261 - Attachment 1

Shoalhaven City Council

Address all correspondence to:
**The Chief Executive Officer**
PO Box 42, Nowra NSW 2541
**shoalhaven.nsw.gov.au/contact**
**1300 293 111**

shoalhaven.nsw.gov.au

CL22.261 - Attachment 1

Shoalhaven City Council

# DPOP
# Fees & Charges

2022/23 - Part 1

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# Acknowledgment of country

We acknowledge the traditional owners and custodians of this country and their continuing connection to the land through culture and community. We pay our respects to Elders past, present and future.

*All Council's Corporate Planning documents can be sourced from* ***shoalhaven.nsw.gov.au***
*Published by Shoalhaven City Council 2022.*

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# Fees & Charges

**Shoalhaven City Council's Fees and Charges Schedule sets the maximum price payable for any particular activity or service, determined on the basis of the pricing methodologies described below.**

The complete schedule of Fees, Charges & Rentals adopted by Council is provided as Part 2.

The legislative basis for these fees can be found in Section 608 of the Local Government Act 1993 which provides that Council may charge and recover an approved fee for any service it provides, including the following:

- Supplying a service, product or commodity
- Giving information
- Providing a service in connection with the exercise of the council's regulatory functions – including receiving an application for approval, granting an approval, making an inspection and issuing a certificate allowing admission to any building or enclosure

All fees are quoted in "GST Inclusive" terms, as this is the relevant price to the customer. However, within the schedule, there are many fees that do not attract GST because they have either been specifically exempted by the GST legislation or they have been covered by a determination under Division 81, whereby the Australian government has deemed that the customer does not actually receive a taxable supply in consideration for the fee. The latter excludes many fees for regulatory services that are not provided within a competitive environment and other forms of information that are provided on a non- commercial basis.

Fees or Charges less than the maximum listed amount are approved by Council through a resolution or by designated Council Officers under delegated authority.

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CL22.261 - Attachment 2

# Waiver or Reduction of Fees

**Section 610E of the Local Government Act 1993 allows Council to waive payment of, or reduce, a fee in a particular case if it is satisfied that the case falls within a category of hardship or other category that Council has determined a payment should be so waived or reduced.**

Council has determined the following categories:

| Category | Definition |
|---|---|
| Hardship | where there is evidence that the payment of the fee or charge will impose unreasonable financial hardship on the applicant given their particular circumstances |
| Charity | where the applicant is a registered charity and the fee is for a service that will enable to provision of charitable services to the community of the Shoalhaven local government area |
| Not For Profit | where the applicant is an organisation that holds "not for profit" status and the fee is for a service that will enable the achievement of their objectives and betterment for the community of the Shoalhaven local government area and where the payment of the standard fees or charges would cause financial hardship. |
| Commercial | where the Council, or its contractor, operate a service and reduction of the fee is required to compete in the market. |
| Non-Provision of Service | where the Council is unable to provide a service or venue that has been previously agreed upon and an appropriate discount, fee waiver or substitution is required as compensation. |
| Bushfire Relief | for eligible applicants during the 2019 to 2020 black summer fires |
| COVID-19 | where the applicant has suffered hardship caused by the COVID-19 pandemic or the waiver or reduction of the fee will encourage recovery from the pandemic. |

The Council will directly, or through delegated authority, assess and make determinations on requests for waiver or reduction of fees in accordance with the adopted policies. The following policies were current at the time of publishing, these may be amended during the year and new policies may be added.

- POL18/30 Fee Waivers, Subsidies and Support Policy
- POL18/77 Revenue Hardship Policy
- POL20/11 Waiving of Development Application Fees and Other Fees for Charitable Organisations and Community Groups
- POL16/83 Community Service Obligations – Water Supply, Sewer, Effluent, Trade Waste Services and Section 64 Contributions
- POL16/86 Payment Assistant Scheme – Water Accounts
- POL16/122 Shoalhaven Entertainment Centre Hiring Policy
- POL19/58 Fee Waivers – Ranger Services Unit

The applicable fee classifications where waivers or reductions may be applied are identified within the following document. Other fees may also be waived or reduced as new or amended policies and Council Resolutions are adopted during the year.

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CL22.261 - Attachment 2

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# Waste Management
# Charges 2022/2023

## Domestic Waste Management - Waste Strategy Principles

Council is committed to promoting waste avoidance, minimisation, reuse and resource recovery, and the reduction of waste disposed of to landfill. In accordance with this commitment, Council have instigated a number of responses involving a combination of collection and disposal options and corresponding pricing structures.

**The responses include:**

- A weekly kerbside domestic waste collection service with a choice of three domestic red lidded landfill bin sizes (240 ltr, 120 ltr or 80 ltr) to encourage separation of recyclable materials. A differential domestic waste charging policy applies and is dependent on size of landfill bin
- A fortnightly kerbside domestic recycling collection service in a 240 litre yellow lidded bin accepting co-mingled (mixed) recyclable materials for sorting at a materials recovery facility. This service is included in the charge for the weekly landfill bin
- The recycling collection service frequency increases to weekly for a six-week period during the school holidays between Christmas and the end of January in response to the additional recyclable materials generated in the community during this time
- An optional rural collection service for domestic waste and comingled recycling
- A fortnightly commercial recycling collection service subject to approval by Council in a 240 litre yellow lidded bin for accepting co-mingled recyclable materials for sorting at a materials recovery facility
- A service for additional recycling bins to complement the standard service of one landfill bin together with one recycling bin
- Access to all recycling and waste transfer depots for the disposal of specific separated recyclable materials (e.g., bottles, paper, cardboard, plastics, most scrap metals and whitegoods, textiles, cans, electronic waste, expanded polystyrene, fluorescent light globes, gas cylinders and domestic quantities of motor oils and car and cell batteries) at no charge
- Reduced disposal fees for some specific clean and separated materials suitable for beneficial re-use or recycling; e.g. bricks and concrete or clean fill (only at specified depots)
- Access to all depots for separated green waste at a nominal charge
- Charges at all waste depots to divert specific priority waste materials from landfill and/or to cover their costs of recovery; e.g., gas cylinders, mattresses and tyres
- Access to buy-back centres at some recycling and waste transfer depots to purchase reusable items for a low price
- Access to all recycling and waste transfer depots for processed pasteurised garden waste organics provided at no-charge if self-loaded. A small charge is applicable as a loading fee to be mechanically loaded at West Nowra, Huskisson or Ulladulla
- Two no-charge Domestic Waste Vouchers per year and two no-charge Green Waste Vouchers per year to each assessment.
- Each voucher entitles the holder to utilise an on-call pickup service or to dispose of the relevant waste at no charge
- The maximum amount of waste disposed of per voucher is limited to the equivalent of one standard 6ft x 4ft x 1.5ft trailer load (approximately 1m3) at non-weighbridge waste depots, or 300kg at waste depots that have a weighbridge
- An on-call kerbside pickup service at a low charge payable to Council (or by redemption of a Domestic Waste Voucher) to part recover cost of collection and disposal
- Access to all waste depots for separated green waste at a nominal charge

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- Free access to processed garden waste according to Council's Garden Waste Mulch Policy
- Access to all waste depots for disposal of bulky domestic waste that cannot fit in the kerbside domestic waste bin. A charge is applicable for non-reusable items
- Access to a variety of Home Sustainability Workshops, with a booking fee of $10
- A no-charge compost bin and kitchen tidy together with training as part of the enhanced home composting program
- Annual household chemical clean-out drop off events, provided at no charge to householders
- Community Recycling Centres (CRCs) for the no-charge disposal of problem household wastes, such as paints, oils, batteries, smoke detectors and fluorescent globes, are located at each of the ten recycling and waste depots
- Active involvement in campaigns to reduce illegally dumped waste and roadside litter, and Community education programs through the newspaper, radio and television media, special events and shows, workshops, school or interest group visits and presentations, and recycling and waste depot tours

The overall strategy combines diverse activities taking place within the community, at the kerbside and at the waste disposal facilities. The charging structure aims to support the strategy. The charging structure for 2022/23 is based on reasonable cost recovery, with the aim to avoid, minimise, reduce, recycle and reuse waste and embodies financial incentives to encourage sorting and separating materials, with disincentives for mixed, inseparable or problem loads of waste.

## Domestic Waste Management Service

All rateable properties categorised as residential for rating purposes, and comprising of a building which is deemed to be a dwelling and located within the defined (urban) waste collection area are required to pay an annual charge of $441 for the availability of a standard Domestic Waste Management Service (Section 496(1) of the Local Government Act). GST is not applicable to the domestic waste management service.

Domestic Waste Management Service means services comprising the periodic collection of domestic waste from individual parcels of rateable land and services that are associated with those services.

- The standard domestic waste collection service comprises of one 120 litre mobile garbage bin (MGB) for landfill waste and one 240 litre MGB for recycling. The landfill bin is collected weekly and recycling bin is collected fortnightly
- For a higher annual charge of $767, the 120 litre landfill bin may be substituted for a large 240 litre landfill bin
- For a lower annual charge of $335, the 120 litre landfill bin may be substituted for a small 80 litre landfill bin

Properties commencing a service part way through the year (e.g., new houses) and services commencing part way through the year will be charged on a pro rata basis.

The service also includes a subsidised on-call "user pays" collection service for garden organics waste and bulky waste. The service is subsidised by the Domestic Waste Management service with user charges payable directly Council.

The service allows free access to the annual household chemical drop off service, the provision of two "no charge" Domestic Waste Vouchers per year and the provision of two "no charge" Green Waste Vouchers per year. The recycling and waste depots are also provided as a service to cater for those domestic wastes that cannot be handled by the collection service.

## Rural Domestic Waste Collection Service

Properties outside the urban collection area may opt to use the rural collection service. Rateable properties comprising of a building which is deemed to be a dwelling and located outside of the defined (urban) waste collection area, and opt for the rural domestic waste collection service, will be required to pay an annual charge of $441 for the provision of a standard Rural Domestic Waste Management Service (Section 501 of the Local Government Act 1993).

The service will be made available to householders outside of the defined (urban) waste collection service area, where the average bin spacing over the return distance along a proposed service road is less than 500m and there are no obvious road safety hazards. Council will determine the availability of the service based on results from surveys of properties adjacent to a proposed route that show compliance with the bin spacing and safety requirements.

- The standard rural domestic waste collection service comprises of one 120 litre mobile

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garbage bin (MGB) for landfill waste and one 240 litre MGB for recycling. The landfill bin is collected weekly and the recycling is collected fortnightly

- For a higher annual charge of $767, the 120 litre landfill bin may be substituted for a large 240 litre landfill bin
- For a lower annual charge of $335, the 120 litre landfill bin may be substituted for a small 80 litre landfill bin

Properties outside a nearby rural domestic waste collection service area may opt to use the service. If this option is selected, the property owner will arrange for the collection container(s) to be placed at an agreed point within the collection area for servicing, and they will be charged the rural domestic waste management charge for the type of service selected.

Properties commencing a service part way through the year (e.g., new houses) and services commencing part way through the year will be charged on a pro rata basis.

The service also includes a subsidised on-call "user pays" collection service for garden organics waste and bulky waste. The service is subsidised by the Domestic Waste Management service with user charges payable directly to Council.

The service allows free access to the annual household chemical drop off service, the provision of two "no charge" Domestic Waste Vouchers per year and the provision of two "no charge" Green Waste Vouchers per year. The recycling and waste depots are also provided as a service to cater for those domestic wastes that cannot be handled by the collection service.

## Non Rateable Properties Charge

Non rateable properties within the collection area, with the approval of Council may elect to use the domestic waste management service.

The service conditions are the same as the domestic service, however, charges are levied pursuant to Section 496(2) of the Local Government Act 1993.

Properties commencing a service part way through the year (e.g. new houses) and services commencing part way through the year will be charged on a pro rata basis.

## Domestic Waste Management Service (Multiple services)

Individual rateable property IDs (e.g., company title) wanting more than one landfill bin (80, 120 or 240 litre) will be charged upon multiples of the applicable Domestic Waste Management Charge in accordance with the number of landfill bins and the bin sizes. Properties may choose to have a combination of bin sizes.

Properties with multiple lots (e.g., bodies corporate and retirement villages) may elect to use a bulk waste bin provided by the private sector in lieu of having individual waste bins for each occupancy. Properties in this category may enter into arrangements with the private sector (to the satisfaction of Council) for the provision of bulk waste and shared recycling bins and shall not be charged the standard domestic waste management charge but will be charged the applicable new works waste management availability charge.

Properties with more than one service and properties with multiple lots may elect not to receive all their entitled number of landfill waste and/or recycling bins, however no credit will be given for receiving less than the entitlement.

## Commercial and Business Use of the Domestic Waste Management Service

Council does not provide a commercial waste and recycling collection service.

However, with the LGA being largely regional, Council may consider approving a domestic waste collection service for properties of a commercial nature or properties categorised as business for rating purposes, which are located within the collection area. Council reserves the right to withdraw that approval with three months' notice, if necessary.

The service conditions are the same as the domestic service. However, multiple 240ltr garbage collection services to a single commercial property will have a tiered charge applied for more than one bin service.

The owner of the property is liable for all charges which are levied through the rates system. Landlords who prefer their tenants to be responsible for waste management should seek to alternative private waste service providers.

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A tiered charging system is in place to encourage Commercial premises to utilise alternative collections where possible:

- Properties electing to use this service are required to pay an annual charge of $767 for the first 240ltr Service
- Second 240 litre service (including recycling bin) annual charge of $788
- Third and any additional 240 litre services (including the recycling bins) annual charge of $995 per service

The services are offered on an annual basis. Properties commencing a service part way through the year will be charged on a pro rata basis.

Charges are levied pursuant to Section 501 of the Local Government Act 1993.

## Commercial and Business Use of the Recycling Only Service

Properties of a commercial nature or properties categorised as business for rating purposes, which are located within the collection area may elect to use a fortnightly recycling only collection service. This service excludes the use of a standard landfill waste bin.

The service conditions are the same as the domestic service although they only apply to the recycling bin. The cost of the recycling service is $144 per annum for the first bin.

Commercial or business recycling services are offered on an annual basis. Properties commencing a service part way through the year (e.g., new houses) and services commencing part way through the year will be charged on a pro rata basis to the nearest week.

Charges are levied pursuant to Section 501 of the Local Government Act 1993.

## Additional Recycling Service

To encourage the use of recycling by residents and commercial and business operators, an additional recycle bin may be provided, if requested by the ratepayer, in addition to the standard 240 litre yellow lidded recycle bin.

The cost of each additional domestic recycling service is $90 per annum. Charges are levied pursuant to

Section 501 of the Local Government Act 1993.

## Special On-Property Collection

A "Wheel out – Wheel in" special On-Property Collection service is available to support elderly and sick residents who require assistance to present their bins to the kerbside on collection day.

The subsidised cost of the service for those who are infirm and are able to provide a medical certificate to confirm this, is $14 per bin service per annum. The cost of the service for those who cannot provide a medical certificate is $239 per bin service per annum.

Services commencing part way through the year will be charged on a pro rata basis.

## Bin Change Over Process (All collection services)

An administration fee of $40 (incl GST) per bin will apply to all assessments that require an increase in the landfill waste bin size throughout the year.

This charge will not apply where the bin size is being reduced. This fee shall be payable in advance.

## Schools

Schools are included as commercial or business properties and the services are available to schools on the same basis. Schools may elect to use the full domestic service (landfill waste and recycling) or the recycling only service.

## Service Conditions (All collection services)

Conditions apply to all collection services for the purposes of:

- Protecting the environment
- Maintaining health and safety for the collection and processing contractors and staff at the Recycling and Waste Depots
- Promoting waste minimisation and maximising recycling
- Minimising servicing problems that may be experienced by the collection vehicles
- Specific conditions may change from time to time in accordance with the detailed operation plan approved by Council

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## New Works Waste Management Availability Charge (Vacant Land)

A new works waste management availability charge of $96 applies to any domestic assessments which have any boundary adjacent to a road receiving an urban domestic waste management service and:

- Does not have a dwelling situated thereon, or
- The closest point of the dwelling is 100 metres or more from the boundary of the road and the ratepayer chooses not to receive a domestic waste management service.

## No Charge Domestic Waste Vouchers and No Charge Green Waste Vouchers

Two Domestic Waste Vouchers and two Green Waste Vouchers are issued per year to each assessment on a domestic waste management charge and to rural property owners not on a domestic service.

Each voucher entitles the property owner to dispose of waste at Council's Recycling and Waste Depots, or to redeem the equivalent Domestic Garden Organics or Bulky Waste on-call clean up collection service (see next section), subject to the following conditions:

- The waste must be generated from domestic sources and, where possible, should be separated into reusable, recyclable and recoverable components
- If the voucher is redeemed for an on-call collection service, the approximate waste volume applicable to each voucher is 1m3 (or the equivalent of a 6ft (1.8m) x 4ft (1.2m) x 1.5ft (0.5m) trailer load)
- The approximate waste volume applicable to each voucher at depots that do not have a weighbridge is 1m3 (or the equivalent of a 6ft (1.8m) x 4ft (1.2m) x 1.5ft (0.5m) trailer load)
- The load does not exceed 300kg at depots that are equipped with a weighbridge

Vouchers within the validity period are redeemable at any of Council's Recycling and Waste Depots, at any time of the year within normal depot operating times, or as payment for the equivalent domestic garden organics or bulky waste pick up service.

The voucher is valid only during the year of issue (commencing on 1 August and expiring on 31 July in the following year).

No charge will be applied to that load of waste.

Vouchers are issued together with the rates notice.

## Domestic Garden Organics and Bulky Waste On Call Clean-up Collection Service

An on-call clean up collection service is provided at a nominal fee (or by redeeming a Voucher) for domestically sourced garden organics or bulky waste.

1. Bulky waste at $89 per pick-up - equivalent to $1m^3$ or a 6ft x 4ft x 1.5ft (1.8m x 1.2m x 0.5m) box trailer
2. Garden Organics waste at $34.30 per pick-up - equivalent to $1m^3$ or a 6ft x 4ft x 1.5ft (1.8m x 1.2m x 0.5m) box trailer

The service will be provided within 10 working days subject to payment in advance to the contractor. Note that one Voucher is redeemable for one pick up service ($1m^3$).

## Waste Disposal Charges

Waste disposal charges have been calculated to encourage separation and minimisation of waste going to landfill and to minimise dumped waste. Some recyclable materials are accepted without charge even though there is an overhead cost to accept these wastes. Charges are levied pursuant to Section 502 of the Local Government Act 1993.

Charges include the applicable waste levy of $151.60/tonne, payable to the NSW Government (Section 88 of the Protection of the Environment Operations Act 1997), as well as GST.

## Recycling and Waste Depot Charging Protocols

The following charging requirements apply at the **West Nowra Landfill Weighbridge Site**:

- Dead animals shall be included as commercial waste.
- Clean fill or VENM (Virgin Excavated Natural Material) is accepted at a charge equivalent to the applicable state government waste levy amount (Section 88 of the Protection of the Environment Operations Act 1997) including GST
- Bonded asbestos or suspected bonded asbestos waste sealed in plastic bags will be accepted at the same charge as mixed commercial waste, in accordance with WHS regulations and Workcover guidelines. A 24-hour notice period is required to ensure sound burial of the asbestos containing

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waste. Unfavourable weather conditions and site operational needs may preclude tipping of asbestos materials for short periods

The following charging requirements apply at the **Ulladulla and Huskisson Weighbridge Transfer Sites**:

- Large quantities of clean fill and topsoil may only be accepted by prior arrangement and subject to depot rehabilitation requirements. Charges apply
- Semi tipper loads and loads unable to be handled by the hook-lift or front lift transfer system will not be accepted
- Only small quantities of asbestos able to be manually handled will be accepted for placement in the designated asbestos transfer bin (Ulladulla only)

The following charging requirements apply at the Non-Weighbridge Transfer Sites (**Bendalong**, **Berry**, **Callala**, **Kangaroo Valley**, **Kioloa**, **Lake Conjola** and **Sussex Inlet**):

- The tonnage of vehicles will be calculated by subtracting the vehicle tare weight from Gross Vehicle Mass (GVM) as displayed on side of vehicle
- A fraction of a trailer load is as determined by the gate contractor. Three quarter, half and one quarter loads will be charged the applicable portion of the full charge
- A single axle trailer with sides greater than 450mm high will be charged at the <4 tonne truck/trailer rate
- Large loads unable to be handled by the operating equipment at the transfer depot (for example an item that cannot fit into the transfer bin) will not be accepted
- Waste conversion factors are applied as follows:
  - All waste in a car boot = 60kg
  - All waste in a 6x4 trailer or ute = 300kg

The following charging requirements apply at All Depots

Green waste that is defined as "requiring additional reprocessing" includes stumps and large diameter logs of greater than 150mm and timber with nails or other foreign objects. Note that manufactured timber products and treated and painted timber is classified as general waste.

Self-loaded processed garden waste, if available, is provided to residents and community groups (subject to conditions) at no charge, and to commercial operators at a low charge. A mechanical loading fee will be applied at West Nowra, Huskisson and Ulladulla, if required.

Waste containing more than 15% by volume of recyclables may not be accepted.

Recyclables contaminated with waste may be rejected or charged at the applicable waste rate.

Recyclables mixed with polystyrene will not be weighed at the weighbridge depots but will be charged on a mixed waste load basis. Note that clean separated polystyrene is accepted at no charge.

A maximum of 5 vehicle tyres will be accepted in each trailer load. Loads greater than 5 tyres will be charged at the bulk tyre rate. Truck and tractor tyres are charged at the individual rate.

Separated green waste and grass clippings disposed of in small vehicles shall be accepted at a nominal charge of $7.90. (Other charges apply for utilities, trailers and large vehicles).

Less than 1m3 of separated recyclables from small business or domestic sources, such as paper, cardboard, glass, cans, PET plastic, HDPE plastic, clean polystyrene, scrap metal and anything that is reusable shall be accepted without charge, subject to the discretion of the depot contractor.

Commercial quantities of recyclables (greater than 1m3) will be charged a fee.

Refrigerators and air-conditioning units require degassing in accordance with the Ozone Protection and Synthetic Greenhouse Gas Management Regulations 1995. A degassing fee will be applied to each of these units to recover the cost of degassing.

Untreated and unpainted construction timber will be accepted at the same rate as recyclable green waste.

## Asbestos Contaminated Loads

If a load of waste or recyclable material delivered to any site is found to be contaminated with asbestos, Council will:

- If it is bonded and less than 10m2, arrange to clean up the material
- If it is greater than 10m2, the customer will be given the option to arrange for a licensed asbestos removalist to clean up or allow council to arrange for a licensed asbestos removalist to clean up
- In all cases, the customer is responsible for the full cost of clean up (including testing,

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monitoring, safety equipment, plant hire, disposal fees or any other direct costs). If Council arranges for the clean-up, a 20% administration fee will be applied to the full cost

## Waste Exempt from Section 88 Waste Contributions

Waste that is exempt from the payment of contributions to the Environment Protection Authority (for example, waste from Clean Up Australia Day and op shops and charities registered with the EPA) shall not be charged the applicable section 88 levy (Section 88 of the Protection of the Environment Operations Act 1997).

## Depot Account Cards

Regular users of the waste depots may apply for a waste depot account card. The card will be issued, following a credit check, with the following conditions:

- Tax invoices will be issued on a monthly basis requiring payment within 30 days
- Accounts that fall in arrears of more than 60 days will be suspended
- An account keeping fee of $21 including GST will apply to any account that does not accumulate a minimum charge of $20 per financial year
- A replacement charge of $16 including GST will apply to each lost or stolen card that needs to be replaced

## Waste Fee Relief (Environmental Enhancement Projects)

Council has established a protocol to allow community groups undertaking voluntary environmental enhancement work to dispose of waste for nil charge at Council's waste facilities, without applying for a Council donation in each case.

Disposal of waste for nil charge will apply provided the following criteria are satisfied on all points:

- The waste is directly generated by work undertaken as part of an environment improvement project to land or facilities under the control of Council.
- The work is undertaken by a non - profit community organisation or group working on a voluntary basis.
- The total waste disposal fee does not exceed an amount of $500 for any one event or program.
- The total fee relief approved in any one financial year does not exceed $1,500 unless Council has resolved an additional amount.

Groups wishing to take advantage of this protocol should notify and gain approval from Council for the activity to be undertaken, well in advance of the proposed activity date.

## Opportunity Shops

Registered charitable organisations shall be charged the nominal scale of rates for waste disposal charges arising from opportunity shops with a reduction to their annual waste disposal account of an amount equivalent to 50% of the total charge up to a maximum of $3,000 unless Council has resolved to reduce the charge by an additional amount.

Opportunity shops are encouraged to approach the NSW EPA to request an exemption from paying the Section 88 waste levy.

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## Community use of Waste/Recyclable Materials

Community and volunteer groups may, from time to time, request that Council either provide them with waste or recyclable materials for their use or to loan materials which will be returned to the Council waste facility after use. Council's Waste Services Manger will consider these applications on a case by case basis, subject to the following conditions:

The group is a non-profit community organisation or group working on a voluntary basis.

The group must provide details of how the activity will benefit the community.

The financial impact on Council does not exceed $500 for each application.

## Other Special Circumstances

There are special circumstances where a person or community group has a valid reason for requesting fee relief. Councils Waste Services Manager will consider these applications on a case-by-case basis, subject to the following conditions:

- The group is a non-profit community organisation or group working on a voluntary basis and the group must provide details of how the activity will benefit the community
- The person has a specific medical need that produces significant additional domestic waste disposal needs and the need is supported by valid medical certification
- The financial impact on Council does not exceed $500 for each application

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# Shoalhaven Water
## Charges 2022/23

**Shoalhaven City Council has responsibility for water and sewerage services for the Shoalhaven Local Government area. Council meets these responsibilities by delivering water and sewerage services through Shoalhaven Water, a Business Group of Council.**

Shoalhaven Water develops long term capital works and financial plans to ensure the continued viability of the business and provision of essential services to the community. Asset management of water and sewer systems, together with major capital works, are the key elements of the 20 year financial plans.

The 2022/23 water and sewer pricing is derived in accordance with the Local Government Act 1993; in compliance with the NSW Government Water Supply, Sewerage and Trade Waste Pricing Guidelines and Council Policy 16/84. These documents are publicly available.

For new developments, access to water supply or sewerage services is provided following the payment Section 64 Contributions and (where applicable) a separate connection fee. An explanation of Section 64 charges with equivalent tenement classifications is provided later in this section.

The water and sewer availability charges are levied in accordance with Sections 501 and 552 of the Local Government Act, to provide access to facilities for the supply of water and sewerage services. In 2022/23, the water availability charge for a residential connection (20mm) will not increase and will remain at $84 per annum. The sewer availability charge will increase to $910 per annum (2% increase).

The two-part tariff for water charges will continue (usage and availability). In 2022/23, the treated water usage charge will increase by 5.55% to $1.90/kl.

Water Account charges continue to be discounted on application for eligible pensioners, in accordance with Section 575 of the Act. The water and sewer funds also apply an additional concession of up to $10 each, based upon a 100% pension entitlement. This additional $20 (maximum) annual concession is a voluntary commitment by Council, which is applied quarterly against the Water Account.

Shoalhaven Water continues to provide a range of assistance measures including financial assistance through the Payment Assistance Scheme (PAS), to assist those eligible customers experiencing financial hardship. A budget is provided for the operation of the PAS, which is managed through a number of independent Support Agencies located across the city.

Further targeted relief is available to customers, subject to qualifying conditions, as follows:

- Assistance through the undetected leak policy where a significant water leak is discovered within the property,
- A rainwater tank rebate of $500,
- A range of Community Service Obligation (CSO) measures, and
- A tap re-washer program to eligible customers

In accordance with Section 566 of the Local Government Act 1993, interest accrues on overdue water, sewer availability, usage charges (water, sewerage and trade waste) and other Water Account charges as applicable. The policy concerning the interest rate on overdue rates and charges is contained within Chapter 3 Operational Plan – Financials of the Integrated Strategic Plan.

A process of managing unpaid Water Accounts is adopted, consistent with Office of Local Government direction. Shoalhaven Water uses a mercantile recovery agent (different to that used by Council for general rates), to ensure essential services are clearly identified for debt recovery proceedings. Debt management and recovery is undertaken in accordance with Shoalhaven Water Debtor Management Policy (POL18/11), which is publicly available.

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To ensure the continuation of essential services, the use of water flow restriction devices is not undertaken on vulnerable sections of the community in respect of unpaid water charges. The restriction or disconnection of water to tenanted properties is only an option of last resort.

Shoalhaven Water manages customer information in accordance with the Council's Privacy Management Plan. Council does not act as a credit provider. Should a customer engage a credit or any other agency to manage their account with Shoalhaven Water, information about the customer will not be provided to the third party without their express written consent.

Shoalhaven Water has provided for customers at no cost, access to the Energy and Water Ombudsman NSW (EWON). EWON is an independent body established to investigate a wide range of water related issues. Decisions made by EWON are binding upon Council.

The level of CSO is outlined in the relevant water and sewer charge sections below and a city-wide audit is intended to ensure compliance with Council Policy.

## Dividend Payment from Water and Sewer Funds

Pursuant to section 409 (5) of the Local Government Act (1993), a dividend may be paid after the end of each financial year from the Water and Sewer Funds operating surplus. As a pre-requisite to the payment of a dividend, Shoalhaven Water is required to demonstrate through an audit process the achievement of required outcomes under the Best-Practice Management of Water Supply and Sewerage Guidelines (2007). Achievement of these outcomes enables Shoalhaven Water to demonstrate that its water supply and sewerage businesses are healthy and sustainable. This is essential to assure the local community that Shoalhaven Water is managing the water supply and sewerage businesses responsibly and that the charges for these services will not increase unexpectedly.

For 2022/23 a dividend will be declared from the surplus (if achieved) for payment from the Water and Sewer Funds to Council's General Fund in the following financial year.

## Water Charges

Pricing strategies and water tariffs are modelled to:

- Generate sufficient income to ensure full cost recovery and maintain the long-term financial viability of the business, and aim to recover at least 75% of revenue from customers in the residential category from the water usage charge

A residential two-part tariff which encompasses a usage charge, and a fixed availability charge is applied as applicable. This pricing tariff accords with the most recent NSW Department of Planning & Environment Water Pricing Guidelines.

## Water Availability Charge

The water availability charge is based on the proportional size of the water meter service connection. The forecast charges over the next three years are as follows:

| Size of Water Meter Service Connection | Charge 2022/23 | Charge 2023/24 | Charge 2024/25 |
|---|---|---|---|
| 20mm (all residential customers) | $84 | $86 | $86 |
| 25mm | $140 | $144 | $148 |
| 32mm | $226 | $233 | $240 |
| 40mm | $354 | $365 | $376 |
| 50mm | $556 | $573 | $590 |
| 80mm | $1,417 | $1,460 | $1,504 |
| 100mm | $2,216 | $2,282 | $2,350 |
| 150mm | $4,981 | $5,130 | $5,284 |
| 200mm | $8,858 | $9,124 | $9,398 |

Properties with multiple water meter service connections will be levied an availability charge for each connection.

Vacant land where the service is available (in accordance with Section 552 of the Act) will be levied an availability charge.

The availability charges for residential properties (including strata-title and vacant land) will be assumed to be a 20mm water meter service connection. The responsibility for replacement of residential water meters by Council is limited to 20mm sized service unless lower pressures determine that larger connection sizes should apply.

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## Water Usage Charges

| | Charge 2022/23 | Charge 2023/24 | Charge 2024/25 |
|---|---|---|---|
| Residential, commercial & CSO categorised properties per kilolitre | $1.90 | $1.95 | $2.00 |

Water meters will continue to be read on a quarterly basis with more frequent readings undertaken for high usage properties.

It is proposed to continue the levying of a lower charge for those accounts with untreated water (raw) for usage and availability charges, as recognition of no treatment and reticulation.

A bulk supply tariff for treated and untreated water is applied to Manildra, in respect of water usage charges. Assistance to dialysis patients will continue with water usage charges levied at 50% of the applicable charge.

Water standpipe charges are levied quarterly. Standpipes not surrendered within the billing cycle are levied consumption based on the current financial year charges. Water usage charges for volumes extracted from the Shoalhaven Water fixed bulk water stations are charged at a reduced rate to encourage use of those facilities.

The annual charge (invoiced quarterly) for the registration of backflow devices is included on Water Accounts, to those properties with devices installed.

Properties with water available will be classified according to (for water/sewer):

- Residential Commercial
  *(includes bulk supply and non-strata)*
- Community Service Obligation (CSO) Level 1
- Community Service Obligation (CSO) Level 2
- Community Service Obligation (CSO) Level 3
  *(sporting fields, excluding facilities)*

A table listing all the classifications and usage allowances, as applicable, is shown within the sewer charges section below.

The NSW Government Water Supply, Sewerage and Trade Waste Pricing Guidelines specify the decision to provide a Community Service Obligation, which is a matter for determination by each Local Government Water Utility.

Consistent with IPART rationales and Section 610e of the Local Government Act, CSOs should be reported publicly. Policy guidelines (POL 16/83) determine the criteria for recognition of a CSO, the charging policy in respect of Water Supply, Sewer, Effluent, Trade Waste services and Section 64 Contributions.

The amount of CSO and other assistance measures from the water fund is estimated as follows:

| | |
|---|---|
| Availability Charges Foregone (CSO); | $102,000 |
| Pensioner Availability Charges Foregone; (forecast estimate and includes additional concession) | $310,000 |
| Water Usage Charges Foregone (CSO) | $111,600 |
| Events Sponsorship Funding | $25,000 |
| Pensioner Water Usage Charges Foregone | $230,000 |
| Payment Assistance Scheme | $30,000 |
| Undetected water leak reduction and Tank rebates | $25,000 |
| Adjustments, e.g. incorrect metering transactions, operational use of services, and payment transaction delays | $30,000 |
| Development Contribution Concessions | $550,000 |

## Sewer Charges

The base charge for a sewer connection will continue to increase as required to support ongoing capital works programs.

The sewer availability charge for a residential premise is based on a common service connection and discharge to the system, regardless of the size of the connection.

The sewer availability charge for commercial and non-strata properties is based on the proportional size of the water meter service connection and discharge to the system.

Sewer charges include a two-part tariff structure (availability and usage) for commercial customers together with trade waste charges, if applicable.

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CL22.261 - Attachment 2

## Sewer Availability Charge

Availability charge based on the proportional size of the water meter service connection:

| Size of Water Meter Service Connection | Charge 2022/23 | Charge 2023/24 | Charge 2024/25 |
|---|---|---|---|
| 20mm | $910 | $936 | $964 |
| 25mm | $1,269 | $1,308 | $1,347 |
| 32mm | $1,938 | $1,996 | $2,056 |
| 40mm | $2,570 | $2,648 | $2,727 |
| 50mm | $3,635 | $3,744 | $3,856 |
| 80mm | $7,499 | $7,724 | $7,956 |
| 100mm | $10,751 | $11,072 | $11,404 |
| 150mm | $18,527 | $19,084 | $19,657 |
| 200mm | $28,744 | $29,640 | $30,529 |

- Properties with multiple water meter service connections will be levied a sewer availability charge for each connection. This reflects the load that a discharger may place on the sewerage system and accords with best practice guidelines (adopted by Council resolution 1196 of 1 September 2003)
- Vacant land where the service is available (in accordance with section 552 of the Act) will be levied availability charge

## Sewer Usage Charge

The sewer usage charge will be levied on all premises classified as commercial or CSO (connected to sewer), based upon a percentage of water usage. The per kilolitre charge will continue to increase at a level greater than inflation in future years until the charge reflects the long run marginal cost and any cross subsidy across customer categories is removed.

| Charge 2022/23 | Charge 2023/24 | Charge 2024/25 |
|---|---|---|
| $2.00 per kl | $2.05 per kl | $2.10 per kl |

A discharge percentage factor based on the classification of the property will apply to convert metered water to sewer. The charge is apportioned on a daily basis with the non-rounded metered volume applied against the per kl rate as shown above.

Where individual customers can demonstrate the actual discharge to sewer, the actual discharge will apply. Where sewer flow monitoring is installed by Shoalhaven Water or calibrated meters accepted by Shoalhaven Water, the actual discharge will be used. The formula for determining the sewer usage charges is:

D = A x B x C

Where:

A = Metered water usage

B = The sewer usage charge

C = Sewer discharge factor

D = The sewer usage charge levied on the Water Account

The land use classification as they apply to the Water and Sewer Availability, usage allowances if applicable and discharge factors for all classifications shown as a percentage are within the table on the next page:

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✓ Applies

| Land use | Classification | Water and sewer availability charge | Water usage charge allowances | | Sewer usage charges discharge factor % |
|---|---|---|---|---|---|
| | | | Water | | Sewer |
| | | | Level 1 300kl Allowance | Level 3 300kl Allowance Plus special rate $0.85c per KL thereafter | |
| | | | | | % .√ to all unless specified |
| Charity | CSO Level 1 | | ✓ | | 90 |
| Church | CSO Level 1 | | ✓ | | 90 |
| Public Amenities | CSO Level 1 | | ✓ | | 90 |
| Public Reserve | CSO Level 1 | | ✓ | | N/A |
| Public Reserve with Amenities | CSO Level 1 | | ✓ | | 90 |
| Other | CSO Level 1 | | ✓ | | 90 |
| Bushfire Station | CSO Level 2a | | | | 90 |
| Church Hall | CSO Level 2a | | | | 90 |
| Community Centre | CSO Level 2a | | | | 90 |
| Halls/Library | CSO Level 2a | | | | 90 |
| Public Museum | CSO Level 2a | | | | 90 |
| Swimming Pools | CSO Level2b | | | | 80 |
| Sporting Oval | CSO Level 3 | | | ✓ | N/A |
| Ambulance Station | Commercial | ✓ | | | 90 |
| Car Sales & Service | Commercial | ✓ | | | 60 |
| Caravan parks | Commercial | ✓ | | | 60 |
| Child Care Centre | Commercial | ✓ | | | 90 |
| Church School | Commercial | ✓ | | | 90 |
| Commercial (gardens) | Commercial | ✓ | | | 70 |
| Commercial (without gardens) | Commercial | ✓ | | | 90 |
| Concrete batching plant | Commercial | ✓ | | | 10 |
| Fire Station | Commercial | ✓ | | | 80 |
| Food preparation | Commercial | ✓ | | | 90 |
| Government Department | Commercial | ✓ | | | 90 |
| Guest House | Commercial | ✓ | | | 70 |
| Hospital | Commercial | ✓ | | | 90 |

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| Land use | Classification | Water and sewer availability charge | Water usage charge allowances | | Sewer usage charges discharge factor % |
|---|---|---|---|---|---|
| Hotel with accommodation | Commercial | ✓ | | | 70 |
| Hotel without accommodation | Commercial | ✓ | | | 85 |
| B & B (more than 2 rooms) | Commercial | ✓ | | | 70 |
| Industry (Dry) | Commercial | ✓ | | | 70 |
| Laundry | Commercial | ✓ | | | 90 |
| Motel/Resort | Commercial | ✓ | | | 70 |
| Non Strata Residential Flat | Commercial | ✓ | | | 90 |
| Nursing Home | Commercial | ✓ | | | 90 |
| Other | Commercial | ✓ | | | 90 |
| Police Station | Commercial | ✓ | | | 90 |
| Railway Station | Commercial | ✓ | | | 80 |
| Registered Club | Commercial | ✓ | | | 90 |
| Registered Club (sporting facilities) | Commercial | ✓ | | | 50 |
| Restaurant | Commercial | ✓ | | | 90 |
| School | Commercial | ✓ | | | 90 |
| Shopping Centre | Commercial | ✓ | | | 90 |
| Office | Commercial | ✓ | | | 90 |
| Factory | Commercial | ✓ | | | 70 |
| Multi-Premise (Strata Plan) Parent Commercial | Commercial | | | | 90 |
| Nursery | Commercial | ✓ | | | 70 |
| Animal Boarding | Commercial | ✓ | | | 90 |
| Multi-Premise (Non Strata) Dual Occ. | | | | | |
| >25mm | Commercial | ✓ | | | 90 |
| Commercial/Farm Raw Water | Commercial | ✓ | | | N/A |
| Strata Assessment | | | | | |
| (Unit) Commercial – Child within Strata | Commercial | ✓ | | | 90 |
| Commercial Community Association – Common Property – Parent | Commercial | | | | N/A |
| Commercial Community Association | | | | | |

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| Land use | Classification | Water and sewer availability charge | Water usage charge allowances | Sewer usage charges discharge factor % |
|---|---|---|---|---|
| – Individual Unit – | | | | |
| Child | Commercial | ✓ | | 90 |
| Standpipe | Commercial | | | N/A |
| Standpipe – Rural Fire Service | Commercial | | | N/A |
| Standpipe – Raw Water | Commercial | | | N/A |
| Farm | Rural/Agricultural | ✓ | | N/A |
| Market Garden | Rural/Agricultural | ✓ | | N/A |
| Sewerage Treatment Works/Pump Station | Commercial | Water Availability Only | | No Sewer Usage Charges apply |
| Water Pump Station/Treatment Works | Commercial | Sewer Availability Only | No Water/Sewer Usage Charges apply | |

Council will continue to classify sewerage accounts with sewer available according to:

- Residential
- Commercial (includes non-strata)
- Community Service Obligation (CSO) Level 1
- Community Service Obligation (CSO) Level 2
- Community Service Obligation (CSO) Level 3

The amount of Community Service Obligations and other assistance measures from the sewer fund is anticipated to be:

| | |
|---|---|
| Availability Charges Foregone (CSO) | $477,360 |
| Pensioner Availability Charge Foregone (forecast estimate and includes additional concession) | $ 537,200 |
| Adjustments eg payment transaction delays | $15,000 |
| Development Contribution Concessions | $690,000 |

Council will continue to offer assistance to customers unable to connect to sewerage services in backlog areas where they are experiencing financial difficulties. The offer of assistance program provides payment of the costs associated with connecting the property and a two-year interest free period in which to repay those costs.

## Liquid Trade Waste Charges

The discharge of liquid trade waste to Council sewerage systems will incur fees and charges which are applied according to the category into which the liquid trade waste discharger is classified.

Council's Local Approvals Policy for Liquid Trade Waste Discharge to the Sewerage System provides information on the approval process, classification of liquid trade waste dischargers and the relevant formula to be used in calculating liquid trade waste usage and liquid trade waste "non-compliance usage" charges. Council will invoice the owner of the land from which liquid trade waste is discharged in respect of fees and charges.

The annual fee to recover the costs associated with the administration and monitoring of liquid waste dischargers are invoiced as a quarterly component upon Water Accounts.

## Effluent and Septic Removal Charges

Council undertakes human waste removal services for properties not connected to sewerage through a contracted arrangement. Consequent to the reduction in demand for the effluent and associated services, a review of this arrangement was conducted and this included community consultation. Council resolved to continue providing a contracted service but on the basis of full cost recovery to eliminate any cross-subsidy to the sewer fund.

Septic tank and aerated system cleanouts are conducted on a "pay for service" basis in the first instance.

The allowance of effluent removed per service will remain at 2,500 litres before an additional charge per 100 litres is incurred.

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## Development Contributions (Section 64 Charges)

Section 64 Contributions (also known as Headworks Contributions or Developer Charges) are up-front charges levied to recover part of the infrastructure costs incurred in servicing new developments. Developments are assessed on their relative load on water and/or sewerage systems, compared to a single residential dwelling, and an "equivalent tenement" (ET) is calculated.

The cost per ET has been set through a Developer Servicing Plan (DSP) which has been developed in accordance with State Government Guidelines and adopted by Council in November 2005 with commencement from 1 January 2006.

Changes are intended to the DSPs as a consequence of new guidelines released by the NSW Government. Council may continue to provide concessional arrangements for developments to reduce the impact of developer (Section 64) contributions in accordance with Council resolution MIN13.864. These arrangements will be reviewed as part of any changes to the DSPs.

The current developer charges are calculated for new, additional or "change of use" developments, based on the following equivalent tenement classifications.

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## Equivalent Tenement (ET) Classifications

Developer charges are calculated for new, additional or "change of use" developments based on the following criteria:

| Item | Description | Note | Unit | Ets |
|---|---|---|---|---|
| Subdivided Lots | Each subdivided lot with separate connection | V | per Lot | 1.00 |
| | Residential Development Only -Community Title/Neighbourhood Title/Strata Title (where development approval for the dwellings granted) | V | 1 Bedroom | 0.40 |
| | | | 2 Bedroom | 0.60 |
| | | | 3 Bedroom | 0.80 |
| | | | 4 Bedroom | 1.00 |
| | Residential Development Only -Community Title/Neighbourhood Title/Strata Title (where development approval for the dwellings NOT approved) – LAND SIZE | V | ≤200m2 | 0.40 |
| | | | >200m2 & ≤300m2 | 0.60 |
| | | | >300m2 & ≤450m2 | 0.80 |
| | | | >450m2 | 1.00 |
| Residential | Single House on single lot | V | per house | 1.00 |
| Residential Development | Flats & Medium Density Development, Dual Occupancy & "Granny Flat" | V, VI | 1 Bedroom | 0.40 |
| | | | 2 Bedroom | 0.60 |
| | | | 3 Bedroom | 0.80 |
| | | | 4 Bedroom | 1.00 |
| Caravan Parks | per licensed site – tent sites & mobile caravan sites (excluding Manager's Residence) | I, III, V | Short Term Site | 0.15 |
| | | | Long Term Site | 0.30 |
| | per licensed site – Cabin/mobile home (short or long term sites) (excluding Manager's Residence) | I, III, V | 1 Bedroom | 0.25 |
| | | | 2 Bedroom | 0.40 |
| | | | 3 Bedroom | 0.60 |
| Retirement Villages | - Nursing Homes and Hostel Single occupant<br>- No separate kitchen facilities<br>- Occupants require support includes other supporting facilities<br>- Excludes Manager's residence | I, V | per single bed | 0.25 |
| | Self-Care | V | 1 Bedroom | 0.40 |
| | | | 2 Bedroom | 0.60 |
| | | | 3 Bedroom | 0.60 |
| | | | 4 Bedroom | 0.80 |
| Motels/Hotels/ Resorts | - Excludes Manager's residence<br>- Excludes restaurants, clubs, reception centres, etc (see commercial wet trade or licensed premises or other commercial activities (refer to appropriate item/description) | I, V | 1 Bedroom | 0.20 |
| | | | 2 Bedroom | 0.40 |
| | | | 3 Bedroom or greater | 0.60 |
| Backpacker Accommodation/Hostel | - Communal cooking facilities<br>- Small communal laundry | V | per bed | 0.125 |

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| Item | Description | Note | Unit | Ets |
|---|---|---|---|---|
| Bed-sitter / Guest House | No cooking<br>- ensuite facilities available | V | per Bedroom | 0.20 |
| | House based with communal kitchen/laundry | V | 1 Bedroom | 0.25 |
| | | | 2 Bedroom | 0.40 |
| | | | 3 Bedroom | 0.60 |
| Bed & Breakfast | Accommodation (New) | V | per bedroom | 0.25 |
| | Accommodation (Amendment to existing building with no building additions) | V | per bedroom in excess of 4 bedrooms (or possible bedrooms) | 0.25 |
| Industrial | Large open building which may/are further developed (divided) and where future use is unknown. | II, V | per 1,000m² gross floor area | 1.00 |
| Offices | Commercial Activity | V | per 250m² gross floor area | 1.00 |
| Commercial Development | General Merchandise Type Shops (excludes Commercial Dry Trade & Commercial Wet Trade) | V | per 250m² gross floor area | 1.00 |
| Commercial: Multi-Premise Development | Multi-premise commercial development (allowance made for small commercial wet trade) | V, IX | Per 210m² gross floor area | 1.00 |
| Commercial<br>Dry Trade | Bulky Goods Type Shops (excluding food and wet trade), Museum, Showroom, Galleries, etc – water used only for domestic purposes (other than in or part of shopping complexes) | V | per 500m² gross floor area | 1.00 |
| Commercial<br>Wet Trade | Shops – Food preparation and sales and where water is used for business activity other than domestic purposes (unless otherwise stated), e.g., café, butcher, milk bar, bakery, fish shop, restaurant | V | per 100m² gross floor area | 1.00 |
| Shopping Complex/ Retail Super Store | Food Preparation (e.g., café, butcher), Shops and Offices<br>(for Supermarket refer below) | V | per 210m² gross floor area | 1.00 |
| Supermarket | Food Preparation | V | per 100m² gross floor area | 1.00 |
| | Offices | V | per 250m² gross floor area | 1.00 |
| | Supermarket (customer area) | V | per 1,000m² gross floor area | 1.00 |
| Licensed Premises | Clubs, Restaurants, Reception Centres, etc. | V | per 100m² gross floor area | 1.00 |
| Hospital | | V | per bed | 1.00 |
| School | Day | V | per 25 pupils | 1.00 |
| | Boarding | V | per 6 pupils | 1.00 |
| Child Minding Facilities | Day Care (short and long) | V, VIII, XII | Water (per person) | 0.06 |
| | | V, VIII, XII | Sewer (per person) | 0.10 |

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| Item | Description | Note | Unit | Ets |
|---|---|---|---|---|
| Theatres, Churches | | **V** | per 100 occupants | 1.00 |
| Sporting Complex | Potential maximum number of persons (for seating 1 person per 500 mm wide) | **V** | per 100 persons | 1.00 |
| Animal Boarding | Dogs, Cats, etc | **V** | Per 500m$^2$ floor area (including the play area) | 1.00 |
| Green Trade, | Nursery, Sporting Fields (eg. Oval/fields/ bowling greens for irrigation purposes with no stand or amenities block/s), Parks, Gardens, Market gardens (excluding primary residence)/Garden Centres/ Nurseries.<br>Meter sizes larger than 50mm subject to written application. | **V, X** | To be individually assessed or in accordance with Water Directorate "Section 64 Determinations of Equivalent Tenements Guidelines", or specific Council resolution. | To be determined on application |
| Public Amenity Blocks | Public facilities | **V, XI** | Per fixture (eg WC, shower) | 0.50 |
| Commercial Laundry | Laundrette, etc | **V** | To be individually assessed or in accordance with Water Directorate "Section 64 Determinations of Equivalent Tenements Guidelines", or specific Council resolution. | To be determined on application |
| Other developments not specified: | | **V** | To be individually assessed or in accordance with specific Council resolution or Water Directorate "Section 64 Determinations of Equivalent Tenements Guidelines". | To be determined on application |

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## Notes:

eT – Equivalent Tenement

III. Manager's residence to be based on number of bedrooms (see Residential Development)

IV. Area of Portal frame (Industrial) building to be determined by measuring to external cladding.

V. Caravan Parks: Short Term Site- includes camping site, caravan sites – as per licence approval Long Term Site- includes caravan sites, mobile home sites, and cabins – as per licence approval

VI. Deleted as a result of MIN13.864.

VII. Council resolution MIN13.864 applies.

VIII. VMedium Density and Residential Flat Developments – ETs are set by Council Resolution 93/2899 – resolved at Council meeting on 16 Nov 1993 as follows:

*93/2899 Developer Charges for Water Supply and Sewerage - Medium Density and Residential Flat Development Files 90/2499, 90/2500*

- *RECOMMENDED that, for the proposal of calculating developer contributions for water supply and sewerage, the following*
- *'equivalent tenement' (E.T.) factors be used in respect of medium density and residential flat development:-*
- *Small residential flat or unit - 1 bedroom = 0.4 E.T. Medium residential flat or unit - 2 bedrooms = 0.6 E.T. Large residential flat or unit - 3 bedrooms = 0.8 E.T.*

***+ and that rooms capable of being used as separate bedrooms be included in the number of bedrooms.***

IX. As per NSW Water Directorate "Section 64 Determinations of Equivalent Tenements Guidelines". Persons include children and staff.

X. As per Council report and resolution (Minute No. 06/184), February 2006.

184. Section 64 Contributions – 'First Occupancy' or 'Change of Use' of Commercial Buildings File 15513

*RECOMMENDED that Council levy a Section 64 contribution charge for commercial small shopping complexes at the initial DA stage to cover 'first occupancy' or 'change of use' where impact is minor on the water and/or sewerage systems, as follows:*

a. *The rate of one (1) equivalent tenement (ET) for a proposed or existing multi premise commercial development on commercial zoned land shall be per 210m2 of gross floor area; and*

b. *A business which occupies one of the premises (as a first occupancy or a change of use) may be granted a concession towards payment of water and sewer developer charges if:*

   i. *it is less than 100m2;*

   i. *its calculated loading on a system is less than or equal to 1.0 ET;*

   i. *it is not a large water user or sewer discharger (eg. commercial laundries, or licensed premises, etc.);*

c. *A development/business which occupies one of the premises (as a first occupancy or a change of use) and is determined as having a loading on a system that is greater than 1.0 ET, then the development/business shall pay water and sewer developer charges as follows: Net ET's = development /business loading in ET's – credit for area occupied at rate of 1ET/210m2.*

d. *The above rate and calculations be included in the Annual Management Plan.*

X. Fairways on golf courses are not provided with town water supply for irrigation purposes.

XI. Minute 2008.663 refers to specific public amenity buildings

663.Disposal of Assets - Public Amenities File 35799, 30449, 9738, 36685, 36684 RECOMMENDED that

a. *the report on the disposal of assets - public amenities buildings at Pillipai Ring Reserve - Erowal Bay, Bens Walk Reserve - Depot Farm - West Nowra and Falls Creek Picnic Area be received for information*

b. *Council adopt the 3 Year (2008/11) Public Amenities Capital Program as attached to this report*

c. *Council determine to demolish the public amenities at Falls Creek and Depot Farm*

d. *Council waiver the water and sewer headworks charges as a Community Service Obligation – Level 4, 100% reduction*

e. *Council undertake works to remove underscrub around the amenity building at Pillipai Ring Reserve, Erowal Bay to improve security and visibility.*

XII. NSW Government – Education Department

**(http://www.dec.nsw.gov.au/what-we offer/regulation-and-accreditation/early-childhood-education- care/regulatory-framework/national-quality-framework/qualifications-and-ratios)**

Educator to child ratios

Under the National Regulations, the following educator to child ratios will apply in NSW

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**Centre based services**

| Age of children | Educator to child ratio |
|---|---|
| Birth to 24 months | 1:4 |
| Over 24 months and less than 36 months | 1:8 until 31/12/15<br>Then 1:5 |
| Over 36 months and not yet attending school | 1:10 |

- Family day care services
- 1:7 for each family day care educator
- Until 31 December 2013, not more than 5 of the children can be preschool age or under
- From 1 January 2014, not more than 4 of the children can be preschool age or under

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Shoalhaven City Council

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Shoalhaven City Council

# DPOP
# Fees & Charges

2022/23 - Part 2

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# PRICING POLICY

| Pricing Method | Definition |
|---|---|
| Market Rate | Price of the service determined by investigating alternative prices of surrounding service providers. Pricing may or not recover full costs |
| Full Cost Recovery | Recovery of all labour, direct and overhead costs associated with providing a service. This includes labour, direct and overhead expenses. |
| Partial Cost Recovery | Council recovers less than the full cost (the reasons may be community obligation or legislation limits on charging). This can be any % of the Full cost recovery depending upon the subsidy required |
| Fully Subsidised | Some services may be provided free of charge and the whole cost determined as a community obligation or may be classified as a public good. |
| Set by Act/Regulation | Price of the service is determined by legislation. Price may or may not recover full cost. |
| Refundable | A Fee which is refundable to the payee after the prescribed condition is met |

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## WAIVER OR REDUCTION OF FEES

Section 610E of the Local Government Act 1993 allows Council to waive payment of, or reduce, a fee in a particular case if it is satisfied that the case fall within a category of hardship or other category that Council has determined a payment should be so waived or reduced.

Council has determined the following categories:

| Category | Definition |
|---|---|
| Hardship | where there is evidence that the payment of the fee or charge will impose unreasonable financial hardship on the applicant given their particular circumstances |
| Charity | where the applicant is a registered charity and the fee is for a service that will enable to provision of charitable services to the community of the Shoalhaven local government area |
| Not For Profit | where the applicant is an organisation that holds "not for profit" status and the fee is for a service that will enable the achievement of their objectives and betterment for the community of the Shoalhaven local government area and where the payment of the standard fees or charges would cause financial hardship. |
| Commercial | where the Council, or its contractor, operate a services and reduction of the fee is required to compete in the market. |
| Non-Provision of Service | where the Council is unable to provide a service or venue that has been previously agreed upon and an appropriate discount, fee waiver or substitution is required as compensation. |
| Bushfire Relief | for eligible applicants during the 2019 to 2020 black summer fires |
| COVID-19 | where the applicant has suffered hardship caused by the COVID-19 pandemic or the waiver or reduction of the fee will encourage recovery from the pandemic. |

The Council will directly, or through delegated authority, assess and make determinations on requests for waiver or reduction of fees in accordance with the adopted policies. The following policies were current at the time of publishing, these may be amended during the year and new policies may be added.

- POL18/30 Fee Waivers, Subsidies and Support Policy
- POL18/77 Revenue Hardship Policy
- POL20/68 Waiving of Development Application Fees and Other Fees for Charitable Organisations and Community Groups
- POL16/83 Community Service Obligations – Water Supply, Wastewater, Effluent, Trade Waste Services and Section 64 Contributions
- POL16/86 Payment Assistant Scheme – Water Accounts
- POL16/122 Shoalhaven Entertainment Centre Hiring Policy
- POL19/58 Fee Waivers – Ranger Services Unit

The applicable fee classifications where waivers or reductions may be applied are identified within the following document. Other fees may also be waived or reduced as new or amended policies and Council Resolutions are adopted during the year.



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## CERTIFICATION

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

## ACTIVITIES UNDER THE EP&A ACT

### COMPLYING DEVELOPMENT APPLICATIONS

***Applications Involving Building Work***

| | | | | | |
|---|---|---|---|---|---|
| Modification to Complying Development Certificate | | Full cost recovery | 100% | Y | Minimum fee of $250 or 30% of original CDC fee whichever is the greater |
| Contract price or Council determined value up to $25,000 | As stated | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Contract price or Council determined value exceeding $25,000 but not exceeding $50,000 | As stated | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Contract price or Council determined value exceeding $50,000 but not exceeding $100,000 | As stated | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Contract price or Council determined value exceeding $100,000 but not exceeding $250,000 | As stated | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Contract price or Council determined value exceeding $250,000 but not exceeding $500,000 | As stated | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Contract price or Council determined value exceeding $500,000 but not exceeding $1,000,000 | As stated | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Contract price or Council determined value exceeding $1,000,000.00 - plus additional fee for each $1000 above $1,000,000.00 | As stated | Full cost recovery | 100% | Y | $2900 plus additional fee of $4.00 per $1000 over $1,000,000 |
| Additional fee per $1000 (or part of $1000) above $1,000,000.00 contract price. | As stated | Full cost recovery | 100% | Y | Fees can be obtained on request. |

***Applications NOT Involving Building Work***

| | | | | | |
|---|---|---|---|---|---|
| Change of Building Classification (ie. Use) | As stated | Full cost recovery | 100% | Y | $330.00 |

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## CERTIFICATION

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Post-notification for Complying Development Certificate, where Council arranges public notification (EP&A Reg Cl 137) | | Full cost recovery | 100% | Y | $192.50 per application |

### OTHER ACTIVITIES

***Certificates by Private Certifiers***

| | | | | | |
|---|---|---|---|---|---|
| Part 6 - Includes cost of registration and archiving | As stated | Set by Act/Regulation | 100% | N | $36.00 per certificate |

***Miscellaneous***

| | | | | | |
|---|---|---|---|---|---|
| Copy of Building Certificate | As stated | Set by Act/Regulation | N/A | N | $13.00 |

### PART 6 CERTIFICATES AND APPLICATIONS

Note 1: Due to economies of scale, the following fees for Construction Certificates will be discounted by 20% where the Construction Certificate Application is in conjunction with a Development Application.

Note 2: Fees for projects valued at greater than $1,000,000 may be estimated by Council at a lower amount based on the extent and nature of the works. Minimum fee in any case to be 50% of the base.

Note 3: Where Council is appointed as the Private Certifying Authority, the Development Advisory Unit (DAU) meeting fee will be subtracted from the Construction Certificates fees.

***Appointment of Council as the Principal Certifying Authority***

| | | | | | |
|---|---|---|---|---|---|
| Transfer of PCA from Registered Certifier to Council. | Replacement of PCA | Full cost recovery | 100% | Y | $3,850.00 |
| Principal Certifier Fees - Residential Development & Additions, Commercial & Industrial Additions less than $50,000 | As stated | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Principal Certifier Fees - Residential & Additions, Commercial & Industrial additions $50,000 - $150,000 | As stated | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Principal Certifier Fees - Residential Development & Additions, Dual Occupancy (standalone application), Commercial & Industrial Additions above $150,000 | As Stated | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Principal Certifier Fees - Multi Unit housing development (including dwelling & dual occupancy application) | | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Principal Certifier Fees - Commercial and industrial buildings - area up to 500 sq metres | | Full cost recovery | 100% | Y | Fees can be obtained on request. |



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## CERTIFICATION

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Principal Certifier Fees - Commercial and industrial buildings - area greater than 500 sq metres & less than 1,000 sq metres | | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Principal Certifier Fees - Commercial and industrial buildings - area 1,000 sq metres or more | As stated | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Principal Certifier Fees - Single Inspection Fee, Additional Inspection Fee or Reinspection Fee | | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Principal Certifier Fees - Garages, carports and other minor ancillary structures | As stated | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Principal Certifier Fees - Above ground and inground Swimming Pools | | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Interim Occupation Certificate Inspection Fee | | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Final Occupation Certificate Inspection Fee | | Full cost recovery | 100% | Y | $550.00 Per Certificate |
| Final inspection fee for compliance with DA/BA application approved prior to 1998 | This fee is to cover the cost of a final inspection on applications approved prior to 1998 when Occupation Certificates were not issued. | Full cost recovery | 100% | Y | $297.00 Per inspection |
| Written advice of compliance with DA/BA applications following satisfactory final inspection for applications prior to 1998 | Cost of administration functions for processing the final inspection letter for DA/BA prior to 1998 (typing, postage etc) | Full cost recovery | 100% | Y | $124.30 per application |
| ***Compliance Certificates (Building Works)*** | | | | | |
| Additional fee for each additional dwelling in multi-residential development | | Full cost recovery | 100% | N | $500.00 |
| Fee for issue of building inspection/compliance certificate in respect of building works where Council not appointed as PCA. | | Full cost recovery | 100% | Y | $335.50 |
| ***Construction Certificate (Subdivision Work & Development Works) - Engineering Plan Checking Fee*** | | | | | |
| Note: If there are no amendments to the original plans a 10% discount or the minimum fee will apply (whichever is higher). | | | | | |
| Bulk Earthworks Only | Engineering Assessment - Subdivision Works Certificate | Full cost recovery | 100% | Y | $760.10 |



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## CERTIFICATION

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Landscaping Plans - Application Fee | Engineering Assessment - Subdivision Works Certificates | Full cost recovery | 100% | Y | $202.40 + $3.00 per lot |
| Refund for withdrawal of Subdivision Works Certificate | Engineering Assessment - Subdivision Works Certificate | Full cost recovery | 100% | Y | Up to 75% of original fee (at discretion of manager) |
| Subdivision Works Certificate - Additional per lot fee. NOTE: Total fee is application fee + fee for each newly lot created. | Engineering Assessment - Subdivision Works Certificate | Full cost recovery | 100% | Y | $202.40 |
| Subdivision Works Certificate - Application Fee | As stated | Full cost recovery | 100% | Y | $760.10 |
| Subdivision Works Certificate - Modification | Engineering Assessment - Subdivision Works Certificate | Full cost recovery | 100% | Y | 10% of original fee or $745, whichever is the greater. |
| Engineering Plans - Minimum Fee | As stated | Full cost recovery | 100% | Y | $201.30 minimum |
| Amended plans (after issue of subdivision construction certificate or engineering plan approval) | As stated | Full cost recovery | 100% | Y | Current scale for works being amended or minimum fee $185.00 (whichever is greater) |
| Landscape plans - Note: Total fee is application fee + fee for each newly lot created. | As stated | Full cost recovery | 100% | Y | $202.40 + $3.00 per lot |
| Resubmitted plans (over 2 years old) | As stated | Full cost recovery | 100% | Y | 50% of current engineering plans checking fee or minimum fee $185.00 (whichever is greater) |
| ***Construction Certificates (Building Works)*** | | | | | |
| Additional Fee for Class 2 & 3 buildings | | Full cost recovery | 100% | Y | $1,100.00 |
| Complying Development Certificates (Building Works) | | Full cost recovery | 100% | Y | $1,100.00 |
| Contract price or Council determined value up to $25,000 | | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Contract price or Council determined value exceeding $25,000 but not exceeding $50,000 | | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Contract price or Council determined value exceeding $50,000 but not exceeding $100,000 | | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Contract price or Council determined value exceeding $100,000 but not exceeding $250,000 | | Full cost recovery | 100% | Y | Fees can be obtained on request. |



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## CERTIFICATION

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Contract price or Council determined value exceeding $250,000 but not exceeding $500,000 | As stated | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Contract price or Council determined value exceeding $500,000 but not exceeding $1,000,000 | As stated | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Contract price or Council determined value exceeding $1,000,000.00 - plus additional fee for each $1000 above $1,000,000.00 | As stated | Full cost recovery | 100% | Y | 2500 + additional fee of $4.00 per $1000 over $1,000.000<br>Fees can be obtained on request. |
| Additional fee per $1000 (or part of $1000) above $1,000,000.00 contract price. | As stated | Full cost recovery | 100% | Y | Fees can be obtained on request. |
| Amended Construction Certificate | As stated | Full cost recovery | 100% | Y | Minimum fee of $250 or 30% whichever is the greater |
| ***Construction Inspection Fee*** | | | | | |
| Inspection fee all subdivisions and developments | As stated | Full cost recovery | 100% | Y | $361.90 or 50% of fee calculated for CC per application. |
| PC Inspection Fee - Bulk Earthworks Only | Principal Certifier Inspections - Subdivision Works | Full cost recovery | 100% | Y | $1,168.20 |
| PC Inspection Fee - where Council has issued the SWC (per lot created) | Principal Certifier Inspections - Subdivision Works | Full cost recovery | 100% | Y | $346.50 |
| PC Inspection Fee - where Council has not issued the SWC (per lot created) | Principal Certifier Inspections - Subdivision Works | Full cost recovery | 100% | Y | $346.50 |
| ***Subdivision Certificate - Survey Plan release fee*** | | | | | |
| Subdivision Certificate (Survey Plan release fee) - subdivisions other than road widening or easement plans | As stated | Full cost recovery | 100% | N | $554.00 +$38.00 per lot |
| Subdivision Certificate (Survey Plan release fee) - road widening & easement plans | As stated | Full cost recovery | 100% | N | $504.00 per plan |
| Inspection fee for works requiring additional inspections | As stated | Full cost recovery | 100% | Y | $143.00 |
| Release of caveat required for deferred payment of Developer Contributions | As stated | Full cost recovery | 100% | Y | $325.60 per lot burdened |
| Issuing of PCA requirements where Council has not issued the subdivision works certificate | As stated | Full cost recovery | 100% | Y | $159.50 per application |

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CL22.261 - Attachment 3

## CERTIFICATION

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Resigning of documents by Authorised Officer | Edited documents received and requiring resigning by Director | Full cost recovery | 100% | N | $125.00 |

## ACTIVITIES UNDER THE LOCAL GOVERNMENT ACT

### SECTION 68 APPLICATIONS

***Drainage/Plumbing Applications where Council is NOT the Principal Certifying Authority***

| | | | | | |
|---|---|---|---|---|---|
| Council is NOT the Principal Certifying Authority - Drainage Application Fee | As stated | Full cost recovery | 100% | N | $270.00 in additional to the above fees |

***Drainage/Plumbing Applications where Council is Principal Certifying Authority***

| | | | | | |
|---|---|---|---|---|---|
| Unsewered areas - Additional Units and inspections - Residential/Industrial/Commercial | As stated | Full cost recovery | 100% | N | $270.00 per unit + base fee |
| Amended Unsewered - Minor alterations/additions only - (Max 1 inspection) | As stated | Full cost recovery | 100% | N | $270.00 |
| Amended Sewer - Minor alterations/additions only - (Max 1 Inspection) | As stated | Full cost recovery | 100% | N | $270.00 |

## OTHER ACTIVITIES

### BUILDING RELATED MATTERS

***Building Inspections***

| | | | | | |
|---|---|---|---|---|---|
| SafeWork NSW Inspection | As stated | Full cost recovery | 100% | Y | $147.40 per application |
| Compliance with conditions of development consent and/or building approval | As stated | Full cost recovery | 100% | Y | $147.40 per application |

***Inspection of Dwelling before Relocation***

| | | | | | |
|---|---|---|---|---|---|
| Where Manager - Certification & Compliance determines inspection required outside City Boundaries. i. Up to 80km outside city boundary | As stated | Full cost recovery | 100% | Y | $456.50 per inspection |
| Where Manager - Certification & Compliance determines inspection required outside City Boundaries. ii. 81-200km outside city boundary | As stated | Full cost recovery | 100% | Y | $907.50 per inspection |

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## CERTIFICATION

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Where Manager - Certification & Compliance determines inspection required outside City Boundaries. iii. > 200km outside city boundary | As stated | Full cost recovery | 100% | Y | subject to assessment |
| ***Other Charges*** | | | | | |
| Application to install a manufactured home on land other than a caravan park - contract price or Council determined value up to $25,000 | As stated | Full cost recovery | 100% | N | $217.00 per application |
| Application to install a manufactured home on land other than a caravan park - contract price or Council determined value up to $25,000 but not exceeding $50,000 | As Stated | Full cost recovery | 100% | N | $305.00 per application |
| Application to install a manufactured home on land other than a caravan park - contract price or Council determined value up to $50,000 but not exceeding $100,000 | As stated | Full cost recovery | 100% | N | $460.00 per application |
| Application to install a manufactured home on land other than a caravan park - contract price or Council determined value up to $100,000 but not exceeding $250,000 | As stated | Full cost recovery | 100% | N | $615.00 per application |
| Application to install a manufactured home on land other than a caravan park - contract price or Council determined value exceeding $250,000 | As stated | Full cost recovery | 100% | N | $850.00 per application |
| Application to temporarily occupy a caravan whilst dwelling under construction | As stated | Full cost recovery | 100% | Y | $147.40 per application |
| Assessment Fee - Alternative Solution Class 1 building (BCA) | Additional costs in assessing alternative solution under BCA for class 1 buildings such as dwellings, dual occupancies, villas and townhouses | Full cost recovery | 100% | Y | $209.00 Per Variation |
| Assessment Fee - Alternative solution Class 2-9 building (BCA) | Additional costs in assessing alternative solution under the BCA for class 2-9 buildings such as flats, commercial and industrial developments. | Full cost recovery | 100% | Y | $709.50 Per Variation |

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## CERTIFICATION

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| BAL Certificate Application | As stated | Full cost recovery | 100% | Y | $517.00 |
| Bank guarantee for completion of works in relation to relocation of second-hand dwelling | Security against default | Full cost recovery | 100% | N | $10,260.00 |
| Building Code of Australia - Assessment & Report | Service provided to applicants on Class 2 - 9 buildings or modifications to existing buildings. | Full cost recovery | 100% | N | $147.00 per hour |
| Statement of classification (BCA) | | Full cost recovery | 100% | N | $58.50 per application |
| **SUBDIVISION RELATED MATTERS** | | | | | |
| ***General*** | | | | | |
| Bank Guarantee Lodgement Fee Where security provided in a form other than a cash deposit ( eg bank guarantee) for sub-division roadworks, drainage works - plus all legal costs in relation to the security | As stated | Full cost recovery | 100% | Y | $442.20 minimum fee + legal costs |
| Deed of Agreement for deferred payment of Developer Contributions | as stated | Full cost recovery | 100% | Y | $234.30 per application |
| Section 88G Certificate (Conveyancing Regulation cl. 29) | As stated | Set by Act/Regulation | N/A | N | $35.00 |
| Variation of restriction as to user, easements and other LPI dealing forms that require signing by Council as Authorised Authority. | As stated | Full cost recovery | 100% | N | $414.00 |
| Variation of restriction as to user requiring Council resolution and seal of Council | As stated | Full cost recovery | 100% | N | $623.00 per application |
| ***Purchase of Subdivision Documents*** | | | | | |
| Engineering Design Specifications | | Full cost recovery | 100% | N | $49.00 per part |
| ***Traffic Maintenance Bond*** | | | | | |
| Traffic Maintenance Bond where road works are proposed within the CBD, Princes Highway or arterial roads - Minimum | As above | Refundable | N/A | N | $1,978.00 A bond is to be lodged with Council to ensure through traffic can pass in all conditions. Failure to maintain an open road will allow Council's Maintenance Crew to fund sufficient works to maintain the flow of traffic. |

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CL22.261 - Attachment 3

## CERTIFICATION

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Traffic Maintenance Bond where road works are proposed within the CBD, Princes Highway or arterial roads - maximum | As above | Refundable | N/A | N | $3,943.00 |

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CL22.261 - Attachment 3

## CHILDCARE

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

## COMMUNITY SERVICES

### SHOALHAVEN FAMILY DAY CARE

Proposed fees subject to receipt of CCCF Funding

***Administration***

| | | | | | |
|---|---|---|---|---|---|
| Educator Registration Fee | Payment of Department of Community Services Licensing Fee | Full cost recovery | 100% | Y | $52.00 per annum |
| Educator weekend and After Hours levy | administration levy for SFDC legislative requirements when educators are open AH/ weekends | Partial cost recovery | 50% | N | $40.00 per day |
| Educators Fees Schedule Variation | Fee schedule variation during the year apart from annual review | Full cost recovery | 100% | Y | $39.00 |
| Educators Late Original Timesheets | Filing fee if office has to file late original timesheets | Full cost recovery | 100% | Y | $15.00 |
| Family Enrolment Fee | To cover the cost of administration.<br>$30 1st child<br>$25 2nd child<br>$20 3rd child<br>Free 4th child | Partial cost recovery | N/A | N | $30.00 per annum |
| Play Room Hire Commercial/Business | Charge for Use | Partial cost recovery | N/A | Y | $35.00 per hour |
| Play Room Hire Not For Profit Groups | Charge for Use | Partial cost recovery | N/A | Y | $25.00 per hour |
| Administration Levy for Family Day Care Users | To cover all administrative overheads associated with the Family Day Care Service | Partial cost recovery | 30% | N | $1.50 per child per hour |
| Administration Levy for Family Day Care Educators | To cover all administrative overheads associated with the Family Day Care Service | Partial cost recovery | 30% | N | $0.40 per child per hour |
| Educator Training | Training and resources for prospective educators | Market Rate | N/A | Y | $400.00 One off - per educator per training course |



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## CHILDCARE

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Meeting Room Hire - per hour - Category 2 - Commercial / Business | Charge for use | Partial cost recovery | N/A | Y | $30.00 per hour |
| Meeting Room Hire - Not For Profit Groups | Charge for use | Partial cost recovery | N/A | Y | $20.00 per hour |

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CL22.261 - Attachment 3

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

## COMMUNICATION CHARGES

Fees and charges shown in this section are provided as a reference and indicate the maximum amount that may be levied for commercial use on Council's prime sites.

Council has a range of communication sites that provides coverage over different geographic and demographic areas of the Shoalhaven, each with its own set of site use fees. Discounted rates may apply for non-profit groups.

Due to the various types of equipment used and the range of Council's fees and charges that may be applied, potential clients are required to write to Council with details of their communication site requirements including: desired coverage area, equipment specifications, commercial or concessional application, antennae and power requirements. A quotation will then be prepared by Council's Radio Administrator.

Council reviews the Fees and Charges annually and usually obtains an independent Market Evaluation each five years.

### TOWERS AND HUTS

***Administration and Site Setup***

| | | | | | |
|---|---|---|---|---|---|
| Cambewarra dish mount - 300mm | Use of existing antenna mount for 300mm diameter dish | Full cost recovery | 100% | Y | $619.95 Per installation |
| Cambewarra dish mount - 600mm | Use of 600mm antenna mount - Cambewarra tower | Full cost recovery | 100% | Y | $1,226.15 Per use |
| Cambewarra dish mounts - 3000mm | Use of antenna mount for 3000mm diameter dish | Full cost recovery | 100% | Y | $6,144.40 Per installation |
| Vincentia - 1800mm dish mount | Use of existing 1800mm diameter antenna mount | Full cost recovery | 100% | Y | $3,506.85 Per use |
| Vincentia - 600mm dish mount | Use of existing 600mm antenna mount | Full cost recovery | 100% | Y | $1,168.95 Per use |
| Vincentia - headframe | Use of existing entire headframe | Full cost recovery | 100% | Y | $7,013.70 Per use |
| Initial Site Set-Up (tower analysis required and provided by client) | Fee for processing application, includes new equipment schedule | Full cost recovery | 100% | Y | $2,851.76 per application |



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## COMMUNICATION CHARGES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Initial Site Set-Up (tower analysis not required) | Fee for processing application, includes new equipment schedule | Full cost recovery | 100% | Y | $1,901.17 per application |
| Amended Site Set-Up (tower analysis required and provided by client) | Fee for processing application, includes amended equipment schedule | Full cost recovery | 100% | Y | $1,901.17 per application |
| Amended Site Set-Up (tower analysis not required) | Fee for processing application, includes amended equipment schedule | Full cost recovery | 100% | Y | $978.14 per application |
| Standard Site Lease or License (not including legal fees) | Fee for processing Lease or License, as required | Full cost recovery | 100% | Y | $1,901.17 per application |
| Standard Site Agreement (not including legal fees) | Fee for processing Agreement, as required | Full cost recovery | 100% | Y | $978.14 per application |
| Mains Power use per kW hour | Recoup energy costs | Full cost recovery | 100% | Y | $0.28 kWh |
| Generator Access - (When available) Commercial rate | Rental for access to Council's back up power unit. | Market Rate | 100% | Y | $2,920.63 per annum |
| Communication Site Consultancy Service | All work will be carried out on an hourly basis and estimates should first be obtained from Shoalhaven Water. | Full cost recovery | 100% | Y | $220.43 per hour |
| ***Communication Sites*** | | | | | |
| Daily rental (use of existing infrastructure on tower) | To recover cost of short-term users of tower | Full cost recovery | 100% | Y | $41.30 per day |
| Ground rental - hut using Council infrastructure | To cover ground rental when user has antennas etc on Council tower, but requires area for their ground-based equipment | Price per sqm | 100% | Y | $1,151.25 per annum |
| Ground rental for equipment hut inside tower compound | Ground rental for equipment hut inside tower compound | Market Rate | N/A | Y | $43,850.85 per annum |
| Spread Spectrum Link(per unit, includes: rental for one antenna on tower and up to 3 rack units of hut space) Commercial rate - prime site | For use of Council's radio tower and hut space. | Market Rate | 100% | Y | $2,121.60 per annum |
| Supply site key, first key | Fee for processing application and ordering key | Full cost recovery | 100% | Y | $166.70 per key |

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CL22.261 - Attachment 3

## COMMUNICATION CHARGES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Private Mobile Radio (one repeater base up to 50W, Tx & Rx antenna or access to multi-coupled antenna plus up to 5 rack units of Space in hut) Commercial rate - prime site. | Rental for use of Council's radio tower & hut | Market Rate | 100% | Y | $6,378.55 Max per annum |
| Private Mobile Radio - Extra antenna (per antenna) Commercial rate - prime site | Rental for use of Council's radio tower only | Market Rate | 100% | Y | $2,121.60 Max per annum |
| VHF-UHF Link System (per link, includes one yagi antenna and 3 rack units of hut space) Commercial rate - prime site. | Rental for use of Council's radio tower & hut | Market Rate | 100% | Y | $2,121.60 Max per annum |
| VHF-UHF yagi Link-Extra antenna (per antenna) Commercial rate - prime site. | Rental for use of Council's radio tower | Market Rate | 100% | Y | $688.80 Max per annum |
| Other equipment: (Paging base, Nav Beacon etc, per unit-up to 100W, includes one transmit antenna and 5 rack units of hut space.) Commercial rate - Prime site | Rental for use of Council's radio tower & hut | Market Rate | 100% | Y | $6,378.55 Max per annum |
| Mobile Phone System | Rental for use of Council's radio tower and hut space. | Market Rate | 100% | Y | $79,132.70 Negotiated fee |
| FM Broadcast System (Includes 1 transmit antenna, 1 input signal antenna and up to 20 rack units of space) Per Tx. | Rental for use of Council's radio tower and hut space. | Market Rate | 100% | Y | $10,332.45 Negotiated fee |
| TV Broadcast System (includes space for one transmitter or translator, one shared Tx antenna and one input signal antenna) Commercial rate - prime site. | For use of Council's radio tower and hut space. | Market Rate | 100% | Y | $108,862.55 Negotiated fee |
| Spread Spectrum Repeater (per unit, includes: rental for one antenna on tower and up to 3 rack units of hut space) Commercial rate - prime site | Rental for use of Council's radio tower & hut | Market Rate | 100% | Y | $4,215.65 Max per annum |
| Microwave dish (solid), up to a 2410mm diameter dish with cover. Commercial rate - prime site. | Rental for use of Council's tower. | Market Rate | 100% | Y | $20,100.00 Max per annum |
| Microwave Dishes (solids with Cover) greater than 2400mm | Rental for use of Council's tower | Market Rate | 100% | Y | $5,662.15 per sqm |
| Microwave Dish (Gridpack), up to 2410mm diameter. Full commercial rate. | Rental of Council's tower. | Market Rate | 100% | Y | $11,903.00 Max per annum |
| Microwave Dish (Gridpack) greater than 2400mm diameter. | Rental for use of Council's tower. | Market Rate | 100% | Y | $3,389.05 Per sqm |
| Rental for Clients Hut (Maximum area 3 metres by 4 metres). Commercial rate - prime site. | Rental for use of Council's communication site compound. | Market Rate | 100% | Y | $43,850.85 Negotiated fees |

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## COMMUNICATION CHARGES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Additional rack space in Council's hut (per rack unit), Commercial rate - prime site. | Rental for additional rack space in Council's hut. | Market Rate | 100% | Y | $137.75 Max per annum, per rack unit. |
| **CONSULTING** | | | | | |
| ***Communications and Electrical*** | | | | | |
| Building Security Monitoring Service | To recover costs of service plus overheads calculated on the site category(size), number of users accessing site, site use and type of monitoring required as quoted | Full cost recovery | 100% | Y | per annum |
| Electrical / Mechanical Services | To recover costs associated with the provision of service plus all overheads as quoted | Full cost recovery | 100% | Y | per service |
| Electronic and Communications Services | To recover costs of service plus overheads as quoted | Full cost recovery | 100% | Y | per service |
| Security System Auditing Service | To recover costs of service plus overheads calculated on the site category(size) and as quoted | Full cost recovery | 100% | Y | per service |
| Shoalcom call out rate - first 2 hours Mon 12.01am to Sat 12pm | Attendance of Shoalcom technician on site | Full cost recovery | 100% | Y | $113.55 per hour |
| Shoalcom minimum call out fee Mon 12.01am to Sat 12pm | Shoalcom technician attendance on site | Full cost recovery | 100% | Y | $509.20 Minimum per attendance |
| Shoalcom minimum call out fee Sat 12pm to Sun midnight | Shoalcom attendance on site | Full cost recovery | 100% | Y | $566.60 Min per attendance |
| Shoalcom per hour call out rate - first 2 hours Sat 12pm to Sun midnight | Shoalcom technician attendance on site | Full cost recovery | 100% | Y | $141.00 per hour |
| Shoalcom per hour call out rate - subsequent hours after first two hours | Shoalcom technician on site | Full cost recovery | 100% | Y | $143.80 per hour |
| Shoalhaven Water per hour call out rate - minimum 4 hours | Shoalhaven Water staff to accompany workers on site | Full cost recovery | 100% | Y | $136.60 per hour |

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CL22.261 - Attachment 3

## COMMUNITY FACILITIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

### PUBLIC BUILDINGS AND FACILITIES

#### GREENWELL POINT SLIPWAY

Managed by Contractor

***General use***

| | | | | | |
|---|---|---|---|---|---|
| Inspection of Site | | Full cost recovery | 100% | Y | $107.10 per hour |
| Winch up | 7 days a week | Full cost recovery | 100% | Y | $305.00 per winch up |
| Winch down | 7 days a week | Full cost recovery | 100% | Y | $305.00 per winch down |
| Occupation of slipway by boat | | Full cost recovery | 100% | Y | $10.70 per lineal metre per day |

#### ULLADULLA SLIPWAY

Managed by Management Committee

***General use***

| | | | | | |
|---|---|---|---|---|---|
| Clean up fee - if required | | Full cost recovery | 100% | Y | $77.50 |
| Refundable Environmental / Pollution Bond | To ensure that boat owners comply with Slipway procedures. | Refundable | N/A | N | $1,102.80 per application |
| Set up fee | | Full cost recovery | 100% | Y | $55.10 |
| Winch up fee | | Partial cost recovery | N/A | Y | $110.15 per winch up |
| Winch down fee | | Partial cost recovery | N/A | Y | $110.15 per winch down |
| Occupation of Slipway | | Partial cost recovery | N/A | Y | $3.45 per lineal foot per day<br>Minimum $49.65 |
| Pressure washer | | Partial cost recovery | N/A | Y | $43.75 per day |

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CL22.261 - Attachment 3

## COMMUNITY FACILITIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| **GREENWELL POINT WHARF** | | | | | |
| ***Permanent Vessels*** | | | | | |
| Berthing fees (exclusive of electricity) vessel length not specified. | For the purpose of vessels berthed at the wharf permanently | Full cost recovery | 100% | Y | $3,863.75 per annum |
| Berthing fees (inclusive of electricity and water. Vessel length not specified. | For the purpose of vessels berthed at the wharf permanently. | Full cost recovery | 100% | Y | $4,734.85 per annum |
| ***Non-permanent Vessels*** | | | | | |
| Berthing fees (inclusive of electricity and water) 8 metre maximum vessel length | For the purpose of vessels no bigger than 8 metres berthing at the wharf per day | Full cost recovery | 100% | Y | $33.45 per day |
| Berthing fees (inclusive of electricity and water) with vessel length not specified | For the purpose of vessels berthing at the wharf per day | Full cost recovery | 100% | Y | $33.45 per day |
| Berthing fees (inclusive of electricity and water) with vessel length not specified. | For the purpose of vessels berthing at the wharf per week. | Full cost recovery | 100% | Y | $166.25 per week |
| Berthing fees (inclusive of electricity and water) with vessel length not specified. | For the purpose of vessels berthed at the wharf per month. | Full cost recovery | 100% | Y | $410.15 per month |
| Berthing fees (inclusive of electricity and water) with vessel length not specified. | For the purpose of vessels berthing at the wharf per quarter. | Full cost recovery | 100% | Y | $1,213.80 per quarter |

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## COMMUNITY FACILITIES - BUILDINGS, PARKS, SPORTGROUNDS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

All prices listed are the maximum rate that can be levied.

TERMS & CONDITIONS OF HIRE/USE

Please view Council`s Terms and Conditions of Hire/Use at https://doc.shoalhaven.nsw.gov.au/displaydoc.aspx?record=D21/330433

GENERAL SECURITY BONDS

A bond is required for all bookings other than low-risk events and is determined by the type of booking. A refund of the bond will not be forwarded until the Booking Officer has attended at the facility and carried out a site inspection (as appropriate). Where the facility has been left untidy (ie, garbage not removed, kitchen, cutlery, crockery, appliances, and/or glassware not cleaned, etc) or the facility has been damaged, any cost incurred to rectify will be deducted from the bond monies (GST will apply). The hirer is responsible for any additional cleaning costs necessary to reinstate the facility to its condition prior to the hiring and for any costs/fees incurred for the repair or replacement or any loss or damage to Council Property, furniture, fittings and equipment.

Any bond monies refunded will be paid by cheque, by post, within fifteen (15) working days from the inspection date, or by direct credit to credit/debit cards for online bookings.

CANCELLATIONS

All fees, charges and bonds for the hire of public facilities are payable in advance, a minimum of 7 days prior to the booking date. If your event is within 7 days, full fees are payable at the time of booking, and no refunds of fees, charges will be given for cancellations (exceptions may be made upon written application, and at the discretion of Director).

Upon implementation of an online booking system:

A deposit will be payable at the time of booking ($50 or 10% of hire fee, whichever is the higher).

All remaining fees and bond will be due 7 days prior to booking date.

No refunds will be given for cancellations after 7 days prior to booking date (exceptions may be made upon written application, and at the discretion of Group Director).

Full fee + bond will be payable for bookings made within 7 days of booking date.

DEFINITION OF HIRERS:

Private Function Hirers

Private Function Hirers are hirers of any facilities managed by Shoalhaven City Council and its Management Committees for events including over 50 people that are not open to the public.

This fee usually applies to weddings wakes, 16th – 21st parties and commercial ticketed events.

Commercial Hirers

Commercial Hirers are entities registered with the Australian Tax Office, and hold an ABN (e.g. sole-traders, organisations or businesses) that make profit or exist for the purpose of making profit.

Non-profit organisations applying for Community Casual/Regular hire rates are required to provide evidence as following:

- registration with Australian Charities and Not-for-Profits Commission (ACNC), or

- incorporated as Association with Department of Fair Trading, or

- endorsed by the ATO as Charity or Deductible Gift Recipient on Australian Business Register.

Community Hirers

Community Hirers are members or groups of the public who are not Private Function or Commercial Hirers.

Casual Hirers

Casual Hirers are hirers of any facilities managed by Shoalhaven City Council and its Management Committees, who hire the facility on less than ten (10) days in any twelve (12) month period.

Regular Hirers

Regular Hirers are hirers of any facilities managed by Shoalhaven City Council and its Management Committees, who hire and book at the same time the facility, on more than (10) days in any twelve (12) month period.

All affiliated Tennis Club members will pay the Regular Hire rate for their local tennis court hire at public facilities, regardless how many games are booked at one time.

FEE WAIVERS

Fees may be waived or reduced in accordance with the Fee Waivers, Subsidies and Support Policy.

EVENTS POLICY

Some community events may be eligible for assistance in accordance with the Events Policy.



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## COMMUNITY FACILITIES - BUILDINGS, PARKS, SPORTGROUNDS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| NO CHARGE EVENTS | | | | | |
| Australia Day, NAIDOC Week, Anzac Day, Remembrance Day, Freedom of Entry marches, Vietnam Veteran's Memorial Day, Christmas and Carols in the Park events are supported by Council with no charge for use of facilities. | | | | | |
| Bona fide charities may be exempt from charges for use of Council's open space venues at the discretion of Director on application. Exercise of discretion may be reported to Council for consideration and/or endorsement. | | | | | |
| No charge is levied on local incorporated sporting bodies or schools when using any sportsgrounds managed by Shoalhaven City Council and its Management Committees for sport related activities, except where specific charges have been identified. Security bonds may apply. | | | | | |
| Non-profit organisations will not be charged for power usage, up to 5 points, 2-phase power. | | | | | |

## BONDS & KEY FEES

### REFUNDABLE BONDS

| | | | | | |
|---|---|---|---|---|---|
| Bond - Facility Hire/Use - Refundable | Refundable - per booking - To cover costs associated with cleaning & any damage that may occur | Refundable | N/A | N | POA |
| Bond - Keys for Casual Hirers - Refundable | Refundable - Maximum Per Booking | Refundable | N/A | N | $50.00 per key |

### REPLACEMENT KEY FEES

| | | | | | |
|---|---|---|---|---|---|
| Key Replacement / Additional Key | Fixed Charge per key | Partial cost recovery | 100% | Y | $50.00 per key |

## BUILDINGS HIRE

### LARGE HERITAGE HALL, INTERNAL COURTS

Callala Beach & Kioloa/Bawley Point Community Centres for Private Functions only, Berry School of Arts, Nowra School of Arts, Kangaroo Valley School of Arts Hall, Milton Showground Basketball Courts

***Private Functions***

| | | | | | |
|---|---|---|---|---|---|
| Large Heritage Hall or Internal Courts | Hire Fee | Partial cost recovery | N/A | Y | $73.00 per hour |
| Large Heritage Hall or Internal Courts | Hire Fee | Partial cost recovery | 100% | Y | $510.00 per day |

***Commercial Casual***

| | | | | | |
|---|---|---|---|---|---|
| Large Heritage Hall or Internal Courts | Hire Fee | Partial cost recovery | 100% | Y | $340.00 per day |



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## COMMUNITY FACILITIES - BUILDINGS, PARKS, SPORTGROUNDS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Large Heritage Hall or Internal Courts | Hire Fee | Partial cost recovery | 100% | Y | $49.00 per hour |
| ***Commercial Regular*** | | | | | |
| Large Heritage Hall or Internal Courts | Hire Fee | Partial cost recovery | 100% | Y | $255.00 per day |
| Large Heritage Hall or Internal Courts | Hire Fee | Partial cost recovery | 100% | Y | $37.00 per hour |
| ***Community Casual*** | | | | | |
| Large Heritage Hall or Internal Courts | Hire Fee | Partial cost recovery | 100% | Y | $37.00 per hour |
| Large Heritage Hall or Internal Courts | Hire Fee | Partial cost recovery | 100% | Y | $255.00 per day |
| ***Community Regular*** | | | | | |
| Large Heritage Hall or Internal Courts | Hire Fee | Partial cost recovery | 100% | Y | $25.00 per hour |
| Large Heritage Hall or Internal Courts | Hire Fee | Partial cost recovery | 100% | Y | $171.00 per day |

### LARGE HALL

Nowra Showground Pavilion & Communal Youth Hall, Waratah Function Hall - Culburra Beach Community Centre, Thomson Street Sporting Complex - Lower Hall

| | | | | | |
|---|---|---|---|---|---|
| ***Private Functions*** | | | | | |
| Large Hall | Hire Fee | Partial cost recovery | N/A | Y | $55.00 per hour |
| Large Hall | Hire Fee | Partial cost recovery | N/A | Y | $382.00 per day |
| ***Commercial Casual*** | | | | | |
| Large Hall | Hire Fee | Partial cost recovery | N/A | Y | $37.00 per hour |
| Large Hall | Hire Fee | Partial cost recovery | N/A | Y | $255.00 per day |
| ***Commercial Regular*** | | | | | |
| Large Hall | Hire Fee | Partial cost recovery | N/A | Y | $28.00 per hour |
| Large Hall | Hire Fee | Partial cost recovery | N/A | Y | $191.00 per day |
| ***Community Casual*** | | | | | |
| Large Hall | Hire Fee | Partial cost recovery | N/A | Y | $28.00 per hour |
| Large Hall | Hire Fee | Partial cost recovery | N/A | Y | $191.00 per day |
| ***Community Regular*** | | | | | |
| Large Hall | Hire Fee | Partial cost recovery | N/A | Y | $19.00 per hour |



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## COMMUNITY FACILITIES - BUILDINGS, PARKS, SPORTGROUNDS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Large Hall | Hire fee | Partial cost recovery | N/A | Y | $128.00 per day |

### VILLAGE HALL, LARGE MEETING ROOM

Nowra School of Arts Annex - Nowra Showground Committee Room - Berry Showground Rural Youth Hall & Pavilion Wing - Kangaroo Valley Showground Supper Room or Hall no Kitchen - Culburra Beach Community Centre Banksia Hall - Thomson Street Sporting Complex Upper Hall - Greenwell Point Community Memorial Hall - Public Halls / Community Centres at : Bomaderry - Burrill Lake - Callala Bay Progress - Callala Beach - Callala - Huskisson - Kioloa/Bawley Point - North Nowra - Shoalhaven Heads - St Georges Basin - Yulunga Reserve Manyana - Worrigee Equestrian Common

| | | | | | |
|---|---|---|---|---|---|
| ***Private Functions*** | | | | | |
| Village Hall or Large Meeting Room | Hire Fee | Partial cost recovery | N/A | Y | $34.00 per hour |
| Village Hall or Large Meeting Room | Hire Fee | Partial cost recovery | N/A | Y | $232.00 per day |
| ***Commercial Casual*** | | | | | |
| Village Hall or Large Meeting Room | Hire Fee | Partial cost recovery | N/A | Y | $23.00 per hour |
| Village Hall or Large Meeting Room | Hire Fee | Partial cost recovery | N/A | Y | $155.00 per day |
| ***Commercial Regular*** | | | | | |
| Village Hall or Large Meeting Room | Hire Fee | Partial cost recovery | N/A | Y | $116.00 per day |
| Village Hall or Large Meeting Room | Hire Fee | Partial cost recovery | N/A | Y | $17.00 per hour |
| ***Community Casual*** | | | | | |
| Village Hall or Large Meeting Room | Hire Fee | Partial cost recovery | N/A | Y | $116.00 per day |
| Village Hall or Large Meeting Room | Hire Fee | Partial cost recovery | N/A | Y | $17.00 per hour |
| ***Community Regular*** | | | | | |
| Village Hall or Large Meeting Room | Hire Fee | Partial cost recovery | N/A | Y | $78.00 per day |
| Village Hall or Large Meeting Room | Hire Fee | Partial cost recovery | N/A | Y | $12.00 per hour |

### MEDIUM MEETING ROOM, SPORTSGROUND CLUBHOUSE, LARGE SHED

| | | | | | |
|---|---|---|---|---|---|
| ***Private Functions*** | | | | | |
| Medium Meeting Room / Sportsground Clubhouse / Large Shed | Hire Fee | Partial cost recovery | N/A | Y | $24.00 per hour |
| Medium Meeting Room / Sportsground Clubhouse / Large Shed | Hire Fee | Partial cost recovery | N/A | Y | $166.00 per day |
| Medium Meeting Room / Sportsground Clubhouse / Large Shed | Hire Fee | Partial cost recovery | N/A | Y | $24.00 per hour |



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## COMMUNITY FACILITIES - BUILDINGS, PARKS, SPORTGROUNDS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Medium Meeting Room / Sportsground Clubhouse / Large Shed | Hire Fee | Partial cost recovery | N/A | Y | $166.00 per day |
| ***Commercial Casual*** | | | | | |
| Medium Meeting Room / Sportsground Clubhouse / Large Shed | Hire Fee | Partial cost recovery | N/A | Y | $16.00 per hour |
| Medium Meeting Room / Sportsground Clubhouse / Large Shed | Hire Fee | Partial cost recovery | N/A | Y | $111.00 per day |
| ***Commercial Regular*** | | | | | |
| Medium Meeting Room / Sportsground Clubhouse / Large Shed | Hire Fee | Partial cost recovery | N/A | Y | $12.00 per day |
| Medium Meeting Room / Sportsground Clubhouse / Large Shed | Hire Fee | Partial cost recovery | N/A | Y | $83.00 per day |
| ***Community Casual*** | | | | | |
| Medium Meeting Room / Sportsground Clubhouse / Large Shed | Hire Fee | Partial cost recovery | N/A | Y | $12.00 per hour |
| Medium Meeting Room / Sportsground Clubhouse / Large Shed | Hire Fee | Partial cost recovery | N/A | Y | $83.00 per day |
| ***Community Regular*** | | | | | |
| Medium Meeting Room / Sportsground Clubhouse / Large Shed | Hire Fee | Partial cost recovery | N/A | Y | $56.00 per day |
| Medium Meeting Room / Sportsground Clubhouse / Large Shed | Hire Fee | Partial cost recovery | N/A | Y | $8.00 per hour |
| **SMALL MEETING ROOM, SMALL CLUBHOUSE, LIBRARY MEETING ROOM, INTERNAL AMENITIES** | | | | | |
| ***Large Private Casual Hire*** | | | | | |
| Small Meeting Room, Small Clubhouse, Library Meeting Room, Internal Amenities | Hire Fee | Partial cost recovery | N/A | Y | $105.00 per day |
| Small Meeting Room, Small Clubhouse, Library Meeting Room, Internal Amenities | Hire Fee | Partial cost recovery | N/A | Y | $15.00 per hour |
| ***Commercial Casual*** | | | | | |
| Small Meeting Room, Small Clubhouse, Library Meeting Room, Internal Amenities | Hire Fee | Partial cost recovery | N/A | Y | $70.00 per day |
| Small Meeting Room, Small Clubhouse, Library Meeting Room, Internal Amenities | Hire Fee | Partial cost recovery | N/A | Y | $10.00 per hour |
| ***Commercial Regular*** | | | | | |

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## COMMUNITY FACILITIES - BUILDINGS, PARKS, SPORTGROUNDS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Small Meeting Room, Small Clubhouse, Library Meeting Room, Internal Amenities | Hire Fee | Partial cost recovery | N/A | Y | $8.00 per hour |
| Small Meeting Room, Small Clubhouse, Library Meeting Room, Internal Amenities | Hire Fee | Partial cost recovery | N/A | Y | $53.00 per day |
| ***Community Casual*** | | | | | |
| Small Meeting Room, Small Clubhouse, Library Meeting Room, Internal Amenities | Hire Fee | Partial cost recovery | N/A | Y | $8.00 per hour |
| Small Meeting Room, Small Clubhouse, Library Meeting Room, Internal Amenities | Hire Fee | Partial cost recovery | N/A | Y | $53.00 per day |
| ***Community Regular*** | | | | | |
| Small Meeting Room, Small Clubhouse, Library Meeting Room, Internal Amenities | Hire Fee | Partial cost recovery | N/A | Y | $36.00 per day |
| Small Meeting Room, Small Clubhouse, Library Meeting Room, Internal Amenities | Hire Fee | Partial cost recovery | N/A | Y | $6.00 per hour |
| **KITCHEN ONLY** | | | | | |
| ***Private Functions*** | | | | | |
| Kitchen Only | Hire Fee | Partial cost recovery | N/A | Y | $113.00 per booking |
| ***Commercial Casual*** | | | | | |
| Kitchen Only | Hire Fee | Partial cost recovery | N/A | Y | $75.00 per booking |
| ***Commercial Regular*** | | | | | |
| Kitchen Only | Hire Fee | Partial cost recovery | N/A | Y | $57.00 per booking |
| ***Community Casual*** | | | | | |
| Kitchen Only | Hire Fee | Partial cost recovery | N/A | Y | $57.00 per booking |
| ***Community Regular*** | | | | | |
| Kitchen Only | Hire Fee | Partial cost recovery | N/A | Y | $38.00 per booking |
| **ELECTIONS** | | | | | |
| Polling Booth - includes material storage & set-up prior to day, polling day & material storage till pick-up. | Hire Fee | Partial cost recovery | N/A | Y | $700.00 per day |
| **MISCELLANEOUS & EQUIPMENT FEES** | | | | | |

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## COMMUNITY FACILITIES - BUILDINGS, PARKS, SPORTGROUNDS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Berry Showground - Partial Use of Rooms for Market Stalls | Hire fee | Partial cost recovery | N/A | Y | POA |
| Kioloa Community Centre - Hire of Sound System - hall/clubhouse | Hire Fee | Partial cost recovery | N/A | Y | $62.00 per event |
| Milton Showground - Carpet to Protect Basketball Courts | Hire Fee | Partial cost recovery | N/A | Y | per event POA |
| Multi-area Events | Hire Fee | Partial cost recovery | N/A | Y | POA |
| North Nowra Community Centre - Use of Projector - Casual Users | Hire Fee | Partial cost recovery | N/A | Y | $53.00 per day |
| Storage | Hire Fee | Partial cost recovery | N/A | Y | POA $5 per 4m3 per week |

## RESERVES, SPORTSGROUNDS, OPEN SPACE

### LARGE EVENT OR MARKET HIRE

***Private Functions***

| | | | | | |
|---|---|---|---|---|---|
| Over 1000 ppl per day and/or More than 40 Stalls | Hire Fee | Partial cost recovery | N/A | Y | $984.00 per day |

***Commercial Casual***

| | | | | | |
|---|---|---|---|---|---|
| Over 1000 ppl per day and/or More than 40 stalls | Hire Fee | Partial cost recovery | N/A | Y | $656.00 per day |

***Community Casual / Commercial Regular***

| | | | | | |
|---|---|---|---|---|---|
| Over 1000ppl per day and/or More than 40 stalls | Hire Fee | Partial cost recovery | N/A | Y | $492.00 per day |

***Community Regular***

| | | | | | |
|---|---|---|---|---|---|
| Over 1000 ppl per day and/or More than 40 stalls | Hire Fee | Partial cost recovery | N/A | Y | $330.00 per day |

### MEDIUM EVENT OR MARKET HIRE

***Private Functions***

| | | | | | |
|---|---|---|---|---|---|
| 50 to 1000 ppl per day and/or More than 10 but less than 40 stalls | Hire Fee | Partial cost recovery | N/A | Y | $444.00 per day |

***Commercial Casual***

| | | | | | |
|---|---|---|---|---|---|
| 50 to 1000 ppl per day and/or More than 10 but less than 40 stalls | Hire Fee | Partial cost recovery | N/A | Y | $296.00 per day |

***Community Casual / Commercial Regular***



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## COMMUNITY FACILITIES - BUILDINGS, PARKS, SPORTGROUNDS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| 50 to 1000 ppl per day and/or More than 10 but less than 40 stalls | Hire Fee | Partial cost recovery | N/A | Y | $222.00 per day |
| ***Community Regular*** | | | | | |
| 50 to 1000 ppl per day and/or More than 10 but less than 40 stalls | Hire Fee | Partial cost recovery | N/A | Y | $149.00 per day |
| **SMALL EVENT OR MARKET HIRE** | | | | | |
| At Worrigee Equestrian Common Medium Event fees apply to all events up to 1000ppl per day and/or up to 40 stalls. | | | | | |
| Under 50 ppl per day and/or up to 10 stalls | Hire Fee | Partial cost recovery | N/A | Y | per day No Charge |
| **WHOLE SHOWGROUND FEES** | | | | | |
| Whole Showground - Berry | Hire Fee | Partial cost recovery | N/A | Y | $3,350.00 Per Day. Other charges may apply. Bump in/out charged at 50% |
| Whole Showground - Kangaroo Valley | Hire Fee | Partial cost recovery | N/A | Y | $2,438.00 Per Day. Other charges may apply. Bump in/out charged at 50% |
| Whole Showground - Milton | Hire Fee | Partial cost recovery | N/A | Y | $3,058.00 Per Day. Other charges may apply. Bump in/out charged at 50% |
| Whole Showground - Nowra | Hire Fee | Partial cost recovery | N/A | Y | $3,097.00 Per Day. Other charges may apply. Bump in/out charged at 50% |
| **MULTI-AREA EVENTS FEES** | | | | | |
| Multi-area Events | Hire Fee | Partial cost recovery | N/A | Y | POA |
| **MISCELLANEOUS FEES** | | | | | |
| Floodlights / Power Usage | Hire Fee | Partial cost recovery | N/A | Y | Cost recovery for actual power usage. Applies to non-local sporting organisations/commercial hirers/large events |

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## COMMUNITY FACILITIES - BUILDINGS, PARKS, SPORTGROUNDS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Power Points in Reserves | Hire Fee | Partial cost recovery | N/A | Y | $6.00 Per Power Point Per Day |
| Pre & Post Inspections | Inspection Fee | Partial cost recovery | N/A | Y | $214.00 Per Inspection |

## TENNIS COURTS

### TENNIS COURT HIRE

***Private Functions***

| | | | | | |
|---|---|---|---|---|---|
| Court Hire - Day | Hire Fee | Partial cost recovery | N/A | Y | $24.00 Per Hour. Affiliated Tennis Clubs charged Regular Booking Fee |
| Court Hire - Night | Hire Fee | Partial cost recovery | N/A | Y | $36.00 Per Hour Affiliated Tennis Clubs charged Regular Booking Fee |

***Commercial Casual***

| | | | | | |
|---|---|---|---|---|---|
| Court Hire - Day | Hire Fee | Partial cost recovery | N/A | Y | $16.00 Per Hour. Affiliated Tennis Clubs charged Regular Booking Fee |
| Court Hire - Night | Hire fee | Partial cost recovery | N/A | Y | $24.00 Per Hour Affiliated Tennis Clubs charged Regular Booking Fee |

***Community Casual / Commercial Regular***

| | | | | | |
|---|---|---|---|---|---|
| Court Hire - Day | Hire Fee | Partial cost recovery | N/A | Y | $12.00 Per Hour Affiliated Tennis Clubs charged Regular Booking Fee |
| Court Hire - Night | Hire Fee | Partial cost recovery | N/A | Y | $18.00 Per Hour Affiliated Tennis Clubs charged Regular Booking Fee |

***Community Regular***

| | | | | | |
|---|---|---|---|---|---|
| Court Hire - Day | Hire fee | Partial cost recovery | N/A | Y | $8.00 Per Hour Affiliated Tennis Clubs charged Regular Booking Fee |

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## COMMUNITY FACILITIES - BUILDINGS, PARKS, SPORTGROUNDS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Court Hire - Night | Hire Fee | Partial cost recovery | N/A | Y | $12.00 Per Hour<br>Affiliated Tennis Clubs charged Regular Booking Fee |

## CAMPING FEES

### POWERED SITES

| | | | | | |
|---|---|---|---|---|---|
| Additional persons - 16 years & over (year round) | Hire Fee | Partial cost recovery | N/A | Y | $10.00 Per Person Per Night |
| Power Site - Winter | Hire Fee | Partial cost recovery | N/A | Y | $19.00 Per site per night, up to 2 persons |
| Powered Site - Peak Season | Hire Fee | Partial cost recovery | N/A | Y | $31.00 Per site per night, up to 2 persons |
| Powered Site - Standard | Hire fee | Partial cost recovery | N/A | Y | $25.00 Per site per night, up to 2 persons |

### UNPOWERED SITES

| | | | | | |
|---|---|---|---|---|---|
| Additional Persons - 16 years & over (year round) | Hire Fee | Partial cost recovery | N/A | Y | $10.00 Per person per night |
| Unpowered Site - Peak Season | Hire Fee | Partial cost recovery | N/A | Y | $25.00 Per site per night, up to 2 persons |
| Unpowered Site - Standard | Hire Fee | Partial cost recovery | N/A | Y | $20.00 Per site per night, up to 2 persons |
| Unpowered Site - Winter | Hire Fee | Partial cost recovery | N/A | Y | $15.00 Per site per night, up to 2 persons |

### LIVESTOCK STABLING

| | | | | | |
|---|---|---|---|---|---|
| Livestock stabling - Casual Users | Hire fee | Partial cost recovery | N/A | Y | $10.00 Per Animal Per Night |

### WORRIGEE EQUESTRIAN COMMON

| | | | | | |
|---|---|---|---|---|---|
| Event Camping Only (Standard Unpowered Site Year Round) | Hire Fee | Partial cost recovery | N/A | Y | $20.00 Per site per night, up to 2 persons |



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## COMMUNITY FACILITIES - BUILDINGS, PARKS, SPORTGROUNDS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Event Stabling - Affiliated Equestrian Clubs at Worrigee | Hire Fee | Partial cost recovery | N/A | Y | $5.00 Per Animal Per Night |

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## CULTURAL SERVICES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

## ARTS CENTRE

### HIRE OF GALLERIES AND MEETING ROOM

***East Gallery***

| | | | | | |
|---|---|---|---|---|---|
| East Gallery per week | To cover costs associated with holding artists' exhibitions. | Partial cost recovery | 100% | Y | $180.00 Per week |

***Access Gallery***

| | | | | | |
|---|---|---|---|---|---|
| Access Gallery per week | To cover costs associated with holding artists' exhibitions. | Partial cost recovery | 100% | Y | $150.00 Per week |

***Foyer Gallery***

| | | | | | |
|---|---|---|---|---|---|
| Foyer Gallery per week | To cover costs associated with holding artists' exhibitions. | Partial cost recovery | 100% | Y | $90.00 Per week |

***North Gallery***

| | | | | | |
|---|---|---|---|---|---|
| North Gallery per week | To cover costs associated with holding artists' exhibitions. | Partial cost recovery | N/A | Y | $150.00 per week |

***Workshop/Meeting Room Hire***

Category 1 - (Non profit organisation or Community Arts practitioners)
Category 2 - Commercial / Business Entities

| | | | | | |
|---|---|---|---|---|---|
| Meeting Room Hire - Medium (MR1 & MR2) - Community - Regular - per day | As stated | Partial cost recovery | N/A | Y | $134.65 per day |
| Meeting Room Hire - Medium (MR1 & MR2) - Community - Casual - per hour - max 8hrs | As stated | Partial cost recovery | N/A | Y | $22.95 per hour |
| Meeting Room Hire - Medium (MR1 & MR2) - Community - Regular - per hour | As stated | Partial cost recovery | N/A | Y | $15.30 per hour |
| Meeting Room Hire - Medium (MR1 & MR2) - Community - Casual - per day | As stated | Partial cost recovery | N/A | Y | $201.95 per day |
| Meeting Room Hire - Medium (MR1 & MR2) - Commercial - Per Hour - max 8hrs | As stated | Partial cost recovery | N/A | Y | $30.60 per hour |
| Meeting Room Hire - Medium (MR1 & MR2) - Commercial - Per Day | As stated | Partial cost recovery | N/A | Y | $269.30 per day |

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## CULTURAL SERVICES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| ***Entire Gallery Space*** | | | | | |
| Category 1 - After Hours Event - Per hour | To cover costs associated with hiring this venue | Partial cost recovery | N/A | Y | $95.00 per hour |
| Category 1 - Private function after hours 5.00pm to 11.00pm. Event by negotiation. | To cover costs associated with hiring this venue. | Partial cost recovery | N/A | Y | $535.00 per event |
| Category 2 - After Hours Event - per hour | To cover costs associated with hiring this venue | Partial cost recovery | N/A | Y | $127.50 per hour |
| Category 2 - Private function after hours - 5.00pm to 11.00pm. Event by negotiation dependant on event details. | To cover costs associated with hiring venue | Partial cost recovery | N/A | Y | $715.00 per event |

### SALES

Needs to be added to General body text:

Fees and Charges

Artwork sales - When purchasing artwork sold through an exhibition, the purchaser is required to pay a 20% deposit to secure the artwork purchase. The artwork cannot be removed from the gallery until the exhibition closes. Shoalhaven Regional Gallery will contact all buyers within 7 working days of the exhibition close to inform them of the balanced owed. The balance must be paid within 28 days of the exhibition close. Should the sale not be finalised, the art work will be returned to the artist and SRG will retain 25% of the deposit paid to cover administration fees and loss of income.

| | | | | | |
|---|---|---|---|---|---|
| ***General*** | | | | | |
| 25% Sales commission on merchandise sold | 25% commission on artists' sales when not artist or representative not in attendance for duration of exhibition. | Full cost recovery | N/A | Y | To be calculated at the time of sale |
| Administration fee - cancellation of artwork purchase | To cover losses and administration costs associated with cancellation of artwork purchase | Market Rate | N/A | Y | 25% of monies paid to date |
| Catering - Beverages | To provide tea, coffee & biscuits (only on request at time of booking). | Full cost recovery | N/A | Y | $3.50 Per person |
| Deposit on Artwork Purchases | To identify minimum payment needed to secure an exhibition-based art purchase | Market Rate | N/A | N | 20% of total cost of artwork |
| Exhibition Launch Catering - per gallery | To cover cost & beverages for launch of community exhibitions | Partial cost recovery | N/A | Y | $80.00 Fee applied per gallery space exhibition is shown in |
| For Images out of copyright that are not available online and must be scanned on request as a high resolution image for commercial / public use as outlined in the Copyright Act 1968 | To cover staff time in processing request | Partial cost recovery | N/A | Y | $44.00 |



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CL22.261 - Attachment 3

## CULTURAL SERVICES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| For Images out of copyright that are not available online and must be scanned on request as a High resolution image for personal / non-commercial use as defined by the Copyright Act of 1968 | To cover staff time for processing the request. | Partial cost recovery | N/A | Y | $33.00 per application |
| For images still in copyright, where permission for use has been granted by the copyright owner and a digital copy of the work is provided by the Gallery. | To offset staff time in processing the request | Market Rate | N/A | Y | Price on Application - dependent on resolution required and intended use of image. |
| Other Shop Merchandise | To recoup 25% commission on merchandise sold in the Gallery Shop | Market Rate | N/A | Y | 25% commission |

**MISCELLANEOUS**

| | | | | | |
|---|---|---|---|---|---|
| Hire of Courtyard (includes use of kitchen space)- per hour | To cover costs associated with hiring this space | Partial cost recovery | 50% | Y | $30.00 per hour |
| Meeting Room Hire - Small (Shoalhub) - Commercial - Per Day | As stated | Partial cost recovery | N/A | Y | $179.50 per day |
| Meeting Room Hire - Small (Shoalhub) - Commercial - Per hour - max 8 hours | As stated | Partial cost recovery | N/A | Y | $20.40 per hour |
| Meeting Room Hire - Small (Shoalhub) - Community - Casual - per hour - max 8hrs | As Stated | Partial cost recovery | N/A | Y | $15.30 per hour |
| Meeting Room Hire - Small (Shoalhub) - Community - Regular - Per Day | As stated | Partial cost recovery | N/A | Y | $89.75 per day |
| Meeting Room Hire - small (Shoalhub) - Community - Regular - per hour - max 8hrs | As stated | Partial cost recovery | N/A | Y | $10.20 per hour |
| Meeting Room Hire - Small (Shoalhub) - Community Casual - per day | As stated | Partial cost recovery | N/A | Y | $134.65 per day |
| Public Programs - For adhoc programs to include all costs of delivery | To enable Public Programs to be costed on an individual basis | Full cost recovery | POA | Y | per application |
| Shoalhaven Regional Gallery Touring Exhibition Fee | To recover costs associated with providing exhibitions to other galleries and cultural centres | Partial cost recovery | POA | Y | per application |

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CL22.261 - Attachment 3

## CULTURAL SERVICES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Site Fee - Markets & Fairs | To cover cost of holding markets at the Arts Centre | Partial cost recovery | POA | Y | per application |
| Sponsorship of Gallery Projects | To partner with businesses and organisations to develop specific projects at Shoalhaven Regional Gallery | Price set based on cost of projects and benefits offered | N/A | Y | POA |
| Security bond for hire of facility for function and events | To cover costs associated with cleaning and any damage that may occur | Refundable | N/A | N | $5,000.00 maximum bond - determined by type of booking |
| Key Bond - Additional or replacement key | Issue of additional or replacement key to regular hirer | Refundable | N/A | N | $50.00 per key |
| Occasional Exhibition Entry Fee | To cover costs associated with incoming touring exhibitions | Partial cost recovery | N/A | Y | $10.00 As a maximum fee per person |
| Additional Cleaning Fee | To cover any extra cleaning required. (Minimum 2 hours at $50 per hour pro-rata thereafter) | Full cost recovery | POA | Y | $100.00 per booking |
| Additional staff hire - minimum 2 hours | To cover costs associated with additional staff | Full cost recovery | 100% | Y | POA |

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CL22.261 - Attachment 3

## DEVELOPMENT

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

When applications are lodged via the NSW Department of Planning, Industry and Environment digital portal, applicants may be charged additional fees directly.

Non Profit Organisations

Policy Note: EXEMPTION FROM PAYMENT OF FEES

Council's policy exempts certain organisations from the payment of fees associated with Development Applications and Sewage Management Facilities subject to the following exemption criteria –

(a) The applicant is a non-profit organisation which is either -

- Registered charity and evidence of registration as a charity has been provided to Council;
- A local community or sporting group which is recorded in Council's Community Services Directory; or
- Schools and Council projects of a "Community" nature.

(b) The Development proposal does not involve an ongoing commercial or business type venture such as a nursing home or childcare centre.

© The sum of all of the fees associated with either a development application or construction certificate application does not exceed $1,500 or, in the case of a proposal requiring both development consent and construction certificate, the total of all fees does not exceed $2,000.

Organisations who meet the exemption criteria are required to pay upfront any amount above the fee waiver thresholds above. The organisation can apply for reimbursement of the amount paid. The application should include a written request outlining the grounds for waiving the fees and will be referred to Council's Works & Finance Committee for consideration on merit.

Organisations which do NOT meet the exemption criteria must pay the scheduled fees upon lodgement of an application. If a refund of the fees is sought, a written request outlining the grounds for waiving the fees must be referred to Council's Works & Finance Committee for consideration on merit. Any donations determined by the Committee will be paid out of the 'unallocated donations' budget.

## ACTIVITIES UNDER THE EP&A ACT

### DEVELOPMENT APPLICATIONS

***Advertising - Notification of Application required by EP&A Act***

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## DEVELOPMENT

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Advertised development (includes nominated integrated development) | Cost recovery - unspent portion to be refunded to applicant (this includes Nominated Integrated Development) | Set by Act/Regulation | 100% | N | $1,292.00 |
| Designated development | Cost recovery - unspent portion to be refunded to applicant | Set by Act/Regulation | 100% | N | $2,596.00 |
| ***Advertising - Notification of Development Application (Includes Reviews)*** | | | | | |
| Advertised by letter in accordance with Council's Community Consultation Policy | As stated | Full cost recovery | 100% | N | $221.00 per application |
| Additional fee where advertised in press | As stated | Partial cost recovery | 75% | N | $374.00 per application |
| ***Approvals Under Roads Act*** | | | | | |
| Engineering Plan Assessment - Works within the road reserve - Greater than $100,000 of work. | Engineering Assessment - Works within Road Reserve Only. | Full cost recovery | 100% | N | $1,122.00 |
| Engineering Plan Assessment - Works within the Road Reserve - Less than $100,000 of work but not just a driveway | Engineering Assessment - Works within road reserve only. | Full cost recovery | 100% | N | $561.00 |
| S138 Approval under Roads Act 1993 where required by a DA or SF consent | Administration and inspection costs associated with the approval under S138 of the Roads Act 1993 | Partial cost recovery | 50% | N | $269.00 |
| S138 Approval under Roads Act 1993 where required by a DA or SF consent - URGENT APPLICATION | S138 Approval under Roads Act 1993 where required by a DA or SF consent. | Partial cost recovery | 75 | N | $146.00 per application - in addition to the S138 Application Fee for works in the road reserve |
| Inspection Fee associated with S138 applications | To re-coup cost of inspection | Full cost recovery | 100% | N | $156.00 |
| ***Concurrence*** | | | | | |
| Additional 'one-off' fee payment to the consent authority for development that requires concurrence (other than assumed concurrence and SEPP 1) | Help consent authorities meet the costs of referring and liaising on concurrence DAs | Set by Act/Regulation | 100% | N | $164.00 |
| Applications requiring concurrence - where applicant seeks concurrence under the EP&A Act or an environmental planning instrument. | As stated | Set by Act/Regulation | 100% | N | $374.00 for each concurrence. |
| ***Designated Development*** | | | | | |
| Designated Development | Additional fee payable for designated development (Clause 251 of EP&A Regulation 2000) | Set by Act/Regulation | 100% | N | $1,076.00 + advertising |



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## DEVELOPMENT

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| ***Dwelling - Residential & Other Zones*** | | | | | |
| Single Dwelling Valued to $100,000 | As stated | Set by Act/Regulation | 100% | N | $532.00 per application |
| Single Dwelling Valued over $100,000 | As stated | Set by Act/Regulation | 100% | N | refer to General Development Fee Schedule |
| ***General*** | | | | | |
| Review of VMP | Review of Technical Report | Full cost recovery | 100% | N | $250.00 + $50 for each subsequent review. |
| Pre Development Application Lodgement Advice (Major Development including Regional Development) | Capture a portion of Council's provision of advice to prospective developers in a professional manner which includes the preparation of comprehensive notes - intended to capture more significant proposals such as Regionally significant development. | Partial cost recovery | 50% | Y | $326.70 per meeting Plus $50 per professional officer over 3 officers (Maximum charge $500) |
| Pre Development Application Lodgement Advice for minor development (All other development including Residential) | Capture a portion of Council's provision of advice to prospective developers in a professional manner which includes the preparation of comprehensive notes | Partial cost recovery | 70% | Y | $326.70 |
| Ancillary Rural Building | As stated | Set by Act/Regulation | 100% | N | $145.00 per application |
| ***General Development*** | | | | | |
| Development up to $5,000 | As stated | Set by Act/Regulation | N/A | N | $129.00 |
| Estimated Cost of Development $5001-$50,000 - Base Cost | As stated | Set by Act/Regulation | 100% | N | $198.00 + additional fee per $1,000 of estimated cost |
| Estimated Cost of Development $5001-$50,000 - Additional fee per $1,000 (or part of $1000) above $5,000 | As stated | Set by Act/Regulation | 100% | N | $3.00 per $1,000 of estimated cost |
| Estimated Cost of Development - $50,001 - $250,000 - Base Fee | As stated | Set by Act/Regulation | N/A | N | $412.00 + additional fee per $1000 |
| Estimated Cost of Development - $50,001 - $250,000 - Additional fee per $1000 (or part of $1000) above $50,000 | As stated | Set by Act/Regulation | N/A | N | $3.64 per $1,000 |
| Estimated Cost of Development Exceeding $250,001 - $500,000 - Base Fee | As stated | Set by Act/Regulation | 100% | N | $1,356.00 + additional fee per $1,000 above $250,001 |

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CL22.261 - Attachment 3

## DEVELOPMENT

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Estimated Cost of Development $250,001 - $500,000 - Additional fee per $1000 (or part of $1000) above $250,000 | As stated | Set by Act/Regulation | 100% | N | $2.34 per $1,000 |
| Estimated Cost of Development $500,001 - $1,000,000 - Base Fee | As stated | Set by Act/Regulation | 100% | N | $2,041.00 + additional fee per $1,000 above $500,001 |
| Estimated Cost of Development $500,001 - $1,000,000 - Additional fee per $1,000 above $500,000 | As stated | Set by Act/Regulation | 100% | N | $1.64 per $1,000 |
| Estimated Cost of Development $1,000,001 - $10,000,000 - Base Fee | As stated | Set by Act/Regulation | 100% | N | $3,058.00 + additional fee per $1000 above $1,000,001 |
| Estimated Cost of Development $1,000,001 - $10,000,000 - Additional fee per $1,000 above $1,000,000 | As stated | Set by Act/Regulation | 100% | N | $1.44 per $1,000 |
| Estimated Cost of Development More than $10,000,000 - Base Fee | As stated | Set by Act/Regulation | 100% | N | $18,565.00 + additional fee per $1,000 above $10,000,001 |
| Estimated Cost of Development More than $10,000,000 - Additional fee per $1000 (or part of $1,000) value above $10,000,000 | As stated | Set by Act/Regulation | 100% | N | $1.19 per $1,000 |
| Council assessment of DA's for SEPP (Sydney Drinking Water Catchment) on behalf of Sydney Catchment Authority (Kangaroo Valley and Sassafras areas only). Module 4 (Multi-unit residential and subdivision – unsewered site) | | Full cost recovery | 100% | N | $168.00 per application |
| Council assessment of DA's for SEPP (Sydney Drinking Water Catchment) on behalf of Sydney Catchment Authority (Kangaroo Valley and Sassafras areas only). Module 3 (Multi-unit residential – sewered site) | | Full cost recovery | 100% | N | $168.00 per application |
| Council assessment of DA's for SEPP (Sydney Drinking Water Catchment) on behalf of Sydney Catchment Authority (Kangaroo Valley and Sassafras areas only). Module 2 (Single dwelling and ancillary structures – unsewered site) | | Full cost recovery | 100% | N | $309.00 per application |

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CL22.261 - Attachment 3

## DEVELOPMENT

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Council assessment of DA's for SEPP (Sydney Drinking Water Catchment) on behalf of Sydney Catchment Authority (Kangaroo Valley and Sassafras areas only). Module 5 (Complex development) | | Full Cost Recovery | 100% | N | $168.00 per application |
| Council assessment of DA's for SEPP (Sydney Drinking Water Catchment) on behalf of Sydney Catchment Authority (Kangaroo Valley and Sassafras areas only). Module 1 (Single dwelling and ancillary structures – sewered site) | | Full cost recovery | 100% | N | $168.00 per application |
| Additional fee if referred to a Design Review Panel | Maximum set by EP&A Regulations | Set by Act/Regulation | 100% | N | $3,508.00 |
| Development that does not include building work or subdivision | As stated | Set by Act/Regulation | 100% | N | $333.00 |
| ***Hospitals, Schools and Police Stations*** | | | | | |
| Hospital, School or Police Station | | Set by Act/Regulation | 100% | N | refer to General Development Fee Schedule |
| ***Integrated Development*** | | | | | |
| Additional 'one-off' fee payable to Consent Authority for Integrated Development. | To meet costs of referring and liaising on integrated DAs | Set by Act/Regulation | 100% | N | $164.00 |
| Fee additional to general development fee where applicant seeks Integrated Development Approval | | Set by Act/Regulation | 100% | N | $374.00 per each approval body application referred to |
| ***Modification of Development Consent under Section 4.55 (1)*** | | | | | |
| NOTE: Where it is proposed to substantially amend a development consent then this should be submitted as a new development application with appropriate fees. Council may waive the fee in certain circumstances. | | | | | |
| Amend a condition of consent or approved plan - where a modification of consent is requested to correct a minor error, misdescription or miscalculation | As stated | Set by Act/Regulation | 100% | N | $83.00 nil - where a council administrative error has occurred. Full Fee of $83 will be applied where errors are not identified promptly i.e. within 2 weeks of issue |
| ***Modification of Development Consent under Section 4.55 (1A)*** | | | | | |
| NOTE: Where it is proposed to substantially amend a development consent then this should be submitted as a new development application with appropriate fees. Council may waive the fee in certain circumstances. | | | | | |

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CL22.261 - Attachment 3

## DEVELOPMENT

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Amend a condition of consent or approved plan where modification involves minimum environmental impact (residential, multi residential, commercial, industrial, other) | Maximum set by EP&A Regulations but discounted depending on complexity of assessment | Set by Act/Regulation | 100% | N | 50% of original DA or $754, whichever is the lesser |

***Modification of Development Consent under Section 4.55 (2)***

NOTE: Where it is proposed to substantially amend a development consent then this should be submitted as a new development application with appropriate fees. Council may waive the fee in certain circumstances.

| | | | | | |
|---|---|---|---|---|---|
| In the case of an application with respect to a development application that does not involve the erection of a building, the carrying out of a work or the demolition of a work or building | As stated | Set by Act/Regulation | N/A | N | 50% of the fee for the original development application |
| In the case of an application with respect to a development application that involves the erection of a dwelling-house with an estimated cost of construction of $100,000 or less | As stated | Set by Act/Regulation | N/A | N | $220.00 |
| In the case of an application with respect to any other development application, as set out below. | | Set by Act/Regulation | N/A | N | |
| Estimated cost of Development - up to $5000 | As stated | Set by Act/Regulation | N/A | N | $64.00 |
| Estimated cost of Development $5,001 to $250,000 - Base fee | As stated | Set by Act/Regulation | N/A | N | $99.00 + additional fee per $1,000 (or part of $1,000) of estimated cost |
| Estimated cost of Development $5,001 to $250,000 - Additional Fee | As stated | Set by Act/Regulation | N/A | N | $1.50 per $1,000 (or part of $1,000) of estimated cost |
| Estimated Cost of Development $250,001 to $500,000 - Base Fee | As stated | Set by Act/Regulation | N/A | N | $585.00 + additional fee per $1,000 (or part of $1,000) by which the estimated cost exceeds $250,000. |
| Estimated cost of Development $250,001 to $500,000 - Additional Fee | As stated | Set by Act/Regulation | N/A | N | $0.85 per $1,000 (or part of $1,000) by which the estimated cost exceeds $250,000 |

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CL22.261 - Attachment 3

## DEVELOPMENT

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Estimated cost of Development $500,001 to $1,000,000 - Base Fee | As stated | Set by Act/Regulation | N/A | N | $833.00 + additional fee for each $1,000 (or part of $1000) by which the estimated cost exceeds $500,000 |
| Estimated cost of development $500,001 to $1,000,000 - Additional Fee | As stated | Set by Act/Regulation | N/A | N | $0.50 per $1,000 (or part of $1,000) by which estimated cost exceeds $500,000 |
| Estimated cost of Development $1,000,001 to $10,000,000 - Base Fee | As stated | Set by Act/Regulation | N/A | N | $1,154.00 + additional fee for each $1,000 (or part of $1,000) by which the estimated cost exceeds $1,000,000 |
| Estimated cost of Development $1,000,001 to $10,000,000 - Additional Fee | As stated | Set by Act/Regulation | N/A | N | $0.40 per $1,000 (or part of $1,000) by which the estimated cost exceeds $1,000,000 |
| Estimated cost of Development more than $10,000,000 - Base Fee | As stated | Set by Act/Regulation | N/A | N | $5,540.00 + additional fee per$1,000 (or part of $1,000) by which the estimated cost exceeds $10,000,000 |
| Estimated cost of Development more than $10,000,000 - Additional Fee | As stated | Set by Act/Regulation | N/A | N | $0.27 per $1,000 (or part of $1,000) by which the estimated cost exceeds $10,000,000 |
| ***Moveable Dwellings for Aged or Disabled*** | | | | | |
| Consent is required in all zones. No DA fee is payable but approval is also required under s.68 of the LG Act. See Section 68 Applications - Miscellaneous - for Fees. | Set by resolution of Council | Fully Subsidised | 0% | N | |
| ***Review of Decision to reject and not determine an application under Section 8.2 (1)(c)*** | | | | | |
| Estimated cost of development less than $100,000 | As stated | Set by Act/Regulation | N/A | N | $64.00 |
| Estimated cost of development $100,000 - $1,000,000 | As stated | Set by Act/Regulation | N/A | N | $175.00 |
| Estimated cost of development more than $1,000,000 | As stated | Set by Act/Regulation | N/A | N | $292.00 |
| ***Review of Decision under Section 8.2 (1)(a)*** | | | | | |
| In respect of a development application that does not involve the erection of a building, the carrying out of a work or the demolition of work or building | Recover costs to consider and determine request for review | Set by Act/Regulation | 100% | N | 50% of original DA fee |

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## DEVELOPMENT

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| With respect to a development application that involves the erection of a dwelling-house with an estimated cost of construction of $100,000 or less. | Recover costs to consider and determine request for review | Set by Act/Regulation | N/A | N | $190.00 |
| Estimated cost of development up to $5,000 | Recover costs to consider and determine request for review | Set by Act/Regulation | N/A | N | $64.00 |
| Estimated cost of development $5001-$250,000 plus additional fee for each $1000 (or part of $1000) | Recover costs to consider and determine request for review | Set by Act/Regulation | N/A | N | $100.00 + additional Fee per $1000 of estimated cost |
| Estimated cost of development $5001-$250,000 - additional fee per $1000 (or part of $1000) | Recover costs to consider and determine request for review | Set by Act/Regulation | N/A | N | $1.50 + base fee |
| Estimated cost of development $250,001 - $500,000 plus additional fee for each $1000 (or part of $1000) by which the estimated cost exceeds $250,000 | Recover costs to consider and determine request for review | Set by Act/Regulation | N/A | N | $585.00 + additional fee for each $1000 (or part of $1000) above $250,000 |
| Estimated cost of development $250,001 - $500,000 additional fee for each $1000 (or part of $1000) by which the estimated cost exceeds $250,000 | Recover costs to consider and determine request for review | Set by Act/Regulation | N/A | N | $0.85 + base fee |
| Estimated cost of development $500,001 - $1,000,000 plus additional fee for each $1000 (or part of $1,000) by which the estimated cost exceeds $500,000. | Recover costs to consider and determine request for review | Set by Act/Regulation | N/A | N | $833.00 + additional fee for each $1000 (or part of $1,000) by which the estimated cost exceeds $500,000 |
| Estimated cost of development $500,001 - $1,000,000 additional fee for each $1000 (or part of $1,000) by which the estimated cost exceeds $500,000. | Recover costs to consider and determine request for review | Set by Act/Regulation | N/A | N | $0.50 + base fee |
| Estimated cost of development $1,000,001 - $10,000,000 + additional fee for each $1000 (or part of $1,000) by which the estimated cost exceeds $1,000,000. | Recover costs to consider and determine request for review | Set by Act/Regulation | N/A | N | $1,154.00 + additional fee for each $1000 (or part of $1,000) by which the estimated cost exceeds $1,000,000 |
| Estimated cost of development $1,000,001 - $10,000,000 additional fee for each $1000 (or part of $1,000) by which the estimated cost exceeds $1,000,000. | Recover costs to consider and determine request for review | Set by Act/Regulation | N/A | N | $0.40 + base fee |
| Estimated cost of development more than $10,000,000 | Recover costs to consider and determine request for review | Set by Act/Regulation | N/A | N | $5,540.00 + additional fee for each $1,000 (or part of $1,000) by which the estimated cost exceeds $10,000,000 |



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## DEVELOPMENT

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Estimated cost of development more than $10,000,000 additional fee for each $1,000 (or part of $1,000) by which the estimated cost exceeds $10,000,000 | Recover costs to consider and determine request for review | Set by Act/Regulation | N/A | N | $0.27 + base fee |

***Review of Modification of Development Consent under Section 8.2 (1)(b)***

NOTE: Where it is proposed to substantially amend a development consent then this should be submitted as a new development application with appropriate fees. Council may waive the fee in certain circumstances.

| | | | | | |
|---|---|---|---|---|---|
| With respect to an application for a review of a modification application | As stated | Set by Act/Regulation | 100% | N | 50% of the fee that was payable in respect of the application that is the subject of the review |

***Subdivisions***

| | | | | | |
|---|---|---|---|---|---|
| Subdivision Application involving the opening of a public road | As stated | Set by Act/Regulation | N/A | N | $777.00 + $65 for each additional lot created by the subdivision. + Subdivision work is estimated in the same manner as for other development involving carrying out a work. |
| Subdivision Application - fee per lot (involving the opening of a public road) | As stated | Set by Act/Regulation | 100% | N | $65.00 per lot. + Subdivision work is estimated in the same manner as for other development involving carrying out a work. |
| Subdivision Application - not involving the opening of a public road - Note : no refund will be granted after the application has been determined - base fee | As stated | Set by Act/Regulation | 100% | N | $386.00 + $53 for each additional lot created by the subdivision. + Subdivision work is estimated in the same manner as for other development involving carrying out a work. |

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CL22.261 - Attachment 3

## DEVELOPMENT

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Subdivision Application - fee per lot (including neighbourhood and community subdivisions) | As stated | Set by Act/Regulation | 100% | N | $53.00 per lot. + Subdivision work is estimated in the same manner as for other development involving carrying out a work. |
| Strata Subdivisions | As stated | Set by Act/Regulation | 100% | N | $386.00 + $65 for each additional lot created by the subdivision |
| Consolidation of lots | As stated | Full cost recovery | 100% | N | $321.00 per application |
| Boundary Adjustments | As stated | Full cost recovery | 100% | N | $321.00 per application |

## OTHER ACTIVITIES

### BUILDING RELATED MATTERS

***Other Charges***

| | | | | | |
|---|---|---|---|---|---|
| Document Management for applications submitted under EPA Act (up to $250,000) | Document management costs include renaming, separation of files, uploading for files where applications are not in suitable format. | Full cost recovery | 100% | N | $47.50 per application |
| Document Management for applications submitted under EPA Act ($251,000 to $999,999) | Document management costs include renaming, separation of files, uploading for files where applications are not in suitable format. | Full cost recovery | 100% | N | $134.00 per application |
| Document Management for applications submitted under EPA Act ($1,000,000 and above) | Document management costs include renaming, separation of files, uploading for files where applications are not in suitable format. | Full cost recovery | 100% | N | $269.50 per application |
| Outstanding Conditions of Development Consent | As stated | Partial cost recovery | 50% | N | $123.00 |
| Printing Fee - Minor Development (electronic submission of development & building related applications) | Cost to print a hard copy of plans and associated documentation for minor DAs (dwellings, outbuildings etc) submitted to Council in electronic format | Full cost recovery | 100% | N | $31.50 per application |

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CL22.261 - Attachment 3

## DEVELOPMENT

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Printing Fee - Major Development if hard copies are required | Cost to print a hard copy of plans and associated documentation for major DAs (multi unit residential, commercial, industrial etc) submitted to Council in electronic format | Full cost recovery | 100% | N | $53.00 per application |
| Supply of monthly building approval statistics - annual subscription | | Partial cost recovery | N/A | N | $341.50 per annum |
| Supply of weekly building application statistics -(over service counter or electronic) | | Full cost recovery | 100% | N | $12.40 |
| Supply of weekly building application statistics - (by mail) | | Full cost recovery | 100% | N | $17.30 |
| Supply of building approval statistics - per month | As stated | Partial cost recovery | N/A | N | $35.40 |
| ***Records Search*** | | | | | |
| Supply of plans and/or particulars of internal drainage | | Full cost recovery | 100% | N | $150.00 per lot (meaning strata, torrens or community lot as the case may be) or per dwelling unit if not subdivided |
| Urgency fee - supply of plans and/or particulars of internal drainage | To cover costs of diverting resources at short notice | Market Rate | N/A | N | $113.00 |
| **OTHER ACTIVITIES** | | | | | |
| ***Miscellaneous*** | | | | | |
| Application to extend period of approval under Section 4.54 of the EP&A Act | | Full cost recovery | 100% | N | $146.00 per application |
| Archive Fee | Physical & digital storage of DA, Building Certificate, CDC, DR & Subdivision files. | Full cost recovery | 100% | N | $46.50 |
| Electronic Settlements using PEXA including withdrawal of caveats in 'real time' | To cover costs in transactions(s). | Full cost recovery | 100% | Y | $173.80 |

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CL22.261 - Attachment 3

# ENVIRONMENTAL AND HEALTH REGULATION

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

## ACTIVITIES UNDER PROTECTION OF ENVIRONMENT

### PROTECTION OF ENVIRONMENT OPERATIONS ACT (POEO)

***General***

| | | | | | |
|---|---|---|---|---|---|
| Application to burn under POEO (Clean Air) Regulation - assessment and inspection - Schedule 3 (other than vegetation) | Administration, assessment and inspection. | Partial cost recovery | N/A | N | $280.00 |
| Compliance Inspection Fee | As stated | Partial cost recovery | 70% | N | $170.00 |
| Environmental Clean Up Notice | Notice issued under the POEO Act for non compliance | Set by Act/Regulation | 100% | N | $605.00 Cl 138 (a) POEO (General) Reg 2021 |
| Environmental Health Officer - Hourly Charge out Rate | As stated | Full cost recovery | 100% | N | $170.00 |
| Environmental Prevention Notice | Notice issued under the POEO Act to prevent pollution | Set by Act/Regulation | 100% | N | $605.00 Cl 138 (a) POEO (General) Reg 2021 |
| Fee for inspection of service stations / fuel depots | Inspection for compliance with Underground Petroleum Storage Systems Act | Full cost recovery | 100% | N | $269.00 |

## ACTIVITIES UNDER PUBLIC HEALTH ACT

### GENERAL

***Other inspections***

| | | | | | |
|---|---|---|---|---|---|
| Fee for inspection of cooling towers | Inspection under the Public Health Act | Full cost recovery | 100% | N | $269.00 |
| Legionella (water cooling and warm water systems) | Public health inspection for legionella control and associated administration. | Partial cost recovery | N/A | N | $280.00 plus lab costs |
| Legionella (water cooling and warm water systems) - 2-5 cooling towers | Public health inspection for legionella control and associated administration. | Partial cost recovery | N/A | N | $558.00 plus lab costs |
| Legionella (water cooling and warm water systems) - more than 5 cooling towers | Public health inspection for legionella control and associated administration. | Partial cost recovery | N/A | N | $840.00 plus lab costs |



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## ENVIRONMENTAL AND HEALTH REGULATION

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Public Health Act - Improvement Notice - administration fee - for regulated systems (cooling towers) | As stated | Set by Act/Regulation | N/A | N | $560.00 (Cl97 of the Public Health Regulation 2012) |
| Public Health Act - Improvement Notice - Reinspection Fee | as stated | Set by Act/Regulation | N/A | N | $270.00 (min 0.5 hour - max 2 hours) (Cl 97 of the Public Health Regulation 2012) |
| Public Health Act - Improvement Notice - administration fee - Swimming pool & Skin penetration premises | As stated | Set by Act/Regulation | N/A | N | $270.00 (Cl97 of the Public Health Regulation 2012) |
| Public Health Act - Prohibition Order administration fee | as stated | Set by Act/Regulation | N/A | N | $560.00 (Cl97 of the Public Health Regulation 2012) |
| Registration Fee - Skin Penetration Premises | As stated | Set by Act/Regulation | N/A | N | $51.00 Max fee $100 Clause 31 - Public Health Regulation 2012 |
| Registration Fee - Water-cooling & warm-water systems (Legionella) | As stated | Set by Act/Regulation | N/A | N | $51.00 Max fee of $100 - Clause 11 Public Health Regulation 2012 |
| Skin Penetration Premises Inspection fee (High priority up to 2 inspections per year) | Public health inspection and associated administration for skin penetration control procedures and of smaller operators without sterilisation requirements | Partial cost recovery | N/A | N | $280.00 |
| Skin Penetration Premises inspection fee (Low/ Medium priority 1 inspection every 2 years) Premises with up to two (2) chairs AND carrying out waxing procedures only | Public health inspection and associated administration for skin penetration procedures of smaller operators without sterilisation requirements. | Partial cost recovery | N/A | N | $280.00 per application |
| Public Health Act inspections and reinspections | Reinspection or additional inspection fee. | Full cost recovery | 100% | N | $171.00 per inspection |
| ***Swimming Pools*** | | | | | |
| Public and semi-public swimming pools and spa pools inspection (high priority up to 2 inspections per year e.g. swim schools) | Public health inspection and administration. | Partial cost recovery | N/A | N | $280.00 |
| Public and semi-public swimming pools and spa pools inspection (Low/Medium priority 1 inspection every 2 years) Associated with commercial premises with less than 15 rooms (or holiday sites). | Public health inspection and administration | Partial cost recovery | N/A | N | $280.00 |

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## ENVIRONMENTAL AND HEALTH REGULATION

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Public and semi-public swimming pools and spa pools inspection (Medium priority 1 inspection per year) | Public health inspection and administration | Partial cost recovery | N/A | N | $280.00 |
| Registration Fee - public and semi-public swimming pools & spas | As stated | Set by Act/Regulation | N/A | N | $51.00 Max fee $100: Clause 19 - Public Health Regulation 2012 |

## ACTIVITIES UNDER THE BOARDING HOUSES ACT

### GENERAL

***General***

| | | | | | |
|---|---|---|---|---|---|
| Boarding House Inspection Fee | as stated | Full cost recovery | 100% | N | $380.00 Initial Inspection Fee |

## ACTIVITIES UNDER THE EP&A ACT

### TREE PRESERVATION ORDERS (TPO)

***General***

| | | | | | |
|---|---|---|---|---|---|
| Tree Removal/Pruning Application (Up to two (2) trees or pruning only) | Assessment and inspection of application to remove or prune trees (up to 2 trees) | Partial cost recovery | 60% | N | $170.00 |
| Tree Removal / Pruning Complex Application (up to 10 trees) | Administration, assessment and inspection of application to remove or prune trees (up to 10 trees) | Partial cost recovery | N/A | N | $280.00 per annum |
| Tree removal/pruning application for more than ten (10)trees: Requires detailed assessment | As stated | Partial cost recovery | N/A | N | $344.00 Minimum DA fee that does not include building work or subdivision |
| Review of TPO | Recover costs to consider and determine request for review | Partial cost recovery | 50% | N | 50% of original application |
| Tree removal/pruning additional inspection and/or reinspection | Tree removal/pruning additional inspection and/or reinspection | Full cost recovery | 100% | N | $174.00 per inspection |

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CL22.261 - Attachment 3

## ENVIRONMENTAL AND HEALTH REGULATION

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| **ACTIVITIES UNDER THE FOOD ACT** | | | | | |
| **ANNUAL ADMINISTRATIVE CHARGE** | | | | | |
| ***Food Regulation Partnership*** | | | | | |
| Low and Medium Priority Premises - 5 or less food handlers | Admin Fee | Full cost recovery | 100% | N | $110.00 |
| High Priority Premises - 5 or less Food Handlers | Admin Fee | Full cost recovery | 100% | N | $163.00 |
| High Priority Premises - more than 6 food handlers | Admin Fee | Full cost recovery | 100% | N | $449.00 |
| **FOOD INSPECTION** | | | | | |
| ***Food Premises Inspection*** | | | | | |
| Food Premises Inspection Fee (Low/Medium priority premises 1 inspection per year and High Priority Premises up to 2 inspections per year) | Food Premises Inspection Fee | Full cost recovery | 100% | N | $173.00 |
| Low Priority Premises - incident only inspection | As stated | Full cost recovery | 100% | N | $173.00 |
| Food premises Reinspection Fee (non-compliance with Food Act requiring follow up inspection) | As stated | Partial cost recovery | 70% | N | $173.00 |
| School Canteens, Community Based Pre-schools and Long Day Care Centres | | Set by Act/Regulation | N/A | N | |
| ***General*** | | | | | |
| Improvement Notices | As stated | Set by Act/Regulation | 100% | N | $330.00 Cl 11 Food Reg 2015 |
| **ACTIVITIES UNDER THE LOCAL GOVERNMENT ACT** | | | | | |
| **CARAVAN PARK APPROVAL** | | | | | |
| ***Approval to Install in Flood Liable Parks*** | | | | | |
| Associated Structure & Rigid Annexes | As stated | Partial cost recovery | 60% | N | $280.00 |
| Manufactured Home (Manufactured Home Estate) | As stated | Partial cost recovery | 60% | N | $280.00 |

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CL22.261 - Attachment 3

## ENVIRONMENTAL AND HEALTH REGULATION

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Relocatable Home (Caravan Park) application in flood liable parks | Administration, assessment & inspection for application to install relocatable homes (cabins) in a flood liable caravan park | Partial cost recovery | 60% | N | $280.00 |
| Tropical Roof | As stated | Full cost recovery | 100% | N | $110.00 |
| ***General*** | | | | | |
| Initial application, Renew or amend approval to operate | Administration, assessment and inspection for an initial application or application to renew or amend approval to operate a caravan park, manufactured home estate or camping ground. | Partial cost recovery | 60% | N | $303.00 |
| Renew approval to operate for 5 years | Existing caravan parks, manufactured home estates & camping grounds, that do not have public health or safety non-compliances, may apply to renew approval to operate for 5 years. | Full cost recovery | 100% | N | $1,217.00 per application |
| Caravan Park & Camping Ground - Initial approval per site | As stated | Set by Act/Regulation | 100% | N | $6.00 |
| Caravan Park & Camping Ground - Renew approval per site | As stated | Set by Act/Regulation | 100% | N | $4.00 |
| Caravan park, manufactured home estate & camping ground reinspection fee | As stated | Partial cost recovery | N/A | N | $170.00 |
| Manufactured Home Estate - Initial approval per site | As stated | Set by Act/Regulation | N/A | N | $10.00 |
| Manufactured Home Estate - renewal of approval per site | | Set by Act/Regulation | N/A | N | $9.00 |
| Transfer of approval (change in ownership) | As stated | Partial cost recovery | 70% | N | $110.00 |
| ***Notification of Completion*** | | | | | |
| Notice of Completion | Notice of installation required under Local Government Regulation for a manufactured home. Includes issuing certificate of completion. | Partial cost recovery | 70% | N | $286.00 per application |
| Notification of Completion | Notice of installation required under Local Government Regulation for relocatable home, associated structure or rigid annexe. | Partial cost recovery | 70% | N | $110.00 |

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## ENVIRONMENTAL AND HEALTH REGULATION

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Reinspection Fee | As stated | Full cost recovery | 100% | N | $170.00 |
| ***Section 82 Objection (Council)*** | | | | | |
| Reinspection Fee | As stated | Full cost recovery | 100% | N | $170.00 |
| Simple Objection (one site/clause) | As stated | Full cost recovery | 100% | N | $280.00 |
| Complex Application (Multiple site/clauses) | As stated | Full cost recovery | 100% | N | $418.00 |
| **OTHER ACTIVITIES** | | | | | |
| ***Temporary food stalls*** | | | | | |
| Annual Shows, Commercial Events, Markets or Festivals - up to 15 food stalls | Administration, assessment and inspection. | Partial cost recovery | N/A | N | $280.00 per annum |
| Annual Shows, Commercial Events, Markets or Festivals - From 16 to 30 food stalls | Administration, assessment & inspection. | Partial cost recovery | N/A | N | $500.00 per annum |
| Annual Shows, Commercial Events, Markets or Festivals - 31+ Food Stalls | Administration, assessment & Inspection | Partial cost recovery | N/A | N | $866.00 |
| Charities | As stated | Fully Subsidised | 0% | N | |
| Commercial Food Business per site 1 month - Low Risk Food e.g. Coffee, Donuts, Cakes, Confectionary, Slushies. | Administration, assessment & Inspection | Partial cost recovery | N/A | N | $55.00 per hour |
| Commercial Food Business per site 12 months - Low Risk Food e.g. Coffee, Donuts, Cakes, Confectionary, Slushies. | Administration, assessment & Inspection | Partial cost recovery | N/A | N | $217.00 |
| Commercial Food Business - per site per 1 month - High Risk Food e.g. eggs, dairy, seafood, poultry, meat products including hot dogs. | As stated | Partial cost recovery | 100% | N | $170.00 |
| Commercial Food Business - per site per 12 months - High Risk Food e.g. eggs, dairy, seafood, poultry, meat products including hot dogs. | | Partial cost recovery | N/A | N | $280.00 |
| **SECTION 68 APPLICATIONS** | | | | | |
| ***Install Sewage Management Facility and Associated Inspections*** | | | | | |
| Unsewered Areas - New Single Dwelling (Maximum 4 inspections including Final) | As stated | Full cost recovery | 100% | N | $1,080.00 per application |



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CL22.261 - Attachment 3

## ENVIRONMENTAL AND HEALTH REGULATION

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Unsewered areas - Base Fee Residential/Commercial/Industrial < 500m2 (up to a max of 2 units) (Max 4 Inspections including Final) | As stated | Full cost recovery | 100% | N | $1,080.00 |
| Unsewered Areas - Residential/Commercial/Industrial - > 500m2 (Up to a maximum 3 Units) (Maximum 5 inspections including Final) | As stated | Full cost recovery | 100% | N | $1,350.00 |
| Plumbing & drainage inspections (not involving Section 68 application) | As stated | Full cost recovery | 100% | N | $270.00 per application |
| Amended Section 68 Application (e.g. change system type) | As stated | Full cost recovery | 100% | N | $157.00 |
| ***Connect to Sewer/Water Supply and Associated Plumbing and Drainage Inspections*** | | | | | |
| Sewered Areas - New Single Dwelling (maximum 4 inspections including Final) | as stated | Full cost recovery | 100% | N | $1,080.00 per application |
| Sewered Areas - Base Fee Residential/Commercial/Industrial - <500m2 (up to a max 2 units) (Max 4 Inspections including Final) | As stated | Full cost recovery | 100% | N | $1,080.00 |
| Sewered areas - Additional Units and inspections - Residential/Industrial / Commercial | As stated | Full cost recovery | 100% | N | $270.00 per unit + base fee |
| Sewered Areas - Commercial/Industrial - area >500m2 (Up to a max 3 units) (Maximum 5 inspections including Final) | As stated | Full cost recovery | 100% | N | $1,350.00 |
| Plumbing & drainage Inspections (not involving Section 68 application) | As stated | Full cost recovery | 100% | N | $270.00 per inspection |
| ***Domestic Type & Solid Fuel Heater Applications*** | | | | | |
| Solid Fuel Heater application fee | Solid Fuel Heater application fee includes administration, assessment & inspection. | Full cost recovery | 100% | N | $280.00 |
| ***Miscellaneous*** | | | | | |
| Local Government Act inspections and reinspections | Reinspection or additional inspection fee. | Full cost recovery | 100% | N | $270.00 per inspection |
| Application to install or operate amusement devices | As stated | Full cost recovery | 100% | N | $100.00 per application |
| Application for approval or renewal of a moveable dwelling for aged and disabled | As stated | Full cost recovery | 100% | N | $300.00 |

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## ENVIRONMENTAL AND HEALTH REGULATION

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| ***Operate a System of Sewage Management*** | | | | | |
| This discounted pensioner inspection fee will only apply to a non-commercial premise and upon application and approval from the pensioner. The ownership of the property is to be in the name of at least one person who is a pensioner and the property is their primary place of residence. The pensioner discount will not be automatic. The pensioner will have to apply by showing their current, valid pensioner card. The pensioners name and primary place of residence on the pensioner card must match the ownership and property details in Council's records for where the system is being operated. Only one discounted fee will apply per property. | | | | | |
| On-site Sewage Management (1-2 systems) | As stated | Partial cost recovery | 70% | N | $62.20 |
| On-site Sewage Management (3-5 systems) | As stated | Partial cost recovery | 70% | N | $102.80 |
| On-site Sewage Management (more than 5 systems) | As stated | Partial cost recovery | 70% | N | $124.40 |
| On-site Sewage Management (1-2 systems) - discounted for Pensioner Concession Card holders | As stated | Partial cost recovery | N/A | N | $48.40 |
| On-site Sewage Management (3-5 Systems)- discounted for Pensioner Concession Card holders | As stated | Partial cost recovery | N/A | N | $89.00 |
| On-site Sewage Management (more than 5 systems) - discounted for Pensioner Concession Card holders | As stated | Partial cost recovery | N/A | N | $110.60 |
| ***Operate a System of Sewage Management - Commercial*** | | | | | |
| (Any premises other than a residential dwelling or Bed & Breakfast) | | | | | |
| On-site Sewage Management (1-3 systems) | As stated | Partial cost recovery | 70% | N | $111.20 |
| On-site Sewage Management (more than 3 systems) | As stated | Partial cost recovery | 70% | N | $147.60 |
| On-site Sewage Management Single Pump-Out or Private Pump Station | As stated | Full cost recovery | 100% | N | $75.80 |
| ***Additional Inspections*** | | | | | |
| On-site Sewage Management – High Risk Inspection | As stated | Partial cost recovery | 70% | N | $179.00 |
| On-site Sewage Management – High Risk Inspection (including review of annual report) | As stated | Partial cost recovery | 70% | N | $424.00 |
| On-site Sewage Management – Re-Inspection | As stated | Partial cost recovery | 70% | N | $179.00 |
| ***Waste transport*** | | | | | |
| Application to transport waste for fee or reward | | Partial cost recovery | N/A | N | $72.00 per application |

## OTHER ACTIVITIES



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CL22.261 - Attachment 3

## ENVIRONMENTAL AND HEALTH REGULATION

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| **ENVIRONMENTAL / HEALTH RELATED MATTERS** | | | | | |
| ***Other Inspections*** | | | | | |
| Beauty salon inspection fee | Inspection and administration fee | Partial cost recovery | 100% | N | $280.00 |
| ***Water Carters Vehicle*** | | | | | |
| Application and inspection Fee | Administration, assessment & inspection for water carter application | Partial cost recovery | N/A | N | $280.00 |

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CL22.261 - Attachment 3

## FLOOPLAIN MANAGEMENT

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023Amount |
|---|---|---|---|---|---|

### NATURAL RESOURCES AND FLOOD PLAIN

#### FLOOD CERTIFICATES

***Urban Residential Property***

| | | | | |
|---|---|---|---|---|
| Detailed Flood Certificate | Full cost recovery | 100% | N | $156.00 per property |
| Standard Flood Certificate | Full cost recovery | 100% | N | $135.00 per application |

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# INFORMATION AND CUSTOMER SERVICES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

## INFORMATION TECHNOLOGY SERVICES

### DATA ACCESS/SUPPLY

Due to need for Council to adhere to the Privacy & Personal Information Protection Act 1998, Council is limited in what data it can supply. Council offers an online service for access to our Geographic Information System. It allows Registered Valuers and other authorised users to see ownership information. For access/supply of any data the potential user must contact Council`s Information Services Manager for details.

#### *General*

| | | | | | |
|---|---|---|---|---|---|
| Property data - first 1 to 300 lots (attribute data only - mapping layers available through other fees) | To cover costs of preparing, updating and producing information | Partial cost recovery | 20% | N | $700.00 minimum |
| Property data - next 301 lots and every lot thereafter (attribute data only - mapping layers available through other fees) | To cover costs of preparation, updating and producing information | Partial cost recovery | 20% | N | $2.65 per lot |

### CONSULTING

#### *Applications Development*

| | | | | | |
|---|---|---|---|---|---|
| Information extraction from Councils Information Systems where Council is able to supply information under Privacy Legislation. | All work will be carried out on an hourly basis and quotes should first be obtained from the Information Services Section. | Market Rate | 100% | N | $255.00 per hour |

#### *Technical Support*

| | | | | | |
|---|---|---|---|---|---|
| Information Technology Technical Support Services | All work will be carried out on an hourly basis and quotes should first be obtained from the Information Services Section. | Market Rate | 100% | Y | $255.00 per hour |

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CL22.261 - Attachment 3

## INFORMATION AND CUSTOMER SERVICES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| **GENERAL** | | | | | |
| ***House Numbering*** | | | | | |
| Replacement and/or additional plate (rural house numbers only) | To cover costs in allocation and producing plates | Full cost recovery | 100% | Y | $35.75 per plate |
| Property Address Alteration | | Market Rate | 100% | N | $362.00 per affected property |
| ***Road Naming*** | | | | | |
| Road Naming Advertising - includes advertising at proposal stage + advertising at adoption stage | Recover costs associated with advertising | Full cost recovery | 100% | N | $1,300.00 |

## LEGAL AND INFORMATION SERVICES

### GOVERNMENT INFORMATION (PUBLIC ACCESS) ACT 2009

All fees and charges are GST free.

Set by Government Information (Public Access ) Act, 2009.

| | | | | | |
|---|---|---|---|---|---|
| ***Application for personal information about the applicant (s41 s67)*** | | | | | |
| Formal GIPA Application - Advance deposit of up to 50% | GIPA Application - Advance deposit of up to 50% of the estimated cost to process a formal GIPA Application | Partial cost recovery | 100% | N | POA |
| Formal GIPA Application fee - covers 20 hours processing (no provision for 50% reduction in the application fee however if 50% reduction approved to processing charge, the application fee will pay for 2 hours processing | As stated | Set by Act/Regulation | N/A | N | $30.00 per application |
| GIPA Processing charge per hour after the first 20 hours (subject to 50% reduction on financial hardship and/or special public interest grounds | As stated | Set by Act/Regulation | N/A | N | $30.00 per hour |
| ***All other access applications*** | | | | | |
| Informal GIPA Applications for Development Information prior to 2010 | An hourly processing fee for the provision of information under informal GIPA application where the information requested is Development information from 2010 and prior ( Refer OLG Circular 18-30) | Partial cost recovery | 50% | N | $30.00 per hour of processing |



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## INFORMATION AND CUSTOMER SERVICES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| GIPA Application fee - (no provision for 50% reduction in the application fee however if 50% reduction approved to processing charge, the application fee will pay for 2 hours processing | As stated | Set by Act/Regulation | N/A | N | $30.00 per application |
| GIPA Processing charge (50% reduction may be approved on financial hardship and/or special public interest grounds) | As stated | Set by Act/Regulation | N/A | N | $30.00 per application |
| ***Miscellaneous*** | | | | | |
| GIPA Application for Internal Review - Section 82 (processing charges do not apply to internal review applications) | As stated | Set by Act/Regulation | N/A | N | $40.00 per application |
| **PRIVACY AND PERSONAL INFORMATION PROTECTION ACT AND HEALTH RECORDS AND INFORMATION PRIVACY ACT** | | | | | |
| ***Access to records concerning the applicants own personal affairs*** | | | | | |
| Formal GIPA Application fee - This fee also covers the first 20 hours processing (subject to 50% reduction for reason such as financial hardship and public interest) | As stated | Set by Act/Regulation | N/A | N | $30.00 per application - GST does not apply |

## GOVERNANCE

### MISCELLANEOUS

| | | | | | |
|---|---|---|---|---|---|
| ***Photocopying of Documents (by Council Staff)*** | | | | | |
| A3 per page- Colour | Photocopying of Documents (by Council Staff) | Full cost recovery | 100% | N | $3.00 per page |
| A4 per page- Colour | Photocopying of Documents (by Council Staff) | Full cost recovery | 100% | N | $1.50 per page |
| A4 per page- Black and White | To recover costs of supplying photocopies | Full cost recovery | 100% | N | $0.75 per page |
| A3 per page- Black and White | To recover costs of supplying photocopies | Full cost recovery | 100% | N | $1.20 per page |
| ***Plan Copying*** | | | | | |
| A0 per page | To recover costs of supplying copies of documents | Full cost recovery | 100% | N | $25.00 per page |
| A1 per page | To recover costs of supplying copies of documents | Full cost recovery | 100% | N | $15.00 per page |



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CL22.261 - Attachment 3

## INFORMATION AND CUSTOMER SERVICES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| A2 per page | To recover costs of supplying copies of documents | Full cost recovery | 100% | N | $10.00 per page |
| ***Provision of Information*** | | | | | |
| Scanning of up to 25 pages of documents by Council staff and preparation for electronic release - A4 or A3 Format | As stated | Partial cost recovery | 70 | N | $10.00 Applied where required for completion of the application |
| Scanning of 26 to 50 pages of documents by Council staff and preparation for electronic release - A4 or A3 Format | as stated | Partial cost recovery | 70 | N | $20.00 Applied where required to complete the application |
| Scanning of 51- 75 pages of documents by Council staff and preparation for electronic release - A4 or A3 Format | As stated | Partial cost recovery | 70 | N | $30.00 Applied where required to complete the application |
| Scanning of 100+ pages of documents by Council staff and preparation for electronic release - A4 or A3 Format | As stated | Partial cost recovery | 70% | N | $30.00 Fee based on staff time taken to complete scanning and preparation work |
| Plan copies sent electronically - scanning required (A0 to A2) | As stated | Partial cost recovery | 70% | N | $3.00 per plan |
| Provision of CD or USB Device to release documents - additional cost to scanning when requested to provide information instead of sending electronically. | To cover cost of CD or USB Device provided by the Council | Full cost recovery | 100% | Y | $26.40 Per device |
| Subpoena/ Summons Conduct Money where Council is not Party to Proceedings - where application received less than 14 calendar days from production date) | As stated | Partial cost recovery | 100% | N | $62.00 per application |
| Subpoena/ Summons Conduct Money where the Council is not Party to Proceedings (where received more than 14 Calendar days before date of production) | As stated | Full cost recovery | 100% | N | $31.00 per application |
| Subpoena/ Summons - where Council is not Party to Proceedings - Production of documents - per hour or part thereof of retrieving, checking of files and scanning | As stated | Full cost recovery | 100% | N | $53.00 per hour |
| ***Copies of Plans of Management*** | | | | | |
| Printed copies of Plans of Management | To recover the cost of printing the document | Full cost recovery | 100% | N | As per the corporate photocopying fee |

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CL22.261 - Attachment 3

## INFORMATION AND CUSTOMER SERVICES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| **FINANCE** | | | | | |
| **ADMINISTRATION CHARGES** | | | | | |
| ***Financial Transaction Fees*** | | | | | |
| Credit Card Cost Recovery Charge | To recover charges raised by financial institutions on credit cards. This fee may differ depending on the service/fee being paid by credit card and the credit card type. | Partial cost recovery | N/A | Y | To recover costs associated with credit card payments on Council accounts |
| Maximum Fee for Processing Dishonoured Cheques and Direct Debit rejections | Recover Costs associated with the processing of Dishonoured Cheques and Direct Debit rejections | Full cost recovery | 100% | Y | $27.50 |
| **COUNCIL ON-COSTS RATES ON SALARIES AND WAGES** | | | | | |
| ***Salaries/Wages*** | | | | | |
| Casual employees | To recover overheads associated with the employment of Council staff | Full cost recovery | 100% | N | 10.5% of salary or wage |
| Permanent employees | To recover overheads associated with the employment of Council staff | Full cost recovery | 100% | N | 35% of salary or wage |
| **RATES DEPARTMENT** | | | | | |
| ***Miscellaneous*** | | | | | |
| Application for Review of FESL Classification | Administrative work to assess FESL Classification | Set by Act/Regulation | 100% | N | $50.00 Per Application |
| Researching of old rating and valuation records (by Council staff on behalf of property owners) (For searches commencing prior to 2000/2001) | To recover the fixed cost to Council of storing, recovering and researching old rating and valuations records, requiring searches through paper archives | Full cost recovery | 100% | N | $187.70 per search |
| Researching of old rating and valuation records (by Council staff on behalf of property owners) (For searches from to 2000/2001 onwards) | To recover the fixed cost to Council of storing, recovering and researching old rating and valuation records on request | Full cost recovery | 100% | N | $73.95 per search |

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CL22.261 - Attachment 3

## INFORMATION AND CUSTOMER SERVICES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Section 603 Certificate (Local Govt Act) Certificate cost recommended by Department of Local Government | To issue applicants a certificate with respect to outstanding rates and charges | Set by Act/Regulation | 100% | N | $85.00 per certificate |
| Interest Rate on Overdue Rates and Charges | To recover interest on overdue rates and charges in line with Section 566(3) of the LG Act 1993 | Set by Act/Regulation | N/A | N | 6% |

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CL22.261 - Attachment 3

# INFRASTRUCTURE AND WORKS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

## COMMERCIAL SERVICES

### COMERONG ISLAND FERRY

***General***

| | | | | | |
|---|---|---|---|---|---|
| Comerong Island Ferry Toll | As stated | Partial cost recovery | 15% | Y | $11.00 return trip |

## WORKS AND SERVICES

### KERB & GUTTER CONSTRUCTION CONTRIBUTION

This is charged for kerb & gutter and / or footpath construction carried out under a council works program or under the Rate Payers Advance scheme

Recovery of costs in accordance with Section 217 Roads Act 1993

***Kerb & Gutter***

| | | | | | |
|---|---|---|---|---|---|
| Adjacent to boundary | To recover part construction costs from adjoining owners | Full cost recovery | 10% | N | $135.65 per metre |

### RATEPAYERS ADVANCE - KERB AND GUTTER CONSTRUCTION

Note: Total amount payable by ratepayer = Advance (or loan) + Contribution (Contribution rates are shown above)

Full cost advanced to Council.

Repayment by Council less normal resident contribution in accordance with Section 217 roads Act 1993, plus 5% simple interest after five years.

***Kerb, gutter and shoulder seal***

| | | | | | |
|---|---|---|---|---|---|
| Where less than a continuous length of 45m is to be laid | Loan to Council to allow kerb & gutter to be constructed in advance of normal works program | Full cost recovery | 100% | N | $420.25 per metre |
| Where more than a continuous length of 45m is to be laid | Loan to Council to allow kerb & gutter to be constructed in advance of normal works program | Full cost recovery | 100% | N | $291.70 per metre |

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# INFRASTRUCTURE AND WORKS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| **ROAD AND FOOTPATH RESTORATION** | | | | | |
| In accordance with Section 101 Roads Act 1993.<br>The rates for road and footpath restoration include a minimum charge for areas up to and including 2 square metres. An additional charge applies for areas greater than 2 square metres. For areas greater than 20 square metres a quotation should be sought in accordance with the "Private Works" fee. | | | | | |
| ***Road and Footpath Restoration*** | | | | | |
| Concrete footpath / road | | Full cost recovery | 100% | N | $1,111.80 for 2 sqm plus $219.00 per additional sq metre |
| Asphaltic concrete footpath / road | | Full cost recovery | 100% | N | $1,470.85 for 2 sqm plus $236.00 per additional sq metre |
| Sealed gravel footpath / road | | Full cost recovery | 100% | N | $1,470.85 for 2 sqm plus $236.00 per additional sq metre |
| Earth gravel footpath / road | | Full cost recovery | 100% | N | $919.00 for 2 sqm plus $164.00 per additional sq metre |
| Paver footpath / road | | Full cost recovery | 100% | N | $1,129.15 for 2 sqm plus $325.00 per additional sq metre |
| Reinstatement of reconstituted stone and brick paving in the Nowra CBD | | Full cost recovery | 100% | N | $1,208.70 for 2 sqm plus $383.00 per additional sq metre |
| **PRIVATE WORKS - CHARGEABLE** | | | | | |
| ***Miscellaneous*** | | | | | |
| Graffiti Removal - For Paint and/or Chemicals Used | | Full cost recovery | 100% | Y | $32.65 Per Litre |
| High Pressure Clean / Paint to Remove Graffiti | | Full cost recovery | 100% | Y | $80.60 per hour |
| Open or Close Laneways for Commercial Hirers eg Egans Lane | | Full cost recovery | 100% | Y | $121.20 per visit |
| Open or Close Laneways for Commercial Hirers outside of Business Hours eg Egans Lane | | Full cost recovery | 100% | Y | $367.70 per visit |
| Open or Close Roadway | | Full cost recovery | 100% | Y | Price on Application |
| Construction and Maintenance Works | To recover the full field costs associated with private works + 15% for corporate overheads (field costs include standard overheads charged to projects) | Full cost recovery | 100% | Y | quote or estimate to fully recover costs |

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CL22.261 - Attachment 3

## INFRASTRUCTURE AND WORKS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| **TREE INSPECTIONS** | | | | | |
| ***General*** | | | | | |
| Completion of a Simple Environmental Assessment | As per Tree Management Policy. This fee is for a simple environmental assessment only NOT a full review of environmental factors report. A full review is at an additional cost | Full cost recovery | 100% | Y | $233.55 per service |
| Application for the reinspection, following denial of previous request, for the removal of trees on Council managed and owned land for up to 2 trees | As stated | Full cost recovery | 100% | N | $325.40 per application |
| Application for the reinspection following denial of previous request, for the removal of trees on Council managed and owned land for more than 2 trees | As stated | Full cost recovery | 100 | N | $293.75 per application plus $40 per tree |
| Tree Replacement in Road Reserve | As per Tree Policy | Full cost recovery | 100% | Y | $311.20 per tree |
| Tree Replacement in Park | As per Tree Policy | Full cost recovery | 100% | Y | $315.20 per tree |
| **HUSKISSON WHARF** | | | | | |
| ***General*** | | | | | |
| Huskisson Public Wharf Usage Fees (Commercial Vessels only) | For the purpose of berthing more than four hours per day | Full cost recovery | N/A | Y | $38.85 per day |
| **GENERAL** | | | | | |
| Issue of approval for private works in road reserves | To recover all costs associated with issuing approvals for applications, in accordance with Section 138 Roads Act 1993 for utility connections, etc. where not in relation to a DA/SF development consent. | Full cost recovery | 100% | N | $265.20 |

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## INFRASTRUCTURE AND WORKS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Additional Site Charge - Issue of approval for private works in road reserves including utility connections etc. where not in relation to a DA/SF development consent. | Per each additional site in relation to a Section 138 application in accordance with Section 138 Roads Act 1993 for utility connections, etc.where not in relation to a DA/SF development consent. | Full cost recovery | 100% | N | $108.10 Per site |
| Provision of data and technical advice for drainage and roads related issues where staff time is more than 15 minutes. | For private property issues to recover costs associated with advice to the general public.<br>Initial contact and site visit is free to determine whether issue involves private or Council property. | Full cost recovery | 100% | N | $115.25 per hour |

## INFRASTRUCTURE AND ASSET MANAGEMENT

### ADVERTISING STRUCTURES LOCATED WITHIN THE ROAD RESERVE

***General***

| | | | | | |
|---|---|---|---|---|---|
| Directional Panel signs - for structures containing civic directional signage or five or more commercial panels | For structures that include no civic directional panels and up to four commercial panels, all costs associated with erecting the panel will be borne by the proponent | Full cost recovery | 100% | Y | $953.70 |
| Manufacture and erection of a fingerboard sign on an existing sign post or new post as required and including 5 year maintenance period | To locate tourist-related businesses and community services & facilities | Full cost recovery | 100% | Y | $998.60 |

### GENERAL

| | | | | | |
|---|---|---|---|---|---|
| Application for Private Use of Public Parking | To recover all costs associated with issuing approvals for applications, in accordance with Council Policy | Full cost recovery | 100% | Y | $186.25 |
| Parking usage fee in areas of timed parking restrictions | To maintain integrity of publicly available parking spaces in areas of high demand. | Market Rate | 100% | Y | $109.95 per parking space per week (or part thereof) |



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CL22.261 - Attachment 3

## INFRASTRUCTURE AND WORKS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Provision of data and technical advice on traffic volumes, traffic impact studies and designs and traffic control plans, development advice and route assessments where staff time is more than 15 minutes. | Recover costs associated with specialist traffic advice to the general public. | Full cost recovery | 100% | N | $153.00 per hour |
| Supply traffic count data and services | To recover all costs associated with provision of traffic count services | Full cost recovery | 100% | Y | $1,027.15 Per counter per week |
| Signage installation/restoration | To recover all costs associated with changing existing parking restrictions to accommodate private requests | Full cost recovery | 100% | N | $1,027.15 Per zone |

## MAJOR PROJECTS & CONTRACTS

### CONSULTANCY SERVICES

| | | | | | |
|---|---|---|---|---|---|
| Consultancy services - external to Council | Recover the cost of providing survey, design, drafting, project & contract management, heritage assessment, landscape architecture and other consultancy services to organisations and individuals external to Council. | Market Rate | 100% | Y | Price dependant on scope of works and materials provided |

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CL22.261 - Attachment 3

## LAND USE PLANNING

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

### STRATEGIC PLANNING

#### CERTIFIED COPIES UNDER SECTIONS 10.8 (1)(B)(II) AND 10.8 (2)(B) OF THE EP&A ACT

| | | | | | |
|---|---|---|---|---|---|
| Certified copy of document, plan or map under section 150(2) of the EPAA. (cl262 of the Environmental Planning & Assessment Regulation 2000) | | Set by Act/Regulation | 100% | N | $55.70 |

#### DIGITAL DATA (COUNCIL IS UNABLE TO SUPPLY FULL COPIES OR MAJOR PARTS OF ITS SHOALHAVEN LGA DIGITAL CADASTRAL DATA DUE TO LICENSING AGREEMENTS)

| | | | | | |
|---|---|---|---|---|---|
| Digital Data Process Fee | To cover Council's costs of producing one-off data | Partial cost recovery | 25% | N | $162.85 per application |
| Minor cut of Council's digital cadastral base (subject to license agreement) | | Full cost recovery | 100% | N | to be negotiated upon size and number of lots, layers, with a minimum charge of $170.00 for urban areas and a minimum charge of $249.00 for rural areas. |
| Non cadastral digital data (subject to license agreement and Council's ownership of data)(Council is unable to supply full copies or major parts of its Shoalhaven LGA layers) | To make information readily available | Partial cost recovery | 100% | N | to be negotiated upon size and number of lots, layers with a minimum charge of $166.00 for urban areas and a minimum charge of $243.00 for rural areas. |

#### GENERAL

***Environmental Studies***



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CL22.261 - Attachment 3

## LAND USE PLANNING

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Environmental study document (coloured version, if in print) | To cover costs of publication | Full cost recovery | 100% | N | $86.15 |
| ***Research/(Black & White)*** | | | | | |
| Policy advisory fee (written information in respect of planning statutes, codes and policies) | | Market Rate | 100% | N | $147.10 |
| Strategic planning matters only (Non personal information) | To cover costs in research | Full cost recovery | 100% | N | $53.60 per hour |
| **PLANNING PROPOSALS** | | | | | |
| Exhibition & Statutory Processing - Major | Includes preparation of exhibition material, advertising, referrals, assessment of submissions, reporting to Council, processing LEP amendment | Full cost recovery | 100% | N | $20,000.00 |
| Exhibition & Statutory Processing - Minor | Includes preparation of exhibition material, advertising, referrals, assessment of submissions, reporting to Council, processing LEP amendment | Full cost recovery | 100% | N | $5,000.00 |
| Lodgement - Major | To recoup cost of reviewing PP request & preparing report for Council | Full cost recovery | 100% | N | $10,000.00 If Council does not support the concept planning proposal, up to 40% of lodgement fee may be returned to the proponent |
| Planning Proposal Amendment | Where change to PP needs to be re-reported to Council for endorsement. | Full cost recovery | 100% | N | 50% of applicable lodgement fee. |
| Pre-Gateway Review - Preparation of a Planning Panel agenda and meeting for Pre-Gateway Appeal | | Full cost recovery | 100% | N | $15,000.00 |

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CL22.261 - Attachment 3

## LAND USE PLANNING

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Pre-lodgement Meeting - Major | To recoup cost of a)Reviewing proponent's scoping proposal; b)Consulting with external authorities and government agencies; c)Hold a pre-lodgement meeting between the proponent; d)Provide meeting minutes and written advice to proponent | Full cost recovery | 100% | Y | $5,500.00 To cover staff time involved with reviewing documentation, consulting with government agencies & providing proponents with early feedback. These responsibilities are set out in DPIE's new LEP making guideline. |
| Pre-lodgement Meeting - Minor | To recoup cost of a)Reviewing proponent's scoping proposal; b)Consulting with external authorities and government agencies; c)Hold a pre-lodgement meeting between the proponent; d)Provide meeting minutes and written advice to proponent | Full cost recovery | 100% | Y | $2,750.00 to cover staff time involved with reviewing documentation, consulting with government agencies & providing proponents with early feedback. These responsibilities are set out in DPIE's new LEP making guideline. |
| Public Hearing | | Full cost recovery | 100% | N | $5,000.00 |
| Re-exhibition & Statutory Processing | To partially cover costs of re-exhibition and Statutory Processing. | Full cost recovery | 100% | N | 50% of applicable exhibition/statutory processing fee |
| Lodgement - Minor | To recoup cost of reviewing PP request and preparing report for Council. | Full cost recovery | 100% | N | $2,500.00 If Council does not support the concept planning proposal, up to 40% of lodgement fee may be returned to the proponent. |
| Gateway Request - Minor | To recoup the cost of preparing minor planning proposals | Full cost recovery | 100% | N | $13,068.40 Additional specialist reports/consultation - recoupment of 100% of cost. |
| Planning Proposal (and supporting documents) preparation - Major | To recoup the cost of preparing major planning proposals | Full cost recovery | 100% | N | $26,135.80 Major proposals include up to 80 hours of staff time. Additional specialist reports/ consultation - recoupment of 100% of cost |
| Planning Proposal - Miscellaneous Staff time | To ensure 100% cost recovery of staff time | Full cost recovery | 100% | N | $188.05 per hour |

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CL22.261 - Attachment 3

## LAND USE PLANNING

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Technical Studies and supporting documents for a Planning Proposal | As stated in Council's Planning Proposal (Rezoning) Guidelines | 105% includes 5% project management fee – to be paid prior to commissioning study. 5% added to cover project management costs: procurement and consultant management | 100% | N | Applicant to pay 105% of the cost of specialist/technical report preparation |

### PREPARATION OF DCP UNDER CLAUSE 25AA OF THE EPA REGULATIONS

| | | | | | |
|---|---|---|---|---|---|
| Prepared by Council staff | To cover cost of preparing DCP | Market Rate | 100% | N | $10,495.50 Standard fee then staff hourly rate for subsequent time. Additional cost will apply for other incurred expenses (eg consultant, public meetings) |
| Requiring employment of consultant supervised by Council staff. | To cover cost of preparing DCP | Market Rate | 100% | N | At cost of employing consultant, plus administration fee of $547.74 per $1,566.72 of consultant cost, with a minimum of $1,671.00. Additional cost will apply for other incurred expenses (eg public meetings) |
| Assessment of DCP not prepared by Council staff | To cover cost of assessment | Market Rate | 100% | N | $3,491.15 Standard fee then staff hourly rate for subsequent time. Additional cost will apply for other incurred expenses (eg consultant, public meetings) |

### SECTION 10.7 CERTIFICATES (ENVIRONMENTAL PLANNING & ASSESSMENT ACT) - FULL CERTIFICATE S10.7 (2) & (5)

***Dwelling Entitlement Potential Search***

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CL22.261 - Attachment 3

## LAND USE PLANNING

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Search Fee to provide information on Dwelling Entitlement Potential | To cover the cost to Council of undertaking research into dwelling entitlement potential including fees incurred from external sources (e.g. LPI) | Full cost recovery | 100% | N | $344.00 If the time taken to research the information exceeds two hrs in total staff time, an additional charge will be made on a per hour basis($104 per hour) If more than one title search is required, the full cost of the additional title search/s is required |
| ***Separate fee for each lot*** | | | | | |
| Certificate under Section 10.7 (2) & (5) | | Set by Act/Regulation | N/A | N | $156.00 or as set by State Government |
| ***Urgency Fee*** | | | | | |
| Certificate Urgency Fee (after receipt of money) | To cover costs of diverting resources at short notice | Market Rate | 100% | N | $116.50 |
| **SECTION 10.7 CERTIFICATES (ENVIRONMENTAL PLANNING & ASSESSMENT ACT) - PART CERTIFICATE S10.7 (2)** | | | | | |
| ***Separate fee for each lot*** | | | | | |
| Certificate under Section 10.7 (2) | | Set by Act/Regulation | N/A | N | $62.00 or as set by State Government |
| **VOLUNTARY PLANNING AND WORKS IN KIND AGREEMENTS** | | | | | |
| Planning Agreements and Works in Kind Agreements | Fee for processing agreement | Full cost recovery | 100% | N | $285.60 per application |
| Preparation of and amendments to Planning Agreements and Works In Kind Agreements | As stated in Council's VPA & WIKA Policies. | Market Rate | 100% | N | Applicant to pay 100% of Council's Costs in negotiating, preparing entering into, monitoring and enforcing a Planning Agreement including any associated legal costs. |
| Planning Agreements and Works in Kind Agreements | Fee for processing agreement | Full cost recovery | 100% | N | $285.60 per application |

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CL22.261 - Attachment 3

# LIBRARIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

## LIBRARY

All prices listed are the MAXIMUM rate which can be levied.

Fees may be waived or reduced in accordance with the Fee Waivers, Subsidies and Support Policy

### LIBRARY

***Computer listings of subjects and authors***

| | | | | | |
|---|---|---|---|---|---|
| Family History Search | Partial cost recovery of time spent searching records | Partial cost recovery | N/A | N | $30.00 per hour |
| Local Studies Search | Partial cost recovery for time spent researching | Partial cost recovery | N/A | N | $30.00 per hour |
| Newspaper Search | Partial cost recovery for time spent researching | Partial cost recovery | N/A | N | $30.00 per hour |

***General***

| | | | | | |
|---|---|---|---|---|---|
| Access to Digital Images - Providing of High Resolution / publication or commercial use | To cover costs associated with copying of images | Partial cost recovery | N/A | N | $45.00 per image |
| Access to Digital Images - Providing of High Resolution / personal, non-commercial, not-for-profit use | To cover costs associated with copying of images | Partial cost recovery | N/A | N | $30.00 per image |
| Black & White photocopy - A4 | Cover running costs | Market Rate | N/A | Y | $0.20 per sheet |
| Colour photocopy - A4 | Cover running costs | Market Rate | N/A | Y | $1.50 per sheet |
| Black & White photocopy - A3 | Cover running costs | Market Rate | N/A | Y | $0.40 per page |
| Colour photocopy - A3 | Cover running costs | Market Rate | N/A | Y | $3.00 per page |
| Public Computer Access - Non Library Members - Library Members Without Membership Card | As stated | Full cost recovery | 100% | Y | $2.00 per hour |
| Scanning | To enable public access to a scanning service | Market Rate | N/A | Y | $0.20 per page, maximum 10 pages |
| Charge for reservation of an item | Cost to borrow items from other branches | Partial cost recovery | N/A | N | $1.00 per item |
| Inter Library Loan request PLUS lending institution's charges | Cost to borrow items from other libraries | Full cost recovery | 100% | Y | $6.00 Per Item |
| Replacement of Library membership card | Fees are levied on the basis of cross subsidisation and as an incentive to retain card | Full cost recovery | 100% | N | $5.00 per card |



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## LIBRARIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Sale of Withdrawn Items from the Collection | To gain a small return on withdrawn items and to encourage reuse of withdrawn items to support Council's ESD Policy. | Partial cost recovery | N/A | Y | $3.00 for 3 items |
| Sale of withdrawn items from the collection | To gain a small return on withdrawn items and to encourage reuse of withdrawn items to support Council's ESD Policy | Partial cost recovery | 5% | Y | $1.50 per item |
| Charge for lost or damaged items | Cost of the item, plus $10 Administration fee to partially cover cost involved in the acquisition and processing of the replacement item. | Market Rate | N/A | N | cost + $10 Administration Fee |
| Earbuds for purchase | To cover costs | Full cost recovery | 100% | Y | $3.00 |
| Library Bags | Promotional sale of reusable library bags | Full cost recovery | 100% | Y | $3.50 per bag |
| Charge for book requiring replacement of plastic cover | Recover the cost of the materials used in repairing the item | Partial cost recovery | N/A | N | $5.00 per book |
| Replacement of Item barcodes / RFID tags | Replace damaged or missing bar codes | Partial cost recovery | N/A | N | $5.00 per item |
| Purchase of USB Memory Stick | Cover costs | Market Rate | N/A | Y | $10.00 per stick |
| Attendance by the Public @ events organised by Council | To charge a fair and reasonable entry fee at Council run events | Full cost recovery | N/A | N | |
| ***3D Printing*** | | | | | |
| 3D Printing - Community / Private / Student use | Cover running costs | Market Rate | N/A | Y | $1.50 per 10 minutes |
| 3D Printing - Commercial / Business use | Cover running costs | Market Rate | N/A | Y | $3.00 per 10 minutes |
| 3D Printer and Design Software training | To train the public in the basic use of 3D printer functionality and associated design software | Market Rate | N/A | Y | $25.00 per hour |
| Site Visit | To allow use of printer at public events and external facilities. Covers cost of staff and printing | Market Rate | N/A | Y | $30.00 per hour |
| ***Internet Training*** | | | | | |
| Introductory Internet training | Train the Public in the basic use of the Internet | Partial cost recovery | N/A | Y | $30.00 per hour |
| Advanced Internet Training | Train the Public to use advanced features of the Internet | Partial cost recovery | N/A | Y | $30.00 per hour |



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CL22.261 - Attachment 3

## LIBRARIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Technology Training - Email, Social Networking, Tablets, eReaders, smartphones | Train the Public in the use of email, social networking tools, tablets, eReaders, smartphones | Partial cost recovery | N/A | Y | $30.00 per hour |
| ***Nowra Library Meeting room hire*** | | | | | |
| Regular Commercial / Business | To cover costs associated with hiring venue | Partial Cost Recovery | N/A | Y | $53.00 per full day |
| Regular Commercial / Business | To cover costs associated with hiring venue | Partial cost recovery | N/A | Y | $8.00 minimum 2 hours hire |
| Regular Non Profit Organisations / Community | To cover costs associated with hiring venue | Partial cost recovery | N/A | Y | $6.00 minimum 2 hours hire |
| Regular Non Profit Organisations / Community | To cover costs associated with hiring venue | Partial cost recovery | N/A | Y | $36.00 per full day |
| Casual Non Profit Organisations / Community | To cover costs associated with hiring venue | Partial cost recovery | N/A | Y | $53.00 per full day |
| Casual Non Profit Organisations / Community | To cover costs associated with hiring venue | Partial cost recovery | N/A | Y | $8.00 minimum 2 hours hire |
| Casual Commercial / Business | To cover costs associated with hiring venue | Partial Cost Recovery | N/A | Y | $70.00 per full day |
| Casual Commercial / Business | To cover costs associated with hiring venue | Partial cost recovery | N/A | Y | $10.00 minimum 2 hours hire |
| Equipment hire - DVD player | Cover running costs | Market Rate | N/A | Y | $8.50 per meeting |
| Equipment hire - TV | Cover running costs | Market Rate | N/A | Y | $8.50 per meeting |
| Key Bond | Issue of one key to regular hirer | Refundable | N/A | N | $50.00 |
| Key replacement fee | To cover costs incurred with lost / missing keys by meeting room hirer | Market Rate | N/A | Y | $50.00 per key |
| Additional Cleaning Fee | To cover any extra cleaning required | Full cost recovery | 100% | Y | Price on Application |

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CL22.261 - Attachment 3

# MEMORIAL GARDENS AND CEMETERIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

## SHOALHAVEN BEREAVEMENT SERVICES

Interment Rights are granted and managed in accordance with the Crown Lands Management Act 2016, the Cemeteries and Crematoria Act 2013 and Shoalhaven City Council`s Cemeteries Crematorium and Memorial Gardens Policy. Standard burial plot sizes do not exceed 1200mm X 2400mm within which standard opening widths of (600mm – 720mm) are created. Surcharge applies when maximum opening size exceeds 720mm x 2100mm. Openings wider than 800mm require two plots side by side.

### BERRY CEMETERY

***General Cemetery***

An Interment Right is required before a burial in a cemetery can occur. Interment Rights can be pre-purchased. Interment and related fees cannot be pre-purchased and are paid when an Interment Right is exercised. Standard interment times in General Cemeteries are 9.00 am to 2.30 pm Monday to Friday excluding public holidays.

| | | | | | |
|---|---|---|---|---|---|
| Interment Right - adult burial place up to 1200mm x 2400mm in the cemetery. Does not include interment fee. | Full cost recovery under Crown Lands Management Act 2016. | Full cost recovery | 100% | Y | $2,887.50 Per Interment Right |
| First Interment under the provisions of an existing adult Interment Right. | As stated | Full cost recovery | 100% | Y | $2,565.00 Per interment |
| Subsequent interment under the provisions of an existing adult Interment Right. | As stated | Full cost recovery | 100% | Y | $2,240.00 Per interment |
| Interment under the provision of an existing adult Interment Right. Saturdays by appointment between 10.00 am to 2.00 pm. | As stated | Full cost recovery | 100% | Y | $4,565.00 Per interment |
| Interment of cremated remains under the provision of an existing adult Interment Right to a traditional burial place in a cemetery. No ceremony, no attendance. | As stated | Full cost recovery | 100% | Y | $360.00 Per interment |

***Memorial Gardens***

Memorial Gardens, Walls and Columbarium are for the interment, immurement and commemoration of those who were cremated. Interment Rights can be pre-purchased. Plaque and placement fees cannot be pre-purchased and are paid when each Interment Right is exercised. Placement attendance for memorial gardens can be arranged - fees apply.

| | | | | | |
|---|---|---|---|---|---|
| Interment Right - Garden of Remembrance. Suited for a single interment of cremated remains. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $1,369.50 Per Interment Right |



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## MEMORIAL GARDENS AND CEMETERIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Interment Right - Memorial Wall Niche. 135mm x 95mm plaque site. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $467.50 Per Interment Right |
| Plaque and placement fee - Memorial Garden, Wall or Columbarium where available - interment under the provision of an existing Interment Right and plaque designed to the standard of the site. | As stated | Full cost recovery | 100% | Y | $665.00 Per placement |

### NOWRA, CAMBEWARRA, KANGAROO VALLEY, CONJOLA

***General Cemeteries***

An Interment Right is required before a burial in a cemetery can occur. Interment and related fees cannot be pre-purchased and are paid when an Interment Right is exercised. Standard interment times for General Cemeteries are 9.00 am to 2.30 pm Monday to Friday excluding public holidays.

| | | | | | |
|---|---|---|---|---|---|
| Inter ashes in a General Cemetery burial place under the provisions of an existing Interment Right (not in burial places set aside exclusively for the interment of cremated remains). | As stated | Full cost recovery | 100% | Y | $360.00 Per interment |
| Interment Right - adult burial place in the cemetery. Does not include interment fee. Depth and size are dictated by existing burials adjoining and soil conditions. | As stated | Full cost recovery | 100% | Y | $2,887.50 Per Interment Right |
| Interment Right - Natural Burial Ground. For an adult burial place in a Natural Burial Ground (where available) no less than 900mm by 2100mm and up to 1200mm x 2400mm in the cemetery. Does not include interment or cast bronze plaque. | As stated | Full cost recovery | 100% | Y | $2,887.50 Per Interment Right |
| Interment Right - Child's burial place. Child's burial place (where available) not exceeding 900mm x 1500mm. | Where no children's section is available an adult burial place can be made available at the time of need, subject to the restrictions on subsequent interments. | Partial cost recovery | 100% | Y | $913.00 Per Interment Right |
| Interment Right - Nowra Cemetery Military Portion. Includes monument foundation. (Special conditions apply). Does not include monument, headstone or interment fees. | As stated | Full cost recovery | 100% | Y | $4,224.00 Per Interment Right |



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## MEMORIAL GARDENS AND CEMETERIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Refundable Monument Security Deposit - Nowra Cemetery Military Portion. Amount to be deposited at the time of the first interment in an existing Interment Right. It will be refunded when the monument has been completed to the required standard. | Deposit not required if the standard monument has been constructed over the plot designated in the Interment Right. | Refundable | N/A | N | $4,800.00 Per security |
| First interment under the provisions of an existing adult Interment Right. | As stated | Full cost recovery | 100% | Y | $2,565.00 Per interment |
| Subsequent interment under the provisions of an existing adult Interment Right. | As stated | Full cost recovery | 100% | Y | $2,240.00 Per interment |
| Interment of a child 1-15 years under the provisions of an existing Interment Right. | As stated | Fully subsidised | 0% | Y | Per interment |
| Interment of a stillborn or infant in child's grave or across the head or foot under the provisions of an existing Interment Right. Re-interments or ash-urn interments are excluded from this provision. | As stated | Fully Subsidised | 0% | Y | Per interment |
| Plaque and placement fee - Natural Burial Ground (where available). For 75mm x 55mm cast bronze plaque inscribed with name, lifespan and GPS coordinates of site. | As stated | Full cost recovery | 100% | Y | $365.00 Per placement |

***Interment & Service Fees - Saturdays 10:00am to 2:00pm***

An Interment Right must be obtained before an interment or immurement (burial) can occur.

| | | | | | |
|---|---|---|---|---|---|
| Interment under the provisions of an existing adult Interment Right. | As stated | Full cost recovery | 100% | Y | $4,565.00 Per interment |
| Interment of an infant or child 1 to 15 years at time of death, under the provisions of an existing Interment Right, single depth. | As stated | Partial cost recovery | 21% | Y | $945.00 Per interment |
| Interment of stillborn or infant in child's grave or across the head or foot of a burial place under the provisions of an existing Interment Right. | As stated | Partial cost recovery | 25% | Y | $945.00 Per interment |

***Memorial Gardens***

Memorial Gardens, Walls and Columbarium are for the interment, immurement and commemoration of those who were cremated. Interment Rights can be pre-purchased. Plaque and placement fees cannot be pre-purchased and are paid when each Interment Right is exercised. Placement attendance for memorial garden available - fees apply.

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CL22.261 - Attachment 3

## MEMORIAL GARDENS AND CEMETERIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Interment Right (Dual) - Kangaroo Valley Columbarium 2. Position for two placements together in same niche. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $1,617.00 Per Interment Right |
| Interment Right (Single) - Kangaroo Valley Columbarium 2. Single niche. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $847.00 Per Interment Right |
| Plaque and placement fee - Kangaroo Valley Columbarium 2 (Dual niche). Memorial plaque 275mm x 295 mm placement and/or interment under the provisions of an existing Interment Right. | As stated | Full cost recovery | 100% | Y | $990.00 Per placement |
| Plaque and placement fee - Kangaroo Valley Columbarium 2 (Single niche). Memorial plaque 150mm x 295mm placement and/or interment under the provisions of an existing Interment Right. | As stated | Full cost recovery | 100% | Y | $955.00 Per placement |
| Interment Right - Garden Memorial. Position in gardens, where available, designated for 180mm X 150mm cast bronze plaque. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $990.00 Per Interment Right |
| Interment Right - Memorial Niche Wall. For memorial wall niche, where available, designated for 135mm X 95mm stainless steel plaque. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $467.50 Per Interment Right |
| Interment Right - Garden of Peace. Interment site in gardens, where available, designated for 110mm X 75mm cast bronze plaque. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $550.00 Per Interment Right |
| Plaque and placement fee for interment and/or memorial placement under the provision of an existing Interment Right in a memorial garden, wall or columbarium where available. | As stated | Full cost recovery | 100% | Y | $665.00 Per placement |
| Plaque and placement fee for interment and/or memorial plaque up to 110mm X 75mm, (up to seven lines of inscription) under the provisions of an existing Interment Right. | As stated | Full cost recovery | 100% | Y | $565.00 Per placement |

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# MEMORIAL GARDENS AND CEMETERIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| **CEMETERIES MISCELLANEOUS FEES** | | | | | |
| ***Miscellaneous*** | | | | | |
| Application for copy of entry in cemetery operator's register. Any person can seek a copy of an entry in a cemetery operator's register. The application to be accompanied by the appropriate fee. Cemeteries and Crematoria Act 2013 subsection 63(11). | Cost recovery | Full cost recovery | 100% | N | $35.00 per application |
| Application lodgement to carry out work such as constructing a headstone only or other minor work not requiring engineer inspection. Note that the fee is not refunded if the application is refused. | As stated | Full cost recovery | 100% | N | $200.00 per application |
| Shallow burial cover. Requirement where the burial is to be shallower than that permitted by Clause 64 Public Health Regulation 2012. | Cost recovery | Full cost recovery | 100% | Y | $835.00 Per service |
| State Government Levy Fee (General or Special Fee to be charged for each interment or cremation). | Cost recovery | Full cost recovery | 100% | N | Set by State Government Legislation |
| Cemetery maintenance costs in General Cemeteries - the fee applies to all unexercised Interment Rights issued prior to 1st October 1986, as per a Council resolution at the time. | As stated | Full cost recovery | 100% | Y | $910.00 Per service |
| Surcharge in addition to standard interment fee to prepare a site to extra depth, when possible, so that it may ultimately accept up to three interments. (All cemeteries) | As stated | Full cost recovery | 100% | Y | $225.00 Per service |
| Application lodgement fee to carry out work, such as constructing a monument or headstone requiring engineer inspection to meet AS4204-2019, in a cemetery. Note that the fee is not refunded if the application is rejected. | As stated | Full cost recovery | 100% | N | $360.00 Per service |
| Surcharge to prepare a grave where the required opening size exceeds 720mm x 2100mm | As stated | Full cost recovery | 100% | Y | $240.00 Per interment |
| Hire of cemetery attendant to assist with the lowering of casket. | As stated | Full cost recovery | 100% | Y | $160.00 Per service |

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## MEMORIAL GARDENS AND CEMETERIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Administration Fee when transferring an Interment Right to another person | Note: This fee applies when the holder of an unexercised Interment Right over an unimproved interment site transfers the Right to another individual. The fee does NOT apply when the holder relinquishes the Interment Right to the Shoalhaven City Council. | Full cost recovery | 100% | N | $120.00 Per service |
| Exhumation of human remains from a grave in accordance with The Public Health Act. | As stated | Full cost recovery | 100% | Y | Our costs +35% plus associated costs as charged by others |

### LATE FEES (ALL CEMETERIES)

***Miscellaneous***

| | | | | | |
|---|---|---|---|---|---|
| Compensation for late arrival of a burial service in a cemetery - the fee applies when the service arrives after 2:30pm in a General Cemetery and after 3:30pm at the Shoalhaven Lawn Cemetery | As stated | Full cost recovery | 100% | Y | $270.00 Per service |
| Compensation for late arrival of a burial service in a cemetery - the fee applies when the service arrives after 3:00pm in a General Cemetery and after 4:00pm at the Shoalhaven Lawn Cemetery | As stated | Full cost recovery | 100% | Y | $360.00 Per service |

### SANDRIDGE MEMORIAL GARDENS (MOLLYMOOK)

***General Cemetery***

An Interment Right is required before a burial in a cemetery can occur. Interment Rights can be pre-purchased. Interment or immurement and related fees cannot be pre-purchased and are paid when an Interment Right is exercised. Standard interment times for General Cemeteries are 9.00 am to 2.30 pm Monday to Friday excluding public holidays.

| | | | | | |
|---|---|---|---|---|---|
| Inter ashes in a General Cemetery interment site under the provisions of an existing Interment Right (not in interment sites set aside exclusively for the interment of cremated remains). | As stated | Full cost recovery | 100% | Y | $360.00 Per interment |

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CL22.261 - Attachment 3

## MEMORIAL GARDENS AND CEMETERIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Interment Right - All Denominations Section for an adult burial place no less than 900mm x 2100mm and up to 1200mm x 2400mm in the cemetery. (All Denominations section has larger plots. Does not include interment fees. | As stated | Full cost recovery | 100% | Y | $3,283.50 Per Interment Right |
| Interment Right (Dual) - Vault site. Immurement (for two) for a vault site no less that 1580mm x 2300mm. Does not include immurement fee. Does not include vault construction to Australian Standard by Monument Mason. | As stated | Full cost recovery | 100% | Y | $6,391.00 Per Interment Right |
| Interment Right - adult burial place up to 1200mm x 2400mm in the cemetery. Does not include interment. | As stated | Full cost recovery | 100% | Y | $2,885.00 Per Interment Right |
| First interment under the provisions of an existing adult Interment Right. | As stated | Full cost recovery | 100% | Y | $2,565.00 Per interment |
| Subsequent interment under the provisions of an existing adult Interment Right. | As stated | Full cost recovery | 100% | Y | $2,240.00 Per interment |
| Interment under the provision of an existing Interment Right, Saturdays. By appointment between 10.00 am to 2.00 pm. | As stated | Full cost recovery | 100% | Y | $4,565.00 Per interment |
| Immurement Fee in a vault, crypt or tomb under the provisions of an existing Interment Right. | As stated | Full cost recovery | 100% | Y | $1,205.00 Per immurement |

***Lawn Cemetery***

An Interment Right is required before an interment in a cemetery can occur. Interment Rights can be pre-purchased. Interment or immurement and related fees cannot be pre-purchased and are paid when an Interment Right is exercised. Standard interment times for Sandridge Cemetery are 9.00 am to 2.30 pm Monday to Friday excluding public holidays.

| | | | | | |
|---|---|---|---|---|---|
| Interment of cremated remains in a Lawn Cemetery site under the provisions of an existing Interment Right (not an interment site set aside exclusively for the interment of cremated remains). Includes standard 380mm x 215mm plaque fee. No attendance. | As stated | Full cost recovery | 100% | Y | $1,205.00 Per interment |
| Interment Right - Lawn Cemetery adult interment site not exceeding 1200mm X 2400mm. Does not include interment or plaque fees. | As stated | Full cost recovery | 100% | Y | $4,218.50 Per Interment Right |

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## MEMORIAL GARDENS AND CEMETERIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Interment Right - Children's Cemetery site for children from 1 to 15 years at time of death. Each site will not exceed 1000mm x 2100mm. Includes 180mm x 150mm standard cast bronze plaque. | As stated | Partial cost recovery | 22% | Y | $913.00 Per Interment Right |
| First interment, standard opening under the provision of an existing adult Interment Right. Plaque component required. | As stated | Full cost recovery | 100% | Y | $1,615.00 Per interment |
| Subsequent interment, standard opening under the provisions of an existing adult Interment Right. Plaque component required. | As stated | Full cost recovery | 100% | Y | $1,360.00 Per interment |
| Plaque component - 380mm x 215mm standard cast bronze plaque | At stated | Full cost recovery | 100% | Y | $870.00 Per plaque |
| Interment, standard opening under the provisions of an existing adult Interment Right, Saturdays. By appointment 10am to 2 pm. | As stated | Full cost recovery | 100% | Y | $4,565.00 Per interment |
| Interment of a child (1 to 15 years at time of death) in Children's Section of Lawn Cemetery, inclusive of plaque under the provision of an existing Interment Right. | As stated | Fully Subsidised | 0% | Y | Per interment |
| Interment of a stillborn or infant. Interment across the head of an adult interment site. No re-interments or ash-urn interments are included in this provision. | As stated | Fully Subsidised | 0% | Y | Per interment |
| Interment of a child 1 to 15 years of age or stillborn/infant in Children's Section or across the head of existing adult Interment Right if possible. Saturdays by appointment 10 am to 2 pm. Inclusive of standard plaque. | As stated | Partial cost recovery | 25% | Y | $955.00 Per interment |

***Memorial Gardens***

Memorial gardens are for the interment, immurement and commemoration of those who were cremated. Interment Rights can be pre-purchased. Interment and plaque fees cannot be pre-purchased and are paid when each Interment Right is exercised. Placement attendance for memorial gardens is available - fees apply.

| | | | | | |
|---|---|---|---|---|---|
| Interment Right (Triple) - Bushwalk Garden. Triple position including 205mm x 75mm cast bronze marker. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $4,994.00 Per Interment Right |

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CL22.261 - Attachment 3

## MEMORIAL GARDENS AND CEMETERIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Interment Right - Garden Memorial. For a position in gardens designated for 180mm X 150mm cast bronze plaque. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $990.00 Per Interment Right |
| Interment Right (Dual) - Garden Wall Dual Niche. Position for two in the New Garden Wall. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $1,617.00 Per Interment Right |
| Interment Right - Garden Wall Single Niche. Single position in the New Garden Wall. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $847.00 Per Interment Right |
| Interment Right (Dual) - Bushwalk Garden. Dual position including 205mm X 75mm cast bronze marker. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $3,333.00 Per Interment Right |
| Interment Right - Rose Garden. For a position in the Rose Garden inclusive of patented Everlasting urn. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $3,509.00 Per Interment Right |
| Interment Right (Dual) - Garden Memorial. For a position in 180mm X 150mm cast bronze plaque section. Provides for two people, commemorated on a single plaque. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $1,485.00 Per Interment Right |
| Interment Right - Garden of Peace. For a position in gardens designated for 110mm X 75mm cast bronze plaque. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $550.00 Per Interment Right |
| Interment Right - Individual Garden (up to 1.2m X 1.2m). Includes 205mm x 75mm cast bronze plaque. Up to 6 (six) interments are available within this Interment Right. Plaque and placement fees apply each time the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $6,407.50 Per Interment Right |

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CL22.261 - Attachment 3

## MEMORIAL GARDENS AND CEMETERIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Plaque and placement fee - Interment of cremated remains and/or memorial placement under the provision of an existing Interment Right. Includes standard cast bronze plaque (up to 190mm X 190mm), with up to eight lines of inscription one flat motif. | As stated | Full cost recovery | 100% | Y | $665.00 Per placement |
| Plaque and placement fee - New Garden Wall Dual Niche. Interment and/or memorial placement under provision of an existing Interment Right and FIRST plaque and immurement inclusive of Omega Vase. | As stated | Full cost recovery | 100% | Y | $1,195.00 Per placement |
| Plaque and placement fee - New Garden Wall Dual Niche. Interment under the provision of an existing Interment Right and placement plaque (SECOND placement) inclusive of Omega Vase. No attendance. | As stated | Full cost recovery | 100% | Y | $665.00 Per placement |
| Plaque and placement fee - New Garden Wall Single Niche. Interment and/or memorial placement under the provision of an existing Interment Right. Plaque inclusive of Omega Vase. No attendance. | As stated | Full cost recovery | 100% | Y | $1,160.00 Per placement |
| Plaque and placement fee - Garden of Peace. Interment and/or memorial placement under the provisions of an existing Interment Right. Includes standard plaque (up to 110mm X 75mm), with up to seven lines of inscription. | As stated | Full cost recovery | 100% | Y | $570.00 Per placement |
| Plaque and placement fee - New Individual Garden. FIRST and each SUBSEQUENT interment under the provisions of an existing Interment Right for an Individual Garden. 180mm x 150mm cast bronze plaque, with up to eight lines of inscription. No attendance. | As stated | Full cost recovery | 100% | Y | $665.00 Per placement |
| Placement attendance - weekdays 9:00am to 3:00pm excluding public holidays. Interment of cremated remains in the gardens or other burial place, (excluding wall niches). | As stated | Full cost recovery | 100% | Y | $200.00 Per service |

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CL22.261 - Attachment 3

## MEMORIAL GARDENS AND CEMETERIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Placement attendance - weekends and public holidays. By appointment between 10am to 2pm, for interment of cremated remains in the gardens or other burial place, (excluding wall niches). | As stated | Full cost recovery | 100% | Y | $520.00 Per service |

### SHOALHAVEN MEMORIAL GARDENS & LAWN CEMETERY

***Lawn Cemetery***

An Interment Right is required before a burial in a cemetery can occur. Interment Rights can be pre-purchased. Interment and related fees cannot be pre-purchased and are paid when each Interment Right is exercised. Standard interment times are 9.00 am to 4.00 pm Monday to Friday excluding public holidays.

| | | | | | |
|---|---|---|---|---|---|
| Plaque component - 380mm x 215mm standard cast bronze plaque | As stated | Full cost recovery | 100% | Y | $860.00 Per plaque |
| Interment Right - adult Lawn Cemetery burial place not exceeding 1200mm X 2400mm in area. Does not include interment or plaque fees. | As stated | Full cost recovery | 100% | Y | $4,218.50 Per Interment Right |
| Interment Right - adult Bush Garden burial place up to 1500mm X 2700mm at the Shoalhaven Lawn Cemetery and Memorial Gardens only - special conditions apply. | As stated | Full cost recovery | 100% | Y | $6,611.00 Per Interment Right |
| Interment Right - Children's Lawn Cemetery burial place at Worrigee for children who have died between 1 and 15 years of age. Each burial place not exceeding 1000mm x 2100mm. | As stated | Partial cost recovery | 25% | Y | $913.00 Per Interment Right |
| Interment Right - Family Estate suitable for a single or multiple depth burial place. Each Interment Right may potentially allow for up to three adult burials. | As stated | Full cost recovery | 100% | Y | $28,946.50 Per Interment Right |
| First Interment, adult burial, standard opening, under the provision of an existing Interment Right. Plaque component required. | As stated | Full cost recovery | 100% | Y | $1,615.00 Per interment |

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CL22.261 - Attachment 3

## MEMORIAL GARDENS AND CEMETERIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Subsequent interment, adult burial, standard opening, under the provisions of an existing Interment Right. Plaque component required. | As stated | Full cost recovery | 100% | Y | $1,360.00 Per interment |
| Interment under the provision of an existing Interment Right to a Family Estate. Plaque component required. | As stated | Full cost recovery | 100% | Y | $2,635.00 Per interment |
| Subsequent interment under the provision of an existing Interment Right to a Family Estate. Plaque component required. | As stated | Full cost recovery | 100% | Y | $2,890.00 Per interment |
| Interment of cremated remains in a Lawn Cemetery burial place under the provision of an existing Interment Right. Includes standard 380mm X 215mm cast bronze plaque. No attendance. | As stated | Full cost recovery | 100% | Y | $1,205.00 Per interment |
| Interment, adult burial, standard opening, under the provision of an existing Interment Right. Weekends and public holidays by appointment between 10am and 2pm. Plaque component required. | As stated | Full cost recovery | 100% | Y | $3,540.00 Per interment |
| Interment of a stillborn or infant inclusive of a Children's Lawn Cemetery Interment Right. Includes and standard cast bronze plaque 180mm X 150mm plaque with up to eight lines of inscription. | To meet community expectations in relation to compassionate burial provisions for a stillborn or infant death. | Fully Subsidised | 0% | Y | Per interment |
| Interment of a stillborn or infant across the head of an existing adult Interment Right in a Lawn Cemetery. Includes 380mm X 215mm standard cast bronze plaque. | To meet community expectations in relation to compassionate burial provisions for a stillborn or infant death. | Fully Subsidised | 0% | Y | Per interment |
| Interment of a child 1 to 15 years of age or stillborn/infant in Children's Section or across the head of existing adult Interment Right if possible. Weekends and public holidays by appointment 10 am to 2 pm. Inclusive of standard plaque. | As stated | Partial cost recovery | 25% | Y | $955.00 Per interment |

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CL22.261 - Attachment 3

## MEMORIAL GARDENS AND CEMETERIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Interment of cremated remains in a Children's Section burial place under the provision of an existing Interment Right. Includes standard 180mm X 150mm cast bronze plaque. No attendance. | As stated | Full cost recovery | 100% | Y | $985.00 Per interment |

***Monument Lawn Cemetery***

An Interment Right is required before a burial in a cemetery can occur. Interment Rights can be pre-purchased. Interment and related fees cannot be pre-purchased and are paid when an Interment Right is exercised. Standard interment times are 9.00 am to 4.00 pm Monday to Friday excluding public holidays.

| | | | | | |
|---|---|---|---|---|---|
| Headstone Fee for standard headstone, sub-base, two vases and a 380mm x 215mm standard cast bronze plaque OR up to 40 letters of inscription to mark a burial place in a Lawn Monument Portion. Required for all Monument Lawn Burials. | The fee will be charged at the time of burial. The fee is fully refundable should applicant for the burial decide to make private arrangements for the headstone, as permitted under the Cemeteries, Crematorium and Memorial Gardens Policy. | Full cost recovery | 100% | Y | $2,840.00 Per headstone |
| Headstone inscription or plaque fee for subsequent interment. 380mm x 215mm standard cast bronze plaque OR up to 40 letters of inscription. | | Full cost recovery | 100% | Y | $860.00 Per interment |
| Interment Right - Monument Lawn burial place up to 1.2m x 2.4m. Does not include headstone monument. | As stated | Full cost recovery | 100% | Y | $4,218.50 Per Interment Right |
| First interment under the provisions of an existing Interment Right. Headstone fees required. | As stated | Full cost recovery | 100% | Y | $1,615.00 Per interment |

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## MEMORIAL GARDENS AND CEMETERIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Subsequent interment under the provision of an existing adult Interment Right. Headstone inscription or plaque fees required. | As stated | Full cost recovery | 100% | Y | $1,360.00 Per interment |
| Interment, Saturdays under the provision of an existing adult Interment Right. By appointment between 10am and 2 pm. Headstone fees required. | As stated | Full cost recovery | 100% | Y | $3,550.00 Per interment |
| Stillborn/Infant interment across the head of a burial place under the provision of an existing Interment Right. Does not include headstone fees. | To meet community expectations in relation to compassionate burial provisions for a stillborn or infant death. | Fully Subsidised | 0% | Y | per application |
| Headstones and related services for Lawn Monument sections - supplied at cost plus 35% | As stated | Full cost recovery | 100% | Y | Cost + 35% |
| Inter ashes in a Monument Lawn Cemetery burial place under the provisions of an existing Interment Right (not in burial places set aside exclusively for the interment of cremated remains). Includes standard plaque fee. | As stated | Full cost recovery | 100% | Y | $1,204.35 Per interment |
| ***Crematorium and Chapel*** | | | | | |
| Cremation direct delivery - Special Conditions. Provision of cremation services, direct delivery to crematorium, no service, no attendance. | As stated | Market Rate | N/A | Y | Up to $845.00 |
| Cremation inclusive of Chapel usage and concierge service for 90 minutes on a Saturday by appointment. | As stated | Full cost recovery | 100% | Y | $2,935.00 Per cremation |
| Cremation witness insertion. Up to 5 family members may attend viewing room for up to 30 minutes to witness insertion of deceased into the cremator. | As stated | Full cost recovery | 100% | Y | $200.00 |
| Use of Chapel - Saturday by appointment, for each 30 minutes or part thereof. Inclusive of concierge service. | Chapel usage fee | Full cost recovery | 100% | Y | $345.00 per 30 minutes |
| Use of Chapel - Weekdays excluding public holidays, for each 30 minutes part thereof. Inclusive of concierge service. The last 15 minutes of the booked period is used for change-over with any following service. | As stated | Full cost recovery | 100% | Y | $200.00 Per 30 minutes |

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## MEMORIAL GARDENS AND CEMETERIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Use of Chapel for a memorial or funeral service only, weekdays 9am to 4pm excluding public holidays with no immediate follow-on committal into a Shoalhaven City Council administered cemetery or the Shoalhaven Crematorium. | As stated | Full cost recovery | 100% | Y | $500.00 Per 60 minutes |
| Cremation provision for an adult, Monday to Friday excluding public holidays, between 8:30am and 4:30pm. | As stated | Full cost recovery | 100% | Y | $1,125.00 Per cremation |
| Cremation provision, weekdays excluding public holidays, inclusive of Burial Licence for a garden memorial, 120mm X 120mm standard cast bronze plaque with up to 8 lines of inscription - special provisions to secure adjoining Interment Right are available. | As stated | Full cost recovery | 100% | Y | $2,090.00 Per cremation and memorial plus adjoining site special fee |
| Cremation of a child aged between 1 to 15 years of age at time of death, Monday to Friday excluding public holidays. | As stated | Partial cost recovery | 50% | Y | $510.00 Per cremation |
| Cremation of a stillborn or infant Monday to Friday excluding public holidays 8:30am to 4:00pm. Includes Garden of Peace memorial and plaque OR the ashes returned in a keepsake urn. | To meet community expectations regarding compassionate provision of cremation for a stillborn or infant death. | Fully Subsidised | 0% | Y | Per cremation |
| Cremation inclusive of Chapel usage and concierge service for 60 minutes on a Saturday by appointment. | As stated | Full cost recovery | 100% | Y | $2,480.00 Per cremation |
| Cremation direct delivery to Cremator building Monday to Thursday 7:15am to 12:00pm excluding public holidays. Strictly no service, no attendance. Complete documentation submitted by COB day prior to delivery. | As stated | Full cost recovery | 100% | Y | $865.00 Per cremation |
| To decant cremated remains to one or more additional containers, or urn provided by the Applicant | As stated | Full cost recovery | 100% | Y | $60.00 Per service |
| Packaging cremated remains and arranging delivery within Australia. | As stated | Full cost recovery | 100% | Y | $165.00 Per service |
| Scattering cremated remains in the scattering grounds. | As stated | Full cost recovery | 100% | Y | $80.00 Per service |
| USB with video recording of service | As stated | Full cost recovery | 100% | Y | $55.00 Per service |

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## MEMORIAL GARDENS AND CEMETERIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Lift ashes from place of interment (when practical) and prepare for collection or relocation under instructions from the estate of deceased. | As stated | Full cost recovery | 100% | Y | $215.00 Per service |
| ***Shoalhaven Memorial Gardens*** | | | | | |
| Memorial Gardens are for the interment, immurement and commemoration of those who were cremated. Interment Rights can be pre-purchased. Interment and plaque fees cannot be pre-purchased and are paid when each Interment Right is exercised. Placement attendance fees apply. | | | | | |
| Interment Right (Dual) - Chapel Garden. Memorial Ledger for two including 205mm x 75mm cast bronze marker. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $3,663.00 Per Interment Right |
| Interment Right (Dual) - Chapel Garden. Memorial for two in 180mm x 150mm cast bronze plaque section. Provides for two people commemorated on a single plaque. Plaque and placement fees apply when Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $2,805.00 Per Interment Right |
| Interment Right (Four) - Bushwalk Garden. Position for four including 205mmx75mm cast bronze marker. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $6,660.50 Per Interment Right |
| Interment Right (Single) - Chapel Garden. Single memorial position in Chapel Garden designated 180mm x 150mm cast bronze plaque section. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $1,672.00 Per Interment Right |
| Interment Right (Triple) - Bushwalk Garden. Triple position including 205mm x 75mm cast bronze marker. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100 | Y | $4,994.00 Per Interment Right |
| Interment Right (Triple) - Chapel Garden. Memorial Ledger including 205mm x 75mm cast bronze marker for three. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $4,994.00 Per Interment Right |
| Interment Right - Column Columbarium. For a single niche suited for the immurement of a single cremation urn. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $1,320.00 Per Interment Right |



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## MEMORIAL GARDENS AND CEMETERIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Interment Right - Garden Memorial. For a position in gardens designated for 180mm X 150mm cast bronze plaque. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $990.00 Per Interment Right |
| Interment Right (Dual) - Garden Memorial in 180mm X 150mm cast bronze plaque section. Provides for two people, commemorated on a single plaque. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $1,479.50 Per Interment Right |
| Interment Right (Dual) - Bushwalk Garden. Includes 205mm X 75mm cast bronze marker. Placement fees apply for when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $3,333.00 Per Interment Right |
| Interment Right - Rose Garden. For a position inclusive of a patented Everlasting urn. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $3,510.00 Per Licence |
| Interment Right - Garden of Peace. For a position in gardens designated for 110mm X 75mm standard cast bronze plaque. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $550.00 Per Interment Right |
| Interment Right - Individual Garden (up to 1.2m X 1.2m). Includes bronze marker 205mm x 75mm. Up to 6 (six) interments are available within Individual Garden Interment Right. Plaque and placement fees apply each time the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $6,407.50 Per Interment Right |
| Interment Right - Earth Garden. A position in a Green Burial Garden for the interment of ashes. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $506.00 Per Interment Right |
| Interment Right - Tree of Life Memorial Garden. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $1,837.00 Per Interment Right |
| Interment Right - Tree of Life Columbarium. A single niche suited for a single immurement. Plaque and placement fees apply when the Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $913.00 Per Interment Right |

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## MEMORIAL GARDENS AND CEMETERIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Interment Right - Tree of Life Columbarium. Includes placement under instructions from Department of Veteran Affairs - 180 X 150 cast bronze plaque supplied by Office of Australian War Graves. | As stated | Partial cost recovery | 87% | Y | $786.50 Per Interment Right |
| Interment Right - Garden Memorial. For adjoining site when obtained at the time of arranging for a cremation. In 120mm X 120mm designated plaque area. Plaque and placement fees apply when Interment Right is exercised. | As stated | Full cost recovery | 100% | Y | $819.50 Per Interment Right |
| Plaque and placement fee for cremated remains under the provisions of an existing Interment Right. Includes standard cast bronze plaque (up to 190mm X 190mm)with up to eight lines of inscription and one flat motif. | As stated | Full cost recovery | 100% | Y | $665.00 Per placement |
| Plaque and placement fee for interment of cremated remains and/or memorial placement under the provisions of an existing Interment Right. Includes standard cast bronze plaque (up to 110mm X 75mm) with up to seven lines of inscription. | As stated | Full cost recovery | 100% | Y | $575.00 Per placement |
| Plaque and placement fee - Old Individual Garden. Subsequent interment or commemoration under the provision of an existing Interment Right. Includes 180mm x 150mm standard cast bronze plaque with up to 8 lines of inscription. | As stated | Full cost recovery | 100% | Y | $1,175.00 Per interment |
| Plaque and placement fee - New Individual Garden. First and each subsequent interment within the provision of an existing Interment Right, inclusive of 180mm x 150mm bronze plaque with up to 8 lines of inscription. No attendance. | As stated | Full cost recovery | 100% | Y | $665.00 Per placement |
| Plaque and placement fee - Tree of Life Memorial Garden. Interment under the provision of an existing Interment Right, includes standard cast bronze plaque and placement. | As stated | Full cost recovery | 100% | Y | $875.00 Per placement |

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## MEMORIAL GARDENS AND CEMETERIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Plaque and placement - Tree of Life Columbarium. Interment of ashes under the provisions of an existing Interment Right including standard 180mm X 150mm standard cast bronze plaque and placement. | As stated | Full cost recovery | 100% | Y | $665.00 Per placement |
| Plaque and placement or reservation fee - Tree of Life leaf insert only (no ashes). Balance payable at time of need is difference between fee paid and current fee in financial year of placement. | As stated | Full cost recovery | 100% | Y | $435.00 Per inscribed leaf insert |
| Plaque and placement fees - Scattering and Group Memorial. Designated areas available at Shoalhaven Memorial Gardens and Sandridge Memorial Gardens where cremated remains are scattered. Includes scattering and 70mm x 30mm cast bronze plaque. | As stated | Full cost recovery | 100% | Y | $440.00 Per placement |
| Placement attendance - Monday to Friday 9.00 am to 3.00 pm excluding public holidays. Interment of cremated remains in the gardens or other burial place,(excluding wall niches). | As stated | Full cost recovery | 100% | Y | $200.00 Per service |
| Placement attendance - Saturdays by appointment between 10am to 2pm, for the interment of cremated remains in the gardens or other burial place. (Excluding wall niches.) | As stated | Full cost recovery | 100% | Y | $525.00 Per service |
| ***Memorials - Miscellaneous*** | | | | | |
| Surcharge for each motif that exceeds standard provision. | As stated | Full cost recovery | 100% | Y | $100.00 Per service |
| Surcharge for each line that exceeds the standard provision | As stated | Full cost recovery | 100% | Y | $100.00 Per service |
| Ceramic photographs fixed to existing plaque | As stated | Full cost recovery | 100% | Y | $315.00 Per service |
| Surcharge for colour on plaque outside the standard provision. | As stated | Full cost recovery | 100% | Y | $100.00 Per colour as quoted |
| Sculptured plaque purchase (replacement etc) | As stated | Full cost recovery | 100% | Y | $1,300.00 Per plaque |
| Letters / characters on granite headstone over the standard provision. | As stated | Full cost recovery | 100% | Y | $10.00 Per letter/character |
| Refurbish bronze or granite plaque - at cost plus 35% service fee | As stated | Full cost recovery | 135% | Y | Per refurbishment Cost + 35% |
| Supply and fix conical vase to columbarium wall niche | As stated | Full cost recovery | 100% | Y | $205.00 Per vase |

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## MEMORIAL GARDENS AND CEMETERIES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

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# PROPERTY SERVICES

## PROPERTY UNIT

All fees, charges and bonds are to be paid in advance prior to use of the facilities.

### LAND INFORMATION/ENQUIRIES

***General***

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Property Enquiry | Preliminary Investigation, beyond desk top assessment | Full cost recovery | 100% | N | $453.60 per application |
| Property Administration Fee | Fee per hour (General) | Full cost recovery | 100% | N | $53.73 per hour or part thereof |
| Road Closure Application | Undertake preliminary investigations. | Full cost recovery | 100% | N | $454.45 per application |
| Road Closures Stage 2 Processing - Formed Road vesting in Council | Undertake Road Closure for a formed roads that will vest in Council | Full cost recovery | 100% | N | $1,236.40 per application (minimum) |
| Road Closure Stage 2 Processing - Unformed Council Road vesting in other | Undertake Road Closure for Unformed Council that will vest in other authority | Full cost recovery | 100% | N | $4,328.05 per application |
| Compensation | Payment of compensation for the creation or extinguishment of an interest over private or public land | Market Rate | 100% | Y | At cost as per Valuation |
| Cost Recovery | Survey (internal / external), valuations, legal fees, payments to other authorities and government departments | Full cost recovery | 100% | N | At Cost |
| APZ Approval | Approval for APZ over Council owned and management land | Full cost recovery | 100% | N | $3,246.05 per application |
| Native Title Assessment | Assessment of Crown Land for Native Title Claims | Full cost recovery | 100% | N | $660.00 per application |

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## PROPERTY SERVICES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Land Classification Certificate | Produce Land Classification Certificate under S54 | Full cost recovery | 100% | N | $108.60 Minimum of $96.60 plus $47.80 per hour or part thereof after first hour. |

### JETTY AND BOAT RAMP LICENCES

***General***

As per MIN15.231 dated 21 April 2015 licence fee increased and charged annually to bring inline with Crown Land charges

| | | | | | |
|---|---|---|---|---|---|
| Jetty Licence Application | Licence preparation | Full cost recovery | 100% | Y | $61.05 per application |
| Jetty Licence Fee | Private structures erected in drainage reserve | Market Rate | 100% | N | $110.65 per annum |
| Huskisson Wharf - Licence Fee | Commercial use of public wharf - annual licence fee | Full cost recovery | 100% | Y | $148.80 per annum |

### USE OF COUNCIL ROAD RESERVE

***General***

| | | | | | |
|---|---|---|---|---|---|
| Footpath - Application for Commercial Activity | Recovery of costs - preparation of outdoor dining, A-board, merchandising display or advertising display approval | Full cost recovery | 100% | N | $281.35 per application |
| Footpath - A-board / Advertising Display Fee | Annual Rent - Commercial use of public footpath for A-boards and advertising displays | Market Rate | 100% | N | $176.35 per annum |
| Footpath - Merchandise Display Fee | Annual Rent - commercial use of public footpath | Market Rate | 100% | N | $114.35 per square metre (or part thereof) / per annum |
| Footpath - Outdoor dining fee | Annual rent for commercial use of public footpath for outdoor dining | Fully Subsidised | 0% | N | Nil |

### LEASES, LICENSES AND OTHER OCCUPATIONS

***General***

| | | | | | |
|---|---|---|---|---|---|
| Lease / Licence Administration - Term under 5 years | Administration of Agreements, including Options, Assignments, Transfers or Variations - Community groups - Term under 5 years | Full cost recovery | 100% | Y | $260.10 per application |



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## PROPERTY SERVICES

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Lease / Licence Administration - Term 5 years and over | Administration of Agreements, including Options, Assignments, Transfers or Variations - Community groups - Term 5 years and over | Full cost recovery | 100% | Y | $433.20 per application |
| Lease / Licence Preparation | Preparation of documents - by external legal provider | Full cost recovery | 100% | Y | At cost |
| Rent / Rent Review | Rent review as determined by occupancy agreement | Market Rate | 100% | Y | per annum |
| Carpark Deed of Agreement Application | Application to regulate private carpark | Full cost recovery | 100% | Y | $877.60 per application |
| Statutory Minimum Rent | Minimum rent - Community or Crown Land. Fee determined by DPI quarterly | Full cost recovery | 100% | Y | per annum |
| Advertising | Statutory Advertisement | Full cost recovery | 100% | Y | At cost |

### CATEGORY 2 MOBILE FOOD VEHICLES

***General***

| | | | | | |
|---|---|---|---|---|---|
| Mobile Food Vending Vehicle (Category 2) - Application Fee | Processing of mobile food vending vehicle (Category 2) application | Full cost recovery | 100% | N | $281.35 per application |
| Mobile Food Vending Vehicle (Category 2) - Annual Fee | Permit to operate mobile food vending vehicle (Category 2) on Council owned or managed land - including roads | Market Rate | 100% | N | $1,217.10 per application |

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## REGULATION AND COMPLIANCE

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| **ACTIVITIES UNDER THE SWIMMING POOLS ACT** | | | | | |
| **GENERAL** | | | | | |
| ***General*** | | | | | |
| Exemptions from barrier requirements | Under Section 22 of Swimming Pool Act 1992, Exemptions may be granted from barrier requirements where deemed impracticable or unreasonable because of the design or construction. | Set by Act/Regulation | 100% | N | $250.00 Part 4, Clause 13 of the Swimming Pools Regulation 2018 |
| Register Swimming Pool on State Register | As stated | Set by Act/Regulation | 100% | N | $10.00 per application |
| Swimming pool Compliance Certificate - First Inspection | As stated | Set by Act/Regulation | 100% | N | $150.00 First inspection only. |
| Swimming Pool Compliance Certificate - Second inspection - any or all subsequent inspections. | As stated | Set by Act/Regulation | 100% | N | $100.00 Rate for 2nd inspection |
| Swimming pool Compliance Certificate - First Inspection since a certificate of compliance has ceased to be valid | As stated | Set by Act/Regulation | N/A | N | $150.00 First inspection only |
| Swimming Pool Compliance Certificate - subsequent inspection since a certificate of compliance ceased to be valid | As stated | Set by Act/Regulation | N/A | N | $100.00 Subsequent inspection |
| **ACTIVITIES UNDER THE EP&A ACT** | | | | | |
| **OTHER ACTIVITIES** | | | | | |
| ***Application for Building Information Certificate*** | | | | | |
| Application for Building Certificate involving unauthorised works. | | Set by Act/Regulation | N/A | N | $250.00 Plus equivalent DA Fee and CC Fee |

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## REGULATION AND COMPLIANCE

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Application for Building Certificate - in the case of a Class 1 Building (together with any Class 10 buildings on the site) or a Class 10 building - Base Fee | As stated | Set by Act/Regulation | 100% | N | $250.00 minimum fee |
| Application for Building Certificate - in the case of a Class 1 Building (together with any Class 10 buildings on the site) or a Class 10 building - Alternate Fee | As stated | Set by Act/Regulation | 100% | N | $250.00 per dwelling contained in the building or in any other building on the allotment |
| Application for Building Certificate - if more than one inspection of the building is required before issuing the certificate - additional fee. | As stated | Set by Act/Regulation | 100% | N | $90.00 + base fee of $250.00 |
| In any case where the application relates to a part of a building and that part consists of an external wall only or does not otherwise have a floor area | As stated | Set by Act/Regulation | 100% | N | $250.00 |
| ***Application for Building Information Certificate - in the case of any other class of building*** | | | | | |
| Not exceeding 200 square metres | As stated | Set by Act/Regulation | 100% | N | $250.00 |
| Exceeding 200 sq metres but not exceeding 2000 sq metres - Base Fee | As stated | Set by Act/Regulation | 100% | N | $250.00 + add fee $0.50 per sq metre > 200 |
| Exceeding 2000 square metres - Base Fee | As stated | Set by Act/Regulation | 100% | N | $1,165.00 + add fee $0.075 per sq metre > 2,000 |
| ***Miscellaneous*** | | | | | |
| Information about outstanding orders under the EPA Act | | Full cost recovery | 100% | N | $135.00 |
| Occupation Certificate - no building work or change of building use | as stated | Full cost recovery | 100% | Y | $330.00 per application |

## ACTIVITIES UNDER THE LOCAL GOVERNMENT ACT

### SECTION 735A CERTIFICATES

***General***

| | | | | | |
|---|---|---|---|---|---|
| Section 735A Certificate | To advise persons applying to Council for a S735A Certificate (LGA) as to outstanding notices issued by Council in respect of any land within the Council's area | Full cost recovery | 100% | N | $133.00 per certificate |

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## REGULATION AND COMPLIANCE

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| **OTHER ACTIVITIES** | | | | | |
| **BUILDING RELATED MATTERS** | | | | | |
| ***Other Charges*** | | | | | |
| Administration fee for assessment of Annual Fire Safety Statements requiring resubmission due to being incomplete or incorrect. | | Full cost recovery | 100% | N | $83.00 per application |
| Administration fee for Annual Fire Safety Statements | | Full cost recovery | 100% | N | $83.00 per application |
| Compliance Cost Notice - Order | A notice issued under Part 9, Schedule 5 of the EP&A Act requiring a person to pay all or any reasonable costs and expenses incurred by Council in connection with an order | Set by Act/Regulation | 100% | N | Up to $1000 |
| Compliance Cost Notice - Notice of Intention to Issue Order | A notice issued under Part 9, Schedule 5 of the EP&A Act requiring a person to pay all or any reasonable costs and expenses incurred by Council in connection with an order. | Set by Act/Regulation | 100% | N | Up to $500 |
| Compliance Officer - Hourly Charge Out Rate | As stated | Full cost recovery | 100% | N | $170.00 |
| Fire Safety Audit (including report) | Carry out Fire Safety Audit at request of building owner/operator and prepare report | Full cost recovery | 100% | N | $950.00 per application |
| Swimming pool resuscitation charts | As stated | Full cost recovery | 100% | Y | $31.00 each |
| **RANGER SERVICES** | | | | | |
| **ANIMAL ADOPTIONS** | | | | | |
| The fee for the sale of an animal may be reduced due to the animal not being adopted within timeframes or for season issues in accordance with Animal Shelter Procedures | | | | | |
| Cat - male and female - older than 6 months | | Partial cost recovery | 100% | Y | $172.70 |
| Cat - male and female - older than 8 years of age | | Partial cost recovery | N/A | Y | $83.60 |

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## REGULATION AND COMPLIANCE

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Kitten - male and female - under 6 months | | Partial cost recovery | 100% | Y | $209.00 |
| Puppy - male and female - under 6 months | | Partial cost recovery | 100% | Y | $407.00 |
| Dog - male and female - between 6 months and 8 years of age | | Partial cost recovery | 100% | Y | $368.50 |
| Dog - male and female - older than 8 years of age | | Partial cost recovery | 100% | Y | $126.50 |
| Specialist Dog or Cat Breed | | Market Rate | 100 | Y | Market Rate |
| Guinea Pig, Rabbit or Poultry - male and female | | Market Rate | 100 | Y | Market Rate |
| **ANIMAL RECLAIMS AND SURRENDERS** | | | | | |
| Cat surrender fee | | Partial cost recovery | N/A | N | $82.00 |
| Dog Collar and Tag partial fee recovery | | Full cost recovery | 100% | Y | $5.50 |
| Dog/cat pickup fee | | Partial cost recovery | N/A | N | $48.00 Pick up is free if animal is found, seized or trapped by a member of the public |
| Dog surrender fee | | Partial cost recovery | N/A | N | $103.00 |
| Dog/cat surrender fee with litter | | Partial cost recovery | 100% | N | $170.00 |
| Dog/cat release fee | | Partial cost recovery | N/A | N | $46.00 Mother and pups or kittens suckling - one fee.<br>Puppies and kittens in a litter under 6 weeks of age - one fee |
| Dog maintenance per day | | Partial cost recovery | N/A | N | $40.00 Mother and pups suckling (no limit on pups up to 6 weeks of age) - one fee |
| Cat maintenance per day | | Partial cost recovery | N/A | N | $22.00 Mother and kittens suckling (no limit on kittens up to 6 weeks of age) - one fee |
| **CAT AND DOG TRAP HIRE** | | | | | |

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CL22.261 - Attachment 3

## REGULATION AND COMPLIANCE

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Trap hire deposit (refundable on return of trap) | | Refundable | N/A | N | $42.00 |
| Trap hire - daily | | Partial cost recovery | N/A | Y | $6.25 per day |
| Trap hire - weekly | | Partial cost recovery | N/A | Y | $22.00 per week |
| Trap hire delivery fee | | Partial cost recovery | N/A | Y | $48.40 |
| Trap hire pick up fee | | Partial cost recovery | N/A | Y | $48.40 Pick up is free if the trap contains a cat or dog |
| **COMPANION ANIMAL STATE GOVERNMENT FEES** | | | | | |
| Cat - Not Desexed (not recommended - pensioner) | Cat owned by an eligible pensioner with written notification from a vet that it should not be desexed. | Set by Act/Regulation | 80% | N | $29.00 per application |
| Dog - Not Desexed (not recommended - pensioner) | Dog owned by an eligible pensioner with written notification from a vet that it should not be desexed | Set by Act/Regulation | 80% | N | $29.00 per application |
| Owner request for animal euthanasia (Greater than 20kg) | | Full cost recovery | 100% | N | $400.00 |
| Owner request for animal euthanasia (Less than 20kg) | | Full cost recovery | 100% | N | $250.00 Per Animal |
| Late Fee - if registration fee has not been paid 28 days after the date on which the companion animal was required to be registered | | Set by Act/Regulation | N/A | N | $19.00 |
| CAT - Registration of desexed or non-desexed cat | | Set by Act/Regulation | N/A | N | $59.00 |
| CAT - Registration of cat owned by an eligible pensioner | | Set by Act/Regulation | N/A | N | $29.00 |
| CAT - Registration non-desexed cat (recognised breeder) | | Set by Act/Regulation | N/A | N | $59.00 |
| CAT - Registration desexed cat (sold by pound/shelter) | | Set by Act/Regulation | N/A | N | |
| CAT - Registration non-desexed (not recommended) | | Set by Act/Regulation | N/A | N | $59.00 |
| CAT - Annual Permit for cats not desexed by four months of age in addition to their one-off lifetime pet registration fee | Annual permit required for certain companion animals. For the purposes of section 11N (d) of the Act, an annual fee will be required to be paid for the issue of a permit | Set by Act/Regulation | N/A | N | $85.00 per annum |

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## REGULATION AND COMPLIANCE

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| DOG - Registration of desexed or non-desexed dog (after 6 months of age) | | Set by Act/Regulation | 100% | N | $234.00 |
| DOG - Registration of desexed dog by 6 months of age owned by an eligible pensioner | | Set by Act/Regulation | 100% | N | $29.00 |
| DOG - Registration of desexed dog sold by an eligible pound or shelter operator (except an animal owned by an eligible pensioner) | | Set by Act/Regulation | 100% | N | |
| DOG - Registration of non-desexed dog (not recommended) | | Set by Act/Regulation | N/A | N | $69.00 |
| DOG - Registration of non-desexed dog owned by recognised breeder for breeding purposes | | Set by Act/Regulation | 100% | N | $69.00 |
| DOG - Registration of desexed dog (by 6 months of age) | | Set by Act/Regulation | 100% | N | $69.00 |
| DOG - Registration of Dog Service of the State | | Set by Act/Regulation | N/A | N | |
| DOG - Registration of Dog - Working | | Set by Act/Regulation | N/A | N | |
| DOG - Annual Permit for dogs of a restricted breed or declared to be dangerous in addition to their one-off lifetime pet registration fee | Annual permit required for certain companion animals. For the purposes of section 11N (d) of the Act, an annual fee will be required to be paid for the issue of a permit | Set by Act/Regulation | N/A | N | $206.00 per annum |
| Certificate of Compliance - dangerous or restricted dog enclosure (Section 58H of the Companion Animals Act) | | Set by Act/Regulation | 100% | N | $206.00 |
| Registration Assistance Animal | | Set by Act/Regulation | N/A | N | |
| **LIVESTOCK** | | | | | |
| Livestock pickup fee - animal management vehicle used | | Partial cost recovery | N/A | N | $138.50 |
| Livestock pickup fee - Council float used | | Partial cost recovery | N/A | N | $69.00 This fee is additional to the fee for animal management vehicle used. If a contractor is used market rates apply. |

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CL22.261 - Attachment 3

## REGULATION AND COMPLIANCE

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Livestock maintenance per day | | Partial cost recovery | N/A | N | $40.00 |
| Livestock release fee | | Partial cost recovery | N/A | N | $55.00 |
| **OTHER FEES** | | | | | |
| Companion Animal Form - Processing Fee | For commercial clients | Full cost recovery | 100% | Y | $16.70 per form |
| Sale of dangerous dog sign | Assist owners of restricted breeds and dangerous dogs to comply with regulations | Full cost recovery | N/A | Y | $35.40 |
| Microchip fee | | Partial cost recovery | N/A | Y | $22.00 |
| Tranquilliser gun | | Full cost recovery | 100% | Y | $56.65 per shot |
| Ranger fee for services | | Full cost recovery | 100% | Y | $187.00 per hour |
| Sale of Merchandise | Sale of animal products | Market Rate | N/A | Y | Market Rate |
| **VEHICLES AND ARTICLES** | | | | | |
| Impounded article release fee | | Partial cost recovery | N/A | N | $111.00 |
| Impounded vehicle storage fee | | Partial cost recovery | N/A | N | $13.60 per day |
| Impounded vehicle release fee | | Partial cost recovery | N/A | N | $111.00 |
| Vehicle removal fee (Removed by Council) | | Full cost recovery | N/A | N | $140.00 If a contractor is used market rates apply |

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CL22.261 - Attachment 3

## SHOALHAVEN ENTERTAINMENT CENTRE

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

## SHOALHAVEN ENTERTAINMENT CENTRE

All prices listed are the maximum rate which can be levied. Staffing, equipment and additional costs will be shown in your quote. Contact us on 4429 5757

Definition of Hirers:

Community hirer: Not-for-Profit community based groups located within the Shoalhaven. Community hirers need to be able prove their not-for-profit status.

Commercial hirer: All hirers other than not-for-profit community based groups.

Fees may be waived or reduced in accordance with the Shoalhaven Entertainment Centre Hiring Policy

### AUDITORIUM

Rates for performances. Venue hire includes, Duty tech, cleaning, standard lighting and audio equipment

***Commercial Hire***

| | | | | | |
|---|---|---|---|---|---|
| Auditorium hire - Monday to Friday | Event room hire - minimum 3 hours | Market Rate | N/A | Y | $485.00 per hour |
| Auditorium hire - Public holidays | Event room hire - minimum 3 hours | Market Rate | N/A | Y | $580.00 per hour |
| Auditorium hire - Saturdays | Event room hire - minimum 3 hours | Market Rate | N/A | Y | $540.00 per hour |
| Auditorium hire - Sundays | Event room hire - minimum 3 hours | Market Rate | N/A | Y | $560.00 per hour |

***Community Hire***

| | | | | | |
|---|---|---|---|---|---|
| Auditorium hire - Monday to Friday | Event room hire - minimum 3 hours | Market Rate | N/A | Y | $365.00 per hour |
| Auditorium hire - Public holidays | Event room hire - minimum 3 hours | Market Rate | 0 | Y | $435.00 per hour |
| Auditorium hire - Saturdays | Event room hire - minimum 3 hours | Market Rate | N/A | Y | $404.00 per hour |
| Auditorium hire - Sundays | Event room hire - minimum 3 hours | Market Rate | 0 | Y | $419.00 per hour |

### STUDIO

Rates for performances. Venue hire includes, Duty tech, cleaning, standard lighting and audio equipment

***Commercial Hire***



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CL22.261 - Attachment 3

## SHOALHAVEN ENTERTAINMENT CENTRE

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Studio hire - Monday to Friday | Event room hire - minimum 3 hours | Market Rate | N/A | Y | $240.00 per hour |
| Studio hire - Public holidays | Event room hire - minimum 3 hours | Market Rate | N/A | Y | $285.00 per hour |
| Studio hire - Saturdays | Event room Hire - minimum 3 hours | Market Rate | N/A | Y | $262.00 per hour |
| Studio hire - Sundays | Event room hire - minimum 3 hours | Market Rate | N/A | Y | $272.00 per hour |
| ***Community Hire*** | | | | | |
| Studio hire - Monday to Friday | Event room hire - minimum 3 hours | Market Rate | N/A | Y | $180.00 per hour |
| Studio hire - Public holidays | Event room hire - minimum 3 hours | Market Rate | N/A | Y | $214.00 per hour |
| Studio hire - Saturdays | Event room hire - minimum 3 hours | Market Rate | N/A | Y | $197.00 per hour |
| Studio hire - Sundays | Event room hire - minimum 3 hours | Market Rate | N/A | Y | $204.00 per hour |

### MEETING ROOMS

Rates for meetings. Room hire includes room set up, cleaning and standard equipment. Staffing (when required is additional)

| | | | | | |
|---|---|---|---|---|---|
| ***Commercial Hire*** | | | | | |
| Atrium or Mezzanine landing - Monday to Sunday | Meeting room hire | Market Rate | N/A | Y | $51.00 per hour |
| Gallery - Monday to Sunday | Meeting room hire | Market Rate | N/A | Y | $93.35 per hour |
| Mezzanine conference room - Monday to Sunday | Meeting room hire | Market Rate | N/A | Y | $73.00 per hour |
| Studio hire - Monday to Sunday | Meeting room hire | Market Rate | N/A | Y | $110.00 per hour |
| ***Community Hire*** | | | | | |
| Atrium or Mezzanine landing - Monday to Sunday | Meeting room Hire | Market Rate | N/A | Y | $38.00 per hour |
| Gallery - Monday to Sunday | Meeting room hire | Market Rate | N/A | Y | $70.00 per hour |
| Mezzanine conference room - Monday to Sunday | Meeting room hire | Market Rate | N/A | Y | $55.00 per hour |
| Studio - Monday to Sunday | Meeting room hire | Market Rate | N/A | Y | $83.00 per hour |

### WHOLE CENTRE HIRE

| | | | | | |
|---|---|---|---|---|---|
| ***Daily*** | | | | | |
| Administration Fee & Office support - commercial hire | Administration costs | Market Rate | N/A | Y | $160.00 per event |
| Forecourt (Grass area) - Monday to Sunday | Hire of Space | Market Rate | N/A | Y | $55.00 per hour |
| Merchandise Sales Commission 10% | Rental space for selling merchandise | Market Rate | N/A | Y | 10% of gross takings |
| Event Staffing | Staff costs - POA | Market Rate | N/A | Y | per hour |



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CL22.261 - Attachment 3

## SHOALHAVEN ENTERTAINMENT CENTRE

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Catering and Café | Catering - POA | Market Rate | N/A | Y | per event |

### BOX OFFICE FEES

As a condition of venue hire, only SEC ticketing may be used.

| | | | | | |
|---|---|---|---|---|---|
| Batch printing tickets | Ticket cost and processing | Market Rate | N/A | Y | $1.15 per ticket |
| Counter transaction fee - in addition to booking fees | To recoup expenses incurred providing box office sales | Market Rate | N/A | Y | $3.00 per transaction |
| Express show build | Show build. To completed within 10 business days | Market Rate | N/A | Y | $228.00 per event |
| LPA licence fee - Auditorium | Recoup industry service fee for commercial organisations | Full cost recovery | 100% | Y | $110.00 |
| LPA licence fee - Studio | Recoup industry service fee for commercial organisations | Full cost recovery | 100% | Y | $37.00 |
| Show build edit after onsale date | Re-coupe costs for editing a show build | Market Rate | N/A | Y | $66.00 |
| Show build for a single event | Create show in the ticketing system | Market Rate | N/A | Y | $106.00 per event |
| Ticket booking fee for tickets priced $0.01-$19.99 | Ticket cost and processing | Market Rate | N/A | Y | $3.50 per ticket |
| Ticket booking fee for tickets priced $20.00- $39.99 | Ticket cost and processing | Market Rate | N/A | Y | $4.50 per ticket |
| Ticket booking fee for tickets priced $40.00-59.99 | Ticket cost and processing | Market Rate | N/A | Y | $5.50 per ticket |
| Ticket booking fee for tickets priced $60.00- $79.99 | Ticket cost and processing | Market Rate | N/A | Y | $6.50 per ticket |
| Ticket booking fee for tickets priced $80.00+ | Ticket cost and processing | Market Rate | N/A | Y | $7.40 per ticket |
| Complimentary Tickets | Ticket cost and processing | Market Rate | N/A | Y | $1.15 per ticket |
| Mailing Fee - in addition to booking fees | Postage and handling | Market Rate | N/A | Y | $5.40 per transaction |
| Phone Booking - in addition to booking fees | Cover cost of this process | Market Rate | N/A | Y | $6.20 per transaction |
| Internet Booking - in addition to booking fees | Cover cost of this process | Market Rate | N/A | Y | $2.80 per transaction |
| Exchange or refund of Tickets | Cover cost of this process | Market Rate | N/A | Y | $4.80 per ticket |

### MARKETING

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## SHOALHAVEN ENTERTAINMENT CENTRE

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Billboard Banner - Printing - Commercial Groups | Ticketed or sponsored events only | Market Rate | 0.00 | Y | $475.00 per banner |
| Billboard Banner Placement - up to 3 months - ticketed events take priority | Ticketed or sponsored events only | Market Rate | N/A | Y | $306.00 per banner |
| Billboard Banner Placement - 3-6 months - ticketed events take priority | Ticketed or sponsored events only | Market Rate | N/A | Y | $510.00 per banner |

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CL22.261 - Attachment 3

## SHOALHAVEN SWIM SPORT FITNESS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

### SHOALHAVEN SWIM SPORT FITNESS CENTRES

All prices listed are the MAXIMUM rate which can be levied.

"Shoalhaven Swim Sport & Fitness Centres" refers to the Shoalhaven Indoor Sports Centre, Bomaderry Aquatic Centre, Nowra Aquatic Park, Bay & Basin Leisure Centre, Sussex Inlet Aquatic Centre and Ulladulla Leisure Centre.

"Village Pools" refers to Berry, Greenwell Point, Kangaroo Valley, Milton and Shoalhaven Heads Village Pools. "Sea Pools" refers to Huskisson and Ulladulla Sea Pools.

Concession - You are entitled to a concession rate if you present one of the following: Current Pensioner Concession Card, Commonwealth Seniors Health Card, Seniors Card & High School Student Card (16 years & older) on those fees listed as concession.

Fees may be waived or reduced in accordance with the Fee Waivers, Subsidies and Support Policy

#### SHOALHAVEN SWIM SPORT FITNESS CENTRES

Shoalhaven Indoor Sports Centre, Bomaderry Aquatic Centre, Nowra Aquatic Park, Bay & Basin Leisure Centre, Sussex Inlet Aquatic Centre and Ulladulla Leisure Centre.

***Casual Swimming Fees***

| | | | | | |
|---|---|---|---|---|---|
| Swim Visit - Adult | As stated | Partial cost recovery | 40% | Y | $6.50 per visit |
| Swim Visit - Concession | As stated | Partial cost recovery | 30% | Y | $4.90 per visit |
| Swim Visit - Child | As stated | Partial cost recovery | 30% | Y | $4.90 per visit |
| Swim Visit - Family - 2 adults/2 children/1 "free" child | As stated | Partial cost recovery | 30% | Y | $22.80 per visit |
| Swim Visit - Child 2 years and Under - Free with Paying Adult | As stated | Fully Subsidised | 0% | N | free service - cost absorbed |
| BBLC & ULC Swim and Spa Visit - Adult | As stated | Partial cost recovery | 40% | Y | $10.40 per visit |
| BBLC & ULC Swim and Spa Visit - Concession | As stated | Partial cost recovery | 40% | Y | $8.00 per visit |
| Swim Visit - Medical Referral Concession | As stated | Partial cost recovery | 0% | Y | $3.25 50% discount of adult swim visit |
| Swim Pass - 20 Visit for price of 18 - Adult | As stated | Partial cost recovery | 30% | Y | $117.00 per pass |
| Swim Pass - 20 Visit for price of 18 - Concession | As stated | Partial cost recovery | 30% | Y | $88.20 per pass |

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## SHOALHAVEN SWIM SPORT FITNESS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Swim Pass - 20 Visit for price of 18 - Child | As stated | Partial cost recovery | 30% | Y | $88.20 per pass |
| Kids Time - includes Unlimited Inflatable Play & Swim Visit - SIAC Only | As stated | Full cost recovery | 100% | Y | $8.90 per visit |
| Kids Time - includes Unlimited Water Slides & Swim Visit - NAP/BBLC Only | As stated | Full cost recovery | 100% | Y | $16.10 per visit |
| ***Casual Fitness Fees*** | | | | | |
| Complete Fitness Day Pass - Adult | As stated | Full cost recovery | 100% | Y | $19.30 per day |
| Complete Fitness Day Pass - Concession | As stated | Partial cost recovery | 75% | Y | $14.50 per day |
| Complete Fitness Pass - 10 Visit - Adult | As stated | Full cost recovery | 100% | Y | $173.70 per pass |
| Complete Fitness Pass - 10 Visit - Concession | As stated | Full cost recovery | 100% | Y | $130.50 per pass |
| Group Fitness Program - Land/Water - Adult | As stated | Full cost recovery | 100% | Y | $15.80 per visit |
| Group Fitness Program - Land/Water - Concession | As stated | Full cost recovery | 100% | Y | $11.80 per visit |
| Group Fitness Program - Land/Water - 10 Visit - Adult | As stated | Full cost recovery | 100% | Y | $142.20 per pass |
| Group Fitness Program - Land/Water - 10 Visit - Concession | As stated | Full cost recovery | 100% | Y | $106.20 per pass |
| Gym Visit - Adult | As stated | Full cost recovery | 100% | Y | $15.80 per visit |
| Gym Visit - Concession | As stated | Partial cost recovery | N/A | Y | $11.80 per visit |
| Gym Pass - 10 Visit - Adult | As stated | Partial cost recovery | N/A | Y | $142.20 per pass |
| Gym Pass - 10 Visit - Concession | As stated | Partial cost recovery | N/A | Y | $106.20 per pass |
| Teen Gym Visit | As stated | Partial cost recovery | 50% | Y | $8.90 per visit |
| Teen Gym Pass - 10 Visit | As stated | Partial cost recovery | 50% | Y | $80.10 per pass |
| Personal Trainer - One on One - Per 30 Minute Session | As stated | Full cost recovery | 100% | Y | $49.50 per visit |
| Personal Trainer - One on Two - Per 30 Minute Session | As Stated | Full cost recovery | 100% | Y | $72.90 per visit |
| Personal Trainer - One on One - Per 30 Minute Session Pass - 5 Visit | As stated | Full cost recovery | 100% | Y | $235.00 per pass |
| Personal Trainer - One on One - Per 30 Minute Session Pass - 10 Visit | As stated | Full cost recovery | 100% | Y | $445.50 per pass |
| Fitness Promotion - eg Boot Camp & Small Group Training | As stated | Market Rate | 100% | Y | price on application |



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## SHOALHAVEN SWIM SPORT FITNESS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| ***Child Minding*** | | | | | |
| During normal operational hours only. | | | | | |
| Child Minding Visit - max 2hrs | As stated | Full cost recovery | 100% | Y | $5.20 per visit |
| Child Minding Pass - 20 Visit | As stated | Full cost recovery | 100% | Y | $93.60 per pass |
| ***Memberships*** | | | | | |
| Complete Fitness Membership Includes:<br>Access to all Shoalhaven Swim Sports & Fitness facilities/land & water based group fitness classes/gym, fitness consultation and program with up to 4 updates per year/pools and spa (where available)/child minding. | | | | | |
| Fitness Membership Includes:<br>Access to all Shoalhaven Swim Sport & Fitness facilities/gym, fitness consultation and program with up to 4 updates per year/pools and spa (where available). | | | | | |
| Complete Aquatic Membership Includes:<br>Access to all Shoalhaven Swim Sport & Fitness facilities/water based group fitness classes/pools and spa (where available). | | | | | |
| Aquatic Membership Includes:<br>Access to all Shoalhaven Swim Sport & Fitness facilities/pools and spa (where available). | | | | | |
| Please note: Standard external service provider (Debit Success) dishonour fees will apply for unsuccessful direct debit transaction of $10.00. | | | | | |
| Please note: Membership suspensions - minimum two (2) weeks - up to three (3) moths total | | | | | |
| Complete Fitness Membership - 1 Month - Adult | As stated | Full cost recovery | 100% | Y | $113.40 per Monthly Membership |
| Complete Fitness Membership - 1 Month - Concession | As stated | Full cost recovery | 100% | Y | $102.10 per Monthly Membership |
| Complete Fitness Membership - 12 Month - Adult | As stated | Full cost recovery | 100% | Y | $873.90 |
| Complete Fitness Membership - 12 Month - Concession | As stated | Full cost recovery | 100% | Y | $786.50 |
| Complete Fitness Membership - Direct Debit Fortnightly - Adult | As stated | Full cost recovery | 100% | Y | $38.50 Fortnightly |
| Complete Fitness Membership - Direct Debit Fortnightly - Concession | As stated | Full cost recovery | 100% | Y | $34.70 Fortnightly |
| Fitness Membership - 12 Month - Adult | As stated | Full cost recovery | 100% | Y | $761.60 |
| Fitness Membership - 12 Month - Concession | As stated | Partial cost recovery | 75% | Y | $685.50 |
| Fitness Membership - Direct Debit Fortnightly - Adult | As stated | Full cost recovery | 100% | Y | $33.80 Fortnightly |
| Fitness Membership - Direct Debit Fortnightly - Concession | As stated | Partial cost recovery | 75% | Y | $30.40 Fortnightly |

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## SHOALHAVEN SWIM SPORT FITNESS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Complete Aquatic Membership - 1 Month - Adult | As stated | Full cost recovery | 100% | Y | $85.30 Per Monthly Membership |
| Complete Aquatic Membership - 1 Month - Concession | As stated | Full cost recovery | 100% | Y | $76.80 Per Monthly Membership |
| Complete Aquatic Membership - 12 Month - Adult | As stated | Full cost recovery | 100% | Y | $649.20 |
| Complete Aquatic Membership - 12 Month - Concession | As stated | Partial cost recovery | 75% | Y | $584.30 |
| Complete Aquatic Membership - Direct Debit Fortnightly - Adult | As stated | Partial cost recovery | 75% | Y | $29.10 Fortnightly |
| Complete Aquatic Membership - Direct Debit Fortnightly - Concession | As stated | Partial cost recovery | 75% | Y | $26.20 Fortnightly |
| Aquatic Membership - 12 Month - Adult | As stated | Partial cost recovery | 75% | Y | $471.20 |
| Aquatic Membership - 12 Month - Concession/Child | As stated | Partial cost recovery | 75% | Y | $424.10 |
| Aquatic Membership - Direct Debit - Adult | As stated | Partial cost recovery | 75% | Y | $20.80 Fortnightly |
| Aquatic Membership - Direct Debit - Concession/Child | As stated | Partial cost recovery | 75% | Y | $18.80 Fortnightly |
| Complete Fitness Corporate Membership - Minimum 5 Participants per Organisation - 12 months | As stated | Full cost recovery | 100% | Y | $595.20 |
| Complete Fitness Corporate Membership - Minimum 5 Participants per Organisation - Direct Debit - Fortnightly | As stated | Full cost recovery | 100% | Y | $25.50 Fortnightly |
| NSW School Holiday Membership - Summer Season - Family - (2 adults/2 children/1 "free" child) | As Stated | Partial cost recovery | 30% | Y | $216.40 |

### SHOALHAVEN SWIM FITNESS FACILITIES

Bomaderry Aquatic Centre, Nowra Aquatic Park, Bay & Basin Leisure Centre, Sussex Inlet Aquatic Centre, Ulladulla Leisure Centre, Berry Village Pool, Shoalhaven Heads Village Pool, Greenwell Point Village Pool, Milton Village Pool

***Learn to Swim***

LTS Term 3 fees may vary to those printed.

| | | | | | |
|---|---|---|---|---|---|
| Learn to Swim & Survive Class - Parent & Baby - GST does not apply | As stated | Full cost recovery | 100% | N | $16.60 per class |
| Learn to Swim & Survive Class - Preschool & School Age - GST does not apply | As stated | Full cost recovery | 100% | N | $16.60 per class |



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## SHOALHAVEN SWIM SPORT FITNESS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Learn to Swim & Survive Class - 3rd & subsequent child enrolled per family or additional class per week - 25% discount - GST does not apply | As stated | Full cost recovery | 100% | N | $12.45 per class |
| Learn to Swim & Survive Class - Direct Debit per fortnight - Parent & Baby - GST does not apply | As stated | Full cost recovery | 100% | N | $33.20 Per fortnight |
| Learn to Swim & Survive Class - Direct Debit per fortnight - Pre & School Age Child - GST does not apply | As stated | Full cost recovery | 100% | N | $33.20 Per fortnight |
| Learn to Swim & Survive Class - Direct Debit per fortnight - 3rd & subsequent child enrolled per family or additional class per week - 25% discount - GST does not apply | As stated | Full cost recovery | 100% | N | $24.90 Per fortnight |
| Private Lesson - One on One - 15 Minute Lesson - GST applies | As stated | Full cost recovery | 100% | Y | $29.20 per class |
| Private Lesson - One on One - 30 Minute Lesson - GST applies | As stated | Full cost recovery | 100% | Y | $52.80 per class |
| ***Squads*** | | | | | |
| Note: Normal entry fees apply to private squad participants. | | | | | |
| Squad - 1 session Per Week | As stated | Full cost recovery | 100% | Y | $29.80 Per fortnight |
| Squad - 2 Sessions Per Week | As stated | Full cost recovery | 100% | Y | $40.00 Per fortnight |
| Squad - 3 Sessions Per Week | As stated | Full cost recovery | 100% | Y | $59.00 Per fortnight |
| Squad - 4 Sessions Per Week | As Stated | Full cost recovery | 100% | Y | $75.90 Per Fortnight |
| Squad - 5 sessions per week | As Stated | Full cost recovery | 100% | Y | $92.10 Per fortnight |
| Squad - 6+ Sessions Per Week | As stated | Full cost recovery | 100% | Y | $94.30 Per fortnight |
| Squad - Casual - Per Session | As stated | Full cost recovery | 100% | Y | $16.10 Per Session |
| ***As part of School Group*** | | | | | |
| School Swim Visit | As stated | Partial cost recovery | 40% | Y | $3.20 per visit |
| School Swim Class | As stated | Full cost recovery | 100% | Y | $10.10 per class (minimum 12 per class) |
| School Fitness Program - Land/Water OR Gym Visit | As stated | Full cost recovery | 100% | Y | $10.10 per visit (minimum 12 per class) |

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## SHOALHAVEN SWIM SPORT FITNESS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| School Water Slide & Swim/Inflatable Visit | As stated | Partial cost recovery | 47% | Y | $10.10 per student |
| Staff Hire - minimum 1hr | As stated | Full cost recovery | 100% | Y | $56.00 per hour |

***Pool / Lane Hire***

Pool / Lane hire fees do not include admission of participants / swimmers - bookings for School Carnivals and School Groups are exempt.

PRIVATE / COMMERCIAL COACHES LANE HIRE - Discounts are provided to Australian Swimming Coaches & Teachers Association (ASCTA) qualified private / commercial swim coaches - conditions apply. Relevant insurance and qualifications must be provided in order to obtain a 20% reduction in lane hire rates for private / commercial coaches.

| | | | | | |
|---|---|---|---|---|---|
| Lane Hire | As stated | Partial cost recovery | 40% | Y | $41.20 per hour |
| Private/Commercial Pool Hire - per pool - minimum 4 hrs | As stated | Market Rate | 100% | Y | $117.90 per hour |
| Carnival Entry - Includes Spectators | As stated | Full cost recovery | 100% | Y | $1.50 per visit |
| Out of Hours Bookings - Incur Additional Staff Hire Costs - Price on Application | As stated | Full cost recovery | 100% | Y | Price on Application |
| Local Only - Swim Club Meet Night Only - per Pool or Part thereof - applies to Shoalhaven based Clubs | As stated | Full cost recovery | 100% | Y | $81.60 per hour |
| Additional Cleaning Fee - may be applied | As stated | Full cost recovery | 100% | Y | $61.90 per hour |

***Meeting Room***

During normal operational hours only

| | | | | | |
|---|---|---|---|---|---|
| Meeting Room Hire - Small (1-20pax) - Commercial - Mon to Fri - per hour - max 8hrs | As stated | Full cost recovery | 100% | Y | $20.80 per hour |
| Meeting Room Hire - Small (1-20 pax) - Commercial - Mon to Fri - Per Day | As stated | Full cost recovery | 100% | Y | $183.10 per day |
| Meeting Room Hire - Small (1-20 pax) - Commercial - Sat/Sun/Public Holidays - per hour - max 8hrs | As stated | Full cost recovery | 100% | Y | $31.20 per hour |
| Meeting Room Hire - Small (1-20pax) - Commercial - Sat/Sun/Public Holiday - Per Day | As stated | Full cost recovery | 100% | Y | $274.70 per day |
| Meeting Room Hire - Small (1-20 pax ) - Community/Non-profit Organisations - Casual - Mon to Fri - per hour - max 8hrs | As stated | Partial cost recovery | 100% | Y | $15.60 per hour |



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## SHOALHAVEN SWIM SPORT FITNESS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Meeting Room Hire - Small (1-20 pax) - Community/Non-profit Organisations - Casual - Mon to Fri - Per Day | As stated | Partial cost recovery | 75 | Y | $137.35 per day |
| Meeting Room Hire - Small (1-20 pax) - Community/Non-profit Organisations - Casual - Sat/Sun/Public Holidays - per hour - max 8hrs | As stated | Partial cost recovery | 75 | Y | $23.40 per hour |
| Meeting Room Hire - Small (1-20pax) - Community/Non-profit Organisations - Casual - Sat/Sun/Public Holidays - Per Day | As stated | Partial cost recovery | 75 | Y | $206.00 per day |
| Meeting Room Hire - Small (1-20 pax) - Community/Non-profit Organisation - Regular - Mon to Fri - per hour - max 8hrs | As stated | Partial cost recovery | 50 | Y | $10.40 per hour |
| Meeting Room Hire - Small (1-20 pax) - Community/Non-profit Organisations - Regular - Mon to Fri - Per Day | As stated | Partial cost recovery | 50 | Y | $91.55 per day |
| Meeting Room Hire - Small (1-20 pax) - Community/Non-profit Organisations - Regular - Sat/Sun/Public Holidays - per hour - max 8hrs | As stated | Partial cost recovery | 50 | Y | $15.60 per hour |
| Meeting Room Hire - Small (1-20 pax) - Community/Non-profit Organisations- Regular - Sat/Sun/Public Holidays - Per Day | As stated | Partial cost recovery | 50 | Y | $137.35 per day |
| Meeting Room Hire - Medium (21-50 pax) - Commercial - Mon to Fri - per hour - max 8hrs | As stated | Full cost recovery | 100% | Y | $31.20 per hour |
| Meeting Room Hire - Medium (21-50 pax) - Commercial - Mon to Fri - Per Day | As stated | Full cost recovery | 100% | Y | $274.70 per day |
| Meeting Room Hire - Medium (21-50 pax) - Commercial - Sat/Sun/Public Holidays - per hour - max 8hrs | As stated | Full cost recovery | 100% | Y | $46.80 per hour |
| Meeting Room Hire - Medium (21-50 pax) - Commercial - Sat/Sun/Public Holiday - Per Day | As stated | Full cost recovery | 100% | Y | $412.00 per day |
| Meeting Room Hire - Medium (21-50 pax) - Community/Non-profit Organisations - Casual - Mon to Fri - per hour - max 8hrs | As stated | Partial cost recovery | 50% | Y | $23.40 per hour |
| Meeting Room Hire - Medium (21-50 pax) - Community/Non-profit Organisations - Casual - Mon to Fri - Per Day | As stated | Partial cost recovery | 50% | Y | $206.00 per day |

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## SHOALHAVEN SWIM SPORT FITNESS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Meeting Room Hire - Medium (21-50 pax) - Community/Non-profit Organisations - Casual - Sat/Sun/Public Holidays - per hour - max 8hrs | As stated | Partial cost recovery | 50% | Y | $35.10 per hour |
| Meeting Room Hire - Medium (21-50pax) - Community/Non-profit Organisations - Casual - Sat/Sun/Public Holidays - Per Day | As stated | Partial cost recovery | 50% | Y | $309.00 per day |
| Meeting Room Hire - Medium (21-50 pax) - Community/Non-profit Organisation - Regular - Mon to Fri - per hour - max 8hrs | As stated | Partial cost recovery | 50% | Y | $15.60 per hour |
| Meeting Room Hire - Medium (21-50 pax) - Community/Non-profit Organisations - Regular - Mon to Fri - Per Day | As stated | Partial cost recovery | 50% | Y | $137.35 per day |
| Meeting Room Hire - Medium (21-50 pax) - Community/Non-profit Organisations - Regular - Sat/Sun/Public Holidays - per hour - max 8hrs | As stated | Partial cost recovery | 50% | Y | $23.40 per hour |
| Meeting Room Hire - Medium (21-50 pax) - Community/Non-profit Organisations- Regular - Sat/Sun/Public Holidays - Per Day | AS stated | Partial cost recovery | 50% | Y | $206.00 per day |
| Meeting Room Hire - Large (51+ pax) - Commercial - Mon to Fri - per hour - max 8hrs | As stated | Full cost recovery | 100% | Y | $41.60 per hour |
| Meeting Room Hire - Large (51+ pax) - Commercial - Mon to Fri - Per Day | As stated | Full cost recovery | 100% | Y | $366.20 per day |
| Meeting Room Hire - Large (51+ pax) - Commercial - Sat/Sun/Public Holidays - per hour - max 8hrs | As stated | Full cost recovery | 100% | Y | $62.40 per hour |
| Meeting Room Hire - Large (51+ pax) - Commercial - Sat/Sun/Public Holiday - Per Day | As stated | Full cost recovery | 100% | Y | $549.30 per day |
| Meeting Room Hire - Large (51+ pax ) - Community/Non-profit Organisations - Casual - Mon to Fri - per hour - max 8hrs | As stated | Partial cost recovery | 50% | Y | $31.20 per hour |
| Meeting Room Hire - Large (51+ pax) - Community/Non-profit Organisations - Casual - Mon to Fri - Per Day | As Stated | Partial cost recovery | 50% | Y | $274.70 per day |
| Meeting Room Hire - Large (51+ pax) - Community/Non-profit Organisations - Casual - Sat/Sun/Public Holidays - per hour - max 8hrs | As Stated | Partial cost recovery | 50% | Y | $46.80 per hour |

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## SHOALHAVEN SWIM SPORT FITNESS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Meeting Room Hire - Large (51+ pax) - Community/Non-profit Organisations - Casual - Sat/Sun/Public Holidays - Per Day | As Stated | Partial cost recovery | 50% | Y | $412.00 per day |
| Meeting Room Hire - Large (51+ pax) - Community/Non-profit Organisation - Regular - Mon to Fri - per hour - max 8hrs | As Stated | Partial cost recovery | 50% | Y | $20.80 per hour |
| Meeting Room Hire - Large (51+ pax) - Community/Non-profit Organisations - Regular - Mon to Fri - Per Day | As Stated | Partial cost recovery | 50% | Y | $183.10 per day |
| Meeting Room Hire - Large (51+ pax) - Community/Non-profit Organisations - Regular - Sat/Sun/Public Holidays - per hour - max 8hrs | As stated | Partial cost recovery | 50% | Y | $31.20 per hour |
| Meeting Room Hire - Large (51+ pax) - Community/Non-profit Organisations- Regular - Sat/Sun/Public Holidays - Per Day | As Stated | Partial cost recovery | 50% | Y | $274.70 per day |
| ***Other Fees and Charges*** | | | | | |
| BAC/NAP/BBLC - Childrens Birthday Party | As stated | Market Rate | 100% | Y | $16.10 per child - minimum 10 children |
| SIAC/ULC - Childrens Birthday Party | As stated | Market Rate | 100% | Y | $9.70 per child - minimum 10 children |
| Waterslide Pass - 5 Rides | As stated | Partial cost recovery | 37% | Y | $4.60 per pass |
| Waterslide Pass - 10 Rides | As stated | Partial cost recovery | 37% | Y | $8.00 per pass |
| Waterslide Pass - 1 Hour | As stated | Market Rate | 37% | Y | $8.00 per hour |
| Food & Beverage | As stated | Market Rate | 100% | Y | Market Rate or Supplier Recommended Retail Price |
| Sports Retail | As stated | Market Rate | 100% | Y | Market Rate or Supplier Recommended Retail Price |
| Promotional Offers | As stated | Market Rate | 100% | Y | Price on Application |

### VILLAGE POOLS

Kangaroo Valley, Berry, Greenwell Point, Shoalhaven Heads and Milton Village Pools - when supervised during NSW Summer School Holidays

| | | | | | |
|---|---|---|---|---|---|
| ***Casual Swimming Fees*** | | | | | |
| Swim Visit - Adult | As stated | Partial cost recovery | 15% | Y | $4.80 per visit |



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CL22.261 - Attachment 3

## SHOALHAVEN SWIM SPORT FITNESS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Swim Visit - Child | As stated | Partial cost recovery | 15% | Y | $3.60 per visit |
| Swim Visit - Concession | As stated | Partial cost recovery | 15% | Y | $3.60 per visit |
| Swim Visit - Family Day Pass - 2 Adults/2 Children/1 "free" child | As stated | Partial cost recovery | 15% | Y | $16.80 per visit |
| Swim Visit - Child 2 years and under Free with Paying Adult | As stated | Fully Subsidised | 0% | N | Free Service - Cost Absorbed |
| School Swim Visit | As stated | Partial cost recovery | 15% | Y | $3.20 per visit |
| Supervising Non-Swimming Adult Visit | As stated | Fully Subsidised | 0% | N | Free Service - Cost Absorbed |
| Additional Staff Hire - minimum 2 hours | As stated | Full cost recovery | 100% | Y | $56.00 per hour |

***Memberships***

Village Pool Season Memberships allow access to all Village Pools as listed above, only. Village Pool Memberships do not include access to Shoalhaven Swim & Fitness year round facilities.

| | | | | | |
|---|---|---|---|---|---|
| Village Pool Membership - Summer Season - Adult | As stated | Partial cost recovery | 15% | Y | $115.70 per season |
| Village Pool Membership - Summer Season - Child/Concession | As stated | Partial cost recovery | 15% | Y | $86.80 per season |
| Village Pool Membership - Summer Season - Family - 2 Adults/2 Children/1 "free" child | As stated | Partial cost recovery | 15% | Y | $203.70 per season |

### SHOALHAVEN INDOOR SPORTS CENTRE

***Casual Fees***

| | | | | | |
|---|---|---|---|---|---|
| Casual Visit - Tennis | Adult | Partial cost recovery | N/A | Y | $16.20 Per court |
| Casual Visit - Tennis | Concession | Partial cost recovery | N/A | Y | $12.20 Per court |
| Casual Visit - Tennis | Child | Partial cost recovery | N/A | Y | $12.20 Per court |
| Casual Visit - Short Tennis | Adult | Partial cost recovery | N/A | Y | $16.20 Per court |
| Casual Visit - Short Tennis | Concession | Partial cost recovery | N/A | Y | $12.20 Per court |
| Casual Visit - Short Tennis | Child | Partial cost recovery | N/A | Y | $12.20 Per court |
| Casual Visit - Table Tennis | Adult | Partial cost recovery | N/A | Y | $16.20 Per table |
| Casual Visit - Table Tennis | Concession | Partial cost recovery | N/A | Y | $12.20 Per table |
| Casual Visit - Table Tennis | Child | Partial cost recovery | N/A | Y | $12.20 Per table |



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## SHOALHAVEN SWIM SPORT FITNESS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Casual Visit - Badminton | Adult | Partial cost recovery | N/A | Y | $16.20 Per court |
| Casual Visit - Badminton | Concession | Partial cost recovery | N/A | Y | $12.20 Per court |
| Casual Visit - Badminton | Child | Partial cost recovery | N/A | Y | $12.20 Per court |
| Racket Pass (Tennis/Table Tennis/Badminton) - 10 visit Pass for price of 9 - Adult | As stated | Partial cost recovery | N/A | Y | $145.80 per pass |
| Racket Pass (Tennis/Table Tennis/Badminton) - 10 visit Pass for price of 9 - Concession | As stated | Partial cost recovery | N/A | Y | $109.80 per pass |
| Racket Pass (Tennis/Table Tennis/Badminton) - 10 visit Pass for price of 9 - Child | As stated | Partial cost recovery | N/A | Y | $109.80 per pass |
| Casual Visit - Basketball | Adult | Partial cost recovery | N/A | Y | $6.30 per visit |
| Casual Visit - Basketball | Concession | Partial cost recovery | N/A | Y | $4.70 per visit |
| Casual Visit - Basketball | Child | Partial cost recovery | N/A | Y | $4.70 per visit |
| Casual Visit - Netball | Adult | Partial cost recovery | N/A | Y | $6.30 per visit |
| Casual Visit - Netball | Concession | Partial cost recovery | N/A | Y | $4.70 per visit |
| Casual Visit - Netball | Child | Partial cost recovery | N/A | Y | $4.70 per visit |
| Casual Visit - Program Entry | Adult | Market rate | N/A | Y | Price on application |
| Casual Visit - Program Entry | Concession | Market rate | N/A | Y | Price on application |
| Casual Visit - Program Entry | Child | Market rate | N/A | Y | Price on application |
| Hoop Pass (Basketball/Netball/Futsal) - 10 visit Pass for price of 9 - Adult | As stated | Partial cost recovery | N/A | Y | $56.70 per pass |
| Hoop Pass (Basketball/Netball/Futsall) - 10 visit Pass for price of 9 - Concession | As stated | Partial cost recovery | N/A | Y | $42.30 per pass |
| Hoop Pass (Basketball/Netball/Futsall) - 10 visit Pass for price of 9 - Child | As stated | Partial cost recovery | N/A | Y | $42.30 per pass |

***Court Fees***

Block Bookings - A minimum of 10 bookings with no longer than 2 weeks gap between bookings.

Block Booking - School - School hours only ie 07.00am to 16.00pm

| | | | | | |
|---|---|---|---|---|---|
| Casual Booking - All Sports | As stated | Partial cost recovery | N/A | Y | $54.10 per hour |
| Block Booking - All Sports | As stated | Partial cost recovery | N/A | Y | $43.70 per hour |



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## SHOALHAVEN SWIM SPORT FITNESS

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Block Booking - School | As stated | Partial cost recovery | N/A | Y | $27.00 per hour |
| Event Booking - All Sports | As stated | Market rate | N/A | Y | Per hour - Negotiable |
| ***Casual Play*** | | | | | |
| Kids Time - Inflatable Play | As stated | Full cost recovery | 100% | Y | $10.40 per visit |
| ***School Holiday Programme*** | | | | | |
| School Holiday Program - Day | As stated | Full cost recovery | 100% | Y | $62.00 per day |
| School Holiday Program - Half Day | As stated | Full cost recovery | 100% | Y | $46.00 per half day |
| ***As part of School Group*** | | | | | |
| School Sports Visit | As stated | Partial cost recovery | N/A | Y | $3.20 per visit |

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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

# WATER SUPPLY

## WATER AVAILABILITY

### *General*

Annual Charge (invoiced quarterly or monthly as applicable) for the provision of water services.

| | | | | | |
|---|---|---|---|---|---|
| Water Availability Charge - Vacant Land | Annual Charge for the provision of water supply services to land situated within 225 metres of Council Water Main | Full cost recovery | 100% | N | $84.00 per annum |
| Water Availability Charge - 20mm | | Full cost recovery | 100% | N | $84.00 per water meter |
| Water Availability Charge (non-residential) - 25mm | | Full cost recovery | 100% | N | $140.00 per water meter |
| Water Availability Charge (non-residential) - 32mm | | Full cost recovery | 100% | N | $226.00 per water meter |
| Water Availability Charge (non-residential) - 40mm | | Full cost recovery | 100% | N | $354.00 per water meter |
| Water Availability Charge (non-residential) - 50mm | | Full cost recovery | 100% | N | $556.00 per water meter |
| Water Availability Charge (non-residential) - 80mm | | Full cost recovery | 100% | N | $1,417.00 per water meter |
| Water Availability Charge (non-residential) - 100mm | | Full cost recovery | 100% | N | $2,216.00 per water meter |
| Water Availability Charge (non-residential) - 150mm | | Full cost recovery | 100% | N | $4,981.00 per water meter |
| Water Availability Charge (non-residential) - 200mm | | Full cost recovery | 100% | N | $8,858.00 per water meter |
| Water Availability Charge | Annual Charge for provision of water supply services outside the rateable area by agreement | Full cost recovery | 100% | N | By Agreement and as quoted |
| Water Availability Charge - 20mm | Annual Charge for the provision of untreated water supply services | Full cost recovery | 100% | N | $42.00 per water meter |
| Water Availability Charge (non-residential) - 25mm | Annual Charge for the provision of untreated water supply services | Full cost recovery | 100% | N | $70.00 per water meter |
| Water Availability Charge (non-residential) - 32mm | Annual Charge for the provision of untreated water supply services | Full cost recovery | 100% | N | $113.00 per water meter |



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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Water Availability Charge - Non Residential - 40mm | Annual Charge for the provision of untreated water supply services | Full cost recovery | 100% | N | $177.00 per water meter |
| Water Availability Charge - Non Residential - 50mm | Annual Charge for the provision of untreated water supply services | Full cost recovery | 100% | N | $278.00 per water meter |
| Water Availability Charge - Non Residential - 80mm | Annual Charge for the provision of untreated water supply services | Full cost recovery | 100% | N | $709.00 per water meter |
| Water Availability Charge - Non Residential - 100mm | Annual Charge for the provision of untreated water supply services | Full cost recovery | 100% | N | $1,108.00 per water meter |
| Water Availability Charge - Non Residential - 150mm | Annual Charge for the provision of untreated water supply services | Full cost recovery | 100% | N | $2,491.00 per water meter |
| **WATER CHARGES** | | | | | |
| ***Water Usage Charges - Price per kilolitre (kl) for water usage (where applicable)*** | | | | | |
| Treated Water Usage Charges - Price per kilolitre (kL) for water usage in the meter reading period for all commercial, residential or CSO categorised properties. | To recover the cost of providing water | Full cost recovery | 100% | N | $1.90 per kilolitre |
| ***Water Usage Charges - Price per kilolitre (kl) for water usage (where applicable)*** | | | | | |
| Untreated Water Usage Charges(unless subject to an agreement)- Price per kilolitre(kl) for water usage in the meter reading period for all commercial, residential or CSO categorised properties. | To recover the cost of providing water | Full cost recovery | 100% | N | $0.95 per kilolitre |
| ***Treated and untreated water usage - Manildra bulk supply - daily consumption*** | | | | | |
| First 3Ml treated water per average day | To recover the cost of providing water | Partial cost recovery | N/A | N | $0.69 per kilolitre |
| Next 0.50Ml treated water per average day | To recover the cost of providing water | Partial cost recovery | N/A | N | $0.85 per kilolitre |
| Next 0.50Ml treated water per average day | To recover the cost of providing water | Partial cost recovery | N/A | N | $1.06 per kilolitre |
| Above 4Ml treated water per average day | To recover the cost of providing water | Partial cost recovery | N/A | N | $1.17 per kilolitre |
| Untreated Water | To recover the cost of providing water | Partial cost recovery | N/A | N | $0.37 Per kilolitre |
| ***Miscellaneous*** | | | | | |
| Final Reading and Update. | To recover the cost of meter reading and update on request | Full cost recovery | 100% | N | $51.00 per property |

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CL22.261 - Attachment 3

## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Reconnection fee if breach of regulations and supply has been disconnected. | To recover the cost of disconnection and reconnection of water service | Full cost recovery | 100% | N | actual cost including overheads. |
| ***Removal of Flow Restrictors*** | | | | | |
| After Hours - Removal of Flow Restrictor: 4pm to 7am | To recover the cost of removing flow restrictors outside of normal working hours. | Full cost recovery | 100% | N | $640.00 per restrictor |
| Removal of flow restrictor - between 7am - 4pm, Monday to Friday only | To recover the cost of removing flow restrictors during standard Operational hours | Full cost recovery | 90 | N | $295.00 per restrictor |
| ***Stand pipe water sales*** | | | | | |
| To recover the cost and administration of standpipe hire and bulk water filling stations. | | | | | |
| Availability hire charges for a 25mm standpipe - quarterly | To recover the cost of purchase, maintenance and administration through the Water Account quarterly. | Full cost recovery | 100% | N | $56.00 per quarter |
| Availability hire charges for a 65mm standpipe - quarterly | To recover the cost of purchase, maintenance and administration through the Water Account quarterly. | Full cost recovery | 100% | N | $105.00 per quarter |
| Usage charge per kilolitre - for all water usage recorded through stand pipes. | To recover the cost of providing water | Full cost recovery | 100% | N | $1.90 per kilolitre |
| Usage charge per kilolitre - for all water usage recorded through Bulk Water Filling Stations | To recover a component of the cost of providing water whilst encouraging this use of fixed bulk water fillings stations in the mitigation of water mains disruptions. | Partial cost recovery | 50% | N | $0.95 per kilolitre |
| Security deposit (refundable) for 25mm standpipe hire | To ensure 25mm standpipes are returned and usage of water from standpipes is controlled and regularised | Refundable | N/A | N | $180.00 per 25mm standpipe |
| Security Deposit (refundable) for 65mm standpipe hire | To ensure 65mm standpipes are returned and usage of water from standpipes is controlled and regularised | Refundable | N/A | N | $460.00 per standpipe |
| Failure to present standpipe for annual reading of metered water use. | To recover the reasonable cost of providing a supply and capturing volumes of water used through a metered standpipe. | Full cost recovery | 100% | N | Fee calculated on the average standpipe water usage in that F/Y |

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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Purchase/replacement of access key or swipe card (access to bulk water filling stations and Wastewater Treatment Plants) | To recover the cost of purchasing keys and swipe cards and administration of the ongoing access | Full cost recovery | 100% | N | $20.00 per key |

### WATER METER AND WATER SERVICE INSTALLATIONS

***Installation of a Single Water Meter and Service***

Where water availability is an entitlement on a single unmetered lot: these charges represent the recovery of costs for installing at the property boundary the first single water meter in the size as applicable.

| | | | | | |
|---|---|---|---|---|---|
| 20mm short or long | To recover the cost of pipework upstream of water meter for a single lot | Full cost recovery | 94% | N | $135.00 per service |
| 25mm short | To recover the cost of upsizing from std 20mm | Full cost recovery | 100% | N | $210.00 per service |
| 25mm long | To recover the cost of upsizing from std 20mm | Full cost recovery | 100% | N | $1,100.00 per service |
| 32mm short | To recover the cost of upsizing from std 20mm | Full cost recovery | 100% | N | $580.00 per service |
| 32mm long | To recover the cost of upsizing from std 20mm | Full cost recovery | 100% | N | $1,830.00 per service |
| 40mm short | To recover the cost of upsizing from std 20mm | Full cost recovery | 100% | N | $1,063.00 per service |
| 40mm long | To recover the cost of upsizing from std 20mm | Full cost recovery | 100% | N | $2,353.00 per service |
| 50mm/15mm Combination short | To recover the cost of upsizing from std 20mm | Full cost recovery | 93% | N | $3,172.00 per service |
| 50mm/15mm Combination long | To recover the cost of upsizing from std 20mm | Full cost recovery | 95% | N | $4,655.00 per service |
| Installation of meter to unit/community title on private mains with bridging piece in place - one meter | To recover cost of installing first meter | Full cost recovery | 100% | N | $165.00 per meter |

***Installation of additional Water Meters and Services***

These charges represent the recovery of costs for metered services installed upon a single lot, with a water availability entitlement over and above a single metered connection. (Note: multiple water and sewer availability charges will be applicable following the connection)

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CL22.261 - Attachment 3

## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Base fee for additional metered service | To recover cost of installing additional water services (main tapping & service) to property boundary (up to 20m road reserve & 300mm main). | Full cost recovery | 100% | N | $755.00 per service plus the applicable single installation fee above based on the size and length of service required. |
| ***Installation of Water Meters or Services on New Developments*** | | | | | |
| Recovery of costs for main tapping, service to the property boundary and meter installation. | | | | | |
| Base Fee for a water meter service at a new Development. | To recover cost of installing additional water services (main tapping & service) to property boundary (up to 20m road reserve & 300mm main). | Full cost recovery | 100% | N | $755.00 per service plus the applicable single installation fee above based on the size and length of service required. |
| Installation of meter to unit/community title on private mains - additional meters (each) | To recover cost of installing subsequent meters | Full cost recovery | 96% | N | $136.00 per meter |
| Contribution towards installation/connection of 20mm metered service where service line has been installed by Developer during the construction stage of the new development. | To recover cost of installing/connecting a 20mm metered service where service line installed by developer in accordance with Shoalhaven Water approval. | Full cost recovery | 100% | N | $206.00 Cost to extend service above ground and connect meter/stdpipe etc. |
| ***Install Water Meters on a Manifold*** | | | | | |
| Includes all costs for standard manifold metering | | | | | |
| 25mm Short service with 2 x 20mm meters | To recover the cost of supplying and installing meters | Full cost recovery | 100% | N | $575.00 |
| 25mm long service with 2 x 20mm meters | To recover the cost of supplying and installing meters | Full cost recovery | 100% | N | $1,365.00 |
| 32mm short service with 3 x 20mm meters | To recover the cost of supplying and installing meters | Full cost recovery | 100% | N | $870.00 |
| 32mm long service with 3 x 20mm meters | To recover the cost of supplying and installing meters | Full cost recovery | 100% | N | $2,045.00 |
| 40mm short service with 4 x 20mm meters | To recover the cost of supplying and installing meters | Full cost recovery | 100% | N | $1,210.00 |
| 40mm long service with 4 x 20mm meters | To recover the cost of supplying and installing meters | Full cost recovery | 100% | N | $2,395.00 |



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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| 50mm short service with 5 x 20mm meters | To recover the cost of supplying and installing meters | Full cost recovery | 100% | N | $1,660.00 |
| 50mm long service with 5 x 20mm meters | To recover the cost of supplying and installing meters | Full cost recovery | 100% | N | $2,945.00 |
| 50mm short service with 6 x 20mm meters | To recover the cost of supplying and installing meters | Full cost recovery | 100% | N | $1,850.00 |
| 50mm long service with 6 x 20mm meters | To recover the cost of supplying and installing meters | Full cost recovery | 100% | N | $3,140.00 |
| Manifold installation non standard | To recover the cost of supplying and installing meters | Full cost recovery | 100% | N | as quoted based on actual cost including overheads. |
| ***Miscellaneous*** | | | | | |
| Installation of "smart or remote" water metering to multi level or multiple properties. | To recover the cost of supplying and installing "smart or remote" water meters and associated software. | Full cost recovery | 100% | N | as quoted based on actual cost including overheads. |
| Install non standard meters, services or connections not listed or outside of purpose and or standards. | To recover cost of installation and supply | Full cost recovery | 100% | N | as quoted based on actual cost including overheads. |
| Install large meter & service (>50mm diameter) | To recover the cost of supplying and installing large meters | Full cost recovery | 100% | N | as quoted based on actual cost including overheads. |
| Supply & install meter cock and lock for a metered service - includes key for owner | To recover cost of labour and materials | Full cost recovery | 100% | N | As quoted based on actual cost in the case of deliberate damage |
| Lower a 20mm service into a pit with plastic lid - at time of installation | To recover cost of materials | Full cost recovery | 76% | N | $62.00 |
| Lower a 20mm service into a pit with metal lid - at time of installation | To recover cost of materials | Full cost recovery | 100% | N | $130.00 |
| Lower a 20mm service into a pit with plastic lid - not at time of installation | To recover cost of labour and materials associated with lowering meter | Full cost recovery | 91% | N | $260.00 |
| Lower a 20mm service into a pit with metal lid - not at time of installation | To recover cost of labour and materials associated with lowering meter | Full cost recovery | 100% | N | $320.00 |
| Move horizontally or vertically a 20mm service up to 1 metre in distance - not at time of installation | To recover cost of labour and materials associated with moving a meter. | Full cost recovery | 94% | N | $195.00 |
| Move horizontally or vertically a 20mm service more than 1 metre in distance - not at time of installation. | To recover the cost of labour and materials. | Full cost recovery | 100% | N | $890.00 |



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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Move horizontally or vertically a 25mm or larger service- not at time of installation | To recover cost of labour and materials | Full cost recovery | 100% | N | As quoted based on actual cost including overheads. |
| 25mm meter replacement to residential property | Purchase difference between 20mm and 25mm meter and fittings | Full cost recovery | 93% | N | $85.00 per water meter |
| **BACKFLOW PREVENTION** | | | | | |
| ***Initial Device Registration*** | | | | | |
| Initial Device Inspection & Registration - 1-3 devices | To recover the cost of the initial device inspection and registration | Full cost recovery | 100% | N | $175.00 per visit |
| Initial Device Inspection & Registration - 4-9 devices | To recover the cost of the initial device inspection and registration | Full cost recovery | 78% | N | $202.00 per visit |
| Initial Device Inspection & Registration - 10+ devices | To recover the cost of the initial device inspection and registration | Full cost recovery | 78% | N | $232.00 per visit |
| ***Renew Device Registration*** | | | | | |
| Annual Device Registration - 1-3 devices | To cover the cost of maintaining the device registration | Full cost recovery | 100 | N | $44.00 per annum |
| Annual Device Registration - 4-9 devices | To cover the cost of maintaining the device registration | Full cost recovery | 75% | N | $76.20 per annum |
| Annual Device Registration - 10+ devices | To cover the cost of maintaining the device registration | Full cost recovery | 77% | N | $102.80 per annum |
| Late Device Testing/ Registration per device | To cover administration costs in following up devices which have not been tested/ registered following the initial reminder. | Full cost recovery | 100% | N | $100.00 per month, per device |
| ***Miscellaneous*** | | | | | |
| Testing of backflow device by Shoalhaven Water | To recover the costs associated with undertaking the test of backflow devices which are overdue for annual testing to ensure the safeguard and protection of public water supplies. | Full cost recovery | 100% | N | $230.00 per device |

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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Purchase of Backflow Test and Maintenance Report Books | To cover the cost of supplying a book | Full cost recovery | 100% | N | $25.00 per book |

### WATER METER TESTING

***Water meter testing fee***

By NATA Accredited Laboratory - Section 158 Local Government (General) Regulation 2005.

| | | | | | |
|---|---|---|---|---|---|
| Water Meter Accuracy Testing Fee (Non-NATA Test Method undertaken by Shoalhaven Water)20mm and 25mm meters only. | To recover the cost of water meter testing by Shoalhaven Water | Full cost recovery | 91% | N | $215.00 per meter |
| 20mm - Non Combination Meter tested by NATA accredited testing facility | To recover the cost of disconnecting meter, administration, freight, structural and performance testing by independent NATA laboratory | Full cost recovery | 100% | N | as quoted per meter based on actual cost |
| 25mm - Non Combination Meter tested by NATA accredited testing facility | To recover the cost of disconnecting meter, administration, freight, structural and performance testing by independent NATA laboratory | Full cost recovery | 100% | N | as quoted per meter based on actual cost |
| Water Meter in sizes 32mm to 200mm (combination and non combination) and Standpipes tested by NATA accredited testing facility | To recover the cost of disconnecting meter, administration, freight, structural and performance testing by independent NATA laboratory. | Full cost recovery | 100% | N | as quoted per meter based on actual cost |

## SEWERAGE

### SEWER AVAILABILITY

Annual Charge (invoiced quarterly or monthly as applicable)for the provision of sewerage services.

***General***



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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Sewer Availability Charge - Vacant Land | Annual Charge for the provision of sewerage services to land situated within 75 metres of Council Sewer Main | Full cost recovery | 100% | N | $910.00 per annum |
| Sewer Availability Charge - 20mm | | Full cost recovery | 100% | N | $910.00 per water meter |
| Sewer Availability Charge (non-residential) - 25mm | | Full cost recovery | 100% | N | $1,269.00 per water meter |
| Sewer Availability Charge (non-residential)- 32mm | | Full cost recovery | 100% | N | $1,938.00 per water meter |
| Sewer Availability Charge (non-residential) - 40mm | | Full cost recovery | 100% | N | $2,570.00 per water meter |
| Sewer Availability Charge (non-residential) - 50mm | | Full cost recovery | 100% | N | $3,635.00 per water meter |
| Sewer Availability Charge (non-residential) - 80mm | | Full cost recovery | 100% | N | $7,499.00 per water meter |
| Sewer Availability Charge (non-residential) - 100mm | | Full cost recovery | 100% | N | $10,751.00 per water meter |
| Sewer Availability Charge (non-residential) - 150mm | | Full cost recovery | 100% | N | $18,527.00 per water meter |
| Sewer Availability Charge (non-residential) - 200mm | | Full cost recovery | 100% | N | $28,744.00 per water meter |
| **SEWER CHARGES** | | | | | |
| ***Non Residential Sewer Usage Charge*** | | | | | |
| Sewer Usage Charge - Metered water usage in the meter reading period and the applicable discharge factor | To recover the cost associated with converting non residential metered water to sewerage discharge | Full cost recovery | 60% | N | $2.00 price per kilolitre(kl) |
| Sewer Usage Charge - Sewer flow metered volume in the reading period. | To recover the cost associated with treating non residential discharge to the sewer recorded through a sewer flow meter pursuant to Clause 143 of the Local Government (General) Regulation 2005. | Full cost recovery | 60% | N | $2.00 price per kilolitre (kl) |
| ***Sewer Diagram*** | | | | | |
| Sewer Mains Diagram | Provide plan of location of Council sewer for conveyancing purposes on Council letterhead A4 in a clear and legible format in accordance with Conveyancing Act 1919 and Conveyancing (Sale of Land) Regulation 2017 | Full cost recovery | 100% | N | $39.00 per diagram |

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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| **LIQUID TRADE WASTE DISCHARGE TO SEWER** | | | | | |
| ***Application fees*** | | | | | |
| To recover the cost of administration and technical services in processing applications.<br>Council may apply an adjusted fee where there are multiple businesses or activities on the one property. | | | | | |
| Renewal of approval - where application details are substantially unchanged. | Reviewing and processing approval. | Full cost recovery | 100% | N | per application |
| Category 1A - Low Risk Dischargers with nil or minimal pre-treatment. | Processing Application | Full cost recovery | 100% | N | $112.00 per application |
| Category 1B - Low Risk Dischargers requiring pre-treatment | Processing Application | Full cost recovery | 100% | N | $297.00 per application |
| Category 2A & 2B - Medium Risk Dischargers with prescribed pre-treatment (2A) or without prescribed pre-treatment (2B) | Processing Application | Full cost recovery | 100% | N | $335.00 per application |
| Category 2S - Dischargers of Septic Tank and Pan Waste (Includes Chemical Toilet, Ship-to-shore Pump-out, Septic Effluent and/or Septage Wastes) | Processing Application | Full cost recovery | 100% | N | $335.00 per application |
| Category 3A - High Risk/Industrial/ Large Dischargers (less complex pre-treatment equipment) | Processing Application | Full cost recovery | 100% | N | $416.00 per application |
| Category 3B - High Risk/ Industrial/Large Dischargers (Complex or specialised pre-treatment equipment). | Processing Application | Full cost recovery | 100% | N | $800.00 per application |
| Groundwater (contaminated groundwater/stormwater where approved by Department of Planning & Environment and Council) | Processing application | Full cost recovery | 100% | N | per application. Fee dependant on complexity of pre-treatment equipment or processes, as for Category 3A and 3B. |
| ***Annual Fees*** | | | | | |
| Annual charge to recover the cost associated with administration and monitoring of liquid trade waste dischargers (charge invoiced quarterly or monthly as applicable). Council may apply an adjusted annual charge where there are multiple businesses or activities on the one property. | | | | | |
| Multi activity property containing any combination of category 1A, 1B, 2A, 2B or 2S dischargers - 10+ dischargers. | To recover costs for administration/monitoring. | Full cost recovery | 100% | N | $696.00 per annum |
| Multi activity property containing any combination of category 1A, 1B, 2A, 2B or 2S dischargers - 4-6 dischargers. | To recover costs for administration/monitoring. | Full cost recovery | 100% | N | $348.00 per annum |

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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Multi activity property containing any combination of category 1A, 1B, 2A, 2B or 2S dischargers - 7-9 dischargers. | To recover costs for administration/monitoring. | Full cost recovery | 100% | N | $522.00 per annum |
| Category 1A - Low Risk Dischargers with nil or minimal pre-treatment. | To recover costs for administration/monitoring. | Full cost recovery | 100% | N | $58.00 per annum |
| Category 1B - Low Risk Dischargers requiring pre-treatment | To recover costs for administration/monitoring. | Full cost recovery | 100% | N | $142.00 per annum |
| Category 2A & 2B - Medium Risk Dischargers with prescribed pre-treatment (2A) or without prescribed pre-treatment (2B) | To recover costs for administration/monitoring. | Full cost recovery | 100% | N | $174.00 per annum |
| Category 2S - Dischargers of Septic Tank and Pan Waste (Includes Chemical Toilet, Ship-to-shore Pump-out, Septic Effluent and/or Septage Wastes) | To recover costs for administration/monitoring. | Full cost recovery | 100% | N | $174.00 per annum |
| Multi activity property containing any combination of category 1A,1B,2A,2B or 2S dischargers - up to 3 dischargers. | To recover costs for administration/monitoring. | Full cost recovery | 100% | N | $174.00 per annum |
| Category 3A - High Risk/Industrial/Large Dischargers (less complex pre-treatment equipment, simple, single processes) | To recover costs for administration/monitoring. | Full cost recovery | 100% | N | $220.00 per annum |
| Category 3B - High Risk/ Industrial/Large Dischargers (Complex or specialised pre-treatment equipment or multiple processes). | To recover costs for administration/monitoring. | Full cost recovery | 100% | N | $750.00 per annum |
| Groundwater (contaminated groundwater/stormwater where approved by Department of Planning & Environment and Council) | To recover costs for administration/monitoring. | Full cost recovery | 100% | N | per annum. Fee dependant on complexity of pre-treatment equipment or processes, as for Category 3A and 3B. |

***Re-Inspection Fees***

To recover the cost to verify compliance. Costs for monitoring the discharge may also be recovered from the discharger.

| | | | | | |
|---|---|---|---|---|---|
| Category 1A - Low Risk Dischargers with nil or minimal pre-treatment. | To recover cost of re-inspection | Full cost recovery | 100% | N | $51.00 per re-inspection |
| Category 1B - Low Risk Dischargers requiring pre-treatment | To recover cost of re-inspection | Full cost recovery | 100% | N | $80.00 per re inspection |
| Category 2A & 2B - Medium Risk Dischargers with prescribed pre-treatment (2A) or without prescribed pre-treatment (2B) | To recover cost of re-inspection | Full cost recovery | 100% | N | $94.00 per re-inspection |

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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Category 2S - Dischargers of Septic Tank and Pan Waste (Includes Chemical Toilet, Ship-to-shore Pump-out, Septic Effluent and/or Septage Wastes) | To recover cost of re-inspection | Full cost recovery | 100% | N | $94.00 per re-inspection |
| Category 3A - High Risk/Industrial/Large Dischargers (less complex pre-treatment equipment) | To recover cost of re-inspection | Full cost recovery | 100% | N | $125.00 per re-inspection |
| Category 3B - High Risk/Industrial/Large Dischargers (Complex or specialised pre-treatment equipment). | To recover cost of re-inspection | Full cost recovery | 100% | N | $219.00 per re-inspection |
| Groundwater (contaminated groundwater/stormwater where approved by Department of Planning & Environment and Council) | To recover cost of re-inspection | Full cost recovery | 100% | N | per re-inspection. Fee charge dependant on complexity of pre-treatment equipment or processes, as for Category 3A and 3B. |
| ***Usage Charges*** | | | | | |
| To recover the additional cost of transporting and processing liquid trade waste. | | | | | |
| Liquid Food Composter Unit Dischargers | No longer required due to change in liquid trade waste guidelines. Fee to be deleted. | Interim charge introduced prior to change of liquid trade waste guidelines. This fee now to be deleted, is covered in category 3 fees | N/A | N | |
| Category 1A/1B - Low Risk Dischargers | | Set by Act/Regulation | 100% | N | no charge applicable |
| Non-compliance Category 1A/1B - Low Risk Dischargers | To recover costs associated with processing liquid trade waste through the sewerage system and treating at Sewage Treatment Plants. Discharger is not meeting requirements. | Set by Act/Regulation | N/A | N | $1.91 per kilolitre |
| Category 2A discharger - Medium Risk Dischargers with prescribed pre-treatment | To recover costs associated with processing liquid trade waste through the sewerage system and treating at Sewage Treatment Plants. | Set by Act/Regulation | N/A | N | $1.91 per kilolitre |

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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Category 2B - Medium Risk Dischargers without prescribed pre-treatment | To recover costs associated with processing liquid trade waste through the sewerage system and treating at Sewage Treatment Plants. Discharger has exception approval or does not have appropriate pre-treatment equipment. | Set by Act/Regulation | N/A | N | $17.75 per kilolitre |
| Non-compliance Category 2A - Medium Risk Dischargers | To recover costs associated with processing liquid trade waste through the sewerage system and treating at Sewage Treatment Plants. Discharger is not meeting requirements. | Set by Act/Regulation | N/A | N | $17.75 per kilolitre |
| Category 2S - Chemical Toilet Waste | To recover costs associated with processing chemical toilet waste through the sewerage system and treating at Sewage Treatment Plants. | Set by Act/Regulation | 100% | N | $19.15 per kilolitre |
| Ground water (contaminated groundwater/stormwater where approved by Department of Planning & Environment and Council) | To cover the costs associated with processing groundwater/ stormwater through the sewerage system and treating in Sewage Treatment Plants | Set by Act/Regulation | N/A | N | $17.75 per kilolitre |
| Food Waste Disposal Unit Dischargers | To recover cost for treating additional waste introduced to the wastewater system. New installations of food waste disposal units are not permitted. This charge is for existing units that have Council approval. | Set by Act/Regulation | 100% | N | $33.00 per bed per year |

***Excess Mass Charge***

To recover the additional cost of transporting and processing liquid trade waste for category 3A & 3B discharges

| | | | | | |
|---|---|---|---|---|---|
| Category 3A & 3B Discharger - High Risk/Industrial/Large Dischargers | To recover costs associated with processing liquid trade waste through the sewerage system and treating at Sewage Treatment Plants | Set by Act/Regulation | N/A | N | Charging rate as per the list below. Refer also to Council's Liquid Trade Waste Policy for calculation of total charge. |



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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Non-compliance Category 3A & 3B Discharger - High Risk/Industrial/Large Dischargers | To recover costs associated with processing liquid trade waste through the sewerage system and treating at Sewage Treatment Plants. Discharger is not meeting requirements. | Set by Act/Regulation | N/A | N | Charging rate as per the list below. Refer also to Council's Liquid Trade Waste Policy for calculation of total charge. |
| Aluminium | | Set by Act/Regulation | N/A | N | $0.85 per kilogram |
| Ammonia (as Nitrogen) | | Set by Act/Regulation | N/A | N | $2.54 per kilogram |
| Arsenic | | Set by Act/Regulation | N/A | N | $86.17 per kilogram |
| Barium | | Set by Act/Regulation | 100% | N | $43.08 per kilogram |
| Biochemical Oxygen Demand (5 day test) | | Set by Act/Regulation | N/A | N | $0.86 per kilogram |
| Boron | | Set by Act/Regulation | N/A | N | $0.86 per kilogram |
| Bromine | | Set by Act/Regulation | N/A | N | $17.24 per kilogram |
| Cadmium | | Set by Act/Regulation | N/A | N | $28.00 per kilogram |
| Chlorinated Hydrocarbons | | Set by Act/Regulation | N/A | N | $43.08 per kilogram |
| Chlorinated Phenolics | | Set by Act/Regulation | N/A | N | $1,723.00 per kilogram |
| Chlorine | | Set by Act/Regulation | N/A | N | $1.76 per kilogram |
| Chromium | | Set by Act/Regulation | N/A | N | $28.72 per kilogram |
| Cobalt | | Set by Act/Regulation | N/A | N | $17.54 per kilogram |
| Copper | | Set by Act/Regulation | N/A | N | $17.54 per kilogram |
| Cyanide | | Set by Act/Regulation | N/A | N | $86.17 per kilogram |
| Detergent (as Methylene Blue Active Substances, MBAS) | | Set by Act/Regulation | N/A | N | $0.86 per kilogram |
| Fluoride | | Set by Act/Regulation | N/A | N | $4.30 per kilogram |
| Formaldehyde | | Set by Act/Regulation | N/A | N | $1.76 per kilogram |
| Herbicides/Defoliants | | Set by Act/Regulation | N/A | N | $862.00 per kilogram |
| Iron | | Set by Act/Regulation | N/A | N | $1.76 per kilogram |

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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Lead | | Set by Act/Regulation | N/A | N | $43.08 per kilogram |
| Lithium | | Set by Act/Regulation | N/A | N | $8.62 per kilogram |
| Manganese | | Set by Act/Regulation | N/A | N | $8.62 per kilogram |
| Mercaptans | | Set by Act/Regulation | N/A | N | $86.17 per kilogram |
| Mercury | | Set by Act/Regulation | N/A | N | $2,871.00 per kilogram |
| Molybdenum | | Set by Act/Regulation | N/A | N | $0.86 per kilogram |
| Nickel | | Set by Act/Regulation | N/A | N | $28.72 per kilogram |
| Nitrogen (as Total Kjeldahl Nitrogen, TKN) | | Set by Act/Regulation | N/A | N | $0.85 per kilogram |
| Oil and Grease (Total) | | Set by Act/Regulation | N/A | N | $1.55 per kilogram |
| Organoarsenic Compounds | | Set by Act/Regulation | N/A | N | $862.00 per kilogram |
| Pesticides | | Set by Act/Regulation | N/A | N | $862.00 per kilogram |
| Petroleum hydrocarbons | | Set by Act/Regulation | N/A | N | $2.88 per kilogram |
| pH (for pH out of range) | | Set by Act/Regulation | N/A | N | $0.50 per kilolitre |
| Phenolic compounds | | Set by Act/Regulation | N/A | N | $8.62 per kilogram |
| Phosphorus (Total P) | | Set by Act/Regulation | N/A | N | $1.76 per kilogram |
| Polynuclear Aromatic Hydrocarbons | | Set by Act/Regulation | N/A | N | $17.54 per kilogram |
| Selenium | | Set by Act/Regulation | N/A | N | $60.63 per kilogram |
| Silver | | Set by Act/Regulation | N/A | N | $1.59 per kilogram |
| Sulphate (SO4) | | Set by Act/Regulation | N/A | N | $0.40 per kilogram |
| Sulphite (SO3) | | Set by Act/Regulation | N/A | N | $1.91 per kilogram |
| Sulphide (S) | | Set by Act/Regulation | N/A | N | $1.76 per kilogram |
| Suspended Solids (SS) | | Set by Act/Regulation | N/A | N | $1.11 per kilogram |
| Thiosulphate | | Set by Act/Regulation | N/A | N | $0.31 per kilogram |
| Tin | | Set by Act/Regulation | N/A | N | $8.62 per kilogram |



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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Total Dissolved Solids (TDS) | | Set by Act/Regulation | N/A | N | $0.25 per kilogram |
| Uranium | | Set by Act/Regulation | N/A | N | $8.62 per kilogram |
| Zinc | | Set by Act/Regulation | N/A | N | $17.54 per kilogram |

### SANITARY EFFLUENT REMOVAL CHARGES

***Effluent Removal Charges (first 2,500 litres levied in Access Charge)***

| | | | | | |
|---|---|---|---|---|---|
| Properties with Bi-Weekly service | Annual cost of providing service to all commercial and residential properties | Full cost recovery | 100% | N | $7,265.00 per annum |
| Properties with a Weekly service | Annual cost of providing service to all commercial and residential properties | Full cost recovery | 100% | N | $3,645.00 per annum |
| Properties with a 2 Weekly service | Annual cost of providing service to all commercial and residential properties | Full cost recovery | 100% | N | $1,815.00 per annum |
| Properties with a 3 Weekly service | Annual cost of providing service to all commercial and residential properties | Full cost recovery | 100% | N | $1,190.00 per annum |
| Properties with a 4 Weekly service | Annual cost of providing service to all commercial and residential properties | Full cost recovery | 100% | N | $910.00 per annum |
| Properties with a 5 Weekly service | Annual cost of providing service to all commercial and residential properties | Full cost recovery | 100% | N | $700.00 per annum |
| Properties with a 6 Weekly service | Annual cost of providing service to all commercial and residential properties | Full cost recovery | 100% | N | $565.00 per annum |



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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Properties with a 7 Weekly service | Annual cost of providing service to all commercial and residential properties | Full cost recovery | 100% | N | $485.00 per annum |
| Properties with an 8 Weekly service | Annual cost of providing service to all commercial and residential properties | Full cost recovery | 100% | N | $420.00 per annum |
| ***Charges for each additional 100 litres extracted over 2,500 litres*** | | | | | |
| Residential Properties | To recover and treat residential quality effluent | Full cost recovery | 100% | N | $2.24 per 100 litres |
| Commercial Properties | To recover and treat commercially higher standard effluent | Full cost recovery | 100% | N | $2.40 per 100 litres |
| ***Effluent Removal Charges - Extra Pumpout Service (first 2,500 litres levied in Charge)*** | | | | | |
| Extra effluent pumpout service (first 2,500 litres) | | Full cost recovery | 100% | N | $95.00 per service |
| ***Charges for each additional 100 litres extracted over 2,500 litres - Extra Pumpout Service*** | | | | | |
| Residential Properties | | Full cost recovery | 100% | N | $2.24 per 100 litres |
| Commercial Properties | | Full cost recovery | 100% | N | $2.40 per 100 litres |
| ***Septic Tank and Aerated System Cleanouts*** | | | | | |
| Includes cleanout services for all on-site sewerage management systems and effluent tanks for customers not on Councils effluent pumpout program. | | | | | |
| Septic tank cleanout up to 6,000 litres | Cleanout of a residential standard size tank | Full cost recovery | 100% | N | $470.00 pre-paid per tank |
| Septic tank cleanout >6,000 litres but <8,000 litres | | Full cost recovery | 100% | N | $625.00 pre paid per tank |
| Cleanout of Aerated System up to 8,000 litres | | Full cost recovery | 100% | N | $635.00 pre paid per tank |
| Cleanout - Large or non-standard treatment system - capacity greater than 8,000L; Weekday rate - (minimum 2 hour charge) | Contracted cleanout of large commercial designed systems and disposal of waste to Bomaderry plus the volumetric charge per 1,000 litres as shown for approved dischargers within Miscellaneous below. | Full cost recovery | 100% | N | $235.00 per hour yard to yard |



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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Cleanout - Large or non-standard treatment system - capacity greater than 8,000L; Weekend rate - (minimum 2 hour charge) | Contracted cleanout of large commercial designed systems and disposal of waste to Bomaderry plus the volumetric charge per 1,000 litres as shown for approved dischargers within Miscellaneous below. | Full cost recovery | 100% | N | $310.00 per hour yard to yard |
| ***Miscellaneous*** | | | | | |
| Disposal of effluent, septic sludge and chemical toilet waste by approved dischargers to Sewerage Treatment Plants according to the permissions contained within individual discharger approvals. | To recover the costs of access, administration, treatment and disposal of septic wastes. | Full cost recovery | 100% | N | $4.75 on the size of the tank per 1,000L |
| Effluent Removal Charges - ad hoc request (non- Council customer) - completed within 72 hours | To recover the cost of attending to an additional service for customers NOT on Council's regular pumpout service | Full cost recovery | 100% | N | $240.00 per hour yard to yard, plus applicable charge for litres extracted |
| Effluent Removal Charges - ad hoc request (non- Council customer) –- Volumetric charge - Residential Customer | To recover and treat residential quality effluent | Full cost recovery | 100% | N | $2.24 per 100 litres |
| Effluent Removal Charges - ad hoc request (non- Council customer) -Volumetric charge - Commercial Customer | To recover and treat commercially higher standard effluent | Full cost recovery | 100% | N | $2.40 per 100 litres |
| Call out fee for the disposal of effluent or septic sludge waste outside of the hours 0730 to 1500 Monday to Friday and public holidays or where one day prior notice has not been provided. Plus the applicable charge per 1000 litres. | To recover the costs of access to the applicable Sewerage Treatment Plant after hours. | Full cost recovery | 100% | N | $130.00 per visit |
| Emergency Service Septic/Swimming Pool Cleanout, Effluent/Swimming Pool Pumpout (within 24 hours) | To recover the costs of providing a priority service to access, administer, treat and dispose of waste. | Full cost recovery | 100% | N | $210.00 per service plus the applicable litres or the cleanout charges |
| Pumpout of swimming pools at residential properties in non sewered areas by effluent tanker | To recover the costs of providing a service to access, administer, treat and dispose of swimming pool waste. | Full cost recovery | 100% | N | $3.15 per 100 litres plus the extra effluent charge (nil 2,500 litre allowance) |



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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Pumpout of swimming pools at properties in non sewered areas by cleanout tanker | To recover the costs of providing a service to access, administer, treat and dispose of swimming pool waste to Bomaderry STP from difficult to reach or commercial properties | Full cost recovery | 100% | N | per hour as quoted |

## WATER SUPPLY AND SEWERAGE

### WATER SUPPLY AND SEWERAGE WORKS – FOR NEW DEVELOPMENT

***All Chargeable Works:- on costs to be calculated for:***

| | | | | | |
|---|---|---|---|---|---|
| Labour and normal on costs as per ledger - percentage total cost project | To recover costs | Full cost recovery | 100% | N | 40% of total cost |
| Other charges to funds - Plant | To recover costs | Full cost recovery | 100% | N | 20% of total cost |
| Other charges to funds – Materials | To recover costs | Full cost recovery | 100% | N | 16% of total cost |

***Certificate of compliance fees***

| | | | | | |
|---|---|---|---|---|---|
| Residential Development | To recover the cost in processing the Notice and Certificate of Compliance. Covers each dwelling of a dual occupancy and multi dwelling sites | Full cost recovery | 100% | N | $187.00 $187.00/dwelling to a maximum of $749.00. These fees apply per stage of the development. Payable at application stage. |
| Subdivisions | To recover the cost in processing the Notice and Certificate of Compliance for the subdivision (any type of subdivision) | Full cost recovery | 100% | N | $94.00 $94.00 per lot. Payable at application stage. |
| Development (excluding Residential/Commercial/Industrial/Caravan Park/Tourism) | To recover the cost in processing the Notice and Certificate of Compliance for the development (eg, Pool near sewer) | Full cost recovery | 100% | N | $187.00 $187.00/application or stage of the development. Payable at application stage. |



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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Exempt / Complying Development | To recover the cost in processing the Notice and Certificate of Compliance. Covers each development or per lot or per dwelling | Full cost recovery | 100% | N | $187.00 $187.00 per dwelling or per lot (for subdivision or development (where development is other than dwelling/s or lot/s). Payable at application stage. |
| Industrial or Commercial Developments less than 1000m2 | To recover the cost in processing the Notice and Certificate of Compliance. Covers each type of Commercial/Industrial development | Full cost recovery | 100% | N | $187.00 $187.00 per stage of the development (gross floor area or gross development area). Payable at application stage. |
| Industrial or Commercial Developments greater than 1000m2 | To recover the cost in processing the Notice and Certificate of Compliance. Covers each type of Commercial/Industrial development. | Full cost recovery | 100% | N | $375.00 $375.00 per stage of the development (gross floor area or gross development area). Payable at application stage. |
| Nil Conditions Development | No fee applies to developments which do not require a Notice or Certificate of Compliance | No Fee Applies | 0 | N | |
| Amendment to Notice for Approved Development | To recover the cost in processing the amendment/s of a Notice. Covers any type of development. This fee is to apply to each amendment to a Notice of an approved development. | Full cost recovery | 100% | N | 26% of the fee applied for the type of development per amendment to the Water Development Notice. Payable at application stage. |
| Caravan Park / Tourist Developments | To recover the cost in processing the Notice and Certificate of Compliance. Covers each dwelling/cabin/caravan site/camping site/etc. | Full cost recovery | 100% | N | $94.00 $94.00 per dwelling/cabin/caravan site/camping site/etc to a maximum of $455.00. The fee applies to each stage of a development where staged. Payable at application stage. |
| ***Inspection of works, eg. subdivisions, developments*** | | | | | |
| For administration/processing of water and sewerage works | To recover cost of administration required by Council for works carried out by external party | Full cost recovery | 100% | N | $98.00 per hour + $0.84/km (travel) |
| For inspection/processing of water and sewer infrastructure | To recover the cost of inspections required by Council for works carried out by external party | Full cost recovery | 100% | N | $98.00 per hour + $0.84 per km (travel) |

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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| ***Investigation of water & sewerage systems,*** | | | | | |
| Water Pressure Certificates | To recover the cost of providing water pressure information | Full cost recovery | 94% | N | $235.00 minimum charge for up to 2.0 hours + $125.00 per hour or part thereof thereafter |
| ***Maintenance Bond (Water and sewerage works)*** | | | | | |
| Bond for works > $79,950 | A bond is to be lodged with Council to cover defects in construction works which may arise within the maintenance period and/or for any other outstanding matters relating to the delivery of assets to Council per the design approval or contract. | Refundable | N/A | N | 5% cost of works or per asset type |
| Minimum Bond - Works less than $10,000 | A bond is to be lodged with Council to cover defects in construction works which may arise within the maintenance period and/or for any other outstanding matters relating to the delivery of assets to Council per the design approval or contract. | Refundable | N/A | N | $2,593.00 per asset type |
| Minimum Bond - Works greater than $10,000 and less than $79,950 | A bond is to be lodged with Council to cover defects in construction works which may arise within the maintenance period and/or for any other outstanding matters relating to the delivery of assets to Council per the design approval or contract. | Refundable | N/A | N | $3,998.00 per asset type |
| ***Major construction works, involving an in service water main, and which must be undertaken by Council and will result in interruptions to supply*** | | | | | |
| Works undertaken by Council. | To recover costs | Full cost recovery | 100% | N | actual cost including overheads |
| Cut in Sewer Junction to existing sewer main to service new lot | To recover cost of works | Full cost recovery | 100% | N | actual cost including overheads |
| ***Miscellaneous*** | | | | | |



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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Charge for installation of pressure sewer systems to properties | To recover the cost of administration & installation of pressure sewer units and associated works on individual properties | Full cost recovery | 100% | N | As quoted based on design requirements, terrain conditions or property needs. |
| Engineering survey for water or sewer construction | To recover full cost of survey | Full cost recovery | 100% | N | $98.00 per hour + $75.00 per hour for survey assistant + vehicle per Council charge out rate |
| Research Information for Development Application (DA and/or CDC and/or SF) release and/or progress and/or issue of Certificate of Compliance | Research information/data/receipts /etc for DA and/or CDC and/or SF release/progression/certificate of compliance where such information is not provided by applicant/developer | Full cost recovery | 100% | N | $98.00 per hour |
| Supervision of Water Supply and/or Sewerage Construction | To recover full cost of supervision | Full cost recovery | 100% | N | $98.00 + vehicle cost per Council charge out rate |
| ***Plan checking*** | | | | | |
| Water design checking - Water design plans | To recover the cost of checking water supply design for a development prepared by external consultants | Full cost recovery | 100% | N | $98.00 per hour |
| Sewer design checking - Water design plans | To recover the cost of checking sewer designs for a development prepared by external consultants | Full cost recovery | 100% | N | $98.00 per hour |
| Sewer pumping station design (with design calculations & report supplied) | To recover the cost of checking sewer design for a development prepared by external consultant | Full cost recovery | 100% | N | $125.00 per hour |
| Building Over Sewer Plan Checking | To recover the cost of checking building over sewer designs prepared by others | Full cost recovery | 83.4% | N | $204.00 minimum charge for up to 2.5 hours + $98.00 per hour thereafter |
| **MISCELLANEOUS** | | | | | |
| ***General*** | | | | | |
| Backlog Sewerage Schemes - Connection of Properties Offer of Assistance | Connection costs including plumbing, drainage fee, cleanout and decommission of onsite waste system | Full cost recovery | 100% | N | actual cost on production of valid invoice and application |

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## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Installation of sewer junction to serve a property | To recover the cost of the installation of a sewer junction to serve a property (including investigation, survey, preparation of plan/s & documentation, etc) | Full cost recovery | 100% | N | Actual cost plus overheads |
| Standard Sewage Pumping Station (SPS) Design Drawings | Use of Standard Sewage Pumping Station Drawings as specified in agreement<br>(These drawings are general and will require modification for the specific site. Additional drawings will need to be prepared by the applicant for the specific site.) | Full cost recovery | 100% | Y | $975.70 minimum per application |

### SECTION 64 CONTRIBUTIONS OR SEPARATE SYSTEM CONNECTION FEE

#### WATER SUPPLY CONTRIBUTIONS PER EQUIVALENT TENEMENT (EXCEPT WHERE OTHERWISE INDICATED)

***Project***

| | | | | | |
|---|---|---|---|---|---|
| 44 WATR 0003 - Water Supply Infrastructure : Development Servicing Plan (DSP) City Wide Charge, and/or Separate System Connection Fee for Water Supply Infrastructure | To recover cost for water supply infrastructure in accordance with adopted Water Supply DSP, and/or<br>to recover cost for water supply infrastructure where connection approved outside the DSP process | Full cost recovery | 84% | N | $6,578.00 per ET |
| Future Water Supply projects as Determined | Full cost recovery | Full cost recovery | 100% | N | As determined by Council |

#### SEWERAGE CONTRIBUTIONS PER EQUIVALENT TENEMENT (EXCEPT WHERE OTHERWISE INDICATED) OR SEPARATE CONNECTION

***Project***

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CL22.261 - Attachment 3

## SHOALHAVEN WATER

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| 80 SEWR 0003 Sewerage Infrastructure : Development Servicing Plan (DSP) City Wide Charge and/or Separate System Connection Fee for sewerage infrastructure | To recover cost for sewerage infrastructure development works in accordance with adopted DSP for sewerage services, and/or<br>to recover cost for sewerage infrastructure where connection approved outside the DSP process | Partial cost recovery | 84% | N | $8,339.00 per ET |
| 77 SEWR003- Nebraska Estate Stage 1 Park Rd area St Georges Basin - Sewerage Infrastructure | Full cost recovery | Full cost recovery | 94% | N | $8,339.00 plus special charge per ET paid up front or an annual charge (Section 501 LGA, 1993 for 8 yrs @ 10% pa (being $1,157 pa)). This fee does not include the applicable sewerage headworks charge. |
| Future Sewerage Projects - Special augmentations and extensions and new pump stations and Reticulated Mains to serve new development | Full cost of recovery | Full cost recovery | 100% | N | As determined by Council |

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| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

# TOURISM

## PUBLICATIONS

### *Advertising Costs*

| | | | | | |
|---|---|---|---|---|---|
| Production Costs | Assist community with professional graphic design | Market Rate | N/A | Y | $71.50 per hour |

## PARKS, RESERVES AND OTHER PUBLIC PLACES

### *Film & Still Photography*

Fees are calculated as outlined in the Office of Local Government protocol which are: no fees apply for filming if the principal purpose is for promoting the area. If applicable, traffic management for the film activities within a public road reserve required a separate Section 138 Road and Footpath permit for each location.

| | | | | |
|---|---|---|---|---|
| Filming & Photography - Ultra Low Impact | Market Rate | NIL | N | per application |
| Filming & Photography - Low Impact | Market Rate | 100% | N | $180.00 per application |
| Filming & Photography - Medium Impact | Market Rate | 100% | N | $360.00 per application |
| Filming & Photography - High Impact | Market Rate | 100% | N | $600.00 per application |

## SOUVENIRS AND MAPS

### *Sales*

| | | | | | |
|---|---|---|---|---|---|
| Retail Items from the Visitors Centres | Souvenirs and maps for visitors | Market Rate | N/A | Y | normal retail price |

## ADVERTISING

### *Campaigns*

| | | | | | |
|---|---|---|---|---|---|
| Digital advertising - local business promotion on tourist promotion screens eg visitors centre | Local business promotion | Market Rate | N/A | Y | Price on application |
| Publication advertising | Promotion of Shoalhaven Region in print advertising. Opportunity for local business. | Market Rate | N/A | Y | Per publication - various |



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## TOURISM

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Website advertising - various (shoalhaven.com.au; weddingssouthcoast.com.au) | local business promotion on regional websites | Market Rate | N/A | Y | Per agreed time period eg monthly |
| **E COMMERCE** | | | | | |
| ***Operator Participation*** | | | | | |
| Joining On Line Booking Service | N/A | Market Rate | N/A | Y | Joining Fee |
| Commission for On-Line Bookings | Commission to cover operating costs | Market Rate | N/A | Y | 10% + GST of each booking |
| Commission for On Line Bookings subject to 24 hour confirmation | Commission to cover operating costs | Market Rate | N/A | Y | 12.5 % + GST of each booking |
| **EVENTS** | | | | | |
| ***Sponsors*** | | | | | |
| Sponsorship of Events organised by Council | To recoup some of the costs in staging Events and to provide opportunities for Corporations to be associated with Council run Events | Market Rate | N/A | Y | |
| ***Exhibitors*** | | | | | |
| Trade and Professional Exhibitors at Events organised by Council | To recoup some of the costs in staging Events and to provide opportunities for Companies and Corporations to be associated with Council run Events | Market Rate | N/A | Y | |
| ***Advertising*** | | | | | |
| Advertising in conjunction with Events organised by Council | To recoup some of the costs in staging Events and to provide opportunities for Companies and Corporations to be associated with Council run Events | Market Rate | N/A | Y | |
| ***Participants*** | | | | | |
| Attendance by Delegates at Events organised by Council | Costs of Delegates attending Events run by Council | Market Rate | N/A | Y | |
| Event Application Processing Fee - LARGE EVENTS | Admin fee to process LARGE event applications held on public land | Partial cost recovery | 50% | N | $410.00 per application |
| Event Application Processing Fee - MEDIUM EVENTS | Admin fee to process approving MEDIUM event applications held on public land | Partial cost recovery | 50% | N | $280.00 per application |



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## TOURISM

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Event Application Processing Fee - NOT FOR PROFIT / CHARITY | Admin fee for processing community not for profit event applications | Partial cost recovery | 25% | N | $27.00 per application |
| Event Application Processing Fee - PREAPPROVED LARGE EVENT NO CHANGES | Admin fee to process LARGE event applications for events approved in previous years | Partial cost recovery | 50% | N | $205.00 per application |
| Event Application Processing Fee - PREAPPROVED MEDIUM EVENT NO CHANGES | Admin fee to process MEDIUM event applications for events approved in previous years | Partial cost recovery | 50% | N | $140.00 per application |
| Event Application Processing Fee - PREAPPROVED SMALL EVENT NO CHANGES | Admin fee to process SMALL event applications for events approved in previous years | Partial cost recovery | 50% | N | $67.00 per application |
| Event Application Processing Fee - SMALL EVENTS | Admin fee to process SMALL event applications held on public land | Partial cost recovery | 50% | N | $127.00 per application |
| Late Event Application Fee - 60-30days | Admin fee for processing late event applications received between 60 & 30 days of proposed event date. Fee applied to commercial event operators | Partial cost recovery | 50% | N | $125.00 per application |
| Late event application fee - 90-60 days | Admin fee for processing late event applications received between 90 & 60 days of proposed event date. Fee applied to commercial event operators | Partial cost recovery | 50% | N | $50.00 per application |
| Late Event Application fee - under 30 days | Admin fee for processing urgent event applications received within 30 days of event date. Fee applied to commercial event operators | Partial cost recovery | 50% | N | $200.00 per application |
| ***Spectators*** | | | | | |
| Attendance by the public at Events organised by Council | To charge a fair and reasonable entry fee at Council run Events | Market Rate | N/A | Y | per event |

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## TOURISM

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| **CONFERENCES** | | | | | |
| ***Sponsors*** | | | | | |
| Sponsorship of Conferences organised by Council | To recoup some of the costs in staging Conferences and to provide opportunities for Corporations to be associated with Council run Events | Market Rate | N/A | Y | |
| ***Advertising*** | | | | | |
| Advertising in conjunction with Conferences organised by Council | To recoup some of the costs in staging Conferences and to provide opportunities for Companies and Corporations to be associated with Council run Events | Market Rate | N/A | Y | |

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## ULLADULLA CIVIC CENTRE

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

# ULLADULLA CIVIC CENTRE

### ULLADULLA CIVIC CENTRE

These fees will only remain applicable whilst the Ulladulla Civic Centre is under direct management of Shoalhaven City Council, if these premises are tendered out the tenderer will set their own fees and charges and these fees and charges will be no longer applicable. Fees below are for venue hire only and do not include charges for staffing or other recoverables. As most events or hires include a combination of the items listed below plus staffing and recoverable charges it is recommended that a quote for specific events be obtained from the Ulladulla Civic Centre.

Wedding/Function package are available on application.

***Bond***

| | | | | | |
|---|---|---|---|---|---|
| Meeting / Exam / Display / Conference | Bond | Refundable | N/A | N | $5,100.00 Maximum amount - per session |
| Other (includes Habourfeast, Blessing of the Fleet Parade, Gymnastics Display, Dance Recital) | Bond | Refundable | N/A | N | $5,100.00 Maximum amount - per event |
| Function | Bond | Refundable | N/A | N | $5,100.00 maximum amount - per event |

***Community Regular Hire***

| | | | | | |
|---|---|---|---|---|---|
| Hire of Cafe Foyer area - Mon to Fri | Charge for use | Partial cost recovery | N/A | Y | $147.00 per day |
| Hire of Cafe Foyer area - Mon to Fri | Charge for use | Partial cost recovery | N/A | Y | $18.00 per hour |
| Hire of Cafe Foyer area - Sat / Sun / Public Holidays | Charge for use | Partial cost recovery | N/A | Y | $36.00 per hour |
| Hire of Cafe Foyer area - Sat / Sun / Public Holidays | Charge for use | Partial cost recovery | N/A | Y | $286.00 per day |
| Auditorium 1 - Mon to Fri | Hire of main auditorium - upper level. Bump in/out (if not on day of event) charged at Community Casual Hourly Hire Rate | Partial cost recovery | N/A | Y | $408.00 per day |
| Auditorium 1 - Mon-Fri | Charge for use | Partial cost recovery | 71% | Y | $51.00 per hour |
| Auditorium 2 - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $106.00 per day |
| Auditorium 2 - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $13.00 per hour |
| Meeting Room 1 & 3 - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $65.00 per day |



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CL22.261 - Attachment 3

## ULLADULLA CIVIC CENTRE

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Meeting Room 1 & 3 - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $8.00 per hour (minimum 2 hours maximum 8 hours) |
| Meeting Room 2 - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $82.00 per day |
| Meeting Room 2 - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $10.00 per hour |
| Kitchen | Charge for use | Partial cost recovery | N/A | Y | $203.00 per day |
| Kitchen | Charge for use | Partial cost recovery | N/A | Y | $25.00 per hour |
| Lower Level Lounge - Mon-Fri | Charge for use | Partial cost recovery | 71% | Y | $106.00 per day |
| Lower Level Lounge - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $13.00 per hour (minimum 2 hours) |
| ***Community Casual Hire*** | | | | | |
| Hire of Cafe Foyer area - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $212.00 per day |
| Hire of Cafe Foyer area - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $26.00 per hour |
| Hire of Cafe Foyer area - Sat/Sun/Public Holidays | Charge for use | Partial cost recovery | N/A | Y | $36.00 per hour |
| Hire of Cafe Foyer area - Sat/Sun/Public Holidays | Charge for use | Partial cost recovery | N/A | Y | $286.00 per day |
| Auditorium 1 - Mon-Fri | Hire of main auditorium - upper level. Bump in/out (if not on day of event) charged at Community Casual Hourly Hire Rate | Partial cost recovery | 71% | Y | $612.00 per day |
| Auditorium 1 - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $76.00 per hour |
| Auditorium 2 - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $155.00 per day |
| Auditorium 2 | Charge for use | Partial cost recovery | N/A | Y | $19.00 per hour |
| Meeting Room 1 & 3 - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $90.00 per day |
| Meeting Room 1 & 3 - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $11.00 per hour (minimum 2 hours maximum 8 hours) |
| Lower Level Lounge - Mon-Fri | Charge for use | Partial cost recovery | 71% | Y | $19.00 per hour (minimum 2 hours) |
| Meeting Room 2 - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $122.00 per day |
| Meeting Room 2 - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $15.00 per hour (minimum 2 hours hire) |
| Lower Level Lounge - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $155.00 per day |

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## ULLADULLA CIVIC CENTRE

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Kitchen | Charge for use | Partial cost recovery | N/A | Y | $306.00 per day |
| Kitchen | Charge for use | Partial cost recovery | N/A | Y | $38.00 per hour |
| ***Commercial Hire*** | | | | | |
| Hire of Cafe Foyer area - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $286.00 per day |
| Hire of Cafe Foyer area - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $36.00 per hour |
| Hire of Cafe Foyer area - Sat/Sun/Public Holiday | Charge for use | Partial cost recovery | N/A | Y | $36.00 per hour |
| Hire of Cafe Foyer area - Sat/Sun/Public Holidays | charge for use | Partial cost recovery | N/A | Y | $286.00 per day |
| Auditorium 1 - Mon-Fri | Hire of main auditorium - upper level. Bump in/out (if not on day of event) charged at Community Casual Hourly Hire Rate | Partial cost recovery | 71% | Y | $816.00 per day |
| Auditorium 1 - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $102.00 per hour (minimum 2 hours maximum 8 hours) |
| Auditorium 1 - Sat/Sun/Public Holidays | Hire of main auditorium - upper level. Bump in/out (if not on day of event) charged at Community Casual Hourly Hire Rate | Partial cost recovery | N/A | Y | $979.00 per day |
| Auditorium 1 - Sat/Sun/Public Holidays | Charge for use | Partial cost recovery | 71% | Y | $122.00 per hour |
| Auditorium 2 - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $25.00 per hour (minimum 2 hours hire) |
| Auditorium 2 - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $204.00 per day |
| Auditorium 2 - Sat/Sun/Public Holiday | Charge for use | Partial cost recovery | N/A | Y | $367.00 per day |
| Auditorium 2 - Sat/Sun/Public Holiday | Charge for use | Partial cost recovery | N/A | Y | $46.00 per hour |
| Meeting Room 1 & 3 - Mon-Fri | Charge for use | Market Rate | N/A | Y | $122.00 per day |
| Meeting Room 1 & 3 - Mon-Fri | Charge for use | Market Rate | N/A | Y | $15.00 per hour (minimum 2 hours maximum 8 hours) |
| Meeting Room 1 & 3 - Sat/Sun/Public Holidays | Charge for use | Partial cost recovery | N/A | Y | $204.00 per day |
| Meeting Room 1 & 3 - Sat/Sun/Public Holidays | Charge for use | Partial cost recovery | N/A | Y | $25.00 per hour |
| Meeting Room 2 - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $163.00 per day |
| Meeting Room 2 - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $20.00 per hour (minimum 2 hours maximum 8 hours) |

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## ULLADULLA CIVIC CENTRE

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Meeting Room 2 - Sat/Sun/Public Holidays | Charge for use | Partial cost recovery | N/A | Y | $245.00 per day |
| Meeting Room 2 - Sat/Sun/Public Holidays | Charge for use | Partial cost recovery | N/A | Y | $30.00 per hour |
| Lower Level Lounge - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $204.00 per day |
| Lower Level Lounge - Mon-Fri | Charge for use | Partial cost recovery | N/A | Y | $25.00 per hour (minimum 2 hours) |
| Lower Level Lounge - Sat,Sun & Public Holidays | Charge for use | Partial cost recovery | N/A | Y | $367.00 per day |
| Lower Level Lounge - Sat,Sun & Public Holidays | Charge for use | Partial cost recovery | N/A | Y | $46.00 per hour (minimum 2 hours) |
| Kitchen | Charge for use | Partial cost recovery | 71% | Y | $408.00 per day |
| Kitchen | Charge for use | Partial cost recovery | N/A | Y | $51.00 per hour |
| ***All Users*** | | | | | |
| Call Out Fee | Security / Staff costs incurred out of centre hours - Sat/Sun/Public Holidays | Partial cost recovery | N/A | Y | $357.00 |
| Call Out Fee | Security / Staff costs incurred out of centre hours - Mon-Fri | Partial cost recovery | N/A | Y | $204.00 |
| Key Bond | Issue of one key to regular hirer | Refundable | N/A | N | $51.00 Refundable on return of key |
| Lighting Panel | Hire of lighting panel - Technical assistance required | Partial cost recovery | N/A | Y | Price on application |
| Key - Replacement / Additional Key | Issue of replacement / additional key | Market Rate | N/A | Y | $51.00 per key |
| Hire of portable staging | Used for events / functions | Market Rate | N/A | Y | $25.00 per event |
| Banner Space Hire | Banner Space Hire | Market Rate | N/A | Y | $5.00 per day |
| Waste Removal | Charge for use | Partial cost recovery | N/A | Y | $51.00 per event |
| Set Up / Pack Down Charge | To cover staff costs of set up and pack down of main hall and lower level | Partial cost recovery | 100% | Y | price on application |
| Hire of portable sound system | Used for functions and meeting | Full cost recovery | 100% | Y | $51.00 per event |
| Piano Hire | To cover fixed costs of maintaining and tuning piano and associated equipment | Full cost recovery | 100% | Y | $163.00 per event |
| Additional cleaning charges | To cover any extra Cleaning required | Partial cost recovery | 100% | Y | price on application |
| Use of power box | Use of the Power box in the grounds of the Civic Centre | Partial cost recovery | 71% | Y | $168.00 per box per day - minimum |



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## ULLADULLA CIVIC CENTRE

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Use of Power Box | Use of Power Box in the Grounds of the Civic Centre | Partial cost recovery | 71% | Y | $20.00 per hour |
| Use of downstairs toilets | For Civic Centre grounds events | Partial cost recovery | N/A | Y | $168.00 per day |
| Use of downstairs toilets | For Civic Centre grounds events | Partial cost recovery | N/A | Y | $20.00 per hour |

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CL22.261 - Attachment 3

## WASTE MANAGEMENT

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

## DOMESTIC AND COMMERCIAL WASTE SERVICES

### WASTE CHARGES

***Domestic, Commercial, Rural and Non Rateable Waste Management Service (Recycling And Garbage) - 120ltr bin***

| | | | | | |
|---|---|---|---|---|---|
| Annual charge | Levied on an annual basis for a full year's service provision | Full cost recovery | 100% | N | $441.00 per bin |

*Domestic, Rural and Non Rateable Waste Management Service (Recycling And Garbage) - 240ltr bin*

| | | | | | |
|---|---|---|---|---|---|
| Annual charge | Levied on an annual basis for a full years' service provision | Full cost recovery | 100% | N | $767.00 per bin |

***Commercial, Waste Management Service (Recycling And Garbage) - 240ltr bin***

| | | | | | |
|---|---|---|---|---|---|
| Second service, annual charge | Levied on an annual basis for a full years' service provision | Full cost recovery | 100% | N | $788.00 per bin |
| Three or More Services, Annual Charge | Each service levied on an annual basis for a full years' service provision | Full cost recovery | 100% | N | $995.00 per bin |
| First Service, Annual charge | Levied on an annual basis for a full years' service provision | Full cost recovery | 100% | N | $767.00 per bin |

***Domestic, Commercial, Rural and Non Rateable Waste Management Service (Recycling And Garbage) - 80ltr bin***

| | | | | | |
|---|---|---|---|---|---|
| Annual charge | Levied on an annual basis for a full years' service provision | Full cost recovery | 100% | N | $335.00 per bin |

***Commercial or School recycling collection charge - 240ltr bin***

| | | | | | |
|---|---|---|---|---|---|
| Annual charge | Levied on a first bin on an annual basis for a full years service provision | Full cost recovery | 100% | N | $144.00 per annum |

***Additional Recycling Services***

| | | | | | |
|---|---|---|---|---|---|
| Additional Recycling Collection Service Charge - 240ltr bin | Levied on an annual basis for a full years' service provision | Full cost recovery | 100% | N | $90.00 per annum |

***Administration Fees***

| | | | | | |
|---|---|---|---|---|---|
| Replacement of tip voucher | | Full cost recovery | 100% | Y | $10.00 per application |
| Upgrade fee for larger waste bin | | Full cost recovery | 100% | N | $40.00 per bin |

***Vacant Land Service Availability Charge***

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## WASTE MANAGEMENT

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Annual charge | Levied on an annual basis for a full years' service provision | Full cost recovery | 100% | N | $96.00 per annum |
| ***Special On-Property Collection*** | | | | | |
| Wheel out wheel in service (infirm) | | Partial cost recovery | 100% | N | $14.00 per annum |
| Wheel out wheel in service (other) | | Full cost recovery | 100% | N | $239.00 per annum |
| **RECYCLING / WASTE MINIMISATION** | | | | | |
| ***Waste Pickup Service*** | | | | | |
| Bulky waste collection service | | Partial cost recovery | 50% | Y | $89.00 per cubic metre |
| Green waste collection service | | Partial cost recovery | 24% | Y | $36.00 per cubic metre |

## WASTE DISPOSAL

### NON WEIGHBRIDGE SITE (BERRY, CALLALA, K VALLEY, SUSSEX, CONJOLA, KIOLOA, BENDALONG)

| | | | | | |
|---|---|---|---|---|---|
| ***Household Mixed Waste*** | | | | | |
| Wheelie Bin (240lt) | | Full cost recovery | 100% | Y | $13.30 per bin |
| Cars and station sedans | | Full cost recovery | 100% | Y | $22.90 per vehicle |
| Utilities, vans and single axle trailers | | Full cost recovery | 100% | Y | $89.00 per vehicle |
| ***Commercial Waste*** | | | | | |
| Prices apply (in the event of weighbridge breakdown). | | | | | |
| Mixed waste - Single axle trailer | | Full cost recovery | 100% | Y | $89.00 per trailer |
| Mixed waste - <4 tonne truck/trailer (Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $277.00 per truck |
| Mixed building rubble - Single axle trailer | | Full cost recovery | 100% | Y | $304.00 per trailer |
| Mixed building rubble - <4 tonne truck (Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $1,003.00 per truck |
| ***Separated Wastes*** | | | | | |
| Green Recycle (<150mm diameter) - cars and station sedans | | Full cost recovery | 100% | Y | $7.90 per vehicle |



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CL22.261 - Attachment 3

## WASTE MANAGEMENT

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Green Recycle (<150mm diameter)and untreated natural construction timber - separated - Utility, Single Axle Trailer (With side no greater than 450mm high) | | Full cost recovery | 100% | Y | $34.30 per trailer |
| Green Recycle (<150mm diameter)and untreated natural construction timber - separated -Dual Axle Trailers -Trucks <4 tonne (Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $70.00 per truck |
| Green Recycle and untreated natural construction timber (<150mm diameter) - separated - 4-6 tonne truck - Charge based on fraction of full load | | Full cost recovery | 100% | Y | $102.00 per truck |
| Green Recycle and untreated natural construction timber (<150mm diameter)- separated - 6 - 8 tonne truck (Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $159.00 per truck |
| Green Recycle and untreated natural construction timber (<150mm diameter)- separated - 8-10 tonne (Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $177.00 per truck |
| Green Recycle and untreated natural construction timber (<150mm diameter) - separated - >10 tonne (Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $190.00 per truck |
| Green Waste > 150mm diameter - Utility/Single axle trailer | | Full cost recovery | 100% | Y | $84.00 per trailer |
| Green waste > 150mm diameter - <4 Tonne Truck/Trailer (Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $275.00 per truck |
| Green waste > 150mm diameter - 4 to 6 tonne truck(Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $413.00 per truck |
| Green waste > 150mm diameter- 6 to 8 tonne truck (Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $578.00 per truck |
| Green waste > 150mm diameter - 8 to 10 tonne truck(Charge based in fraction of full load) | | Full cost recovery | 100% | Y | $742.00 per truck |
| Green waste > 150mm diameter - >10 tonne truck (Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $825.00 per truck |
| ***Special Waste*** | | | | | |
| Commercial quantities of recycling materials | | Full cost recovery | 100% | Y | $19.50 per cubic metre |

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## WASTE MANAGEMENT

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Individual Mattresses (up to queen size) | Recycling | Full cost recovery | 100% | Y | $34.00 each |
| **WEST NOWRA, HUSKISSON AND ULLADULLA (WEIGHBRIDGE SITE)** | | | | | |
| ***Clean Fill*** | | | | | |
| VENM Clean Fill (Ulladulla only) | Based on Section 88 Levy & Transport | Full cost recovery | 100% | Y | $182.00 per tonne |
| VENM Clean Fill (Huskisson & Nowra) | Based on Section 88 Waste Levy | Set by Act/Regulation | 100% | Y | $172.00 per tonne |
| ***Commercial Waste*** | | | | | |
| Mixed domestic, commercial or building waste | | Full cost recovery | 100% | Y | $446.00 per tonne |
| Mixed building rubble | | Full cost recovery | 100% | Y | $446.00 per tonne |
| ***Separated Wastes*** | | | | | |
| Glass | | Full cost recovery | 100% | N | per tonne |
| Green waste (<150mm diameter) and untreated natural construction timber- separated | | Full cost recovery | 100% | Y | $127.00 per tonne |
| Tree trunks & roots > 150mm diameter | | Full cost recovery | 100% | Y | $184.00 per tonne |
| Separated bricks, roof tiles, concrete | Recycling | Full cost recovery | 100% | Y | $184.00 per tonne |
| ***Special Wastes*** | | | | | |
| Commercial quantities of commingled recycling materials | | Full cost recovery | 100% | Y | $200.00 per tonne |
| Commercial quantities of sorted recycling materials | | Full cost recovery | 100% | Y | $115.00 per tonne |
| Individual mattresses (up to queen size) | Recycling | Full cost recovery | 100% | Y | $34.00 each |
| Mattresses Bulk | Recycling | Full cost recovery | 100% | Y | $533.00 per tonne |
| Light truck tyres | | Full cost recovery | 100% | Y | $21.00 per tyre |
| Truck & tractor tyres | | Full cost recovery | 100% | Y | $68.00 per tyre |
| Bulk tyres | | Full cost recovery | 100% | Y | $498.00 per tonne |
| Contaminated Soil (West Nowra only) | | Full cost recovery | 100% | Y | $446.00 per tonne |
| Asbestos - Small quantities (not accepted at Huskisson) | | Full cost recovery | 100% | Y | $22.00 minimum Charge |

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## WASTE MANAGEMENT

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Waste requiring special handling such as Asbestos or other special waste (not accepted at Huskisson) | | Full cost recovery | 100% | Y | $446.00 per tonne |
| ***Minimum Charge*** | | | | | |
| All Waste Categories (except asbestos) | | Full cost recovery | 100% | Y | $8.00 per vehicle |
| **WEIGHBRIDGE SITE WHEN WEIGHBRIDGE IS NON-OPERATIONAL** | | | | | |
| ***Clean Fill*** | | | | | |
| Only accepted at West Nowra, Ulladulla and Huskisson Depots | | | | | |
| Utility/Single axle trailer | | Full cost recovery | 100% | Y | $172.00 per vehicle |
| < 4 Tonne truck/trailer - (Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $685.00 per vehicle |
| 4 to 6 Tonne Truck (Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $856.00 per truck |
| 6 to 8 tonne truck (Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $1,284.00 per truck |
| 8 to 10 tonne truck - (Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $1,712.00 per truck |
| Over 10 tonne truck - (Charges based on fraction of full load) | | Full cost recovery | 100% | Y | $1,884.00 per truck |
| ***Commercial Waste*** | | | | | |
| Larger loads not applicable at non-weighbridge sites. Prices apply (in the event of weighbridge breakdown). | | | | | |
| Mixed compacted waste>10t truck | | Full cost recovery | 100% | Y | $2,840.00 per truck |
| Mixed waste - 4-6 tonne truck (Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $518.00 per truck |
| Mixed waste - 6-8 tonne truck (Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $1,092.00 per truck |
| Mixed waste - 8-10 tonne truck (Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $1,665.00 per truck |
| Mixed waste - >10 tonne truck (Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $2,480.00 per truck |
| Mixed building rubble - 4-6 tonne truck (Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $1,448.00 per truck |
| Mixed building rubble - 6-8 tonne truck (Charge based on fraction full load) | | Full cost recovery | 100% | Y | $2,160.00 per truck |

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## WASTE MANAGEMENT

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| Mixed building rubble - 8-10 tonne truck (Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $2,818.00 per truck |
| Mixed building rubble - >10 tonne (Charge based on fraction of full load) | | Full cost recovery | 100% | Y | $3,116.00 per truck |
| **MISCELLANEOUS** | | | | | |
| ***General*** | | | | | |
| Acceptance & sale of selected recycled product | Commercial arrangements | Market Rate | N/A | Y | |
| Degassing of fridge/air conditioning unit | recover cost | Full cost recovery | 100% | Y | $16.00 per unit |
| Sustainability workshop booking fee | | Refundable | N/A | Y | $10.00 per event |
| Weighbridge - vehicle weighment fee | To reflect cost to provide weighment of vehicles | Full cost recovery | 100% | Y | $25.00 per vehicle |
| Reload Fee | In the event that material is delivered to the recycling area with contamination that needs to be removed. | Full cost recovery | 100% | Y | $209.00 per load |
| Out of Hours Opening Fee | Special request to open depot out of normal operating hours | Full cost recovery | 100% | Y | $209.00 |
| ***Waste Depot Accounts*** | | | | | |
| Issue of Replacement Depot Account Cards | For the replacement of lost or stolen cards | Full cost recovery | 100% | Y | $16.00 per event |
| Annual Account Keeping Fee applications | | Full cost recovery | 100% | Y | $21.00 minimum Charge |
| ***Sales*** | | | | | |
| Non Resident or Commercial Sales of Pasteurised garden organics - Car | | Max Charge | 100% | Y | $10.00 Per Load |
| Non Resident or Commercial Sales of Pasteurised Garden Organics- Ute/Van/Trailer | | Max Charge | 100% | Y | $15.00 Per Load |
| Non Resident or Commercial Sales of Pasteurised Garden Organics - (>10t) | | Max Charge | 100% | Y | $33.00 per tonne |
| Loading Fee(if required)for Pasteurised Garden Organics - only at West Nowra, Huskisson or Ulladulla Waste Depots | | Max Charge | 100% | Y | $11.00 per load |

## WASTE MANAGEMENT

### SALE OF PROCESSED MATERIAL



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## WASTE MANAGEMENT

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|
| ***Processed demolition material*** | | | | | |
| Sales of Recovered Glass Sand | | Market Rate | N/A | N | Price on Application |
| Sales of Recycled Materials | | Market Rate | N/A | N | Price on Application |

## WEED - BIOSECURITY

| Fee Description | Purpose | Pricing Policy | Recovery | GST Incl. | 2022/2023 Amount |
|---|---|---|---|---|---|

### BIOSECURITY VEGETATION MANAGEMENT

#### VEGETATION MANAGEMENT - WEEDS

***Inspection***

| | | | | | |
|---|---|---|---|---|---|
| Compliance inspection fee (Biosecurity Undertaking) | Compliance inspection after acceptance of Biosecurity Undertaking | Partial cost recovery | N/A | N | $123.00 per hour |
| Compliance inspection fee (Individual Biosecurity Direction) | Compliance inspection after giving of Individual Biosecurity Direction | Partial cost recovery | N/A | N | $123.00 per hour |
| Failure to comply with Biosecurity Undertaking, Entry to control weeds. s.147 | Take action to remedy failure of the landholder to comply with a Biosecurity Undertaking | Full cost recovery | 100% | N | Charges will include travelling time, labour, plant hire, chemical and ancillary costs |
| Failure to comply with Individual Biosecurity Direction, entry to take any actions to remedy the failure to comply with the Individual Biosecurity Direction e.g. control weeds. s.133 | Control of weeds after a landholder has failed to comply with an Individual Biosecurity Direction or Biosecurity Undertaking | Partial cost recovery | N/A | N | $123.00 per hour |
| Fee for preparing and giving Biosecurity Undertaking s.146 | Preparation and acceptance of Biosecurity Undertaking | Full cost recovery | 100% | N | $124.00 per hour |
| Fee for preparing and giving Individual Biosecurity Direction s.132 | | Partial cost recovery | N/A | N | $124.00 per hour |
| Pre-purchase weeds inspection and report | Physical inspection of property and written report on weed status | Partial cost recovery | N/A | N | $123.00 per hour |
| Property inspection fee (Scheduled by Shoalhaven City Council or at landholder request) | Initial property inspection | Fee waived as cost covered by grant funding of inspectorial program | N/A | N | |



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Shoalhaven City Council

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**1300 293 111**

shoalhaven.nsw.gov.au

Shoalhaven City Council

# Resourcing Strategy

2022-26 - Draft post Exhibtion

# Acknowledgment of country

We acknowledge the traditional owners and custodians of this country and their continuing connection to the land through culture and community. We pay our respects to Elders past, present and future.

*All Council's Corporate Planning documents can be sourced from* ***shoalhaven.nsw.gov.au***
*Published by Shoalhaven City Council 2022.*

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CL22.261 - Attachment 5

## Collaboration

*We enjoy working together to deliver for our community*

## Adaptability

*We are ready for change and willing to embrace a new situation*

## Integrity

*We are committed to maintain high ethics and standards*

## Respect

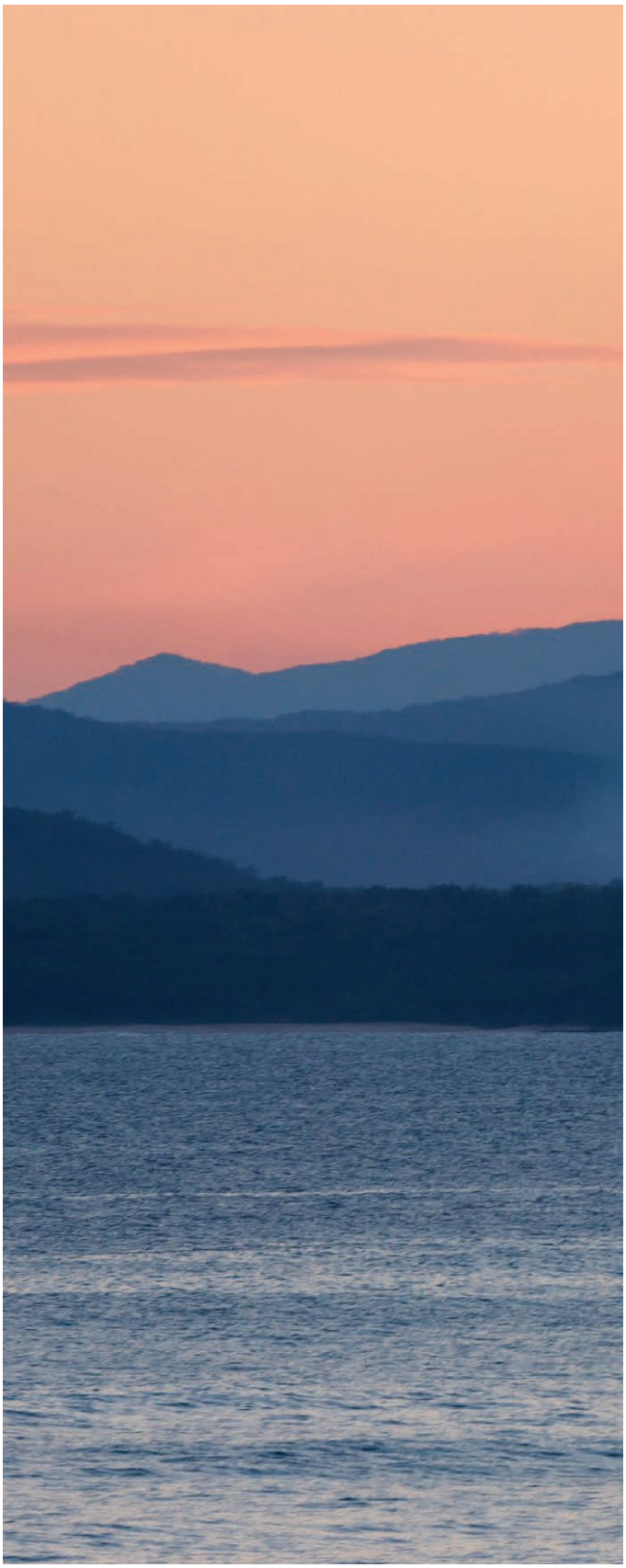
*We are mindful of and care about the feelings, wishes and rights of others*

---

**Values are the fundamental beliefs of a person or organisation.**

These principles guide behaviour and help organisations to determine if they are on the right path and fulfilling their goals by creating an unwavering guide for all to follow.

**Shoalhaven City Council has chosen four Core Values:** Council's Core Values are reflected throughout the Code of Conduct.



# Our Vision
# **For the Future**

"We will work together in Shoalhaven to foster a safe & attractive community for people to live, work, stay & play; where sustainable growth, development & environmental protection are managed to provide a unique & relaxed lifestyle"

# Introduction

**The Shoalhaven City Council Resourcing Strategy forms part of Council's Integrated Planning and Reporting suite of documents.**

The Resourcing Strategy supports the Community Strategic Plan - Shoalhaven 2032, the Delivery Program 2022-2026, and the annual Operational Plans. While the Community Strategic Plan describes the long-term goals of our community, the Resourcing Strategy outlines how we will help achieve these in terms of time, money, assets and people.

The Resourcing Strategy is the link between the Community Strategic Plan and the Delivery Program, detailing the resources needed to implement the strategies.

The actions outlined in this Resourcing Strategy are included in the Delivery Program 2022-2026 and annual Operational Plans as required across each of the key priorities.

The Resourcing Strategy contains the following elements:

**Workforce Management Strategy 2022-26**

Builds the capability and capacity of the workforce to achieve Council's strategic goals and objectives. It considers what people, with what capabilities and experience are required to deliver Council's four-year Delivery Program.

**Asset Management Strategy and Plan 2022-26**

Includes the Asset Management Policy, Strategy and related Asset Management Plans which provide direction for continuous improvement in the asset management of Council's $4.9 billion in infrastructure, community, operational and commercial assets.

**Information Communication Technology Strategy 2022-26**

Outlines opportunities to build on the recent investment made in systems and technologies to create an exceptional customer experience.

**Long Term Financial Plan 2022-2032**

A 10-year rolling plan that informs decision-making and demonstrates how objectives of the Community Strategic Plan and Delivery Program commitments will be resourced and funded. It outlines Council's ability to delivery cost-effective services to our community with a focus on financial sustainability.

HAFCO
METALMASTER

# Planning & Reporting Framework

**Shoalhaven's plans are developed in conjunction with State and Regional Plans, the Resourcing Strategy, other supporting plans, Councillors, staff and the community.**

The community plan for the Shoalhaven over the next ten years is captured in the Community Strategic Plan 2032 (CSP). While Council will use the plan to develop its objectives and actions, other government and non-government organisations can and will use the CSP to align their activities to meet Shoalhaven's needs.

Our future planning documents are made up of four key components (Figure 1):

1. Shoalhaven 2032 Community Strategic Plan (10 years)
2. Delivery Program Objectives (4 years)
3. Operational Plan & Budget (annual)
4. Council's Resourcing Strategy (4 years)

### Community Strategic Plan

The community plan for the Shoalhaven over the next ten years is captured in the Community Strategic Plan (CSP). The purpose of the plan is to identify the community's main aspirations and priorities for the future. The CSP is organised under four themes and eleven key priorities.

While Council will use the plan to develop its objectives and actions, not everything in the plan is Council's responsibility. Other government and non-government organisations can and will use the CSP to align their activities to meet Shoalhaven's needs.

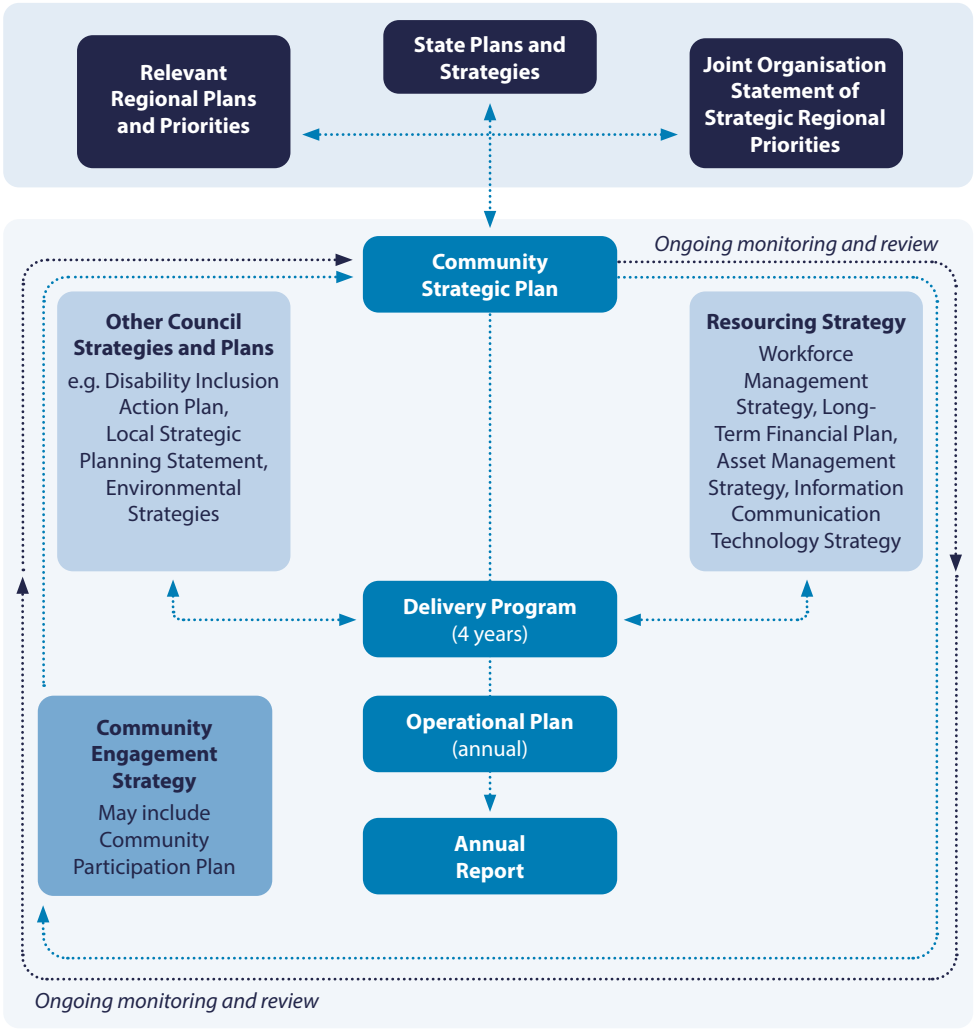
### Delivery Program Operational Plan

The Delivery Program Objectives are Council's response to the Community Strategic Plan and what Council can do within each term of the elected Council. The one-year Operational Plan Actions detail what will be completed over the next 12 months to address the Delivery Program Objectives. Budget, staff resources and assets are allocated to ensure the Actions are undertaken.

### Resourcing Strategy

While the Community Strategic Plan describes the long-term goals of our community, the Resourcing Strategy outlines how we will help achieve these in terms of time, money, assets and people. It is used to address the budget needs through the Long Term Financial Plan, assets required through the Asset Management Framework, technology needs through the ICT Strategy and Council's workforce through the Workforce Strategy.

CL22.261 - Attachment 5




*(Figure 1): Integrated Planning and Reporting Framework*

FRESHLY MADE
OASIS
TAKEAWAY
FAMILY OWNED & OPERATED SINCE 1980
COFFEE
ICE CREAM
Coca-Cola
Order

# Workforce Management Strategy

**The Workforce Management Strategy is a document that shapes the capacity and capability of the workforce to achieve Council's strategic goals and objectives over the next four years in alignment with Council's core values of Respect, Integrity, Adaptability and Collaboration.**

It will act as a roadmap to guide key workforce initiatives to ensure Council can meet future workforce and organisational challenges. The document includes an assessment of workforce trends, needs, current challenges and forecasts future needs. The development of the Workforce Strategy is aligned to the 2032 Community Strategic Plan and will support Council to achieve our Delivery Program objectives and positive outcomes for our community.

## Workforce Trends & Needs

As at February 2022, Shoalhaven City Council had a total headcount of 1457 staff (includes 336 casuals). Staff are distributed across seven areas as shown in Table 1. Full-time equivalent numbers in Table 1 exclude casual positions.

*Table 1. Workforce Distribution*

| Group | Headcount | Percentage of workforce | Full time Equivalent (incl. fixed term, excl. casuals | Percentage of FTE |
|---|---|---|---|---|
| CEO | 19 | 1.3% | 12.6 | 1.2% |
| City Performance | 179 | 12.3% | 154 | 14.6% |
| Shoalhaven Water Utility | 207 | 14.2% | 187.6 | 17.9% |
| City Services | 413 | 28.3% | 380 | 36.2% |
| City Development | 208 | 14.3% | 148 | 14.1% |
| City Lifestyles | 377 | 25.9% | 132 | 12.6% |
| City Futures | 54 | 3.7% | 36 | 3.4% |
| **Total** | **1457** | **100%** | **1050.2** | **100%** |

## Age

Shoalhaven has an ageing workforce, with 38.9% of staff aged 50 or older. Further, 9.1% are at retirement age (67) or will be eligible for retirement within the next five years. In contrast only 20.1% of workers are aged under 30. While the ageing workforce is an issue across the organisation, it is most pertinent in City Services, where 46.5% of staff are 50 years or older. Table 2 displays the age distribution across Council. Council has in place an established traineeship and apprenticeship program to assist in attracting and retaining young people within the organisation through an agreement with a third-party provider with on average 50 participants involved. These externally engaged trainees are not included within the numbers below.

*Table 2. Age Distribution by Directorate (%)*

| Age | Total (%) | CEO Group | City Performance | City Lifestyles | Shoalhaven Water | City Services | City Futures | City Develoment |
|---|---|---|---|---|---|---|---|---|
| 16 – 19 | 2.8 | 0 | 0 | 9.30 | 1.5 | 0.5 | 0 | 0 |
| 20 – 29 | 17 | 0 | 13.4 | 24.7 | 19.3 | 13.1 | 14.8 | 14.4 |
| 30 – 39 | 18.7 | 33.3 | 17.9 | 17.5 | 22.7 | 17.7 | 13 | 20.2 |
| 40 – 49 | 22.5 | 22.2 | 27.4 | 18.3 | 21.2 | 22.3 | 27.8 | 26.4 |
| 50 – 59 | 25.1 | 22.2 | 26.8 | 17.5 | 25.6 | 32.2 | 16.7 | 25 |
| 60 - 69 | 12.8 | 16.7 | 14.5 | 11.1 | 8.7 | 14.0 | 25.9 | 12.5 |
| 70+ | 0.9 | 5.6 | 0 | 1.6 | 1 | 0.2 | 1.9 | 1.4 |



CL22.261 - Attachment 5

In recent years, Council's turnover rate has ranged between 10 and 12%, with the majority of the workforce holding a long tenure. The recent trend is that the turnover rate is increasing. However, this is in contrast with figures for new hires, where in FY21 there was 20% turnover from new hires in their first year of employment at SCC. Of those employed for less than 12 months 62% were male and 38% were female. Within those resigning within the first year there were 52% of staff over 35yrs and 48% of staff under 35yrs.

### Gender

The overall percentage of women in the SCC workforce has increased from 41% women as at December 2016 to 45% as at February 2022. As Table 3 displays, the percentage of women is highest in the CEO Group, and lowest in Shoalhaven Water.

*Table 3. Gender Diversity*

| Directorate | Women (%) | Men (%) |
|---|---|---|
| CEO Group | 78 | 22 |
| City Performance | 79 | 21 |
| Shoalhaven Water | 15.5 | 84.5 |
| City Services | 21.3 | 78.7 |
| City Lifestyles | 62.6 | 37.4 |
| City Futures | 72.2 | 27.8 |
| City Development | 61% | 39% |
| **Total Workforce** | **45%** | **55%** |

In reviewing the gender balance in management levels the following statistics are relevant:

*Table 4. Gender Balance in Management Levels*

| Directorate | Women | Men |
|---|---|---|
| Supervisors/Managers = 234 | 92 (40%) | 142 (60%) |
| Senior Managers (Grade 13^) = 80 | 24 (30%) | 56 (70%) |

## Current Workforce Challenges

Current workforce challenges facing SCC are focused around building a capable and agile workforce. Based on consultation and the need to respond to the workforce profile identified above the workforce plan should target the following areas:

- Planning for an ageing workforce
- Addressing knowledge management
- Succession Planning
- Attraction and retention
- Staff capability and capacity to harness technological advances
- Developing a resilient and agile workforce
- Capability uplift around effective stakeholder management (both community and councillors)
- Attracting and retaining local staff including youth, Aboriginal and Torres Strait Islander and people with a disability
- Increasing operational effectiveness through communication and collaboration across Council
- Employee learning and development
- Leadership and Management Capability development



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## Forecasted Future Needs

Shoalhaven City Council needs to remain agile, with a continuing focus on customer service while developing a more proactive and planned approach to undertaking work. Council needs to position itself as an employer of choice and effectively plan for the retirement of a large portion of the workforce. The SCC workforce needs to be in a position to:

- Retain knowledge as older workers exit the workforce
- Have a cohort of leaders ready to step into management positions as older workers retire
- Collaborate effectively across the different areas of council
- Harness innovations in technology
- Remain agile in changing environments
- Meet and manage the needs of stakeholders
- Attract and retain the right staff for the right roles

## Strategic Action Plan

In the context of the challenges faced by Council, we have identified nine areas with related strategic actions which form the basis of the Workforce Management Strategy. These priorities were developed in collaboration with staff, to align and address behaviours and capabilities to achieve the community goals of the Community Strategic Plan. Each of these priorities have actions to be implemented across the organisation over the next four years. The following sections outline each action, what is the success indicator and who is accountable.

Actions from this strategy will be incorporated into the Delivery Program Operational Plan with implementation progress reported through the quarterly performance report.

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## Strategy

The workforce needs to understand how their work aligns with Council strategy. Team and individual activities should clearly link to overarching strategic objectives. The following actions will assist SCC to achieve strategic priorities.

| Strategy | Actions | Success Indicator | Accountable | 2022/ 2023 | 2023/ 2024 | 2024/ 2025 | 2025/ 2026 |
|---|---|---|---|---|---|---|---|
| Align strategic language about future direction in all relevant documents | Review key strategic documents, to ensure alignment and consistency<br>All managers to regularly communicate with staff regarding the strategic intent and how their work aligns with the approach | Staff use a shared language to articulate the future direction of SCC and can see how their work supports the strategy | CEO<br>EMT<br>Media & Communications Manager | | ✓ | ✓ | |
| Enhance clarity and line of sight between teams and individual roles, & organisational strategy | Cascade strategic and operation goals into team and individual achievement plans<br>Ensure performance management system shows clear link to strategic plan and priorities | All teams can articulate how their work contributes to achieving the Community Strategic Plan and the boarder direction of Council | EMT<br>Media & Communications Manager | ✓ | ✓ | ✓ | |

## Organisational Structure

The workforce structure will be instrumental in driving and supporting Council's strategy. The structure needs to support an agile workforce and should position staff to incorporate technological innovations in their work.

| Strategy | Actions | Success Indicator | Accountable | 2022/ 2023 | 2023/ 2024 | 2024/ 2025 | 2025/ 2026 |
|---|---|---|---|---|---|---|---|
| Align structure to support future direction of Council. | Review changes to organisational structure and ensure outcomes are being met | Staff and management report a high degree of confidence in the structure | People & Culture | ✓ | ✓ | | |
| | Commence review of those areas not changed in most recent restructure | Higher levels of lateral integration can be observed | SLT | ✓ | ✓ | | |
| | Assess and quantify the benefits of offering more roles with flexible working arrangements or part-time/ casual arrangements to better meet the needs of staff and council within the structure | SCC developed and reported on metrics to align workforce to business strategy | SLT | ✓ | ✓ | ✓ | ✓ |



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## Resourcing

Strategic recruitment and forecasting of resource needs will enable an effective workforce. Recruitment processes will be transparent and implemented Council-wide and SCC will be recognised as an employer of choice in the region. To recruit the most suitable candidates, recruitment processes will consider both internal and external candidates and Council will engage in targeted recruitment of minority groups. Council will effectively utilise the skill sets of the workforce and resource requirements will be regularly forecast to prepare for any potential skill gaps.

| Strategy | Actions | Success Indicator | Accountable | 2022/ 2023 | 2023/ 2024 | 2024/ 2025 | 2025/ 2026 |
|---|---|---|---|---|---|---|---|
| Forecasting and resourcing needs | Actively forecast human resourcing trends throughout the year taking into account peak periods and staff leave | Resourcing needs are identified in advance and can be planned for | EMT<br>People & Culture | | ✓ | ✓ | ✓ |
| Implementation of Strategically Aligned Recruitment Practices | Re-define the recruitment processes to align with the workforce plan<br>Develop consistent processes for including both internal and external applicants in the recruitment process | Standardised recruitment practices are utilised through SCC | People & Culture | ✓ | | | |
| Ensure recruitment practices deliver a diverse workforce that is representative of the Community | Develop practices to attract the recruitment of minority groups and work with community organisations to increase application rates<br>Partner with employment providers to ensure recruitment practices are inclusive of people with a disability | Higher representation of Aboriginal and Torres Strait Islander, minority groups and people with a disability in applicant pools | People & Culture | ✓ | ✓ | | |



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| Strategy | Actions | Success Indicator | Accountable | 2022/ 2023 | 2023/ 2024 | 2024/ 2025 | 2025/ 2026 |
|---|---|---|---|---|---|---|---|
| Develop and refine strategies to attract and recruit staff | Develop an Employee Value Proposition seeking staff input<br>Investigate options to develop stronger and more positive brand recognition for Council<br>Develop strategies which encourage youth within the local area to consider Council as a career option<br>Develop strategies which build partnerships with Disability Employment Service organisations | Employee Value Proposition (EVP) developed<br>Staff survey shows staff awareness of EVP and positive brand association<br>Consideration given to defining customer survey metrics related to brand recognition<br>No of providers who Council has partnerships with | People & Culture | ✓ | ✓ | ✓ | |
| Proactively manage skills utilisation across Council | Undertake Council wide skills audit of current staff skills which includes disability access<br>Utilise skills audit to support forecasting requirements and determine gaps<br>Utilise skills audit to undertake staff rotation program and cross skill staff across multiple roles and through cross-functional projects and improvement activities | Skills audit is undertaken and utilised annually<br>No of staff attending training or professional development<br>Staff are agile and able to fill multiple roles across Council<br>Levels of staff winning roles internally in different areas to current roles increases | People & Culture | | ✓ | ✓ | ✓ |
| Review of Remuneration offering | Undertake a review and update of the salary table, benefits, reward and recognition program. | Updated salary table and remuneration system every 4 years<br>Reward & Recognition program implemented | People & Culture | ✓ | ✓ | | |



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## Succession Planning

Council will engage in organisation wide skills development and knowledge sharing to effectively address succession planning requirements. Council will utilise the knowledge of experienced staff through knowledge management processes to ensure in-depth Council knowledge is retained. Transition programs will support staff as they enter retirement and create appropriate time for handover to their successors.

| Strategy | Actions | Success Indicator | Accountable | 2022/ 2023 | 2023/ 2024 | 2024/ 2025 | 2025/ 2026 |
|---|---|---|---|---|---|---|---|
| Organisation-wide approach to succession planning | Council to develop a Succession Plan strategy and guidelines for all key roles<br>Develop a targeted succession plan for City Services to address the high percentage of aged workers<br>Use Performance Review process to assist employees identify their careers paths and the milestones they need to achieve the outcomes | Number of internal staff applying for roles is increasing<br>Numbers of internal promoted is increasing over time (based on merit)<br>Age profile of City Services is more balanced<br>Numbers of internal verses external appointment (based on merit) | People & Culture<br>SLT | | ✓ | ✓ | ✓ |
| Ensure effective knowledge management processes are core to operational approach | Implement mentoring programs and internal professional development sessions run by subject matter experts<br>Involve experienced staff in developing training materials and 'handover guides' for new staff or those who may take over in the future staff | Council will have formalised processes for retaining key knowledge from experienced and retiring staff | People & Culture<br>SLT | | ✓ | ✓ | ✓ |
| Refresh Transition to Retirement Support Services | Review the existing Planned Departure Program to support staff as they transition to retirement | Knowledge is retained within SCC | People & Culture | ✓ | | | |

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## Leadership and Professional Development

Council will look to innovative ways to include professional development opportunities into every-day work. There will be opportunities for staff to act in different roles and learn from internal subject matter experts. Professional development activities will be informed by a capability framework aligned to strategic objectives, which will outline behaviours needed for success at each level of Council. Leaders will understand what behaviours are required for success. Leaders will be effective in having performance conversations and giving feedback to staff. Performance management processes will be transparent and consistent across Council.

| Strategy | Actions | Success Indicator | Accountable | 2022/ 2023 | 2023/ 2024 | 2024/ 2025 | 2025/ 2026 |
|---|---|---|---|---|---|---|---|
| Capability Framework aligned to Strategic Workforce Plan | Develop a capability framework aligned to the Workforce Plan and use this when assessing professional development needs of staff and future recruitment needs<br>Utilise subject matter experts for internal training and capability uplift for staff | Capability framework developed and incorporated into professional development process<br>Internal capability will be built in identified areas of skill development | People & Culture | | ✓ | ✓ | |
| Create strong focus on Leadership Development Opportunities | Continued roll-out of a leadership program to support staff to experience different leadership roles and grow their leadership skills<br>Develop KPIS regarding secondments, education sessions and role shadowing and promote as a professional development opportunity | More experienced staff will be actively involved in developing the capabilities and knowledge of other staff<br>Increased awareness of staff regarding the opportunity for professional development through seconded roles, education sessions and role shadowing<br>KPIs are met | People & Culture<br>EMT | ✓ | ✓ | ✓ | ✓ |

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| Strategy | Actions | Success Indicator | Accountable | 2022/ 2023 | 2023/ 2024 | 2024/ 2025 | 2025/ 2026 |
|---|---|---|---|---|---|---|---|
| Proactively develop Leaders | Implement leadership development program for middle management staff including consideration of a 360degree assessment process<br>Implement coaching and mentoring program<br>Develop a Manager as Coach toolkit to assist managers in coaching and mentoring their staff | Self-Assessments of Leaders pre and post development programs show increase in confidence and capability<br>360degree process shows perceptions of leaders have improved | People & Culture | ✓ | ✓ | | |
| Capability uplift to enhance performance outcomes in engaging in difficult conversations | Professional development for leaders to increase capability and confidence in having feedback conversations and managing difficult interactions | Self-Assessments of Leaders pre and post education sessions show increase in capability and confidence | People & Culture | ✓ | ✓ | ✓ | ✓ |
| Create a consistent approach to performance management across Council | Upskill all leaders such that they understand how to effectively utilise existing performance management processes | People management practices are consistent across SCC | People & Culture | ✓ | ✓ | ✓ | ✓ |
| Leadership capabilities clearly defined | Leadership capability framework developed that clearly aligns with strategic direction<br>Integrate into the performance management processes | Integration of leadership capability framework into the performance management processes | People & Culture | ✓ | ✓ | ✓ | |

## Community

Council will utilise training programs to increase employment of local staff. Council will use innovations in technology to effectively communicate and interact with the community. Staff will have the capabilities to effectively navigate interactions with the community. Also, where possible and appropriate, Council will engage in partnering relationships with local organisations.

| Strategy | Actions | Success Indicator | Accountable | 2022/ 2023 | 2023/ 2024 | 2024/ 2025 | 2025/ 2026 |
|---|---|---|---|---|---|---|---|
| Capability Uplift for Staff Engagement with Community | Provide training for best ways to manage community expectations and hold effective conversation with stakeholders<br>Provide training/guidance in verbal and written communication skills for staff when engaging with the local community | Staff feel confident when engaging with stakeholders and the community<br>The community is satisfied with Council interactions | People & Culture<br>Media & Communications Manager | ✓ | ✓ | ✓ | ✓ |
| Ensure SCC is an inclusive employer and is representative of the Shoalhaven community | Work with community organisations to increase application rates from diverse segments of the community<br>Partner with employment providers to ensure increase applications from people with a disability | Higher representation of Aboriginal and Torres Strait Islander, minority groups and people with a disability in applicant pools | People & Culture<br>Community Connections | ✓ | ✓ | | |

## Culture

The workforce will have a strong culture of Integrity, Respect, Adaptability and Collaboration. Staff will be able to clearly see how desired behaviours to support the culture are aligned with achieving strategic goals.

| Strategy | Actions | Success Indicator | Accountable | 2022/ 2023 | 2023/ 2024 | 2024/ 2025 | 2025/ 2026 |
|---|---|---|---|---|---|---|---|
| Proactively work on enhancing and aligning Councils culture to align with strategic direction | Engage staff in developing behaviours aligned to this culture and the organisations values<br>Teams to develop individual team action plans with required behaviours that align with the desired strategy and how they will enhance their approach over time<br>Involve staff to refresh the values and develop behaviours that align to the future culture<br>Include the values behaviours in the performance development and management process | Staff engagement survey shows awareness of and commitment to the SCC values and desired behaviours | People & Culture<br>SLT | ✓ | ✓ | ✓ | ✓ |



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## Communication

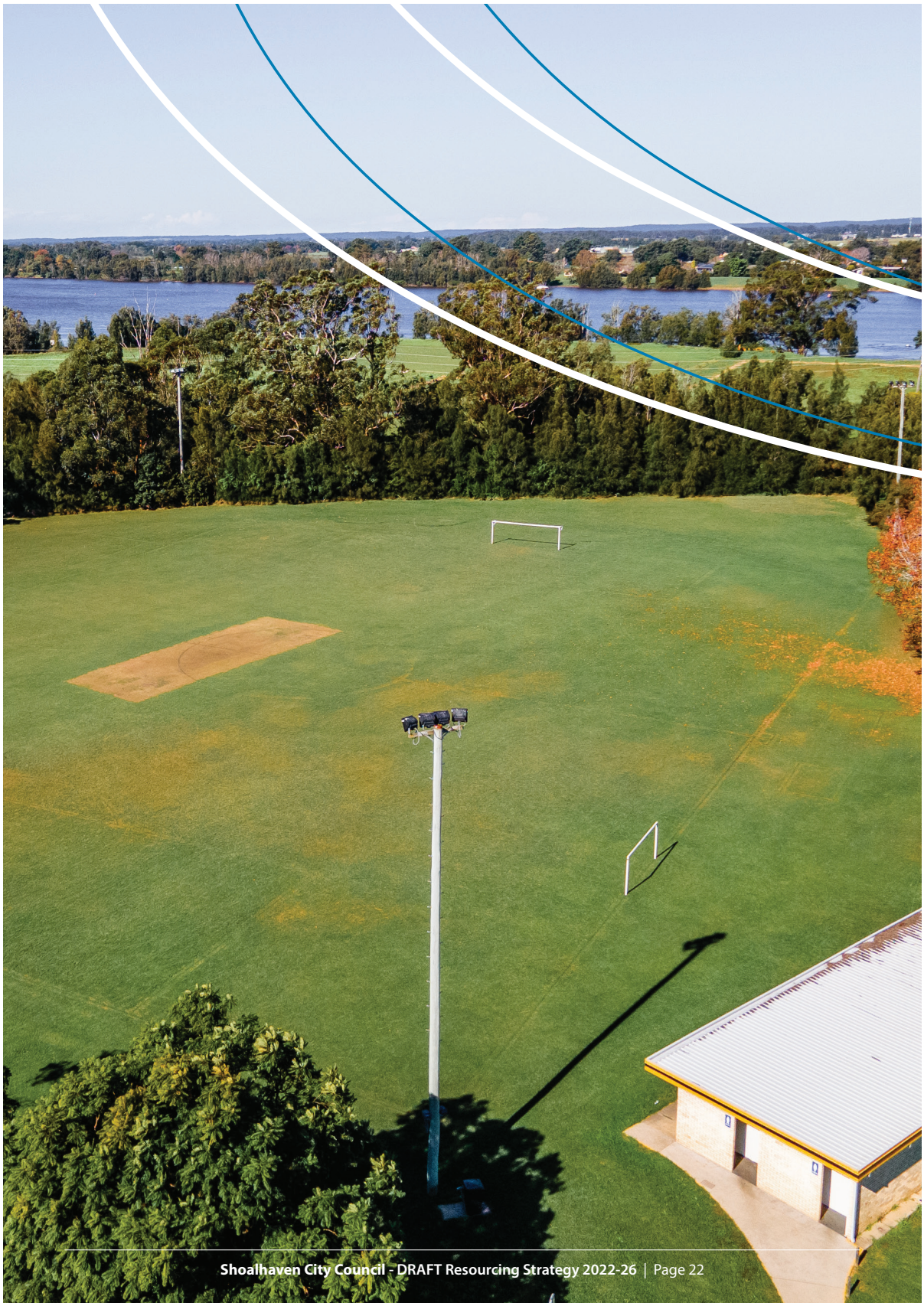
Collaboration and communication between Council areas will become integrated into Council's way of working. Communication will be aligned with strategic objectives to ensure the strategy is part of core shared language at Council. There will be clear processes for internal communication throughout Council such that messages are effectively cascaded to all levels of Council. External communications to stakeholders and the community will harness technological innovations.

| Strategy | Actions | Success Indicator | Accountable | 2022/ 2023 | 2023/ 2024 | 2024/ 2025 | 2025/ 2026 |
|---|---|---|---|---|---|---|---|
| Strategy is part of core shared language | Communication session is conducted with managers and leaders regarding the SCC strategy and the requirements to cascade goals to teams and individuals<br>Sessions are conducted with leaders and mangers to support the development of cascaded goals within their teams<br>Common language is used and promoted throughout SCC regarding strategy and its role | Staff have a shared language regarding strategy<br>Sessions on cascading strategy are completed | CEO<br>EMT<br>Media & Communications Manager | | ✓ | ✓ | |

## Technology

Technology will become an integral part of how Council operates and how Council interacts with the community. Council will harness technological advances to increase internal efficiencies and improve interactions with the community.

| Strategy | Actions | Success Indicator | Accountable | 2022/ 2023 | 2023/ 2024 | 2024/ 2025 | 2025/ 2026 |
|---|---|---|---|---|---|---|---|
| Enable the workforce through the provision of technology and systems that allow them to work flexibly anywhere, anytime | Work in collaboration with the Information Services team to ensure technology and systems deployed support flexible working arrangements | Increase in percentage of mobile/ laptops in the device fleet and number of SaaS/ Cloud based systems | People & Culture<br>Information Technology | ✓ | | | |
| Empower staff through effective learning and development programs/ approaches centered around technology and systems | Capability uplift for staff and increase in skills in using systems and technology | Increased completion rates of technology and systems learning and development programs | People & Culture<br>Information Technology | ✓ | ✓ | ✓ | ✓ |



# Asset Management
# Strategy & Plan

**Shoalhaven City Council is the custodian of community assets with a replacement value of over $4.9 billion.**

There are legislative and community expectations that council assets are managed to provide the greatest benefits, at the lowest whole-of-life costs, for all residents, landowners and visitors. Asset Management Planning principles are adopted in all service and infrastructure provision activities to support the Community Strategic Plan and Delivery Program.

Council's Asset Management Framework comprises the following three elements Asset Management Policy, Asset Management Strategy and Asset Management Plan(s). Together, these documents drive the implementation of asset management across Shoalhaven City Council.

## Asset Management Strategy

### 1. Executive Summary

#### 1.1. Introduction

The purpose of the Asset Management Strategy is to provide strategic direction for Asset Management in Shoalhaven City Council.

The Asset Management Strategy is a high level action plan that will continuously evolve as the strategic objectives of Council develop and change to meet the customer service provision. The key steps in this process include understanding the customer requirements/ expectations for service provisions, reviewing the strategic trends, assessing potential impacts on the assets and assessing gaps in the asset knowledge required to review and develop the Asset Management Plans.

The Asset Management Strategy identifies assets that are critical to the council's operations and outlines risk management strategies for these assets. The Strategy must also include specific actions required to improve Council's asset management capability and projected resource requirements and timeframes.

Shoalhaven City Council provides a diverse range of services that requires infrastructure assets. The fair value or cost to replace like for like assets for which the Shoalhaven City Council is the custodian of, including community and commercial assets, is $4,968,476,000 as reported in the June 2021 Financial Statements.

There are legislative and community expectations that Council assets are managed to meet agreed service expectations.

Shoalhaven City Council has adopted an Asset Custodian model that assigns responsibility for service provision and the development, implementation and reviewing of Asset Management Plans (AMP's) for the various services to the Asset Custodians.

A comprehensive Asset Management (AM) system is required to meet community expectation and to satisfy statutory and financial imperatives.

An Asset Management system must include:

- Asset registers
- Asset condition assessments
- Asset maintenance and management systems
- Strategic planning capabilities
- Predictive modelling
- Deterioration modelling
- Risk analysis
- Lifecycle costing

A component of the Asset Management Strategy must be a plan to fully develop, implement and continuously improve the Asset Management system as well as lead corporate change to improve asset management.

#### 1.2. Objectives

The main objectives of the Asset Management Strategy (AMS) are:

- Aligning Council's service provision/ Levels of service (LoS) for its infrastructure assets with community expectations and priorities captured in the Community Strategic Plan 2032 (CSP)
- Improving Council's Asset Management practices



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- Assist in addressing improved long term financial sustainability of assets for future generations

As the Asset Management Strategy is aligned with the CSP, it adopts a minimum timeframe of 10 years. This alignment is also consistent with the Long Term Financial Plan (LTFP) and the AMP's. However, it also has a view to sustainability beyond the 10 year timeframe and will ideally be for the life of the service provision and the infrastructure assets.

**1.3. Establishing a Corporate Approach**

It is essential to recognise that asset management is a corporate, not a technical responsibility. The key components of a sound asset management approach cannot be achieved within the individual operational areas of Council alone. Some of the areas where there is a need for a corporate approach include:

- Community involvement in establishing what is desired for service provisions and standards from the Community Strategic Plan and other strategic plans
- Reliable information and systems
- Comprehensive Asset Management Planning undertaken by the Asset Strategic Planner and the Asset Custodian
- Rigor in financial assessments. To advise what it costs now, what we can afford and when we can afford to renew/replace/upgrade
- Performance measurement of asset management. To advise 'How much we did, How well we did it and How much did it cost'.

To develop a strong corporate approach to Asset Management a cross directorate Enterprise Asset Management (EAM) Steering Committee is to be established to define and review the EAM implementation Road Map.

An EAM Oversight Group comprising key asset management leaders from across the organisation is to oversee and facilitate the implementation of the Road Map.

Engagement with the users of the service provision is required in developing Community Strategic Plan themes, objectives and strategies. These drive the Resourcing Strategy (People, Finances and Assets Planning) and the levels of service the users/ community desires or will accept for each category of assets.

The agreed levels of service are important as they influence all asset management decisions. The community needs to be aware of resourcing, environmental, legal, political and other constraints before agreement can be reached on sustainable levels of service. Previous community engagements on levels of service have included surveys and targeted community meetings. The key is to obtain consensus of "sustainable levels of service". That is, understanding the desired level of service and delivering an outcome that manages risk, ensures optimum performance and is financially sustainable.

Current adopted Asset Management Plans (AMPs) contain Levels of Service (LOS) based on historic operational and risk management needs and budgets.

The approach to refine LOS will be to:

- Assume current levels remain until changes are discussed with the community and adopted by the Council for each service provision/asset class
- Continue the LOS community engagement for service provision especially for critical assets
- Some asset types may not require or benefit from community engagement where there are overriding legislative safety requirements that determine LOS e.g. Asset Protection Zones (APZ's)
- Define a LOS at the lowest financially feasible and environmentally practical levels for each service provision of infrastructure assets category, consistent with CSP objectives. These will be known as the Sustainable Levels of Service (SLOS).
- Assets will then be maintained in a condition to meet the SLOS for that service provision/ precinct/ asset category

It is important to note that the SLOS condition is NOT the same as the Office of Local Government (OLG) defined 'satisfactory standard' LOS or 'FAIR condition'. These could be described as the desirable condition of assets whereas the SLOS condition is a minimum acceptable level.

A key challenge to all Councils is the very large 'gap' between the current condition of their assets and the condition required to deliver the OLG's satisfactory standard. In fact, the gap, both in terms of clawing back the backlog of renewal and maintenance, and continuing to fund to adequate levels, is arguably too large to bridge without extreme changes. This is compounded further by the increasing frequency of extreme weather events negatively impacting on asset condition and performance.



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In response to this, a key component of this strategy is to define SLOS condition as well as the OLG defined "satisfactory standard", to use this as a medium term target, and to report to the community accordingly.

### 1.4. Recommendations (key strategies)

The actions required to improve asset management at Shoalhaven City Council are captured in this strategy and the AMP's.

The main recommendations with resourcing and timeframes are

- Review Sustainable Levels of Service (SLOS) with community for all appropriate services/ Precincts/ asset categories
- Determine effect of achieving/ maintaining SLOS on Long Term Financial Plan
- Document processes & procedures for recording new assets, adjusting budgets for new assets and valuing assets and train staff as required
- Continuously improve mapping of GIS – assets
- Continuously improve the implemented asset management system as part of a corporate integrated system that considers the following:
  - Asset register
  - Finance
  - Customer requests
  - Records
  - Work planning
  - Job cost/timesheets
  - Spatial Mapping
- Progressively review and update AMPs
- Adopt a 'Renewal before Upgrade or New' philosophy for asset planning as appropriate
- Continually develop and maintain digital platforms that enable community access to data where appropriate
- Align allocations made in the Long Term Financial Plan for asset renewal with the maintenance backlog resulting from agreed SLOS (subject to funding options).

## 2. Introduction

### 2.1. Asset Management Strategy Definition

The definition of an Asset Management Strategy is – A strategy for asset management covering development and implementation of plans and programs for asset creation, operation, maintenance, rehabilitation/ replacement, disposal and performance monitoring to ensure desired level of service and other operational objectives are achieved at optimum cost.

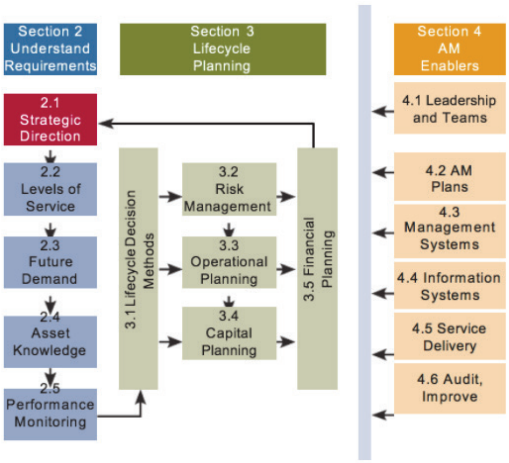
### 2.2. Assets classes included in the Asset Management Strategy

This AMS includes all Council's infrastructure assets, typically known by Asset Class as:

- Public and Community Buildings
- Recreation & Leisure
- Road Network
- Stormwater
- Water and Sewerage
- Land
- Plant & Equipment (including fleet)
- Recycling and Waste
- Commercial Activities
- Office equipment, furniture & IT hardware

### 2.3. Asset Management System

Council's Asset Management System aligns with IPWEA. See extract from section 2.1. defining scope of Asset Management - IIMM.




### 2.4. Roles & Responsibilities

The role of Technical Services is to:

- Provide leadership
- Provide governance (Asset Management Policy, Asset Management Strategy, Template Asset Management Plan, Configuration of Asset Register)
- Advisor



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The role of the Asset Custodian is to:

- Deliver a great customer experience
- Know what assets they have
- Maximise value from the investment
- Know the service levels and their cost
- Know where the assets are in their life cycle
- Understand the annual consumption cost (Operations, Maintenance, Depreciation)
- Understand future demands
- Manage the risks
- Develop and use asset management and long-term financial plans

The role of Information Services and Financial Services is to provide:

- Support to enable the Asset Custodians to provide great customer experiences through good Asset Management

**2.5. Legislative Requirements**

Changes to the Local Government Act require Councils to consider asset management as part of their Resourcing Strategies. Guidelines issued by the NSW Office of Local Government (OLG) are referenced in the legislation and Councils must comply with these.

The OLG has the following requirements with regard to asset management (references to Asset Management Strategy are in bold) –

General requirements for asset management planning:

- Each Council must account for and plan for all of the existing assets under its ownership, and any new asset solutions proposed in its Community Strategic Plan and Delivery Program
- Each Council must prepare an ***Asset Management Strategy*** and Asset Management Plan/s to support the Community Strategic Plan and Delivery Program

Minimum timeframe for the Asset Management Strategy and Plans:

- The ***Asset Management Strategy*** and Plan/s must be for a minimum timeframe of 10 years

Basic Structure of the Asset Management Strategy

- The ***Asset Management Strategy*** must include a council endorsed Asset Management Policy
- The ***Asset Management Strategy*** must identify assets that are critical to the council's operations and outline risk management strategies for these assets
- The ***Asset Management Strategy*** must include specific actions required to improve council's asset management capability and projected resource requirements and timeframes

Basic Structure of the Asset Management Plans

- The Asset Management Plans must encompass all the assets under a council's control
- The Asset Management Plans must identify asset service standards
- The Asset Management Plans must contain long term projections of asset maintenance, rehabilitation and replacement costs

Asset Management Reporting

- Councils must report on their assets in the annual financial statements, in accordance with the Local Government Code of Accounting Practice and Financial Reporting, including condition assessment, renewal and maintenance expenditure

## 3. Summary of Existing Assets

### 3.1. Asset Value

The total (Gross carrying) value of all infrastructure assets is $4,968,476,000. The net carrying amount (written down value consists of Gross carrying amount less accumulated depreciation) is $3,386,861,000. Annual depreciation in asset value of $70,241,000 as per the 2020/21 Financial Statements - C1-7 Infrastructure, property, plant & Equipment. Extract below.



**C1-7 Infrastructure, property, plant and equipment**

| | At 1 July 2020 | | | Asset movements during the reporting period | | | | | | | At 30 June 2021 | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| By aggregated asset class | Gross carrying amount $ '000 | Accumulated depreciation and impairment $ '000 | Net carrying amount $ '000 | Additions renewals [1] $ '000 | Additions new assets $ '000 | Carrying value of disposals $ '000 | Depreciation expense $ '000 | WIP Capitalised $ '000 | Adjustments and transfers $ '000 | Revaluation decrements/ impairment to equity (ARR) $ '000 | Revaluation increments to equity (ARR) $ '000 | Gross carrying amount $ '000 | Accumulated depreciation and impairment $ '000 | Net carrying amount $ '000 |
| Capital work in progress | 185,119 | – | 185,119 | – | 98,761 | – | – | (204,782) | – | – | – | 79,098 | – | 79,098 |
| Plant and equipment | 68,728 | (25,069) | 43,659 | – | 10,917 | (1,726) | (6,788) | – | – | – | – | 75,344 | (29,333) | 46,011 |
| Office equipment | 14,460 | (11,365) | 3,095 | – | – | – | (594) | – | (51) | – | – | 14,261 | (11,811) | 2,450 |
| Furniture and fittings | 4,842 | (2,143) | 2,699 | – | 106 | – | (292) | – | – | – | – | 4,948 | (2,435) | 2,513 |
| **Land:** | | | | | | | | | | | | | | |
| – Crown land | – | – | – | – | – | – | – | – | 25,820 | – | – | 25,820 | – | 25,820 |
| – Operational land | 173,469 | – | 173,469 | – | 990 | (2,443) | – | – | (12,074) | – | 24,648 | 184,590 | – | 184,590 |
| – Community land | 129,226 | – | 129,226 | – | 1,636 | – | – | – | (15,771) | – | – | 115,091 | – | 115,091 |
| – Land under roads (post 30/6/08) | 1,708 | – | 1,708 | – | 36 | – | – | – | – | – | – | 1,744 | – | 1,744 |
| Land improvements – non-depreciable | 127,740 | – | 127,740 | – | – | – | – | – | – | – | – | 127,740 | – | 127,740 |
| Land improvements – depreciable | 1,829 | (1,401) | 428 | – | – | – | (48) | – | – | – | – | 1,829 | (1,449) | 380 |
| **Infrastructure:** | | | | | | | | | | | | | | |
| – Buildings – non-specialised | 2,035 | (92) | 1,943 | – | 347 | (443) | (39) | – | – | – | – | 1,909 | (101) | 1,808 |
| – Buildings – specialised | 408,100 | (122,470) | 285,630 | 10,265 | 3,235 | – | (7,993) | – | (2,569) | (1,313) | – | 415,479 | (128,224) | 287,255 |
| – Other structures | 39,216 | (22,435) | 16,781 | – | 591 | – | (1,276) | – | – | – | – | 39,993 | (23,897) | 16,096 |
| – Roads | 1,098,631 | (400,282) | 698,349 | 10,959 | 239 | – | (19,461) | – | – | – | 236,213 | 1,384,719 | (458,420) | 926,299 |
| – Bridges | 103,014 | (42,086) | 60,928 | – | 2,344 | – | (1,350) | – | – | (100) | 1,269 | 114,688 | (51,597) | 63,091 |
| – Footpaths | 72,883 | (24,204) | 48,679 | 1,064 | – | – | (1,646) | – | – | (90) | – | 73,859 | (25,852) | 48,007 |
| – Bulk earthworks (non-depreciable) | 109,696 | – | 109,696 | – | 418 | – | – | – | – | – | 181,859 | 291,973 | – | 291,973 |
| – Stormwater drainage | 193,426 | (87,228) | 106,198 | 1,470 | – | – | (2,742) | – | – | – | 49,187 | 261,047 | (106,934) | 154,113 |
| – Water supply network | 661,031 | (319,979) | 341,052 | 11,041 | – | – | (8,401) | – | – | – | 3,134 | 678,238 | (331,412) | 346,826 |
| – Sewerage network | 721,518 | (284,048) | 437,470 | 8,952 | 140,000 | – | (14,066) | – | (14) | (971) | 4,123 | 875,640 | (300,146) | 575,494 |
| – Swimming pools | 22,588 | (13,243) | 9,345 | – | 717 | – | (338) | – | – | – | – | 23,372 | (13,648) | 9,724 |
| – Other open space/recreational assets | 45,883 | (23,855) | 22,028 | 914 | 376 | – | (2,171) | – | – | – | – | 47,305 | (26,158) | 21,147 |
| – Other infrastructure | 108,915 | (51,438) | 57,477 | 2,193 | 301 | – | (2,402) | – | – | (2) | 50 | 117,664 | (60,047) | 57,617 |
| **Other assets:** | | | | | | | | | | | | | | |
| – Library books | 9,201 | (8,194) | 1,007 | – | 382 | – | (254) | – | – | – | – | 9,583 | (8,448) | 1,135 |
| **Reinstatement, rehabilitation and restoration assets (refer Note C3-5):** | | | | | | | | | | | | | | |
| – Tip assets | 2,824 | (1,324) | 1,500 | – | – | – | (380) | – | (281) | – | – | 2,542 | (1,703) | 839 |
| **Total infrastructure, property, plant and equipment** | 4,306,082 | (1,440,856) | 2,865,226 | 46,858 | 261,396 | (4,612) | (70,241) | (204,782) | (4,940) | (2,476) | 500,483 | 4,968,476 | (1,581,615) | 3,386,861 |

(1) Renewals are defined as the replacement of existing assets (as opposed to the acquisition of new assets).

continued on next page ...



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### 3.2. Asset Condition

Asset Custodians will ensure that the condition of the asset is updated when inspecting assets. Asset Condition is reported in the 2020/21 Financial Statements – Report on Infrastructure Assets – extract below.



Shoalhaven City Council

Report on Infrastructure Assets
as at 30 June 2021

| Asset Class | Asset Category | Estimated cost to bring assets to satisfactory standard [a] | Estimated cost to bring to the agreed level of service set by Council [3, 5b] | 2020/21 Required maintenance [c] | 2020/21 Actual maintenance | Net carrying amount | Gross replacement cost (GRC) | Assets in condition as a percentage of gross replacement cost | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | $ '000 | $ '000 | $ '000 | $ '000 | $ '000 | $ '000 | 1 [1] | 2 [2] | 3 [3] | 4 [4] | 5 [5] |
| Buildings | Buildings | 6,136 | 4,676 | 11,816 | 10,499 | 289,063 | 418,918 | 23.5% | 45.2% | 26.6% | 3.6% | 1.1% |
| | Sub-total | 6,136 | 4,676 | 11,816 | 10,499 | 289,063 | 418,918 | 23.5% | 45.2% | 26.6% | 3.6% | 1.1% |
| Other structures | Other structures | 1,000 | 800 | 565 | 413 | 16,096 | 39,993 | 42.0% | 30.0% | 20.0% | 6.0% | 2.0% |
| | Sub-total | 1,000 | 800 | 565 | 413 | 16,096 | 39,993 | 42.0% | 30.0% | 20.0% | 6.0% | 2.0% |
| Roads | Sealed roads | 32,211 | 11,106 | 5,851 | 5,215 | 674,470 | 1,036,858 | 18.0% | 27.0% | 34.0% | 18.0% | 3.0% |
| | Unsealed roads | 743 | 2,323 | 1,481 | 1,348 | 7,223 | 23,232 | 10.0% | 10.0% | 42.0% | 28.0% | 10.0% |
| | Bridges | 2,715 | 2,484 | 1,411 | 868 | 63,091 | 114,688 | 42.6% | 25.9% | 24.3% | 5.1% | 2.1% |
| | Footpaths | 1,043 | 754 | 653 | 338 | 48,007 | 73,859 | 26.2% | 52.0% | 17.1% | 3.6% | 1.1% |
| | Other road assets | 10,550 | 9,739 | 5,086 | 4,549 | 244,606 | 324,629 | 26.0% | 38.0% | 26.0% | 7.0% | 3.0% |
| | Bulk earthworks | – | – | – | – | – | – | 0.0% | 0.0% | 0.0% | 0.0% | 0.0% |
| | Other road assets (incl. bulk earth works) | – | – | – | – | – | – | 0.0% | 0.0% | 0.0% | 0.0% | 0.0% |
| | Sub-total | 47,262 | 26,406 | 14,482 | 12,318 | 1,329,370 | 1,573,266 | 21.7% | 30.1% | 31.0% | 14.3% | 2.9% |
| Water supply network | Water supply network | 6,530 | 65 | 13,701 | 13,657 | 346,826 | 678,238 | 18.0% | 59.0% | 20.0% | 2.0% | 1.0% |
| | Sub-total | 6,530 | 65 | 13,701 | 13,657 | 346,826 | 678,238 | 18.0% | 59.0% | 20.0% | 2.0% | 1.0% |
| Sewerage network | Sewerage network | 7,124 | 71 | 19,183 | 19,178 | 575,494 | 875,640 | 18.0% | 59.0% | 20.0% | 2.0% | 1.0% |
| | Sub-total | 7,124 | 71 | 19,183 | 19,178 | 575,494 | 875,640 | 18.0% | 59.0% | 20.0% | 2.0% | 1.0% |
| Stormwater drainage | Stormwater drainage | 7,789 | 2,596 | 2,721 | 1,322 | 154,113 | 261,047 | 43.3% | 20.9% | 24.9% | 9.9% | 1.0% |
| | Sub-total | 7,789 | 2,596 | 2,721 | 1,322 | 154,113 | 261,047 | 43.3% | 20.9% | 24.9% | 9.9% | 1.0% |
| Open space / recreational assets | Swimming pools | 2,966 | 2,561 | 2,878 | 2,238 | 9,724 | 23,372 | 21.1% | 21.6% | 17.5% | 28.8% | 11.0% |
| | Other open space / Recreational Assets | 783 | 626 | 986 | 682 | 21,147 | 47,305 | 20.0% | 40.0% | 34.7% | 4.0% | 1.3% |
| | Sub-total | 3,749 | 3,187 | 3,864 | 2,920 | 30,871 | 70,677 | 20.4% | 33.9% | 29.0% | 12.2% | 4.5% |
| Other infrastructure assets | Other infrastructure assets | 2,610 | 3,701 | 1,727 | 1,364 | 57,617 | 117,664 | 16.5% | 23.2% | 54.6% | 2.6% | 3.1% |
| | Sub-total | 2,610 | 3,701 | 1,727 | 1,364 | 57,617 | 117,664 | 16.5% | 23.2% | 54.6% | 2.6% | 3.1% |
| | Total – all assets | 82,200 | 41,502 | 68,059 | 61,671 | 2,799,450 | 4,035,443 | 21.9% | 42.1% | 26.4% | 7.7% | 1.9% |

Detailed Condition ratings are to be adopted for each Asset Class. Note there are Industry standards such as Institute of Property Works Engineers Australia that can be aligned to or adopted. Example: Road condition ratings

1. Very Good – Roads are very trafficable with very minimal road defects noticeable
   a. Very smooth ride – comfortable / safe driving
   b. Extents of defects is less than 0.1% and required actions is Nil
   c. Negligible cracking, rutting, deformation
2. Good – Roads are very trafficable with minor road defects encountered
   a. some minor bumps encountered
   b. Extent of defects is 0.1% to 2% and required actions is minor maintenance
3. Fair - Minor cracking, rutting, deformation – Roads are trafficable with road defects noticeable such as filled in potholes
   a. constant small up and down and/or sideways movement – reasonably comfortable driving
   b. Extent of defects is 2% to 5% and required actions are significant maintenance
4. Poor - Moderate cracking, rutting, deformation – Roads are potholed, have rough ride quality, major pavement failures and access is limited at times
   a. Driving bearable, but with low comfort
   b. Extent of defects is 5% to 20% and required actions are significant maintenance and part renewal/ replacement
   c. Extensive cracking, rutting, deformation

5. Very Poor – Roads are almost untrafficable, have extensive surface defects and pavement failures and access is severely constrained.
   a. Uncomfortable driveability experiencing severe up/down and/ or sideways movement. Drivers must maintain good control of steering and reduce speed ins some circumstances
   b. Extent of defects is more than 20% and required actions are complete renewal / replacement
   c. Extreme cracking, rutting, deformation
6. Failed – Road is closed for public use

It is noted that extreme weather events are having an impact on the condition of assets especially the transport network and the asset infrastructure is deteriorating at a rate greater than designed and constructed for, over and above utilisation demands.

**3.3. Asset Extent**

The Asset base has Asset Classifications of

- Buildings
- Land
- Open Spaces (Play spaces, seating, tables, BBQs, shelters, etc)
- Plant & Equipment
- Stormwater (Pipes, pits, ponds, etc)
- Transport (Roads, Bridges, Paths, Parking, etc)
- Waste Management
- Water and Sewer

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### 3.4. Current Situation

Since 2019 Council has undertaken an Asset Custodian review and Asset Custodian transition of service provisions/ Asset Types/ Precincts to improve Asset Management & Customer focus. The following Table summarises the Asset Type and the Asset Custodian responsible for Asset Type.

| Asset Type | Asset Custodian |
|---|---|
| Administrative Centres and Works depots | Building Services Manager |
| Aquatic facilities | Swim, Sport & Fitness |
| Arts & Culture Buildings | Building Services Manager |
| Asset Protection Zones (APZ's) | Roads Manager & District Engineers |
| Bridges and Major Culverts | Roads Manager & District Engineers |
| Carparks – Public Areas | Roads Manager & District Engineers |
| Cemeteries | Manager Bereavement Services |
| Commercial buildings and property | Building Services Manager |
| Communication facilities (Towers) - Shoalwater | Shoalwater |
| Communication facilities (Towers) – General Sites | Building Services Manager |
| Community Buildings | Building Services Manager |
| Community Nursery | Building Services Manager |
| Foreshore Protection Assets (Constructed seawalls) | Roads Manager & District Engineers |
| Emergency Services Buildings | Building Services Manager |
| Fleet Services | Fleet Manager |
| Flood Mitigation Structures | Roads Manager & District Engineers |
| Holiday Haven (HH) Tourist Parks | Manager Tourist Parks |
| Industrial land | Manager Economic Development |
| Libraries and Shoalhaven Regional Gallery | Building Services Manager |
| Maritime Business | Economic Development |
| Natural areas (Infrastructure assets) | Roads Manager & District Engineers |
| Natural areas (Natural assets) | Manager Environmental Services |
| Navigation Channels | Roads Manager & District Engineers |
| Open Drains | Roads Manager & District Engineers |
| Parks & Reserves (Grounds) | Roads Manager & District Engineers |
| Parks & Reserves Precincts – Destination locations | Swim, Sport & Fitness |
| Pathways | Roads Manager & District Engineers |
| Public Amenities (Toilets) | Building Services Manager |
| Public Halls & Community Centres | Building Services Manager |
| Recycling & Waste Depots | Manager Waste Services |
| Roads | Roads Manager & District Engineers |



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| Asset Type | Asset Custodian |
|---|---|
| Shoalhaven Animal Shelter | Building Services Manager |
| Shoalhaven Entertainment Centre (SEC) | Building Services Manager |
| Shoalhaven Indoor Sports Centre (SISC) | Swim, Sport & Fitness |
| Showground Precinct's | Swim, Sport & Fitness |
| Sporting Precincts | Swim, Sport & Fitness |
| Stormwater structure | Roads Manager & District Engineers |
| Surf Life Saving Clubs (SLSC) | Building Services Manager |
| Town Centres/ CBD's | Roads Manager & District Engineers |
| Tree's identified as Community Significant | Roads Manager & District Engineers |
| Ulladulla Civic Centre | Building Services Manager |
| Vacant Land | Building Services Manager |
| Waste water Supply | Shoalwater |
| Water Supply | Shoalwater |
| (Waterway's) Jetties, wharves & boat ramps | Roads Manager & District Engineers |
| Work Depots | Building Services Manager |

Council has transitioned to an integrated software solution and all assets are to be within the Asset registers of this software solution.

### 3.5. Critical Assets

Critical Assets are assets that are likely to result in customer satisfaction levels decreasing and a significant social, environmental or financial cost to Council. Recognised Critical Asset classifications are;

- Water and Sewer
- Road Network including Bridges
- Work Depots and Administrative Centres

Within these classifications the Asset Custodian identifies the level of criticality. Risk management procedures have been developed for these assets including emergency response, business continuity and condition monitoring

## 4. Community Strategic Plan

### 4.1. Introduction

As part of the Integrated Planning and Reporting Framework, the Community Strategic Plan (CSP) identifies "What the community told us", that is their main priorities and expectations for the future. The Resourcing Strategy identifies ways to achieve these goals, within the limits of Council's available resources. Office of Local Government Integrated Planning and Reporting framework outlines where Asset Management Strategy fits into the Integrated Planning and Reporting.

Asset Management Plans align with the service provisions to meet the customer agreed levels of service in an optimum way that is financially sustainable. AMP's provide essential corporate information to assist in the preparation of the Community Strategic Plan, Long Term Financial Plan and the Delivery Program.

The CSP identifies the following themes –

- Resilient, safe, accessible and inclusive communities
- Sustainable, liveable environments
- Thriving local economies
- Effective, responsible and authentic leadership

Asset Management is understanding the customer experiences desired and then coordinating activity of management, physical, financial, economic, engineering and other practices applied to the assets for the whole of their life with the objective of providing the required levels of service in the most cost-effective manner whilst balancing risk and trade.

The below figure shows Asset Management integration with the Integrated Planning Structure.



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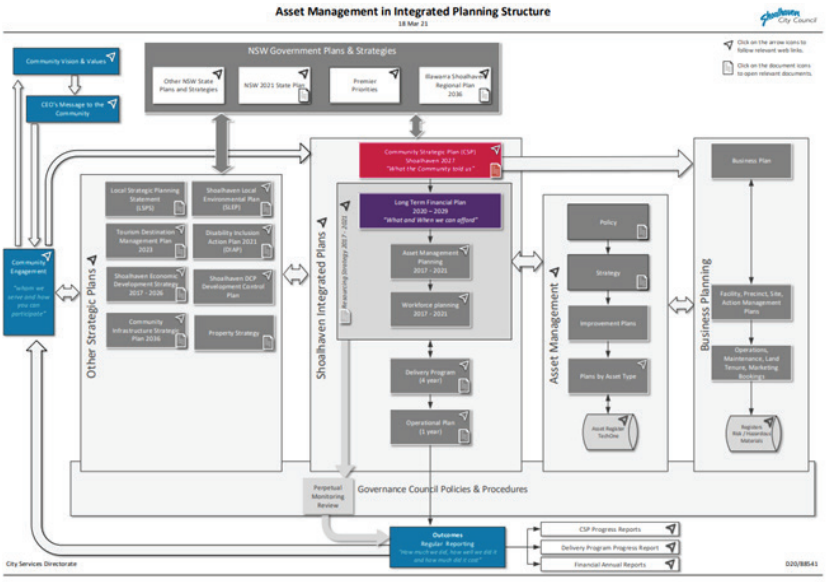


## 5. 10 Year Capital Works Program

The 10 Year Capital Works Program (CWP) is based on what the community have told us and what we need for commercial activities and is to align to the Asset Management Plans as part of the Resourcing Strategy.

The CWP predominantly includes asset renewal projects to gradually improve financial sustainability indicators over the life of the CWP.

Asset renewal projects have been derived from their respective Asset Management Plans.

However, an annual budgetary process refines the corporate ranking method for capital projects that reflects the desires expressed in the Community Strategic Plan, Risk Management, best value renewal and statutory obligations. Quarterly Reviews are undertaken to assess what is happening and impacting the capital works programs such as weather events, resourcing (people, material, etc), and cost reviews.

## 6. Asset Information System

Council has acquired TechOne OneCouncil as the corporate asset register. OneCouncil also provides an Asset Book and financials integrated to allow whole of life costing. Council has ESRI as the corporate GIS. Continuous improvement is to occur with aligning Asset Types to spatial mapping.

Building insurance data is a tab within the Asset register and reports are able to be produced to identify what is insured and where the asset type is.

It has been recognised that further integration or awareness is required with:

- Finance – linking
  - Work orders to asset (capital and operating)
  - Asset Strategy/ Replacement details
- Customer requests
  - Link service requested to asset through work orders
- Mapping
  - Work orders and projects can be mapped to show what is being done, where and what time frames
- Records
  - ECM is a separate system to EDRMS
  - Survey and Design registers
- Works programming
  - Multiple software solutions are being utilised and not all integrate with OneCouncil
- Inspections
  - Electronically and spatially collected all details on asset from attributes, condition, risk, etc and
- Asset Management Plans
  - Digital Asset Management plans that are live and provide customer with details on Assets by type, Capital/operating and maintenance programs and future works



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Council has purchased an integrated software solution and is implementing this over the current and next financial years. The success of this integration is considered essential for better asset management.

## 7. Asset Data

Asset Custodians are responsible for compiling a comprehensive and up-to-date Asset Information System, including monitoring asset condition, performance and monitoring and control of asset risk for Asset Details. Additionally ensuring an Asset Book (Capital value, Life expectancy and replacement rates and replacement cost) for capital Assets and ensuring Spatial mapping of where the Asset Type is.

Asset Data includes the following core data:

- Asset Description
- Asset Type/ class/ category
- Asset measurements
- Asset Construction material
- Asset Condition
- Whether asset is to be insured
- Asset Strategy – AMP what to do and when to it
- Replacement details – Asset life
- Physical location – required for stocktake
- Where it is spatially – Area Location - required for stocktake

Asset Data also has other non-core data to assist the Asset Custodians in managing the service provision from the assets and is configured based on Asset type for additional attribute fields.

It is expected that data accuracy will continuously improve as Asset Custodians mature in their roles.

Stocktake inspections, surveys and condition inspections are undertaken, and details must be updated in the Asset register and mapping solutions by the Asset Custodians

The current financial/costing system allows for Capital (Renewal, New, Growth or refurbish) or operating/ maintenance costs to be attributed to an asset through a work order to enable whole of life costing.

Further work on processes, procedures and forms are required to continuously improve how Asset Custodians are ensuring their Asset Information System is kept up to date and valid.

### 7.1. Fair Valuation - Asset Revaluations by Financial Reporting categories

Asset revaluations are conducted on a regular basis, not being more than 5 years subject to capacity as has been an issue with recent events from the 2019 to 2022 i.e. drought, bushfires, covid, extreme weather events (storms, tidal events and flooding), to assess the assets carrying value against the assets fair value at reporting date.

This has also been a requirement of Office of Local Government which mandated the process in 2006 with circular 08-07 – Valuation of Property, plant & Equipment at fair value in accordance with Australian Accounting Standards Board AASB116 Property, Plant & equipment.

The below table highlights revised time frames for revaluation with the intent to realign.

| | | Next revaluation | | | | |
|---|---|---|---|---|---|---|
| Category of Asset | Last revalued date: | 22ACT | 23ACT | 24ACT | 25ACT | 26ACT |
| Operational land | 30/06/2021 | | Yes | | Yes | |
| Community land | 30/06/2018 | Yes | | Yes | | Yes |
| Land under roads | 30/06/2021 | | | | Yes | |
| Land improvements – non-depreciable | 30/06/2016 | Yes | | | | |
| Land improvements – depreciable | 30/06/2016 | Yes | | | | |
| Buildings – non-specialised | 30/06/2019 | | | Yes | | |
| Buildings – specialised | 30/06/2019 | | | Yes | | |
| Other structures | 30/06/2016 | | Yes | | | |
| Roads | 30/06/2021 | | | | Yes | |
| Bridges | 30/06/2021 | | | | | Yes |
| Footpaths | 30/06/2015 | Yes | | | Yes | |
| Bulk earthworks (non-depreciable) | 30/06/2021 | | | | Yes | |
| Stormwater drainage | 30/06/2021 | | | | | Yes |
| Water supply network | Full reval 30/06/2017 | Yes | | | | |
| Sewerage network | Full reval 30/06/2017 | Yes | | | | |
| Swimming pools | 30/06/2016 | | Yes | | | |
| Other open space / recreational assets | 30/06/2016 | | Yes | | | |
| Other infrastructure | 30/06/2016 | Yes | | | | |
| Foreshore protection | | | Yes | | | |
| Library books | depreciate over 5 years | | | | | |
| Tip asset | | | | | | |
| Investment Property | 30/06/2021 | Yes | Yes | Yes | Yes | Yes |

### 7.2. Asset Stocktakes

The Asset Custodian is responsible for ensuring the asset exists, is performing to meet the agreed levels of service for the customer, there has been no significant changes and to update condition.

Stocktakes are currently required to be undertaken prior to revaluation of Assets by Financial Reporting Categories by the Asset Custodians.

Stocktake of Roads is to be undertaken by a detailed laser assessment and visual inspection.

Stocktake of all plant and equipment assets is to be undertaken no less than yearly and can be undertaken when servicing occurs.

Stocktake of intangible assets carried at cost is conducted on an annual basis.

The purpose of the stocktake is to verify the physical existence of items recorded in the asset register. It also seeks to identify assets that are under-utilised or those that are surplus to requirement and may require disposal. The stocktake also ensures that Asset Register and Asset Book details are true and correct. The Asset Accounting policy/ procedure will identify how to process and account for financial changes to Asset Book values.



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## 8. Asset Management Plans

### 8.1. Introduction

The AM Strategy is developed by Technical Services for governance and Asset Custodians are responsible for individual Asset Management Plans.

Council has adopted Asset Management Plans on Council's webpage

However, the Asset Custodian Model has highlighted that not all Service Provisions/ assets have corresponding Asset Management Plans. The Proposed Structure for Asset Management Plans is detailed below:

| Asset Management Plan | Asset Custodian |
|---|---|
| Administration & Depot Buildings | Building Services |
| Bereavement Facilities | Bereavement Services |
| Bridges & Major Culverts > 6 metres | District Engineers Coordinated by Roads Manager |
| Commercial Property | Building Services |
| Community Buildings | Building Services |
| Cultural Buildings | Building Services |
| Destination Parks Precincts | Swim, Sport & Fitness |
| Economic Development | Economic Development |
| Emergency Services Buildings | Building Services |
| Flood Mitigation Infrastructure | District Engineers Coordinated by Roads Manager |
| Holiday Haven Facilities | Holiday Haven |
| Natural Areas | Natural Resources |
| Natural Areas (Infrastructure) | District Engineers Coordinated by Roads Manager |
| Parks & Open Spaces | District Engineers Coordinated by Roads Manager |
| Pathways | District Engineers Coordinated by Roads Manager |
| Plant & Fleet | Plant & Fleet |
| Public Amenities (Toilets) | Building Services |
| Recycling & Waste | Recycling & Waste |
| Road Network | District Engineers Coordinated by Roads Manager |
| Showground Facilities | Swim, Sport & Fitness |
| Sporting Facilities | Swim, Sport & Fitness |
| Standalone Off Street Public Parking | District Engineers Coordinated by Roads Manager |
| Stormwater Infrastructure | District Engineers Coordinated by Roads Manager |
| Street Infrastructure | District Engineers Coordinated by Roads Manager |
| Waste Water Supply | Shoalwater |
| Water Supply | Shoalwater |
| Waterways Infrastructure | District Engineers Coordinated by Roads Manager |



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Asset Management Plans contain:

1. Executive Summary
2. Asset Description
3. Levels of Service
4. Future Demand
5. Lifecycle Management Plan
6. Risk Management Plan
7. Financial Summary
8. Plan for improvement and Monitoring

Reference: *Section 4.2, pg4/33, IMM 2015*

- A description of the asset category and the services delivered
- The key standards, systems and guidelines which influence asset management activities
- Levels of service (current and desired) and a system of performance measures
- Factors influencing future demand and the impacts of changing demand
- Management of risk
- Summary of life cycle strategies
- Long term cash flow projections
- Links to the Community Strategic Plan, Long Term Financial Plan, Delivery Program and Operational Plan, through capital and maintenance programs.

As indicated in the Asset Management Policy, Council is guided in the development of asset management by the IPWEA International Infrastructure Management Manual (2015) and has adopted the NAMS AMP Template for consistency with Shoalhaven referencing to be consistent across all AMP's.

### 8.2. AMP Recommendations

The following recommendations were included in adopted AMPs and require consideration. However, these have not been based on refined SLOS considerations but rather on preliminary community consultation and operational or efficiency grounds.

- Annual budget for all asset types should be prepared on an 'activity' basis not a 'resource' basis
- An appropriate occupation of council owned or managed land policy has been adopted and should be adhered to
- The mowing frequency (level of service) for passive recreation areas should be continually reviewed with the local community
- Monitoring and Improvement Programme – Asset Management Plans are dynamic documents reflecting and responding to changes over time. Monitoring of the AMP is required to ensure compliance with the proposed improvement program milestone and to ensure compliance with adopted standards and procedures for condition and performance

### 9. Levels of Service

Levels of Service have been specified in most AMPs.

- The current Community Strategic Plan can realign AMPs to "what the community told us" and the resourcing strategy "what we can do and when we can do it"
- The current adopted AMPs were publicly advertised; however engagement through technology has improved to achieve a greater audience
- LOS surveys have been undertaken on Council's website in the past years with pictures and the respondents identifying if it is or is not acceptable
- Council also undertakes Community Satisfaction surveys to determine how we went and what we can do better

The AM Policy includes a provision –

- To agree on appropriate 'levels of service' asset performance

To achieve significant community engagement in the reviewing of sustainable 'levels of service' (SLOS) can be achieved with this Community Strategic Plan and "Get Involved Shoalhaven" where the Community "can have their say". This webpage has a timeline/ lifecycle to keep all that have an interest to be informed of the proposals to improve "service provision" which is ultimately good asset management.

Each Asset Custodian must undertake this process to understand the customers current and future demands, especially in relation to level of service provision.

The way that assets are managed in an organisation is a critical component of customer satisfaction. Customers expect the assets of Shoalhaven City Council to provide them with defined service levels. For example, a building that is clean, vibrant, in the right location, will make a difference to the community perception of what is a good service.



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**10. Asset Custodians**

The Asset Custodian is required to manage assigned assets on behalf of the Asset Owner (usually, Council) given Levels of Service expectations and available funding.

Asset Custodians are:

- Bereavement Services
- Building Services
- Economic Development
- Holiday Haven Tourist Parks
- Natural Resources
- Plant & Fleet
- Recycling & Waste
- Roads Manager (District Engineers)
- Shoalwater
- Swim, Sport & Fitness

Key responsibilities for Asset Custodians are:

1. Establish (or adopt) technical and acceptable Levels of Service to be provided by an asset having regard to the Asset Owner's responsibility and ability to ultimately fund the adopted Levels of Service and the Asset Owner's understanding of the Service Owner/Provider and customer needs.
2. Develop and implement Asset Management Plan(s) and ensure they are updated annually and comprehensively reviewed (and adopted by the Asset Owner) at least every four years. Note: It may be necessary to outsource the development of parts of the initial AMP and comprehensive reviews of the AMP say every 5 years. The Asset Custodian will need to determine and resource this.
3. Compile a comprehensive and up-to-date Asset Information System, including monitoring asset condition and performance and monitoring and control of asset risks. Note: This database must be stored on a Corporate Approved Asset Management System which is audit able by and accessible to Senior Management. The initial development of this Information System may need to be outsourced or developed by a fixed term team. The Asset Custodian will need to arrange and resource this. Corporately, Council is migrating ALL asset register details to Technology One
4. Obtain and manage the maintenance budget for reactive and programmed works. Example replacement of roof sheeting, external paint etc. An exception is for tenant / occupier responsibilities. Example is fit out specific to occupancy or service provided. Items identified in occupation agreement. Obtain and manage the operating budget and arrange for operations such as statutory test and inspections of fire compliance measures and lifts. etc. An exception is for tenant / occupier responsibilities (utilities, cleaning, security, etc.). If No tenant then wholly responsible.
5. Incorporate a Strategic Asset Development Plan, looking forward at least 10 years, into the Asset Management Plan (at Section 4 Future Demand). Asset Custodians are stakeholders in this strategic process; however, the Asset Owner will rely heavily on Strategic Asset Planners to undertake the extensive consultation and justification required for strategic asset investment or divestment. Note: Strategic Planning may be a project on its own and funding allocated to this process. Often strategic plans will be referred to within the AMP as a reference document, i.e. Business Plan, Management Plan, Growth Plan, etc. Also, Strategic Planning may have an impact on current and future Levels of Service, as well as technology changes and operating laws. (see Strategic Asset Planners below)
6. Document all of the above in an Asset Management Plan (that conforms to corporate standards) and obtain the Asset Owner's approval of the Plan. Prior to Asset Owner's approval, the Executive Team will be required to sign off on each Asset Plan; this will ensure that each plan has been considered widely within the organisation and all the relevant organisational stakeholders have contributed appropriately. Note: All AMPs will require sign off by the CEO (and appropriate GD's) and thus Strategic Asset Planners input to the AMP and collaboration with respect to Levels of Service will be is assured before the plan is considered by Council.
7. Ensure draft budget allocations are proposed in accordance with the adopted Asset Management Plans and the resultant allocated budgets are expended (Operating, Capital including Major Projects). If required, refine the Asset Management Plans to reflect the actual annual asset expenditure (i.e., defer items within the 10-year timeframe and/or revise levels of service). Note: Council has a Major Projects and Contracts Section that can assist Asset Custodians deliver Strategic Capital Projects. An Asset Custodian cannot "outsource" or delegate this responsibility

unless agreed to in writing.

8. Prepare and supervise contracts, leases, conditions of use and other agreements (i.e. EPA licences etc). Note: Experts within Council can assist with this. Similar to safety, an Asset Custodian cannot "outsource" or delegate this responsibility.
9. Will be responsible for the asset creation standards and the acceptance of assets into Council ownership either from Contractor, Developer or Community constructed assets. (via a service level agreement between units of Council or directly inspecting)
10. Must ensure that all existing assets which require insurance are declared under the State-Wide Property Scheme and reviewed during the policy renewal. All newly constructed, purchased or acquired assets must be declared to the Insurance Claims Officer using the State-Wide New Building Checklist

## 11. Asset Management Improvement Plan (AMIP)

### 11.1. Introduction

An AM Improvement Plan details actions necessary to progress from the current situation to eventually achieving the expected outcomes of the CSP. The Improvement Plan therefore needs to fill any gap or deficiency in asset knowledge, systems, resources and service levels to meet these outcomes. The AM Plan covers the following groupings:

- AM preparation
- AM process improvement
- AM information system improvement
- AM data improvement
- AM organisation and training

The deficiencies in AM capability have been recognised by various methods including:

- Self-assessment tools for AM
- Comparison with 'best practice' AM publications e.g. International Infrastructure Management Manual
- Discussions with reference groups and
- Staff knowledge and experience

### 11.2. Priority Actions

*11.2.1. AM Preparation*

- Ensure an asset service investment analysis is taken for all new and replaced or proposed to be replaced assets which includes whole of life costs
- Complete Asset Management Plans (AMPs) in a timely manner to inform the Resourcing Strategy – especially Long term financial plan
- Asset Custodians to review Business Plans to ensure they contain adequate interrelationship with good asset management
- Define current and ideal levels of service and performance measures for each asset management plan
- Undertake Community engagement to review levels of service and agree on the 'sustainable' level of service (SLOS) for each asset category
- Update financial and demand projections when reviewing AMPs
- Continuously update and review AMPs

*11.2.2. AM process improvement*

- Document corporate responsibilities for the maintenance of asset information
- Document processes/procedures for updating asset information
- Establish appropriate valuation, depreciation and effective life procedures for each financial asset category
- Refine the procedure for recording asset acquisition and ensure project managers are educated to improve this procedure with reliable data
- Develop the procedure for recognition of contributed assets through the implementation of ADAC – Asset Design As Constructed
- Develop the procedure to ensure that annual operation/maintenance budgets include an allowance for additional costs arising from the addition of new assets through development, acquisition, dedication or leasing and/or licensing as well as an allowance to cover cost increases in line with indices relevant to each asset class
- Develop utilisation measures and record utilisation for all assets and recommend surplus assets example land and buildings
- Review the management & leasing arrangements for assets to determine service levels, rentals and sustainable subsidisation of each service provision in line with the Community Infrastructure Strategic Plan
- Workshop with stakeholders of community infrastructure various delivery models to seek best value outcomes

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- Better define business case approach for service provision to determine quadruple bottom line outcomes i.e. social, environmental, financial and good governance
- Develop protocols for inputting AMP information into annual budget process for operational and capital works programs
- Develop strategies to meet financial challenges e.g. how fast to bridge the maintenance and renewal 'gap'; how much and how quickly to contribute to 'growth' assets

*11.2.3. AM information system improvement*

- Link the financial system with AM database
- Improve links of the Geographic Information System (GIS) with Asset register
- Link all Maintenance Management Systems and Inspections software solutions with Asset Register
- Implement a replacement customer request system (Merit) to Asset register/ Work Planning
- Develop a Capital Works database to show the priority and whole of life costs of all identified future projects with projects able to be viewed graphically
- Provide definitions, data and links from the AM information system for statutory and financial reporting to allow automated and consistent completion of reports

*11.2.4. AM data improvement*

- Undertake stocktakes as identified and more regular condition audits to all assets especially Road Network if impacted by events that may reduce customer satisfaction
- Determine and enter in Asset register the remaining life for all assets
- Document asset register replacement unit rate calculations and enter rates in Asset register
- Review annual renewal funding needs for all service provision/ precincts/ asset classes and revise the 10 Year Financial Plan
- Record works and cost information through work orders per asset/ service provision for optimum whole-of-life calculations
- Include proposed assets and predicted cash-flows in a Capital Works Database and link the database to a mapping system
- Record outcomes of statutory inspections per asset in Asset register

*11.2.5. AM organisation and training*

- Review how we do business and current resource requirements for immediate needs (particularly for Asset Custodians to maintain concise asset registers)
- Review resource requirements for system functionality and maturity changes as to core data as Asset custodians mature
- Review the frequency of condition assessments and risk inspections for various asset categories and ensure adequate resources are available
- Develop training to ensure all Asset Custodians have Asset Management ingrained into "how they do Business" and it's not someone else's task/ responsibility. Asset Management will be treated same as "safety". Its everyone's responsibility
- Complete the integration of the AM system with corporate systems and processes/ procedures/ forms

## 12. Glossary

This glossary is provided for use with the Asset Management Policy, Asset Management Strategy and Asset Management Plans.

**Advance Asset Management**

Asset Management which employs predictive modelling, risk management and optimised decision making techniques to establish asset lifecycle treatment options and related long term cash flow predictions.

**Asset**

A resource controlled by Council to provide a service.

**Asset Book – Financial Asset**

An asset shall be recognised in the statement of financial position when and only when:

- It is probable that the future economic benefits embodied in the asset will eventuate; and
- The asset possesses a cost or other value that can be measured reliably." Most transport / road infrastructure assets satisfy both criteria. Exceptions are land under roads and bulk earthworks. For network assets such as roads, the combined application of the concept of materiality and high variability of the road attributes across the network has resulted in the almost universal and correct practice that assets be broken into categories/ components and with Transport assets of roads - segments. Each asset has a current replacement value, written down



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current replacement value, annual depreciation amount, and economic and remaining life.

**Asset condition assessment**

The process of continuous or periodic inspection, assessment, measurement and interpretation of the resultant data to indicate the condition of a specific asset so as to determine the need for some preventative or remedial action.

**Asset category**

Sub-group of assets within an asset classification hierarchy.

**Asset classification**

The main asset types (Buildings, Land, Open Spaces, Stormwater, Transport) further categorised by (Asset Categories and asset components) which have different life expectancies and different replacement costs.

A group of assets having a similar nature or function in the operations of an entity, and which, for purposes of disclosure, is shown as a single item without supplementary disclosure.

**Asset Component**

Individual Assets in a hierarchy from Asset Classification/ Asset Category/ Asset component. Example Transport/ Road/ Wearing course (Surface).

**Asset Management**

A systematic process to guide the planning, acquisition, operation and maintenance, renewal and disposal of asset based on the combination of management, financial, economic, engineering and other practices applied to physical assets with the objective of providing the required level of service in the most cost effective manner.

**Asset Management Framework**

The overarching Asset Management Hierarchy and includes the Asset Management Policy, Strategy, Objectives, Plans.

**Asset Management Information Systems**

A combination of processes, data, software and hardware applied to provide the essential outputs for effective Asset Management.

**Asset Management Plan (AMP)**

Long term plans for infrastructure assets that outline the asset activities for each service area and resources applied to provide a defined level of service in the most cost effective way.

**Asset Register**

A record of asset information including condition, construction, financial, historical, inventory and technical details.

**Asset renewal funding ratio**

The ratio of the net present value of asset renewal funding accommodated over a 10 year period in a long term financial plan relative to the net present value of projected capital renewal expenditures identified in an asset management plan for the same period [AIFMG Financial Sustainability Indicator No 8].

**Asset Resilience**

The ability of an asset to perform at an acceptable / desired level when subject to a hazard event.

**Average annual asset consumption (AAAC)***

The amount of an organisation's asset base consumed during a reporting period (generally a year). This may be calculated by dividing the depreciable amount by the useful life (or total future economic benefits/service potential) and totalled for each and every asset OR by dividing the carrying amount (depreciated replacement cost) by the remaining useful life (or remaining future economic benefits/ service potential) and totalled for each and every asset in an asset category or class.

**Benefit – Cost Analysis (BCA)**

A decision technique that quantifies the benefits and costs in monetary terms over the life of the decision for the service provision. Usually for the life of the asset.

**Borrowings**

A borrowing or loan is a contractual obligation of the borrowing entity to deliver cash or another financial asset to the lending entity over a specified period of time or at a specified point in time, to cover both the initial capital provided and the cost of the interest incurred for providing this capital. A borrowing or loan provides the means for the borrowing entity to finance outlays (typically physical assets) when it has insufficient funds of its own to do so, and for the lending entity to make a financial return, normally in the form of interest revenue, on the funding provided.

**Business Plan**

A plan produced by the Asset Custodian for the service provision.

**Capital expansion expenditure**

Expenditure that extends an existing asset, at the same standard as is currently enjoyed by residents, to



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a new group of users. It is discretional expenditure, which increases future operating, and maintenance costs, because it increases council's asset base, but may be associated with additional revenue from the new user group, e.g. extending a drainage or road network, the provision of an oval or park in a new suburb for new residents.

**Capital expenditure**

Relatively large (material) expenditure, which has benefits, expected to last for more than 12 months. Capital expenditure includes renewal, expansion and upgrade. Where capital projects involve a combination of renewal, expansion and/or upgrade expenditures, the total project cost needs to be allocated accordingly.

**Capital expenditure - new**

Expenditure which creates a new asset providing a new service/output that did not exist beforehand. As it increases service potential it may impact revenue and will increase future operations and maintenance expenditure.

**Capital expenditure - renewal**

Expenditure on an existing asset or on replacing an existing asset, which returns the service capability of the asset up to that which it had originally. It is periodically required expenditure, relatively large (material) in value compared with the value of the components or sub-components of the asset being renewed. As it reinstates existing service potential, it generally has no impact on revenue, but may reduce future operations and maintenance expenditure if completed at the optimum time, e.g. resurfacing or resheeting a material part of a road network, replacing a material section of a drainage network with pipes of the same capacity, resurfacing an oval.

**Capital expenditure - upgrade**

Expenditure, which enhances an existing asset to provide a higher level of service or expenditure that will increase the life of the asset beyond that which it had originally. Upgrade expenditure is discretionary and often does not result in additional revenue unless direct user charges apply. It will increase operations and maintenance expenditure in the future because of the increase in the organisation's asset base, e.g. widening the sealed area of an existing road, replacing drainage pipes with pipes of a greater capacity, enlarging a grandstand at a sporting facility.

**Capital funding**

Funding to pay for capital expenditure.

**Capital grants**

Monies received generally tied to the specific projects for which they are granted, which are often upgrade and/or expansion or new investment proposals.

**Capitalisation threshold**

The value of expenditure on non-current assets above which the expenditure is recognised as capital expenditure and below which the expenditure is charged as an expense in the year of acquisition.

**Carrying amount**

The amount at which an asset is recognised after deducting any accumulated depreciation / amortisation and accumulated impairment losses thereon.

**Capital new expenditure**

Expenditure which creates a new asset providing a new service to the community that did not exist beforehand. As it increases service potential it may impact revenue and will increase future operating and maintenance expenditure.

**Capital renewal expenditure**

Expenditure on an existing asset, which returns the service potential or the life of the asset up to that which it had originally. It is periodically required expenditure, relatively large (material) in value compared with the value of the components or subcomponents of the asset being renewed. As it reinstates existing service potential, it has no impact on revenue, but may reduce future operating and maintenance expenditure if completed at the optimum time, e.g. resurfacing or resheeting a material part of a road network, replacing a material section of a drainage network with pipes of the same capacity, resurfacing a road. Where capital projects involve a combination of renewal, expansion and/or upgrade expenditures, the total project cost needs to be allocated accordingly.

**Capital upgrade expenditure**

Expenditure, which enhances an existing asset to provide a higher level of service or expenditure that will increase the life of the asset beyond that which it had originally. Upgrade expenditure is discretional and often does not result in additional revenue unless direct user charges apply. It will increase operating and maintenance expenditure in the future because of the increase in the council's asset base, e.g. widening the sealed area of an existing road, replacing drainage pipes with pipes of a greater capacity, enlarging a grandstand at a sporting facility. Where capital projects involve a combination of



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renewal, expansion and/or upgrade expenditures, the total project cost needs to be allocated accordingly.

**Capital Works**

The creation of new assets or an increase in the capacity of existing assets beyond their original design capacity or service potential.

**Carrying amount**

The amount at which an asset is recognised after deducting any accumulated depreciation / amortisation and accumulated impairment losses thereon.

**Component**

An individual part of an asset which contributes to the composition of the whole and can be separated from or attached to an asset or a system.

**Condition**

The physical state of the asset measured by Very good, good, fair, poor, very poor or failed.

**Condition assessment**

The process of scheduled or periodic inspection, assessment, measurement and interpretation of the resultant data to record the condition of the asset and identify "what to do and when to do it".

**Consequence**

A result or effect or outcome of an event.

**Core asset management**

Asset management which relies primarily on the use of an asset register, maintenance management systems, job resource management, inventory control, condition assessment, simple risk assessment and defined levels of service, in order to establish alternative treatment options and long-term cashflow predictions. Priorities are usually established on the basis of financial return gained by carrying out the work (rather than detailed risk analysis and optimised decision- making).

**Cost of an asset**

The amount of cash or cash equivalents paid or the fair value of the consideration given to acquire an asset at the time of its acquisition or construction, plus any costs necessary to place the asset into service. This includes one-off design and project management costs.

**Council**

Shoalhaven City Council.

**Critical assets**

Assets for which the financial, business or service level consequences of failure are sufficiently severe to justify proactive inspection and rehabilitation. Critical assets have a lower threshold for action than non¬critical assets.

**Current replacement cost (CRC)**

The cost the entity would incur to acquire the asset on the reporting date. The cost is measured by reference to the lowest cost at which the gross future economic benefits could be obtained in the normal course of business or the minimum it would cost, to replace the existing asset with a technologically modern equivalent new asset (not a second hand one) with the same economic benefits (gross service potential) allowing for any differences in the quantity and quality of output and in operating costs.

**Current replacement cost "As New" (CRC)**

The current cost of replacing the original service potential of an existing asset, with a similar modern equivalent asset, i.e. the total cost of replacing an existing asset with an as NEW or similar asset expressed in current dollar values.

**Depreciable amount**

The cost of an asset, or other amount substituted for its cost, less its residual value.

**Depreciated replacement cost (DRC)**

The current replacement cost (CRC) of an asset less, where applicable, accumulated depreciation calculated on the basis of such cost to reflect the already consumed or expired future economic benefits of the asset.

**Depreciation / amortisation**

The wearing out, consumption or other loss of value of an asset whether arising from use, passing of time or obsolescence through technological and market changes. It is accounted by the allocation of the cost (or revalued amount) of the asset less its residual value over its useful life.

**Disposal**

Activities necessary to dispose of decommissioned assets.

**Expenditure**

The spending of money on goods and services. Expenditure includes recurrent and capital.



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**Facility**

A complex comprising many assets which represent a single management unit for financial, operational, maintenance and other purposes.

**Fair value**

The amount for which an asset could be exchanged, or a liability settled, between knowledgeable, willing parties, in an arm's length transaction.

**Financing gap**

A financing gap exists whenever an entity has insufficient capacity to finance asset renewal and other expenditure necessary to be able to appropriately maintain the range and level of services its existing asset stock was originally designed and intended to deliver. The service capability of the existing asset stock should be determined assuming no additional operating revenue, productivity improvements, or net financial liabilities above levels currently planned or projected. A current financing gap means service levels have already or are currently falling. A projected financing gap if not addressed will result in a future diminution of existing service levels.

**GIS**

Geographical Information System, mapping and spatial location technology systems which show location and relationship to key geographical datum points.

**Heritage asset**

An asset with historic, artistic, scientific, technological, geographical or environmental qualities that is held and maintained principally for its contribution to knowledge and culture and this purpose is central to the objectives of the entity holding it.

**Impairment Loss**

The amount by which the carrying amount of an asset exceeds its recoverable amount.

**Infrastructure assets**

Physical assets of the entity or of another entity that contribute to meeting the public's need for access to major economic and social facilities and services, e.g. roads, drainage, footpaths and cycleways. These are typically large, interconnected networks or portfolios of composite assets. The components of these assets may be separately maintained, renewed or replaced individually so that the required level and standard of service from the network of assets is continuously sustained. Generally the components and hence the assets have long lives. They are fixed in place and are often have no market value.

**Investment property**

Property held to earn rentals or for capital appreciation or both, rather than for:

(a) use in the production or supply of goods or services or for administrative purposes; or

(b) sale in the ordinary course of business (AASB 140.5).

**Level of service**

The defined service quality for a particular service against which service performance may be measured. Service levels usually relate to quality, quantity, reliability, responsiveness, environmental, acceptability and cost).

**Life Cycle Cost ***

1. Total LCC The total cost of an asset throughout its life including planning, design, construction, acquisition, operation, maintenance, rehabilitation and disposal costs.
2. Average LCC The life cycle cost (LCC) is average cost to provide the service over the longest asset life cycle. It comprises average operations, maintenance expenditure plus asset consumption expense, represented by depreciation expense projected over 10 years. The Life Cycle Cost does not indicate the funds required to provide the service in a particular year.

**Life Cycle Expenditure**

The Life Cycle Expenditure (LCE) is the actual or planned annual maintenance and capital renewal expenditure incurred in providing the service in a particular year. Life Cycle Expenditure may be compared to Life Cycle Expenditure to give an initial indicator of life cycle sustainability.

**Loans / borrowings**

Loans result in funds being received which are then repaid over a period of time with interest (an additional cost). Their primary benefit is in 'spreading the burden' of capital expenditure over time. Although loans enable works to be completed sooner, they are only ultimately cost effective where the capital works funded (generally renewals) result in operating and maintenance cost savings, which are greater than the cost of the loan (interest and charges).

**Maintenance**

All actions necessary for retaining an asset as near as practicable to an appropriate service condition, including regular ongoing day-to-day work necessary to keep assets operating, e.g. road patching but excluding rehabilitation or renewal. It is operating

expenditure required to ensure that the asset reaches its expected useful life.

1. Planned maintenance - Repair work that is identified and managed through a maintenance management system (MMS). MMS activities include inspection, assessing the condition against failure/breakdown criteria/experience, prioritising scheduling, actioning the work and reporting what was done to develop a maintenance history and improve maintenance and service delivery performance.
2. Reactive maintenance - Unplanned repair work that is carried out in response to service requests and management/ supervisory directions.
3. Specific maintenance - Maintenance work to repair components or replace sub-components that needs to be identified as a specific maintenance item in the maintenance budget.
4. Unplanned maintenance - Corrective work required in the short-term to restore an asset to working condition so it can continue to deliver the required service or to maintain its level of security and integrity.

**Maintenance and renewal sustainability index**

Ratio of estimated budget to projected expenditure for maintenance and renewal of assets over a defined time (e.g. 5, 10 and 15 years).

**Maintenance expenditure**

Recurrent expenditure, which is periodically or regularly required as part of the anticipated schedule of works required to ensure that the asset achieves its useful life and provides the required level of service. It is expenditure, which was anticipated in determining the asset's useful life.

**Materiality**

An item is material is its omission or misstatement could influence the economic decisions of users taken on the basis of the financial report. Materiality depends on the size and nature of the omission or misstatement judged in the surrounding circumstances.

**Modern equivalent asset**

Assets that replicate what is in existence with the most cost-effective asset performing the same level of service. It is the most cost efficient, currently available asset which will provide the same stream of services as the existing asset is capable of producing. It allows for technology changes and, improvements and efficiencies in production and installation techniques.

**Net present value (NPV)**

The value to the organisation of the cash flows associated with an asset, liability, activity or event calculated using a discount rate to reflect the time value of money. It is the net amount of discounted total cash inflows after deducting the value of the discounted total cash outflows arising from e.g. the continued use and subsequent disposal of the asset after deducting the value of the discounted total cash outflows.

**New Works**

New work expenditure is Capital Works expenditure, i.e. money spent on new works (development costs) and upgrades to an existing asset or on creating a new asset.

**Non-revenue generating investments**

Investments for the provision of goods and services to sustain or improve services to the community that are not expected to generate any savings or revenue to the Council, e.g. parks and playgrounds, footpaths, roads and bridges, libraries, etc.

**OLG**

NSW Office of Local Government.

**Operations**

Regular activities to provide services such as public health, safety and amenity, e.g. street sweeping, grass mowing and street lighting.

**Operating expenditure**

Recurrent expenditure, which is continuously required excluding maintenance and depreciation, e.g. power, fuel, staff, plant equipment, on-costs and overheads.

**Operational Plan**

Generally comprise detailed implementation plans and information with a 1-3 year outlook (short-term). The plans detail structure, authority, responsibilities, defined levels of service and emergency responses.

**Process**

A structured, measured set of activities designed to produce a specific output.

**Rate of annual asset consumption ***

The ratio of annual asset consumption relative to the depreciable amount of the assets. It measures the amount of the consumable parts of assets that are consumed in a period (depreciation) expressed as a percentage of the depreciable amount.



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**Rate of annual asset renewal ***

The ratio of asset renewal and replacement expenditure relative to depreciable amount for a period. It measures whether assets are being replaced at the rate they are wearing out with capital renewal expenditure expressed as a percentage of depreciable amount (capital renewal expenditure/DA).

**Rate of annual asset upgrade/new ***

A measure of the rate at which assets are being upgraded and expanded per annum with capital upgrade/new expenditure expressed as a percentage of depreciable amount (capital upgrade/expansion expenditure/DA).

**Reactive maintenance**

Unplanned repair work that carried out in response to service requests and management/supervisory directions.

**Recoverable amount**

The higher of an asset's fair value, less costs to sell and its value in use.

**Recurrent expenditure**

Relatively small (immaterial) expenditure or that which has benefits expected to last less than 12 months. Recurrent expenditure includes operating and maintenance expenditure.

**Recurrent funding**

Funding to pay for recurrent expenditure.

**Rehabilitation**

See capital renewal expenditure definition above.

**Remaining Useful life**

Remaining useful life is determined for each individual asset from the condition rating. It is the time that the asset provides future economic benefit, from acquisition to expected replacement, renewal in full or replacement / disposal.

**Renewal**

Works or actions to upgrade, refurbish or replace components of an asset to restore it to near new and required functional condition, extending its current remaining life.

**Replacement cost**

The cost to replace the asset with a new current (modern equivalent) with same benefits.

**Residual value**

The net amount which an entity expects to obtain for an asset at the end of its useful life after deducting the expected costs of disposal.

**Resilience**

The concept is wider than natural disasters and covers the capacity to withstand disrupting and to effectively continue operations during a crisis by adapting to changing conditions.

**Revenue generating investments**

Investments for the provision of goods and services to sustain or improve services to the community that are expected to generate some savings or revenue to offset operating costs, e.g. public halls and theatres, childcare centres, sporting and recreation facilities, tourist information centres, etc.

**Risk management**

The application of a formal process to the range of possible values relating to key factors associated with a risk in order to determine the resultant ranges of outcomes and their probability of occurrence.

**Section or segment**

A self-contained part or piece of an infrastructure asset.

**Service**

A benefit gained from utilising or accessing an asset and the associated work done by Council staff or others associated with the Council.

**Service expectation**

The description of Level of Service available to users of an asset and any associated services, as described in consultation for developing and reviewing the Community Strategic Plan.

**Specific Maintenance**

Replacement of higher value components/sub-components of assets that is undertaken on a regular cycle including repainting, replacement of air conditioning equipment, etc. This work generally falls below the capital/ maintenance threshold and needs to be identified in a specific maintenance budget allocation.

**Stakeholder**

A person; group; company or government department representing an interest in an asset; project or service utilising an asset.



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**Sub-component**

Smaller individual parts that make up a component part.

**Useful life**

Either:

(a) the period over which an asset is expected to be available for use by an entity, or

(b) the number of production or similar units expected to be obtained from the asset by the entity.

It is estimated or expected time between placing the asset into service and removing it from service, or the estimated period of time over which the future economic benefits embodied in a depreciable asset, are expected to be consumed by the council. It is the same as the economic life.

**Value in Use**

The present value of estimated future cash flows expected to arise from the continuing use of an asset and from its disposal at the end of its useful life. It is deemed to be depreciated replacement cost (DRC) for those assets whose future economic benefits are not primarily dependent on the asset's ability to generate new cash flows, where if deprived of the asset its future economic benefits would be replaced.

## 13. Review

This Strategy will be reviewed:

- Within 12 months of the election of a new Council
- As directed by Council
- A change occurs to legislation that affects the policy

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**Attachment 1 – AMIP Implementation Schedule**

| | Responsible Unit | Target Completion |
|---|---|---|
| 1. Better Information for Better Planning | | |
| a. Improve the accuracy and categorisation of the data and expenditure forecasts held for asset management planning. | Asset Custodians | Ongoing |
| b. Ensure optimum alignment between asset management planning and financial accounting and reporting in relation to assets, in particular the relationship between depreciation and asset renewal | Asset Custodians | Ongoing |
| c. Develop a forward estimate of our capacity to fund new services and new capital project works (by asset class) and confirm the extent to which this projected capacity will meet anticipated demands and ambitions. | Asset Custodians | Ongoing |
| i. Establish financial model | Asset Custodians | Ongoing |
| ii. Develop and test desired scenario | Asset Custodians | Ongoing |
| iii. Review all revenue sources and advise total financial capacity | Financial Services | Ongoing |
| d. Identify potential asset rationalisation opportunities which would ultimately facilitate the continued provision of services but reduce maintenance and ultimate renewal costs and engage the community on key issues associated with asset rationalisation. | Asset Custodians | Ongoing |
| 2. Systems Improvements | | |
| a. Define desirable AMP based renewal/strategic maintenance programs | Asset Custodians | Ongoing |
| b. Identify current spend and asset maintenance/renewal gap | Asset Custodians | Ongoing |
| c. Recognise in long term resource allocation the full and whole-of-life range of costs - capital & operation, and immediate and on-going, including depreciation - associated with proposed new initiatives. | Asset Custodians | Ongoing |
| d. Make full provision in the LTFP for Council's forecast Shoalhaven Contributions Plan obligations, consistent with actual and forecast developer contributions. | Asset Custodians | Ongoing |
| i. Adopt new Contributions Plan | Asset Custodians | Ongoing |
| ii. Review funding flexibility and deliverability and need | Asset Custodians | Ongoing |
| iii. Develop project plans for early/important projects | Asset Custodians | Ongoing |
| e. Develop and integrate processes and criteria for resource allocation to competing demands for City-growth and new initiatives projects. | Asset Custodians | Ongoing |
| 3. AM Preparation | | |
| a. Develop the Asset Management Strategy (AMS) | Asset Management Advisor | Ongoing |
| b. Define current levels of service and performance measures for each service provision/ precinct/ asset category. | Asset Custodians | Ongoing |

| | Responsible Unit | Target Completion |
|---|---|---|
| c. Develop risk management strategies for critical assets (OLG) | Asset Custodians | Ongoing |
| d. Update financial and demand projections in existing AMPs. | Asset Custodians | Ongoing |
| e. Ensure all assets are constructed and maintain to meet appropriate quality standards. | Asset Custodians | On-going |
| f. Align AMPs with and inform CSP and DP and OP) | Asset Custodians | Ongoing |
| g. Include long term and 10year financial projections in AMPs (OLG) | Asset Custodians | Ongoing |
| 4. Improve AM Processes | | |
| a. Implement a process to improve accuracy of asset details | Asset Custodians | Ongoing |
| b. Establish appropriate valuation, depreciation and effective life procedures for each asset category. | Asset Custodians | Ongoing |
| c. Refine the procedure for recording asset acquisition. | Asset Custodians | Ongoing |
| d. Establish a protocol for asset type identification | Asset Custodians | Ongoing |
| e. Develop a framework for applying a unique identifier to an asset | Asset Management Advisor | Ongoing |
| 5. Improve AM Systems | | |
| a. Review and improve the financial system with the AM database | Information Technology - Applications | 2023 |
| b. Link the Geographic Information System (GIS) with Asset Register, Projects and work Planning. | Information Technology | 2023 |
| i. Implement software solution to enable asset data to be viewable on GIS Viewer | Information Technology | 2023 |
| c. Link the external software solutions for Maintenance and Inspections with Asset Register | Information Technology | 2023 |
| d. Implement the customer request system to Asset Register. | Information Technology | 2023 |
| e. Adopt life cycle analyser tool and integrate into Council's reporting system | Asset Custodians | Ongoing |
| f. Integrate a corporate requesting system to be searchable from the corporate asset register | Information Technology | 2023 |
| 6. Improve AM Data | | |
| a. Document asset register unit rate calculations. | Asset Custodians | Ongoing |
| b. Record works and cost information per asset for optimum whole-of-life calculations. | Asset Custodians | Ongoing |
| c. Include proposed assets and predicted cash-flows in Asset register. | Asset Custodians | Ongoing |
| d. Record outcomes of statutory inspections per asset in Asset register | Asset Custodians | On-going |

| | Responsible Unit | Target Completion |
|---|---|---|
| e. Review AMPs for data reliability | Asset Custodians | Ongoing |
| f. Review AMPs for maintenance timing/requirements | Asset Custodians | Ongoing |
| g. Actions for AM Organisation and Training | Asset Custodians | Ongoing |
| h. Review resource requirements as AM system functionality and maturity changes | Asset Custodians | Ongoing |
| i. Review the frequency of condition assessments and risk inspections for various asset categories. | Asset Custodians | Ongoing |
| j. Develop training and succession plans for staff involved in AM | Asset Custodians | Ongoing |
| k. Complete the integration of the AM system with corporate systems and processes. | Asset Custodians | Ongoing |

# Asset Management Policy

DRAFT

| | |
|---|---|
| **Adoption Date:** | 26/06/2018 |
| **Amendment Date:** | 15/05/2012, 15/04/2014, 12/12/2017 |
| **Minute Number:** | MIN09.977, MIN12.524, MIN14.266, MIN17.1057 |
| **Review Date:** | 22/04/2022 |
| **Directorate:** | City Services |
| **Record Number:** | POL22/146 |



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## 1. Purpose

This policy provides a framework and strategic guidance for the management of infrastructure and other associated assets within Shoalhaven City Council.

The Asset Management Policy provides guidance for the Asset Management Strategy and Asset Management Plans.

## 2. Scope

The Asset Management Policy applies to all infrastructure asset related activities undertaken by Shoalhaven City Council. This includes activities associated with:

- Buildings
- Land
- Open Spaces
- Plant & Equipment
- Water & Sewerage
- Stormwater and water quality devices
- Transport
- Telecommunication Infrastructure
- Flood mitigation
- Maritime infrastructure
- Coastal and estuary assets

## 3. Objectives

The primary objective of this Policy is to underpin Council's responsibility to achieve sustainable asset outcomes for the community, with consideration of the long term and cumulative effects of decisions and their impact on current and future generations. The detail of this consideration is captured in our Asset Management Plans.

In support of the Shoalhaven community's vision to *"foster a safe and attractive community for people to live, work, stay and play; where sustainable growth, development and environmental protection are managed to provide a unique and relaxed lifestyle"*, the objective of this Policy is to align Council's asset management activities with the following asset management principles:

**Community benefit**

- Continuously work toward an appropriate balance of community expectations and the resources of Council through the development and monitoring of agreed levels of service and appropriate community engagement;
- Improve the resilience of Council's infrastructure to support communities.
- Enhance the protection of the community against future natural hazards and climate change.

**Financial Sustainability**

- Asset planning decisions for infrastructure will consider the "Life Cycle Cost" of an asset including costs of construction, operation, maintenance and disposal.
- Asset planning decisions will be made in the context of a sustainable Long Term Financial Plan.





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- Adopt a 'Renewal before Upgrade or New' philosophy for asset planning as appropriate. The intent of this philosophy is to ensure priority is given to sustainable management of renewals to deliver optimal asset lifecycle before implementing asset upgrades or new assets.

**Environmental Sustainability**

- Encourage the efficient use of resources in the planning and delivery of infrastructure activities.
- Embed protection of the natural environment into asset strategies and asset planning, utilising a risk-based approach in decision making.
- Acknowledge that climate adaptation and environmental protection considerations are fundamental to sustainable asset management.

**Continuous Improvement**

- Support the continuous improvement of Council's asset management practices by providing and maintaining systems and data necessary to achieve Policy outcomes and facilitate informed asset planning decisions based on reliable data and consistent with an Intermediate maturity (as defined in IIMM 2020).
- Continually develop and maintain digital platforms that enable community access to data where appropriate.

## 4. Asset Management Framework

The Asset Management Framework includes an Asset Management Policy (AM Policy), Asset Management Strategy (AM Strategy) and Asset Management Plan(s). Together, these documents drive the implementation of asset management across Shoalhaven City Council.

Figure 1: The Asset Management Framework (IIMM 2015)

## 5. Responsibilities

**Council's Elected Representatives**

- Adoption of the Policy and asset management principles.





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- Ensure that asset management principles are appropriately considered in decision making and incorporated into Council's financial management.
- Allocation of resources to implement adopted plans.

**Chief Executive Officer and Executive Team**

- Identification of resources and development of sound asset management practices across the organisation.
- Overall responsibility for developing systems, policies and procedures and financial models.

**Asset Custodians**

- Management of assets within the area of responsibility.
- Ensure the principles and objectives outlined in the Policy guide the development and maintenance of Asset Management Plans.
- Implementation of asset management activities that align with agreed service levels.

**Technical Services Department**

- To provide leadership and coordination for the implementation of asset management principles across the Asset Custodians.
- To raise awareness and provide education of asset management across Council.
- To review and update the Asset Management Policy & Asset Management Strategy.
- To overview corporately and peer review individual AMP's.

**All Staff**

- Asset management requires a whole of organisation approach and involves the participation of all Council staff.

## 6. Relevant Legislation

- Local Government Act 1993

## 7. Related Documents

- *International Infrastructure Management Manual (IIMM) - IPWEA 2020*
- *Australian Infrastructure Financial Management Manual (AIFMM) –IPWEA 2015*
- OLG Integrated Planning and reporting Framework and Guidelines
- NAMS+ - IPWEA
- Community Strategic Plan
- Delivery Program Operational Plan
- Asset Management Strategy (AMS)



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- Asset Management Plans (AMPs) for specific asset classes
- Asset Accounting Policy

## 8. Review

The policy will be reviewed:

- Within 12 months of the date of the election of a new Council. (Statutory requirement)
- When a change to legislation affects this policy.
- As directed by Council.

## 9. Glossary

**Asset Management**

A systematic process to guide the planning, acquisition, operation and maintenance, renewal and disposal of asset based on the combination of management, financial, economic, engineering and other practices applied to physical assets with the objective of providing the required level of service in the most cost-effective manner.

**Asset Management Framework**

The overarching Asset Management Hierarchy and includes the Asset Management Policy, Strategy, Objectives, Plans.

**Asset Management Strategy**

A document that specifies how the organisational objectives are to be converted into asset management objectives, the approach for developing asset management plans, and the role of the asset management system in supporting achievement of the asset management objectives.

**Asset Management Plan (AMP)**

Long term plans for infrastructure assets that outline the asset activities for each service area and resources applied to provide a defined level of service in the most cost-effective way.

**Infrastructure assets**

Physical assets that contribute to meeting the public's need for access to economic and social facilities and services, e.g. roads, drainage, footpaths and cycleways, and meet the “Recognition Thresholds” specified in Council’s Asset Accounting Policy. The components of these assets may be separately maintained, renewed or replaced individually so that the required level and standard of service from the network of assets is continuously sustained.

**Level of service**

The defined service quality for a particular service against which service performance may be measured. Service levels usually relate to quality, quantity, reliability, responsiveness, environmental, acceptability and cost).

**Life Cycle Cost**

The total cost of an asset throughout its life including planning, design, construction, acquisition, operation, maintenance, rehabilitation and disposal costs. Alternatively referred to as “Whole of Life Cycle Cost”.

**Long Term Financial Plan (LTFP)**

A summary of the financial projections for the Council, including proposed operating and capital investment activities for a minimum of 10 years. The LTFP will be used to inform decision making during the development of the Delivery Program Operational Plan.





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Shoalhaven City Council
Our Services
Rates Information & FAQs
Rates Calculator
Forms for Rates & Debtors
Rates via Email
Rates & Water Payment
Bin Service Request
Volunteering
Maps Online
DELL

# Information Communications Technology Strategy

**Information, systems and technology are major contributors in driving business change and decision making across a number of industries.**

Local government is no exception to this requiring the use of new technologies and systems to support our workforce in delivering services and providing an outstanding customer experience.

Shoalhaven City Council is a large coastal council that offers its community a diverse range of service offerings from water supply through to tourism and accommodation. Council has recognised in recent years the value of refreshing systems moving away from multiple on premise, disconnected bespoke solutions to consolidated Cloud based offerings that centralise data and reporting as well as enabling flexible working and access anywhere, anytime.

Council has also been subject to a number of natural disasters in recent times from bushfires to major flood events damaging infrastructure and impacting supporting services. To create a more resilient environment, Council's existing Microwave network infrastructure which connects the majority of sites needs to be gradually upgraded and blended with more contemporary technologies such as satellite Internet, fibre and SD WAN.

Above all else, Council prides itself on delivering an exceptional customer experience and has recently created a centralised Customer Experience function to better serve the community. An opportunity exists to build on this investment through online self-service systems and channels to provide an opportunity to interact with Council 24/7 and create a more personalised customer experience.

Opportunities also exist to develop internal capabilities and maturity regionally through Council's Illawarra Shoalhaven Joint Organisation (ISJO) membership, collaborating with other Council's across areas of interest such as cyber security, CCTV management and Smart Cities.

Shoalhaven's ICT strategy outlines how we will address the factors and opportunities described above and build on the recent investment made in systems and technologies to create an exceptional customer experience.

## Elements of the ICT Strategy

### Vision Statement

At the centre of the ICT strategy is Council's vision statement.

'To create an exceptional customer experience through the delivery of a secure, efficient and innovative service'

The vision statement implies that regardless of what systems, technologies and solutions are provided - customer experience for our community is paramount and we as a Council must strive to set an exceptional standard for service delivery.

### Strategic Objectives

The ICT Strategy has five strategic objectives which have been derived from the following themes that are significant to Council and the community:

- Customer Experience
- Data
- Partnership
- Resiliency/Sustainability
- Mobility

The strategic objectives will be used over the life of the ICT strategy to guide the adoption and investment in initiatives, projects and technologies.

### Guiding Pillars

The ICT Strategy is underpinned by three guiding pillars and it is expected that any initiatives, projects and technologies satisfy these pillars in the following ways:

- Demonstrated to be SECURE and doesn't expose Council to unnecessary risk
- Passes through a CENTRALISED GOVERNANCE process so visibility and requirements to support the solution can be maintained
- Creates measurable EFFICIENCIES and savings through OPTIMISATION or AUTOMATION



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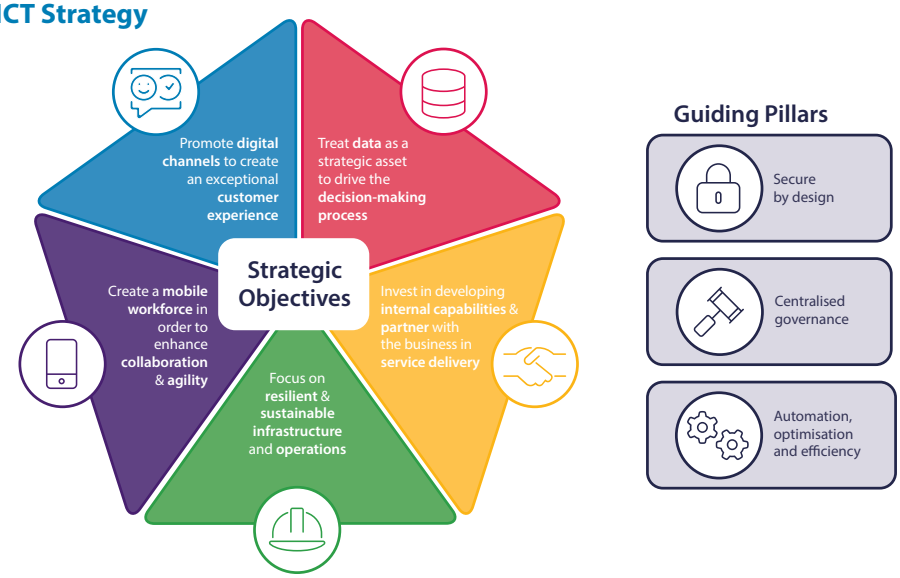
## The ICT Strategy




## Supporting Projects and Initiatives

**Promote DIGITAL CHANNELS to create an exceptional CUSTOMER EXPERIENCE**

| How we will achieve this objective | Projects/Initiatives |
|---|---|
| Promote solutions that allow the customer to self-service | • Online request implementation<br>• Bookings system refresh<br>• IT Service Management (ITSM) platform review/refresh<br>• Review/refresh of online mapping solution |
| Create a single view of the customer and personalise service offerings based on our communities needs | • Single view of the customer solution |
| Collaboratively review and improve our customer service offerings | • Establishment of a cross functional customer digital services working Group<br>• Employ an agile/design thinking approach to solve problems and improve customer experience offerings<br>• Website information architecture and content review |

**Treat data as a STRATEGIC ASSET to drive the DECISION-MAKING PROCESS**

| How we will achieve this objective | Projects/Initiatives |
|---|---|
| Take measures to identify key datasets and manage them to ensure their accuracy | • Develop and implement a data governance and reporting framework across core systems and GIS |
| Provide intelligent centralised reporting solutions | • Implement intelligent/self-service reporting solutions to support operational and management reporting as well as strategic analysis/ modelling |
| Invest in 'Smart' initiatives in order gain insights and improve services | • Adopt and invest in a Smart Cities strategy to derive insights |



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**Invest in developing INTERNAL CAPABILITES AND PARTNER with the business in SERVICE DELIVERY**

| How we will achieve this objective | Projects/Initiatives |
|---|---|
| Proactive and strategic approach to partner with the business in service delivery | • Establishment of business partner model to support service provision<br>• Development of an information management strategic plan and staff education program<br>• Introduction of corporate GIS steering Group to improve governance and coordination |
| Invest in staff through mentoring and capability uplift across core systems, technologies and methodologies | • Invest in professional development in core systems and technologies<br>• Engage external experts to help drive major projects and build in-house knowledge and capability<br>• Develop standardised methodologies and procedures around project management, change management and communications |
| Partner with Council's within the region to further develop capability in specialised areas and share ideas | • Partner with Council's across the region to lift maturity and knowledge across:<br>  • Cyber Security<br>  • Smart Cities/IoT<br>  • CCTV Management |

**Focus on RESILIENT AND SUSTAINABLE INFRASTRUCTURE AND OPERATIONS**

| How we will achieve this objective | Projects/Initiatives |
|---|---|
| Invest in outsourcing technical complexity | • Implement a Cloud strategy to migrate systems that do not support staff in working anywhere, anytime<br>• Implement a cloud disaster recovery solution |
| Review and standardise integration layers to make them more robust | • Identify key integration points and review standardised integration options |
| Revitalise network connectivity with high bandwidth, lower cost technologies | • Progress SD WAN implementation<br>• Review and upgrade Council's corporate internet connection<br>• Wireless Internet (WiFI) Rollout<br>• Support the Recovery into Resilience Project (RRP) through the provision of satellite internet connections and interactive screens |

**Create a MOBILE WORKFORCE in order to enhance COLLABORATION AND AGILITY**

| How we will achieve this objective | Projects/Initiatives |
|---|---|
| Increase the rollout of mobile devices and systems so staff can work anywhere, anytime | • Increase the percentage of laptops or equivalent mobile devices to increase mobility<br>• Renew the mobile telecommunications contract<br>• Implement a position and role-based Identity framework to simplify, standardise and automate our access management demands |
| Standardise, consolidate and improve Council's field mobility solution | • Consolidate and further develop Council's field mobility solutions across works, assets, and regulatory functions |
| Enhance and uplift shared spaces to promote collaboration in the workforce | • Meeting room video conferencing refresh |



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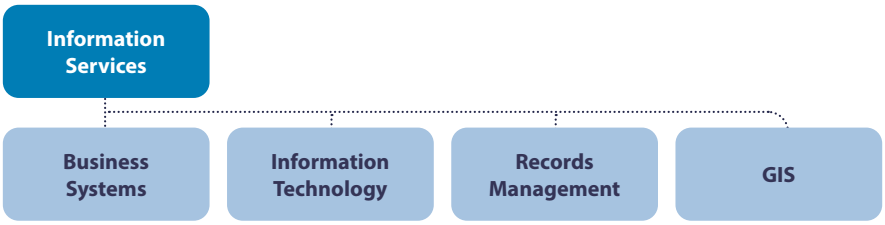
## Resourcing the Strategy

Council's Information Services Department will be primarily responsible for the delivery of this strategy. The department has four teams that will collaboratively work together to deliver the projects and initiatives outlined.




**Business Systems** – Responsible for strategically managing and driving the development of corporate information systems

**Information Technology** – Responsible for managing Council's IT infrastructure, service desk and telecommunications ensuring services levels meet the needs of the organisation

**Records Management** – Responsible for the management of Council records including storage, archiving, retention, and disposal

**GIS** – Responsible for the governance and management of corporate spatial data and mapping based solutions

Actions from this strategy will be incorporated into the Delivery Program Operational Plan with implementation progress reported through quarterly performance report.



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Shoalhaven City Council

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shoalhaven.nsw.gov.au

# Long Term Financial Plan

2022-2033 Draft for Exhibition

## Chief Executive Officer

# Message

I am pleased to present the Long Term Financial Plan 2032, a roadmap set by our Council, providing direction to the administration for the long term sustainable management of Council's resources.

The Long Term Financial Plan has been prepared by Council to achieve the following financial outcomes:

- Maintain a balanced budget with no unrestricted cash deficits.
- Provide a clear revenue path for all rates linked to specific expenditure proposals
- To ensure the adequacy that any proposed increase in services and/or assets is within the financial means of the council
- To monitor the adequacy of funding for infrastructure maintenance and renewal and
- Use borrowings, where appropriate and financially responsible, to spread the funding of infrastructure across the generations of users

The administration of the Council is dedicated to the delivery of our responsibilities outlined in the following plan. Best practice financial management systems and practices will be maintained to enable timely and accurate recognition and reporting of performance issues with the plan, and that Council is provided with adequate advice and recommendations to mitigate or prevent any impact upon the long term sustainability of the Council.

We will ensure Council's considerations and decisions are supported by good governance arrangements that controls, resources and directs best practice within the administration of the Council. The implementation of the Service Review Program as established by the Council in the Delivery Program is a good opportunity to assess our services against best practice and is an opportunity to continually improve the services and infrastructure that Council provides.

Finally, I wish to thank the Mayor and Councillors for their dedication to ensuring the Long Term Financial Plan provides clear direction to the administration and enables a strong and sustainable future for our Council.

**Stephen Dunshea**
*Chief Executive Officer*

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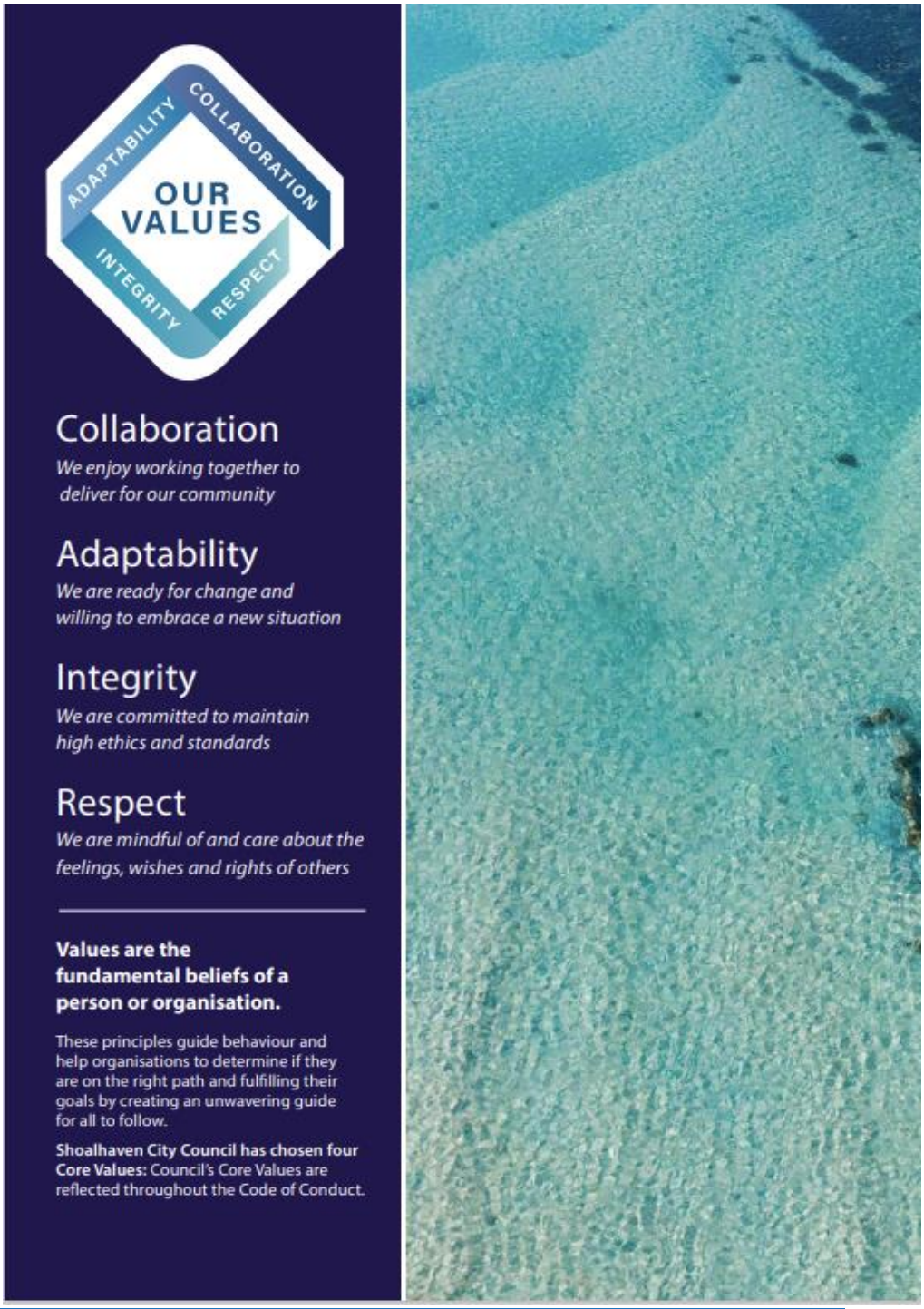
ADAPTABILITY
COLLABORATION
OUR VALUES
INTEGRITY
RESPECT
Collaboration
We enjoy working together to deliver for our community
Adaptability
We are ready for change and willing to embrace a new situation
Integrity
We are committed to maintain high ethics and standards
Respect
We are mindful of and care about the feelings, wishes and rights of others
Values are the fundamental beliefs of a person or organisation.
These principles guide behaviour and help organisations to determine if they are on the right path and fulfilling their goals by creating an unwavering guide for all to follow.
Shoalhaven City Council has chosen four Core Values: Council's Core Values are reflected throughout the Code of Conduct.

Our Vision
For the Future
"We will work together in Shoalhaven to foster a safe & attractive community for people to live, work, stay & play; where sustainable growth, development & environmental protection are managed to provide a unique & relaxed lifestyle"

# INTRODUCTION

The following Long-Term Financial Plan provides a roadmap for the achievement of Council's planned services and infrastructure while maintaining long-term financial sustainability and affordability for current and future generations. It is one of the three key resourcing strategies – alongside the Workforce Plan and the Asset Management Strategy - Council has established to ensure the vision and planned services and infrastructure as outlined in the Our Future – Shoalhaven 2032 is achieved.

## KEY POINTS OF THE PLAN

The plan includes the following considerations and determinations of the Council.

- Current and future planning context, including the projected socioeconomic profile of our region
- Alignment with other key plans and strategies
- Assumptions used to develop the plan
- Sensitivity analysis highlighting factors/assumptions most likely to affect the plan
- Financial modelling of projected income and expenditure, balance sheet and cash flow statements for the budgeted scenario, as well as two alternative scenarios
- Methods of monitoring financial performance

## PURPOSE OF THE LTFP

The purpose of the Long-Term Financial Plan is to outline how Council will resource the achievement of the vision and planned services outlined in the Our Future – Shoalhaven 2032, as well as the four-year Delivery Program. As such, it provides a framework for ensuring financial sustainability is at the core of decision making during the preparation and finalisation of the Our Future – Shoalhaven 2032 and the development of the Delivery Program.

In developing the Long-Term Financial Plan, due regard has been given to promoting the financial sustainability of the council through:

- progressive elimination of operating deficits
- establishment of a clear revenue path for all rates linked to specific expenditure proposals
- ensuring that any proposed increase in services and/or assets is within the financial means of the council
- to monitor the adequacy of funding for infrastructure maintenance and renewal and
- the use of borrowings, where appropriate and financially responsible.

In doing so, Council is ensuring compliance with the requirements of section 403 which requires a council to have a long-term resourcing strategy for the provision of the resources required to perform its functions (including implementing the strategies set out in the Community Strategic Plan – *Shoalhaven 2032* that it has responsibility for); and Chapter 3 of the Local Government Act which requires Council to consider the long term and cumulative effects of its decisions on future generations.

## FINANCIAL SUSTAINABILITY OBJECTIVES

The preparation of the Long Term Financial Plan has been guided by the following objectives to ensure the long term financial sustainability of Council is achieved:

- Council's services will produce sufficient operating surpluses to fund annual operations, renewal of Council's existing assets and fund existing borrowing requirements.



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- Commencing a service review as outlined in the Delivery Program will inform decisions of sustainable range and levels of services, also reflected in the revision of Asset Management Plans.
- Significant business units will operate on a full cost pricing basis, including the provision of a dividend payment to Council's general fund.
- The feasibility of planned major investments will be investigated through the completion of feasibility and/or a business case (including a capital expenditure review in compliance with Office of Local Government guidelines).
- While seeking to set discretionary fees at full cost price, Council will consider the works and services provided, the comparable commercial value of the works and services provided, and the ability of residents to pay at the pricing level determined appropriate.
- Community service obligations will be provided where supported by a positive public interest assessment.
- The plan will be implemented through good governance arrangements and decision making for a sustainable future
- Borrowings will be used responsibly as a last resort (after exhausting other sources such as grants, reserves and contributions) to fund intergenerational assets and to support investments that provide a positive cost benefit assessment (as supported by a feasibility and/or business case).
- Best practice financial management systems and practices will be maintained to enable timely and accurate recognition and reporting of performance issues with the plan, and that Council is provided with adequate advice and recommendations to mitigate or prevent any impact upon the long term sustainability of the Council.

## INTEGRATED PLANNING AND REPORTING

The integrated planning and reporting framework (see Figure below) allows the Council to bring plans and strategies together in a way that supports a clear vision for the future and provides an agreed roadmap for delivering community priorities and aspirations. Shoalhaven City Council views this as a journey that they undertake in close consultation with the community. Engagement with the community is critical to understand the community's vision for the future and priorities to feed into key elements of the framework. In this way, decision making is informed through an evidence base and the representative views of the community, rather than specific interests or assumptions.

As one of four components of the resourcing strategy, the Long Term Financial Plan is situated within the framework to emphasis the important role that resource planning plays in delivering council's strategic objectives.

The Community Strategic Plan – *Shoalhaven 2032* has a direct link to the Delivery Program and Operational Plan, and is informed and supported by the financial, asset and workforce planning undertaken by Council as part of the resourcing strategy. It is important that any community-endorsed changes to council's strategic direction and priorities should also be informed, supported and reflected in resource planning and allocation.

## REVIEW CYCLE

Our Council will review the Long Term Financial Plan on an annual basis in line with the annual review of the Delivery Program and Operational Plan. This review will include an assessment of the previous year's performance to determine whether estimates were accurate, and assumptions were appropriate. Adjustments will be made if required.

The assessment of performance will be based upon a range of financial indicators that are reported to the Council through the Quarterly Budget Review Statement and the Annual Financial Statements – see further description later in the plan.

The Quarterly Budget Review Statement provides a summary of council's financial position to the Council, so that budgetary adjustments may be made, if necessary. It is the mechanism by which community and councillors are informed of progress against Operational Plan (original budget) and last revised budget.



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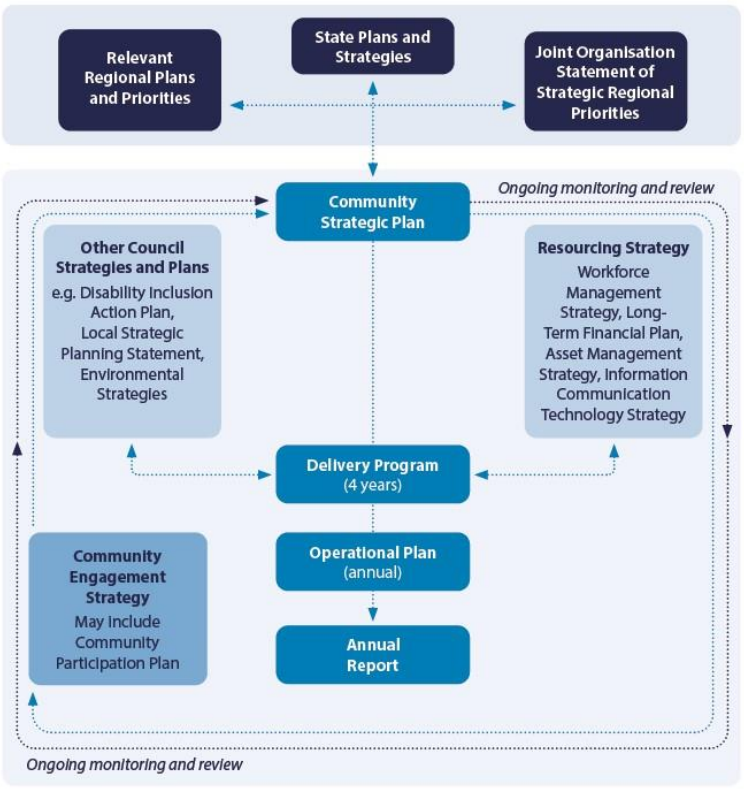
The Annual Financial Statements presents the council's operating results and financial position for the year, including schedules that report on key performance indicators, including measures to assess the long-term financial sustainability of the council.

**Figure – Integrated Planning and Reporting Framework**




## FINANCIAL ISSUES AND RISKS

The following issues and risks are highlighted as threats and/or constraints to the financial sustainability of Council.

### Economic Conditions

Council is impacted by the volatility of economic conditions. This has been experienced most significantly during the recent COVID-19 outbreak and the disasters of fire and flooding. The income earned by Council for a range of services was significantly reduced during the COVID-19 outbreak.

As such any further impacts leading to significant change from the market assumptions adopted (as outlined later in this plan) will require further revision by Council of planned investments and service expenditure.



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### Rate Capping

The ability of Council to align rating revenue with the increased cost of providing services has been restrained by rate pegging. Rate pegging is a legislative instrument whereby the maximum increase in rating revenue is set by the Independent Pricing and Regulatory Tribunal – or IPART – the NSW State Government independent pricing regulator.

As an example, in developing the Long Term Financial Plan 2032, Council has been advised by IPART that the rate peg for 2022/23 will be 1.7% (indexation of 0.7% plus 1% for growth), while during the same period of time the ABS announced that over the twelve months to the March 2022 quarter the CPI rose 5.1%. The difference between the actual inflation impacting the cost of services and the rate peg must be addressed over the long term by Council through budgetary consideration of the range and levels of services.

Accordingly, any significant changes to the rate capping assumptions used for the Long Term Financial Plan will require Council to review this plan.

### Capping S7.11 Contribution Plans

The NSW State Government regulates a cap on the per lot contributions paid under a Section 7.11 plan (unless the plan is grandfathered) and limits the types of infrastructure that a council could levy for a plan. This limitation has required Councils to use other funding sources (including renewal of assets and funding services) in order to provide infrastructure Council is responsible to provide for new development. This is particularly important for areas of greenfield development, impacting on the Council's ability to fund infrastructure such as community centres, libraries and recreational facilities for greenfield development.

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# CONTEXT

The Long Term Financial Plan 2032 has been developed to respond to the resourcing requirements of the Our Future – Shoalhaven 2032, as well as the challenges, constraints and opportunities presented by the socio-economic context for our region.

As part of the Resourcing Strategy, the Long Term Financial Plan focuses on the funding requirements of the responsibilities of Shoalhaven City Council to achieve the vision for the community as outlined in Our Future – Shoalhaven 2032. The Asset Management Plan addresses how Council will acquire, operate, maintain and renew the physical assets necessary to deliver the planning services and infrastructure, while the Workforce Plan addresses how Council will recruit, develop and retain the necessary workforce and capabilities.

## SHOALHAVEN 2032

Shoalhaven 2032 is the roadmap devised by our community for the future of Shoalhaven City. The vision outlined in the plan for our community is:

*"We will work together in Shoalhaven to foster a safe & attractive community for people to live, work, stay & play; where sustainable growth, development & environmental protection are managed to provide a unique & relaxed lifestyle".*

The plan also outlines the challenges expected by the Council to achieve the Vision:

*"Shoalhaven City is shaped by the extremes of our natural environment and the challenges of accessibility to appropriate housing and employment opportunities. These challenges are not unique to the Shoalhaven community, and we will need to work in collaboration to address them."*

Our Future – Shoalhaven 2032 acknowledges that the COVID-19 pandemic has been an unexpected stress that we have had to cope with over the past two years along with the impact of bush fire and floods. The impact of COVID-19 and the recent disasters continues to present uncertainty and challenges to the preparation of the Long Term Financial Plan 2032.

The anticipated increase in frequency and severity of extreme storm events and droughts is a high risk to public infrastructure and assets, requiring Council to invest in mitigation and adaptation to continue to provide adequate and safe services and places to our community. In resourcing growth and development in our community, our investments in infrastructure and land use needs to consider the cumulative impacts of urban development on our environmental assets – our beaches, creeks and lagoons - including impacts of pollution and sedimentation and habitat loss.

The distance between settlements presents challenges in connecting communities, including single road access during emergencies. Our plan considered limited public transport connectivity in several areas and ensures continued investment in transport infrastructure to improve regional connections such as the Milton-Ulladulla bypass and Nowra bypass.

An important strategy underpinning the implementation of the plan will be the close monitoring of our financial performance and flexibility in our decision making to address the future unknown risks and uncertainties.

## SOCIOECONOMIC PROFILE FOR SHOALHAVEN

Outside of Sydney, Wollongong and Newcastle, the Shoalhaven is the second largest regionally based Council by population size in NSW. The region's economy supports an estimated workforce of almost 36,000 people, with a population estimated at almost 100,000[1]. Council's Economic Development Strategy expects the population to grow by at least another 20% by 2036, with around 7,400 new jobs to be created.

[1] Shoalhaven Economic Development Strategy 2017 - 2026



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The need to manage and fund the growth in services and infrastructure for a rapid population growth presents a significant challenge. With an expanding real estate sector now driving a new series of residential and commercial development opportunities which are likely to lead to even further growth.

Within the Long Term Financial Plan 2022-33 there are a limited range of mechanisms available to Council to fund and deliver community infrastructure. One of the mechanisms available to provide community infrastructure demanded or generated by new development is development contributions. Planned projects addressing growth that are to be part or fully funded pursuant to the development contributions provisions are outlined in the Contributions Plan 2019.

Other funding mechanisms within the Long Term Financial Plan to address the growth requirements include:

- General Revenue (i.e. rate income)
- Special Rate Levy
- Grant funding and
- Borrowings

In addition to the planned investments made by Shoalhaven City Council, partnering and advocating to other levels of government is considered an important mechanism to address the challenge of managing growth. The Shoalhaven's position as a gateway to the South Coast, and with close market access and available employment land stocks, places it as a meeting point for many regional, State and Federal programs. Along with organisations such as NSW Departments' of Premier & Cabinet and Planning & Environment, the Illawarra-Shoalhaven Joint Organisation and Regional Development Australia (Far South Coast and Illawarra), there are a range of partners that Council plans to work with to support and manage sustainable growth.

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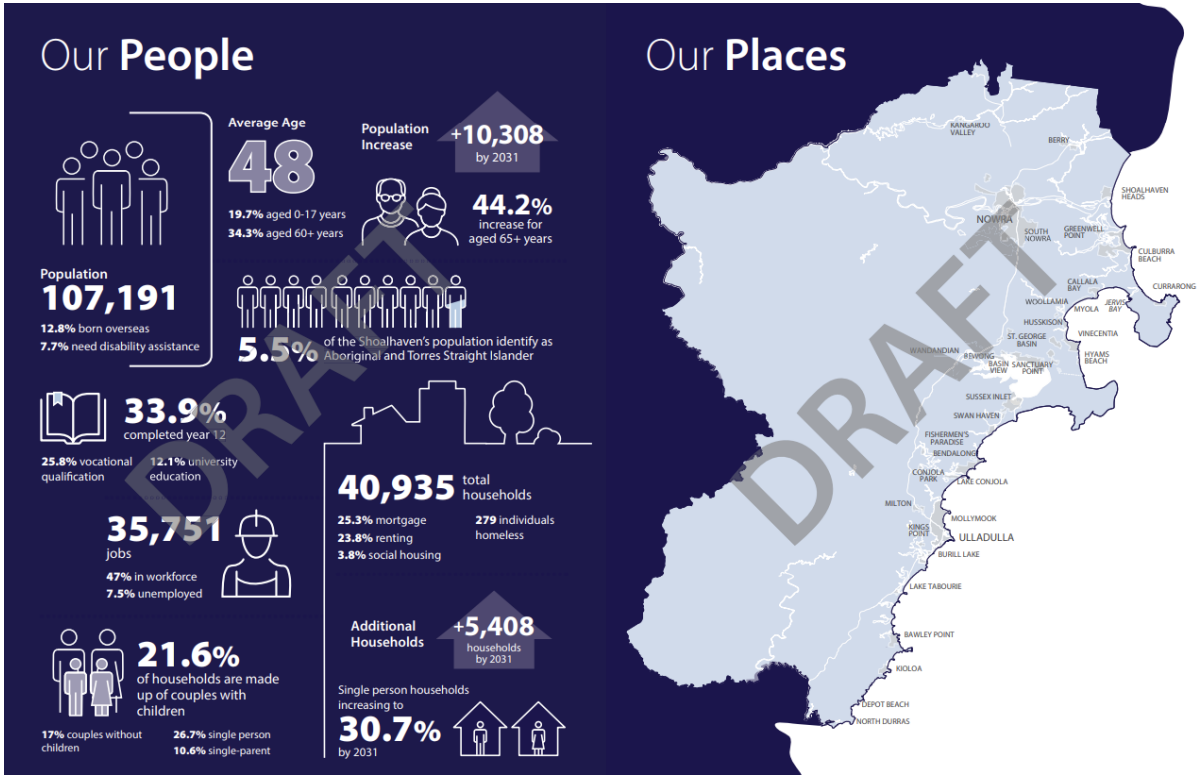
Our People
Average Age
48
19.7% aged 0-17 years
34.3% aged 60+ years
Population Increase
+10,308
by 2031
44.2%
increase for aged 65+ years
Population
107,191
12.8% born overseas
7.7% need disability assistance
5.5% of the Shoalhaven's population identify as Aboriginal and Torres Straight Islander
33.9%
completed year 12
25.8% vocational qualification
12.1% university education
35,751
jobs
47% in workforce
7.5% unemployed
40,935 total households
25.3% mortgage
23.8% renting
3.8% social housing
279 individuals homeless
21.6%
of households are made up of couples with children
17% couples without children
26.7% single person
10.6% single-parent
Additional Households
+5,408
households by 2031
Single person households increasing to
30.7%
by 2031
Our Places
DRAFT
NOWRA
ULLADULLA
BERRY
SHOALHAVEN HEADS
CULBURRA BEACH
CURRARONG
CALLALA BAY
WOOLLAMIA
MYOLA
JERVIS BAY
HUSSKISSON
VINCENTIA
HYAMS BEACH
SUSSEX INLET
SWAN HAVEN
BENDALONG
MILTON
MOLLYMOOK
BURRILL LAKE
LAKE TABOURIE
BAWLEY POINT
KIOLOA
DEPOT BEACH
NORTH DURRAS

## ASSETS AND SERVICES

We provide a vast range of services and facilities to our community and provide more than just the standard "roads, rates and rubbish". Council is part of the everyday life of our community, from the footpaths used each day to work or school, to the water that comes out of the tap, the roads that you drive on and the recreational activities that you enjoy.

The range and levels of service that Council provides significantly impacts upon the short and long term financial sustainability of the Council. It is important that Council continues to review the services we provide – as well as the assets required to deliver the services – to ensure affordability within the capacity of current and future generations. Council has established a Service Review Program which outlines the services that will be reviewed over the next four years.

The Long Term Financial Plan 2032 has been developed with the assumption of continued delivery of the current services, as well as enhancements outlined in the Delivery Program.

The services and assets included in the Long Term Financial Plan are outlined below.

### Footpaths, Roads and Traffic and Stormwater

- Service over 1,737 km of Council maintained roads
- Manage 246 road and pedestrian bridges, culverts and causeways
- Maintain 109 roundabouts.
- Maintain 247km of cycleways and footpaths

### Community Services, Events and Culture

- Support, facilitate and evaluate a program of events with and for community
- Support the tourism industry resulting in the delivery of high quality products and events
- Facilitate, coordinate and support community grants programs
- Plan for and provide family day care services for children aged 0-6 years
- Provide 5 libraries including 2 mobile libraries
- Provide the Entertainment centre which provides a range of entertainment opportunities.

### Environment and Sustainability

- Manage 40 of the 109 beaches in Shoalhaven and including over 220 beach access ways
- Help protect 152 threatened species.

### Regulatory Services

- Process approximately 100 development applications, certificates and approvals per week
- Investigate over 700 incidents each year.

### Water, Waste Water and Waste Services

- Manage 10 recycling and waste depots
- Manage 4 water treatment plants and 1,214km of pipes
- Provide 45 million litres of water each day to more than 48,000 households and businesses
- Manage 13 Wastewater treatment plants and 1,200km sewer mains



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- Collect and treat more than 18 million litres of wastewater each day.

### Community Safety and Community Groups

- Deliver, monitor and maintain over 40 CCTV cameras in the Nowra, Sanctuary point, Bomaderry Areas
- Support 55 parkcare groups and 60 bushcare groups.

### Visitor Services

- Manage 12 holiday parks
- Drive $900 million in visitor spend, resulting in an estimated 7,000 tourism related jobs
- Manage 2 visitor information centres and associated mobile services

### Corporate Support

Supporting the delivery of a range of services for our community is our efficient and effective Corporate support teams including:

- Finance and Procurement
- Human Resources, Work Health and Safety
- Business Assurance, Governance and Legal Services
- Information and Communications Technology
- Corporate Performance and Reporting
- Customer Experience
- Communication and Engagement, Internal Audit.

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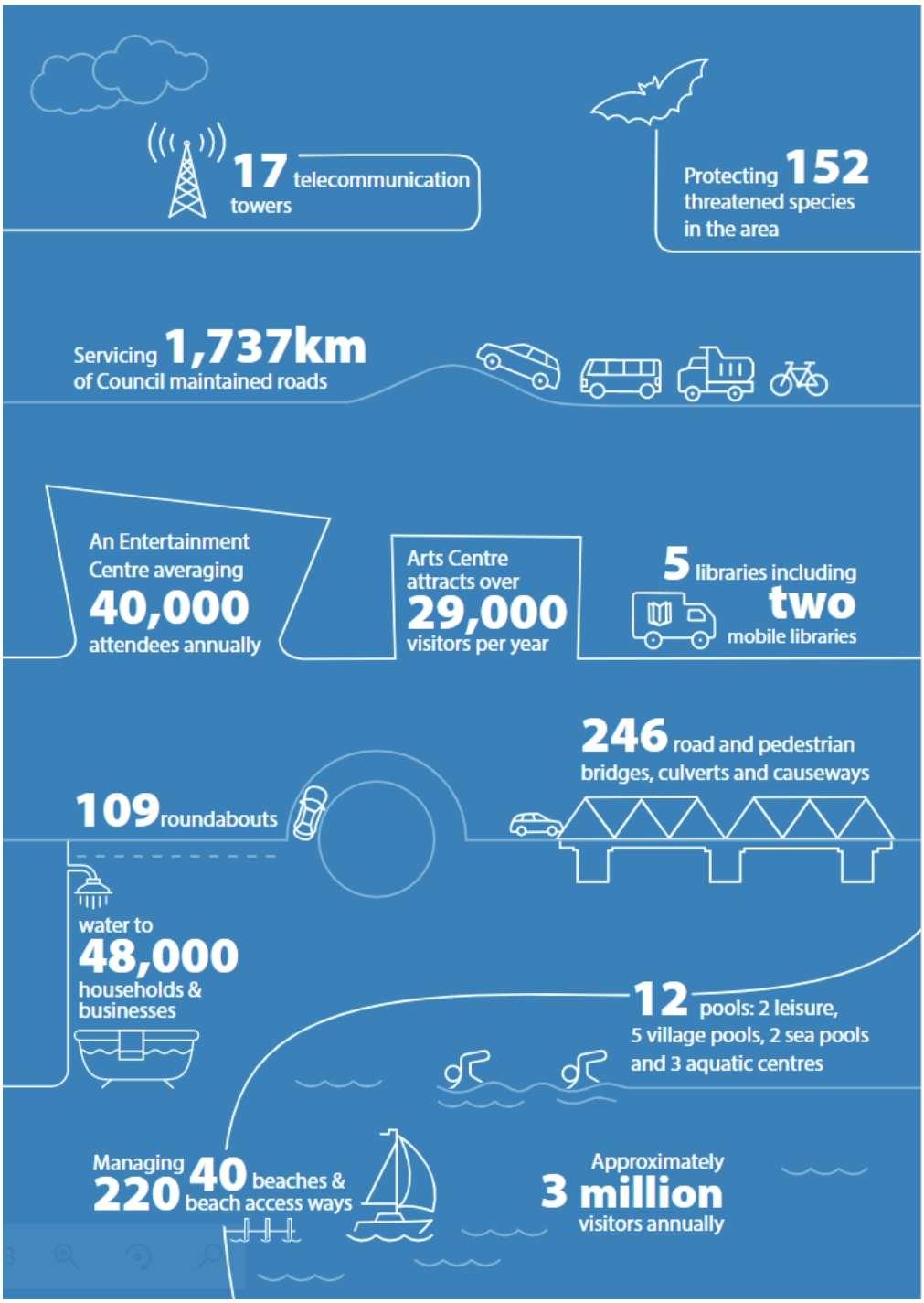
17 telecommunication towers
Protecting 152 threatened species in the area
Servicing 1,737km of Council maintained roads
An Entertainment Centre averaging 40,000 attendees annually
Arts Centre attracts over 29,000 visitors per year
5 libraries including two mobile libraries
246 road and pedestrian bridges, culverts and causeways
109 roundabouts
water to 48,000 households & businesses
12 pools: 2 leisure, 5 village pools, 2 sea pools and 3 aquatic centres
Managing 220 40 beaches & beach access ways
Approximately 3 million visitors annually

# STRATEGIC ALIGNMENT

The Long Term Financial Plan is one of the four components of the resourcing strategy to delivering on the Community Strategic Plan - *Shoalhaven 2032*. The four components are:

- Long-Term Financial Planning
- Workforce Management Planning
- Asset Management Planning
- Information, Communication Technology Strategy.

## ALIGNMENT WITH OTHER RESOURCE STRATEGY ELEMENTS

### Asset Management Strategy

Currently the Shoalhaven City Council is the custodian of community assets with a fair value of over $3.8 Billion.

The Asset Management Strategy is a high level action plan with three main objectives:

- Align Council's asset base, and its associated levels of service, with the objectives contained in Our Future – Shoalhaven 2032
- Improve Council's Asset Management practices, and
- Assist in addressing improved long term sustainability of assets for future generations.

The key strategies outlined in the Asset Management Strategy that have been considered in the development of the Long Term Financial Plan 2032 include:

- Defining Sustainable Levels of Service (SLOS) with the community for all appropriate asset categories through the review of services (the service review program)
- Determining the effect of achieving/maintaining SLOS on Long Term Financial Plan
- Increasing allocations in the Long Term Financial Plan for asset renewal and for the maintenance backlog resulting from agreed SLOS.

### Workforce Planning

The development of the Long Term Financial Plan has included workforce needs and requirements for the next 10 years. Adequate funding in the plan is provided to resource key workforce initiatives within the planning horizon to ensure Council can meet future workforce and organisational challenges.

### Information, Communication Technology Strategy

Outlines opportunities to build on the recent investment made in systems and technologies to create an exceptional customer experience.

## OTHER COUNCIL PLANS AND STRATEGIES

Other relevant plans and strategies adopted by Council that impact upon the Long Term Financial Plan includes:

- **Acquisition of Land by Shoalhaven City Council** - provides sound, transparent criteria and procedures designed to minimise Council's exposure to risk and give due consideration to the community's best interests at all times when acquiring land.



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- **Community Infrastructure Strategic Plan 2017 - 2036** - The Plan makes recommendations for the future provision, priorities and funding of community infrastructure at local, district and regional levels.
- **Community Service Obligations - Water Supply, Wastewater, Effluent, Trade Waste Services and Section 64 Contributions** - outlines Council's determining criteria for recognition of Community Service Obligation and the charging policy of water, wastewater, effluent, trade waste services and Section 64 contributions for approved Community Service Obligation organisations or projects.
- **Contributions Plan 2019** – "Development Contributions" or "Section 7.11 Contributions" are a levy that Council can impose on development consent to help fund the delivery of infrastructure that is needed for that development. In order to levy a contribution, Council must first adopt a Contributions Plan.
- **Investment Policy** - Provides a framework for making decisions concerning the appropriate investment of Council's funds, at the most favourable rate of interest available to it at the time to maximise returns, whilst having due consideration of risk, liquidity and security for its investments.
- **Nowra CBD Contributions Discount Subsidy** - Encourages the delivery of redevelopment within the Nowra CBD through the provision of a short term discount subsidy that is applied to the Nowra Car Parking Contributions Project.
- **Shoalhaven City Council Property Strategy** - assist Council in the efficient and effective management of this property portfolio and to ensure current and future community and operational needs are met.
- **Water and Sewerage Headworks Charges (Section 64 Contributions) - Assistance for Developments** - To assist all types of developments (subject to approval under the Environment Planning & Assessment Act) within the Shoalhaven Local Government area in relation to granting a concession to the calculated equivalent tenement loading imposed on the water supply and sewerage systems. This Policy was revised as a result of Council's resolution to provide further economic stimulus following the impacts of the Coronavirus.
- **Liquidity Contingency Plan** - establish liquidity monitoring framework and to set out the steps to be taken in the event that Council experiences a significant reduction in its liquidity position due to abnormal or extraordinary circumstances that would limit Council's ability to pay for its day-to-day operations and maintain services to the community.



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# COUNCIL'S FINANCIAL POSITION

The following commentary and performance indicators outline and compare the historical financial position to the budgeted scenario and two alternative scenarios.

**Business As Usual Scenario (budgeted scenario for 2022/23)**

A practical and affordable plan that maintains the current levels of service within funding constraints and without any additional special rate variations.

**Enhanced Asset Maintenance Scenario**

Indicates the financial position for Council if there was additional operating maintenance expenditure to maintain Council's current level of service into the future and prevent deterioration of infrastructure assets. The estimated maintenance budget required is based upon condition modelling from the strategic asset modelling system in order to achieve a satisfactory standard.

**Enhanced Asset Maintenance and Renewal Scenario**

In addition to funding the additional maintenance in Alternative Scenario One, this scenario addresses the roads backlog of $280M over a ten-year period by funding additional $38M per annum for roads renewals, and in doing so, treating all roads that are currently in a poor or very poor condition.

## HISTORICAL PERFORMANCE

Council continues to operate in the context of uncertainty with recent historical budgets being adopted with some flexibility and requiring a dynamic budget to ensure that the levels of service provided to the community remain unchanged with opportunities for expansion to be considered as and when the uncertainty decreases.

Whilst Council has historically prioritised renewal and maintenance of existing assets, the amount available for these activities has been insufficient. An average of 32% of Council's assets are beyond their expected life with many assets in a condition which is below the expected levels of service. This remains an ongoing fiscal challenge for Shoalhaven City Council, and many other councils in NSW, and is a key factor considered in Council's long-term financial and asset management strategic planning.

Council has historically used the additional funds from the introduction of the Special Rates Variation (SRV) to substantively address the asset maintenance backlog. As at 30 June 2022 there remains an estimated backlog of $82M to bring assets to a satisfactory condition which meets the community's needs identified in the Our Future – Shoalhaven 2032. Council has also identified a current funding shortfall of $10M annually to keep assets to a satisfactory condition into the future.

The following performance indicators provide an outline of Councils currently financial position.



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## Operating Performance

| Performance Measure | Consolidated | | | General Fund | | | Water Fund | | | Sewer Fund | | | Target |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | |
| **Operating performance ratio**<br>Total continuing operating revenue excluding capital grants and contributions less operating expenses<br>divided by<br>Total continuing operating revenue excluding capital grants and contributions | 1.97% | (8.44)% | (3.55)% | (4.36%) | (12.30)% | (5.96)% | 6.69% | (16.99)% | (4.26)% | 24.58% | 12.52% | 15.44% | > 0.00% |

In previous financial years Council has reported a negative operating performance ratio, and while the ratio improved in 2020/21 financial year, it remained negative due to loss of revenue and additional expenditures associated with COVID-19 restrictions and financial assistance for the community provided by Council.

A negative operating position can not be maintained over the long term due to the need to produce sufficient cash after operating costs to renew assets, service borrowings and fund growth in services and assets.

The negative operating performance ratio is addressed in the Long Term Financial Plan through responsible control of service costs (implemented through the Service Review Program) and price setting of fees and charges.

## Own Sourced Revenue

| Performance Measure | Consolidated | | | General Fund | | | Water Fund | | | Sewer Fund | | | Target |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | |
| **Own source operating revenue ratio**<br>Total continuing operating revenue excluding all grants and contributions<br>divided by<br>Total continuing operating revenue | 82.81% | 81.11% | 82.43% | 80.2% | 76.95% | 83.16% | 92.21% | 85.82% | 90.90% | 94.2% | 94.09% | 93.56% | >60.00% |

Council's Own Source Operating Revenue ratio has remained above the benchmark of 60%. Council has sufficient level of fiscal flexibility in the event of being faced with unforeseen events. This does not change throughout the planned horizon in the Long Term Financial Plan.

## Unrestricted Current Ratio

| Performance Measure | Consolidated | | | General Fund | | | Water Fund | | | Sewer Fund | | | Target |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | |
| **Unrestricted current ratio**<br>Current assets less all external restrictions<br>divided by<br>Current liabilities less specific purpose liabilities | 2.44x | 1.68x | 1.53x | 2.48x | 1.67x | 1.53x | 15.31x | 8.09x | 16.21x | 2.32x | 2.17x | 3.08x | >1.50x |

The ratio indicates that Council currently projects to have $1.53 (excluding restricted funds such as developer contributions, Water, Sewer and Grant monies) available to service every $1 of liabilities as it falls due at the end of the year. It is important to note that upon preparation of the ratio, Council was yet to receive compensation for costs associated with the bushfires and other natural disasters which will significantly improve the ratio.

## Debt service cover ratio

| Performance Measure | Consolidated | | | General Fund | | | Water Fund | | | Sewer Fund | | | Target |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | |
| **Debt service cover ratio**<br>Operating result before capital excluding interest and depreciation/impairment/amortisation<br>divided by<br>Principal repayments plus borrowing costs | 4.00x | 2.56x | 3.47x | 4.32x | 2.58x | 4.02x | No debt | No debt | No debt | 2.48x | 2.05x | 2.23x | >2.00x |

A ratio of 3.47 x indicates that Council has sound ability of operating cash to service debt including interest and principal repayments which is well above industry benchmark of greater than 2 x. The ratio has improved historically in line with Council operational results.

### Rates and annual charges outstanding percentage

| Performance Measure | Consolidated | | | General Fund | | | Water Fund | | | Sewer Fund | | | Target |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | |
| **Rates and annual charges outstanding percentage**<br>Rates and annual charges outstanding<br>divided by<br>Rates and annual charges collectable | 8.03% | 8.44% | 8.57% | 6.41% | 7.60% | 6.88% | 10.49% | 10.23% | 12.33% | 10.94% | 9.96% | 11.70% | <10.00% |

The percentage of outstanding rates and annual charges is 8.57% and is under the benchmark of 10%. Council did not charge interest on outstanding rates and annual charges during the 2020/2021 financial year and this policy has impacted the ratio.

### Cash expense cover ratio

| Performance Measure | Consolidated | | | General Fund | | | Water Fund | | | Sewer Fund | | | Target |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | |
| **Cash expense cover ratio**<br>Current year's cash and cash equivalents plus all term deposits<br>divided by<br>Monthly payments from cash flow of operating and financing activities | 9.30 mths | 7.65 mths | 8.03 mths | 7.15 mths | 5.56 mths | 2.51 mths | 23.448 mths | 32.09 mths | 39.03 mths | 10.39 mths | 6.73 mths | 7.03 mths | >3mths |

For 2020/21, Council exceeded the benchmark with a ratio of 8.03 indicating that Council has sufficient cash as working capital to fund the day-to-day liabilities generated by normal operations.



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### Buildings and infrastructure renewals ratio

| Performance Measure | Consolidated | | | General Fund | | | Water Fund | | | Sewer Fund | | | Target |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | |
| **Buildings and infrastructure renewals ratio**<br>Asset renewals<br>divided by<br><br>Depreciation, amortisation and impairment | 58.85% | 78.44% | 75.72% | 55.85% | 81.31% | 68.15% | 32.52% | 59.93% | 131.42% | 92.79% | 86.61% | 63.64% | >=100% |

Council's Building and Infrastructure renewals ratio is outside of the benchmark. Although Council continues to maintain its asset renewal funding on a consistent level, the overall assets portfolio continues to increase, and as a result, the ratio has deteriorated. This is an indication that Council's buildings are likely to further deteriorate and if not addressed over the longer term will impact on the services provided by the buildings.

### Infrastructure backlog ratio

| Performance Measure | Consolidated | | | General Fund | | | Water Fund | | | Sewer Fund | | | Target |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | |
| **Infrastructure backlog ratio**<br>Estimated cost to bring assets to a satisfactory standard<br>divided by<br><br>Net carrying amount of infrastructure assets | 3.17% | 2.35% | 2.86% | 4.11% | 2.56% | 3.50% | 1.85% | 2.13% | 1.88% | 1.57% | 1.82% | 1.24% | <2.00% |

Council's Infrastructure Backlog Ratio is above the benchmark of 2%. Council continues to focus on appropriate asset standards for renewal and maintenance. The increase is attributable to the roads revaluation increasing the value of the assets, and updated condition reporting on the road network.

Council has committed to the Service Review Program through which asset performance and levels of service will be reviewed, and a sustainable outcome determined to enable Council to renew and replace infrastructure in an optimal manner. Asset Management Plans will be updated to reflect the optimal operation, maintenance and renewal of assets.

### Asset maintenance ratio

| Performance Measure | Consolidated | General Fund | Water Fund | Sewer Fund | Target |
|---|---|---|---|---|---|



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| | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| **Asset maintenance ratio**<br>Actual asset maintenance<br>divided by<br>Required maintenance | 88.55% | 87.97% | 90.61% | 80.41% | 78.19% | 81.98% | 99.93% | 99.95% | 99.68% | 99.995 | 99.97% | 99.97% | >100% |

Council's Asset Maintenance Ratio has historically improved slightly but is lower than the benchmark. This indicates that the level of expenditure on the maintenance of infrastructure is not sufficient to prevent the backlog from growing.

## Cost to bring assets to agreed service level

| Performance Measure | Consolidated | | | General Fund | | | Water Fund | | | Sewer Fund | | | Target |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | 2019 | 2020 | 2021 | |
| **Cost to bring asset to agreed service level**<br>Estimated cost to bring assets to an agreed service level set by Council<br>divided by<br>Gross replacement cost | 0.94% | 0.91% | 1.03% | 1.55% | 1.14% | 1.67% | 0.03% | 0.55% | 0.01% | .01% | 0.55% | 0.01% | |

The estimated cost to bring assets to an agreed level of service as set by Council has increased slightly due to changes in the value and condition of the asset portfolio.



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## BUSINESS AS USUAL SCENARIO

The "Business as Usual Scenario" is an affordable plan for the delivery of current services and infrastructure. The plan does not significantly address the historical backlog in renewals and the cost to bring assets to agreed service levels.

Under this scenario Council will continue to meet the Operating Performance Ratio over the next ten years. Renewals are planned to increase during this period however will continue to be below what is required and not meet the benchmark.

The Infrastructure Renewal ratio will improve to 85.0% by 2031/2032, being under the benchmark of 100%, but gradually addressing the shortfall in funding allocated to renewal of assets.

Included in this scenario is a significant increase in planned asset maintenance - an increase of $5.1M compared to 2021/22 budget. Despite an increase in maintenance, there is still a shortfall in funding to implement optimal asset maintenance, however the infrastructure backlog is addressed in outer years. Delaying asset maintenance and renewal of assets results in increased costs over the long term, as more invasive interventions are required to return the asset to acceptable performance and/or shorter useful life leading to early replacement of the asset.

It is expected in this scenario that the Service Review Program will deliver change to the established levels of services to enable Council to continue to provide the services and infrastructure that the community currently enjoys and has expressed demand for through the Our Future – Shoalhaven 2032 community engagement. However, changes to services will be necessary should additional revenue from grants or other external funding not be achieved necessary to address the required replacement and renewal of assets as they fall due.

As noted below in the Risk Management and Sensitivity Analysis section, a key risk to the achievement of this scenario is that actual cost of construction in the capital works plan is significantly higher than what has been estimated in this scenario. The capital works program will require regular monitoring and quarterly reporting to Council to enable action to be taken by Council in a timely manner to address variations from planned expenditure.

The following tables present the summary financial statements, capital works plan and the key performance indicators for the scenario.



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## Summary of Financial Performance – Business as Usual Scenario

| | 2022/23 | 2023/24 | 2024/25 | 2025/26 | 2026/27 | 2027/28 | 2028/29 | 2029/30 | 2030/31 | 2031/32 |
|---|---|---|---|---|---|---|---|---|---|---|
| | ($,000s) | ($,000s) | ($,000s) | ($,000s) | ($,000s) | ($,000s) | ($,000s) | ($,000s) | ($,000s) | ($,000s) |
| **Summary of Operating Position** | | | | | | | | | | |
| Total income from continuing operations | 326,522 | 315,663 | 329,370 | 326,994 | 337,553 | 351,815 | 362,162 | 369,339 | 380,695 | 390,578 |
| Total expenses from continuing operations | 280,496 | 289,317 | 296,817 | 304,523 | 311,404 | 318,042 | 325,468 | 333,003 | 340,445 | 347,671 |
| **Net Result** | **46,026** | **26,346** | **32,553** | **22,471** | **26,149** | **33,773** | **36,694** | **36,336** | **40,250** | **42,907** |
| **Net Result before grants and contributions provided for capital purposes** | **5,656** | **6,608** | **9,475** | **11,282** | **13,983** | **17,151** | **19,938** | **23,302** | **27,027** | **30,739** |
| **Summary of Financial Position** | | | | | | | | | | |
| Current assets | 164,496 | 167,919 | 168,321 | 162,078 | 169,601 | 171,560 | 177,560 | 182,155 | 183,588 | 193,906 |
| Non-current assets | 3,648,272 | 3,666,354 | 3,690,206 | 3,699,444 | 3,702,568 | 3,721,966 | 3,742,822 | 3,761,181 | 3,778,386 | 3,792,684 |
| **Total Assets** | **3,812,768** | **3,834,273** | **3,858,527** | **3,861,522** | **3,872,169** | **3,893,526** | **3,920,382** | **3,943,336** | **3,961,974** | **3,986,590** |
| Current liabilities | 96,382 | 99,531 | 100,697 | 100,409 | 100,126 | 100,556 | 101,472 | 103,013 | 98,759 | 77,954 |
| Non-current liabilities | 188,269 | 182,329 | 174,970 | 157,941 | 144,935 | 134,357 | 125,926 | 113,386 | 98,469 | 103,486 |
| **Total Liabilities** | **284,651** | **281,860** | **275,667** | **258,350** | **245,061** | **234,913** | **227,398** | **216,399** | **197,228** | **181,440** |
| **Net Assets** | **3,528,117** | **3,552,413** | **3,582,860** | **3,603,172** | **3,627,108** | **3,658,613** | **3,692,984** | **3,726,937** | **3,764,746** | **3,805,150** |

## Capital Works Plan – Business as Usual Scenario

**General Fund**

| Program Line Description | 2022/23 | 2023/24 | 2024/25 | 2025/26 | 2026/27 | 2027/28 | 2028/29 | 2029/30 | 2030/31 | 2031/32 | TOTAL |
|---|---|---|---|---|---|---|---|---|---|---|---|
| 10000002 - Asset Management | 0 | 30,900 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 30,900 |
| 50000011 - Office Equipment | 0 | 41,715 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 41,715 |
| 50000014 - Depot Improvements | 700,000 | 319,300 | 71,854 | 51,943 | 54,351 | 56,846 | 0 | 0 | 0 | 0 | 1,254,294 |
| 50000018 - Destination Parks | 0 | 103,000 | 417,021 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 520,021 |
| 50000022 - Shoalhaven Entertainment Centre | 35,100 | 96,408 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 131,508 |
| 50000039 - Property Development | 200,000 | 206,000 | 211,150 | 216,429 | 221,839 | 227,385 | 233,070 | 238,897 | 244,869 | 0 | 1,999,640 |
| 50000041 - Tennis Courts Capital | 0 | 293,550 | 111,910 | 0 | 117,575 | 0 | 0 | 126,615 | 0 | 0 | 649,650 |
| 50000053 - Coastal Programme | 2,467,550 | 1,294,710 | 1,243,146 | 1,273,683 | 1,781,371 | 1,813,399 | 1,639,065 | 873,765 | 781,133 | 512,022 | 13,679,844 |
| 50000054 - Estuary Programme | 1,073,700 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,073,700 |
| 50000055 - Floodplain Programme | 149,000 | 230,720 | 83,404 | 85,489 | 87,627 | 89,817 | 92,063 | 94,364 | 96,723 | 99,141 | 1,108,349 |
| 50000056 - Waterways Infrastructure | 1,866,713 | 622,635 | 812,928 | 945,794 | 754,254 | 522,987 | 279,684 | 525,573 | 404,034 | 66,513 | 6,801,114 |
| 50000057 - Natural Areas Infrastructure | 300,000 | 154,500 | 237,544 | 319,232 | 260,661 | 369,501 | 203,936 | 119,448 | 140,800 | 401,586 | 2,507,209 |
| 50000062 - Public Buildings | 6,106,366 | 1,205,461 | 2,326,139 | 1,334,229 | 764,792 | 623,525 | 1,408,909 | 1,444,131 | 1,480,235 | 1,517,241 | 18,211,027 |
| 50000063 - Public Amenities | 100,000 | 263,680 | 442,491 | 455,583 | 1,620,537 | 1,149,433 | 356,597 | 898,252 | 608,500 | 338,838 | 6,233,912 |
| 50000090 - Drainage | 5,530,050 | 1,888,608 | 1,809,133 | 1,854,362 | 1,900,721 | 1,361,077 | 1,996,945 | 2,046,868 | 2,098,040 | 2,150,491 | 22,636,294 |
| 50000093 - Public Carpark Construction | 2,226,193 | 2,193,900 | 12,375,595 | 64,929 | 110,920 | 5,879,108 | 5,826,752 | 0 | 0 | 0 | 28,677,397 |
| 50000096 - Pathways | 7,946,850 | 2,306,389 | 3,338,506 | 1,976,193 | 2,156,993 | 2,422,500 | 1,358,546 | 1,376,300 | 1,442,541 | 2,037,059 | 26,361,877 |
| 50000136 - Industrial Land Development | 9,920,000 | 4,140,600 | 3,716,240 | 15,496,299 | 3,926,559 | 5,502,728 | 4,008,806 | 4,825,716 | 3,819,961 | 2,535,009 | 57,891,917 |
| 50000142 - Economic Development Area Projects | 8,548,514 | 41,200 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 8,589,714 |
| 50000148 - Bereavement Services Capital Expenditure | 554,520 | 562,586 | 454,923 | 839,197 | 511,368 | 652,973 | 611,605 | 567,075 | 591,359 | 606,143 | 5,951,749 |
| 50000164 - Aquatics Capital Program | 1,047,000 | 1,172,140 | 1,252,331 | 1,193,605 | 1,155,784 | 1,406,402 | 1,540,593 | 1,637,041 | 1,475,337 | 1,551,752 | 13,431,984 |
| 50000176 - General Program | 0 | 35,550 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 35,550 |
| 50000177 - Passive Recreation | 7,340,730 | 5,499,671 | 799,522 | 767,567 | 3,901,382 | 3,959,124 | 882,522 | 859,195 | 813,336 | 833,669 | 25,656,717 |
| 50000178 - Active Recreation | 11,953,343 | 4,755,613 | 2,528,470 | 1,246,660 | 1,217,819 | 1,309,772 | 644,439 | 725,171 | 677,064 | 761,883 | 25,820,233 |
| 50000181 - Fleet & Mechanical Services Capital | 806,216 | 153,032 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 959,248 |
| 50000185 - Library Furniture & Equipment | 61,000 | 62,830 | 486,701 | 66,011 | 67,661 | 69,353 | 71,086 | 72,864 | 74,685 | 76,552 | 1,108,742 |
| 50000186 - Books & Audio Visual | 414,000 | 426,420 | 437,081 | 448,008 | 459,208 | 470,688 | 482,455 | 494,516 | 506,879 | 519,551 | 4,658,806 |
| 50000220 - Community Services - Capital | 450,000 | 30,900 | 31,673 | 32,464 | 33,276 | 34,108 | 34,961 | 35,835 | 36,730 | 37,649 | 757,595 |
| 50000221 - Shoalhaven Regional Gallery Capital | 24,000 | 24,720 | 130,913 | 242,400 | 26,621 | 27,286 | 27,968 | 28,668 | 29,384 | 30,119 | 592,079 |
| 50000222 - Office Furniture and Equipment | 0 | 42,230 | 43,286 | 44,368 | 45,477 | 46,614 | 47,779 | 48,974 | 50,198 | 51,453 | 420,379 |
| 50000224 - Tourism Projects | 846,240 | 1,984,012 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 2,830,252 |
| 50000242 - SEC Capital | 55,000 | 162,518 | 237,544 | 279,193 | 287,282 | 250,124 | 304,156 | 289,065 | 250,991 | 188,243 | 2,304,116 |

| | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| 50000284 - Administrative Building Management - Capital | 0 | 1,025,880 | 711,924 | 75,566 | 77,455 | 753,590 | 489,249 | 800,101 | 1,432,277 | 1,571,304 | 6,937,346 |
| 50000296 - Purchase / Sale of Vehicles | 0 | 0 | 26,394 | 0 | 0 | 0 | 0 | 59,796 | 0 | 0 | 86,190 |
| 50000297 - Fleet Unit Purchase / Sale of Plant | 8,977,321 | 6,612,600 | 6,461,190 | 6,730,934 | 7,620,186 | 7,810,690 | 8,122,493 | 8,325,555 | 8,533,694 | 8,747,036 | 77,941,699 |
| 50000305 - Mechanical Services Equipment | 208,000 | 84,769 | 132,708 | 95,662 | 40,708 | 109,486 | 87,751 | 115,459 | 322,615 | 111,377 | 1,308,534 |
| 50000314 - Development Services Equipment | 27,500 | 28,325 | 29,033 | 29,759 | 30,503 | 31,266 | 32,047 | 32,848 | 33,670 | 34,511 | 309,462 |
| 50000332 - Water Sampling Unit | 27,500 | 28,325 | 29,033 | 29,759 | 30,503 | 31,266 | 32,047 | 32,848 | 33,670 | 34,511 | 309,462 |
| 50000333 - Environmental Services - Capital | 125,000 | 118,450 | 15,836 | 16,232 | 94,282 | 17,054 | 17,480 | 17,917 | 18,365 | 18,824 | 459,441 |
| 50000347 - IT Capital Projects | 500,000 | 551,899 | 539,593 | 596,801 | 566,910 | 827,796 | 595,609 | 658,757 | 625,762 | 641,406 | 6,104,533 |
| 50000358 - Communications Infrastructure & Equip | 0 | 524,270 | 537,377 | 9,739 | 1,119,180 | 10,232 | 10,488 | 1,205,235 | 11,019 | 11,295 | 3,438,835 |
| 50000371 - Holiday Haven Amenities | 1,280,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,280,000 |
| 50000372 - Holiday Haven Cabin Development | 2,226,000 | 4,861,600 | 6,357,727 | 4,884,797 | 5,963,045 | 5,443,608 | 8,677,200 | 9,533,179 | 5,275,708 | 4,389,833 | 57,612,695 |
| 50000373 - Holiday Haven Ensuite Development | 445,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 445,000 |
| 50000374 - Holiday Haven Recreation | 1,080,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1,080,000 |
| 50000375 - Holiday Haven Roadworks | 144,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 144,000 |
| 50000376 - Holiday Haven Siteworks | 495,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 495,000 |
| 50000377 - Holiday Haven Other Buildings | 792,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 792,000 |
| 50000378 - Holiday Haven Other Infrastructure | 1,506,884 | 3,118,531 | 3,196,494 | 3,276,407 | 3,358,317 | 3,442,275 | 3,528,332 | 3,616,540 | 3,706,953 | 3,799,627 | 32,550,359 |
| 50000380 - Waste Capital Expenditure | 23,306,075 | 9,122,972 | 15,450,901 | 5,443,183 | 5,878,746 | 7,571,936 | 12,533,344 | 13,366,278 | 13,810,627 | 11,382,442 | 117,866,503 |
| 50000450 - Rural Roads | 6,737,872 | 4,374,260 | 1,408,113 | 1,341,889 | 2,163,410 | 1,928,124 | 1,947,897 | 1,573,279 | 62,442 | 0 | 21,537,285 |
| 50000451 - Urban Roads | 12,076,206 | 10,599,113 | 7,007,828 | 9,940,760 | 11,295,722 | 11,964,313 | 15,697,017 | 17,170,809 | 19,882,016 | 22,869,399 | 138,503,181 |
| 50000452 - Regional, Sub-Arterial and Industrial | 34,431,709 | 1,659,124 | 1,050,112 | 1,193,107 | 1,500,855 | 542,883 | 292,744 | 838,093 | 301,924 | 765,146 | 42,575,697 |
| 50000456 - Concrete and Timber | 1,531,517 | 591,220 | 130,913 | 512,936 | 403,748 | 777,658 | 843,714 | 1,880,118 | 2,355,642 | 720,344 | 9,747,811 |
| 50000457 - Destination Parks Buildings | 380,000 | 0 | 0 | 43,286 | 465,863 | 204,647 | 0 | 0 | 0 | 0 | 1,093,796 |
| 50000458 - Showground Buildings | 9,625,952 | 397,183 | 410,216 | 182,466 | 121,149 | 68,966 | 201,755 | 349,058 | 364,855 | 0 | 11,721,600 |
| 50000459 - Sportsfield Buildings | 1,914,189 | 470,081 | 316,725 | 324,643 | 332,759 | 0 | 0 | 0 | 0 | 0 | 3,358,397 |
| **TOTAL** | **178,559,810** | **74,514,099** | **77,411,619** | **63,961,560** | **62,527,414** | **69,780,539** | **75,161,105** | **76,904,205** | **72,394,038** | **69,411,969** | **820,626,358** |

**Water Fund**

| Program Line Description | 2022/23 | 2023/24 | 2024/25 | 2025/26 | 2026/27 | 2027/28 | 2028/29 | 2029/30 | 2030/31 | 2031/32 | TOTAL |
|---|---|---|---|---|---|---|---|---|---|---|---|
| 51000493 - Renewal / Replacement Works | 7,039,000 | 2,621,350 | 3,573,714 | 5,394,487 | 7,193,145 | 4,530,655 | 8,408,004 | 7,746,230 | 7,939,886 | 10,648,293 | 65,094,763 |
| 51000499 - Other Asset Purchases | 5,680,353 | 3,419,600 | 3,505,090 | 3,592,717 | 3,682,535 | 3,774,599 | 3,868,964 | 3,965,688 | 4,064,830 | 4,166,451 | 39,720,825 |
| 51000523 - New Works Growth | 8,945,548 | 9,939,500 | 10,663,075 | 10,821,438 | 443,679 | 5,047,957 | 1,165,350 | 1,313,933 | 1,224,346 | 1,254,955 | 50,819,781 |
| 51000524 - New Works (Asset Enhancement) | 7,141,984 | 1,103,954 | 522,596 | 427,447 | 438,133 | 3,859,868 | 2,791,014 | 2,860,790 | 2,932,309 | 3,005,617 | 25,083,713 |
| **TOTAL** | **28,806,885** | **17,084,404** | **18,264,475** | **20,236,088** | **11,757,492** | **17,213,079** | **16,233,332** | **15,886,640** | **16,161,372** | **19,075,316** | **180,719,082** |

**Sewer Fund**

| Program Line Description | 2022/23 | 2023/24 | 2024/25 | 2025/26 | 2026/27 | 2027/28 | 2028/29 | 2029/30 | 2030/31 | 2031/32 | TOTAL |
|---|---|---|---|---|---|---|---|---|---|---|---|
| 52000512 - Renewal / Replacement Works | 3,405,000 | 6,216,050 | 6,213,089 | 8,208,060 | 10,631,657 | 9,419,442 | 11,985,629 | 11,090,786 | 12,592,402 | 11,652,257 | 91,414,373 |
| 52000517 - Chargeable Private Works | 50,000 | 51,500 | 52,788 | 54,107 | 55,460 | 56,846 | 58,268 | 59,724 | 61,217 | 62,748 | 562,658 |
| 52000518 - Other Asset Purchases | 2,314,799 | 1,050,600 | 1,076,865 | 1,103,787 | 1,131,381 | 1,159,666 | 1,188,657 | 1,218,374 | 1,248,833 | 1,280,054 | 12,773,016 |
| 52000531 - New Works Growth | 26,016,978 | 2,212,440 | 6,572,044 | 9,566,151 | 7,483,754 | 9,204,563 | 5,651,950 | 5,192,423 | 6,556,375 | 5,082,568 | 83,539,245 |
| 52000532 - New Works (Asset Enhancement) | 7,784,784 | 8,904,350 | 8,757,446 | 3,511,556 | 3,599,345 | 4,712,564 | 7,161,079 | 7,340,106 | 7,584,825 | 7,711,698 | 67,067,754 |
| **TOTAL** | **39,571,561** | **18,434,940** | **22,672,231** | **22,443,661** | **22,901,598** | **24,553,081** | **26,045,583** | **24,901,413** | **28,043,653** | **25,789,325** | **255,357,046** |



CL22.261 - Attachment 6

## Key Performance Indicators – Business as Usual Scenario

| Indicator | Target | Fund | 2022/23 | 2023/24 | 2024/25 | 2025/26 | 2026/27 | 2027/28 | 2028/29 | 2029/30 | 2030/31 | 2031/32 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| **Local Government Industry Indicators** | | | | | | | | | | | | |
| Operating Performance Ratio | Greater than 0% | Consolidated | 2.0% | 2.2% | 3.1% | 3.6% | 4.3% | 5.1% | 5.8% | 6.5% | 7.4% | 8.1% |
| | | General | -0.1% | 0.2% | 0.9% | 1.2% | 1.8% | 2.4% | 2.9% | 3.4% | 4.0% | 4.6% |
| | | Water | -1.7% | -0.9% | -1.1% | -0.9% | -0.7% | 0.7% | 1.2% | 2.3% | 3.4% | 4.5% |
| | | Sewer | 11.6% | 11.5% | 12.7% | 13.3% | 14.1% | 15.0% | 15.7% | 16.4% | 17.2% | 17.8% |
| Own Source Operating Revenue Ratio | Greater than 60% | Consolidated | 81.3% | 87.2% | 86.6% | 89.9% | 89.8% | 88.8% | 88.9% | 90.0% | 90.1% | 90.4% |
| | | General | 81.7% | 87.9% | 87.0% | 90.7% | 90.5% | 89.4% | 89.5% | 90.7% | 90.8% | 91.1% |
| | | Water | 89.4% | 91.9% | 93.5% | 93.5% | 93.6% | 93.6% | 93.6% | 93.7% | 93.7% | 93.7% |
| | | Sewer | 95.8% | 95.8% | 95.8% | 95.8% | 95.8% | 95.8% | 95.8% | 95.8% | 95.8% | 95.8% |
| Unrestricted Current Ratio | Greater than 1.5 | Consolidated | 2.00 | 2.01 | 2.22 | 2.20 | 2.33 | 2.32 | 2.41 | 2.23 | 2.32 | 3.44 |
| | | General | 2.00 | 2.01 | 2.22 | 2.20 | 2.33 | 2.32 | 2.41 | 2.23 | 2.32 | 3.44 |
| | | Water | 10.53 | 11.03 | 10.40 | 9.21 | 11.99 | 8.92 | 8.07 | 6.34 | 4.83 | 2.28 |
| | | Sewer | 2.52 | 2.74 | 2.45 | 2.40 | 2.48 | 2.54 | 2.46 | 2.67 | 2.61 | 9.00 |
| Debt Service Cover Ratio | Greater than 2.0 | Consolidated | 4.99 | 4.28 | 4.12 | 3.71 | 4.01 | 4.46 | 4.61 | 4.55 | 4.55 | 5.63 |
| | | General | 4.94 | 3.68 | 3.70 | 3.06 | 3.32 | 3.73 | 3.78 | 3.62 | 3.58 | 4.68 |
| | | Water | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt |
| | | Sewer | 2.83 | 3.24 | 3.46 | 3.60 | 3.92 | 4.31 | 4.75 | 4.94 | 5.14 | 5.34 |
| Debt Service Ratio | Less than 15% | Consolidated | 9.1% | 8.9% | 9.7% | 9.7% | 9.1% | 8.6% | 8.4% | 8.4% | 8.5% | 6.9% |
| | | General | 6.2% | 6.5% | 6.9% | 7.0% | 6.6% | 6.4% | 6.4% | 6.4% | 6.6% | 5.0% |
| | | Water | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt |
| | | Sewer | 16.3% | 14.3% | 13.6% | 13.2% | 12.3% | 11.3% | 10.4% | 10.1% | 9.8% | 9.5% |
| Rates, Annual Charges, Interest and Extra Charges Outstanding Percentage | Less than 10% | Consolidated | 8.9% | 8.5% | 8.3% | 8.1% | 7.9% | 7.7% | 7.5% | 7.4% | 7.3% | 7.1% |
| | | General | 8.0% | 7.9% | 7.8% | 7.7% | 7.6% | 7.6% | 7.5% | 7.4% | 7.3% | 7.2% |
| | | Water | 11.2% | 11.2% | 11.2% | 11.2% | 11.2% | 11.2% | 11.2% | 11.2% | 11.2% | 11.2% |
| | | Sewer | 10.8% | 9.9% | 9.1% | 8.5% | 8.1% | 7.7% | 7.3% | 7.1% | 6.8% | 6.6% |
| Cash Expense Cover Ratio | Greater than 3 months | Consolidated | 5.81 | 5.39 | 5.45 | 5.10 | 5.32 | 5.25 | 5.30 | 5.17 | 4.99 | 5.22 |
| | | General | 3.27 | 3.03 | 3.29 | 3.25 | 3.41 | 3.43 | 3.54 | 3.34 | 3.17 | 3.29 |
| | | Water | 18.14 | 15.74 | 14.91 | 12.23 | 12.55 | 11.59 | 10.93 | 10.85 | 11.00 | 10.26 |
| | | Sewer | 3.87 | 4.15 | 3.55 | 3.28 | 3.29 | 3.23 | 3.15 | 3.65 | 3.58 | 4.40 |

| Indicator | Target | Fund | 2022/23 | 2023/24 | 2024/25 | 2025/26 | 2026/27 | 2027/28 | 2028/29 | 2029/30 | 2030/31 | 2031/32 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| **Infrastructure Asset Performance Indicators** | | | | | | | | | | | | |
| Infrastructure Renewals Ratio | Greater than 100% | Consolidated | 100.8% | 59.8% | 52.7% | 54.2% | 68.3% | 61.1% | 77.3% | 82.1% | 84.7% | 85.0% |
| | | General | 124.6% | 70.8% | 57.2% | 51.1% | 64.2% | 62.2% | 73.7% | 85.4% | 86.0% | 82.9% |
| | | Water | 94.9% | 30.5% | 40.3% | 57.8% | 75.8% | 47.9% | 86.6% | 79.2% | 80.4% | 106.1% |
| | | Sewer | 41.8% | 48.4% | 48.1% | 60.3% | 74.8% | 66.2% | 81.3% | 75.4% | 83.7% | 77.6% |
| Infrastructure Backlog Ratio | Less than 2% | Consolidated | 2.6% | 2.6% | 2.5% | 2.4% | 2.3% | 2.3% | 1.3% | 1.4% | 1.4% | 1.4% |
| | | General | 3.2% | 3.1% | 3.0% | 2.9% | 2.7% | 2.6% | 1.2% | 1.3% | 1.3% | 1.3% |
| | | Water | 1.8% | 1.8% | 1.8% | 1.8% | 1.9% | 1.9% | 1.9% | 1.9% | 2.0% | 2.0% |
| | | Sewer | 1.2% | 1.2% | 1.3% | 1.3% | 1.3% | 1.3% | 1.3% | 1.3% | 1.4% | 1.4% |
| Asset Maintenance Ratio | Greater than 1x | Consolidated | 0.93 | 0.93 | 0.93 | 0.93 | 0.93 | 0.93 | 0.93 | 0.93 | 0.93 | 0.93 |
| | | General | 0.88 | 0.88 | 0.88 | 0.88 | 0.88 | 0.88 | 0.88 | 0.88 | 0.88 | 0.88 |
| | | Water | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 |
| | | Sewer | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 |
| Cost to bring assets to agreed service level | No Benchmark | Consolidated | 0.92% | 0.92% | 0.92% | 0.92% | 0.92% | 0.91% | 0.91% | 0.91% | 0.91% | 0.92% |
| | | General | 1.48% | 1.48% | 1.48% | 1.49% | 1.50% | 1.50% | 1.51% | 1.51% | 1.52% | 1.53% |
| | | Water | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% |
| | | Sewer | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% |

## ENHANCED MAINTENANCE SCENARIO

The enhanced maintenance scenario fully funds the assets maintenance budget required to maintain Council's current level of service into the future and prevent deterioration of infrastructure assets. To achieve this we have used condition modelling from the Strategic Asset modelling system in order to achieve a satisfactory standard.

This scenario recurrently increases the operating expenditure progressively in the 2023/24 and 2024/25 financial years, as outlined below.

| | 2023/24 Cumulative Increase ($'000s) | 2024/25 Cumulative Increase ($'000s) |
|---|---|---|
| New Assets Ongoing Maintenance | $500 | $1,000 |
| Parks and precincts maintenance shortfall | $750 | $1,500 |
| Road and Drainage Reserves Vegetation Maintenance | $204 | $408 |
| Community Buildings R&M | $237 | $475 |
| Admin. Buildings Programmed Maintenance | $69 | $138 |
| Grounds Maintenance | $68 | $135 |
| Works Depots Programmed Maintenance | $55 | $111 |
| Statutory Inspections | $41 | $83 |
| Emergency Services Programmed Maintenance | $10 | $21 |
| Entertainment Centre Maintenance | $42 | $83 |
| **Total** | **$1,977** | **$3,953** |

As expenditure on asset maintenance is increased compared to the Business-as-Usual scenario, the Operating Performance Ratio remains above the benchmark in 2022/2023 and in future years. This projected performance does not allow for significant unanticipated adverse variations to operating income and expenditure in the early years of the plan. Under this scenario the service level provided to the community will improve as assets are maintained in line with requirements.

As noted below in the Risk Management and Sensitivity Analysis section, a key risk to the achievement of this scenario is that actual cost of construction in the capital works plan is significantly higher than what has been estimated in this scenario. The capital works program will require regular monitoring and quarterly reporting to Council to enable action to be taken by Council in a timely manner to address variations from planned expenditure.

The following tables summarise the financial position and the key performance indicators under this scenario.



CL22.261 - Attachment 6

Summary of Financial Performance – Enhanced Maintenance Scenario

| | 2022/23 | 2023/24 | 2024/25 | 2025/26 | 2026/27 | 2027/28 | 2028/29 | 2029/30 | 2030/31 | 2031/32 |
|---|---|---|---|---|---|---|---|---|---|---|
| | ($,000s) | ($,000s) | ($,000s) | ($,000s) | ($,000s) | ($,000s) | ($,000s) | ($,000s) | ($,000s) | ($,000s) |
| **Summary of Operating Position** | | | | | | | | | | |
| Total income from continuing operations | 326,522 | 315,663 | 329,370 | 326,994 | 337,553 | 351,815 | 362,162 | 369,339 | 380,695 | 390,578 |
| Total expenses from continuing operations | 280,496 | 291,294 | 300,821 | 308,624 | 315,603 | 322,341 | 329,870 | 337,510 | 345,061 | 352,397 |
| **Net Result** | **46,026** | **24,369** | **28,549** | **18,370** | **21,950** | **29,474** | **32,292** | **31,829** | **35,634** | **38,181** |
| **Net Result before grants and contributions provided for capital purposes** | **5,656** | **4,631** | **5,471** | **7,181** | **9,784** | **12,852** | **15,536** | **18,795** | **22,411** | **26,013** |
| **Summary of Financial Position** | | | | | | | | | | |
| Current assets | 164,496 | 165,942 | 162,340 | 151,996 | 155,320 | 152,980 | 154,578 | 154,666 | 151,483 | 157,075 |
| Non-current assets | 3,648,272 | 3,666,354 | 3,690,206 | 3,699,444 | 3,702,568 | 3,721,966 | 3,742,822 | 3,761,181 | 3,778,386 | 3,792,684 |
| **Total Assets** | **3,812,768** | **3,832,296** | **3,852,546** | **3,851,440** | **3,857,888** | **3,874,946** | **3,897,400** | **3,915,847** | **3,929,869** | **3,949,759** |
| Current liabilities | 96,382 | 99,531 | 100,697 | 100,409 | 100,126 | 100,556 | 101,472 | 103,013 | 98,759 | 77,954 |
| Non-current liabilities | 188,269 | 182,329 | 174,970 | 157,941 | 144,935 | 134,357 | 125,926 | 113,386 | 98,469 | 103,486 |
| **Total Liabilities** | **284,651** | **281,860** | **275,667** | **258,350** | **245,061** | **234,913** | **227,398** | **216,399** | **197,228** | **181,440** |
| **Net Assets** | **3,528,117** | **3,550,436** | **3,576,879** | **3,593,090** | **3,612,827** | **3,640,033** | **3,670,002** | **3,699,448** | **3,732,641** | **3,768,319** |

## Key Performance Indicators – Enhanced Maintenance Scenario

| Indicator | Target | Fund | 2022/23 | 2023/24 | 2024/25 | 2025/26 | 2026/27 | 2027/28 | 2028/29 | 2029/30 | 2030/31 | 2031/32 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| **Local Government Industry Indicators** | | | | | | | | | | | | |
| Operating Performance Ratio | Greater than 0% | Consolidated | 2.0% | 1.6% | 1.8% | 2.3% | 3.0% | 3.8% | 4.5% | 5.3% | 6.1% | 6.9% |
| | | General | -0.1% | -0.6% | -0.5% | -0.2% | 0.4% | 1.0% | 1.5% | 2.1% | 2.7% | 3.3% |
| | | Water | -1.7% | -0.9% | -1.1% | -0.9% | -0.7% | 0.7% | 1.2% | 2.3% | 3.4% | 4.5% |
| | | Sewer | 11.6% | 11.5% | 12.7% | 13.3% | 14.1% | 15.0% | 15.7% | 16.4% | 17.2% | 17.8% |
| Own Source Operating Revenue Ratio | Greater than 60% | Consolidated | 81.3% | 87.2% | 86.6% | 89.9% | 89.8% | 88.8% | 88.9% | 90.0% | 90.1% | 90.4% |
| | | General | 81.7% | 87.9% | 87.0% | 90.7% | 90.5% | 89.4% | 89.5% | 90.7% | 90.8% | 91.1% |
| | | Water | 89.4% | 91.9% | 93.5% | 93.5% | 93.6% | 93.6% | 93.6% | 93.7% | 93.7% | 93.7% |
| | | Sewer | 95.8% | 95.8% | 95.8% | 95.8% | 95.8% | 95.8% | 95.8% | 95.8% | 95.8% | 95.8% |
| Unrestricted Current Ratio | Greater than 1.5 | Consolidated | 2.00 | 1.97 | 2.08 | 1.97 | 2.00 | 1.89 | 1.89 | 1.67 | 1.67 | 2.36 |
| | | General | 2.00 | 1.97 | 2.08 | 1.97 | 2.00 | 1.89 | 1.89 | 1.67 | 1.67 | 2.36 |
| | | Water | 10.53 | 11.03 | 10.40 | 9.21 | 11.99 | 8.92 | 8.07 | 6.34 | 4.83 | 2.28 |
| | | Sewer | 2.52 | 2.74 | 2.45 | 2.40 | 2.48 | 2.54 | 2.46 | 2.67 | 2.61 | 9.00 |
| Debt Service Cover Ratio | Greater than 2.0 | Consolidated | 4.99 | 4.20 | 3.97 | 3.56 | 3.86 | 4.30 | 4.45 | 4.38 | 4.39 | 5.43 |
| | | General | 4.94 | 3.57 | 3.49 | 2.86 | 3.11 | 3.52 | 3.56 | 3.40 | 3.37 | 4.41 |
| | | Water | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt |
| | | Sewer | 2.83 | 3.24 | 3.46 | 3.60 | 3.92 | 4.31 | 4.75 | 4.94 | 5.14 | 5.34 |
| Debt Service Ratio | Less than 15% | Consolidated | 9.1% | 8.9% | 9.7% | 9.7% | 9.1% | 8.6% | 8.4% | 8.4% | 8.5% | 6.9% |
| | | General | 6.2% | 6.5% | 6.9% | 7.0% | 6.6% | 6.4% | 6.4% | 6.4% | 6.6% | 5.0% |
| | | Water | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt |
| | | Sewer | 16.3% | 14.3% | 13.6% | 13.2% | 12.3% | 11.3% | 10.4% | 10.1% | 9.8% | 9.5% |
| Rates, Annual Charges, Interest and Extra Charges Outstanding Percentage | Less than 10% | Consolidated | 8.9% | 8.5% | 8.3% | 8.1% | 7.9% | 7.7% | 7.5% | 7.4% | 7.3% | 7.1% |
| | | General | 8.0% | 7.9% | 7.8% | 7.7% | 7.6% | 7.6% | 7.5% | 7.4% | 7.3% | 7.2% |
| | | Water | 11.2% | 11.2% | 11.2% | 11.2% | 11.2% | 11.2% | 11.2% | 11.2% | 11.2% | 11.2% |
| | | Sewer | 10.8% | 9.9% | 9.1% | 8.5% | 8.1% | 7.7% | 7.3% | 7.1% | 6.8% | 6.6% |
| Cash Expense Cover Ratio | Greater than 3 months | Consolidated | 5.81 | 5.24 | 4.83 | 4.42 | 4.62 | 4.58 | 4.69 | 4.78 | 4.62 | 5.03 |
| | | General | 3.27 | 2.91 | 2.95 | 2.73 | 2.70 | 2.75 | 2.89 | 2.91 | 2.75 | 3.05 |
| | | Water | 18.14 | 15.74 | 14.91 | 12.23 | 12.55 | 11.59 | 10.93 | 10.85 | 11.00 | 10.26 |
| | | Sewer | 3.87 | 4.15 | 3.55 | 3.28 | 3.29 | 3.23 | 3.15 | 3.65 | 3.58 | 4.40 |

| Indicator | Target | Fund | 2022/23 | 2023/24 | 2024/25 | 2025/26 | 2026/27 | 2027/28 | 2028/29 | 2029/30 | 2030/31 | 2031/32 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| **Infrastructure Asset Performance Indicators** | | | | | | | | | | | | |
| Infrastructure Renewals Ratio | Greater than 100% | Consolidated | 100.8% | 59.8% | 52.7% | 54.2% | 68.3% | 61.1% | 77.3% | 82.1% | 84.7% | 85.0% |
| | | General | 124.6% | 70.8% | 57.2% | 51.1% | 64.2% | 62.2% | 73.7% | 85.4% | 86.0% | 82.9% |
| | | Water | 94.9% | 30.5% | 40.3% | 57.8% | 75.8% | 47.9% | 86.6% | 79.2% | 80.4% | 106.1% |
| | | Sewer | 41.8% | 48.4% | 48.1% | 60.3% | 74.8% | 66.2% | 81.3% | 75.4% | 83.7% | 77.6% |
| Infrastructure Backlog Ratio | Less than 2% | Consolidated | 2.6% | 2.6% | 2.5% | 2.4% | 2.3% | 2.3% | 1.3% | 1.4% | 1.4% | 1.4% |
| | | General | 3.2% | 3.1% | 3.0% | 2.9% | 2.7% | 2.6% | 1.2% | 1.3% | 1.3% | 1.3% |
| | | Water | 1.8% | 1.8% | 1.8% | 1.8% | 1.9% | 1.9% | 1.9% | 1.9% | 2.0% | 2.0% |
| | | Sewer | 1.2% | 1.2% | 1.3% | 1.3% | 1.3% | 1.3% | 1.3% | 1.3% | 1.4% | 1.4% |
| Asset Maintenance Ratio | Greater than 1x | Consolidated | 0.93 | 0.93 | 0.96 | 1.02 | 1.07 | 1.13 | 1.18 | 1.24 | 1.29 | 1.35 |
| | | General | 0.88 | 0.88 | 0.93 | 1.03 | 1.14 | 1.25 | 1.35 | 1.46 | 1.57 | 1.67 |
| | | Water | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 |
| | | Sewer | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 |
| Cost to bring assets to agreed service level | No Benchmark | Consolidated | 0.92% | 0.92% | 0.92% | 0.92% | 0.92% | 0.91% | 0.91% | 0.91% | 0.91% | 0.92% |
| | | General | 1.48% | 1.48% | 1.48% | 1.49% | 1.50% | 1.50% | 1.51% | 1.51% | 1.52% | 1.53% |
| | | Water | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% |
| | | Sewer | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% |

## ENHANCED MAINTENANCE AND RENEWAL SCENARIO

This scenario outlines the financial position of the Council if in addition to funding sufficient maintenance (as in the Enhanced Maintenance Scenario above), Council addresses the roads renewal backlog across the next 10 years. In doing so, this scenario eliminates roads that are in a poor and very poor condition.

We estimate that Council will need additional $38M/annum spend on the roads to address the backlog in road renewal treatments.

Same as in the previous scenario, the expenditure on asset maintenance is increased compared to the Business-as-Usual scenario, the Operating Performance Ratio, whilst still met, is very close to not meeting the benchmark in 2022/2023 and 2023/2024. This projected performance does not allow for significant unanticipated adverse variations to operating income and expenditure in those two years. The Ratio improves in the outer years.

With increased expenditure on asset renewal as well as asset maintenance, Council will progressively address its current infrastructure backlog and meet the benchmark over the period of the Plan.

With significant increased expenditure on asset maintenance and renewal, under this scenario Council will have liquidity concerns as the unrestricted current ratio and the cash expense cover ratio is not met over the period on the Plan.

Under this scenario, Council will need to undertake further borrowings to supplement its cashflow and will need to improve its operating income and expenditure position to enable servicing of increased borrowings. The Service Review Program will assist Council in determining the optimal and affordable mix of services to enable it to remain financially sustainable over the long-term.

As noted below in the Risk Management and Sensitivity Analysis section, a key risk to the achievement of this scenario is that actual cost of construction in the capital works plan is significantly higher than what has been estimated in this scenario. The capital works program will require regular monitoring and quarterly reporting to Council to enable action to be taken by Council in a timely manner to address variations from planned expenditure.

The following tables summarise the financial position and the key performance indicators under this scenario.



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Summary of Financial Performance – Enhanced Maintenance and Renewal Scenario

| | 2022/23 | 2023/24 | 2024/25 | 2025/26 | 2026/27 | 2027/28 | 2028/29 | 2029/30 | 2030/31 | 2031/32 |
|---|---|---|---|---|---|---|---|---|---|---|
| | ($,000s) | ($,000s) | ($,000s) | ($,000s) | ($,000s) | ($,000s) | ($,000s) | ($,000s) | ($,000s) | ($,000s) |
| **Summary of Operating Position** | | | | | | | | | | |
| Total income from continuing operations | 326,522 | 315,663 | 329,370 | 326,994 | 337,553 | 351,815 | 362,162 | 369,339 | 380,695 | 390,578 |
| Total expenses from continuing operations | 280,496 | 291,294 | 300,821 | 308,624 | 315,603 | 322,341 | 329,870 | 337,510 | 345,061 | 352,397 |
| **Net Result** | **46,026** | **24,369** | **28,549** | **18,370** | **21,950** | **29,474** | **32,292** | **31,829** | **35,634** | **38,181** |
| **Net Result before grants and contributions provided for capital purposes** | **5,656** | **4,631** | **5,471** | **7,181** | **9,784** | **12,852** | **15,536** | **18,795** | **22,411** | **26,013** |
| **Summary of Financial Position** | | | | | | | | | | |
| Current assets | 164,496 | 126,802 | 83,082 | 31,617 | -7,209 | -52,752 | -95,437 | -140,740 | -190,448 | -232,544 |
| Non-current assets | 3,648,272 | 3,705,494 | 3,769,464 | 3,819,823 | 3,865,097 | 3,927,698 | 3,992,837 | 4,056,587 | 4,120,317 | 4,182,303 |
| **Total Assets** | **3,812,768** | **3,832,296** | **3,852,546** | **3,851,440** | **3,857,888** | **3,874,946** | **3,897,400** | **3,915,847** | **3,929,869** | **3,949,759** |
| Current liabilities | 96,382 | 99,531 | 100,697 | 100,409 | 100,126 | 100,556 | 101,472 | 103,013 | 98,759 | 77,954 |
| Non-current liabilities | 188,269 | 182,329 | 174,970 | 157,941 | 144,935 | 134,357 | 125,926 | 113,386 | 98,469 | 103,486 |
| **Total Liabilities** | **284,651** | **281,860** | **275,667** | **258,350** | **245,061** | **234,913** | **227,398** | **216,399** | **197,228** | **181,440** |
| **Net Assets** | **3,528,117** | **3,550,436** | **3,576,879** | **3,593,090** | **3,612,827** | **3,640,033** | **3,670,002** | **3,699,448** | **3,732,641** | **3,768,319** |

## Key Performance Indicators – Enhanced Maintenance and Renewal Scenario

| Indicator | Target | Fund | 2022/23 | 2023/24 | 2024/25 | 2025/26 | 2026/27 | 2027/28 | 2028/29 | 2029/30 | 2030/31 | 2031/32 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| **Local Government Industry Indicators** | | | | | | | | | | | | |
| Operating Performance Ratio | Greater than 0% | Consolidated | 2.0% | 1.6% | 1.8% | 2.3% | 3.0% | 3.8% | 4.5% | 5.3% | 6.1% | 6.9% |
| | | General | -0.1% | -0.6% | -0.5% | -0.2% | 0.4% | 1.0% | 1.5% | 2.1% | 2.7% | 3.3% |
| | | Water | -1.7% | -0.9% | -1.1% | -0.9% | -0.7% | 0.7% | 1.2% | 2.3% | 3.4% | 4.5% |
| | | Sewer | 11.6% | 11.5% | 12.7% | 13.3% | 14.1% | 15.0% | 15.7% | 16.4% | 17.2% | 17.8% |
| Own Source Operating Revenue Ratio | Greater than 60% | Consolidated | 81.3% | 87.2% | 86.6% | 89.9% | 89.8% | 88.8% | 88.9% | 90.0% | 90.1% | 90.4% |
| | | General | 81.7% | 87.9% | 87.0% | 90.7% | 90.5% | 89.4% | 89.5% | 90.7% | 90.8% | 91.1% |
| | | Water | 89.4% | 91.9% | 93.5% | 93.5% | 93.6% | 93.6% | 93.6% | 93.7% | 93.7% | 93.7% |
| | | Sewer | 95.8% | 95.8% | 95.8% | 95.8% | 95.8% | 95.8% | 95.8% | 95.8% | 95.8% | 95.8% |
| Unrestricted Current Ratio | Greater than 1.5 | Consolidated | 2.00 | 1.05 | 0.24 | -0.80 | -1.78 | -2.82 | -3.79 | -4.32 | -5.26 | -9.13 |
| | | General | 2.00 | 1.05 | 0.24 | -0.80 | -1.78 | -2.82 | -3.79 | -4.32 | -5.26 | -9.13 |
| | | Water | 10.53 | 11.03 | 10.40 | 9.21 | 11.99 | 8.92 | 8.07 | 6.34 | 4.83 | 2.28 |
| | | Sewer | 2.52 | 2.74 | 2.45 | 2.40 | 2.48 | 2.54 | 2.46 | 2.67 | 2.61 | 9.00 |
| Debt Service Cover Ratio | Greater than 2.0 | Consolidated | 4.99 | 4.20 | 3.97 | 3.56 | 3.86 | 4.30 | 4.45 | 4.38 | 4.39 | 5.43 |
| | | General | 4.94 | 3.57 | 3.49 | 2.86 | 3.11 | 3.52 | 3.56 | 3.40 | 3.37 | 4.41 |
| | | Water | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt |
| | | Sewer | 2.83 | 3.24 | 3.46 | 3.60 | 3.92 | 4.31 | 4.75 | 4.94 | 5.14 | 5.34 |
| Debt Service Ratio | Less than 15% | Consolidated | 9.1% | 8.9% | 9.7% | 9.7% | 9.1% | 8.6% | 8.4% | 8.4% | 8.5% | 6.9% |
| | | General | 6.2% | 6.5% | 6.9% | 7.0% | 6.6% | 6.4% | 6.4% | 6.4% | 6.6% | 5.0% |
| | | Water | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt | No Debt |
| | | Sewer | 16.3% | 14.3% | 13.6% | 13.2% | 12.3% | 11.3% | 10.4% | 10.1% | 9.8% | 9.5% |
| Rates, Annual Charges, Interest and Extra Charges Outstanding Percentage | Less than 10% | Consolidated | 8.9% | 8.5% | 8.3% | 8.1% | 7.9% | 7.7% | 7.5% | 7.4% | 7.3% | 7.1% |
| | | General | 8.0% | 7.9% | 7.8% | 7.7% | 7.6% | 7.6% | 7.5% | 7.4% | 7.3% | 7.2% |
| | | Water | 11.2% | 11.2% | 11.2% | 11.2% | 11.2% | 11.2% | 11.2% | 11.2% | 11.2% | 11.2% |
| | | Sewer | 10.8% | 9.9% | 9.1% | 8.5% | 8.1% | 7.7% | 7.3% | 7.1% | 6.8% | 6.6% |
| Cash Expense Cover Ratio | Greater than 3 months | Consolidated | 5.81 | 3.21 | 0.89 | -1.40 | -3.08 | -4.99 | -6.66 | -8.30 | -10.12 | -11.68 |
| | | General | 3.27 | 0.96 | -0.84 | -2.88 | -4.71 | -6.44 | -8.00 | -9.64 | -11.39 | -12.96 |
| | | Water | 18.14 | 15.74 | 14.91 | 12.23 | 12.55 | 11.59 | 10.93 | 10.85 | 11.00 | 10.26 |
| | | Sewer | 3.87 | 4.15 | 3.55 | 3.28 | 3.29 | 3.23 | 3.15 | 3.65 | 3.58 | 4.40 |

| Indicator | Target | Fund | 2022/23 | 2023/24 | 2024/25 | 2025/26 | 2026/27 | 2027/28 | 2028/29 | 2029/30 | 2030/31 | 2031/32 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| **Infrastructure Asset Performance Indicators** | | | | | | | | | | | | |
| Infrastructure Renewals Ratio | Greater than 100% | Consolidated | 100.8% | 117.0% | 109.3% | 110.3% | 123.9% | 116.1% | 131.8% | 136.1% | 138.1% | 137.8% |
| | | General | 124.6% | 163.0% | 148.5% | 141.5% | 153.7% | 150.8% | 161.4% | 172.3% | 172.0% | 168.1% |
| | | Water | 94.9% | 30.5% | 40.3% | 57.8% | 75.8% | 47.9% | 86.6% | 79.2% | 80.4% | 106.1% |
| | | Sewer | 41.8% | 48.4% | 48.1% | 60.3% | 74.8% | 66.2% | 81.3% | 75.4% | 83.7% | 77.6% |
| Infrastructure Backlog Ratio | Less than 2% | Consolidated | 2.6% | 2.5% | 2.4% | 2.3% | 2.2% | 2.1% | 1.2% | 1.3% | 1.3% | 1.3% |
| | | General | 3.2% | 3.0% | 2.9% | 2.7% | 2.6% | 2.4% | 1.1% | 1.1% | 1.1% | 1.1% |
| | | Water | 1.8% | 1.8% | 1.8% | 1.8% | 1.9% | 1.9% | 1.9% | 1.9% | 2.0% | 2.0% |
| | | Sewer | 1.2% | 1.2% | 1.3% | 1.3% | 1.3% | 1.3% | 1.3% | 1.3% | 1.4% | 1.4% |
| Asset Maintenance Ratio | Greater than 1x | Consolidated | 0.93 | 0.93 | 0.96 | 1.02 | 1.07 | 1.13 | 1.18 | 1.24 | 1.29 | 1.35 |
| | | General | 0.88 | 0.88 | 0.93 | 1.03 | 1.14 | 1.25 | 1.35 | 1.46 | 1.57 | 1.67 |
| | | Water | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 |
| | | Sewer | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 |
| Cost to bring assets to agreed service level | No Benchmark | Consolidated | 0.92% | 0.92% | 0.91% | 0.90% | 0.89% | 0.89% | 0.88% | 0.87% | 0.87% | 0.86% |
| | | General | 1.48% | 1.48% | 1.46% | 1.45% | 1.44% | 1.43% | 1.41% | 1.40% | 1.40% | 1.39% |
| | | Water | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% |
| | | Sewer | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% | 0.01% |

# RISKS MANAGMENT AND SENSITIVITY ANALYSIS

## RISKS

The following risks have been identified as the major threats to the successful outcomes of implementing the Long Term Financial Plan.

### Certainty of Revenue Streams

Projections of revenue streams over the period of the Long Term Financial Plan are based upon historical trends, anticipated economic conditions, planned pricing, known grants and current statutory prices.

Furthermore, the rates increase has been assumed to be the rate peg at 2.5% from 2023/24 onwards, plus growth of 0.5%.

### Expenditure Estimates

During the preparation period of this LTFP there were significant inflationary pressures being experienced nation-wide. The inflationary pressures were assumed to be mostly due to supply constraints and international affairs. Projections for operating expenditure from 2023/4 onwards is based on the assumption that CPI will return to Reserve Bank of Australia target of 2-3%. Extended periods of higher inflation remains a risk to the accuracy of operating expenditure projections.

Interest rates on borrowings that are significantly above the assumed rates will impact the plan. As noted above, during the preparation of this plan there were significant inflationary pressures resulting in an increase in interest rates increasing from a record low base. This plan assumes that the interest rates on borrowings will rise to a historical trend of 4%. It should be noted however that current borrowings that Council has committed to include low interest borrowings organised through TCorp, supported by the State Government. Low interest borrowings include a cost sharing arrangement with the State Government bearing responsibility for 50% of interest costs. Council is therefore partly protected from full impact of future increases in interest on borrowings.

Capital expenditure estimates are based upon best information at hand during the planning of the projects. Further detailed planning, including design and cost estimation, and significant increases in construction costs may result in capital expenditure that is significantly different to that outlined in the Long Term Financial Plan.

Cost of construction for future capital works is assumed to increase based on projected indexation of 2-3%, in line with the Reserve Bank of Australia CPI target range. Higher costs of construction then projected is a significant risk and a major risk to the accuracy of the projected financial position for Council.

The outcome of service reviews undertaken in line with Integrated Planning and Reporting requirements may impact assumptions and will need to be captured in future reviews of this Plan.

### Impairment and Early Deterioration of Assets

Council maintains current asset management plans that outlines the sustainable and responsible management of assets. The planned treatment of assets for renewals and replacement is based upon the predicted lifecycle of the assets. However, there is a range of variability amongst asset groups, and despite routine inspections, assets can deteriorate faster than the projected lifecycle, requiring earlier treatment of assets – that is, early deterioration of assets.

Earlier deterioration of assets is a threat to the planned expenditure on assets, and while mostly immaterial, can be significant depending upon the replacement value and criticality of the asset.

Furthermore, events such as disasters can impact significantly upon assets, which results in the need to impair the asset (right down the value of the asset). If the impairment of the assets is significant to require the replacement or renewal, the expenditure will not be included in the Long Term Financial Plan. Although Council is funded under



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certain circumstances for disasters, there is a significant risk that Council will need to fund all or at least majority of the replacement cost.

### Section 7.11 Cash Reserves

Council has prepared the Contributions Plan in line with projected development. However, actual development may occur at different timing, and construction of assets triggered by development may be necessary without required funding available in the Section 7.11 cash reserve.

Council continues to review Section 7.11 plans to ensure cash flow is consistent with the timing of planned capital works programs. Plans are assessed for cash shortfalls and if required other funding sources identified.

The Section 7.11 cap placed on contributions from developers and the removal of some infrastructure (non-essential) able to be funded through Section 7.11 has made delivering Greenfield sites challenging.

## SENSITIVITY ANALYSIS

The following assessment has been completed upon the major assumptions included in the preparation of the Long Term Financial Plan. The tables below indicates the impact to the relevant financial element due to a change in an assumption included in the Plan.

| Financial Element | Change | Impact |
|---|---|---|
| **Revenue** | | |
| Rates and Annual Charges | Reduction in the rates by 1% | -1,677,000 |
| User Charges and Fees | Reduction on charges and fees by 1% | -906,000 |
| Investment Interest | Interest rate increased by 1% | 1,588,000 |
| **Operating Expenditure** | | |
| Employee benefits | Employee costs increase by 1% higher | 943,000 |
| Materials and contracts | Costs increase by 1% higher | 913,000 |
| **Capital Expenditure** | | |
| Total construction costs | Costs increase by 1% higher | 2,370,000 |

CL22.261 - Attachment 6

## PERFORMANCE MONITORING

Our Council will review the Long Term Financial plan on an annual basis in line with the annual review of the Delivery Program and Operational Plan. This review will include an assessment of the previous year's performance to determine whether estimates were accurate, and assumptions were appropriate. Adjustments will be made if required.

The assessment of performance will be based upon a range of financial indicators that are reported to the Council through the Quarterly Budget Review Statement and the Annual Financial Statements.

The Quarterly Budget Review Statement provides a summary of Council's financial position to the Council, so that budgetary adjustments may be made, if necessary. It is the mechanism by which community and councillors are informed of progress against Operational Plan (original budget) and last revised budget.

The Annual Financial Statements presents the council's operating results and financial position for the year, including schedules that report on key performance indicators, including measures to assess the long-term financial sustainability of the council.

Council will monitor and report against the following indicators:

- Operating Performance Ratio
- Own Source Revenue Ratio
- Building and Infrastructure Asset Renewal Ratio
- Infrastructure Backlog Ratio
- Asset Maintenance Ratio
- Debt Service Ratio
- Debt Service Cover Ratio
- Unrestricted Current Ratio
- Rates & Outstanding Charges Ratio
- Cash Expense Cover Ratio
- Available Working Capital

In accordance with the Liquidity Contingency Plan, Following Liquidity Ratios will be reported on a monthly basis:

- Unrestricted Current Ratio
- Cash Expense Cover Ratio
- Cash Expense Cover Ratio Excluding External Restrictions
- Unrestricted Cash Balance



CL22.261 - Attachment 6

# FINANCIAL STATEMENTS – BUSINESS AS USUAL SCENARIO

## STATEMENT OF COMPREHENSIVE INCOME - CONSOLIDATED

| INCOME STATEMENT - CONSOLIDATED | | | | | FORWARD PLAN | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| Balances as at 30 June | 2022/23 | 2023/24 | 2024/25 | 2025/26 | 2026/27 | 2027/28 | 2028/29 | 2029/30 | 2030/31 | 2031/32 |
| | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 |
| **Income from Continuing Operations** | | | | | | | | | | |
| ***Revenue:*** | | | | | | | | | | |
| Rates and Annual Charges | 167,655 | 173,730 | 179,580 | 185,014 | 190,612 | 196,377 | 202,317 | 208,434 | 214,735 | 221,224 |
| User Charges and Fees | 90,636 | 94,336 | 98,086 | 101,448 | 104,697 | 107,984 | 111,484 | 115,475 | 119,530 | 123,147 |
| Interest and Investment Revenue | 3,019 | 3,105 | 3,191 | 3,272 | 3,355 | 3,441 | 3,529 | 3,619 | 3,710 | 3,805 |
| Other Revenues | 4,058 | 4,169 | 4,284 | 4,391 | 4,501 | 4,614 | 4,729 | 4,847 | 4,968 | 5,092 |
| Grants and Contributions provided for Operating Purposes | 20,784 | 20,585 | 21,151 | 21,680 | 22,222 | 22,777 | 23,347 | 23,930 | 24,529 | 25,142 |
| Grants and Contributions provided for Capital Purposes | 40,370 | 19,738 | 23,078 | 11,189 | 12,166 | 16,622 | 16,756 | 13,034 | 13,223 | 12,168 |
| **Total Income from Continuing Operations** | **326,522** | **315,663** | **329,370** | **326,994** | **337,553** | **351,815** | **362,162** | **369,339** | **380,695** | **390,578** |
| **Expenses from Continuing Operations** | | | | | | | | | | |
| Employee Benefits and On-Costs | 93,076 | 94,111 | 95,979 | 97,888 | 99,835 | 101,821 | 103,846 | 105,912 | 108,019 | 110,167 |
| Borrowing Costs | 6,150 | 6,190 | 5,971 | 5,743 | 5,196 | 4,786 | 4,494 | 4,287 | 3,965 | 3,423 |
| Materials and Contracts | 90,593 | 94,077 | 97,524 | 100,985 | 104,316 | 107,395 | 110,780 | 114,199 | 117,665 | 121,098 |
| Depreciation and Amortisation | 75,135 | 78,970 | 80,935 | 83,088 | 84,818 | 86,371 | 88,237 | 90,041 | 91,767 | 93,478 |
| Other Expenses | 15,542 | 15,969 | 16,408 | 16,819 | 17,239 | 17,669 | 18,111 | 18,564 | 19,029 | 19,505 |
| Fair value decrement on investment property | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Total Expenses from Continuing Operations** | **280,496** | **289,317** | **296,817** | **304,523** | **311,404** | **318,042** | **325,468** | **333,003** | **340,445** | **347,671** |
| **Net Operating Result** | **46,026** | **26,346** | **32,553** | **22,471** | **26,149** | **33,773** | **36,694** | **36,336** | **40,250** | **42,907** |
| **Net Operating Result before grants and contributions provided for capital purposes** | **5,656** | **6,608** | **9,475** | **11,282** | **13,983** | **17,151** | **19,938** | **23,302** | **27,027** | **30,739** |



CL22.261 - Attachment 6

## STATEMENT OF FINANCIAL POSITION - CONSOLIDATED

| STATEMENT OF FINANCIAL POSITION - CONSOLIDATED | | | | | FORWARD PLAN | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| Balances as at 30 June | 2022/23 | 2023/24 | 2024/25 | 2025/26 | 2026/27 | 2027/28 | 2028/29 | 2029/30 | 2030/31 | 2031/32 |
| | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 |
| **ASSETS** | | | | | | | | | | |
| **Current Assets** | | | | | | | | | | |
| Cash and Cash Equivalents | 60,250 | 57,673 | 68,074 | 66,831 | 72,354 | 71,313 | 72,312 | 66,907 | 63,340 | 63,658 |
| Investments | 77,775 | 83,775 | 73,775 | 68,775 | 70,775 | 73,775 | 78,775 | 88,775 | 93,775 | 103,775 |
| Receivables | 22,979 | 22,979 | 22,980 | 22,980 | 22,980 | 22,980 | 22,981 | 22,981 | 22,981 | 22,981 |
| Inventories | 2,562 | 2,562 | 2,562 | 2,562 | 2,562 | 2,562 | 2,562 | 2,562 | 2,562 | 2,562 |
| Other | 930 | 930 | 930 | 930 | 930 | 930 | 930 | 930 | 930 | 930 |
| **Total Current Assets** | **164,496** | **167,919** | **168,321** | **162,078** | **169,601** | **171,560** | **177,560** | **182,155** | **183,588** | **193,906** |
| **Non-Current Assets** | | | | | | | | | | |
| Investments | 6,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Receivables | 6,043 | 6,043 | 6,043 | 6,043 | 6,043 | 6,043 | 6,043 | 6,043 | 6,043 | 6,043 |
| Inventories | 6,289 | 6,073 | (916) | 3,342 | 1,113 | 4,001 | 2,941 | 1,795 | 1,513 | 471 |
| Infrastructure, Property, Plant & Equipment | 3,626,306 | 3,650,604 | 3,681,445 | 3,686,425 | 3,691,778 | 3,708,288 | 3,730,204 | 3,749,709 | 3,767,196 | 3,782,536 |
| Investment Property | 3,000 | 3,000 | 3,000 | 3,000 | 3,000 | 3,000 | 3,000 | 3,000 | 3,000 | 3,000 |
| Intangible Assets | 558 | 558 | 558 | 558 | 558 | 558 | 558 | 558 | 558 | 558 |
| Right of use assets | 76 | 76 | 76 | 76 | 76 | 76 | 76 | 76 | 76 | 76 |
| **Total Non-Current Assets** | **3,648,272** | **3,666,354** | **3,690,206** | **3,699,444** | **3,702,568** | **3,721,966** | **3,742,822** | **3,761,181** | **3,778,386** | **3,792,684** |
| **TOTAL ASSETS** | **3,812,768** | **3,834,273** | **3,858,527** | **3,861,522** | **3,872,169** | **3,893,526** | **3,920,382** | **3,943,336** | **3,961,974** | **3,986,590** |
| **LIABILITIES** | | | | | | | | | | |
| **Current Liabilities** | | | | | | | | | | |
| Payables | 30,868 | 30,868 | 30,868 | 30,868 | 30,868 | 30,868 | 30,868 | 30,868 | 30,868 | 30,868 |
| Income received in advance | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Contract liabilities | 11,638 | 11,638 | 11,638 | 11,638 | 11,638 | 11,638 | 11,638 | 11,638 | 11,638 | 11,638 |
| Lease liabilities | 83 | 83 | 83 | 83 | 83 | 83 | 83 | 83 | 83 | 83 |
| Borrowings | 18,428 | 21,577 | 22,743 | 22,455 | 22,172 | 22,602 | 23,518 | 25,059 | 20,805 | 0 |
| Employee benefit provision | 34,092 | 34,092 | 34,092 | 34,092 | 34,092 | 34,092 | 34,092 | 34,092 | 34,092 | 34,092 |
| Provisions | 1,273 | 1,273 | 1,273 | 1,273 | 1,273 | 1,273 | 1,273 | 1,273 | 1,273 | 1,273 |
| **Total Current Liabilities** | **96,382** | **99,531** | **100,697** | **100,409** | **100,126** | **100,556** | **101,472** | **103,013** | **98,759** | **77,954** |
| **Non-Current Liabilities** | | | | | | | | | | |
| Borrowings | 182,108 | 176,168 | 168,809 | 151,780 | 138,774 | 128,196 | 119,765 | 107,225 | 92,308 | 97,325 |
| Employee benefit provision | 1,162 | 1,162 | 1,162 | 1,162 | 1,162 | 1,162 | 1,162 | 1,162 | 1,162 | 1,162 |
| Provisions | 4,999 | 4,999 | 4,999 | 4,999 | 4,999 | 4,999 | 4,999 | 4,999 | 4,999 | 4,999 |
| **Total Non-Current Liabilities** | **188,269** | **182,329** | **174,970** | **157,941** | **144,935** | **134,357** | **125,926** | **113,386** | **98,469** | **103,486** |
| **TOTAL LIABILITIES** | **284,651** | **281,860** | **275,667** | **258,350** | **245,061** | **234,913** | **227,398** | **216,399** | **197,228** | **181,440** |
| **NET ASSETS** | **3,528,117** | **3,552,413** | **3,582,860** | **3,603,172** | **3,627,108** | **3,658,613** | **3,692,984** | **3,726,937** | **3,764,746** | **3,805,150** |
| **EQUITY** | | | | | | | | | | |
| Retained Earnings | 1,727,221 | 1,751,517 | 1,781,964 | 1,802,276 | 1,826,212 | 1,857,717 | 1,892,088 | 1,926,041 | 1,963,850 | 2,004,254 |
| Revaluation Reserves | 1,800,896 | 1,800,896 | 1,800,896 | 1,800,896 | 1,800,896 | 1,800,896 | 1,800,896 | 1,800,896 | 1,800,896 | 1,800,896 |
| Other reserves | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **TOTAL EQUITY** | **3,528,117** | **3,552,413** | **3,582,860** | **3,603,172** | **3,627,108** | **3,658,613** | **3,692,984** | **3,726,937** | **3,764,746** | **3,805,150** |

## STATEMENT OF CASHFLOWS - CONSOLIDATED

| STATEMENT OF CASH FLOWS - CONSOLIDATED | | | | | FORWARD PLAN | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| Balances as at 30 June | **2022/23** | **2023/24** | **2024/25** | **2025/26** | **2026/27** | **2027/28** | **2028/29** | **2029/30** | **2030/31** | **2031/32** |
| | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 |
| **Cash Flows from Operating Activities** | | | | | | | | | | |
| ***Receipts:*** | | | | | | | | | | |
| Rates and Annual Charges | 167,655 | 173,730 | 179,580 | 185,014 | 190,612 | 196,377 | 202,317 | 208,434 | 214,735 | 221,224 |
| User Charges and Fees | 90,635 | 94,336 | 98,086 | 101,448 | 104,697 | 107,984 | 111,484 | 115,475 | 119,530 | 123,147 |
| Interest and Investment Revenue | 3,019 | 3,105 | 3,191 | 3,272 | 3,355 | 3,441 | 3,529 | 3,619 | 3,710 | 3,805 |
| Grants and Contributions | 61,154 | 40,323 | 44,229 | 32,869 | 34,388 | 39,399 | 40,103 | 36,964 | 37,752 | 37,310 |
| Other Revenues | 4,058 | 4,169 | 4,284 | 4,391 | 4,501 | 4,614 | 4,729 | 4,847 | 4,968 | 5,092 |
| ***Payments:*** | | | | | | | | | | |
| Employee Benefits and On-Costs | (93,075) | (94,111) | (95,979) | (97,888) | (99,835) | (101,821) | (103,846) | (105,912) | (108,019) | (110,167) |
| Borrowing Costs | (6,150) | (6,190) | (5,971) | (5,743) | (5,196) | (4,786) | (4,494) | (4,287) | (3,965) | (3,423) |
| Materials and Contracts | (90,593) | (94,077) | (97,524) | (100,985) | (104,316) | (107,395) | (110,780) | (114,199) | (117,665) | (121,098) |
| Other Expenses | (15,542) | (15,969) | (16,409) | (16,819) | (17,239) | (17,669) | (18,112) | (18,564) | (19,029) | (19,505) |
| **Net Cash Provided from Operating Activities** | **121,161** | **105,316** | **113,487** | **105,559** | **110,967** | **120,144** | **124,930** | **126,377** | **132,017** | **136,385** |
| **Cash Flows from Investing Activities** | | | | | | | | | | |
| ***Receipts:*** | | | | | | | | | | |
| Sale of Investment Securities | 69,000 | 0 | 10,000 | 5,000 | 0 | 2,000 | 0 | 0 | 0 | 0 |
| Sale of Real Estate | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Sale of Infrastructure, Property, Plant & Equipment | 4,900 | 4,357 | 10,705 | 11,238 | 6,156 | 2,615 | 5,069 | 5,972 | 4,102 | 3,577 |
| Other | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Deferred debtors receipts | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| ***Payments:*** | | | | | | | | | | |
| Purchase of Investment Securities | 0 | 0 | 0 | 0 | 0 | 7,000 | 5,000 | 10,000 | 5,000 | 10,000 |
| Purchase of Infrastructure, Property, Plant & Equipment | (237,019) | (105,892) | (114,632) | (91,146) | (93,259) | (106,044) | (113,431) | (112,866) | (112,779) | (111,741) |
| Purchase of Real Estate Assets | (9,920) | (4,141) | (3,716) | (15,496) | (3,927) | (5,503) | (4,009) | (4,826) | (3,820) | (2,535) |
| **Net Cash Provided from Investing Activities** | **(170,066)** | **(103,052)** | **(94,787)** | **(87,326)** | **(89,942)** | **(108,769)** | **(114,093)** | **(118,400)** | **(113,972)** | **(117,776)** |
| **Cash Flows from Financing Activities** | | | | | | | | | | |
| ***Receipts:*** | | | | | | | | | | |
| Proceeds from Borrowings & Advances | 21,080 | 15,637 | 15,384 | 5,426 | 9,166 | 12,024 | 15,087 | 12,519 | 5,888 | 5,017 |
| ***Payments:*** | | | | | | | | | | |
| Repayment of borrowings & Advances | (18,129) | (18,428) | (21,577) | (22,743) | (22,455) | (22,172) | (22,602) | (23,518) | (25,059) | (20,805) |
| **Net Cash Provided from Financing Activities** | **2,951** | **(2,791)** | **(6,193)** | **(17,317)** | **(13,289)** | **(10,148)** | **(7,515)** | **(10,999)** | **(19,171)** | **(15,788)** |
| **Net Increase/(Decrease) in Cash & Cash Equivalents** | **(45,954)** | **(527)** | **12,507** | **916** | **7,736** | **1,227** | **3,322** | **(3,022)** | **(1,126)** | **2,821** |
| Plus: **Cash & Equivalents - beginning of year** | 108,199 | 60,250 | 57,673 | 68,074 | 66,831 | 72,354 | 71,313 | 72,312 | 66,907 | 63,340 |
| **Cash & Equivalents - end of year** | **62,245** | **59,723** | **70,180** | **68,990** | **74,567** | **73,581** | **74,635** | **69,290** | **65,781** | **66,161** |

## STATEMENT OF COMPREHENSIVE INCOME – GENERAL FUND

| INCOME STATEMENT - GENERAL FUND | | | | | FORWARD PLAN | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| Balances as at 30 June | 2022/23 | 2023/24 | 2024/25 | 2025/26 | 2026/27 | 2027/28 | 2028/29 | 2029/30 | 2030/31 | 2031/32 |
| | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 |
| **Income from Continuing Operations** | | | | | | | | | | |
| ***Revenue:*** | | | | | | | | | | |
| Rates and Annual Charges | 114,726 | 119,075 | 123,143 | 126,879 | 130,727 | 134,690 | 138,773 | 142,978 | 147,309 | 151,770 |
| User Charges and Fees | 63,399 | 65,704 | 68,371 | 70,615 | 72,703 | 74,786 | 77,035 | 79,728 | 82,434 | 84,651 |
| Interest and Investment Revenue | 3,803 | 3,910 | 4,018 | 4,119 | 4,223 | 4,330 | 4,439 | 4,551 | 4,666 | 4,784 |
| Other Revenues | 4,052 | 4,163 | 4,278 | 4,385 | 4,494 | 4,607 | 4,722 | 4,840 | 4,961 | 5,085 |
| Internal Revenue | 60,323 | 61,982 | 63,686 | 65,278 | 66,910 | 68,583 | 70,298 | 72,055 | 73,856 | 75,703 |
| Grants and Contributions provided for Operating Purposes | 20,784 | 20,585 | 21,151 | 21,680 | 22,222 | 22,777 | 23,347 | 23,930 | 24,529 | 25,142 |
| Grants and Contributions provided for Capital Purposes | 34,306 | 14,423 | 18,198 | 6,162 | 6,989 | 11,290 | 11,263 | 7,376 | 7,396 | 6,166 |
| **Total Income from Continuing Operations** | **301,393** | **289,842** | **302,845** | **299,118** | **308,268** | **321,063** | **329,877** | **335,458** | **345,151** | **353,301** |
| **Expenses from Continuing Operations** | | | | | | | | | | |
| Employee Benefits and On-Costs | 78,372 | 79,139 | 80,723 | 82,338 | 83,986 | 85,667 | 87,381 | 89,130 | 90,914 | 92,733 |
| Borrowing Costs | 2,790 | 3,015 | 3,064 | 3,060 | 2,739 | 2,541 | 2,446 | 2,426 | 2,299 | 1,959 |
| Materials and Contracts | 72,584 | 74,931 | 77,448 | 79,945 | 82,331 | 84,688 | 87,133 | 89,714 | 92,328 | 94,870 |
| Depreciation and Amortisation | 48,031 | 50,625 | 51,841 | 53,155 | 54,083 | 55,079 | 56,164 | 57,304 | 58,364 | 59,373 |
| Other Expenses | 15,695 | 16,127 | 16,570 | 16,985 | 17,409 | 17,844 | 18,290 | 18,748 | 19,216 | 19,697 |
| Internal Expenses | 49,800 | 51,155 | 52,562 | 53,876 | 55,223 | 56,603 | 58,018 | 59,469 | 60,955 | 62,479 |
| Fair value decrement on investment property | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Total Expenses from Continuing Operations** | **267,272** | **274,992** | **282,208** | **289,359** | **295,771** | **302,422** | **309,432** | **316,791** | **324,076** | **331,111** |
| **Net Operating Result** | **34,121** | **14,850** | **20,637** | **9,759** | **12,497** | **18,641** | **20,445** | **18,667** | **21,075** | **22,190** |
| **Net Operating Result before grants and contributions provided for capital purposes** | **(185)** | **427** | **2,439** | **3,597** | **5,508** | **7,351** | **9,182** | **11,291** | **13,679** | **16,024** |



CL22.261 - Attachment 6

## STATEMENT OF FINANCIAL POSITION – GENERAL FUND

| STATEMENT OF FINANCIAL POSITION - GENERAL FUND | | | | | FORWARD PLAN | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| Balances as at 30 June | 2022/23 | 2023/24 | 2024/25 | 2025/26 | 2026/27 | 2027/28 | 2028/29 | 2029/30 | 2030/31 | 2031/32 |
| | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 |
| **ASSETS** | | | | | | | | | | |
| **Current Assets** | | | | | | | | | | |
| Cash and Cash Equivalents | 32,714 | 31,281 | 38,526 | 39,507 | 44,431 | 43,718 | 45,501 | 37,547 | 32,922 | 30,854 |
| Investments | 50,495 | 54,068 | 54,068 | 54,068 | 54,068 | 59,068 | 64,068 | 74,068 | 79,068 | 89,068 |
| Receivables | 13,692 | 13,692 | 13,693 | 13,693 | 13,693 | 13,693 | 13,694 | 13,694 | 13,694 | 13,694 |
| Inventories | 1,355 | 1,355 | 1,355 | 1,355 | 1,355 | 1,355 | 1,355 | 1,355 | 1,355 | 1,355 |
| Other | 930 | 930 | 930 | 930 | 930 | 930 | 930 | 930 | 930 | 930 |
| **Total Current Assets** | **99,186** | **101,326** | **108,572** | **109,553** | **114,477** | **118,764** | **125,548** | **127,594** | **127,969** | **135,901** |
| **Non-Current Assets** | | | | | | | | | | |
| Investments | 3,573 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Receivables | 4,499 | 4,499 | 4,499 | 4,499 | 4,499 | 4,499 | 4,499 | 4,499 | 4,499 | 4,499 |
| Inventories | 6,289 | 6,073 | (916) | 3,342 | 1,113 | 4,001 | 2,941 | 1,795 | 1,513 | 471 |
| Infrastructure, Property, Plant & Equipment | 2,577,243 | 2,594,594 | 2,613,826 | 2,606,297 | 2,607,970 | 2,614,256 | 2,626,223 | 2,637,939 | 2,644,893 | 2,649,750 |
| Investment Property | 3,000 | 3,000 | 3,000 | 3,000 | 3,000 | 3,000 | 3,000 | 3,000 | 3,000 | 3,000 |
| Intangible Assets | 475 | 475 | 475 | 475 | 475 | 475 | 475 | 475 | 475 | 475 |
| Right of use assets | 76 | 76 | 76 | 76 | 76 | 76 | 76 | 76 | 76 | 76 |
| **Total Non-Current Assets** | **2,595,155** | **2,608,717** | **2,620,960** | **2,617,689** | **2,617,133** | **2,626,307** | **2,637,214** | **2,647,784** | **2,654,456** | **2,658,271** |
| **TOTAL ASSETS** | **2,694,341** | **2,710,043** | **2,729,532** | **2,727,242** | **2,731,610** | **2,745,071** | **2,762,762** | **2,775,378** | **2,782,425** | **2,794,172** |
| **LIABILITIES** | | | | | | | | | | |
| **Current Liabilities** | | | | | | | | | | |
| Payables | 25,941 | 25,941 | 25,941 | 25,941 | 25,941 | 25,941 | 25,941 | 25,941 | 25,941 | 25,941 |
| Income received in advance | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Contract liabilities | 11,638 | 11,638 | 11,638 | 11,638 | 11,638 | 11,638 | 11,638 | 11,638 | 11,638 | 11,638 |
| Lease liabilities | 83 | 83 | 83 | 83 | 83 | 83 | 83 | 83 | 83 | 83 |
| Borrowings | 14,785 | 16,532 | 17,475 | 17,295 | 17,204 | 17,841 | 18,570 | 19,916 | 15,460 | 0 |
| Employee benefit provision | 34,092 | 34,092 | 34,092 | 34,092 | 34,092 | 34,092 | 34,092 | 34,092 | 34,092 | 34,092 |
| Provisions | 1,273 | 1,273 | 1,273 | 1,273 | 1,273 | 1,273 | 1,273 | 1,273 | 1,273 | 1,273 |
| **Total Current Liabilities** | **87,812** | **89,559** | **90,502** | **90,322** | **90,231** | **90,868** | **91,597** | **92,943** | **88,487** | **73,027** |
| **Non-Current Liabilities** | | | | | | | | | | |
| Borrowings | 106,645 | 105,750 | 103,659 | 91,790 | 83,752 | 77,935 | 74,452 | 67,055 | 57,483 | 62,500 |
| Employee benefit provision | 1,162 | 1,162 | 1,162 | 1,162 | 1,162 | 1,162 | 1,162 | 1,162 | 1,162 | 1,162 |
| Provisions | 4,999 | 4,999 | 4,999 | 4,999 | 4,999 | 4,999 | 4,999 | 4,999 | 4,999 | 4,999 |
| **Total Non-Current Liabilities** | **112,806** | **111,911** | **109,820** | **97,951** | **89,913** | **84,096** | **80,613** | **73,216** | **63,644** | **68,661** |
| **TOTAL LIABILITIES** | **200,618** | **201,470** | **200,322** | **188,273** | **180,144** | **174,964** | **172,210** | **166,159** | **152,131** | **141,688** |
| **NET ASSETS** | **2,493,723** | **2,508,573** | **2,529,210** | **2,538,969** | **2,551,466** | **2,570,107** | **2,590,552** | **2,609,219** | **2,630,294** | **2,652,484** |
| **EQUITY** | | | | | | | | | | |
| Retained Earnings | 1,050,643 | 1,065,493 | 1,086,130 | 1,095,889 | 1,108,386 | 1,127,027 | 1,147,472 | 1,166,139 | 1,187,214 | 1,209,404 |
| Revaluation Reserves | 1,443,080 | 1,443,080 | 1,443,080 | 1,443,080 | 1,443,080 | 1,443,080 | 1,443,080 | 1,443,080 | 1,443,080 | 1,443,080 |
| Other reserves | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **TOTAL EQUITY** | **2,493,723** | **2,508,573** | **2,529,210** | **2,538,969** | **2,551,466** | **2,570,107** | **2,590,552** | **2,609,219** | **2,630,294** | **2,652,484** |

## STATEMENT OF CASHFLOWS – GENERAL FUND

| STATEMENT OF CASH FLOWS - GENERAL FUND | | | | | FORWARD PLAN | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| Balances as at 30 June | **2022/23** | **2023/24** | **2024/25** | **2025/26** | **2026/27** | **2027/28** | **2028/29** | **2029/30** | **2030/31** | **2031/32** |
| | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 |
| **Cash Flows from Operating Activities** | | | | | | | | | | |
| ***Receipts:*** | | | | | | | | | | |
| Rates and Annual Charges | 114,726 | 119,075 | 123,143 | 126,879 | 130,727 | 134,690 | 138,773 | 142,978 | 147,309 | 151,770 |
| User Charges and Fees | 63,399 | 65,704 | 68,371 | 70,615 | 72,703 | 74,786 | 77,035 | 79,728 | 82,434 | 84,651 |
| Interest and Investment Revenue | 3,803 | 3,910 | 4,018 | 4,119 | 4,223 | 4,330 | 4,439 | 4,551 | 4,666 | 4,784 |
| Grants and Contributions | 55,090 | 35,008 | 39,349 | 27,842 | 29,211 | 34,067 | 34,610 | 31,306 | 31,925 | 31,308 |
| Other Revenues | 4,052 | 4,163 | 4,278 | 4,385 | 4,494 | 4,607 | 4,722 | 4,840 | 4,961 | 5,085 |
| Internal Revenue | 60,323 | 61,982 | 63,686 | 65,278 | 66,910 | 68,583 | 70,298 | 72,055 | 73,856 | 75,703 |
| ***Payments:*** | | | | | | | | | | |
| Employee Benefits and On-Costs | (78,372) | (79,139) | (80,723) | (82,338) | (83,986) | (85,667) | (87,381) | (89,130) | (90,914) | (92,733) |
| Borrowing Costs | (2,790) | (3,015) | (3,064) | (3,060) | (2,739) | (2,541) | (2,446) | (2,426) | (2,299) | (1,959) |
| Materials and Contracts | (72,584) | (74,931) | (77,448) | (79,945) | (82,331) | (84,688) | (87,133) | (89,714) | (92,328) | (94,870) |
| Waste Levy | (11,781) | (12,105) | (12,438) | (12,749) | (13,067) | (13,394) | (13,729) | (14,072) | (14,424) | (14,785) |
| Other Expenses | (3,914) | (4,022) | (4,133) | (4,236) | (4,342) | (4,450) | (4,562) | (4,676) | (4,792) | (4,912) |
| Internal Expenses | (49,800) | (51,155) | (52,562) | (53,876) | (55,223) | (56,603) | (58,018) | (59,469) | (60,955) | (62,479) |
| **Net Cash Provided from Operating Activities** | **82,152** | **65,475** | **72,477** | **62,914** | **66,580** | **73,720** | **76,608** | **75,971** | **79,439** | **81,563** |
| **Cash Flows from Investing Activities** | | | | | | | | | | |
| ***Receipts:*** | | | | | | | | | | |
| Sale of Investment Securities | 50,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Sale of Real Estate | 4,900 | 4,357 | 10,705 | 11,238 | 6,156 | 2,615 | 5,069 | 5,972 | 4,102 | 3,577 |
| Sale of Infrastructure, Property, Plant & Equipment | 2,753 | 2,397 | 2,623 | 2,840 | 2,844 | 2,913 | 3,021 | 3,058 | 3,256 | 2,647 |
| ***Payments:*** | | | | | | | | | | |
| Purchase of Investment Securities | 0 | 0 | 0 | 0 | 0 | (5,000) | (5,000) | (10,000) | (5,000) | (10,000) |
| Purchase of Infrastructure, Property, Plant & Equipment | (168,640) | (70,373) | (73,696) | (48,466) | (58,600) | (64,278) | (71,152) | (72,078) | (68,574) | (66,877) |
| Purchase of Real Estate Assets | (9,920) | (4,141) | (3,716) | (15,496) | (3,927) | (5,503) | (4,009) | (4,826) | (3,820) | (2,535) |
| **Net Cash Provided from Investing Activities** | **(120,907)** | **(67,760)** | **(64,084)** | **(49,884)** | **(53,527)** | **(69,253)** | **(72,071)** | **(77,874)** | **(70,036)** | **(73,188)** |
| **Cash Flows from Financing Activities** | | | | | | | | | | |
| ***Receipts:*** | | | | | | | | | | |
| Proceeds from Borrowings & Advances | 21,080 | 15,637 | 15,384 | 5,426 | 9,166 | 12,024 | 15,087 | 12,519 | 5,888 | 5,017 |
| ***Payments:*** | | | | | | | | | | |
| Repayment of borrowings & Advances | (13,832) | (14,785) | (16,532) | (17,475) | (17,295) | (17,204) | (17,841) | (18,570) | (19,916) | (15,460) |
| **Net Cash Provided from Financing Activities** | **7,248** | **852** | **(1,148)** | **(12,049)** | **(8,129)** | **(5,180)** | **(2,754)** | **(6,051)** | **(14,028)** | **(10,443)** |
| **Net Increase/(Decrease) in Cash & Cash Equivalents** | **(31,507)** | **(1,433)** | **7,245** | **981** | **4,924** | **(713)** | **1,783** | **(7,954)** | **(4,625)** | **(2,068)** |
| Plus: **Cash & Equivalents - beginning of year** | **64,221** | **32,714** | **31,281** | **38,526** | **39,507** | **44,431** | **43,718** | **45,501** | **37,547** | **32,922** |
| **Cash & Equivalents - end of year** | **32,714** | **31,281** | **38,526** | **39,507** | **44,431** | **43,718** | **45,501** | **37,547** | **32,922** | **30,854** |

## STATEMENT OF COMPREHENSIVE INCOME – WATER FUND

| INCOME STATEMENT - WATER FUND | | | | | FORWARD PLAN | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| Balances as at 30 June | 2022/23 | 2023/24 | 2024/25 | 2025/26 | 2026/27 | 2027/28 | 2028/29 | 2029/30 | 2030/31 | 2031/32 |
| | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 |
| **Income from Continuing Operations** | | | | | | | | | | |
| ***Revenue:*** | | | | | | | | | | |
| Rates and Annual Charges | 4,495 | 4,644 | 4,798 | 4,944 | 5,096 | 5,251 | 5,412 | 5,577 | 5,748 | 5,923 |
| User Charges and Fees | 23,109 | 24,327 | 25,282 | 26,272 | 27,301 | 28,370 | 29,481 | 30,636 | 31,837 | 33,085 |
| Interest and Investment Revenue | 959 | 911 | 878 | 900 | 923 | 947 | 971 | 996 | 1,021 | 1,047 |
| Other Revenues | 6 | 6 | 6 | 6 | 7 | 7 | 7 | 7 | 7 | 7 |
| Internal Revenue | 2,383 | 2,448 | 2,516 | 2,579 | 2,643 | 2,709 | 2,777 | 2,846 | 2,918 | 2,990 |
| Grants and Contributions provided for Operating Purposes | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Grants and Contributions provided for Capital Purposes | 3,664 | 2,843 | 2,334 | 2,404 | 2,476 | 2,550 | 2,627 | 2,706 | 2,787 | 2,871 |
| **Total Income from Continuing Operations** | **34,616** | **35,179** | **35,814** | **37,105** | **38,446** | **39,834** | **41,275** | **42,768** | **44,318** | **45,923** |
| **Expenses from Continuing Operations** | | | | | | | | | | |
| Employee Benefits and On-Costs | 6,565 | 6,696 | 6,830 | 6,967 | 7,106 | 7,248 | 7,393 | 7,541 | 7,692 | 7,846 |
| Borrowing Costs | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Materials and Contracts | 7,839 | 8,239 | 8,734 | 9,218 | 9,712 | 10,006 | 10,467 | 10,836 | 11,217 | 11,605 |
| Depreciation and Amortisation | 10,688 | 11,149 | 11,534 | 11,925 | 12,322 | 12,514 | 12,869 | 13,128 | 13,394 | 13,663 |
| Other Expenses | 38 | 39 | 40 | 41 | 42 | 43 | 44 | 45 | 47 | 48 |
| Internal Expenses | 6,346 | 6,520 | 6,700 | 6,867 | 7,039 | 7,215 | 7,395 | 7,580 | 7,769 | 7,964 |
| Fair value decrement on investment property | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Total Expenses from Continuing Operations** | **31,476** | **32,643** | **33,838** | **35,018** | **36,221** | **37,026** | **38,168** | **39,130** | **40,119** | **41,126** |
| **Net Operating Result** | **3,140** | **2,536** | **1,976** | **2,087** | **2,225** | **2,808** | **3,107** | **3,638** | **4,199** | **4,797** |
| **Net Operating Result before grants and contributions provided for capital purposes** | **(524)** | **(307)** | **(358)** | **(317)** | **(251)** | **258** | **480** | **932** | **1,412** | **1,926** |



CL22.261 - Attachment 6

## STATEMENT OF FINANCIAL POSITION – WATER FUND

| STATEMENT OF FINANCIAL POSITION - WATER FUND | | | | | FORWARD PLAN | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| Balances as at 30 June | 2022/23 | 2023/24 | 2024/25 | 2025/26 | 2026/27 | 2027/28 | 2028/29 | 2029/30 | 2030/31 | 2031/32 |
| | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 |
| **ASSETS** | | | | | | | | | | |
| **Current Assets** | | | | | | | | | | |
| Cash and Cash Equivalents | 16,851 | 14,295 | 19,184 | 17,594 | 18,009 | 17,733 | 17,082 | 17,557 | 18,575 | 17,536 |
| Investments | 25,342 | 26,954 | 16,954 | 11,954 | 13,954 | 11,954 | 11,954 | 11,954 | 11,954 | 11,954 |
| Receivables | 4,072 | 2,882 | 2,882 | 2,882 | 2,882 | 2,882 | 2,882 | 2,882 | 2,882 | 2,882 |
| Inventories | 1,207 | 1,207 | 1,207 | 1,207 | 1,207 | 1,207 | 1,207 | 1,207 | 1,207 | 1,207 |
| Other | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Total Current Assets** | **47,472** | **45,338** | **40,227** | **33,637** | **36,052** | **33,776** | **33,125** | **33,600** | **34,618** | **33,579** |
| **Non-Current Assets** | | | | | | | | | | |
| Investments | 1,612 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Receivables | 473 | 473 | 473 | 473 | 473 | 473 | 473 | 473 | 473 | 473 |
| Inventories | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Infrastructure, Property, Plant & Equipment | 400,126 | 405,937 | 412,540 | 420,721 | 420,023 | 424,586 | 427,810 | 430,426 | 433,046 | 438,307 |
| Investment Property | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Intangible Assets | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 30 | 30 |
| Right of use assets | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Total Non-Current Assets** | **402,241** | **406,440** | **413,043** | **421,224** | **420,526** | **425,089** | **428,313** | **430,929** | **433,549** | **438,810** |
| **TOTAL ASSETS** | **449,713** | **451,778** | **453,270** | **454,861** | **456,578** | **458,865** | **461,438** | **464,529** | **468,167** | **472,389** |
| **LIABILITIES** | | | | | | | | | | |
| **Current Liabilities** | | | | | | | | | | |
| Payables | 2,212 | 2,212 | 2,212 | 2,212 | 2,212 | 2,212 | 2,212 | 2,212 | 2,212 | 2,212 |
| Income received in advance | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Contract liabilities | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Lease liabilities | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Borrowings | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Employee benefit provision | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Provisions | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Total Current Liabilities** | **2,212** | **2,212** | **2,212** | **2,212** | **2,212** | **2,212** | **2,212** | **2,212** | **2,212** | **2,212** |
| **Non-Current Liabilities** | | | | | | | | | | |
| Borrowings | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Employee benefit provision | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Provisions | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Total Non-Current Liabilities** | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **TOTAL LIABILITIES** | **2,212** | **2,212** | **2,212** | **2,212** | **2,212** | **2,212** | **2,212** | **2,212** | **2,212** | **2,212** |
| **NET ASSETS** | **447,501** | **449,566** | **451,058** | **452,649** | **454,366** | **456,653** | **459,226** | **462,317** | **465,955** | **470,177** |
| **EQUITY** | | | | | | | | | | |
| Retained Earnings | 231,371 | 233,436 | 234,928 | 236,519 | 238,236 | 240,523 | 243,096 | 246,187 | 249,825 | 254,047 |
| Revaluation Reserves | 216,130 | 216,130 | 216,130 | 216,130 | 216,130 | 216,130 | 216,130 | 216,130 | 216,130 | 216,130 |
| Other reserves | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **TOTAL EQUITY** | **447,501** | **449,566** | **451,058** | **452,649** | **454,366** | **456,653** | **459,226** | **462,317** | **465,955** | **470,177** |

## STATEMENT OF CASHFLOWS – WATER FUND

| STATEMENT OF CASH FLOWS - WATER FUND | | | | | FORWARD PLAN | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| Balances as at 30 June | **2022/23** | **2023/24** | **2024/25** | **2025/26** | **2026/27** | **2027/28** | **2028/29** | **2029/30** | **2030/31** | **2031/32** |
| | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 |
| **Cash Flows from Operating Activities** | | | | | | | | | | |
| ***Receipts:*** | | | | | | | | | | |
| Rates and Annual Charges | 4,495 | 4,644 | 4,798 | 4,944 | 5,096 | 5,251 | 5,412 | 5,577 | 5,748 | 5,923 |
| User Charges and Fees | 23,109 | 24,327 | 25,282 | 26,272 | 27,301 | 28,370 | 29,481 | 30,636 | 31,837 | 33,085 |
| Interest and Investment Revenue | 959 | 911 | 878 | 900 | 923 | 947 | 971 | 996 | 1,021 | 1,047 |
| Grants and Contributions | 3,664 | 2,843 | 2,334 | 2,404 | 2,476 | 2,550 | 2,627 | 2,706 | 2,787 | 2,871 |
| Other Revenues | 6 | 6 | 6 | 6 | 7 | 7 | 7 | 7 | 7 | 7 |
| Internal Revenue | 2,383 | 2,448 | 2,516 | 2,579 | 2,643 | 2,709 | 2,777 | 2,846 | 2,918 | 2,990 |
| ***Payments:*** | | | | | | | | | | |
| Employee Benefits and On-Costs | (6,565) | (6,696) | (6,830) | (6,967) | (7,106) | (7,248) | (7,393) | (7,541) | (7,692) | (7,846) |
| Borrowing Costs | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Materials and Contracts | (7,839) | (8,239) | (8,734) | (9,218) | (9,712) | (10,006) | (10,467) | (10,836) | (11,217) | (11,605) |
| Waste Levy | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Other Expenses | (38) | (39) | (40) | (41) | (42) | (43) | (44) | (45) | (47) | (48) |
| Internal Expenses | (6,346) | (6,520) | (6,700) | (6,867) | (7,039) | (7,215) | (7,395) | (7,580) | (7,769) | (7,964) |
| **Net Cash Provided from Operating Activities** | **13,828** | **13,685** | **13,510** | **14,012** | **14,547** | **15,322** | **15,976** | **16,766** | **17,593** | **18,460** |
| **Cash Flows from Investing Activities** | | | | | | | | | | |
| ***Receipts:*** | | | | | | | | | | |
| Sale of Investment Securities | 15,000 | 0 | 10,000 | 5,000 | 0 | 2,000 | 0 | 0 | 0 | 0 |
| Sale of Infrastructure, Property, Plant & Equipment | 120 | 124 | 127 | 130 | 133 | 136 | 140 | 143 | 147 | 151 |
| Other | 1,119 | 1,190 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| ***Payments:*** | | | | | | | | | | |
| Purchase of Investment Securities | 0 | 0 | 0 | 0 | (2,000) | 0 | 0 | 0 | 0 | 0 |
| Purchase of Infrastructure, Property, Plant & Equipment | (28,807) | (17,084) | (18,264) | (20,236) | (11,757) | (17,213) | (16,233) | (15,887) | (16,161) | (19,075) |
| **Net Cash Provided from Investing Activities** | **(12,568)** | **(15,770)** | **(8,137)** | **(15,106)** | **(13,624)** | **(15,077)** | **(16,093)** | **(15,744)** | **(16,014)** | **(18,924)** |
| **Cash Flows from Financing Activities** | | | | | | | | | | |
| ***Receipts:*** | | | | | | | | | | |
| Proceeds from Borrowings & Advances | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| ***Payments:*** | | | | | | | | | | |
| Repayment of borrowings & Advances | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Other Financing Activity Payments | (458) | (471) | (484) | (496) | (508) | (521) | (534) | (547) | (561) | (575) |
| **Net Cash Provided from Financing Activities** | **(458)** | **(471)** | **(484)** | **(496)** | **(508)** | **(521)** | **(534)** | **(547)** | **(561)** | **(575)** |
| **Net Increase/(Decrease) in Cash & Cash Equivalents** | **802** | **(2,556)** | **4,889** | **(1,590)** | **415** | **(276)** | **(651)** | **475** | **1,018** | **(1,039)** |
| Plus: **Cash & Equivalents - beginning of year** | **16,049** | **16,851** | **14,295** | **19,184** | **17,594** | **18,009** | **17,733** | **17,082** | **17,557** | **18,575** |
| **Cash & Equivalents - end of year** | **16,851** | **14,295** | **19,184** | **17,594** | **18,009** | **17,733** | **17,082** | **17,557** | **18,575** | **17,536** |

## STATEMENT OF COMPREHENSIVE INCOME – SEWER FUND

| INCOME STATEMENT - SEWER FUND | | | | | FORWARD PLAN | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| Balances as at 30 June | 2022/23 | 2023/24 | 2024/25 | 2025/26 | 2026/27 | 2027/28 | 2028/29 | 2029/30 | 2030/31 | 2031/32 |
| | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 |
| **Income from Continuing Operations** | | | | | | | | | | |
| ***Revenue:*** | | | | | | | | | | |
| Rates and Annual Charges | 48,434 | 50,011 | 51,639 | 53,191 | 54,789 | 56,436 | 58,132 | 59,879 | 61,678 | 63,531 |
| User Charges and Fees | 4,127 | 4,305 | 4,433 | 4,561 | 4,693 | 4,828 | 4,968 | 5,111 | 5,259 | 5,411 |
| Interest and Investment Revenue | 379 | 390 | 401 | 411 | 421 | 432 | 443 | 454 | 465 | 477 |
| Other Revenues | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Internal Revenue | 1,798 | 1,847 | 1,898 | 1,946 | 1,994 | 2,044 | 2,095 | 2,148 | 2,201 | 2,256 |
| Grants and Contributions provided for Operating Purposes | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Grants and Contributions provided for Capital Purposes | 2,400 | 2,472 | 2,546 | 2,623 | 2,701 | 2,782 | 2,866 | 2,952 | 3,040 | 3,131 |
| **Total Income from Continuing Operations** | **57,138** | **59,025** | **60,917** | **62,732** | **64,598** | **66,522** | **68,504** | **70,544** | **72,643** | **74,806** |
| **Expenses from Continuing Operations** | | | | | | | | | | |
| Employee Benefits and On-Costs | 10,270 | 10,475 | 10,685 | 10,899 | 11,117 | 11,339 | 11,566 | 11,797 | 12,033 | 12,274 |
| Borrowing Costs | 3,488 | 3,231 | 2,907 | 2,683 | 2,457 | 2,245 | 2,048 | 1,861 | 1,666 | 1,464 |
| Materials and Contracts | 11,393 | 12,169 | 12,639 | 13,151 | 13,635 | 14,097 | 14,611 | 15,116 | 15,624 | 16,164 |
| Depreciation and Amortisation | 16,416 | 17,196 | 17,560 | 18,008 | 18,413 | 18,778 | 19,204 | 19,609 | 20,009 | 20,442 |
| Other Expenses | 35 | 36 | 37 | 38 | 39 | 40 | 41 | 42 | 43 | 44 |
| Internal Expenses | 6,772 | 6,958 | 7,149 | 7,328 | 7,511 | 7,699 | 7,891 | 8,089 | 8,291 | 8,498 |
| Fair value decrement on investment property | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Total Expenses from Continuing Operations** | **48,374** | **50,065** | **50,977** | **52,107** | **53,172** | **54,198** | **55,361** | **56,514** | **57,666** | **58,886** |
| **Net Operating Result** | **8,764** | **8,960** | **9,940** | **10,625** | **11,426** | **12,324** | **13,143** | **14,030** | **14,977** | **15,920** |
| **Net Operating Result before grants and contributions provided for capital purposes** | **6,364** | **6,488** | **7,394** | **8,002** | **8,725** | **9,542** | **10,277** | **11,078** | **11,937** | **12,789** |



CL22.261 - Attachment 6

## STATEMENT OF FINANCIAL POSITION – SEWER FUND

| STATEMENT OF FINANCIAL POSITION - SEWER FUND<br>Balances as at 30 June | 2022/23<br>$'000 | 2023/24<br>$'000 | 2024/25<br>$'000 | 2025/26<br>$'000 | FORWARD PLAN<br>2026/27<br>$'000 | 2027/28<br>$'000 | 2028/29<br>$'000 | 2029/30<br>$'000 | 2030/31<br>$'000 | 2031/32<br>$'000 |
|---|---|---|---|---|---|---|---|---|---|---|
| **ASSETS** | | | | | | | | | | |
| **Current Assets** | | | | | | | | | | |
| Cash and Cash Equivalents | 10,685 | 12,097 | 10,364 | 9,730 | 9,914 | 9,862 | 9,729 | 11,803 | 11,843 | 15,268 |
| Investments | 1,938 | 2,753 | 2,753 | 2,753 | 2,753 | 2,753 | 2,753 | 2,753 | 2,753 | 2,753 |
| Receivables | 6,405 | 6,405 | 6,405 | 6,405 | 6,405 | 6,405 | 6,405 | 6,405 | 6,405 | 6,405 |
| Inventories | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Other | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Total Current Assets** | **19,028** | **21,255** | **19,522** | **18,888** | **19,072** | **19,020** | **18,887** | **20,961** | **21,001** | **24,426** |
| **Non-Current Assets** | | | | | | | | | | |
| Investments | 815 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Receivables | 1,071 | 1,071 | 1,071 | 1,071 | 1,071 | 1,071 | 1,071 | 1,071 | 1,071 | 1,071 |
| Inventories | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Infrastructure, Property, Plant & Equipment | 648,937 | 650,073 | 655,079 | 659,407 | 663,785 | 669,446 | 676,171 | 681,344 | 689,257 | 694,479 |
| Investment Property | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Intangible Assets | 53 | 53 | 53 | 53 | 53 | 53 | 53 | 53 | 53 | 53 |
| Right of use assets | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Total Non-Current Assets** | **650,876** | **651,197** | **656,203** | **660,531** | **664,909** | **670,570** | **677,295** | **682,468** | **690,381** | **695,603** |
| **TOTAL ASSETS** | **669,904** | **672,452** | **675,725** | **679,419** | **683,981** | **689,590** | **696,182** | **703,429** | **711,382** | **720,029** |
| **LIABILITIES** | | | | | | | | | | |
| **Current Liabilities** | | | | | | | | | | |
| Payables | 2,715 | 2,715 | 2,715 | 2,715 | 2,715 | 2,715 | 2,715 | 2,715 | 2,715 | 2,715 |
| Income received in advance | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Contract liabilities | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Lease liabilities | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Borrowings | 4,833 | 5,045 | 5,268 | 5,160 | 4,968 | 4,761 | 4,948 | 5,143 | 5,345 | 0 |
| Employee benefit provision | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Provisions | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Total Current Liabilities** | **7,548** | **7,760** | **7,983** | **7,875** | **7,683** | **7,476** | **7,663** | **7,858** | **8,060** | **2,715** |
| **Non-Current Liabilities** | | | | | | | | | | |
| Borrowings | 75,463 | 70,418 | 65,150 | 59,990 | 55,022 | 50,261 | 45,313 | 40,170 | 34,825 | 34,825 |
| Employee benefit provision | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Provisions | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Total Non-Current Liabilities** | **75,463** | **70,418** | **65,150** | **59,990** | **55,022** | **50,261** | **45,313** | **40,170** | **34,825** | **34,825** |
| **TOTAL LIABILITIES** | **83,011** | **78,178** | **73,133** | **67,865** | **62,705** | **57,737** | **52,976** | **48,028** | **42,885** | **37,540** |
| **NET ASSETS** | **586,893** | **594,274** | **602,592** | **611,554** | **621,276** | **631,853** | **643,206** | **655,401** | **668,497** | **682,489** |
| **EQUITY** | | | | | | | | | | |
| Retained Earnings | 445,207 | 452,588 | 460,906 | 469,868 | 479,590 | 490,167 | 501,520 | 513,715 | 526,811 | 540,803 |
| Revaluation Reserves | 141,686 | 141,686 | 141,686 | 141,686 | 141,686 | 141,686 | 141,686 | 141,686 | 141,686 | 141,686 |
| Other reserves | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **TOTAL EQUITY** | **586,893** | **594,274** | **602,592** | **611,554** | **621,276** | **631,853** | **643,206** | **655,401** | **668,497** | **682,489** |

## STATEMENT OF CASHFLOWS – SEWER FUND

| STATEMENT OF CASH FLOWS - SEWER FUND | | | | | FORWARD PLAN | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| Balances as at 30 June | 2022/23 | 2023/24 | 2024/25 | 2025/26 | 2026/27 | 2027/28 | 2028/29 | 2029/30 | 2030/31 | 2031/32 |
| | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 | $'000 |
| **Cash Flows from Operating Activities** | | | | | | | | | | |
| ***Receipts:*** | | | | | | | | | | |
| Rates and Annual Charges | 48,434 | 50,011 | 51,639 | 53,191 | 54,789 | 56,436 | 58,132 | 59,879 | 61,678 | 63,531 |
| User Charges and Fees | 4,127 | 4,305 | 4,433 | 4,561 | 4,693 | 4,828 | 4,968 | 5,111 | 5,259 | 5,411 |
| Interest and Investment Revenue | 379 | 390 | 401 | 411 | 421 | 432 | 443 | 454 | 465 | 477 |
| Grants and Contributions | 2,400 | 2,472 | 2,546 | 2,623 | 2,701 | 2,782 | 2,866 | 2,952 | 3,040 | 3,131 |
| Other Revenues | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Internal Revenue | 1,798 | 1,847 | 1,898 | 1,946 | 1,994 | 2,044 | 2,095 | 2,148 | 2,201 | 2,256 |
| ***Payments:*** | | | | | | | | | | |
| Employee Benefits and On-Costs | (10,270) | (10,475) | (10,685) | (10,899) | (11,117) | (11,339) | (11,566) | (11,797) | (12,033) | (12,274) |
| Borrowing Costs | (3,488) | (3,231) | (2,907) | (2,683) | (2,457) | (2,245) | (2,048) | (1,861) | (1,666) | (1,464) |
| Materials and Contracts | (11,393) | (12,169) | (12,639) | (13,151) | (13,635) | (14,097) | (14,611) | (15,116) | (15,624) | (16,164) |
| Waste Levy | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Other Expenses | (35) | (36) | (37) | (38) | (39) | (40) | (41) | (42) | (43) | (44) |
| Internal Expenses | (6,772) | (6,958) | (7,149) | (7,328) | (7,511) | (7,699) | (7,891) | (8,089) | (8,291) | (8,498) |
| **Net Cash Provided from Operating Activities** | **25,180** | **26,156** | **27,500** | **28,633** | **29,839** | **31,102** | **32,347** | **33,639** | **34,986** | **36,362** |
| **Cash Flows from Investing Activities** | | | | | | | | | | |
| ***Receipts:*** | | | | | | | | | | |
| Sale of Investment Securities | 4,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Sale of Infrastructure, Property, Plant & Equipment | 100 | 103 | 106 | 108 | 111 | 114 | 117 | 119 | 122 | 125 |
| Other | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| ***Payments:*** | | | | | | | | | | |
| Purchase of Infrastructure, Property, Plant & Equipment | (39,572) | (18,435) | (22,672) | (22,444) | (22,902) | (24,553) | (26,046) | (24,901) | (28,044) | (25,789) |
| **Net Cash Provided from Investing Activities** | **(35,472)** | **(18,332)** | **(22,566)** | **(22,336)** | **(22,791)** | **(24,439)** | **(25,929)** | **(24,782)** | **(27,922)** | **(25,664)** |
| **Cash Flows from Financing Activities** | | | | | | | | | | |
| ***Receipts:*** | | | | | | | | | | |
| Proceeds from Borrowings & Advances | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| ***Payments:*** | | | | | | | | | | |
| Repayment of borrowings & Advances | (5,416) | (4,833) | (5,045) | (5,268) | (5,160) | (4,968) | (4,761) | (4,948) | (5,143) | (5,345) |
| Other Financing Activity Payments | (1,536) | (1,579) | (1,622) | (1,663) | (1,704) | (1,747) | (1,790) | (1,835) | (1,881) | (1,928) |
| **Net Cash Provided from Financing Activities** | **(6,952)** | **(6,412)** | **(6,667)** | **(6,931)** | **(6,864)** | **(6,715)** | **(6,551)** | **(6,783)** | **(7,024)** | **(7,273)** |
| **Net Increase/(Decrease) in Cash & Cash Equivalents** | **(17,244)** | **1,412** | **(1,733)** | **(634)** | **184** | **(52)** | **(133)** | **2,074** | **40** | **3,425** |
| Plus: **Cash & Equivalents - beginning of year** | **27,929** | **10,685** | **12,097** | **10,364** | **9,730** | **9,914** | **9,862** | **9,729** | **11,803** | **11,843** |
| **Cash & Equivalents - end of year** | **10,685** | **12,097** | **10,364** | **9,730** | **9,914** | **9,862** | **9,729** | **11,803** | **11,843** | **15,268** |

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Shoalhaven City Council

# Shoalhaven 2032 Community Strategic Plan

Draft Post Exhibition

# Acknowledgement of Country

We acknowledge the traditional owners and custodians of this country and their continuing connection to the land through culture and community. We pay our respects to Elders past, present and future.

*All Council's Corporate Planning documents can be sourced from* ***shoalhaven.nsw.gov.au***
*Published by Shoalhaven City Council 2022.*

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**Key Themes & Priorities**

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Effective, Responsible & Authentic Leadership 34

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Part of a Global Community 42

CL22.262 - Attachment 1

# Message from the Mayor

**I am pleased to report Council have reviewed and updated the Community Strategic Plan following consultation with our community.**

We heard from residents, businesses, visitors, workers, and other key stakeholders, who provided valuable input into the Plan to ensure it reflects as closely as possible the needs and desires for our wonderful city. We heard you would like to see a balance of sustainable development, protection of our environment, affordable housing, reduced traffic and better roads.

Your Councillors understand the importance of working together on the matters you are concerned about, including the impacts from climate change, sustainable use of our resources, resilience and wellbeing. We are also committed to a renewed focus on management of our infrastructure and assets for long term sustainability.

Council are working in partnership with other levels of government, community groups and organisations, and individuals, to achieve our vision for the city.

This Community Strategic Plan contains the core themes and key priorities as outlined by our community. I look forward to working with the community, my fellow Councillors and Council staff to achieve these important goals and bring our aspirations to life.

**Amanda Findley**
*Mayor*

CL22.262 - Attachment 1

# Our Future - **Shoalhaven 2032**

**Shoalhaven 2032 is the roadmap devised by our community for the future of Shoalhaven City.**

Council has collaborated closely with our community in developing this plan. The overall success of Shoalhaven 2032 relies on the participation and commitment of our community, including individuals, businesses, community groups and other levels of government working together to make the vision a reality. It emphasises that partnerships are essential to achieve the outcomes that our community wants.

Council will measure progress across each key priority through the indicators presented within each section of the plan. Measuring our progress provides an assessment of the quality of life and levels of satisfaction of our residents. We will regularly update information about current projects and report our progress and achievements at regular intervals through our progress reporting.

## Collaboration

*We enjoy working together to deliver for our community*

## Adaptability

*We are ready for change and willing to embrace a new situation*

## Integrity

*We are committed to maintain high ethics and standards*

## Respect

*We are mindful of and care about the feelings, wishes and rights of others*

---

**Values are the fundamental beliefs of a person or organisation.**

These principles guide behaviour and help organisations to determine if they are on the right path and fulfilling their goals by creating an unwavering guide for all to follow.

**Shoalhaven City Council has chosen four Core Values:** Council's Core Values are reflected throughout the Code of Conduct.

# Our Vision
# For the Future

"We will work together in Shoalhaven to foster a safe & attractive community for people to live, work, stay & play; where sustainable growth, development & environmental protection are managed to provide a unique & relaxed lifestyle"

Cyclers in Terara

Dolphins surfing at Shoalhaven Heads

# Our Guiding Principles

Key priorities identified within this plan have been developed under the social justice principles of:

### Equity

We will apply fairness in decision making, prioritising and allocation of resources, particularly for those in need.

### Participation

Everyone will be given genuine opportunities to participate in decisions which affect their lives.

### Access

We will strive to provide fair access to services, resources and opportunities to improve the quality of life for all people.

### Rights

We will promote equal rights and provide opportunities for all people from all backgrounds.

The Community Strategic Plan also considers the principles of the quadruple bottom line, addressing social, environmental, economic and civic leadership considerations:

### Social

We will strive towards everyone having access and equity to facilities and services.

### Economic

We will contribute to maintaining a strong and stable economy and ensure the delivery of infrastructure is financially sustainable.

### Environmental

We will protect the natural, cultural and built heritage and work to decrease consumption of resources.

### Civic Leadership

We will consider decision-making principles, levels of service and community consultation and participation.



CL22.262 - Attachment 1

# Our Shoalhaven

**Shoalhaven is unique with its spectacular natural environment, growing population and robust economy.**

It is a wonderful place to live, work, stay and play. From Berry in the north to Durras in the south, the coastal strip sustains diversity of places, people and environments.

Shoalhaven is located on the south coast of New South Wales, with the regional centre of Nowra-Bomaderry located 160 kilometres south of Sydney. Most of the population is concentrated along the coastal fringe, which is traversed by the Princes Highway. The major centres include Nowra-Bomaderry, Milton-Ulladulla, Huskisson-Vincentia, St Georges Basin District, Culburra Beach and Sussex Inlet.

The area encompasses 4,531 square kilometres, including substantial areas of national park, state forest, bushland, beaches and lakes. The natural amenity of the area is a strong attractor, for both new residents, holiday makers and day trippers.

The original inhabitants of the Shoalhaven area are the Wodi Wodi, Wandandian and Murramarang Aboriginal people. European settlement dates from 1822 when land was taken up near the mouth of the Shoalhaven River.

The Shoalhaven is blessed with perhaps the most scenically beautiful landscapes on the east coast of Australia, ranging from the lush rainforests, woodlands, rocky terrain, coastal plains, farmland and floodplains. The area also has more than 165 kilometres of coastline, the longest of any local government area in NSW. The coast is very diverse in its character, with major estuaries, many coastal lakes, long wild beaches and small pocket beaches, extensive coastal dune systems, towering sandstone headlands and rugged bluffs.

The Shoalhaven population has a strong sense of community, a desire to help one another, friendly, welcoming and caring. Community involvement in Council and community activities is reflective of the large numbers attending key events held throughout the year.

CL22.262 - Attachment 1

Local fresh produce at Wandandian

# Our **People**

**Average Age**

**48**

**19.7%** aged 0-17 years
**34.3%** aged 60+ years

**Population Increase**

**+10,308** by 2031

**20%** increase for aged 65+ years

**Population**

**107,191**

**12.8%** born overseas
**7.7%** need disability assistance

**5.5%** of the Shoalhaven's population identify as Aboriginal and Torres Straight Islander

**33.9%** completed year 12

**25.8%** vocational qualification
**12.1%** university education

**40,935** total households

**25.3%** mortgage
**23.8%** renting
**3.8%** social housing

**279** individuals homeless

**35,751** jobs

**47%** in workforce
**7.5%** unemployed

**Additional Households**

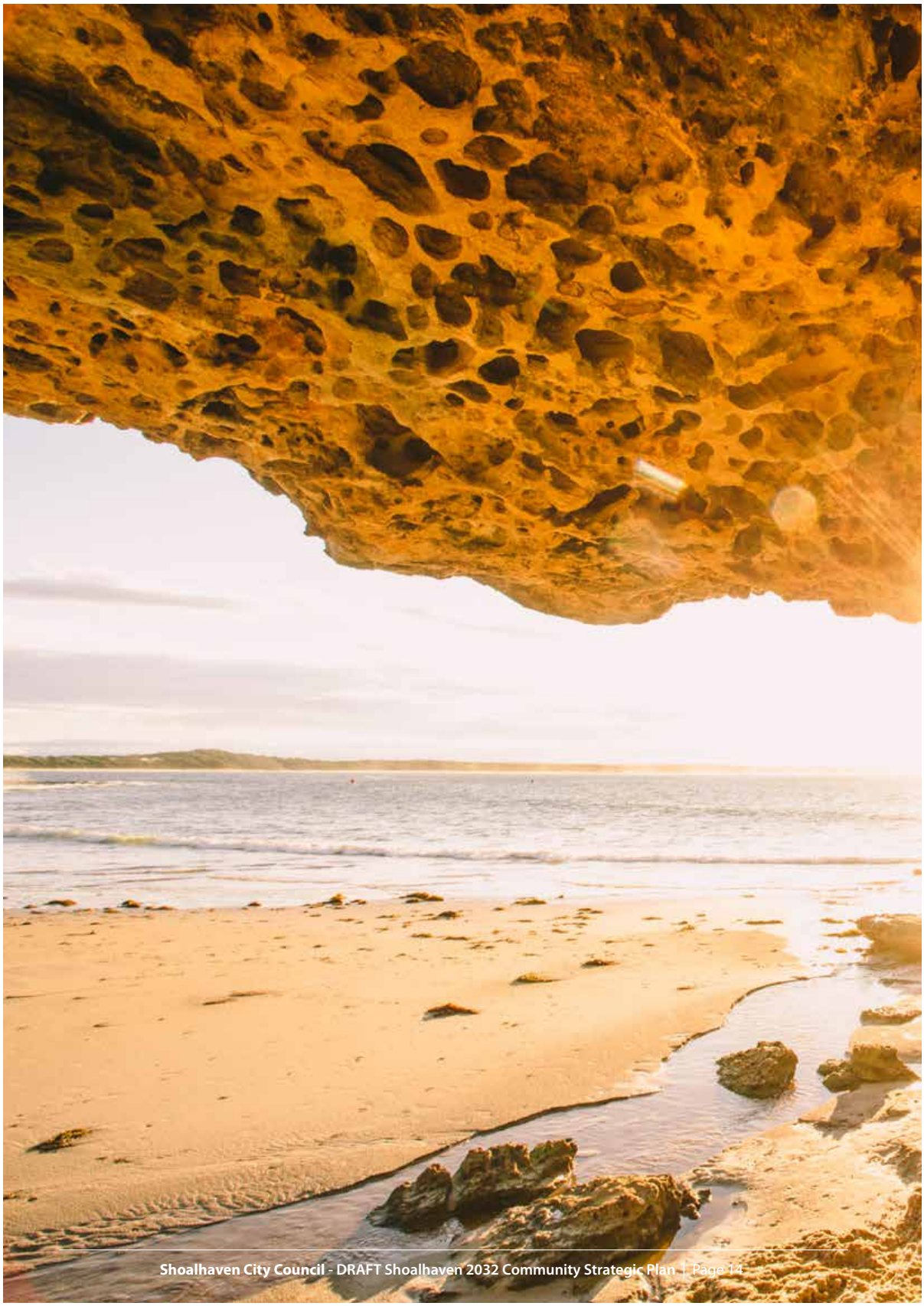
**+5,408** households by 2031

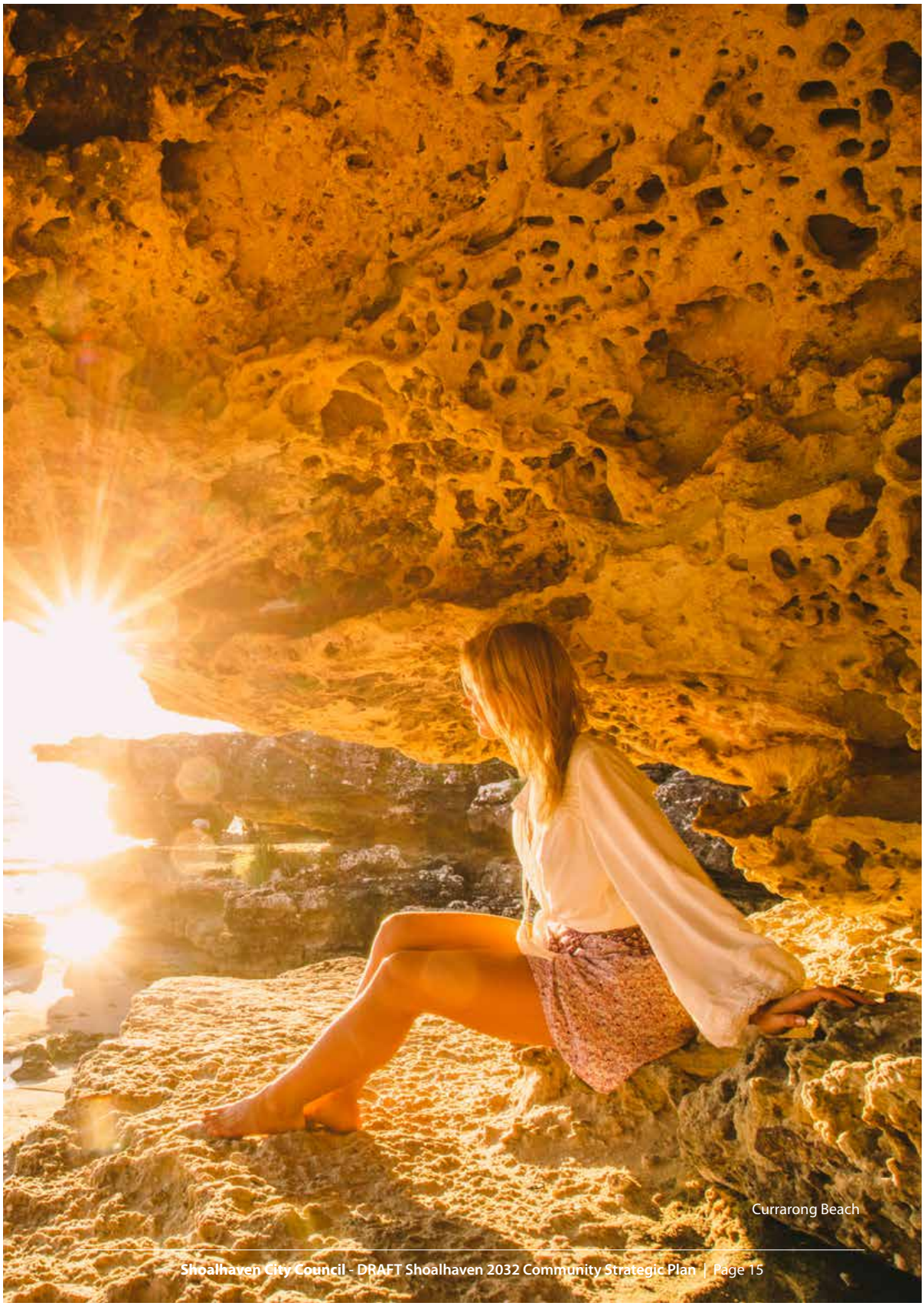
**21.6%** of households are made up of couples with children

**17%** couples without children
**26.7%** single person
**10.6%** single-parent

Single person households increasing to **30.7%** by 2031

Our Places
KANGAROO VALLEY
BERRY
BOMADERRY
SHOALHAVEN HEADS
NOWRA
SOUTH NOWRA
GREENWELL POINT
CULBURRA BEACH
CALLALA BAY
CURRARONG
WOOLLAMIA
JERVIS BAY
MYOLA
HUSKISSON
VINCENTIA
ST. GEORGES BASIN
WANDANDIAN
BEWONG
BASIN VIEW
SANCTUARY POINT
HYAMS BEACH
SUSSEX INLET
SWAN HAVEN
FISHERMANS PARADISE
BENDALONG
CONJOLA PARK
LAKE CONJOLA
MILTON
MOLLYMOOK
KINGS POINT
ULLADULLA
BURRILL LAKE
LAKE TABOURIE
BAWLEY POINT
KIOLOA
DEPOT BEACH
NORTH DURRAS





Currarong Beach

# Community Engagement Outcomes

**The Community Strategic Plan is developed with and on behalf of the community. Council is committed to authentic and effective engagement with our community and stakeholders in the development of our plans and strategies.**

This 2032 Community Strategic Plan has been built on the comprehensive engagement program that was undertaken to develop the Community Strategic Plan (CSP) Shoalhaven 2027. The purpose of the recent engagement was to review and update the current plan, rather than drafting a whole new Plan.

Council has engaged and consulted with the community on many different projects over the last few years and these consultation findings have been utilised in shaping the priorities of Shoalhaven 2032.

## 2017
Apr-Jun

**What we did to develop the last Community Strategic Plan - Shoalhaven 2027**

- **6** Workshops / Public meetings
- **8** Drop-in sessions
- **2,000** Pop-up surveys
- **305** submissions
- **70,000** Social media awareness reach

## 2020_2021
Jun Nov

**Insights from key community engagements held over the last 18 months were used to inform the review**

Community Satisfaction Survey 2020
**400** residents

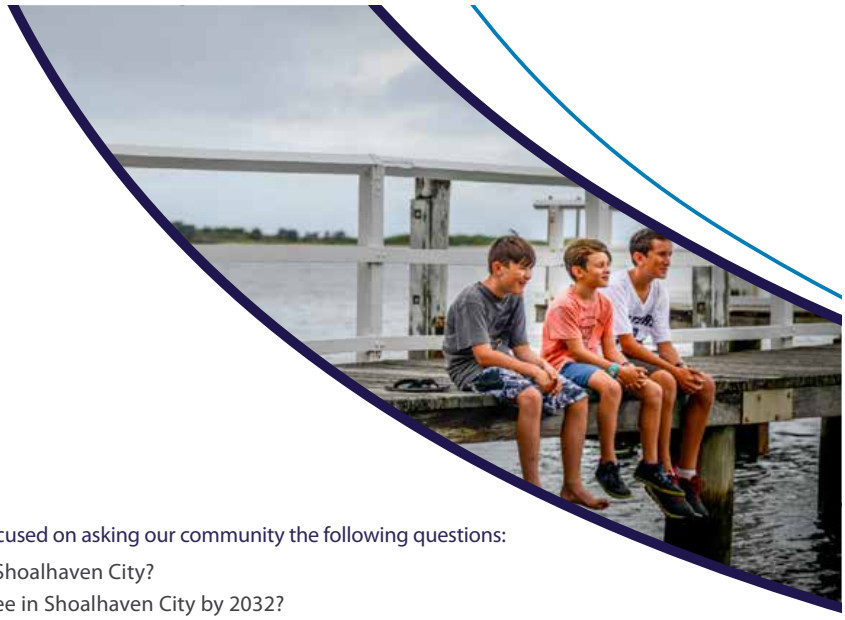
Local Strategic Planning Statement (LSPS)
**263** submissions

Disability Inclusion Action Plan (DIAP)
**120** surveys completed

Shoalhaven Community Wellbeing Plan
**450** participants

Community Voices
**14** communities
**88** surveys completed

Recovery Into Resilience Project (RRP)
**260** surveys completed



Engagement activities were focused on asking our community the following questions:

- What do you love about Shoalhaven City?
- What would you like to see in Shoalhaven City by 2032?
- What would you like to see less of in Shoalhaven City by 2032?
- What are the challenges facing Shoalhaven City in the next 5-10 years?

## 2021
Nov-Dec

**Community Engagement to review and update CSP 2032**

**14,100** postcards to raise awareness

**12,607** people reached through social media

**1,000** visits to the Get Involved project page

**350** surveys completed

## 2022
May-Jun

**Engagement during public exhibition**

**17,923** reached through social media

**1,129** visits to Get Involved webpages

**123** discussions at **4** pop-up markets

**81** formal submissions



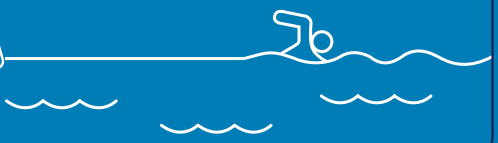
CL22.262 - Attachment 1

Crookhaven Heads

# **What** Our Community Said

## We love

- Natural landscapes and bushland
- Beaches, coastline and foreshore
- Friendly people and community spirit
- Relaxed lifestyle
- Small communities and villages



## We want to see

- Balanced sustainable development
- Improved cycleways and pathways
- Protected environment and clean energy
- Reduced traffic and better roads
- More public transport services
- Affordable housing
- Jobs close to home

## We are concerned about

- Housing affordability
- Population growth and change
- Over development
- Loss of our natural environment
- Sustainable use of our resources
- Impacts of climate change

# Key Challenges

**Alongside the benefits of living in the Shoalhaven, there are many challenges that we face including accessibility to appropriate housing and employment opportunities. We will need to work in collaboration to address them.**

### Resilience, wellbeing and inclusion

- The COVID-19 pandemic has been an unexpected stress that we have had to cope with over the past two years along with impact of bushfire and floods. Building resilient communities will strengthen our ability to survive, adapt and thrive.
- Risk of social isolation particularly affecting older people and people with a disability in the community
- Equitable access to health, family and aged care services across the Shoalhaven
- Developing sense of community and social cohesion in growing communities
- Impacts of drug and alcohol intake on our public health and wellbeing, including safety risks in public places
- Increased prevalence of mental health issues amongst the community
- Lack of community knowledge and awareness on how to support the inclusion of people with a disability, people with dementia and other vulnerable population groups in community life

### Climate change and environmental sustainability

- Increase in frequency and severity of extreme storm events, bushfires and droughts with associated risks to life and property
- Impacts of sea level rise on local flooding and coastal management
- Potential impacts of heatwaves on the health and wellbeing of people vulnerable to extreme temperatures
- Decline in biodiversity caused by threats such as extreme temperatures, pest plants and feral animals
- Erosion and associated risks to property, infrastructure and natural areas
- Impacts of drought on community, agriculture and industry

### Housing affordability and diversity

- Ever increasing price of housing and lack of affordable stock and housing options, particularly for people on low incomes, people with a disability and young people
- Limited crisis and short term housing options to accommodate people in need of housing and shelter



CL22.262 - Attachment 1

### The natural environment

- Cumulative impacts of urban development on our beaches, creeks and lagoons including impacts of pollution and sedimentation and habitat loss
- Impacts of erosion and landslips on public and private places and property
- Balancing the impacts of hazard reduction measures on environmental values with the need for property protection (i.e. managing back burning, flood mitigation and seawalls in an environmentally sensitive way)
- Opposition from property owners to the implementation of hazard mitigation development controls (e.g. risk mapping and planning)
- Pressures on bushland and biodiversity through loss of core areas of vegetation because of development and illegal land cleaning

### Traffic, transport and connectivity

- Distance between settlements presents challenges in connecting communities, including single road access during emergencies
- Limited public transport connectivity in several areas
- Ensuring continued investment in transport infrastructure to improve regional connections such as the Milton-Ulladulla bypass and Nowra bypass
- Peak summer tourism visitation results in increased traffic and pressure on road network
- Facilitating delivery of sustainable transport options including provision of footpath and cycleway networks

We want a city that has...
Burrill Lake

# Key **Priorities**

**The community came up with several priorities that are important. These were categorised into four themes for our city.**

## Resilient, Safe , Accessible & Inclusive Communities

- **1.1** Support inclusive, safe and connected communities
- **1.2** Preserve, support and develop cultural and creative vitality across our communities
- **1.3** Support community wellbeing through fostering active and healthy communities

## Sustainable, Liveable Environments

- **2.1** Manage our infrastructure and assets for long term sustainability to meet community need
- **2.2** Manage growth and development with respect for environmental & community values
- **2.3** Protect the natural environment and enhance sustainability

## Thriving Local Economies

- **3.1** Strengthen and diversify the economy
- **3.2** Deliver safe, vibrant & attractive public spaces

## Effective, Responsible & Authentic Leadership

- **4.1** Deliver reliable, high quality services
- **4.2** Provide transparent leadership through effective government and administration
- **4.3** Inform and engage with the community about the decisions that affect their lives

# How to Read this Plan

| Key Priority | | Outcomes | Council's Role | Our Partners |
|---|---|---|---|---|
| 1.1 | Support inclusive, safe and connected communities | • Our communities are safer and more resilient<br>• Equitable access to opportunities to participate<br>• Improvements to transport services<br>• A variety of affordable housing options<br>• Improved community safety | Leader<br>Advocate<br>Service provider<br>Facilitator<br>Capacity builder<br>Planner<br>Regulator | NSW Government<br>Resilience NSW<br>Response agencies<br>Developers<br>Community housing providers<br>Community members<br>Community groups<br>Council advisory committees |
| 1.2 | Preserve, support and develop cultural and creative vitality across our communities | • Active participation in an inclusive arts community<br>• Provision of cultural facilities<br>• Celebration of local history, cultural heritage and diversity | Leader<br>Advocate<br>Service provider<br>Facilitator<br>Capacity builder | NSW Government<br>Community members<br>Community groups<br>Council advisory committees |
| 1.3 | Support community wellbeing through fostering active and healthy communities | • Improved access to opportunities for lifelong learning and to help others<br>• Provision of recreation and leisure facilities<br>• Increased opportunities to be healthy and active<br>• Safer, more resilient and connected neighbourhoods | Service provider<br>Facilitator<br>Capacity builder<br>Planner | NSW Government<br>Community members<br>Community groups<br>Council advisory committees |



CL22.262 - Attachment 1

**Community indicators which show if we are making a difference**

**Council's existing documents to guide us**

**The direction we want indicators to go**

Key ⇩ Decrease ⇧ Increase

## How will we measure our progress?

| What we will measure | How we will measure | Baseline | Target |
|---|---|---|---|
| Council resilience and readiness capability in emergency management | Disaster response in the Shoalhaven (rating out of 5 – community survey) | 3.9 | ⇧ |
| People's feeling of connection to their community | Feeling part of your community (rating out of 5 – community survey) | 4.1 | ⇧ |
| Socio-economic indicators | SEIFA (Socio Economic Indexes for Areas) | 964 | ⇧ |
| Use of public transport or active transport | Trips to work using public transport or active transport (walking or cycling) for residents % | 5% | ⇧ |
| Households in need of affordable housing in Shoalhaven | Percentage of households in housing stress | 11.1% | ⇩ |
| Community safety | Recorded major offences against persons and property | 7,575 | ⇩ |
| People's feeling of safety in their neighbourhood | How safe you feel (rating out of 5 – community survey) | 4.3 | ⇧ |
| Number and / or variety of cultural activities/events | Type of events & council support of events (rating out of 5 – community survey) | 3.6 | ⇧ |
| Community satisfaction with Shoalhaven arts and culture | Satisfaction with Shoalhaven Regional Gallery & Shoalhaven Entertainment Centre (rating out of 5 – community survey) | 4.1 | ⇧ |
| Level of volunteerism | Number of volunteers in the Shoalhaven (Census) | 16,547 | ⇧ |
| Community satisfaction with parks, playgrounds, sporting venues, aquatic centres, halls | Satisfaction with parks, playgrounds, sporting venues, aquatic centres & halls (rating out of 5 – community survey - average) | 3.85 | ⇧ |
| Australian Unity Personal Wellbeing Index (Aust. Ave 75.9) | Happiness Index (rating - community survey) % | 84.6 | ⇧ |

## Council supporting strategies and plans that will guide us

- Arts Centre Strategic Plan
- Community Infrastructure Strategic Plan
- Crime Prevention Plan
- Disability Inclusion Action Plan
- Shoalhaven Libraries Strategic Plan
- Shoalhaven Entertainment Centre Business Plan
- Shoalhaven Affordable Housing Strategy
- Wellbeing Plan (in development)



CL22.262 - Attachment 1

# Resilient, Safe, Accessible & Inclusive Communities

| Key Priority | | Outcomes | Council's Role | Our Partners |
|---|---|---|---|---|
| 1.1 | Support inclusive, safe and connected communities | • Our communities are safer and more resilient<br>• Equitable access to opportunities to participate<br>• Improvements to transport services<br>• A variety of affordable housing options<br>• Improved community safety | Leader<br>Advocate<br>Service provider<br>Facilitator<br>Capacity builder<br>Planner<br>Regulator | NSW Government<br>Resilience NSW<br>Response agencies<br>Developers<br>Community housing providers<br>Community members<br>Community groups<br>Council advisory committees |
| 1.2 | Preserve, support and develop cultural and creative vitality across our communities | • Active participation in an inclusive arts community<br>• Provision of cultural facilities<br>• Celebration of local history, cultural heritage and diversity | Leader<br>Advocate<br>Service provider<br>Facilitator<br>Capacity builder | NSW Government<br>Community members<br>Community groups<br>Council advisory committees |
| 1.3 | Support community wellbeing through fostering active and healthy communities | • Improved access to opportunities for lifelong learning and to help others<br>• Provision of recreation and leisure facilities<br>• Increased opportunities to be healthy and active<br>• Safer, more resilient and connected neighbourhoods | Service provider<br>Facilitator<br>Capacity builder<br>Planner | NSW Government<br>Community members<br>Community groups<br>Council advisory committees |

Key ⇩ Decrease ⇧ Increase

## How will we measure our progress?

| What we will measure | How we will measure | Baseline | Target |
|---|---|---|---|
| Council resilience and readiness capability in emergency management | Disaster response in the Shoalhaven (rating out of 5 – community survey) | 3.9 | ⇧ |
| People's feeling of connection to their community | Feeling part of your community (rating out of 5 – community survey) | 4.1 | ⇧ |
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| Households in need of affordable housing in Shoalhaven | Percentage of households in housing stress | 11.1% | ⇩ |
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| Level of volunteerism | Number of volunteers in the Shoalhaven (Census) | 16,547 | ⇧ |
| Community satisfaction with parks, playgrounds, sporting venues, aquatic centres, halls | Satisfaction with parks, playgrounds, sporting venues, aquatic centres & halls (rating out of 5 – community survey - average) | 3.85 | ⇧ |
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## Council supporting strategies and plans that will guide us

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- Community Infrastructure Strategic Plan
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- Shoalhaven Entertainment Centre Business Plan
- Shoalhaven Affordable Housing Strategy
- Wellbeing Plan (in development)



CL22.262 - Attachment 1

# Sustainable, Liveable Environments

| Key Priority | | Outcomes | Council's Role | Our Partners |
|---|---|---|---|---|
| 2.1 | Manage our infrastructure and assets for long term sustainability to meet community need | • Public infrastructure is maintained for its current purpose and for future generations<br>• Infrastructure is planned for the long term | Leader<br>Advocate<br>Service provider<br>Planner | NSW Government<br>Federal Government |
| 2.2 | Manage growth and development with respect for environmental & community values | • Environmentally sound and climate resilient development<br>• There is collaborative planning to address future population changes<br>• Development contributes to and enhances neighbourhood character | Leader<br>Advocate<br>Service provider<br>Facilitator<br>Planner<br>Regulator | NSW Government<br>Developers<br>Community members<br>Businesses |
| 2.3 | Protect the natural environment and enhance sustainability | • Achievement of greenhouse gas reduction targets for Council and community in order to mitigate climate change<br>• Collaboration with partners to adapt to a changing climate<br>• Resource consumption is reduced and waste minimised<br>• Biodiversity and urban green cover are enhanced | Leader<br>Advocate<br>Service provider<br>Facilitator<br>Capacity builder<br>Planner<br>Regulator | NSW Government<br>Businesses<br>Community members<br>Community groups<br>Council advisory committees |



CL22.262 - Attachment 1

Key ⇩ Decrease ⇧ Increase

## How will we measure our progress?

| What we will measure | How we will measure | Baseline | Target |
|---|---|---|---|
| Community satisfaction with roads | Community satisfaction maintenance of sealed & unsealed local roads (rating out of 5 – community survey) | 2.6 | ⇧ |
| Length of footpaths and cycleways | Total length of footpaths and cycleways in kms | 246.8 | ⇧ |
| Community satisfaction with provision of cycleways | Community satisfaction with provision of cycleways (rating out of 5 – community survey) | 3 | ⇧ |
| Backlog of repair and renewal of community assets | Infrastructure backlog as a percentage of total infrastructure assets (audited results) | 2.9% | ⇩ |
| Community satisfaction with the strategic planning process | Community satisfaction with strategic planning within Shoalhaven (rating out of 5 - community survey) | 2.8 | ⇧ |
| Development Applications assessment times | Percentage of Development Applications determined within 40 days (council records - %) Target 65% | 62% | ⇧ |
| Waterway environmental health | Number of Aquadata water sampling sites within program completed | New | ⇧ |
| | Percentage of routine water samples that meet the AS/NZ water quality guidelines as captured by Aqua Data | 75% | ⇧ |
| Council's greenhouse gas emissions | Council's Greenhouse gas emissions (tonnes CO2e-) baseline 2020-21, reported annually | 77,567 | ⇩ |
| Participation in environmental programs | Number of participants in environmental events and projects | New | ⇧ |
| | Number of active bushcare groups on Council managed land | 60 | ⇧ |
| Diversion of waste from landfill | % of waste diverted from landfill | 36% | ⇧ |

## Council supporting strategies and plans that will guide us

- Asset Management Plans
- Bushcare Action Plans
- Coastal Zone Management Plan
- Coastal Management Programs
- Estuary Management Plans
- Flood Studies and Risk Management Plans
- Heritage Conservation Plans
- Local Strategic Planning Statement
- Pedestrian Access and Mobility Plan (PAMP)
- Public Domain and Open Space Plans
- Public Reserves Plans
- Shoalhaven Growth Management Strategy
- Structure plans and settlement strategies
- Sustainable Energy Strategy

Horse riding at Shoalhaven Heads

# Thriving Local Economies

| Key Priority | | Outcomes | Council's Role | Our Partners |
|---|---|---|---|---|
| 3.1 | Strengthen and diversify the economy | • Increased investment and new businesses<br>• Provision of employment for people of all ages and abilities<br>• Enhanced opportunities for a diverse sustainable visitor economy | Leader<br>Advocate<br>Facilitator<br>Capacity builder | NSW Government<br>Businesses<br>Chambers of Commerce |
| 3.2 | Deliver safe, vibrant & attractive public spaces | • Strong commercial centres and active CBDs<br>• Neighbourhoods, streets and public spaces provide quality places and facilities<br>• Increased participation in the civic and cultural life of the City | Leader<br>Advocate<br>Service provider<br>Facilitator<br>Capacity builder | Businesses<br>Chambers of Commerce<br>Community members |

Key ⇩ Decrease ⇧ Increase

## How will we measure our progress?

| What we will measure | How we will measure | Baseline | Target |
|---|---|---|---|
| Shoalhaven Economic Indicators | Gross regional product ($M) | 6,040 | ⇧ |
| | Total number of people employed in the Shoalhaven (id profile) | 38,103 | ⇧ |
| | Total value of construction and complying development certificates issues ($M) | 462.7 | ⇧ |
| | Number of new businesses that employ one or more people | New | ⇧ |
| Value added by tourism industry to the local economy | Total economic impact of expenditure by all visitors to the Shoalhaven ($M) | 1,000 | ⇧ |
| People's perception of Shoalhaven as liveable city | People's perception of Shoalhaven as liveable city (% community survey) | 81% | ⇧ |
| Community's satisfaction with Shoalhaven's CBDs | Community satisfaction with Shoalhaven's CBD (rating out of 5 – community survey) | 3.1 | ⇧ |
| People's perception, that the Shoalhaven is a vibrant place to live and work | Shoalhaven is a vibrant city (rating out of 5 – community survey) | 3.4 | ⇧ |

## Council supporting strategies and plans that will guide us

- Economic Development Strategy
- Nowra CBD Revitalisation Strategy
- Property Strategy
- Tourism Destination Management Plan

# Effective, Responsible & Authentic Leadership

| Key Priority | | Outcomes | Council's Role | Our Partners |
|---|---|---|---|---|
| 4.1 | Deliver reliable, high quality services | • Our community continues to have access to high quality public services | Service provider<br>Planner<br>Regulator | |
| 4.2 | Provide transparent leadership through effective government and administration | • Decision-makers lead, govern and regulate in an ethical, equitable, transparent and accountable way | Leader<br>Advocate<br>Service provider<br>Planner<br>Regulator | |
| 4.3 | Inform and engage with the community about the decisions that affect their lives | • All community members have the opportunity to shape our future<br>• Increased awareness of the key issues impacting our community | Advocate<br>Capacity builder<br>Planner | Businesses<br>Community members<br>Community groups |

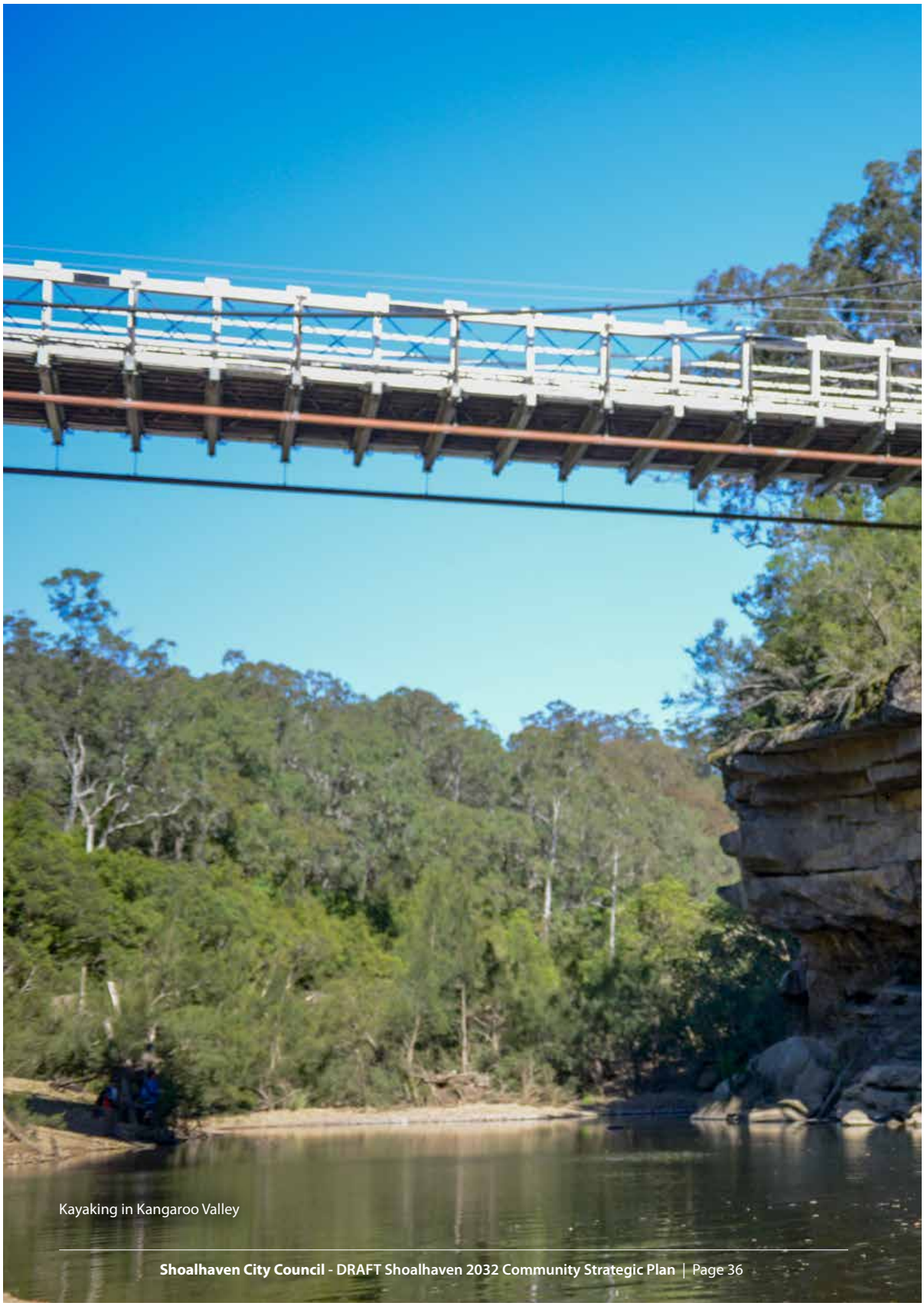
Key ⇩ Decrease ⇧ Increase

## How will we measure our progress?

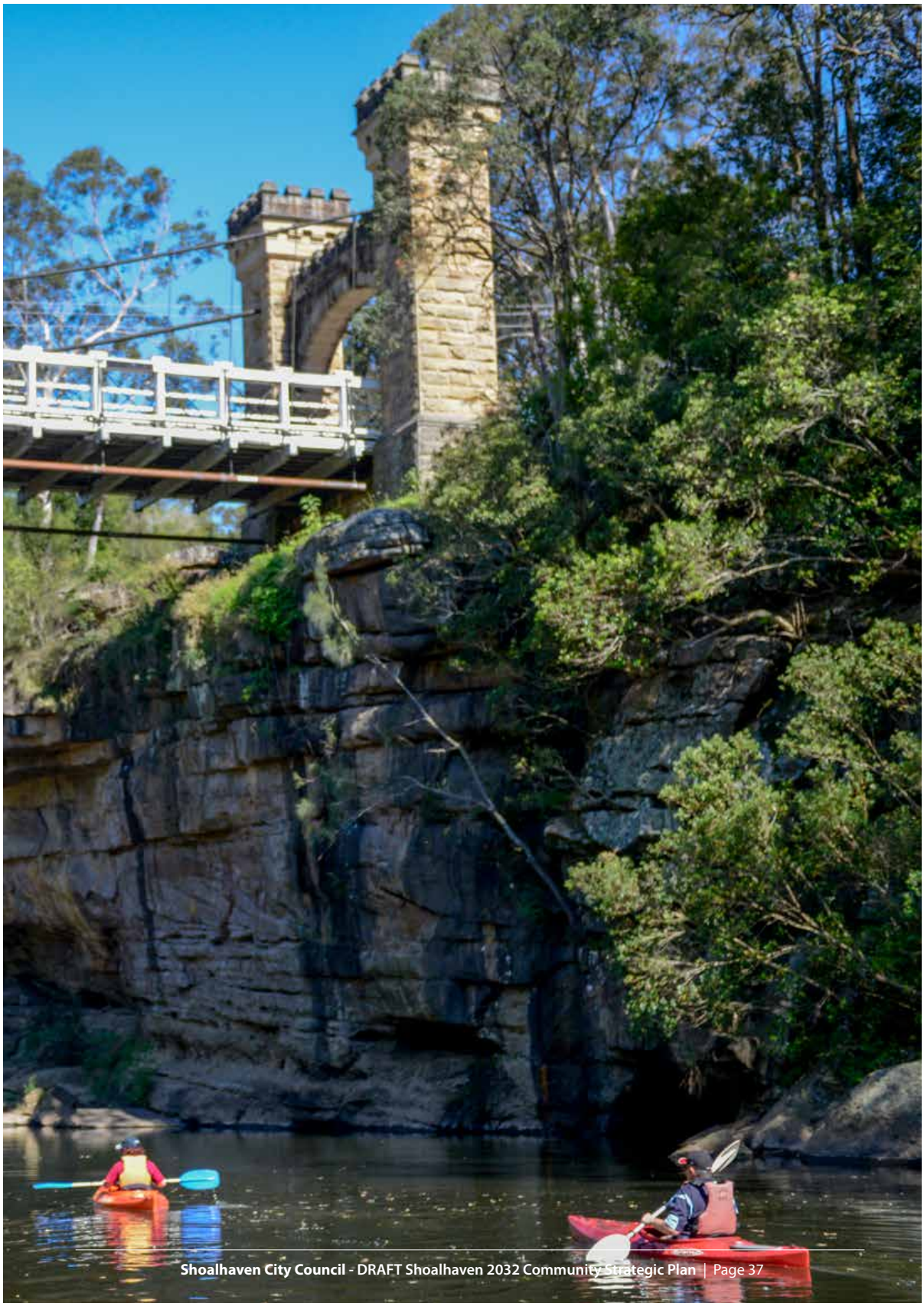
| What we will measure | How we will measure | Baseline | Target |
|---|---|---|---|
| Community's satisfaction with basic council services | Overall satisfaction with Shoalhaven City Council (rating out of 5 – community survey) | 3.3 | ⇧ |
| Community expectations about customer service | Overall performance of council in dealing with your request (rating out of 5 – community survey) | 3.6 | ⇧ |
| | Timeliness of council responding to community requests (rating out of 5 – community survey) | 3.5 | ⇧ |
| Council's financial benchmarks | Number of financial benchmarks that meet the six target ratios (2020-21) | 5 | ⇧ |
| Community's engagement in decisions that affect their lives | Community's awareness of community engagement projects and initiatives (percentage – community survey) | 34% | ⇧ |
| | Active participation in community engagement projects/initiatives (percentage – community survey) | 26% | ⇧ |
| | Levels of satisfaction with leadership and opportunities to participate in decision-making (new survey question) | New | ⇧ |

## Council supporting strategies and plans that will guide us

- Community Engagement Policy and Strategy
- Community Participation Plan
- Resourcing Strategy
  - Long Term Financial Plan
  - Asset Management Policy, Strategy and Plans
  - Workforce Strategy
  - Information Communications Technology Strategy



Kayaking in Kangaroo Valley



# Implementation

Council does not have the sole responsibility for implementing or resourcing all the community aspirations identified within the Plan. While Council takes a lead role in the development and implementation of the Plan, responsibility for achieving our long-term objectives rests with the collective commitment of all levels of government, businesses, industry groups, community organisations and individuals.

## Integrated Planning & Reporting Framework

Council's role in the delivery of services, facilities and programs is outlined in the Delivery Program and Operational Plan as well as Council's supporting strategies and plans. These strategies must be developed through consultation and engagement with our community.

Council is committed to understanding our community's desired level of service and demand for key facilities and programs via genuine engagement. The desired level of service is the balance between the service provided; the level of service the community expect and what the community is prepared to pay for. The desired level of service will inform and the actions within all of Council's plans.

Councils are required by the NSW Government to undertake long-term planning based on community engagement and backed up by comprehensive plans for finances, assets and workforce. This is known as the Integrated Planning and Reporting (IP&R) framework. Council operates in an increasingly complex environment, with responsibilities under more than 50 different pieces of legislation and direct relationships with over 20 NSW and Commonwealth Government agencies.

The IP&R framework allows councils to navigate these complexities in a meaningful and purposeful way and to:

- integrate community priorities into council strategies and plans
- support community and stakeholders to play an active role in shaping the future of their community
- articulate the community's vision and priorities
- assign resourcing to support delivery of the vision and priorities, while also balancing aspirations with affordability
- maintain accountability and transparency by regular monitoring and reporting

The Delivery Program and Operational Plan are the focus of how Council will act to implement our 2032 vision. These plans detail the actions and projects that will be delivered to work towards the Shoalhaven 2032 key priorities.

| Document | Purpose |
|---|---|
| Shoalhaven 2032 - Community Strategic Plan | Articulates the community's vision and aspirations for the next 10 years for our community, environment, economy and civic life |
| Delivery Program | Defines Council's objectives to support Shoalhaven 2032 over a four-year period |
| Operational Plan | Details what Council will do over the next 12 months to deliver on the objectives defined in the Delivery Program and allocates budget and resources to achieve them |
| Resourcing Strategy | Addresses how Council will implement and resource the Delivery Program through planning for our finances, assets and workforce |
| Supporting Strategies & Plans | Inform priority actions in the Delivery Program and Operational Plan with more detailed strategic activities |



CL22.262 - Attachment 1

## Reporting and Accountability

Council is accountable to the community on progressing towards the community's vision. The quarterly performance and annual reports detail progress against the objectives and actions in the Delivery Program and the Operational Plan. The Community Strategic Plan will also be evaluated through the State of the City report which is produced at the end of each Council term and presented to the incoming Council. The Plan will also be updated at the commencement of each Council term to ensure it remains relevant and continues to reflect community aspirations.

## Council's many different roles

Council plays many different roles in helping achieve our Community vision and aspirations. These are varied and evolve over time.

**Leader -** plans direction through developing and implementing policy and strategy, guides the way forward to achieve our community's vision

**Advocate -** elevates concerns to different levels of government reinforcing community needs

**Service Provider -** delivers facilities, services and infrastructure in an efficient manner to meet community needs

**Facilitator -** connects diverse interests and encourages activities to achieve positive community outcomes

**Capacity builder -** mentors, motivates and funds community-led initiatives which help deliver the community vision

**Planner -** works with our community stakeholders to develop well-researched solutions to our community needs

**Regulator -** implements legislation to work towards environmental protection and community wellbeing

CL22.262 - Attachment 1

# Alignment with Other Plans & Strategies

**As part of the development of the CSP2032, a review was undertaken of the following strategies and plans to identify opportunities and risks for Shoalhaven City.**

| National |
|---|
| Australian Water Safety Strategy |
| Indigenous Advancement Strategy |
| Standards and guidelines for Australian Public Libraries 2020 |
| Strategic Plan 2020-23 - National and State Libraries Australasia |
| Australia Council for the Arts Strategic Plan 2014-2019 and Corporate Plan 2019-2023 |
| Australia's Youth Policy Framework |

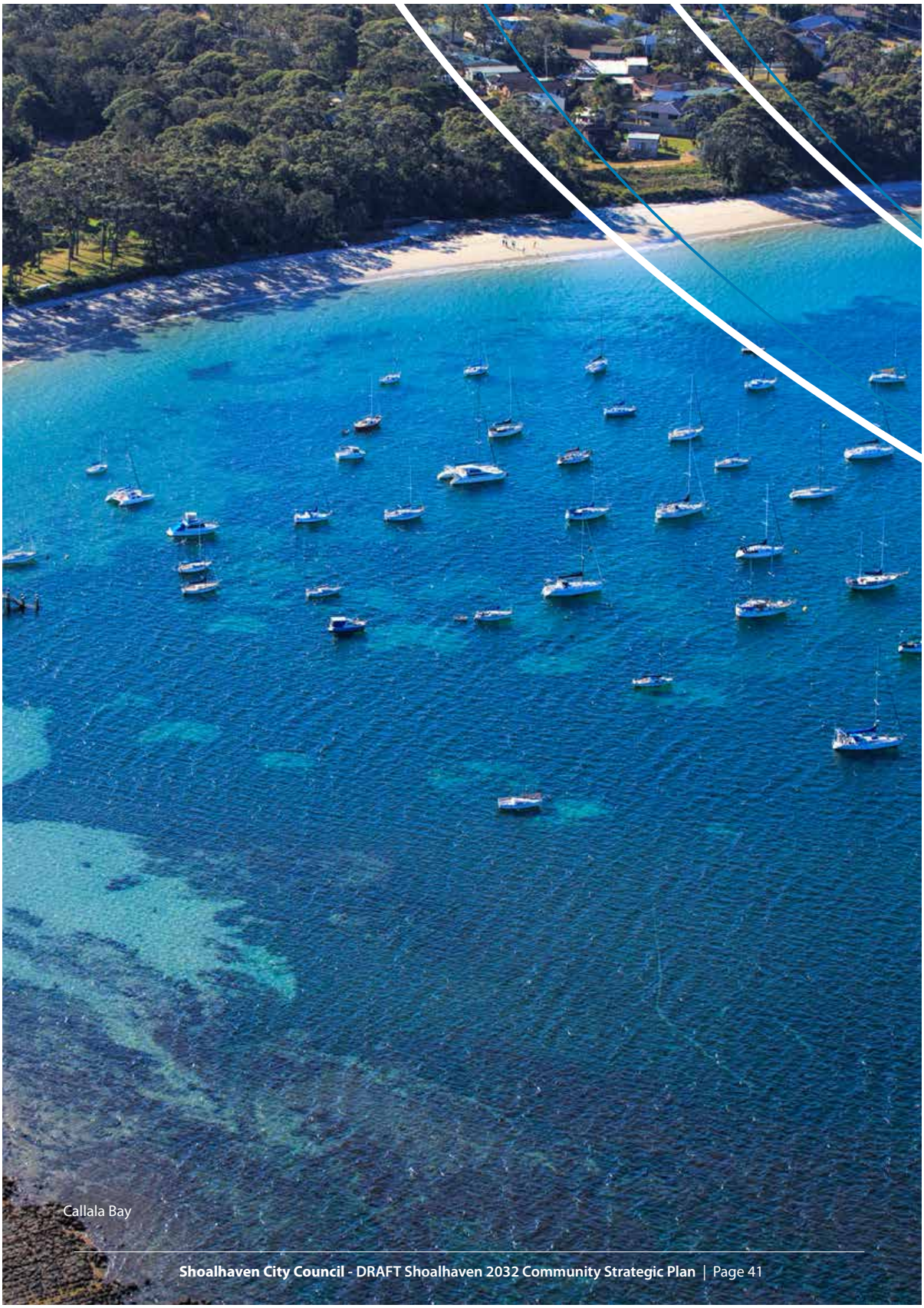
| Regional |
|---|
| Illawarra-Shoalhaven Regional Plan 2041 |
| Illawarra-Shoalhaven Regional Transport Plan |
| Regional NSW Services and Infrastructure Plan |
| Southeast Regional Strategic Pest Animal Management Plan |
| Southeast Regional Strategic Weed Management Plan 2017 - 2022 |

| State | |
|---|---|
| Regional Economic Development Strategy | Premiers Priorities |
| State Infrastructure Strategy | Practice Note 15 water safety |
| Future Transport Strategy | NSW Coastal Water Safety Council |
| NSW Marine Estate Management Strategy | Her sport her way |
| Better Placed | NSW Heritage Act 1977 |
| Greener Places | Indigenous spaces in library places - NSW public libraries |
| NSW Energy Efficiency Action Plan | Building on the Bookends Scenarios |
| Net Zero Plan Stage 1 | Living Learning Libraries 7th edition 2020 update |
| Shoalhaven and Illawarra Enabling Regional Adaptation Plan | Create NSW: Arts and Culture Policy Framework |
| South Coast Regional Conservation Plan | Create NSW: Cultural Infrastructure Plan 2025+ |
| NSW State Health Plan | Office of Sport Strategic Plan 2020-2024 |
| NSW Health Strategic Priorities | Future Directions 2019-2022 (Sport NSW) |
| NSW Department of Education Strategic Plan | Ageing Well in NSW – Seniors Strategy |
| NSW Higher Education Strategy | NSW Volunteering Strategy |
| Department of Communities and Justice Strategic Direction | NSW Disability Inclusion Plan |
| NSW Aboriginal Health Plan | NSW Biodiversity Values mapping |
| NSW Implementation Plan for Closing the Gap | EPA Resource Recovery |
| NSW Intergenerational Report | |

| Community – Led Plans |
|---|
| Bay and Basin Community Led Strategic Plan 2021 |
| Berry Community Strategic Plan 2016 |
| Conjola District Strategic Action Plan 2014-2030 |
| Shoalhaven Heads - Our Future - Strategy 2013 |
| Sussex Inlet and District strategic Action Plan 2015-2030 |



CL22.262 - Attachment 1



Callala Bay

# Part of a **Global Community**

Australia has joined with 192 other countries and committed to a global roadmap to work toward a better world for current and future generations.

The Sustainable Development Goals (SDGs) were developed by the United Nations to work towards a more sustainable future which promotes prosperity and protection of the planet. The 17 Goals guide efforts to increase global well-being through addressing some of society's key challenges. The key priorities and actions outlined in this Community Strategic Plan will help to realise global goals through local action.

CL22.262 - Attachment 1

Resilient, Safe, Accessible & Inclusive Communities
Sustainable, Liveable Environments
Thriving Local Economies
Effective, Responsible & Authentic Leadership
1 NO POVERTY
2 ZERO HUNGER
3 GOOD HEALTH AND WELL-BEING
5 GENDER EQUALITY
10 REDUCED INEQUALITIES
16 PEACE, JUSTICE AND STRONG INSTITUTIONS
17 PARTNERSHIPS FOR THE GOALS
6 CLEAN WATER AND SANITATION
7 AFFORDABLE AND CLEAN ENERGY
11 SUSTAINABLE CITIES AND COMMUNITIES
12 RESPONSIBLE CONSUMPTION AND PRODUCTION
13 CLIMATE ACTION
14 LIFE BELOW WATER
15 LIFE ON LAND
4 QUALITY EDUCATION
8 DECENT WORK AND ECONOMIC GROWTH
9 INDUSTRY, INNOVATION AND INFRASTRUCTURE
11 SUSTAINABLE CITIES AND COMMUNITIES
12 RESPONSIBLE CONSUMPTION AND PRODUCTION
17 PARTNERSHIPS FOR THE GOALS
6 CLEAN WATER AND SANITATION
10 REDUCED INEQUALITIES
11 SUSTAINABLE CITIES AND COMMUNITIES
16 PEACE, JUSTICE AND STRONG INSTITUTIONS
17 PARTNERSHIPS FOR THE GOALS

Shoalhaven City Council

Address all correspondence to:
**The Chief Executive Officer**
PO Box 42, Nowra NSW 2541
**shoalhaven.nsw.gov.au/contact**
**1300 293 111**

shoalhaven.nsw.gov.au

# Local Government Remuneration Tribunal

Annual Report and Determination

*Annual report and determination under sections 239 and 241 of the Local Government Act 1993*

20 April 2022

NSW Remuneration Tribunals website

CL22.263 - Attachment 1

**Local Government Remuneration Tribunal**

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**Local Government Remuneration Tribunal**

## Executive Summary

The *Local Government Act 1993* (LG Act) requires the Local Government Remuneration Tribunal ("the Tribunal") to report to the Minister for Local Government by 1 May each year on its determination of categories of councils and the maximum and minimum amounts of fees to be paid to mayors, councillors, and chairpersons and members of county councils.

### Categories

The Tribunal found the allocation of councils into the current categories appropriate. Criteria for each category is published in Appendix 1. These categories have not changed further to the extensive review undertaken as part of the 2020 review.

### Fees

The Tribunal determined a 2 per cent per annum increase in the minimum and maximum fees applicable to each category.

CL22.263 - Attachment 1

**Local Government Remuneration Tribunal**

## Section 1 Introduction

1. Section 239 of the LG Act provides that the Tribunal determine the categories of councils and mayoral offices and to place each council and mayoral office into one of those categories.
2. Section 241 of the LG Act provides that the Tribunal determine the maximum and minimum amount of fees to be paid to mayors and councillors of councils, as well as chairpersons and members of county councils for each of the categories determined under section 239.
3. Section 242A(1) of the LG Act, requires the Tribunal to give effect to the same policies on increases in remuneration as those of the Industrial Relations Commission.
4. The Tribunal can also determine that a council can be placed in another existing or new category with a higher range of fees without breaching the Government's Wages Policy as per section 242A (3) of the LG Act.
5. The Tribunal's determinations take effect from 1 July each year.

## Section 2 2021 Determination

6. The Tribunal received 18 submissions which included 9 requests for re-categorisation. At the time of making its determination, the Tribunal had available to it the Australian Bureau of Statistics 25 March 2020 population data for FY2018-19. The Tribunal noted the requirement of section 239 of the LG Act that it must determine categories for councils and mayoral offices at least once every 3 years. It noted that the Tribunal had conducted an extensive review in 2020 and decided that the categories would next be considered in 2023.
7. The Tribunal found that the current categories and allocation of councils to these categories remained appropriate. The Tribunal's finding had regard to the 2020 review, the current category model and criteria and the evidence put forward in the received submissions.
8. In regard to fees, the Tribunal determined a 2 per cent per annum increase in the minimum and maximum fees applicable to each category.

## Section 3 2022 Review

### Process

9. In 2020, the categories of general purpose councils were determined as follows:

| Metropolitan | Non-Metropolitan |
|---|---|
| • Principal CBD | • Major Regional City |
| • Major CBD | • Major Strategic Area |
| • Metropolitan Large | • Regional Strategic Area |
| • Metropolitan Medium | • Regional Centre |
| • Metropolitan Small | • Regional Rural |



CL22.263 - Attachment 1

| | |
|---|---|
| | • Rural |

10. The Tribunal wrote to all mayors or general managers and LGNSW on 14 October 2021 to advise of the commencement of the 2021 review and invited submissions regarding recategorisation, fees and other general matters. The Tribunal's correspondence advised that an extensive review of categories was undertaken in 2020 and, as this was only legislatively required every three years, consideration would be next be given in 2023. The correspondence further advised that submissions requesting to be moved into a different category as part of the 2022 review would require a strong case supported by evidence that substantiates that the criteria for the requested category is met.
11. Seven submissions were received from individual councils and one submission was received from LGNSW. The Tribunal noted that several of the submissions had not been endorsed by their respective councils. The Tribunal also met with the President, Chief Executive and Senior Manager of LGNSW.
12. The Tribunal discussed the submissions at length with the Assessors.
13. The Tribunal acknowledged previous and ongoing difficulties imposed by COVID19 and natural disasters on councils.
14. The Tribunal also acknowledged submissions from councils in regional and remote locations that raised unique challenges, such as travel and connectivity, experienced by mayors and councillors in those areas.
15. A summary of the matters raised in the received submissions and the Tribunal's consideration of those matters is outlined below.

## Categorisation

16. Five council submissions requested recategorisation. Three of these requests sought the creation new categories.

**Metropolitan Large Councils**

17. Penrith City Council acknowledged that categories were not being reviewed until 2023. However, the Council reiterated their previous year's position and contended that their claim for the creation of a new category of "Metropolitan Large – Growth Centre" continues to be enhanced through their leading role in the Western Sydney City Deal. Council's submission further stated that the participation in the Deal demonstrated the exponential growth that will occur in the Penrith Local Government Area.
18. Blacktown City Council requested the creation of a new category "Metropolitan Large – Growth Area". Council stated that the current criteria for "Metropolitan Large" does not reflect the Council's size, rate of growth and economic influence.

    Council based its argument for a new category on the following grounds:

    - Significant population growth. Current estimated population of 403,000 with an expected population of 640,000 in 2041.
    - Blacktown being critical to the success of the Greater Sydney Region Plan while also being part of the fastest growing district for the next 20 years.
    - 4th largest economy in NSW – as of 30 June 2020, Gross Regional Product (GRP) was $21.98 billion, comparatively City of Parramatta was $31.36 billion.
    - Undertaking of several transformational projects to increase economy and services. Examples include the redesign of Riverstone Town Centre, Australian Catholic University establishment of an interim campus for up to 700 undergrads

with a permanent campus to open by 2024, the $1 billion Blacktown Brain and Spinal Institute proposal and Blacktown International Sports Park Masterplan to provide a first-class multi-sport venue.
- Expansion in provision of services such as childcare, aquatic and leisure centres.
- Diversity of population.

**Non-Metropolitan Major Regional City Councils**

19. Newcastle Council requested clarification regarding City of Newcastle's status as either Metropolitan or Regional, noting that while City of Newcastle is classified as a "Major Regional City", the Newcastle Local Government Area is often exempt from both regional and metropolitan grant funding due to inconsistencies in classification. Council sought review on the following grounds:
    - Size of council area 187km² (in comparison of Parramatta Council 84km²).
    - Physical terrain.
    - Population and distribution of population.
    - Nature and volume of business dealt with by Council.
    - Nature and extent of development of City of Newcastle.
    - Diversity of communities served.
    - Regional, national and international significance of City of Newcastle.
    - Transport hubs.
    - Regional services including health, education, smart city services and public administration.
    - Cultural and sporting facilities.
    - Matters that the Tribunal consider relevant

**Regional Centre**

20. Tweed Shire Council requested to be reclassified as a "Regional Strategic Area" on the following grounds:
    - Proximity to the Gold Coast City and Brisbane.
    - Proximity to Sydney via the Gold Coast airport.
    - Tweed being the major population and city centre for the Northern Rivers Joint Organisation.
    - Tweed being the largest employer and strongest growth area in the Northern Rivers.

**Non-Metropolitan Rural Councils**

21. Murrumbidgee Council requested recategorisation to "Regional Rural" as they are a product of the merger of the former Jerilderie Shire Council and the former Murrumbidgee Shire Council. Council also suggested that the criteria for "Regional Rural" is amended to:
    - Councils categorised as Regional Rural will typically have a minimum residential population of 20,000 or can demonstrate one of the following features…."
        - the product of the 2016 amalgamation where two or more Rural classified Local Governments Areas merged.

**Findings - categorisation**

22. The Tribunal assessed each Council's submission and found that the current categories and allocation of councils to these categories remained appropriate. The Tribunal's findings had regard to the 2020 review, the current category model and



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criteria and the evidence put forward in the received submissions.

23. Having regard to the requirements of sections 239 and 240 of the LG Act, the Tribunal did not find that any council's submission was strong enough for a change in category or for the creation of a new category.

24. The Tribunal did note, however, that some councils may have a better case for recategorisation at the next major review of categories in 2023.

25. The Tribunal was of the view that the 2023 determination and review of categories as required by s239 (1) of the LG Act will see more requests from councils for recategorisation and possible determination of new categories. The Tribunal and Assessors may benefit from visits to meet regional organisations of councils and direct opportunities for input from Mayors and general managers in this regard.

## Fees

26. In determining the maximum and minimum fees payable in each of the categories, the Tribunal is required by section 242A of the LG Act, to give effect to the same policies on increases in remuneration as those that the Industrial Relations Commission is required to give effect to under section 146C of the *Industrial Relations Act 1996* (IR Act), when making or varying awards or orders relating to the conditions of employment of public sector employees.

27. Pursuant to section 146C(1)(a) of the IR Act, the current government policy on wages is expressed in the Industrial Relations (Public Sector Conditions of Employment) Regulation 2014 (IR Reg.). The IR Reg. provides that public sector wages cannot increase by more than 2.5 per cent per annum. The Tribunal therefore has the discretion to determine an increase of up to 2.5 per cent per annum.

28. Submissions that addressed fees sought an increase of a maximum of 2.5 per cent per annum or greater. These submissions raised issues such as comparative remuneration, cost of living and increasing workloads. One submission also suggested that higher fees are required to attract a higher standard of candidates to council roles.

29. The LGNSW submission contained 3 parts. The first part of the submission supported an increase of 2.5 per cent per annum in remuneration, but further argued that the maximum increase is inadequate and does not address the historical undervaluation of work performed by mayors and councillors, and the substantial expansion of their responsibilities and accountability in recently years. LGNSW used the following economic indexes and wage data in support of their argument:
    - Consumer price index (CPI)
    - National and state wages cases
    - Wage increases under the *Local Government (State) Award 2020.*

30. The second part of LGNSW's submission addressed inequity and impacts of low remuneration. It was supported by the research paper "Councillor perspectives on the (in)adequacy of remuneration in NSW local government: Impacts on well-being, diversity and quality of representation" (the "ANU Paper"), written by Associate Professor Jakimow of the Australian National University. A key finding of the ANU Paper was that "current remuneration levels are perceived as inadequately reflecting the extent and nature of council work." The finding was derived from the undertaking of



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a survey of councillors and mayors. The paper suggests that there is a disconnect between workload and remuneration and this was identified as the most frequent argument for increasing the current rate.

31. The third and final part of LGNSW's submission compared the minimum and maximum rates of NSW mayor and councillor remuneration to the remuneration of directors and chairpersons of comparable government bodies and not-for-profits, mayors and councillors in Queensland and members of the NSW Parliament. The submission contended that NSW mayor and councillor remuneration is below that of their counterparts.

32. Following the most recent review by the Independent Pricing and Regulatory Tribunal (IPART) the amount that councils will be able to increase the revenue they can collect from rates will depend on their level of population growth. IPART has set a 2022-23 rate peg for each council, ranging from 0.7 to 5.0 per cent. IPART's rate peg takes into account the annual change in the Local Government Cost Index, which measures the average costs faced by NSW councils, in addition to a population factor based on each council's population growth.

33. Employees under the *Local Government (State) Award 2020* will receive a 2 per cent per annum increase in rates of pay from the first full pay period to commence on or after 1 July 2022.

34. The Tribunal has determined a 2 per cent per annum increase in the minimum and maximum fees applicable to each category.

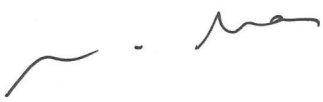
## Conclusion

35. The Tribunal's determinations have been made with the assistance of Assessors Ms Kylie Yates and Ms Melanie Hawyes.

36. It is the expectation of the Tribunal that in the future all submissions have council endorsement.

37. Determination 1 outlines the allocation of councils into each of the categories as per section 239 of the LG Act.

38. Determination 2 outlines the maximum and minimum fees paid to councillors and mayors and members and chairpersons of county councils as per section 241 of the LG Act.



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## Section 4 2021 Determinations

**Determination No. 1 - Allocation of councils into each of the categories as per section 239 of the LG Act effective from 1 July 2021**

**Table 1: General Purpose Councils - Metropolitan**

| Principal CBD (1) |
|---|
| Sydney |

| Major CBD (1) |
|---|
| Parramatta |

| Metropolitan Large (12) |
|---|
| Bayside |
| Blacktown |
| Canterbury-Bankstown |
| Cumberland |
| Fairfield |
| Inner West |
| Liverpool |
| Northern Beaches |
| Penrith |
| Ryde |
| Sutherland |
| The Hills |

| Metropolitan Medium (8) |
|---|
| Campbelltown |
| Camden |
| Georges River |
| Hornsby |
| Ku-ring-gai |
| North Sydney |
| Randwick |
| Willoughby |

| Metropolitan Small (8) |
|---|
| Burwood |
| Canada Bay |
| Hunters Hill |
| Lane Cove |
| Mosman |
| Strathfield |
| Waverley |
| Woollahra |



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**Table 2: General Purpose Councils - Non-Metropolitan**

| Major Regional City (2) |
|---|
| Newcastle |
| Wollongong |

| Major Strategic Area (1) |
|---|
| Central Coast |

| Regional Strategic Area (1) |
|---|
| Lake Macquarie |

| Regional Centre (24) | |
|---|---|
| Albury | Mid-Coast |
| Armidale | Orange |
| Ballina | Port Macquarie-Hastings |
| Bathurst | Port Stephens |
| Blue Mountains | Queanbeyan-Palerang |
| Cessnock | Shellharbour |
| Clarence Valley | Shoalhaven |
| Coffs Harbour | Tamworth |
| Dubbo | Tweed |
| Hawkesbury | Wagga Wagga |
| Lismore | Wingecarribee |
| Maitland | Wollondilly |

| Regional Rural (13) |
|---|
| Bega |
| Broken Hill |
| Byron |
| Eurobodalla |
| Goulburn Mulwaree |
| Griffith |
| Kempsey |
| Kiama |
| Lithgow |
| Mid-Western |
| Richmond Valley Council |
| Singleton |
| Snowy Monaro |

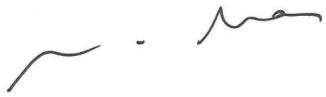
| Rural (57) | | | |
|---|---|---|---|
| Balranald | Cootamundra-Gundagai | Junee | Oberon |
| Bellingen | Cowra | Kyogle | Parkes |
| Berrigan | Dungog | Lachlan | Snowy Valleys |
| Bland | Edward River | Leeton | Temora |
| Blayney | Federation | Liverpool Plains | Tenterfield |
| Bogan | Forbes | Lockhart | Upper Hunter |
| Bourke | Gilgandra | Moree Plains | Upper Lachlan |
| Brewarrina | Glen Innes Severn | Murray River | Uralla |
| Cabonne | Greater Hume | Murrumbidgee | Walcha |
| Carrathool | Gunnedah | Muswellbrook | Walgett |
| Central Darling | Gwydir | Nambucca | Warren |
| Cobar | Hay | Narrabri | Warrumbungle |
| Coolamon | Hilltops | Narrandera | Weddin |
| Coonamble | Inverell | Narromine | Wentworth |

**Local Government Remuneration Tribunal**

| Rural (57) | |
|---|---|
| | Yass |

**Table 3: County Councils**

| Water (4) | Other (6) |
|---|---|
| Central Tablelands | Castlereagh-Macquarie |
| Goldenfields Water | Central Murray |
| Riverina Water | Hawkesbury River |
| Rous | New England Tablelands |
| | Upper Hunter |
| | Upper Macquarie |



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**Local Government Remuneration Tribunal**

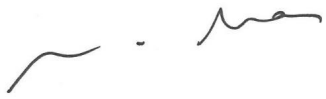
**Determination No. 2 - Fees for Councillors and Mayors as per section 241 of the LG Act effective from 1 July 2022**

The annual fees to be paid in each of the categories to Councillors, Mayors, Members and Chairpersons of County Councils effective on and from 1 July 2022 as per section 241 of the *Local Government Act 1993* are determined as follows:

**Table 4: Fees for General Purpose and County Councils**

| Category | | Councillor/Member Annual Fee ($) effective 1 July 2022 | | Mayor/Chairperson Additional Fee* ($) effective 1 July 2022 | |
|---|---|---|---|---|---|
| | | Minimum | Maximum | Minimum | Maximum |
| General Purpose Councils - Metropolitan | Principal CBD | 28,750 | 42,170 | 175,930 | 231,500 |
| | Major CBD | 19,180 | 35,520 | 40,740 | 114,770 |
| | Metropolitan Large | 19,180 | 31,640 | 40,740 | 92,180 |
| | Metropolitan Medium | 14,380 | 26,840 | 30,550 | 71,300 |
| | Metropolitan Small | 9,560 | 21,100 | 20,370 | 46,010 |
| General Purpose Councils - Non-Metropolitan | Major Regional City | 19,180 | 33,330 | 40,740 | 103,840 |
| | Major Strategic Area | 19,180 | 33,330 | 40,740 | 103,840 |
| | Regional Strategic Area | 19,180 | 31,640 | 40,740 | 92,180 |
| | Regional Centre | 14,380 | 25,310 | 29,920 | 62,510 |
| | Regional Rural | 9,560 | 21,100 | 20,370 | 46,040 |
| | Rural | 9,560 | 12,650 | 10,180 | 27,600 |
| County Councils | Water | 1,900 | 10,550 | 4,080 | 17,330 |
| | Other | 1,900 | 6,300 | 4,080 | 11,510 |

*This fee must be paid in addition to the fee paid to the Mayor/Chairperson as a Councillor/Member (s.249(2)).



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**Local Government Remuneration Tribunal**

Dated: 20 April 2021



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## Appendices

### Appendix 1 Criteria that apply to categories

**Principal CBD**

The Council of the City of Sydney (the City of Sydney) is the principal central business district (CBD) in the Sydney Metropolitan area. The City of Sydney is home to Sydney's primary commercial office district with the largest concentration of businesses and retailers in Sydney. The City of Sydney's sphere of economic influence is the greatest of any local government area in Australia.

The CBD is also host to some of the city's most significant transport infrastructure including Central Station, Circular Quay and International Overseas Passenger Terminal. Sydney is recognised globally with its iconic harbour setting and the City of Sydney is host to the city's historical, cultural and ceremonial precincts. The City of Sydney attracts significant visitor numbers and is home to 60 per cent of metropolitan Sydney's hotels.

The role of Lord Mayor of the City of Sydney has significant prominence reflecting the CBD's importance as home to the country's major business centres and public facilities of state and national importance. The Lord Mayor's responsibilities in developing and maintaining relationships with stakeholders, including other councils, state and federal governments, community and business groups, and the media are considered greater than other mayoral roles in NSW.

**Major CBD**

The Council of the City of Parramatta (City of Parramatta) is the economic capital of Greater Western Sydney and the geographic and demographic centre of Greater Sydney. Parramatta is the second largest economy in NSW (after Sydney CBD) and the sixth largest in Australia.

As a secondary CBD to metropolitan Sydney the Parramatta local government area is a major provider of business and government services with a significant number of organisations relocating their head offices to Parramatta. Public administration and safety have been a growth sector for Parramatta as the State Government has promoted a policy of moving government agencies westward to support economic development beyond the Sydney CBD.

The City of Parramatta provides a broad range of regional services across the Sydney Metropolitan area with a significant transport hub and hospital and educational facilities. The City of Parramatta is home to the Westmead Health and Medical Research precinct which represents the largest concentration of hospital and health services in Australia, servicing Western Sydney and providing other specialised services for the rest of NSW.

The City of Parramatta is also home to a significant number of cultural and sporting facilities (including Sydney Olympic Park) which draw significant domestic and international visitors to the region.

**Local Government Remuneration Tribunal**

**Metropolitan Large**

Councils categorised as Metropolitan Large will typically have a minimum residential population of 200,000.

Councils may also be categorised as Metropolitan Large if their residential population combined with their non-resident working population exceeds 200,000. To satisfy this criteria the non-resident working population must exceed 50,000.

Other features may include:

- total operating revenue exceeding $200M per annum
- the provision of significant regional services to greater Sydney including, but not limited to, major education, health, retail, sports, other recreation and cultural facilities
- significant industrial, commercial and residential centres and development corridors
- high population growth.

Councils categorised as Metropolitan Large will have a sphere of economic influence and provide regional services considered to be greater than those of other metropolitan councils.

**Metropolitan Medium**

Councils categorised as Metropolitan Medium will typically have a minimum residential population of 100,000.

Councils may also be categorised as Metropolitan Medium if their residential population combined with their non-resident working population exceeds 100,000. To satisfy this criteria the non-resident working population must exceed 50,000

Other features may include:

- total operating revenue exceeding $100M per annum
- services to greater Sydney including, but not limited to, major education, health, retail, sports, other recreation and cultural facilities
- industrial, commercial and residential centres and development corridors
- high population growth.

The sphere of economic influence, the scale of council operations and the extent of regional servicing would be below that of Metropolitan Large councils.

**Local Government Remuneration Tribunal**

**Metropolitan Small**

Councils categorised as Metropolitan Small will typically have a residential population less than 100,000.

Other features which distinguish them from other metropolitan councils include:

- total operating revenue less than $150M per annum.

While these councils may include some of the facilities and characteristics of both Metropolitan Large and Metropolitan Medium councils the overall sphere of economic influence, the scale of council operations and the extent of regional servicing would be below that of Metropolitan Medium councils.

**Major Regional City**

Newcastle City Council and Wollongong City Councils are categorised as Major Regional City. These councils:

- are metropolitan in nature with major residential, commercial and industrial areas
- typically host government departments, major tertiary education and health facilities and incorporate high density commercial and residential development
- provide a full range of higher order services and activities along with arts, culture, recreation, sporting and entertainment facilities to service the wider community and broader region
- have significant transport and freight infrastructure servicing international markets, the capital city and regional areas
- have significant natural and man-made assets to support diverse economic activity, trade and future investment
- typically contain ventures which have a broader State and national focus which impact upon the operations of the council.

**Major Strategic Area**

Councils categorised as Major Strategic Area will have a minimum population of 300,000.

Other features may include:

- health services, tertiary education services and major regional airports which service the surrounding and wider regional community
- a full range of high-order services including business, office and retail uses with arts, culture, recreation and entertainment centres
- total operating revenue exceeding $250M per annum
- significant visitor numbers to established tourism ventures and major events that attract state and national attention
- a proximity to Sydney which generates economic opportunities.

Currently, only Central Coast Council meets the criteria to be categorised as a Major Strategic Area. Its population, predicted population growth, and scale of the Council's operations warrant that it be differentiated from other non-metropolitan councils. Central Coast Council is also a

significant contributor to the regional economy associated with proximity to and connections with Sydney and the Hunter Region.

**Regional Strategic Area**

Councils categorised as Regional Strategic Area are differentiated from councils in the Regional Centre category on the basis of their significant population and will typically have a residential population above 200,000.

Other features may include:

- health services, tertiary education services and major regional airports which service the surrounding and wider regional community
- a full range of high-order services including business, office and retail uses with arts, culture, recreation and entertainment centres
- total operating revenue exceeding $250M per annum
- significant visitor numbers to established tourism ventures and major events that attract state and national attention
- a proximity to Sydney which generates economic opportunities.

Currently, only Lake Macquarie Council meets the criteria to be categorised as a Regional Strategic Area. Its population and overall scale of council operations will be greater than Regional Centre councils.

**Regional Centre**

Councils categorised as Regional Centre will typically have a minimum residential population of 40,000.

Other features may include:

- a large city or town providing a significant proportion of the region's housing and employment
- health services, tertiary education services and major regional airports which service the surrounding and wider regional community
- a full range of high-order services including business, office and retail uses with arts, culture, recreation and entertainment centres
- total operating revenue exceeding $100M per annum
- the highest rates of population growth in regional NSW
- significant visitor numbers to established tourism ventures and major events that attract state and national attention
- a proximity to Sydney which generates economic opportunities.

Councils in the category of Regional Centre are often considered the geographic centre of the region providing services to their immediate and wider catchment communities.

**Local Government Remuneration Tribunal**

**Regional Rural**

Councils categorised as Regional Rural will typically have a minimum residential population of 20,000.

Other features may include:

- a large urban population existing alongside a traditional farming sector, and are surrounded by smaller towns and villages
- health services, tertiary education services and regional airports which service a regional community
- a broad range of industries including agricultural, educational, health, professional, government and retail services
- large visitor numbers to established tourism ventures and events.

Councils in the category of Regional Rural provide a degree of regional servicing below that of a Regional Centre.

**Rural**

Councils categorised as Rural will typically have a residential population less than 20,000.

Other features may include:

- one or two significant townships combined with a considerable dispersed population spread over a large area and a long distance from a major regional centre
- a limited range of services, facilities and employment opportunities compared to Regional Rural councils
- local economies based on agricultural/resource industries.

**County Councils - Water**

County councils that provide water and/or sewerage functions with a joint approach in planning and installing large water reticulation and sewerage systems.

**County Councils - Other**

County councils that administer, control and eradicate declared noxious weeds as a specified Local Control Authority under the *Biosecurity Act 2015*.

Shoalhaven City Council
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DRAFT

# DRAFT
# Code of Meeting Practice



| | |
|---|---|
| **Adoption Date:** | 28/05/2019 |
| **Amendment Date:** | 13/04/2021 |
| **Minute Number:** | MIN19.316, MIN21.192 |
| **Review Date:** | 30 August 2025 |
| **Directorate:** | City Performance |
| **Record Number:** | POL21/25 (3798E) |

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## 1. Introduction

The Model Code of Meeting Practice for Local Councils in NSW (the Model Meeting Code) is ~~made~~ prescribed under section 360 of the *Local Government Act 1993* (the Act) and the *Local Government (General) Regulation 2021~~05~~* (the Regulation).

This Code reflects the provisions of the Model Code of Meeting Practice. It shall apply to:

- Council meetings
- All Committees comprising of Councillors appointed pursuant to Clause 260 Regulations with the exception of the provisions relating to 'Rising to speak' and 'Limitation on the number of times a member may speak'.
- Other Committees comprising of Councillors and Staff or Community members (including Boards) with the exception of the provisions relating to 'Rising to speak' and 'Limitation on the number of times a member may speak'.

Council's 'Code of Conduct' and Procedures are to be read in conjunction with this Code and apply in all respects conduct at Council and Committee meetings.

A Council and a Committee of the Council of which all the members are Councillors must conduct its meetings in accordance with the Code of Meeting Practice adopted by the Council.

A Council's adopted code of meeting practice may also incorporate the non-mandatory provisions of the Model Meeting Code and other supplementary provisions. However, a code of meeting practice adopted by a Council must not contain provisions that are inconsistent with the mandatory provisions of the Model Meeting Code.

## 2. Meeting Principles

2.1 Council and Committee meetings should be:

*Transparent:* Decisions are made in a way that is open and accountable.

*Informed:* Decisions are made based on relevant, quality information.

*Inclusive*: Decisions respect the diverse needs and interests of the local community.

*Principled*: Decisions are informed by the principles prescribed under Chapter 3 of the Act.

*Trusted*: The community has confidence that Councillors and staff act ethically and make decisions in the interests of the whole community.

*Respectful*: Councillors, staff and meeting attendees treat each other with respect.

*Effective*: Meetings are well organised, effectively run and skilfully chaired.

*Orderly*: Councillors, staff and meeting attendees behave in a way that contributes to the orderly conduct of the meeting.

## 3. Before the Meeting

**Timing of Ordinary Council Meetings**

3.1 The Council shall, by resolution, set the frequency, time, date and place of its ordinary meetings.

Note: Under section 365 of the Act, Councils are required to meet at least ten (10) times each year, each time in a different month unless the Minister for Local Government has approved a reduction in the number of times that a Council is required to meet each year under section 365A.

Note: Under section 396 of the Act, County Councils are required to meet at least four (4) times each year.

**Extraordinary Meetings**

3.2 If the Mayor receives a request in writing, signed by at least two (2) Councillors, the Mayor must call an extraordinary meeting of the Council to be held as soon as practicable, but in any event, no more than fourteen (14) days after receipt of the request. The Mayor can be one of the two Councillors requesting the meeting.

Note: Clause 3.2 reflects section 366 of the Act.

**Notice to the Public of Council Meetings**

3.3 The Council must give notice to the public of the time, date and place of each of its meetings, including Extraordinary meetings and of each meeting of Committees of the Council.

Note: Clause 3.3 reflects section 9(1) of the Act.

3.4 For the purposes of clause 3.3, notice of a meeting of the Council and of a Committee of Council is to be published before the meeting takes place. The notice must be published on the Council's website, and in such other manner that the Council is satisfied is likely to bring notice of the meeting to the attention of as many people as possible.

3.5 For the purposes of clause 3.3, notice of more than one (1) meeting may be given in the same notice.

**Notice to Councillors of Ordinary Council Meetings**

3.6 The ~~General Manager~~Chief Executive Officer ~~-~~must send to each Councillor, at least three (3) days before each meeting of the Council, a notice specifying the time, date and place at which the meeting is to be held, and the business proposed to be considered at the meeting.

Note: Clause 3.6 reflects section 367(1) of the Act.



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3.7 The notice and the agenda for, and the business papers relating to, the meeting may be given to Councillors in electronic form, but only if all Councillors have facilities to access the notice, agenda and business papers in that form.

Note: Clause 3.7 reflects section 367(3) of the Act.

**Notice to Councillors of Extraordinary Meetings**

3.8 Notice of less than three (3) days may be given to Councillors of an Extraordinary meeting of the Council in cases of emergency.

Note: Clause 3.8 reflects section 367(2) of the Act.

**Giving Notice of Business to be Considered at Council Meetings**

3.9 A Councillor may give notice of any business they wish to be considered by the Council at its next ordinary meeting by way of a notice of motion. To be included on the agenda of the meeting, the notice of motion must be in writing and must be submitted **at least 7 calendar days** before the meeting is to be held.

3.10 A Councillor may, in writing to the ~~General Manager~~Chief Executive Officer , request the withdrawal of a Notice of Motion submitted by them prior to its inclusion in the agenda and business paper for the meeting at which it is to be considered.

3.11 If the ~~General Manager~~Chief Executive Officer considers that a Notice of Motion submitted by a Councillor for consideration at an Ordinary Meeting of the Council has legal, strategic, financial or policy implications which should be taken into consideration by the meeting, the ~~General Manager~~Chief Executive Officer may prepare a report in relation to the Notice of Motion for inclusion with the business papers for the meeting at which the Notice of Motion is to be considered by the Council.

Note for consideration when drafting Notices of Motion:

~~:~~ A Notice of Motion for the expenditure of funds on works and/or services other than those already provided for in the Council's current adopted Operational Plan should identify the source of funding for the expenditure that is the subject of the Notice of Motion.

If the Notice of Motion does not identify a funding source, the ~~General Manager~~Chief Executive Officer is able to either:

(a) add a note to the Notice of Motion

(b) prepare a report on the availability of funds for implementing the motion if adopted for inclusion in the business papers for the meeting at which the Notice of Motion is to be considered by the Council, or

(c) by written notice sent to all Councillors with the business papers for the meeting for which the Notice of Motion has been submitted, defer consideration of the matter by the Council to such a date specified in the notice, pending the preparation of such a report

**Questions with Notice**

3.12 A Councillor may, by way of a notice submitted under clause 3.9, ask a question for response by the ~~General Manager~~Chief Executive Officer about the performance or operations of the Council.

3.13 A Councillor is not permitted to ask a Question with Notice under clause 3.12 that comprises a complaint against the ~~General Manager~~Chief Executive Office or a member of staff of the Council, or a question that implies wrongdoing by the ~~General Manager~~Chief Executive Office or a member of staff of the Council.

3.14 The ~~General Manager~~Chief Executive Office or their nominee may respond to a Question with Notice submitted under clause 3.12 by way of a report included in the business papers for the relevant meeting of the Council or orally at the meeting.

**Agenda and Business Papers for Ordinary Meetings**

3.15 The ~~General Manager~~Chief Executive Officer must cause the agenda for a meeting of the Council or a Committee of the Council to be prepared as soon as practicable before the meeting.

3.16 The ~~General Manager~~Chief Executive Officer must ensure that the agenda for an ordinary meeting of the Council states:

(a) all matters to be dealt with arising out of the proceedings of previous meetings of the Council, and
(b) if the Mayor is the chairperson – any matter or topic that the chairperson proposes, at the time when the agenda is prepared, to put to the meeting, and
(c) all matters, including matters that are the subject of staff reports and reports of Committees, to be considered at the meeting, and
(d) any business of which due notice has been given under clause 3.9.

3.17 Nothing in clause 3.16 limits the powers of the Mayor to put a Mayoral Minute to a meeting under clause 9.6.

3.18 The ~~General Manager~~Chief Executive Officer must not include in the agenda for a meeting of the Council any business of which due notice has been given if, in the opinion of the ~~General Manager~~Chief Executive Officer, the business is, or the implementation of the business would be, unlawful. The ~~General Manager~~Chief Executive Officer must report, without giving details of the item of business, any such exclusion to the next meeting of the Council.

3.19 Where the agenda includes the receipt of information or discussion of other matters that, in the opinion of the ~~General Manager~~Chief Executive Officer, is likely to take place when the meeting is closed to the public, the ~~General Manager~~Chief Executive Officer must ensure that the agenda of the meeting:



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(a) identifies the relevant item of business and indicates that it is of such a nature (without disclosing details of the information to be considered when the meeting is closed to the public), and
(b) states the grounds under section 10A(2) of the Act relevant to the item of business.

Note: Clause 3.19 reflects section 9(2A)(a) of the Act.

3.20 The ~~General Manager~~Chief Executive Officer must ensure that the details of any item of business which, in the opinion of the ~~General Manager~~Chief Executive Officer, is likely to be considered when the meeting is closed to the public, are included in a business paper provided to Councillors for the meeting concerned. Such details must not be included in the business papers made available to the public, and must not be disclosed by a Councillor or by any other person to another person who is not authorised to have that information.

## Statement of Ethical Obligations

3.21 Business papers for all Ordinary and Extraordinary Meetings of the Council and Committees of the Council must contain a statement reminding Councillors of their Oath or Affirmation of Office made under section 233A of the Act and their obligations under the Council's Code of Conduct to disclose and appropriately manage conflicts of interest.

### Availability of the Agenda and Business Papers to the Public

3.22 Copies of the agenda and the associated business papers, such as correspondence and reports for meetings of the Council and Committees of Council, are to be published on the Council's website, and must be made available to the public for inspection, or for taking away by any person free of charge at the offices of the Council, at the relevant meeting and at such other venues determined by the Council.

Note: Clause 3.22 reflects section 9(2) and (4) of the Act.

3.23 Clause 3.22 does not apply to the business papers for items of business that the ~~General Manager~~Chief Executive Officer has identified under clause 3.19 as being likely to be considered when the meeting is closed to the public.

Note: Clause 3.23 reflects section 9(2A)(b) of the Act.

3.24 For the purposes of clause 3.22, copies of agendas and business papers must be published on the Council's website and made available to the public at a time that is as close as possible to the time they are available to Councillors.

Note: Clause 3.24 reflects section 9(3) of the Act.

3.25 A copy of an agenda, or of an associated business paper made available under clause 3.22, may in addition be given or made available in electronic form.



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Note: Clause 3.25 reflects section 9(5) of the Act.

**Agenda and Business Papers for Extraordinary Meetings**

3.26 The ~~General Manager~~Chief Executive Officer must ensure that the agenda for an Extraordinary Meeting of the Council deals only with the matters stated in the notice of the meeting.

3.27 Despite clause 3.26, business may be considered at an Extraordinary Meeting of the Council, even though due notice of the business has not been given, if:

(a) a motion is passed to have the business considered at the meeting, and
(b) the business to be considered is ruled by the chairperson to be of great urgency on the grounds that it requires a decision by the Council before the next scheduled Ordinary Meeting of the Council.

3.28 A motion moved under clause 3.27(a) can be moved without notice but only after the business notified in the agenda for the Extraordinary Meeting has been dealt with.

3.29 Despite clauses 10.19–10.29, only the mover of a motion moved under clause 3.28(a) can speak to the motion before it is put.

3.30 A motion of dissent cannot be moved against a ruling of the chairperson under clause 3.27(b) on whether a matter is of great urgency.

**Pre-Meeting Briefing Sessions**

3.31 Where the ~~General Manager~~Chief Executive Officer deems necessary, the ~~General Manager~~Chief Executive Officer may arrange a pre-meeting briefing session to brief Councillors on business to be considered at a Council meeting. Pre-meeting briefing sessions may also be held for Extraordinary Meetings of the Council and meetings of Committees of the Council.

3.32 Pre-meeting briefing sessions are to be held in the absence of the public.

3.33 Pre-meeting briefing sessions may be held by audio-visual link.

3.34 The ~~General Manager~~Chief Executive Officer or a member of staff nominated by the ~~General Manager~~Chief Executive Officer is to preside at pre-meeting briefing sessions.

3.35 Councillors must not use pre-meeting briefing sessions to debate or make preliminary decisions on items of business they are being briefed on, and any debate and decision-making must be left to the formal Council or Committee Meeting at which the item of business is to be considered.

3.36 Councillors (including the Mayor) must declare and manage any conflicts of interest they may have in relation to any item of business that is the subject of a briefing at a pre-meeting briefing session, in the same way that they are required to do so at a Council or Committee Meeting. The Council is to maintain a written record of all conflict



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of interest declarations made at pre-meeting briefing sessions and how the conflict of interest was managed by the Councillor who made the declaration.

## 4. Public Forum

4.1 The Council may hold a Public Forum prior to each Ordinary Meeting of the Council for the purpose of hearing oral submissions from members of the public on items of business to be considered at the meeting. Public forums may also be held prior to Extraordinary Council meetings and meetings of Committees of the Council.

4.2 Public Forums may be held by audio-visual link.

4.3 Public Forums are to be chaired by the Mayor or their nominee.

4.4 To speak at a Public Forum, a person must first make an application to the Council in the approved form. Applications to speak at the Public Forum must be received by 9.30am on the day of which the Public Forum is to be held, and must identify the item of business on the agenda of the Council meeting the person wishes to speak on, and whether they wish to speak 'for' or 'against' the item.

4.5 Legal representatives acting on behalf of others are not to be permitted to speak at a public forum unless they identify their status as a legal representative when applying to speak at the Public Forum.

4.6 The ~~General Manager~~Chief Executive Officer or the chairperson may refuse an application to speak at a Public Forum.

4.7 No more than one speaker is to be permitted to speak 'for' and 'against' each item of business on the agenda for the Council meeting.

4.8 If more than the permitted number of speakers apply to speak 'for' or 'against' any item of business, the ~~general manager~~Chief Executive Officer or the chairperson may increase the number of speakers permitted to speak on an item of business, where they are satisfied that it is necessary to do so to allow the council to hear a fuller range of views on the relevant item of business.

~~4.09 Approved speakers at the public forum are to register with the council any written, visual or audio material to be presented in support of their address to the council at the public forum, and to identify any equipment needs no later than 9.30am on the day of the public forum. The General Manager or their delegate may refuse to allow such material to be presented.~~

4.9~~10~~ The ~~General Manager~~Chief Executive Officer or their delegate is to determine the order of speakers at the public forum.

4.10~~1~~ Each speaker will be allowed five minutes to address the council. This time is to be strictly enforced by the chairperson.



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4.12~~1~~ Speakers at public forums must not digress from the item on the agenda of the Council meeting they have applied to address the Council on. If a speaker digresses to irrelevant matters, the Chairperson is to direct the speaker not to do so. If a speaker fails to observe a direction from the Chairperson, the speaker will not be further heard.

4.13~~2~~ A Councillor (including the Chairperson) may, through the Chairperson, ask questions of a speaker following their address at a Public Forum. Questions put to a speaker must be direct, succinct and without argument.

4.14~~3~~ Speakers are under no obligation to answer a question put under clause 4.13.

4.15~~4~~ Speakers at public forums cannot ask questions of the Council, Councillors or Council Staff.

4.16~~5~~ The ~~General Manager~~Chief Executive Officer or their nominee may, with the concurrence of the Chairperson, address the Council in response to an address to the Council at a Public Forum after the address and any subsequent questions and answers have been finalised.

4.17~~6~~ Where an address made at a Public Forum raises matters that require further consideration by Council staff, the ~~General Manager~~Chief Executive Officer may recommend that the Council defer consideration of the matter pending the preparation of a further report on the matters.

4.18~~7~~ When addressing the Council, speakers at Public Forums must comply with this code and all other relevant Council codes, policies and procedures. Speakers must refrain from engaging in disorderly conduct, publicly alleging breaches of the Council's Code of Conduct or making other potentially defamatory statements.

4.19~~8~~ If the Chairperson considers that a speaker at a Public Forum has engaged in conduct of the type referred to in clause 4.18, the Chairperson may request the person to refrain from the inappropriate behaviour and to withdraw and unreservedly apologise for any inappropriate comments. Where the speaker fails to comply with the Chairperson's request, the Chairperson may immediately require the person to stop speaking.

4.20~~19~~ Clause 4.19 does not limit the ability of the Chairperson to deal with disorderly conduct by speakers at Public Forums in accordance with the provisions of Part 15 of this code.

4.21~~20~~ Where a speaker engages in conduct of the type referred to in clause 4.19, the ~~General Manager~~Chief Executive Officer or their delegate may refuse further applications from that person to speak at public forums for such a period as the ~~general manager~~Chief Executive Officer or their delegate considers appropriate.

4.22~~21~~ Councillors (including the Mayor) must declare and manage any conflicts of interest they may have in relation to any item of business that is the subject of an address at a Public Forum, in the same way that they are required to do so at a Council or Committee meeting. The Council is to maintain a written record of all conflict of interest declarations made at Public Forums and how the conflict of interest was managed by the Councillor who made the declaration.



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Note: Public Forums should not be held as part of a Council or Committee Meeting. Council or Committee Meetings should be reserved for decision-making by the Council or Committee of Council.

Where a Public Forum is held as part of a Council or Committee Meeting, it must be conducted in accordance with the other requirements of this code relating to the conduct of Council and Committee Meetings.

## 5. Coming Together

**Attendance by Councillors at Meetings**

5.1 All Councillors must make reasonable efforts to attend meetings of the Council and of Committees of the Council of which they are members.

Note: A Councillor may not attend a meeting as a Councillor (other than the first meeting of the Council after the Councillor is elected or a meeting at which the Councillor takes an oath or makes an affirmation of office) until they have taken an oath or made an affirmation of office in the form prescribed under section 233A of the Act.

5.2 A Councillor cannot participate in a meeting of the Council or of a Committee of the Council unless personally present at the meeting, unless permitted to attend the meeting by audio-visual link under this code.

5.3 Where a Councillor is unable to attend one or more ordinary meetings of the Council, the Councillor should request that the Council grant them a leave of absence from those meetings. This clause does not prevent a Councillor from making an apology if they are unable to attend a meeting. However the acceptance of such an apology does not constitute the granting of a leave of absence for the purposes of this code and the Act.

5.4 A Councillor's request for leave of absence from Council meetings should, if practicable, identify (by date) the meetings from which the Councillor intends to be absent and the grounds upon which the leave of absence is being sought.

5.5 The Council must act reasonably when considering whether to grant a Councillor's request for a leave of absence.

5.6 A Councillor's civic office will become vacant if the Councillor is absent from three (3) consecutive ordinary meetings of the Council without prior leave of the Council, or leave granted by the Council at any of the meetings concerned, unless the holder is absent because they have been suspended from office under the Act, or because the Council has been suspended under the Act, or as a consequence of a compliance order under section 438HA.

Note: Clause 5.6 reflects section 234(1)(d) of the Act.



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5.7 A Councillor who intends to attend a meeting of the Council despite having been granted a leave of absence should, if practicable, give the ~~General Manager~~Chief Executive Officer at least two (2) days' notice of their intention to attend.

**The Quorum for a Meeting**

5.8 The quorum for a meeting of the Council is a majority of the Councillors of the Council who hold office at that time and are not suspended from office.

Note: Clause 5.8 reflects section 368(1) of the Act.

5.9 Clause 5.8 does not apply if the quorum is required to be determined in accordance with directions of the Minister in a performance improvement order issued in respect of the Council.

Note: Clause 5.9 reflects section 368(2) of the Act.

5.10 A meeting of the Council must be adjourned if a quorum is not present:

(a) at the commencement of the meeting where the number of apologies received for the meeting indicates that there will not be a quorum for the meeting, or
(b) within half an hour after the time designated for the holding of the meeting, or
(c) at any time during the meeting.

5.11 In either case, the meeting must be adjourned to a time, date and place fixed:

(a) by the chairperson, or
(b) in the chairperson's absence, by the majority of the Councillors present, or
(c) failing that, by the ~~General Manager~~Chief Executive Officer.

5.12 The ~~General Manager~~Chief Executive Officer must record in the Council's minutes the circumstances relating to the absence of a quorum (including the reasons for the absence of a quorum) at or arising during a meeting of the Council, together with the names of the Councillors present.

5.13 Where, prior to the commencement of a meeting, it becomes apparent that a quorum may not be present at the meeting, or that the safety and welfare of Councillors, Council staff and members of the public may be put at risk by attending the meeting because of a natural disaster (such as, but not limited to flood or bushfire or public health emergency), the Mayor may, in consultation with the ~~General Manager~~Chief Executive Officer and, as far as is practicable, with each Councillor, cancel the meeting. Where a meeting is cancelled, notice of the cancellation must be published on the Council's website and in such other manner that the Council is satisfied is likely to bring notice of the cancellation to the attention of as many people as possible.

5.14 Where a meeting is cancelled under clause 5.13, the business to be considered at the meeting may instead be considered, where practicable, at the next Ordinary meeting of the Council or at an Extraordinary meeting called under clause 3.2.



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**Meetings held by audio-visual link**

5.15 A meeting of the Council or a Committee of the Council may be held by audio-visual link where the Mayor determines that the meeting should be held by audio-visual link because of a natural disaster or a public health emergency. The Mayor may only make a determination under this clause where they are satisfied that attendance at the meeting may put the health and safety of Councillors and staff at risk. The Mayor must make a determination under this clause in consultation with the ~~General Manager~~Chief Executive Officer and, as far as is practicable, with each Councillor.

5.16 Where the Mayor determines under clause 5.15 that a meeting is to be held by audio-visual link, the ~~General Manager~~Chief Executive Officer must:

(a) give written notice to all Councillors that the meeting is to be held by audio-visual link, and

(b) take all reasonable steps to ensure that all Councillors can participate in the meeting by audio-visual link, and

(c) cause a notice to be published on the Council's website and in such other manner the ~~General Manager~~Chief Executive Officer is satisfied will bring it to the attention of as many people as possible, advising that the meeting is to be held by audio-visual link and providing information about where members of the public may view the meeting.

5.17 This code applies to a meeting held by audio-visual link under clause 5.15 in the same way it would if the meeting was held in person.

**Note: Where a council holds a meeting by audio-visual link under clause 5.15, it is still required under section 10 of the Act to provide a physical venue for members of the public to attend in person and observe the meeting.**

**Attendance by Councillors at Meetings by audio visual link**

5.18 Councillors may attend and participate in meetings of the Council and Committees of the Council by audio-visual link.

5.19 This code applies to a Councillor attending a meeting by audio-visual link in the same way it would if the Councillor was attending the meeting in person. Where a Councillor is permitted to attend a meeting by audio-visual link under this code, they are to be taken as attending the meeting in person for the purposes of the code and will have the same voting rights as if they were attending the meeting in person.

5.20 A councillor must give their full attention to the business and proceedings of the meeting when attending a meeting by audio-visual link. The Councillor's camera must be on at all times during the meeting except as may be otherwise provided for under this code.

5.21 A Councillor must be appropriately dressed when attending a meeting by audio-visual link and must ensure that no items are within sight of the meeting that are inconsistent



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with the maintenance of order at the meeting or that are likely to bring the Council or the Committee into disrepute.

**Entitlement of the Public to Attend Council Meetings**

5.2215Everyone is entitled to attend a meeting of the Council and Committees of the Council. The Council must ensure that all meetings of the Council and Committees of the Council are open to the public.

Note: Clause 5.2215 reflects section 10(1) of the Act.

5.2316Clause 5.2215 does not apply to parts of meetings that have been closed to the public under section 10A of the Act.

5.2417A person (whether a Councillor or another person) is not entitled to be present at a meeting of the Council or a Committee of the Council if expelled from the meeting:

(a) by a resolution of the meeting, or
(b) by the person presiding at the meeting if the Council has, by resolution, authorised the person presiding to exercise the power of expulsion.

Note: Clause 5.2417 reflects section 10(2) of the Act.

Note: Clause 15.14 authorises Chairpersons to expel persons other than Councillors from a Council or Committee meeting.

**Webcasting of Meetings**

5.1258Shoalhaven City Council will webcast the proceedings (including presentations , deputations and debate) of the Ordinary , Development Committee and Strategy and Assets Committee meetings and the Public Forum held within the Council Chambers of the Nowra Administrative Building.

5.2619Confidential Sessions of Meetings which are closed to the public in accordance with Section 10A of the Local Government Act, 1993 will not be webcast.

5.2720At the start of each meeting that will be webcast, the Chairperson must advise those in attendance that the meeting will be webcast, and may be recorded under the provisions of this Code (as per Clause 19.13(3))

5.218 It is not the intention of live streaming, recording and publishing to capture those attending the Meeting in the gallery, however this may occur due to the camera angles and seating arrangements. By attending a public meeting, attendees are consenting to their image, voice or comments being webcast or recorded.

5.292 Notifications of webcasting will be provided via:



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(a) The inclusion of an Advisory Note on the Agenda of the meetings to be webcast
(b) Signage in the Council Chambers

5.~~2~~30 The ~~General Manager~~Chief Executive Officer may terminate or suspend webcasting at any point during a meeting if they are of the opinion that continued recording of the proceedings may infringe the rights or safety of an individual, be defamatory or inappropriate.

5.3124Council will maintain an online library of recorded webcast meetings on Council's Website, for a period of two (2) years. Recordings within that library may have adaptions, modifications or amendments authorised by the ~~General Manager~~Chief Executive Officer.

5.3225While Council will make every effort to ensure that live streaming is available, it cannot be held liable for technical issues that may occur. The failure to webcast the debate or decision does not invalidate a resolution of the Council

5.3326Speakers addressing the meeting do not have absolute privilege with respect to comments they make, opinions they express or material presented, and need to be aware that they may be held personally liable for defamatory statements or statements contrary to any legal obligations.

5.3427The Webcasts and recordings of the Council are protected by Copyright and owned by Shoalhaven City Council.

5.3528Written transcripts of the proceedings will not be made available

5.36 Each meeting of the Council or a Committee of the Council is to be recorded by means of an audio or audio-visual device.

5.37 At the start of each meeting of the Council or a Committee of the Council, the Chairperson must inform the persons attending the meeting that:
(a) the meeting is being recorded and made publicly available on the Council's website, and
(b) persons attending the meeting should refrain from making any defamatory statements.

5.38 The recording of a meeting is to be made publicly available on the Council's website:
(a) at the same time as the meeting is taking place, or
(b) as soon as practicable after the meeting.

5.39 The recording of a meeting is to be made publicly available on the Council's website for at least 12 months after the meeting.

5.40 Clauses 5.38 and 5.39 do not apply to any part of a meeting that has been closed to the public in accordance with section 10A of the Act.



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**Note: Clauses 5.36 – 5.40 reflect section 236 of the Regulation.**

5.41 Recordings of meetings may be disposed of in accordance with the *State Records Act 1998*.

**Attendance of the ~~General Manager~~Chief Executive Officer and other staff at meetings**

5.4229 The ~~General Manager~~Chief Executive Officer is entitled to attend, but not to vote at, a meeting of the Council or a meeting of a Committee of the Council of which all of the members are Councillors.

Note: Clause 5.29 reflects section 376(1) of the Act.

5.4330 The ~~General Manager~~Chief Executive Officer is entitled to attend a meeting of any other Committee of the Council and may, if a member of the Committee, exercise a vote.

Note: Clause 5.30 reflects section 376(2) of the Act.

5.4431 The ~~General Manager~~Chief Executive Officer may be excluded from a meeting of the Council or a Committee while the Council or Committee deals with a matter relating to the standard of performance of the ~~General Manager~~Chief Executive Officer or the terms of employment of the ~~General Manager~~Chief Executive Officer.

Note: Clause 5.31 reflects section 376(3) of the Act.

5.4532 The attendance of other Council staff at a meeting, (other than as members of the public) shall be with the approval of the ~~General Manager~~Chief Executive Officer.

5.46 The ~~General Manager~~Chief Executive Officer and other Council staff may attend meetings of the Council and Committees of the Council by audio-visual-link. Attendance by Council staff at meetings by audio-visual link (other than as members of the public) shall be with the approval of the ~~General Manager~~Chief Executive Officer.

## 6. The Chairperson

**The Chairperson at Meetings**

6.1 The Mayor, or at the request of or in the absence of the Mayor, the Deputy Mayor (if any) presides at meetings of the Council.

Note: Clause 6.1 reflects section 369(1) of the Act.

6.2 If the Mayor and the Deputy Mayor (if any) are absent, a Councillor elected to chair the meeting by the Councillors present presides at a meeting of the Council.

Note: Clause 6.2 reflects section 369(2) of the Act.



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**Election of the Chairperson in the Absence of the Mayor and Deputy Mayor**
~~assistant deputy Mayor~~

6.3 If no chairperson is present at a meeting of the Council at the time designated for the holding of the meeting, the first business of the meeting must be the election of a chairperson to preside at the meeting.

6.4 The election of a chairperson must be conducted:

(a) by the ~~General Manager~~Chief Executive Officer or, in their absence, an employee of the Council designated by the ~~General Manager~~Chief Executive Officer to conduct the election, or

(b) by the person who called the meeting or a person acting on their behalf if neither the ~~General Manager~~Chief Executive Officer nor a designated employee is present at the meeting, or if there is no ~~General Manager~~Chief Executive Officer or designated employee.

6.5 If, at an election of a chairperson, two (2) or more candidates receive the same number of votes and no other candidate receives a greater number of votes, the chairperson is to be the candidate whose name is chosen by lot.

6.6 For the purposes of clause 6.5, the person conducting the election must:

(a) arrange for the names of the candidates who have equal numbers of votes to be written on similar slips, and

(b) then fold the slips so as to prevent the names from being seen, mix the slips and draw one of the slips at random.

6.7 The candidate whose name is on the drawn slip is the candidate who is to be the chairperson.

6.8 Any election conducted under clause 6.3, and the outcome of the vote, are to be recorded in the minutes of the meeting.



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**Chairperson to have precedence**

6.9 When the chairperson rises or speaks during a meeting of the Council:

(a) any Councillor then speaking or seeking to speak must cease speaking and, if standing, immediately resume their seat, and
(b) every Councillor present must be silent to enable the chairperson to be heard without interruption.

## 7. Modes of Address

7.1 If the chairperson is the Mayor, they are to be addressed as Mayor (Surname).

7.2 Where the chairperson is not the Mayor, they are to be addressed as either Chairperson' or 'The Chair'.

7.3 A Councillor is to be addressed as 'Councillor [surname]'.

7.4 A Council officer is to be addressed by their official position title or as Mr/Ms [surname].

## 8. Order of Business for Ordinary Council Meetings

8.1 At a meeting of the Council, the general order of business is as fixed by resolution of the Council.

8.2 The order of business as fixed under clause 8.1 may be altered for a particular meeting of the Council if a motion to that effect is passed at that meeting. Such a motion can be moved without notice.

Note: Refer to Part 13, Part 13 allows Council to deal with items of business by exception.

8.3 Despite clauses 10.19–10.29, only the mover of a motion referred to in clause 8.2 may speak to the motion before it is put.

## 9. Consideration of Business at Council Meetings

**Business that can be dealt with at a Council meeting**

9.1 The Council must not consider business at a meeting of the Council:

(a) unless a Councillor has given notice of the business, as required by clause 3.9, and
(b) unless notice of the business has been sent to the Councillors in accordance with clause 3.6 in the case of an ordinary meeting or clause 3.8 in the case of an extraordinary meeting called in an emergency.



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9.2 Clause 9.1 does not apply to the consideration of business at a meeting, if the business:

(a) is already before, or directly relates to, a matter that is already before the Council, or
(b) is the election of a chairperson to preside at the meeting, or
(c) subject to clause 9.9, is a matter or topic put to the meeting by way of a Mayoral minute, or
(d) is a motion for the adoption of recommendations of a Committee, including, but not limited to, a Committee of the Council.

9.3 Despite clause 9.1, business may be considered at a meeting of the Council even though due notice of the business has not been given to the Councillors if:

(a) a motion is passed to have the business considered at the meeting, and
(b) the business to be considered is ruled by the chairperson to be of great urgency on the grounds that it requires a decision by the Council before the next scheduled ordinary meeting of the Council.

9.4 A motion moved under clause 9.3(a) can be moved without notice. Despite clauses 10.19–10.29, only the mover of a motion referred to in clause 9.3(a) can speak to the motion before it is put.

9.5 A motion of dissent cannot be moved against a ruling by the chairperson under clause 9.3(b).

**Mayoral Minutes**

9.6 Subject to clause 9.9, if the Mayor is the chairperson at a meeting of the Council, the Mayor may, by minute signed by the Mayor, put to the meeting without notice any matter or topic that is within the jurisdiction of the Council, or of which the Council has official knowledge.

9.7 A Mayoral minute, when put to a meeting, takes precedence over all business on the Council's agenda for the meeting. The chairperson (but only if the chairperson is the Mayor) may move the adoption of a Mayoral minute without the motion being seconded.

9.8 A recommendation made in a Mayoral minute put by the Mayor is, so far as it is adopted by the Council, a resolution of the Council.

9.9 A Mayoral minute must not be used to put without notice matters that are routine and not urgent, or matters for which proper notice should be given because of their complexity. For the purpose of this clause, a matter will be urgent where it requires a decision by the Council before the next scheduled ordinary meeting of the Council.

Note for consideration: Where a Mayoral Minute makes a recommendation which, if adopted, would require the expenditure of funds on works and/or services other than those already provided for in the Council's current adopted Operational Plan, it should identify the source of funding for the expenditure that is the subject of the recommendation.

**Staff reports**

9.10 A recommendation made in a staff report is, so far as it is adopted by the Council, a resolution of the Council.

**Reports of Committees of Council**

9.11 The recommendations of a Committee of the Council are, so far as they are adopted by the Council, resolutions of the Council.

9.12 If in a report of a Committee of the Council distinct recommendations are made, the Council may make separate decisions on each recommendation.

**Questions**

9.13 A question must not be asked at a meeting of the Council unless it concerns a matter on the agenda of the meeting or notice has been given of the question in accordance with clauses 3.9 and 3.14.

9.14 A Councillor may, through the chairperson, put a question to another Councillor about a matter on the agenda.

9.15 A Councillor may, through the ~~General Manager~~Chief Executive Officer, put a question to a Council employee about a matter on the agenda. Council employees are only obliged to answer a question put to them through the ~~General Manager~~Chief Executive Officer at the direction of the ~~General Manager~~Chief Executive Officer.

9.16 A Councillor or Council employee to whom a question is put is entitled to be given reasonable notice of the question and, in particular, sufficient notice to enable reference to be made to other persons or to ~~documents~~ information. Where a Councillor or Council employee to whom a question is put is unable to respond to the question at the meeting at which it is put, they may take it on notice and report the response to the next meeting of the Council.

9.17 Councillors must put questions directly, succinctly, respectfully and without argument.

9.18 The chairperson must not permit discussion on any reply to, or refusal to reply to, a question put to a Councillor or Council employee.

**Petitions**

9.19 The exact wording of petitions tabled at meetings of the Council shall be recorded in the minutes of that meeting. Petitions will be managed in accordance with the Council's Policy for Petitions.

**Development Approval Process**



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9.20 In any circumstances where a Development Application is called-in by Council for determination the resolution shall include reasons for doing so.

9.21 Reasons will also be recorded for decisions, approval or refusal, involving Development Applications seeking approval for significant variations to Council policies, Development Control Plans or other development standards. (Refer MIN08.907)

9.22 A notice of amendment or rescission shall be lodged in the circumstance a call-in (under clause 19.20) is to be reversed. The resolution of the Council must include the reason for the reversal.

9.23 Where a report is provided to the Council relating to a DA, the report will provide names of the applicants and owners to allow consideration and declaration of any Conflict of Interest.



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## 10. Rules of Debate

**Motions to be Seconded**

10.1 Unless otherwise specified in this code, a motion or an amendment cannot be debated unless or until it has been seconded.

**Notices of Motion**

10.2 A Councillor who has submitted a Notice of Motion under clause 3.9 is to move the motion the subject of the Notice of Motion at the meeting at which it is to be considered.

10.3 If a Councillor who has submitted a Notice of Motion under clause 3.9 wishes to withdraw it after the agenda and business paper for the meeting at which it is to be considered have been sent to Councillors, the Councillor may request the withdrawal of the motion when it is before the Council.

10.4 In the absence of a Councillor who has placed a Notice of Motion on the agenda for a meeting of the Council:

(a) any other Councillor may, with the leave of the chairperson, move the motion at the meeting, or
(b) the chairperson may defer consideration of the motion until the next meeting of the Council.

**Chairperson's Duties with Respect to Motions**

10.5 It is the duty of the chairperson at a meeting of the Council to receive and put to the meeting any lawful motion that is brought before the meeting.

10.6 The chairperson must rule out of order any motion or amendment to a motion that is unlawful or the implementation of which would be unlawful.

10.7 Before ruling out of order a motion or an amendment to a motion under clause 10.6, the chairperson is to give the mover an opportunity to clarify or amend the motion or amendment.

10.8 Any motion, amendment or other matter that the chairperson has ruled out of order is taken to have been lost.

**Amendments to Motions**

10.9 An amendment to a motion must be moved and seconded before it can be debated.

10.10 An amendment to a motion must relate to the matter being dealt with in the original motion before the Council and must not be a direct negative of the original motion. An amendment to a motion which does not relate to the matter being dealt with in the



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original motion, or which is a direct negative of the original motion, must be ruled out of order by the chairperson.

10.11 The mover of an amendment is to be given the opportunity to explain any uncertainties in the proposed amendment before a seconder is called for.

10.12 If an amendment has been lost, a further amendment can be moved to the motion to which the lost amendment was moved, and so on, but no more than one (1) motion and one (1) proposed amendment can be before Council at any one time.

10.13 While an amendment is being considered, debate must only occur in relation to the amendment and not the original motion. Debate on the original motion is to be suspended while the amendment to the original motion is being debated.

10.14 If the amendment is carried, it becomes the motion and is to be debated. If the amendment is lost, debate is to resume on the original motion.

10.15 An amendment may become the motion without debate or a vote where it is accepted by the Councillor who moved the original motion.

**Foreshadowed Motions**

10.16 A Councillor may propose a foreshadowed motion in relation to the matter the subject of the original motion before the Council, without a seconder during debate on the original motion. The foreshadowed motion is only to be considered if the original motion is lost or withdrawn and the foreshadowed motion is then moved and seconded. If the original motion is carried, the foreshadowed motion lapses.

10.17 Where an amendment has been moved and seconded, a Councillor may, without a seconder, foreshadow a further amendment that they propose to move after the first amendment has been dealt with. There is no limit to the number of foreshadowed amendments that may be put before the Council at any time. However, no discussion can take place on foreshadowed amendments until the previous amendment has been dealt with and the foreshadowed amendment has been moved and seconded.

10.18 Foreshadowed motions and foreshadowed amendments are to be considered in the order in which they are proposed. However, foreshadowed motions cannot be considered until all foreshadowed amendments have been dealt with.

**Limitations on the Number and Duration of Speeches**

10.19 A Councillor who, during a debate at a meeting of the Council, moves an original motion, has the right to speak on each amendment to the motion and a right of general reply to all observations that are made during the debate in relation to the motion, and any amendment to it at the conclusion of the debate before the motion (whether amended or not) is finally put.

10.20 A Councillor, other than the mover of an original motion, has the right to speak once on the motion and once on each amendment to it.



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10.21 A Councillor must not, without the consent of the Council, speak more than once on a motion or an amendment, or for longer than five (5) minutes at any one time.

10.22 Despite clause 10.21, the chairperson may permit a Councillor who claims to have been misrepresented or misunderstood to speak more than once on a motion or an amendment, and for longer than five (5) minutes on that motion or amendment to enable the Councillor to make a statement limited to explaining the misrepresentation or misunderstanding.

10.23 Despite clause 10.21, the Council may resolve to shorten the duration of speeches to expedite the consideration of business at a meeting.

10.24 Despite clauses 10.19 and 10.20, a Councillor may move that a motion or an amendment be now put:

(a) if the mover of the motion or amendment has spoken in favour of it and no Councillor expresses an intention to speak against it, or
(b) if at least two (2) Councillors have spoken in favour of the motion or amendment and at least two (2) Councillors have spoken against it.

10.25 The chairperson must immediately put to the vote, without debate, a motion moved under clause 10.24. A seconder is not required for such a motion.

10.26 If a motion that the original motion or an amendment be now put is passed, the chairperson must, without further debate, put the original motion or amendment to the vote immediately after the mover of the original motion has exercised their right of reply under clause 10.19.

10.27 If a motion that the original motion or an amendment be now put is lost, the chairperson must allow the debate on the original motion or the amendment to be resumed.

10.28 All Councillors must be heard without interruption and all other Councillors must, unless otherwise permitted under this code, remain silent while another Councillor is speaking.

10.29 Once the debate on a matter has concluded and a matter has been dealt with, the chairperson must not allow further debate on the matter.

## 11. Voting

**Voting Entitlements of Councillors**

11.1 Each Councillor is entitled to one (1) vote.
Note: Clause 11.1 reflects section 370(1) of the Act.

11.2 The person presiding at a meeting of the Council has, in the event of an equality of votes, a second or casting vote.
Note: Clause 11.2 reflects section 370(2) of the Act.



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11.3 Where the chairperson declines to exercise, or fails to exercise, their second or casting vote, in the event of an equality of votes, the motion being voted upon is lost.

**Voting at Council Meetings**

11.4 A Councillor who is present at a meeting of the Council but who fails to vote on a motion put to the meeting is taken to have voted against the motion.

~~11.5 Voting at a meeting, including voting in an election at a meeting, is to be by open means (such as on the voices, by show of hands or by a visible electronic voting system). However, the Council may resolve that the voting in any election by Councillors for Mayor or deputy Mayor is to be by secret ballot.~~

~~11.6 All voting at Council meetings, (including meetings that are closed to the public), must be recorded in the minutes of meetings with the names of Councillors who voted for and against each motion or amendment, (including the use of the casting vote), being recorded.~~

11.5 If a councillor who has voted against a motion put at a council meeting so requests, the ~~general manager~~Chief Executive Officer must ensure that the councillor's dissenting vote is recorded in the council's minutes.

11.6 The decision of the chairperson as to the result of a vote is final unless the decision is immediately challenged and not fewer than two (2) councillors rise and call for a division.

11.7 When a division on a motion is called, the chairperson must ensure that the division takes place immediately. The ~~general manager~~Chief Executive Officer must ensure that the names of those who vote for the motion and those who vote against it are recorded in the council's minutes for the meeting.

11.8 When a division on a motion is called, any councillor who fails to vote will be recorded as having voted against the motion in accordance with clause 11.4 of this code.

11.9 Voting at a meeting, including voting in an election at a meeting, is to be by open means (such as on the voices, by show of hands or by a visible electronic voting system). However, the council may resolve that the voting in any election by councillors for mayor or deputy mayor is to be by secret ballot.

11.10 All voting at council meetings, (including meetings that are closed to the public), must be recorded in the minutes of meetings with the names of councillors who voted for and against each motion or amendment, (including the use of the casting vote), being recorded.

**Voting on planning decisions**

11.11~~7~~The ~~General Manager~~Chief Executive Officerr must keep a register containing, for each planning decision made at a meeting of the Council or a Council Committee (including, but not limited to a Committee of the Council), the names of the Councillors who supported the decision and the names of any Councillors who opposed (or are taken to



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have opposed) the decision.

11.128For the purpose of maintaining the register, a division is taken to have been called whenever a motion for a planning decision is put at a meeting of the Council or a Council Committee. Leave in with Note regarding recorded as a division

11.139Each decision recorded in the register is to be described in the register or identified in a manner that enables the description to be obtained from another publicly available document.

11.140Clauses 11.711–11.913 apply also to meetings that are closed to the public.

Note: Clauses 11.711–11.8 13 reflect section 375A of the Act.

Note: The requirements of clause 11.713 may be satisfied by maintaining a register of the minutes of each planning decision.

## 12. Committee of the Whole

12.1 The Council may resolve itself into a Committee to consider any matter before the Council.

Note: Clause 12.1 reflects section 373 of the Act.

12.2 All the provisions of this code relating to meetings of the Council, so far as they are applicable, extend to and govern the proceedings of the Council when in Committee of the whole, except the provisions limiting the number and duration of speeches.

Note: Clauses 10.19–10.29 limit the number and duration of speeches.

12.3 The ~~General Manager~~Chief Executive Officer or, in the absence of the ~~General Manager~~Chief Executive Officer, an employee of the Council designated by the ~~General Manager~~Chief Executive Officer, is responsible for reporting to the Council the proceedings of the Committee of the whole. It is not necessary to report the proceedings in full but any recommendations of the Committee must be reported.

12.4 The Council must ensure that a report of the proceedings (including any recommendations of the Committee) is recorded in the Council's minutes. However, the Council is not taken to have adopted the report until a motion for adoption has been made and passed.

## 13. Call over of Items – Dealing with Items by Exception

13.1 The Council or a Committee of Council may, at any time, resolve to adopt multiple items of business on the agenda together by way of a single resolution.

13.2 Before the Council or Committee resolves to adopt multiple items of business on the agenda together under clause 13.1, the chairperson must call over or list the items of business to be adopted and ask Councillors to identify any individual items of business listed by the chairperson that they intend to vote against the recommendation made in



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the business paper or that they wish to speak on.

13.3 The Council or Committee must not resolve to adopt any item of business under clause 13.1 that a Councillor has identified as being one they intend to vote against the recommendation made in the business paper or to speak on.

13.4 Where the consideration of multiple items of business together under clause 13.1 involves a variation to the order of business for the meeting, the Council or Committee must resolve to alter the order of business in accordance with clause 8.2.

13.5 A motion to adopt multiple items of business together under clause 13.1 as the result of a call-over must identify each of the items of business to be adopted and state that they are to be adopted as recommended in the business paper.

13.6 Items of business adopted under clause 13.1 are to be taken to have been adopted unanimously.

13.7 Councillors must ensure that they declare and manage any conflicts of interest they may have in relation to items of business considered together under clause 13.1 in accordance with the requirements of the Council's code of conduct.

## 14. Closure of Council Meetings to the Public

**Grounds on Which Meetings can be Closed to the Public**

14.1 The Council or a Committee of the Council may close to the public so much of its meeting as comprises the discussion or the receipt of any of the following types of matters:

(a) personnel matters concerning particular individuals (other than Councillors),
(b) the personal hardship of any resident or ratepayer,
(c) information that would, if disclosed, confer a commercial advantage on a person with whom the Council is conducting (or proposes to conduct) business,
(d) commercial information of a confidential nature that would, if disclosed:
(i) prejudice the commercial position of the person who supplied it, or
(ii) confer a commercial advantage on a competitor of the Council, or
(iii) reveal a trade secret,
(e) information that would, if disclosed, prejudice the maintenance of law,
(f) matters affecting the security of the Council, Councillors, Council staff or Council property,
(g) advice concerning litigation, or advice that would otherwise be privileged from production in legal proceedings on the ground of legal professional privilege,
(h) information concerning the nature and location of a place or an item of Aboriginal significance on community land,
(i) alleged contraventions of the Council's code of conduct.

Note: Clause 14.1 reflects section 10A(1) and (2) of the Act.

14.2 The Council or a Committee of the Council may also close to the public so much of its



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meeting as comprises a motion to close another part of the meeting to the public.

Note: Clause 14.2 reflects section 10A(3) of the Act.

**Matters to be Considered when Closing Meetings to the Public**

14.3 A meeting is not to remain closed during the discussion of anything referred to in clause 14.1:

(a) except for so much of the discussion as is necessary to preserve the relevant confidentiality, privilege or security, and
(b) if the matter concerned is a matter other than a personnel matter concerning particular individuals, the personal hardship of a resident or ratepayer or a trade secret – unless the Council or Committee concerned is satisfied that discussion of the matter in an open meeting would, on balance, be contrary to the public interest.

Note: Clause 14.3 reflects section 10B(1) of the Act.

14.4 A meeting is not to be closed during the receipt and consideration of information or advice referred to in clause 14.1(g) unless the advice concerns legal matters that:

(a) are substantial issues relating to a matter in which the Council or Committee is involved, and
(b) are clearly identified in the advice, and
(c) are fully discussed in that advice.

Note: Clause 14.4 reflects section 10B(2) of the Act.

14.5 If a meeting is closed during the discussion of a motion to close another part of the meeting to the public (as referred to in clause 14.2), the consideration of the motion must not include any consideration of the matter or information to be discussed in that other part of the meeting other than consideration of whether the matter concerned is a matter referred to in clause 14.1.

Note: Clause 14.5 reflects section 10B(3) of the Act.

14.6 For the purpose of determining whether the discussion of a matter in an open meeting would be contrary to the public interest, it is irrelevant that:

(a) a person may misinterpret or misunderstand the discussion, or
(b) the discussion of the matter may:
(i) cause embarrassment to the Council or Committee concerned, or to Councillors or to employees of the Council, or
(ii) cause a loss of confidence in the Council or Committee.
Note: Clause 14.6 reflects section 10B(4) of the Act.

14.7 In deciding whether part of a meeting is to be closed to the public, the Council or Committee concerned must consider any relevant guidelines issued by the Departmental Chief Executive of the Office of Local Government.



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Note: Clause 14.7 reflects section 10B(5) of the Act.

**Notice of Likelihood of Closure not Required in Urgent Cases**

14.8 Part of a meeting of the Council, or of a Committee of the Council, may be closed to the public while the Council or Committee considers a matter that has not been identified in the agenda for the meeting under clause 3.19 as a matter that is likely to be considered when the meeting is closed, but only if:

(a) it becomes apparent during the discussion of a particular matter that the matter is a matter referred to in clause 14.1, and
(b) the Council or Committee, after considering any representations made under clause 14.9, resolves that further discussion of the matter:
(i) should not be deferred (because of the urgency of the matter), and
(ii) should take place in a part of the meeting that is closed to the public.
Note: Clause 14.8 reflects section 10C of the Act.

**Representations by Members of the Public**

14.9 The Council, or a Committee of the Council, may allow members of the public to make representations to or at a meeting, before any part of the meeting is closed to the public, as to whether that part of the meeting should be closed.
Note: Clause 14.9 reflects section 10A(4) of the Act.

14.10 A representation under clause 14.9 is to be made after the motion to close the part of the meeting is moved and seconded.

14.11 Where the matter has been identified in the agenda of the meeting under clause 3.19 as a matter that is likely to be considered when the meeting is closed to the public, in order to make representations under clause 14.9, members of the public must first make an application to the Council in the approved form. Applications must be received by ~~midday~~ 9.30am **on the day of** the meeting at which the matter is to be considered.

14.12 The ~~General Manager~~Chief Executive Officer (or their delegate) may refuse an application made under clause 14.11. The ~~General Manager~~Chief Executive Officer or their delegate must give reasons in writing for a decision to refuse an application.

14.13 No more than **one speaker for and one speaker against** are to be permitted to make representations under clause 14.9.

14.14 If more than the permitted number of speakers apply to make representations under clause 14.9, the ~~General Manager~~Chief Executive Officer or their delegate may request the speakers to nominate from among themselves the persons who are to make representations to the Council. If the speakers are not able to agree on whom to nominate to make representations under clause 14.9, the ~~General Manager~~Chief Executive Officer or their delegate is to determine who will make representations to the Council.

14.15 The ~~General Manager~~Chief Executive Officer (or their delegate) is to determine the order of speakers.



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14.16 Where the Council or a Committee of the Council proposes to close a meeting or part of a meeting to the public in circumstances where the matter has not been identified in the agenda for the meeting under clause 3.19 as a matter that is likely to be considered when the meeting is closed to the public, the chairperson is to invite representations from the public under clause 14.9 after the motion to close the part of the meeting is moved and seconded. The chairperson is to permit no more than **two (2)** speakers to make representations in such order as determined by the chairperson.

14.17 Each speaker will be allowed **five (5)** minutes to make representations, and this time limit is to be strictly enforced by the chairperson. Speakers must confine their representations to whether the meeting should be closed to the public. If a speaker digresses to irrelevant matters, the chairperson is to direct the speaker not to do so. If a speaker fails to observe a direction from the chairperson, the speaker will not be further heard.

**Expulsion of Non-Councillors from Meetings Closed to the Public**

14.18 If a meeting or part of a meeting of the Council or a Committee of the Council is closed to the public in accordance with section 10A of the Act and this code, any person who is not a Councillor and who fails to leave the meeting when requested, may be expelled from the meeting as provided by section 10(2)(a) or (b) of the Act.

14.19 If any such person, after being notified of a resolution or direction expelling them from the meeting, fails to leave the place where the meeting is being held, a police officer, or any person authorised for the purpose by the Council or person presiding, may, by using only such force as is necessary, remove the first-mentioned person from that place and, if necessary restrain that person from re-entering that place for the remainder of the meeting.

**Obligations of Councillors attending meetings by audio visual link**

14.20 Councillors attending a meeting by audio-visual link must ensure that no other person is within sight or hearing of the meeting at any time that the meeting is closed to the public under section 10A of the Act.

**Information to be Disclosed in Resolutions Closing Meetings to the Public**

14.21 The grounds on which part of a meeting is closed must be stated in the decision to close that part of the meeting and must be recorded in the minutes of the meeting. The grounds must specify the following:

(a) the relevant provision of section 10A(2) of the Act,
(b) the matter that is to be discussed during the closed part of the meeting,
(c) the reasons why the part of the meeting is being closed, including (if the matter concerned is a matter other than a personnel matter concerning particular individuals, the personal hardship of a resident or ratepayer or a trade secret) an explanation of the way in which discussion of the matter in an open meeting



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would be, on balance, contrary to the public interest.

Note: Clause 14.21 reflects section 10D of the Act.

**Resolutions Passed at Closed Meetings to be Made Public**

14.22 If the Council passes a resolution during a meeting, or a part of a meeting, that is closed to the public, the chairperson must make the resolution public as soon as practicable after the meeting, or the relevant part of the meeting, has ended, and the resolution must be recorded in the publicly available minutes of the meeting.

14.23 Resolutions passed during a meeting, or a part of a meeting, that is closed to the public must be made public by the chairperson under clause 14.22 during a part of the meeting that is webcast.

## 15. Keeping Order at Meetings

**Points of Order**

15.1 A Councillor may draw the attention of the chairperson to an alleged breach of this code by raising a point of order. A point of order does not require a seconder.

15.2 A point of order cannot be made with respect to adherence to the principles contained in clause 2.1.

15.3 A point of order must be taken immediately it is raised. The chairperson must suspend the business before the meeting and permit the Councillor raising the point of order to state the provision of this code they believe has been breached. The chairperson must then rule on the point of order – either by upholding it or by overruling it.

**Questions of Order**

15.4 The chairperson, without the intervention of any other Councillor, may call any Councillor to order whenever, in the opinion of the chairperson, it is necessary to do so.

15.5 A Councillor who claims that another Councillor has committed an act of disorder, or is out of order, may call the attention of the chairperson to the matter.

15.6 The chairperson must rule on a question of order immediately after it is raised but, before doing so, may invite the opinion of the Council.

15.7 The chairperson's ruling must be obeyed unless a motion dissenting from the ruling is passed.

**Motions of Dissent**

15.8 A Councillor can, without notice, move to dissent from a ruling of the chairperson on a point of order or a question of order. If that happens, the chairperson must suspend the business before the meeting until a decision is made on the motion of dissent.



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15.9 If a motion of dissent is passed, the chairperson must proceed with the suspended business as though the ruling dissented from had not been given. If, as a result of the ruling, any motion or business has been rejected as out of order, the chairperson must restore the motion or business to the agenda and proceed with it in due course.

15.10 Despite any other provision of this code, only the mover of a motion of dissent and the chairperson can speak to the motion before it is put. The mover of the motion does not have a right of general reply.

**Acts of Disorder**

15.11 A Councillor commits an act of disorder if the Councillor, at a meeting of the Council or a Committee of the Council:

(a) contravenes the Act or any regulation in force under this code, or
(b) assaults or threatens to assault another Councillor or person present at the meeting, or
(c) moves or attempts to move a motion or an amendment that has an unlawful purpose or that deals with a matter that is outside the jurisdiction of the Council or the Committee, or addresses or attempts to address the Council or the Committee on such a motion, amendment or matter, or
(d) insults or makes ~~personal reflections~~ unfavourable personal remarks about ~~on~~ or imputes improper motives to any other Council official, or alleges a breach of the Council's code of conduct, or
(e) says or does anything that is inconsistent with maintaining order at the meeting or is likely to bring the Council or the Committee into disrepute.

Note: Clause 15.11 reflects section 182 of the Regulation.

15.12 The chairperson may require a Councillor:

(a) to apologise without reservation for an act of disorder referred to in clauses 15.11(a) or (b), or
(b) to withdraw a motion or an amendment referred to in clause 15.11(c) and, where appropriate, to apologise without reservation, or
(c) to retract and apologise without reservation for an act of disorder referred to in clauses 15.11(d) and (e).

Note: Clause 15.11 reflects section 233 of the Regulation.

**How Disorder at a Meeting may be Dealt with**

15.13 If disorder occurs at a meeting of the Council, the chairperson may adjourn the meeting for a period of not more than fifteen (15) minutes and leave the chair. The Council, on reassembling, must, on a question put from the chairperson, decide without debate whether the business is to be proceeded with or not. This clause applies to disorder arising from the conduct of members of the public as well as disorder arising from the conduct of Councillors.



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**Expulsion from Meetings**

15.14 All chairpersons of meetings of the Council and Committees of the Council are authorised under this code to expel any person other than a Councillor, from a Council or Committee meeting, for the purposes of section 10(2)(b) of the Act. Councillors may only be expelled by resolution of the Council or the Committee of the Council.

15.15 Clause 15.14 does not limit the ability of a Council or a Committee of the Council to resolve to expel a person, including a councillor, from and council or committee meeting, under section 10(2)(a) of the Act.

15.16 A Councillor may, as provided by section 10(2)(a) or (b) of the Act, be expelled from a meeting of the Council for having failed to comply with a requirement under clause 15.12. The expulsion of a Councillor from the meeting for that reason does not prevent any other action from being taken against the Councillor for the act of disorder concerned.

Note: Clause 15.16 reflects section 232 (2) of the Regulation.

15.17 A member of the public may, as provided by section 10(2)(a) or (b) of the Act, be expelled from a meeting of the Council for engaging in or having engaged in disorderly conduct at the meeting.

15.18 Where a Councillor or a member of the public is expelled from a meeting, the expulsion and the name of the person expelled, if known, are to be recorded in the minutes of the meeting.

15.19 If a Councillor or a member of the public fails to leave the place where a meeting of the Council is being held immediately after they have been expelled, a police officer, or any person authorised for the purpose by the Council or person presiding, may, by using only such force as is necessary, remove the Councillor or member of the public from that place and, if necessary, restrain the Councillor or member of the public from re-entering that place for the remainder of the meeting.

**How Disorder by Councillors Attending Meetings by Audio-Visual Link may be Dealt with**

15.20 Where a Councillor is attending a meeting by audio-visual link, the chairperson or a person authorised by the chairperson may mute the Councillor's audio link to the meeting for the purposes of enforcing compliance with this code.

15.21 If a Councillor attending a meeting by audio-visual link is expelled from a meeting for an act of disorder, the chairperson of the meeting or a person authorised by the chairperson, may terminate the Councillor's audio-visual link to the meeting.



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**Use of mobile phones and the unauthorised recording of meetings**

~~15.20 Council permits the use of an audio recorder, video camera, mobile phone or any other device to make a recording of the proceedings of any open meeting of the Council or a Committee of the Council held within the Council Chambers. Prior authorisation of the Council or the Committee will be required to record meetings held in other locations.~~

~~15.21 Any person who contravenes or attempts to contravene clause 15.20, may be expelled from the meeting as provided for under section 10(2) of the Act.~~

~~15.22 If any such person, after being notified of a resolution or direction expelling them from the meeting, fails to leave the place where the meeting is being held, a police officer, or any person authorised for the purpose by the Council or person presiding, may, by using only such force as is necessary, remove the first-mentioned person from that place and, if necessary, restrain that person from re-entering that place for the remainder of the meeting.~~

15.22 Councillors, Council staff and members of the public must ensure that mobile phones are turned to silent during meetings of the Council and Committees of the Council.

15.23 A person must not live stream or use an audio recorder, video camera, mobile phone or any other device to make a recording of the proceedings of a meeting of the council or a Committee of the Council without the prior authorisation of the Council or the Committee.

15.24 Without limiting clause 15.16, a contravention of clause 15.23 or an attempt to contravene that clause, constitutes disorderly conduct for the purposes of clause 15.18. Any person who contravenes or attempts to contravene clause 15.23, may be expelled from the meeting as provided for under section 10(2) of the Act.

15.25 If any such person, after being notified of a resolution or direction expelling them from the meeting, fails to leave the place where the meeting is being held, a police officer, or any person authorised for the purpose by the council or person presiding, may, by using only such force as is necessary, remove the first mentioned person from that place and, if necessary, restrain that person from re-entering that place for the remainder of the meeting.

## 16. Conflicts of Interest

16.1 All Councillors and, where applicable, all other persons, must declare and manage any conflicts of interest they may have in matters being considered at meetings of the Council and Committees of the Council in accordance with the Council's code of conduct. All declarations of conflicts of interest and how the conflict of interest was managed by the person who made the declaration must be recorded in the minutes of the meeting at which the declaration was made.

16.2 Councillors attending a meeting by audio-visual link must declare and manage any conflicts of interest they may have in matters being considered at the meeting in



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accordance with the Council's Code of Conduct. Where a Councillor has declared a pecuniary or significant non-pecuniary conflict of interest in a matter being discussed at the meeting, the Councillor's audio-visual link to the meeting must be suspended or terminated and the Councillor must not be in sight or hearing of the meeting at any time during which the matter is being considered or discussed by the Council or Committee, or at any time during which the Council or Committee is voting on the matter.

## 17. Decisions of the Council

**Council Decisions**

17.1 A decision supported by a majority of the votes at a meeting of the Council at which a quorum is present is a decision of the Council.

Note: Clause 17.1 reflects section 371 of the Act

17.2 Decisions made by the Council must be accurately recorded in the minutes of the meeting at which the decision is made.

**Rescinding or Altering Council Decisions**

17.3 A resolution passed by the Council may not be altered or rescinded except by a motion to that effect of which notice has been given under clause 3.9.

Note: Clause 17.3 reflects section 372(1) of the Act.

17.4 If a notice of motion to rescind a resolution is given at the meeting at which the resolution is carried, the resolution must not be carried into effect until the motion of rescission has been dealt with.

Note: Clause 17.4 reflects section 372(2) of the Act.

17.5 If a motion has been lost, a motion having the same effect must not be considered unless notice of it has been duly given in accordance with clause 3.9.

Note: Clause 17.5 reflects section 372(3) of the Act.

17.6 A notice of motion to alter or rescind a resolution, and a notice of motion which has the same effect as a motion which has been lost, must be signed by three (3) Councillors if less than three (3) months has elapsed since the resolution was passed, or the motion was lost.

Note: Clause 17.6 reflects section 372(4) of the Act.

17.7 If a motion to alter or rescind a resolution has been lost, or if a motion which has the same effect as a previously lost motion is lost, no similar motion may be brought forward within three (3) months of the meeting at which it was lost. This clause may not be evaded by substituting a motion differently worded, but in principle the same.



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Note: Clause 17.7 reflects section 372(5) of the Act.

17.8 The provisions of clauses 17.5–17.7 concerning lost motions do not apply to motions of adjournment.

Note: Clause 17.8 reflects section 372(7) of the Act.

17.9 A notice of motion submitted in accordance with clause 17.6 may only be withdrawn under clause 3.10 with the consent of all signatories to the notice of motion.

17.10 A notice of motion to alter or rescind a resolution relating to a development application must be submitted to the ~~General Manager~~Chief Executive Officer prior to the conclusion of the meeting it was lodged at which the resolution was adopted.

17.11 A motion to alter or rescind a resolution of the Council may be moved on the report of a Committee of the Council and any such report must be recorded in the minutes of the meeting of the Council.

Note: Clause 17.11 reflects section 372(6) of the Act.

**Recommitting resolutions to correct an error**

17.12 Despite the provisions of this Part, a Councillor may, with the leave of the chairperson, move to recommit a resolution adopted at the same meeting:

(a) to correct any error, ambiguity or imprecision in the Council's resolution, or
(b) to confirm the voting on the resolution.

17.13 In seeking the leave of the chairperson to move to recommit a resolution for the purposes of clause 17.12(a), the Councillor is to propose alternative wording for the resolution.

17.14 The chairperson must not grant leave to recommit a resolution for the purposes of clause 17.12(a), unless they are satisfied that the proposed alternative wording of the resolution would not alter the substance of the resolution previously adopted at the meeting.

17.15 A motion moved under clause 17.12 can be moved without notice. Despite clauses 10.19–10.29, only the mover of a motion referred to in clause 17.12 can speak to the motion before it is put.

17.16 A motion of dissent cannot be moved against a ruling by the chairperson under clause 17.12.

17.27 A motion moved under clause 17.12 with the leave of the chairperson cannot be voted on unless or until it has been seconded.

## 18. Time Limits on Council Meetings



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18.1 Meetings of the Council and Committees of the Council are to conclude no later than **9.3~~0~~0pm**

18.2 If the business of the meeting is unfinished at 9.~~0~~30pm, the Council or the Committee may, by resolution, extend the time of the meeting.

18.3 If the business of the meeting is unfinished at 10.00pm, and the Council does not resolve to extend the meeting, the chairperson must either:

(a) defer consideration of the remaining items of business on the agenda to the next ordinary meeting of the Council, or
(b) adjourn the meeting to a time, date and place fixed by the chairperson.

18.4 Clause 18.3 does not limit the ability of the Council or a Committee of the Council to resolve to adjourn a meeting at any time. The resolution adjourning the meeting must fix the time, date and place that the meeting is to be adjourned to.

18.5 Where a meeting is adjourned under clause 18.3 or 18.4, the ~~General Manager~~Chief Executive Officer must:

(a) individually notify each Councillor of the time, date and place at which the meeting will reconvene, and
(b) publish the time, date and place at which the meeting will reconvene on the Council's website and in such other manner that the ~~General Manager~~Chief Executive Officer is satisfied is likely to bring notice of the time, date and place of the reconvened meeting to the attention of as many people as possible.

## 19. After the Meeting

**Minutes of Meetings**

19.1 The Council is to keep full and accurate minutes of the proceedings of meetings of the Council.

Note: Clause 19.1 reflects section 375(1) of the Act.

19.2 At a minimum, the ~~General Manager~~Chief Executive Officer must ensure that the following matters are recorded in the Council's minutes:

(a) the names of Councillors attending a Council meeting and whether they attended the meeting in person or by audio-visual link
~~(a)~~(b) details of each motion moved at a Council meeting and of any amendments moved to it,
(c) the names of the mover and seconder of the motion or amendment,
(d) whether the motion or amendment was passed or lost, and
(e) such other matters specifically required under this code.

19.3 The minutes of a Council meeting must be confirmed at a subsequent meeting of the Council.



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Note: Clause 19.3 reflects section 375(2) of the Act.

19.4 Any debate on the confirmation of the minutes is to be confined to whether the minutes are a full and accurate record of the meeting they relate to.

19.5 When the minutes have been confirmed, they are to be signed by the person presiding at the subsequent meeting.

Note: Clause 19.5 reflects section 375(2) of the Act.

19.6 The confirmed minutes of a meeting may be amended to correct typographical or administrative errors after they have been confirmed. Any amendment made under this clause must not alter the substance of any decision made at the meeting.

19.7 The confirmed minutes of a Council meeting must be published on the Council's website. This clause does not prevent the Council from also publishing unconfirmed minutes of its meetings on its website prior to their confirmation.

**Access to Correspondence and Reports Laid on the Table at, or Submitted to, a Meeting**

19.8 The Council and Committees of the Council must, during or at the close of a meeting, or during the business day following the meeting, give reasonable access to any person to inspect correspondence and reports laid on the table at, or submitted to, the meeting.

Note: Clause 19.8 reflects section 11(1) of the Act.

19.9 Clause 19.8 does not apply if the correspondence or reports relate to a matter that was received or discussed or laid on the table at, or submitted to, the meeting when the meeting was closed to the public.

Note: Clause 19.9 reflects section 11(2) of the Act.

19.10 Clause 19.8 does not apply if the Council or the Committee resolves at the meeting, when open to the public, that the correspondence or reports are to be treated as confidential because they relate to a matter specified in section 10A(2) of the Act.

Note: Clause 19.10 reflects section 11(3) of the Act.

19.11 Correspondence or reports to which clauses 19.9 and 19.10 apply are to be marked with the relevant provision of section 10A(2) of the Act that applies to the correspondence or report.

**Implementation of Decisions of the Council**

19.12 The ~~General Manager~~Chief Executive Officer is to implement, without undue delay, lawful decisions of the Council.

Note: Clause 19.12 reflects section 335(b) of the Act.



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## 20. Council Committees

**Application of this Part**

20.1 This Part applies to Committees of the Council whose members are all Councillors~~, in addition to all Committees, Boards, and Advisory Groups appointed by the Council~~

**Council Committees Whose Members are all Councillors**

20.2 The Council may, by resolution, establish such Committees as it considers necessary.

20.3 A Committee of the Council is to consist of the Mayor and such other Councillors as are elected by the Councillors or appointed by the Council.

20.4 The quorum for a meeting of a Committee of the Council is to be:

(a) such number of members as the Council decides, or
(b) if the Council has not decided a number – a majority of the members of the Committee.

**Functions of Committees**

20.5 The Council must specify the functions of each of its Committees when the Committee is established, but may from time to time amend those functions.

**Notice of Committee Meetings**

20.6 The ~~General Manager~~Chief Executive Officer must send to each Councillor, regardless of whether they are a Committee member, at least three (3) days before each meeting of the Committee, a notice specifying:

(a) the time, date and place of the meeting, and
(b) the business proposed to be considered at the meeting.

20.7 Notice of less than three (3) days may be given of a Committee meeting called in an emergency.

**Attendance at Committee Meetings**

20.8 A Committee member (other than the Mayor) ceases to be a member of a Committee if the Committee member:

(a) has been absent from three (3) consecutive meetings of the Committee without having given reasons acceptable to the Committee for the member's absences, or
(b) has been absent from at least half of the meetings of the Committee held during the immediately preceding year without having given to the Committee acceptable reasons for the member's absences.

20.9 Clause 20.8 does not apply if all of the members of the Council are members of the



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Committee.

**Non-members Entitled to Attend Committee Meetings**

20.10 A Councillor who is not a member of a Committee of the Council is entitled to attend, and to speak at a meeting of the Committee. However, the Councillor is not entitled:

(a) to give notice of business for inclusion in the agenda for the meeting, or
(b) to move or second a motion at the meeting, or
(c) to vote at the meeting.

**Chairperson and Deputy Chairperson of Council Committees- Where all Members are Councillors**

20.11 The chairperson of each Committee of the Council must be:

(a) the Mayor, or
(b) if the Mayor does not wish to be the chairperson of a Committee, a member of the Committee elected by the Council, or
(c) if the Council does not elect such a member, a member of the Committee elected by the Committee.

20.12 The Council may elect a member of a Committee of the Council as deputy chairperson of the Committee. If the Council does not elect a deputy chairperson of such a Committee, the Committee may elect a deputy chairperson.

20.13 If neither the chairperson nor the deputy chairperson of a Committee of the Council is able or willing to preside at a meeting of the Committee, the Committee must elect a member of the Committee to be acting chairperson of the Committee.

20.14 The chairperson is to preside at a meeting of a Committee of the Council. If the chairperson is unable or unwilling to preside, the deputy chairperson (if any) is to preside at the meeting, but if neither the chairperson nor the deputy chairperson is able or willing to preside, the acting chairperson is to preside at the meeting.

**Procedure in Committee Meetings**

20.15 Subject to any specific requirements of this code, each Committee of the Council may regulate its own procedure. The provisions of this code are to be taken to apply to all Committees of the Council unless the Council or the Committee determines otherwise in accordance with this clause.

20.16 Whenever the voting on a motion put to a meeting of the Committee is equal, the chairperson of the Committee is to have a casting vote as well as an original vote unless the Council or the Committee determines otherwise in accordance with clause 20.15.

20.17 Voting at a Council Committee meeting is to be by open means (such as on the voices, by show of hands or by a visible electronic voting system).

**Closure of Committee Meetings to the Public**



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20.18 The provisions of the Act and Part 14 of this code apply to the closure of meetings of Committees of the Council to the public in the same way they apply to the closure of meetings of the Council to the public.

20.19 If a Committee of the Council passes a resolution, or makes a recommendation, during a meeting, or a part of a meeting that is closed to the public, the chairperson must make the resolution or recommendation public as soon as practicable after the meeting or part of the meeting has ended, and report the resolution or recommendation to the next meeting of the Council. The resolution or recommendation must also be recorded in the publicly available minutes of the meeting.

20.20 Resolutions passed during a meeting, or a part of a meeting that is closed to the public must be made public by the chairperson under clause 20.19 during a part of the meeting that is webcast.

**Disorder in Committee Meetings**

20.21 The provisions of the Act and this code relating to the maintenance of order in Council meetings apply to meetings of Committees of the Council in the same way as they apply to meetings of the Council.

**Minutes of Council Committee Meetings**

20.22 Each Committee of the Council is to keep full and accurate minutes of the proceedings of its meetings. At a minimum, a Committee must ensure that the following matters are recorded in the Committee's minutes:

(a) the names of Councillors attending a meeting and whether they attended the meeting in person or by audio-visual link details of each motion moved at a meeting and of any amendments moved to it,
(b) the names of the mover and seconder of the motion or amendment,
(c) whether the motion or amendment was passed or lost, and
(d) such other matters specifically required under this code.

20.23 All voting at meetings of Committees of the Council (including meetings that are closed to the public), must be recorded in the minutes of meetings with the names of Councillors who voted for and against each motion or amendment, (including the use of the casting vote), being recorded.

20.24 The minutes of meetings of each Committee of the Council must be confirmed at a subsequent meeting of the Committee.

20.25 Any debate on the confirmation of the minutes is to be confined to whether the minutes are a full and accurate record of the meeting they relate to.

20.26 When the minutes have been confirmed, they are to be signed by the person presiding at that subsequent meeting.

20.27 The confirmed minutes of a meeting may be amended to correct typographical or



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administrative errors after they have been confirmed. Any amendment made under this clause must not alter the substance of any decision made at the meeting.

20.28 The confirmed minutes of a meeting of a Committee of the Council must be published on the Council's website. This clause does not prevent the Council from also publishing unconfirmed minutes of meetings of Committees of the Council on its website prior to their confirmation.

## 21. Irregularities

21.1 Proceedings at a meeting of a Council or a Council Committee are not invalidated because of:

(a) a vacancy in a civic office, or
(b) a failure to give notice of the meeting to any Councillor or Committee member, or
(c) any defect in the election or appointment of a Councillor or Committee member, or
(d) a failure of a Councillor or a Committee member to declare a conflict of interest, or to refrain from the consideration or discussion of, or vote on, the relevant matter, at a Council or Committee meeting in accordance with the Council's code of conduct, or
(e) a failure to comply with this code.

Note: Clause 21.1 reflects section 374 of the Act.



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## 22. Definitions

| | |
|---|---|
| the Act | means the *Local Government Act 1993* |
| act of disorder | means an act of disorder as defined in clause 15.11 of this code |
| amendment | in relation to an original motion, means a motion moving an amendment to that motion |
| audio recorder | any device capable of recording speech |
| audio-visual link | means a facility that enables audio and visual communication between persons at different places |
| business day | means any day except Saturday or Sunday or any other day the whole or part of which is observed as a public holiday throughout New South Wales |
| chairperson | in relation to a meeting of the Council – means the person presiding at the meeting as provided by section 369 of the Act and clauses 6.1 and 6.2 of this code, and<br>in relation to a meeting of a Committee – means the person presiding at the meeting as provided by clause 20.11 of this code |
| Chief Executive Officer | The General Manager of the Council under s335 of the Local Government Act, 1993. |
| this code | means the Council's adopted code of meeting practice |
| Committee of the Council | means a Committee established by the Council in accordance with clause 20.2 of this code (being a Committee consisting only of Councillors) or the Council when it has resolved itself into Committee of the whole under clause 12.1 |
| Council official | has the same meaning it has in the Model Code of Conduct for Local Councils in NSW |
| day | means calendar day |
| division | means a request by two councillors under clause 11.8 of this code requiring the recording of the names of the councillors who voted both for and against a motion |
| foreshadowed amendment | means a proposed amendment foreshadowed by a Councillor under clause 10.17 of this code during debate on the first amendment |
| foreshadowed motion | means a motion foreshadowed by a Councillor under clause 10.16 of this code during debate on an original motion |
| open voting | means voting on the voices or by a show of hands or by a visible electronic voting system or similar means |
| planning decision | means a decision made in the exercise of a function of a Council under the *Environmental Planning and Assessment Act 1979* including any decision relating to a development application, an environmental planning instrument, a development control plan or a development contribution plan under that Act, but not including the making of an order under Division 9.3 of Part 9 of that Act |
| performance improvement order | means an order issued under section 438A of the Act |



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| | |
|---|---|
| quorum | means the minimum number of Councillors or Committee members necessary to conduct a meeting |
| the Regulation | means the *Local Government (General) Regulation 2021~~05~~* |
| webcast | a video or audio broadcast of a meeting transmitted across the internet either concurrently with the meeting or at a later time |
| year | means the period beginning 1 July and ending the following 30 June |

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# Code of Conduct

| | |
|---|---|
| **Adoption Date:** | 28/05/2019 |
| **Amendment Date:** | 29/10/2019, 15/12/2020 |
| **Minute Number:** | MIN19.348, MIN19.792, MIN20.905 |
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# Chief Executive Officer Message

**As individuals and employees, we are responsible for our own actions and behaviour. As an employee of Shoalhaven City Council, the need for integrity, transparency and accountability is critical in all of our interactions to ensure we serve our community and manage its resources to the highest possible standards.**

The Code of Conduct is for all staff at all levels and will guide you through the often complex and difficult issues we navigate in a local government environment, in both our internal and external communications. The Code provides conduct obligations and standards for how we operate as individuals and as an organisation. It fosters good judgement to ensure our behaviour and actions are undertaken in an ethical and responsible manner.

Councillors, Council staff, Council delegates, Administrators, members of Council committees and conduct reviewers should always observe the highest standards of honesty and avoid any form of conduct that would bring themselves or Council into disrepute.

Council's core values of Collaboration, Adaptability, Integrity and Respect are a wonderful expression of how we, as Council staff, strive to conduct ourselves and what we value in our organisation. The Code of Conduct is an important way for us as employees, to fulfil our core values.

Please familiarise yourself with the Code of Conduct. The Code reflects our determination to earn the highest level of confidence from our community. Acquainting yourself with the code will ensure your actions and behaviour are in line with Council's values and standards, and that your duty to the public will always take precedence.

**Stephen Dunshea**
*Chief Executive Officer*

## Our Values

**Values are the fundamental beliefs of a person or organisation.**

These principles guide behaviour and help organisations to determine if they are on the right path and fulfilling their goals by creating an unwavering guide for all to follow.

**Shoalhaven City Council has chosen four primary values:**

Council's Core Values are reflected throughout the Code of Conduct.

# Respect

*We are mindful of and care about the feelings, wishes and rights of others*

# Integrity

*We are committed to maintain high ethics and standards*

# Adaptability

*We are ready for change and willing to embrace a new situation*

# Collaboration

*We enjoy working together to* deliver for our community



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## Part 1: Introduction

***The Model Code of Conduct for Local Councils in NSW*** **("the Model Code of Conduct") is made under section 440 of the *Local Government Act 1993* ("LGA") and the *Local Government (General) Regulation 2005* ("the Regulation").**

The Model Code of Conduct sets the minimum standards of conduct for Council officials. It is prescribed by regulation to assist Council officials to:

- Understand and comply with the standards of conduct that are expected of them
- Enable them to fulfil their statutory duty to act honestly and exercise a reasonable degree of care and diligence (section 439)
- Act in a way that enhances public confidence in local government.

Shoalhaven City Council's Code of Conduct incorporates the provisions of the Model Code of Conduct and includes provisions that supplement the Model Code of Conduct. The Code of Conduct is extended in its application to persons that are volunteers, contractors and members of wholly advisory committees, boards and groups.

Council's Code of Conduct has no effect to the extent that it is inconsistent with the Model Code of Conduct. However, Council's Code of Conduct prescribes additional requirements that are more onerous than those prescribed in the Model Code of Conduct.

Councillors, administrators, members of staff of Councils, delegates of Councils, (including members of Council committees that are delegates of a Council) and any other person a Council's adopted Code of Conduct applies to, must comply with the applicable provisions of their Council's Code of Conduct. It is the personal responsibility of Council officials to comply with the standards in the code and to regularly review their personal circumstances and conduct with this in mind.

Failure by a Councillor to comply with the standards of conduct prescribed under this Code constitutes misconduct for the purposes of the LGA. The LGA provides for a range of penalties that may be imposed on Councillors for misconduct, including suspension or disqualification from civic office. A Councillor who has been suspended on three or more occasions for misconduct is automatically disqualified from holding civic office for five years.

Failure by a member of staff to comply with Council's Code of Conduct may give rise to disciplinary action.

## Part 2: Definitions

### In this code the following terms have the following meanings:

| | |
|---|---|
| **Administrator** | An administrator of a Council appointed under the LGA other than an administrator appointed under section 66 |
| **Chief Executive Officer** | The General Manager of the Council under s.335 of the Local Government Act, 1993. Includes the executive officer of a joint organisation |
| **Committee** | See the definition of "Council committee" |
| **Complaint** | A code of conduct complaint made for the purposes of clauses 4.1 and 4.2 of the Procedures |
| **Council** | Includes county Councils and joint organisations |
| **Council Committee** | A committee established by a Council comprising of Councillors, staff or other persons that the Council has delegated functions to and the Council's audit, risk and improvement committee |
| **Council Committee Member** | A person other than a Councillor or member of staff of a Council who is a member of a Council committee other than a wholly advisory committee, and a person other than a Councillor who is a member of the Council's audit, risk and improvement committee |
| **Council Official** | Includes Councillors, members of staff of a Council, administrators, Council committee members, delegates of Council and, for the purposes of clause 4.16, Council advisers |
| **Councillor** | Any person elected or appointed to civic office, including the Mayor and includes members and chairpersons of county Councils and voting representatives of the boards of joint organisations and chairpersons of joint organisations |
| **Conduct** | Includes acts and omissions |
| **Delegate of Council** | A person (other than a Councillor or member of staff of a Council) or body, and the individual members of that body, to whom a function of the Council is delegated |
| **Designated Person** | A person referred to in clause 4.8 |

| | |
|---|---|
| **Election Campaign** | Includes Council, state and federal election campaigns |
| **Environmental Planning Instrument** | Has the same meaning as it has in the *Environmental Planning and Assessment Act 1979* |
| **Joint Organisation** | A joint organisation established under section 400O of the LGA |
| **LGA** | The *Local Government Act 1993* |
| **Local Planning Panel** | A local planning panel constituted under the Environmental Planning and Assessment Act 1979 |
| **Mayor** | Includes the chairperson of a county Council or a joint organisation |
| **Members of Staff of a Council** | Includes members of staff of county Councils and joint organisations |
| **The Office** | Office of Local Government |
| **Personal Information** | Information or an opinion (including information or an opinion forming part of a database and whether or not recorded in a material form) about an individual whose identity is apparent or can reasonably be ascertained from the information or opinion |
| **The Procedures** | The Procedures for the Administration of the Model Code of Conduct for Local Councils in NSW prescribed under the Regulation |
| **The Regulation** | The Regulation the Local Government (General) Regulation 2005 |
| **Voting Representative** | A voting representative of the board of a joint organisation |
| **Wholly Advisory Committee** | A Council committee that the Council has not delegated any functions to |

## Part 3: General Conduct Obligations

### General Conduct

**3.1** You must not conduct yourself in a manner that:

a) is likely to bring the Council or other Council officials into disrepute
b) is contrary to statutory requirements or the Council's administrative requirements or policies
c) is improper or unethical
d) is an abuse of power
e) causes, comprises or involves intimidation or verbal abuse
f) involves the misuse of your position to obtain a private benefit
g) constitutes harassment or bullying behaviour under this Code, or is unlawfully discriminatory.

**3.2** You must act lawfully and honestly, and exercise a reasonable degree of care and diligence in carrying out your functions under the LGA or any other Act *(section 439).*

### Fairness and Equity

**3.3** You must consider issues consistently, promptly and fairly. You must deal with matters in accordance with established procedures, in a non-discriminatory manner.

**3.4** You must take all relevant facts known to you, or that you should be reasonably aware of, into consideration and have regard to the particular merits of each case. You must not take irrelevant matters or circumstances into consideration when making decisions.

**3.5** An act or omission in good faith, whether or not it involves error, will not constitute a breach of clauses 3.3 or 3.4.

### Harassment and Discrimination

**3.6** You must not harass or unlawfully discriminate against others, or support others who harass or unlawfully discriminate against others, on the grounds of age, disability, race (including colour, national or ethnic origin or immigrant status), sex, pregnancy, marital or relationship status, family responsibilities or breast feeding, sexual orientation, gender identity or intersex status or political, religious or other affiliation.

**3.7** For the purposes of this Code, "harassment" is any form of behaviour towards a person that:

a) is not wanted by the person
b) offends, humiliates or intimidates the person, and
c) creates a hostile environment.

*Note: Refer also to Council's Workplace Bullying Policy*

### Bullying

**3.8** You must not engage in bullying behaviour towards others.

**3.9** For the purposes of this Code, "bullying behaviour" is any behaviour in which:

a) a person or a group of people repeatedly behaves unreasonably towards another person or a group of persons and
b) the behaviour creates a risk to health and safety.

**3.10** Bullying behaviour may involve, but is not limited to, any of the following types of behaviour:

a) aggressive, threatening or intimidating conduct
b) belittling or humiliating comments
c) spreading malicious rumours
d) teasing, practical jokes or 'initiation ceremonies'



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e) exclusion from work-related events
f) unreasonable work expectations, including too much or too little work, or work below or beyond a worker's skill level
g) displaying offensive material
h) pressure to behave in an inappropriate manner.

**3.11** Reasonable management action carried out in a reasonable manner does not constitute bullying behaviour for the purposes of this Code. Examples of reasonable management action may include, but are not limited to:
a) performance management processes
b) disciplinary action for misconduct
c) informing a worker about unsatisfactory work performance or inappropriate work behaviour
d) directing a worker to perform duties in keeping with their job
e) maintaining reasonable workplace goals and standards
f) legitimately exercising a regulatory function
g) legitimately implementing a Council policy or administrative processes.

*Note: Refer also to Council's Workplace Bullying Policy. Staff should also refer to Council's Grievance Policy*

## Work Health and Safety

**3.12** All Council officials, including Councillors, owe statutory duties under the Work Health and Safety Act 2011 (WH&S Act). You must comply with your duties under the WH&S Act and your responsibilities under any policies or procedures adopted by the Council to ensure workplace health and safety. Specifically, you must:
a) take reasonable care for your own health and safety
b) take reasonable care that your acts or omissions do not adversely affect the health and safety of other persons
c) comply, so far as you are reasonably able, with any reasonable instruction that is given to ensure compliance with the WH&S Act and any policies or procedures adopted by the Council to ensure workplace health and safety
d) cooperate with any reasonable policy or procedure of the Council relating to workplace health or safety that has been notified to Council staff
e) report accidents, incidents, near misses, to the Chief Executive Officer or such other staff member nominated by the Chief Executive Officer, and take part in any incident investigations
f) so far as is reasonably practicable, consult, co-operate and coordinate with all others who have a duty under the WH&S Act in relation to the same matter.

*Note: Staff should also refer to Council's Safety Management System*

## Land Use Planning, Development Assessment and Other Regulatory Functions

**3.13** You must ensure that land use planning, development assessment and other regulatory decisions are properly made, and that all parties are dealt with fairly. You must avoid any occasion for suspicion of improper conduct in the exercise of land use planning, development assessment and other regulatory functions.

**3.14** In exercising land use planning, development assessment and other regulatory functions, you must ensure that no action, statement or communication between yourself and others conveys any suggestion of willingness to improperly provide concessions or preferential or unduly unfavourable treatment.



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## Binding Caucus Votes

**3.15** You must not participate in binding caucus votes in relation to matters to be considered at a Council or committee meeting.

**3.16** For the purposes of clause 3.15, a binding caucus vote is a process whereby a group of Councillors are compelled by a threat of disciplinary or other adverse action to comply with a predetermined position on a matter before the Council or committee, irrespective of the personal views of individual members of the group on the merits of the matter before the Council or committee.

**3.17** Clause 3.15 does not prohibit Councillors from discussing a matter before the Council or committee prior to considering the matter in question at a Council or committee meeting, or from voluntarily holding a shared view with other Councillors on the merits of a matter.

**3.18** Clause 3.15 does not apply to a decision to elect the Mayor or Deputy Mayor, or to nominate a person to be a member of a Council committee or a representative of the Council on an external body.

## Obligations in Relation to Meetings

**3.19** You must comply with rulings by the chair at Council and committee meetings or other proceedings of the Council unless a motion dissenting from the ruling is passed.

**3.20** You must not engage in bullying behaviour (as defined under this Part) towards the chair, other Council officials or any members of the public present during Council or committee meetings or other proceedings of the Council (such as, but not limited to, workshops and briefing sessions).

**3.21** You must not engage in conduct that disrupts Council or committee meetings or other proceedings of the Council (such as, but not limited to, workshops and briefing sessions), or that would otherwise be inconsistent with the orderly conduct of meetings.

**3.22** If you are a Councillor, you must not engage in any acts of disorder or other conduct that is intended to prevent the proper or effective functioning of the Council, or of a committee of the Council. Without limiting this clause, you must not:

a) leave a meeting of the Council or a committee for the purposes of depriving the meeting of a quorum, or
b) submit a rescission motion with respect to a decision for the purposes of voting against it to prevent another Councillor from submitting a rescission motion with respect to the same decision, or
c) deliberately seek to impede the consideration of business at a meeting.

## Public Comment

**3.23** In this section "public comment" includes

a) public speaking engagements
b) press releases, verbal comment to the media (including comments on radio or television)
c) expressing views on social media, in correspondence or notices or where it is reasonably foreseeable that publication or circulation of the comment will enter the public domain and
d) photos, video, public recording.

**3.24** The Mayor and the Chief Executive Officer are the official spokespersons of Council.

**3.25** If you are a member of staff, or a Chairperson other than a Councillor, you are given authorisation to make public comment to the media as an official spokesperson of Council as set out in Council's Media Policy and/or expressly granted by the Mayor, Chief Executive Officer or their representative/ delegate.

**3.26** When making a public comment in your capacity as an official representative of Council you must:

a) defend and uphold Council's corporate and resolved position
b) not make any comment, written or verbal, that will bring Council, staff or Councillors into disrepute or are contrary to this Code
c) not divulge confidential Council information *(refer to clauses 8.10 and 8.11)*
d) not breach the privacy of other Council officials or those that deal with Council *(refer to clause 8.12)*
e) not make a comment that is offensive, humiliating, threatening or intimidating to other Council officials or those that deal with the Council *(refer to clause 8.20)*
f) you must not make any comment that contains content about the Council that is misleading or deceptive.

**3.27** When making a personal public comment and the comment is in connection with your official role with Council you must:

a) make it clear that such comment is expressed as a personal opinion
b) make it clear that you are not representing Council and that your views are not necessarily representative of Council or of Council adopted policy
c) ensure all public comments made in your personal capacity are made honestly and are not misleading to the public
d) not make any comment, written or verbal, that will bring Council, staff or Councillors into disrepute or are contrary to this Code
e) not make comment that is offensive, humiliating, threatening or intimidating to other Council officials or those that deal with the Council *(refer to 8.20)*
f) not divulge confidential Council information *(refer to 8.10 and 8.11)*
g) not breach the privacy of other Council officials or those that deal with Council *(refer to 8.12)*.

*Note: Refer also to Council's Media Policy*

**3.28** Councillors are to refrain from making accusations of bullying in the media (including social media)

~~**3.29** When a Councillor is made aware of the inappropriate distribution, by a third party, of their personal emails or written correspondence to the media or social media, then that Councillor has an obligation to seek the withdrawal of the unauthorised communication.~~

~~*Note: 3.29 was added by MIN19.792*~~



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# Part 4: Pecuniary Interests

## What is a Pecuniary Interest?

**4.1** A pecuniary interest is an interest that you have in a matter because of a reasonable likelihood or expectation of appreciable financial gain or loss to you or a person referred to in clause 4.3.

**4.2** You will not have a pecuniary interest in a matter if the interest is so remote or insignificant that it could not reasonably be regarded as likely to influence any decision you might make in relation to the matter, or if the interest is of a kind specified in clause 4.6.

**4.3** For the purposes of this Part, you will have a pecuniary interest in a matter if the pecuniary interest is:

a) your interest, or
b) the interest of your spouse or de facto partner, your relative, or your partner or employer, or
c) a company or other body of which you, or your nominee, partner or employer, is a shareholder or member.

**4.4** For the purposes of clause 4.3:

a) your "relative" is any of the following:
   i. your parent, grandparent, brother, sister, uncle, aunt, nephew, niece, lineal descendant or adopted child
   ii. your spouse's or de facto partner's parent, grandparent, brother, sister, uncle, aunt, nephew, niece, lineal descendant or adopted child
   iii. the spouse or de facto partner of a person referred to in paragraphs (i) and (ii).
b) "de facto partner" has the same meaning as defined in section 21C of the *Interpretation Act 1987*.

**4.5** You will not have a pecuniary interest in relation to a person referred to in subclauses 4.3(b) or (c):

a) if you are unaware of the relevant pecuniary interest of your spouse, de facto partner, relative, partner, employer or company or other body, or
b) just because the person is a member of, or is employed by, a Council or a statutory body, or is employed by the crown, or
c) just because the person is a member of, or a delegate of a Council to, a company or other body that has a pecuniary interest in the matter, so long as the person has no beneficial interest in any shares of the company or body.

## What Interests do not Have to be Disclosed?

**4.6** You do not have to disclose the following interests for the purposes of this part:

a) your interest as an elector
b) your interest as a ratepayer or person liable to pay a charge
c) an interest you have in any matter relating to the terms on which the provision of a service or the supply of goods or commodities is offered to the public generally, or to a section of the public that includes persons who are not subject to this Code
d) an interest you have in any matter relating to the terms on which the provision of a service or the supply of goods or commodities is offered to your relative by the Council in the same manner and subject to the same conditions as apply to persons who are not subject to this Code
e) an interest you have as a member of a club or other organisation or association, unless the interest is as the holder of an office in the club or organisation (whether remunerated or not)
f) if you are a Council committee member, an interest you have as a person chosen to represent the community, or as a member of a non-profit organisation or other community or special interest group, if you have been appointed to represent the organisation or group on the Council committee



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g) an interest you have relating to a contract, proposed contract or other matter, if the interest arises only because of a beneficial interest in shares in a company that does not exceed 10 per cent of the voting rights in the company
h) an interest you have arising from the proposed making by the Council of an agreement between the Council and a corporation, association or partnership, being a corporation, association or partnership that has more than 25 members, if the interest arises because your relative is a shareholder (but not a director) of the corporation, or is a member (but not a member of the committee) of the association, or is a partner of the partnership
i) an interest you have arising from the making by the Council of a contract or agreement with your relative for, or in relation to, any of the following, but only if the proposed contract or agreement is similar in terms and conditions to such contracts and agreements as have been made, or as are proposed to be made, by the Council in respect of similar matters with other residents of the area:
    i. the performance by the Council at the expense of your relative of any work or service in connection with roads or sanitation
    ii. security for damage to footpaths or roads
    iii. any other service to be rendered, or act to be done, by the Council by or under any act conferring functions on the Council, or by or under any contract
j) an interest relating to the payment of fees to Councillors (including the Mayor and Deputy Mayor)
k) an interest relating to the payment of expenses and the provision of facilities to Councillors (including the Mayor and Deputy Mayor) in accordance with a policy under section 252 of the LGA
l) an interest relating to an election to the office of Mayor arising from the fact that a fee for the following 12 months has been determined for the office of Mayor
m) an interest of a person arising from the passing for payment of a regular account for the wages or salary of an employee who is a relative of the person
n) an interest arising from being covered by, or a proposal to be covered by, indemnity insurance as a Councillor or a Council committee member
o) an interest arising from the appointment of a Councillor to a body as a representative or delegate of the Council, whether or not a fee or other recompense is payable to the representative or delegate.

**4.7** For the purposes of clause 4.6, “relative” has the same meaning as in clause 4.4, but includes your spouse or de facto partner.

## What Disclosures Must be Made by a Designated Person?

**4.8** Designated persons include:
a) the Chief Executive Officer
b) other senior staff of the Council for the purposes of section 332 of the LGA
c) a person (other than a member of the senior staff of the Council) who is a member of staff of the Council or a delegate of the Council and who holds a position identified by the Council as the position of a designated person because it involves the exercise of functions (such as regulatory functions or contractual functions) that, in their exercise, could give rise to a conflict between the person’s duty as a member of staff or delegate and the person’s private interest
d) a person (other than a member of the senior staff of the Council) who is a member of a committee of the Council identified by the Council as a committee whose members are designated persons because the functions of the committee involve the exercise of the Council’s functions (such as regulatory functions or contractual functions) that, in their exercise, could give rise to a conflict between the member’s duty as a member of the committee and the member’s private interest.

**4.9** A designated person:
a) must prepare and submit written returns of interests in accordance with clauses 4.21, and
b) must disclose pecuniary interests in accordance with clause 4.10.



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**4.10** A designated person must disclose in writing to the Chief Executive Officer (or if the person is the Chief Executive Officer, to the Council) the nature of any pecuniary interest the person has in any Council matter with which the person is dealing as soon as practicable after becoming aware of the interest.

**4.11** Clause 4.10 does not require a designated person who is a member of staff of the Council to disclose a pecuniary interest if the interest relates only to the person's salary as a member of staff, or to their other conditions of employment.

**4.12** The Chief Executive Officer must, on receiving a disclosure from a designated person, deal with the matter to which the disclosure relates or refer it to another person to deal with.

**4.13** A disclosure by the Chief Executive Officer must, as soon as practicable after the disclosure is made, be laid on the table at a meeting of the Council and the Council must deal with the matter to which the disclosure relates or refer it to another person to deal with.

## What Disclosures Must be Made by Council Staff Other Than Designated Persons?

**4.14** A member of staff of Council, other than a designated person, must disclose in writing to their manager or the Chief Executive Officer the nature of any pecuniary interest they have in a matter they are dealing with as soon as practicable after becoming aware of the interest.

**4.15** The staff member's manager or the Chief Executive Officer must, on receiving a disclosure under clause 4.14, deal with the matter to which the disclosure relates or refer it to another person to deal with.

## What Disclosures Must be Made by Council Advisers?

**4.16** A person who, at the request or with the consent of the Council or a Council committee, gives advice on any matter at any meeting of the Council or committee, must disclose the nature of any pecuniary interest the person has in the matter to the meeting at the time the advice is given. The person is not required to disclose the person's interest as an adviser.

**4.17** A person does not breach clause 4.16 if the person did not know, and could not reasonably be expected to have known, that the matter under consideration at the meeting was a matter in which they had a pecuniary interest.

## What Disclosures Must be Made by a Council Committee Member?

**4.18** A Council committee member must disclose pecuniary interests in accordance with clause 4.28 and comply with clause 4.29.

**4.19** For the purposes of clause 4.18, a "Council committee member" includes a member of staff of Council who is a member of the committee.

## What Disclosures Must be Made by a Councillor?

**4.20** A Councillor:

a) must prepare and submit written returns of interests in accordance with clause 4.21, and
b) must disclose pecuniary interests in accordance with clause 4.28 and comply with clause 4.29 where it is applicable.

## Disclosure of Interests in Written Returns



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**4.21** A Councillor or designated person must make and lodge with the Chief Executive Officer a return in the form set out in schedule 2 to this Code, disclosing the Councillor's or designated person's interests as specified in schedule 1 to this Code within 3 months after:

a) becoming a Councillor or designated person, and
b) 30 June of each year, and
c) the Councillor or designated person becoming aware of an interest they are required to disclose under schedule 1 that has not been previously disclosed in a return lodged under paragraphs (a) or (b).

**4.22** A person need not make and lodge a return under clause 4.21, paragraphs (a) and (b) if:

a) they made and lodged a return under that clause in the preceding 3 months, or
b) they have ceased to be a Councillor or designated person in the preceding 3 months.

**4.23** A person must not make and lodge a return that the person knows or ought reasonably to know is false or misleading in a material particular.

**4.24** The Chief Executive Officer must keep a register of returns required to be made and lodged with the Chief Executive Officer.

**4.25** Returns required to be lodged with the Chief Executive Officer under clause 4.21(a) and (b) must be tabled at the first meeting of the Council after the last day the return is required to be lodged.

**4.26** Returns required to be lodged with the Chief Executive Officer under clause 4.21(c) must be tabled at the next Council meeting after the return is lodged.

**4.27** Information contained in returns made and lodged under clause 4.21 is to be made publicly available in accordance with the requirements of the *Government Information (Public Access) Act 2009*, the *Government Information (Public Access) Regulation 2009* and any guidelines issued by the Information Commissioner.

## Disclosure of Pecuniary Interests at Meetings

**4.28** A Councillor or a Council committee member who has a pecuniary interest in any matter with which the Council is concerned, and who is present at a meeting of the Council or committee at which the matter is being considered, must disclose the nature of the interest to the meeting as soon as practicable.

**4.29** The Councillor or Council committee member must not be present at, or in sight of, the meeting of the Council or committee:

a) at any time during which the matter is being considered or discussed by the Council or committee, or
b) at any time during which the Council or committee is voting on any question in relation to the matter.

**4.30** In the case of a meeting of a board of a joint organisation, a voting representative is taken to be present at the meeting for the purposes of clauses 4.28 and 4.29 where they participate in the meeting by telephone or other electronic means.

**4.31** A disclosure made at a meeting of a Council or Council committee must be recorded in the minutes of the meeting.

**4.32** A general notice may be given to the Chief Executive Officer in writing by a Councillor or a Council committee member to the effect that the Councillor or Council committee member, or the Councillor's or Council committee member's spouse, de facto partner or relative, is:

a) a member of, or in the employment of, a specified company or other body, or

b) a partner of, or in the employment of, a specified person.

Such a notice is, unless and until the notice is withdrawn or until the end of the term of the Council in which it is given (whichever is the sooner), sufficient disclosure of the Councillor's or Council committee member's interest in a matter relating to the specified company, body or person that may be the subject of consideration by the Council or Council committee after the date of the notice.

**4.33** A Councillor or a Council committee member is not prevented from being present at and taking part in a meeting at which a matter is being considered, or from voting on the matter, merely because the Councillor or Council committee member has an interest in the matter of a kind referred to in clause 4.6.

**4.34** A person does not breach clauses 4.28 or 4.29 if the person did not know, and could not reasonably be expected to have known, that the matter under consideration at the meeting was a matter in which they had a pecuniary interest.

**4.35** Despite clause 4.29, a Councillor who has a pecuniary interest in a matter may participate in a decision to delegate consideration of the matter in question to another body or person.

**4.36** Clause 4.29 does not apply to a Councillor who has a pecuniary interest in a matter that is being considered at a meeting if:

a) the matter is a proposal relating to:
   i. the making of a principal environmental planning instrument applying to the whole or a significant portion of the Council's area, or
   ii. the amendment, alteration or repeal of an environmental planning instrument where the amendment, alteration or repeal applies to the whole or a significant portion of the Council's area, and
b) the pecuniary interest arises only because of an interest of the Councillor in the Councillor's principal place of residence or an interest of another person (whose interests are relevant under clause 4.3) in that person's principal place of residence, and
c) the Councillor made a special disclosure under clause 4.37 in relation to the interest before the commencement of the meeting.

**4.37** A special disclosure of a pecuniary interest made for the purposes of clause 4.36(c) must:

a) be in the form set out in schedule 3 of this Code and contain the information required by that form, and
b) be laid on the table at a meeting of the Council as soon as practicable after the disclosure is made, and the information contained in the special disclosure is to be recorded in the minutes of the meeting.

**4.38** The Minister for Local Government may, conditionally or unconditionally, allow a Councillor or a Council committee member who has a pecuniary interest in a matter with which the Council is concerned to be present at a meeting of the Council or committee, to take part in the consideration or discussion of the matter and to vote on the matter if the Minister is of the opinion:

a) that the number of Councillors prevented from voting would be so great a proportion of the whole as to impede the transaction of business, or
b) that it is in the interests of the electors for the area to do so.

**4.39** A Councillor or a Council committee member with a pecuniary interest in a matter who is permitted to be present at a meeting of the Council or committee, to take part in the consideration or discussion of the matter and to vote on the matter under clause 4.38, must still disclose the interest they have in the matter in accordance with clause 4.28.

*Note: Refer also to Council's Internal Reporting Policy (Public Interests Disclosures Act)*

# Part 5: Non-Pecuniary Conflicts of Interest

## What is a Non-Pecuniary Conflict of Interest?

**5.1** Non-pecuniary interests are private or personal interests a Council official has that do not amount to a pecuniary interest as defined in clause 4.1 of this Code. These commonly arise out of family or personal relationships, or out of involvement in sporting, social, religious or other cultural groups and associations, and may include an interest of a financial nature.

**5.2** A non-pecuniary conflict of interest exists where a reasonable and informed person would perceive that you could be influenced by a private interest when carrying out your official functions in relation to a matter.

**5.3** The personal or political views of a Council official do not constitute a private interest for the purposes of clause 5.2.

**5.4** Non-pecuniary conflicts of interest must be identified and appropriately managed to uphold community confidence in the probity of Council decision-making. The onus is on you to identify any non-pecuniary conflict of interest you may have in matters that you deal with, to disclose the interest fully and in writing, and to take appropriate action to manage the conflict in accordance with this Code.

**5.5** When considering whether or not you have a non-pecuniary conflict of interest in a matter you are dealing with, it is always important to think about how others would view your situation.

## Managing Non-Pecuniary Conflicts of Interest

**5.6** Where you have a non-pecuniary conflict of interest in a matter for the purposes of clause 5.2, you must disclose the relevant private interest you have in relation to the matter fully and in writing as soon as practicable after becoming aware of the non-pecuniary conflict of interest and on each occasion on which the non-pecuniary conflict of interest arises in relation to the matter. In the case of members of Council staff other than the Chief Executive Officer, such a disclosure is to be made to the staff member's manager. In the case of the Chief Executive Officer, such a disclosure is to be made to the Mayor.

**5.7** If a disclosure is made at a Council or committee meeting, both the disclosure and the nature of the interest must be recorded in the minutes on each occasion on which the non-pecuniary conflict of interest arises. This disclosure constitutes disclosure in writing for the purposes of clause 5.6.

**5.8** How you manage a non-pecuniary conflict of interest will depend on whether or not it is significant.

**5.9** As a general rule, a non-pecuniary conflict of interest will be significant where it does not involve a pecuniary interest for the purposes of clause 4.1, but it involves:

a) a relationship between a Council official and another person who is affected by a decision or a matter under consideration that is particularly close, such as a current or former spouse or de facto partner, a relative for the purposes of clause 4.4 or another person from the Council official's extended family that the Council official has a close personal relationship with, or another person living in the same household
b) other relationships with persons who are affected by a decision or a matter under consideration that are particularly close, such as friendships and business relationships. Closeness is defined by the nature of the friendship or business relationship, the frequency of contact and the duration of the friendship or relationship
c) an affiliation between the Council official and an organisation (such as a sporting body, club, religious, cultural or charitable organisation, corporation or association) that is affected by a decision or a matter under consideration that is particularly strong. The strength of a Council



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official's affiliation with an organisation is to be determined by the extent to which they actively participate in the management, administration or other activities of the organisation

d) membership, as the Council's representative, of the board or management committee of an organisation that is affected by a decision or a matter under consideration, in circumstances where the interests of the Council and the organisation are potentially in conflict in relation to the particular matter
e) a financial interest (other than an interest of a type referred to in clause 4.6) that is not a pecuniary interest for the purposes of clause 4.1
f) the conferral or loss of a personal benefit other than one conferred or lost as a member of the community or a broader class of people affected by a decision.

**5.10** Significant non-pecuniary conflicts of interest must be managed in one of two ways:

a) by not participating in consideration of, or decision making in relation to, the matter in which you have the significant non-pecuniary conflict of interest and the matter being allocated to another person for consideration or determination, or
b) if the significant non-pecuniary conflict of interest arises in relation to a matter under consideration at a Council or committee meeting, by managing the conflict of interest as if you had a pecuniary interest in the matter by complying with clauses 4.28 and 4.29.

**5.11** If you determine that you have a non-pecuniary conflict of interest in a matter that is not significant and does not require further action, when disclosing the interest you must also explain in writing why you consider that the nonpecuniary conflict of interest is not significant and does not require further action in the circumstances.

**5.12** If you are a member of staff of Council other than the Chief Executive Officer, the decision on which option should be taken to manage a non-pecuniary conflict of interest must be made in consultation with and at the direction of your manager. In the case of the Chief Executive Officer, the decision on which option should be taken to manage a non-pecuniary conflict of interest must be made in consultation with and at the direction of the Mayor.

**5.13** Despite clause 5.10(b), a Councillor who has a significant non-pecuniary conflict of interest in a matter, may participate in a decision to delegate consideration of the matter in question to another body or person.

**5.14** Council committee members are not required to declare and manage a nonpecuniary conflict of interest in accordance with the requirements of this Part where it arises from an interest they have as a person chosen to represent the community, or as a member of a non-profit organisation or other community or special interest group, if they have been appointed to represent the organisation or group on the Council committee.

## Political Donations

**5.15** Councillors should be aware that matters before Council or committee meetings involving their political donors may also give rise to a non-pecuniary conflict of interest.

**5.16** Where you are a Councillor and have received or knowingly benefitted from a reportable political donation:

a) made by a major political donor in the previous four years, and
b) the major political donor has a matter before Council,

you must declare a non-pecuniary conflict of interest in the matter, disclose the nature of the interest, and manage the conflict of interest as if you had a pecuniary interest in the matter by complying with clauses 4.28 and 4.29. A disclosure made under this clause must be recorded in the minutes of the meeting.

**5.17** For the purposes of this Part:



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a) a “reportable political donation” has the same meaning as it has in section 6 of the *Electoral Funding Act 2018*
b) “major political donor” has the same meaning as it has in the *Electoral Funding Act 2018.*

**5.18** Councillors should note that political donations that are not a “reportable political donation”, or political donations to a registered political party or group by which a Councillor is endorsed, may still give rise to a non-pecuniary conflict of interest. Councillors should determine whether or not such conflicts are significant for the purposes of clause 5.9 and take the appropriate action to manage them.

**5.19** Despite clause 5.16, a Councillor who has received or knowingly benefitted from a reportable political donation of the kind referred to in that clause, may participate in a decision to delegate consideration of the matter in question to another body or person.

## Loss of Quorum as a Result of Compliance With This Part

**5.20** A Councillor who would otherwise be precluded from participating in the consideration of a matter under this Part because they have a non-pecuniary conflict of interest in the matter is permitted to participate in consideration of the matter if:
a) the matter is a proposal relating to:
   i. the making of a principal environmental planning instrument applying to the whole or a significant portion of the Council’s area, or
   ii. the amendment, alteration or repeal of an environmental planning instrument where the amendment, alteration or repeal applies to the whole or a significant portion of the Council’s area, and
b) the non-pecuniary conflict of interest arises only because of an interest that a person has in that person’s principal place of residence, and
c) the Councillor discloses the interest they have in the matter that would otherwise have precluded their participation in consideration of the matter under this Part in accordance with clause 5.6.

**5.21** The Minister for Local Government may, conditionally or unconditionally, allow a Councillor or a Council committee member who is precluded under this Part from participating in the consideration of a matter to be present at a meeting of the Council or committee, to take part in the consideration or discussion of the matter and to vote on the matter if the Minister is of the opinion:
a) that the number of Councillors prevented from voting would be so great a proportion of the whole as to impede the transaction of business, or
b) that it is in the interests of the electors for the area to do so.

**5.22** Where the Minister exempts a Councillor or committee member from complying with a requirement under this Part under clause 5.21, the Councillor or committee member must still disclose any interests they have in the matter the exemption applies to, in accordance with clause 5.6.

## Other Business or Employment

**5.23** The Chief Executive Officer must not engage, for remuneration, in private employment, contract work or other business outside the service of the Council without the approval of the Council.

**5.24** A member of staff must not engage, for remuneration, in private employment, contract work or other business outside the service of the Council that relates to the business of the Council or that might conflict with the staff member’s Council duties unless they have notified the Chief Executive Officer in writing of the employment, work or business and the Chief Executive Officer has given their written approval for the staff member to engage in the employment, work or business.

**5.25** The Chief Executive Officer may at any time prohibit a member of staff from engaging, for remuneration, in private employment, contract work or other business outside the service of the



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Council that relates to the business of the Council, or that might conflict with the staff member's Council duties.

**5.26** A member of staff must not engage, for remuneration, in private employment, contract work or other business outside the service of the Council if prohibited from doing so.

**5.27** Members of staff must ensure that any outside employment, work or business they engage in will not:

a) conflict with their official duties
b) involve using confidential information or Council resources obtained through their work with the Council including where private use is permitted
c) require them to work while on Council duty
d) discredit or disadvantage the Council
e) pose, due to fatigue, a risk to their health or safety, or to the health and safety of their co-workers.

*Note: Staff should also refer to Council's Working Outside of Council Policy*

## Personal Dealings With Council

**5.28** You may have reason to deal with your Council in your personal capacity (for example, as a ratepayer, recipient of a Council service or applicant for a development consent granted by Council). You must not expect or request preferential treatment in relation to any matter in which you have a private interest because of your position. You must avoid any action that could lead members of the public to believe that you are seeking preferential treatment.

**5.29** You must undertake any personal dealings you have with the Council in a manner that is consistent with the way other members of the community deal with the Council. You must also ensure that you disclose and appropriately manage any conflict of interest you may have in any matter in accordance with the requirements of this Code.



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## Part 6: Personal Benefit

**6.1** For the purposes of this Part, a gift or a benefit is something offered to or received by a Council official or someone personally associated with them for their personal use and enjoyment.

**6.2** A reference to a gift or benefit in this Part does not include:

a) items with a value of $10 or less
b) a political donation for the purposes of the *Electoral Funding Act 2018*
c) a gift provided to the Council as part of a cultural exchange or sister-city relationship that is not converted for the personal use or enjoyment of any individual Council official or someone personally associated with them
d) a benefit or facility provided by the Council to an employee or Councillor
e) attendance by a Council official at a work-related event or function for the purposes of performing their official duties, or
f) free or subsidised meals, beverages or refreshments of token value provided to Council officials in conjunction with the performance of their official duties such as, but not limited to:
    i. the discussion of official business
    ii. work-related events such as Council-sponsored or community events, training, education sessions or workshops
    iii. conferences
    iv. council functions or events
    v. social functions organised by groups, such as Council committees and community organisations.

### Gifts and Benefits

**6.3** You must avoid situations that would give rise to the appearance that a person or body is attempting to secure favourable treatment from you or from the Council, through the provision of gifts, benefits or hospitality of any kind to you or someone personally associated with you.

**6.4** A gift or benefit is deemed to have been accepted by you for the purposes of this Part, where it is received by you or someone personally associated with you.

### How are Offers of Gifts and Benefits to be Dealt With?

**6.5** You must not:

a) seek or accept a bribe or other improper inducement
b) seek gifts or benefits of any kind
c) accept any gift or benefit that may create a sense of obligation on your part, or may be perceived to be intended or likely to influence you in carrying out your public duty
d) subject to clause 6.7, accept any gift or benefit of more than token value as defined by clause 6.9
e) accept an offer of cash or a cash-like gift as defined by clause 6.13, regardless of the amount
f) participate in competitions for prizes where eligibility is based on the Council being in or entering into a customer– supplier relationship with the competition organiser
g) personally benefit from reward points programs when purchasing on behalf of the Council.

**6.6** Where you receive a gift or benefit of any value other than one referred to in clause 6.2, you must disclose this promptly to your manager or the Chief Executive Officer in writing. The recipient, manager, or Chief Executive Officer must ensure that, at a minimum, the following details are recorded in the Council's gift register:

a) the nature of the gift or benefit
b) the estimated monetary value of the gift or benefit
c) the name of the person who provided the gift or benefit, and
d) the date on which the gift or benefit was received.



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**6.7** Where you receive a gift or benefit of more than token value that cannot reasonably be refused or returned, the gift or benefit must be surrendered to the Council, unless the nature of the gift or benefit makes this impractical.

## Gifts and Benefits of Token Value

**6.8** You may accept gifts and benefits of token value. Gifts and benefits of token value are one or more gifts or benefits received from a person or organisation over a 12-month period that, when aggregated, do not exceed a value of $100. They include, but are not limited to:

a) invitations to and attendance at local social, cultural or sporting events with a ticket value that does not exceed $100
b) gifts of alcohol that do not exceed a value of $100
c) ties, scarves, coasters, tie pins, diaries, chocolates or flowers or the like
d) prizes or awards that do not exceed $100 in value.

## Gifts and Benefits of More Than Token Value

**6.9** Gifts or benefits that exceed $100 in value are gifts or benefits of more than token value for the purposes of clause 6.5(d) and, subject to clause 6.7, must not be accepted.

**6.10** Gifts and benefits of more than token value include, but are not limited to, tickets to major sporting events (such as international matches or matches in national sporting codes) with a ticket value that exceeds $100, corporate hospitality at a corporate facility at major sporting events, free or discounted products or services for personal use provided on terms that are not available to the general public or a broad class of persons, the use of holiday homes, artworks, free or discounted travel.

**6.11** Where you have accepted a gift or benefit of token value from a person or organisation, you must not accept a further gift or benefit from the same person or organisation or another person associated with that person or organisation within a single 12-month period where the value of the gift, added to the value of earlier gifts received from the same person or organisation, or a person associated with that person or organisation, during the same 12-month period would exceed $100 in value.

**6.12** For the purposes of this Part, the value of a gift or benefit is the monetary value of the gift or benefit inclusive of GST.

## "Cash-Like Gifts"

**6.13** For the purposes of clause 6.5(e), "cash-like gifts" include, but are not limited to, gift vouchers, credit cards, debit cards with credit on them, prepayments such as phone or internet credit, lottery tickets, memberships or entitlements to discounts that are not available to the general public or a broad class of persons.

## Improper and Undue Influence

**6.14** You must not use your position to influence other Council officials in the performance of their official functions to obtain a private benefit for yourself or for somebody else. A Councillor will not be in breach of this clause where they seek to influence other Council officials through the proper exercise of their role as prescribed under the LGA.

**6.15** You must not take advantage (or seek to take advantage) of your status or position with Council, or of functions you perform for Council, in order to obtain a private benefit for yourself or for any other person or body.



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**Code of Conduct**

*Note: Refer also to the following Council policies:*

- *Cultural Gifts Program Procedure*
- *International Gifts (Giving and Receiving) Policy*
- *Fraud & Corruption Prevention Policy*
- *Procurement Policy*
- *Declaration of Gifts and Benefits Form*



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# Part 7: Relationships Between Council Officials

## Obligations of Councillors and Administrators

**7.1** Each Council is a body politic. The Councillors or administrator/s are the governing body of the Council. Under section 223 of the LGA, the role of the governing body of the Council includes the development and endorsement of the strategic plans, programs, strategies and policies of the Council, including those relating to workforce policy, and to keep the performance of the Council under review.

**7.2** Councillors or administrators must not:

a) direct Council staff other than by giving appropriate direction to the Chief Executive Officer by way of Council or committee resolution, or by the Mayor or administrator exercising their functions under section 226 of the LGA
b) in any public or private forum, direct or influence, or attempt to direct or influence, any other member of the staff of the Council or a delegate of the Council in the exercise of the functions of the staff member or delegate
c) contact a member of the staff of the Council on Council-related business unless in accordance with the policy and procedures governing the interaction of Councillors and Council staff that have been authorised by the Council and the Chief Executive Officer
d) contact or issue instructions to any of the Council's contractors, including the Council's legal advisers, unless by the Mayor or administrator exercising their functions under section 226 of the LGA.

**7.3** Despite clause 7.2, Councillors may contact the Council's external auditor or the chair of the Council's audit risk and improvement committee to provide information reasonably necessary for the external auditor or the audit, risk and improvement committee to effectively perform their functions.

## Obligations of Staff

**7.4** Under section 335 of the LGA, the role of the Chief Executive Officer includes conducting the day-to-day management of the Council in accordance with the strategic plans, programs, strategies and policies of the Council, implementing without undue delay, lawful decisions of the Council and ensuring that the Mayor and other Councillors are given timely information and advice and the administrative and professional support necessary to effectively discharge their official functions.

**7.5** Members of staff of Council must:

a) give their attention to the business of the Council while on duty
b) ensure that their work is carried out ethically, efficiently, economically and effectively
c) carry out reasonable and lawful directions given by any person having authority to give such directions
d) give effect to the lawful decisions, policies and procedures of the Council, whether or not the staff member agrees with or approves of them
e) ensure that any participation in political activities outside the service of the Council does not interfere with the performance of their official duties.

## Inappropriate Interactions

**7.6** You must not engage in any of the following inappropriate interactions:

a) councillors and administrators approaching staff and staff organisations to discuss individual or operational staff matters (other than matters relating to broader workforce policy), grievances, workplace investigations and disciplinary matters



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b) Council staff approaching Councillors and administrators to discuss individual or operational staff matters (other than matters relating to broader workforce policy), grievances, workplace investigations and disciplinary matters
c) subject to clause 8.6, Council staff refusing to give information that is available to other Councillors to a particular Councillor
d) Councillors and administrators who have lodged an application with the Council, discussing the matter with Council staff in staff-only areas of the Council
e) Councillors and administrators approaching members of local planning panels or discussing any application that is either before the panel or that will come before the panel at some future time, except during a panel meeting where the application forms part of the agenda and the Councillor has a right to be heard by the panel at the meeting
f) Councillors and administrators being overbearing or threatening to Council staff
g) Council staff being overbearing or threatening to Councillors or administrators
h) Councillors and administrators making personal attacks on Council staff or engaging in conduct towards staff that would be contrary to the general conduct provisions in Part 3 of this Code in public forums including social media
i) Councillors and administrators directing or pressuring Council staff in the performance of their work, or recommendations they should make
j) Council staff providing ad hoc advice to Councillors and administrators without recording or documenting the interaction as they would if the advice was provided to a member of the community
k) Council staff meeting with applicants or objectors alone and outside office hours to discuss planning applications or proposals
l) Councillors attending on-site inspection meetings with lawyers and/or consultants engaged by the Council associated with current or proposed legal proceedings unless permitted to do so by the Council's Chief Executive Officer or, in the case of the Mayor or administrator, unless they are exercising their functions under section 226 of the LGA.

*Note: Refer also to the Councillor and Staff Interaction Policy and Councillor Contact List*



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# Part 8: Access to Information and Council Resources

## Councillor and Administrator Access to Information

**8.1** The Chief Executive Officer is responsible for ensuring that Councillors and administrators can access information necessary for the performance of their official functions. The Chief Executive Officer and public officer are also responsible for ensuring that members of the public can access publicly available Council information under the *Government Information (Public Access) Act 2009* (the GIPA Act).

**8.2** The Chief Executive Officer must provide Councillors and administrators with the information necessary to effectively discharge their official functions.

**8.3** Members of staff of Council must provide full and timely information to Councillors and administrators sufficient to enable them to exercise their official functions and in accordance with Council procedures.

**8.4** Members of staff of Council who provide any information to a particular Councillor in the performance of their official functions must also make it available to any other Councillor who requests it and in accordance with Council procedures.

**8.5** Councillors and administrators who have a private interest only in Council information have the same rights of access as any member of the public.

**8.6** Despite clause 8.4, Councillors and administrators who are precluded from participating in the consideration of a matter under this Code because they have a conflict of interest in the matter, are not entitled to request access to Council information in relation to the matter unless the information is otherwise available to members of the public, or the Council has determined to make the information available under the GIPA Act.

*Note: Refer also to the Access to Information Policy and Councillor Access to Information Policy*

## Councillors and Administrators to Properly Examine and Consider Information

**8.7** Councillors and administrators must ensure that they comply with their duty under section 439 of the LGA to act honestly and exercise a reasonable degree of care and diligence by properly examining and considering all the information provided to them relating to matters that they are required to make a decision on.

## Refusal of Access to Information

**8.8** Where the Chief Executive Officer or public officer determine to refuse access to information requested by a Councillor or administrator, they must act reasonably. In reaching this decision they must take into account whether or not the information requested is necessary for the Councillor or administrator to perform their official functions (see clause 8.2) and whether they have disclosed a conflict of interest in the matter the information relates to that would preclude their participation in consideration of the matter (see clause 8.6). The Chief Executive Officer or public officer must state the reasons for the decision if access is refused.

## Use of Certain Council Information

**8.9** In regard to information obtained in your capacity as a Council official, you must:

a) subject to clause 8.14, only access Council information needed for Council business
b) not use that Council information for private purposes



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c) not seek or obtain, either directly or indirectly, any financial benefit or other improper advantage for yourself, or any other person or body, from any information to which you have access by virtue of your office or position with Council
d) only release Council information in accordance with established Council policies and procedures and in compliance with relevant legislation.

## Use and Security of Confidential Information

**8.10** You must maintain the integrity and security of confidential information in your possession, or for which you are responsible.

**8.11** In addition to your general obligations relating to the use of Council information, you must:
a) only access confidential information that you have been authorised to access and only do so for the purposes of exercising your official functions
b) protect confidential information
c) only release confidential information if you have authority to do so
d) only use confidential information for the purpose for which it is intended to be used
e) not use confidential information gained through your official position for the purpose of securing a private benefit for yourself or for any other person
f) not use confidential information with the intention to cause harm or detriment to the Council or any other person or body
g) not disclose any confidential information discussed during a confidential session of a Council or committee meeting or any other confidential forum (such as, but not limited to, workshops or briefing sessions).

*Note: Refer also to Council's IT Security Policy*

## Personal Information

**8.12** When dealing with personal information you must comply with:
a) the *Privacy and Personal Information Protection Act 1998*
b) the *Health Records and Information Privacy Act 2002*
c) the Information Protection Principles and Health Privacy Principles
d) the Council's privacy management plan
e) the Privacy Code of Practice for Local Government

*Note: Refer also to the Information and Privacy Commission website:* **www.ipc.nsw.gov.au**

## Use of Council Resources

**8.13** You must use Council resources ethically, effectively, efficiently and carefully in exercising your official functions and must not use them for private purposes, except when supplied as part of a contract of employment (but not for private business purposes), unless this use is lawfully authorised and proper payment is made where appropriate.

*Note: See Council's Disposal of Assets Policy.*
*Note for Councillors: Councillors must use allocated Council equipment or resources in accordance with the Council Members – Payment of Expenses and Provision of Facilities Policy.*
*Note for staff: Council does not lease plant or equipment to employees, except where there is an adopted policy covering these activities.*



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**8.14** Union delegates and consultative committee members may have reasonable access to Council resources and information for the purposes of carrying out their industrial responsibilities, including but not limited to:

a) the representation of members with respect to disciplinary matters
b) the representation of employees with respect to grievances and disputes
c) functions associated with the role of the local consultative committee.

*Note: Refer also to the Local Government Award and Consultative Committee Constitution*

**8.15** You must be scrupulous in your use of Council property, including intellectual property, official services, facilities, technology and electronic devices and must not permit their misuse by any other person or body.

**8.16** You must avoid any action or situation that could create the appearance that Council property, official services or public facilities are being improperly used for your benefit or the benefit of any other person or body.

**8.17** You must not use Council resources (including Council staff), property or facilities for the purpose of assisting your election campaign or the election campaigns of others unless the resources, property or facilities are otherwise available for use or hire by the public and any publicly advertised fee is paid for use of the resources, property or facility.

**8.18** You must not use the Council letterhead, Council crests, Council email or social media or other information that could give the appearance it is official Council material:

a) for the purpose of assisting your election campaign or the election campaign of others, or
b) for other non-official purposes.

**8.19** You must not convert any property of the Council to your own use unless properly authorised.

## Internet and IT Access and Use

**8.20** You must not use Council's computer resources or mobile or other devices to search for, access, download or communicate any material of an offensive, obscene, pornographic, threatening, abusive or defamatory nature, or that could otherwise lead to criminal penalty or civil liability and/or damage the Council's reputation.

*Note: Refer also to Council's IT Security Policy*

## Council Record Keeping

**8.21** You must comply with the requirements of the *State Records Act 1998* and the Council's records management policy.

**8.22** All information created, sent and received in your official capacity is a Council record and must be managed in accordance with the requirements of the *State Records Act 1998* and the Council's approved records management policies and practices.

**8.23** All information stored in either soft or hard copy on Council supplied resources (including technology devices and email accounts) is deemed to be related to the business of the Council and will be treated as Council records, regardless of whether the original intention was to create the information for personal purposes.

**8.24** You must not destroy, alter, or dispose of Council information or records, unless authorised to do so. If you need to alter or dispose of Council information or records, you must do so in consultation with the Council's records manager and comply with the requirements of the *State Records Act 1998*.



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*Note: Refer also to the following Council policies:*

- *Records Management Policy*
- *Records Security Policy and Procedures*
- *Councillor Record Keeping*

## Councillor Access to Council Buildings

**8.25** Councillors and administrators are entitled to have access to the Council chamber, committee room, Mayor's office (subject to availability), Councillors' rooms, and public areas of Council's buildings during normal business hours and for meetings. Councillors and administrators needing access to these facilities at other times must obtain authority from the Chief Executive Officer.

**8.26** Councillors and administrators must not enter staff-only areas of Council buildings without the approval of the Chief Executive Officer (or their delegate) or as provided for in the procedures governing the interaction of Councillors and Council staff.

**8.27** Councillors and administrators must ensure that when they are within a staff only area they refrain from conduct that could be perceived to improperly influence Council staff decisions.

*Note: Refer also to the Councillor and Staff Interaction Policy*



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# Part 9: Maintaining the Integrity of This Code

## Complaints Made for an Improper Purpose

**9.1** You must not make or threaten to make a complaint or cause a complaint to be made alleging a breach of this Code for an improper purpose.

**9.2** For the purposes of clause 9.1, a complaint is made for an improper purpose where it is trivial, frivolous, vexatious or not made in good faith, or where it otherwise lacks merit and has been made substantially for one or more of the following purposes:

a) to bully, intimidate or harass another Council official
b) to damage another Council official's reputation
c) to obtain a political advantage
d) to influence a Council official in the exercise of their official functions or to prevent or disrupt the exercise of those functions
e) to influence the Council in the exercise of its functions or to prevent or disrupt the exercise of those functions
f) to avoid disciplinary action under the procedures
g) to take reprisal action against a person for making a complaint alleging a breach of this Code
h) to take reprisal action against a person for exercising a function prescribed under the procedures
i) to prevent or disrupt the effective administration of this Code under the procedures.

## Detrimental Action

**9.3** You must not take detrimental action or cause detrimental action to be taken against a person substantially in reprisal for a complaint they have made alleging a breach of this Code.

**9.4** You must not take detrimental action or cause detrimental action to be taken against a person substantially in reprisal for any function they have exercised under the Procedures.

**9.5** For the purposes of clauses 9.3 and 9.4, a detrimental action is an action causing, comprising or involving any of the following:

a) injury, damage or loss
b) intimidation or harassment
c) discrimination, disadvantage or adverse treatment in relation to employment
d) dismissal from, or prejudice in, employment
e) disciplinary proceedings.

## Compliance With Requirements Under the Procedures

**9.6** You must not engage in conduct that is calculated to impede or disrupt the consideration of a matter under the Procedures.

**9.7** You must comply with a reasonable and lawful request made by a person exercising a function under the Procedures. A failure to make a written or oral submission invited under the Procedures will not constitute a breach of this clause.

**9.8** You must comply with a practice ruling made by the Office under the Procedures.

**9.9** Where you are a Councillor or the Chief Executive Officer, you must comply with any Council resolution requiring you to take action as a result of a breach of this Code.

## Disclosure of Information About the Consideration of a Matter Under the Procedures

**9.10** All allegations of breaches of this Code must be dealt with under and in accordance with the Procedures.

**9.11** You must not allege breaches of this Code other than by way of a complaint made or initiated under the Procedures.

**9.12** You must not make allegations about, or disclose information about, suspected breaches of this Code at Council, committee or other meetings, whether open to the public or not, or in any other forum, whether public or not.

**9.13** You must not disclose information about a complaint you have made alleging a breach of this Code or a matter being considered under the Procedures except for the purposes of seeking legal advice, unless the disclosure is otherwise permitted under the Procedures.

**9.14** Nothing under this Part prevents a person from making a public interest disclosure to an appropriate public authority or investigative authority under the *Public Interest Disclosures Act 1994*.

*Note: Refer also to Council's Internal Reporting Policy (Public Interest Disclosures Act)*

## Complaints Alleging a Breach of this Part

**9.15** Complaints alleging a breach of this Part by a Councillor, the Chief Executive Officer or an administrator are to be managed by the Office. This clause does not prevent the Office from referring an alleged breach of this Part back to the Council for consideration in accordance with the Procedures.

**9.16** Complaints alleging a breach of this Part by other Council officials are to be managed by the Chief Executive Officer in accordance with the Procedures.



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# Schedule 1: Disclosures of Interests and Other Matters in Written Returns Submitted Under Clause 4.21

## Part 1: Preliminary

### Definitions

1 For the purposes of the schedules to this Code, the following definitions apply:

*address* means:

a) in relation to a person other than a corporation, the last residential or business address of the person known to the Councillor or designated person disclosing the address, or
b) in relation to a corporation, the address of the registered office of the corporation in New South Wales or, if there is no such office, the address of the principal office of the corporation in the place where it is registered, or
c) in relation to any real property, the street address of the property.

*de facto partner* has the same meaning as defined in section 21C of the *Interpretation Act 1987.*

*disposition of property* means a conveyance, transfer, assignment, settlement, delivery, payment or other alienation of property, including the following:

a) the allotment of shares in a company
b) the creation of a trust in respect of property
c) the grant or creation of a lease, mortgage, charge, easement, licence, power, partnership or interest in respect of property
d) the release, discharge, surrender, forfeiture or abandonment, at law or in equity, of a debt, contract or chose in action, or of an interest in respect of property
e) the exercise by a person of a general power of appointment over property in favour of another person
f) a transaction entered into by a person who intends by the transaction to diminish, directly or indirectly, the value of the person's own property and to increase the value of the property of another person.

*gift* means a disposition of property made otherwise than by will (whether or not by instrument in writing) without consideration, or with inadequate consideration, in money or money's worth passing from the person to whom the disposition was made to the person who made the disposition, but does not include a financial or other contribution to travel.

*interest* means:

a) in relation to property, an estate, interest, right or power, at law or in equity, in or over the property, or
b) in relation to a corporation, a relevant interest (within the meaning of section 9 of the *Corporations Act 2001* of the Commonwealth) in securities issued or made available by the corporation.

*listed company* means a company that is listed within the meaning of section 9 of the *Corporations Act 2001* of the Commonwealth.

*occupation* includes trade, profession and vocation.

*professional or business association* means an incorporated or unincorporated body or organisation having as one of its objects or activities the promotion of the economic interests of its members in any occupation.

*property* includes money.

*return date* means:

a) in the case of a return made under clause 4.21(a), the date on which a person became a Councillor or designated person
b) in the case of a return made under clause 4.21(b), 30 June of the year in which the return is made



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c) in the case of a return made under clause 4.21(c), the date on which the Councillor or designated person became aware of the interest to be disclosed.

*relative* includes any of the following:

a) a person's spouse or de facto partner
b) a person's parent, grandparent, brother, sister, uncle, aunt, nephew, niece, lineal descendant or adopted child
c) a person's spouse's or de facto partner's parent, grandparent, brother, sister, uncle, aunt, nephew, niece, lineal descendant or adopted child
d) the spouse or de factor partner of a person referred to in paragraphs (b) and (c).

*travel* includes accommodation incidental to a journey.

## Matters Relating to the Interests That Must be Included in Returns

**2** *Interests etc. outside New South Wales:* A reference in this schedule or in schedule 2 to a disclosure concerning a corporation or other thing includes any reference to a disclosure concerning a corporation registered, or other thing arising or received, outside New South Wales.

**3** *References to interests in real property:* A reference in this schedule or in schedule 2 to real property in which a Councillor or designated person has an interest includes a reference to any real property situated in Australia in which the Councillor or designated person has an interest.

**4** *Gifts, loans etc. from related corporations:* For the purposes of this schedule and schedule 2, gifts or contributions to travel given, loans made, or goods or services supplied, to a Councillor or designated person by two or more corporations that are related to each other for the purposes of section 50 of the *Corporations Act 2001* of the Commonwealth are all given, made or supplied by a single corporation.



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## Part 2: Pecuniary Interests to be Disclosed in Returns

### Real Property

**5** A person making a return under clause 4.21 of this Code must disclose:
- a) the street address of each parcel of real property in which they had an interest on the return date, and
- b) the street address of each parcel of real property in which they had an interest in the period since 30 June of the previous financial year, and
- c) the nature of the interest.

**6** An interest in a parcel of real property need not be disclosed in a return if the person making the return had the interest only:
- a) as executor of the will, or administrator of the estate, of a deceased person and not as a beneficiary under the will or intestacy, or
- b) as a trustee, if the interest was acquired in the ordinary course of an occupation not related to their duties as the holder of a position required to make a return.

**7** An interest in a parcel of real property need not be disclosed in a return if the person ceased to hold the interest prior to becoming a Councillor or designated person.

**8** For the purposes of clause 5 of this schedule, "interest" includes an option to purchase.

### Gifts

**9** A person making a return under clause 4.21 of this Code must disclose:
- a) a description of each gift received in the period since 30 June of the previous financial year, and
- b) the name and address of the donor of each of the gifts.

**10** A gift need not be included in a return if:
- a) it did not exceed $500, unless it was among gifts totalling more than $500 made by the same person during a period of 12 months or less, or
- b) it was a political donation disclosed, or required to be disclosed, under part 3 of the *Electoral Funding Act 2018*, or
- c) the donor was a relative of the donee, or
- d) subject to paragraph (a), it was received prior to the person becoming a Councillor or designated person.

**11** For the purposes of clause 10 of this schedule, the amount of a gift other than money is an amount equal to the value of the property given.

### Contributions to Travel

**12** A person making a return under clause 4.21 of this Code must disclose:
- a) the name and address of each person who made any financial or other contribution to the expenses of any travel undertaken by the person in the period since 30 June of the previous financial year, and
- b) the dates on which the travel was undertaken, and
- c) the names of the states and territories, and of the overseas countries, in which the travel was undertaken.

**13** A financial or other contribution to any travel need not be disclosed under this clause if it:
- a) was made from public funds (including a contribution arising from travel on free passes issued under an act or from travel in government or Council vehicles), or

b) was made by a relative of the traveller, or
c) was made in the ordinary course of an occupation of the traveller that is not related to their functions as the holder of a position requiring the making of a return, or
d) did not exceed $250, unless it was among gifts totalling more than $250 made by the same person during a 12-month period or less, or
e) was a political donation disclosed, or required to be disclosed, under part 3 of the *Electoral Funding Act 2018*, or
f) was made by a political party of which the traveller was a member and the travel was undertaken for the purpose of political activity of the party in New South Wales, or to enable the traveller to represent the party within Australia, or
g) subject to paragraph (d) it was received prior to the person becoming a Councillor or designated person.

**14** For the purposes of clause 13 of this schedule, the amount of a contribution (other than a financial contribution) is an amount equal to the value of the contribution.

## Interests and Positions in Corporations

**15** A person making a return under clause 4.21 of this Code must disclose:
a) the name and address of each corporation in which they had an interest or held a position (whether remunerated or not) on the return date, and
b) the name and address of each corporation in which they had an interest or held a position in the period since 30 June of the previous financial year, and
c) the nature of the interest, or the position held, in each of the corporations, and
d) a description of the principal objects (if any) of each of the corporations, except in the case of a listed company.

**16** An interest in, or a position held in, a corporation need not be disclosed if the corporation is:
a) formed for the purpose of providing recreation or amusement, or for promoting commerce, industry, art, science, religion or charity, or for any other community purpose, and
b) required to apply its profits or other income in promoting its objects, and
c) prohibited from paying any dividend to its members.

**17** An interest in a corporation need not be disclosed if the interest is a beneficial interest in shares in a company that does not exceed 10 per cent of the voting rights in the company.

**18** An interest or a position in a corporation need not be disclosed if the person ceased to hold the interest or position prior to becoming a Councillor or designated person.

## Interests as a Property Developer or a Close Associate of a Property Developer

**19** A person making a return under clause 4.21 of this Code must disclose whether they were a property developer, or a close associate of a corporation that, or an individual who, is a property developer, on the return date.

**20** For the purposes of clause 19 of this schedule:

*close associate*, in relation to a corporation or an individual, has the same meaning as it has in section 53 of the *Electoral Funding Act 2018.*
*property developer* has the same meaning as it has in Division 7 of Part 3 of the *Electoral Funding Act 2018.*



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## Positions in Trade Unions and Professional or Business Associations

**21** A person making a return under clause 4.21 of the Code must disclose:

a) the name of each trade union, and of each professional or business association, in which they held any position (whether remunerated or not) on the return date, and
b) the name of each trade union, and of each professional or business association, in which they have held any position (whether remunerated or not) in the period since 30 June of the previous financial year, and
c) a description of the position held in each of the unions and associations.

**22** A position held in a trade union or a professional or business association need not be disclosed if the person ceased to hold the position prior to becoming a Councillor or designated person.

## Dispositions of Real Property

**23** A person making a return under clause 4.21 of this Code must disclose particulars of each disposition of real property by the person (including the street address of the affected property) in the period since 30 June of the previous financial year, under which they wholly or partly retained the use and benefit of the property or the right to re-acquire the property.

**24** A person making a return under clause 4.21 of this Code must disclose particulars of each disposition of real property to another person (including the street address of the affected property) in the period since 30 June of the previous financial year, that is made under arrangements with, but is not made by, the person making the return, being a disposition under which the person making the return obtained wholly or partly the use of the property.

**25** A disposition of real property need not be disclosed if it was made prior to a person becoming a Councillor or designated person.

## Sources of Income

**26** A person making a return under clause 4.21 of this Code must disclose:

a. each source of income that the person reasonably expects to receive in the period commencing on the first day after the return date and ending on the following 30 June, and
b. each source of income received by the person in the period since 30 June of the previous financial year.

**27** A reference in clause 26 of this schedule to each source of income received, or reasonably expected to be received, by a person is a reference to:

a) in relation to income from an occupation of the person:
    i. a description of the occupation, and
    ii. if the person is employed or the holder of an office, the name and address of their employer, or a description of the office, and
    iii. if the person has entered into a partnership with other persons, the name (if any) under which the partnership is conducted, or
b) in relation to income from a trust, the name and address of the settlor and the trustee, or
c) in relation to any other income, a description sufficient to identify the person from whom, or the circumstances in which, the income was, or is reasonably expected to be, received.

**28** The source of any income need not be disclosed by a person in a return if the amount of the income received, or reasonably expected to be received, by the person from that source did not exceed $500, or is not reasonably expected to exceed $500, as the case may be.

**29** The source of any income received by the person that they ceased to receive prior to becoming a Councillor or designated person need not be disclosed.



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**30** A fee paid to a Councillor or to the Mayor or Deputy Mayor under sections 248 or 249 of the LGA need not be disclosed.

## Debts

**31** A person making a return under clause 4.21 of this Code must disclose the name and address of each person to whom the person was liable to pay any debt:

a) on the return date, and
b) at any time in the period since 30 June of the previous financial year.

**32** A liability to pay a debt must be disclosed by a person in a return made under clause 4.21 whether or not the amount, or any part of the amount, to be paid was due and payable on the return date or at any time in the period since 30 June of the previous financial year, as the case may be.

**33** A liability to pay a debt need not be disclosed by a person in a return if:

a) the amount to be paid did not exceed $500 on the return date or in the period since 30 June of the previous financial year, as the case may be, unless:
    i. the debt was one of two or more debts that the person was liable to pay to one person on the return date, or at any time in the period since 30 June of the previous financial year, as the case may be, and
    ii. the amounts to be paid exceeded, in the aggregate, $500, or
b) the person was liable to pay the debt to a relative, or
c) in the case of a debt arising from a loan of money the person was liable to pay the debt to an authorised deposit-taking institution or other person whose ordinary business includes the lending of money, and the loan was made in the ordinary course of business of the lender, or
d) in the case of a debt arising from the supply of goods or services:
    i. the goods or services were supplied in the period of 12 months immediately preceding the return date, or were supplied in the period since 30 June of the previous financial year, as the case may be, or
    ii. the goods or services were supplied in the ordinary course of any occupation of the person that is not related to their duties as the holder of a position required to make a return, or
e) subject to paragraph (a), the debt was discharged prior to the person becoming a Councillor or designated person.

## Discretionary Disclosures

**34** A person may voluntarily disclose in a return any interest, benefit, advantage or liability, whether pecuniary or not, that is not required to be disclosed under another provision of this Schedule.



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## Schedule 2: Form of Written Return of Interests Submitted Under Clause 4.21

### 'Disclosures by Councillors and Designated Persons' Return

1 The pecuniary interests and other matters to be disclosed in this return are prescribed by Schedule 1 of the Model Code of Conduct for Local Councils in NSW (the Model Code of Conduct).

2 If this is the first return you have been required to lodge with the Chief Executive Officer after becoming a Councillor or designated person, do not complete Parts C, D and I of the return. All other parts of the return should be completed with appropriate information based on your circumstances at the return date, that is, the date on which you became a Councillor or designated person.

3 If you have previously lodged a return with the Chief Executive Officer and you are completing this return for the purposes of disclosing a new interest that was not disclosed in the last return you lodged with the Chief Executive Officer, you must complete all parts of the return with appropriate information for the period from 30 June of the previous financial year or the date on which you became a Councillor or designated person (whichever is the later date), to the return date which is the date you became aware of the new interest to be disclosed in your updated return.

4 If you have previously lodged a return with the Chief Executive Officer and are submitting a new return for the new financial year, you must complete all parts of the return with appropriate information for the 12-month period commencing on 30 June of the previous year to 30 June this year.

5 This form must be completed using block letters or typed.

6 If there is insufficient space for all the information you are required to disclose, you must attach an appendix which is to be properly identified and signed by you.

7 If there are no pecuniary interests or other matters of the kind required to be disclosed under a heading in this form, the word "NIL" is to be placed in an appropriate space under that heading.

### Important Information

This information is being collected for the purpose of complying with clause 4.21 of the Model Code of Conduct.

You must not lodge a return that you know or ought reasonably to know is false or misleading in a material particular (see clause 4.23 of the Model Code of Conduct). Complaints about breaches of these requirements are to be referred to the Office of Local Government and may result in disciplinary action by the Council, the Chief Executive of the Office of Local Government or the NSW Civil and Administrative Tribunal.

The information collected on this form will be kept by the Chief Executive Officer in a register of returns. The Chief Executive Officer is required to table all returns at a Council meeting.

Information contained in returns made and lodged under clause 4.21 is to be made publicly available in accordance with the requirements of the *Government Information (Public Access) Act 2009*, the *Government Information (Public Access) Regulation 2009* and any guidelines issued by the Information Commissioner.

**Code of Conduct**

You have an obligation to keep the information contained in this return up to date. If you become aware of a new interest that must be disclosed in this return, or an interest that you have previously failed to disclose, you must submit an updated return within three months of becoming aware of the previously undisclosed interest.



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# Disclosures Form

**Disclosure of pecuniary interests and other matters by** _____

*[full name of Councillor or designated person]*

as at [return date _ _/_ _/_ _ _] in respect of the period from [_ _/_ _/_ _ _ to [_ _/_ _/_ _ _]

_____ [Councillor's or designated person's signature]

_ _/_ _/_ _ _

| A. Real Property | |
|---|---|
| Street address of each parcel of real property in which I had an interest at the return date/at any time since 30 June | Nature of interest |
| | |

| B. Sources of Income | | |
|---|---|---|
| **1.** Sources of income I reasonably expect to receive from an occupation in the period commencing on the first day after the return date and ending on the following 30 June<br>Sources of income I received from an occupation at any time since 30 June | | |
| Description of occupation | Name and address of employer or description of office held (if applicable) | Name under which partnership conducted (if applicable) |
| | | |
| **2.** Sources of income I reasonably expect to receive from a trust in the period commencing on the first day after the return date and ending on the following 30 June<br>Sources of income I received from a trust since 30 June | | |
| Name and address of settlor | Name and address of trustee | |
| | | |
| **3.** Sources of other income I reasonably expect to receive in the period commencing on the first day after the return date and ending on the following 30 June<br>Sources of other income I received at any time since 30 June *[Include description sufficient to identify the person from whom, or the circumstances in which, that income was received]* | | |

| C. Gifts | |
|---|---|
| Description of each gift I received at any time since 30 June | Name and address of donor |
| | |

| D. Contributions to Travel | | |
|---|---|---|
| Name and address of each person who made any financial or other contribution to any travel undertaken by me at any time since 30 June | Dates on which travel was undertaken | Name of States, Territories of the Commonwealth and overseas countries in which travel was undertaken |
| | | |

| E. Interests and Positions in Corporations | | |
|---|---|---|
| Name and address of each Nature of corporation in which I had an interest (if interest or held a position at any) the return date/at any time since 30 June | Description of position (if any) | Description of principal objects (if any) of corporation (except in case of listed company) |
| | | |

| F. Were you a Property Developer or a Close Associate of a Property Developer on the Return Date? (Y/N) |
|---|

| G. Positions in Trade Unions and Professional or Business Associations | |
|---|---|
| Name of each trade union and each professional or business association in which I held any position (whether remunerated or not) at the return date/ at any time since 30 June | Description of position |
| | |

| H. Debts |
|---|
| Name and address of each person to whom I was liable to pay any debt at the return date/at any time since 30 June |

| I. Dispositions of Property |
|---|
| **1.** Particulars of each disposition of real property by me (including the street address of the affected property) at any time since 30 June as a result of which I retained, either wholly or in part, the use and benefit of the property or the right to re-acquire the property at a later time |
| **2.** Particulars of each disposition of property to a person by any other person under arrangements made by me (including the street address of the affected property), being dispositions made at any time since 30 June, as a result of which I obtained, either wholly or in part, the use and benefit of the property |

| J. Discretionary Disclosures |
|---|

## Schedule 3: Form of Special Disclosure of Pecuniary Interest Submitted Under Clause 4.37

1 This form must be completed using block letters or typed.

2 If there is insufficient space for all the information you are required to disclose, you must attach an appendix which is to be properly identified and signed by you.

## Important Information

This information is being collected for the purpose of making a special disclosure of pecuniary interests under clause 4.36(c) of the Model Code of Conduct for Local Councils in NSW (the Model Code of Conduct).

The special disclosure must relate only to a pecuniary interest that a Councillor has in the Councillor's principal place of residence, or an interest another person (whose interests are relevant under clause 4.3 of the Model Code of Conduct) has in that person's principal place of residence.

Clause 4.3 of the Model Code of Conduct states that you will have a pecuniary interest in a matter because of the pecuniary interest of your spouse or your de facto partner or your relative or because your business partner or employer has a pecuniary interest. You will also have a pecuniary interest in a matter because you, your nominee, your business partner or your employer is a member of a company or other body that has a pecuniary interest in the matter.

"Relative" is defined by clause 4.4 of the Model Code of Conduct as meaning your, your spouse's or your de facto partner's parent, grandparent, brother, sister, uncle, aunt, nephew, niece, lineal descendant or adopted child and the spouse or de facto partner of any of those persons.

You must not make a special disclosure that you know or ought reasonably to know is false or misleading in a material particular. Complaints about breaches of these requirements are to be referred to the Office of Local Government and may result in disciplinary action by the Chief Executive of the Office of Local Government or the NSW Civil and Administrative Tribunal.

This form must be completed by you before the commencement of the Council or Council committee meeting at which the special disclosure is being made. The completed form must be tabled at the meeting. Everyone is entitled to inspect it. The special disclosure must be recorded in the minutes of the meeting.

# Disclosures Form - Pecuniary Interest Under Clause 4.37

**Special disclosure of pecuniary interests by** _____

*[full name of Councillor]*

in the matter of *[insert name of environmental planning instrument]*

which is to be considered at a meeting of the *[name of Council or Council committee (as the case requires)]*

to be held on the day of 20 .

| **Pecuniary Interest** | |
|---|---|
| Address of the affected principal place of residence of the Councillor or an associated person, company or body (the identified land) | |
| Relationship of identified land to the Councillor *[Tick or cross one box.]* | ☐ The Councillor has an interest in the land (e.g. is the owner or has another interest arising out of a mortgage, lease, trust, option or contract, or otherwise).<br>☐ An associated person of the Councillor has an interest in the land.<br>☐ An associated company or body of the Councillor has an interest in the land. |
| **Matter Giving Rise to Pecuniary Interest[1]** | |
| Nature of the land that is subject to a change in zone/planning control by the proposed LEP (the subject land)[2] *[Tick or cross one box]* | ☐ The identified land.<br>☐ Land that adjoins or is adjacent to or is in proximity to the identified land. |
| Current zone/planning control *[Insert name of current planning instrument and identify relevant zone/planning control applying to the subject land]* | |
| Proposed change of zone/ planning control *[Insert name of proposed LEP and identify proposed change of zone/planning control applying to the subject land]* | |

1 Clause 4.1 of the Model Code of Conduct provides that a pecuniary interest is an interest that a person has in a matter because of a reasonable likelihood or expectation of appreciable financial gain or loss to the person. A person does not have a pecuniary interest in a matter if the interest is so remote or insignificant that it could not reasonably be regarded as likely to influence any decision the person might make in relation to the matter, or if the interest is of a kind specified in clause 4.6 of the Model Code of Conduct.

2 A pecuniary interest may arise by way of a change of permissible use of land adjoining, adjacent to or in proximity to land in which a Councillor or a person, company or body referred to in clause 4.3 of the Model Code of Conduct has a proprietary interest.

| | |
|---|---|
| Effect of proposed change of zone/planning control on Councillor or associated person *[Insert one of the following: "Appreciable financial gain" or "Appreciable financial loss"]* | |

*[If more than one pecuniary interest is to be declared, reprint the above box and fill in for each additional interest.]*

_____
Councillor's signature

_ _/_ _/_ _

[This form is to be retained by the Council's Chief Executive Officer and included in full in the minutes of the meeting]



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## Forms

Address correspondence to The Chief Executive Officer, PO Box 42, Nowra NSW 2541 Australia
Bridge Rd, Nowra NSW 2541 02 4429 3111 | Deering St, Ulladulla NSW 2539 02 4429 8999
shoalhaven.nsw.gov.au | council@shoalhaven.nsw.gov.au

### Conflicts of Interest Disclosure Form for Staff and Delegates of Council
City Performance

**PROCESS FOR THE WRITTEN DISCLOSURE OF CONFLICTS OF INTEREST BY STAFF AND DELEGATES OF COUNCIL**

This process applies the written disclosures of conflicts of interest by staff and delegates of the Council. Parts 4 and 5 of the Code of Conduct set out the obligations for the disclosure and management of conflicts of interest and should be referred to in detail when identifying, declaring and managing conflicts of interest.

**STEPS FOR WRITTEN DISCLOSURE**

| Action | Responsible person | Timeframe |
|---|---|---|
| **STEP 1:** As soon as a conflict of interest is identified, Part 1 of the Conflicts of Interest Disclosure Form is completed by the individual and forwarded to the manager. (For committee members: chairperson for the committee.) | Person who has conflict | As soon as possible for the declarer and within one week at the latest, and prior to any further involvement in the matter. |
| **STEP 2:** The individual meets with their Supervisor or Unit Manager to discuss the management strategy for the conflict of interest and agree upon action to manage that conflict of interest. Part 2 of form completed. | Person who has conflict | As soon as possible - within one week from receipt. |
| **STEP 3:** Signatures provided and Part 3 of the Conflicts of Interest Disclosure Form completed. Where panels are involved, the original form provided to panel convenor and members for signature/ acknowledgement. | Panel signs Part 3 B of form | As soon as possible - within one week from receipt. |
| **STEP 4:** Original Conflicts of Interest Disclosure Form provided to the Section Manager for acknowledgement. When satisfied with content, part 3 C of form is completed and signed. | Section Manager | As soon as possible - within one week from receipt. |
| **STEP 5:** Original Conflicts of Interest Disclosure Form forwarded to Public Officer who registers the conflict. If required a review of management strategy undertaken – includes consultation with relevant parties. If required, alternative management strategy will be agreed upon and implemented. | Public Officer | Registered as soon as received. Review timeframes vary according to type and terms of conflict. |

The Register of Disclosures of Conflicts of Interest is maintained by the Public Officer. To promote transparency and accountability the register will be a public document, which is made available for viewing and copying in accordance with Section 12 of the Local Government Act 1993. **For further information and advice contact the Public Officer on 02 4429 3268.**

| Office Use Only | |
|---|---|
| Related Policies: | POL20/75 – Code of Conduct |
| TRIM Form Number | FM21/2 |
| Owned by (Department): | City Performance |

shoalhaven.nsw.gov.au

## CONFLICTS OF INTEREST DISCLOSURE FORM FOR STAFF AND DELEGATES OF COUNCIL

| Part 1 – Nature of conflict of interest (Completed by person with conflict) | |
|---|---|
| Surname | |
| Given Names | |
| Role within Council (tick the appropriate box and complete additional information) | |
| Staff Member ☐ | Position / Unit / Division |
| Delegate ☐ | Relationship with Council |
| Matter under consideration (eg DA, number and description, committee discussion on.....) | |
| File / reference relating to the matter | |
| Role / duties performed by the Council staff member or delegate which have created a conflict of interest | |
| What private interests have created this conflict of interest (eg Member of club, family member etc) | |
| Type of conflict of interest identified (tick the appropriate box)<br>*Refer to Code of Conduct (Parts 4 & 5)* *http://doc.intranet/displaydoc.aspx?record=POL20/75*<br>Pecuniary interest ☐<br>Significant non-pecuniary interest ☐<br>Not significant non-pecuniary interest (explain why it is not significant) ☐ | |
| **Part 2 – Management of conflict of interest (to be completed by manager)** | |
| How will the conflict of interest be managed | |
| Expected timeframe for when conflict will be removed (if at all) (eg once DA is passed through Council) | |

| Part 3 – Signatures and authorisations | | |
|---|---|---|
| A. SIGNATURE BY THE INDIVIDUAL WITH THE CONFLICT<br><br>I hereby declare that:<br>• The above details are correct to the best of my knowledge and I make this conflict of interest disclosure in good faith and in accordance with the Code of Conduct<br>• The above actions have been agreed on to resolve / manage the conflict of interest<br>• I will notify my Manager, Director or Public Officer if and when the situation surrounding the conflict of interest changes | | |
| Name | Signature | Date |
| B. SIGNATURE OF PANEL CONVENOR AND PANEL MEMBERS WHEN CONFLICT OF INTEREST INVOLVES A SELECTION PANEL<br><br>We the undersigned declare that:<br>• We have received and appropriately noted this conflict of interest disclosure<br>• We acknowledge and agree upon the action as outlined and formulated by the individual and their manager / supervisor / panel convenor to resolve / manage the conflict of interest | | |
| Convenor Name | Signature | Date |
| Name | Signature | Date |
| Name | Signature | Date |
| Name | Signature | Date |
| C. SIGNATURE BY SECTION MANAGER (OR NEXT LEVEL MANAGER FOR SENIOR STAFF)<br><br>I hereby declare that:<br>• I have received and appropriately noted this conflict of interest disclosure<br>• The above actions have been agreed on to resolve / manage the conflict of interest | | |
| Name | Signature | Date |

Address correspondence to The Chief Executive Officer, PO Box 42, Nowra NSW 2541 Australia
Bridge Rd, Nowra NSW 2541 02 4429 3111 | Deering St, Ulladulla NSW 2539 02 4429 8999
shoalhaven.nsw.gov.au | council@shoalhaven.nsw.gov.au

# Gifts, Benefits and Hospitality Declaration Form

City Performance

| Details of the Gift, Benefit or Hospitality | |
|---|---|
| Date gift offered or received | |
| Estimated retail value | $ |
| Description of the gift, benefit or hospitality | |

| Who was the gift given or offered to | |
|---|---|
| Name of recipient | |
| Position | |
| Organisation | |

| Who gave or offered the gift | |
|---|---|
| Name of giver | |
| Position | |
| Organisation | |
| Reason the gift was offered or given | |

**What action was taken**

*Note: Section 6.5 of the Code of Conduct "You must not…..(d) accept any gift or benefit of more than token value ($100)" http://doc.intranet/displaydoc.aspx?record=POL20/75*

| Gift Refused ☐ | Gift Accepted ☐ |
|---|---|

For gifts of value (more than $100) which are accepted. Why could the gift or benefit not be reasonably refused or returned
*(Note: Section 6.7 of the Code of Conduct: "It must be surrendered to Council unless to nature of the gift or benefit makes this impractical").*

What is the intended use for the gift, benefit or hospitality

| Declaration made by | | | |
|---|---|---|---|
| Name | | Signature | |
| Position | | | |
| Date | | | |

| Manager Authorisation – for declaration by staff | | | |
|---|---|---|---|
| Authorised Manager Name | | Signature | |
| Position | | | |
| Date | | | |

| Office Use Only | |
|---|---|
| Related Policies: | POL20/75 – Code of Conduct |
| TRIM Form Number | FM21/1 |
| Owned by (Department): | City Performance |

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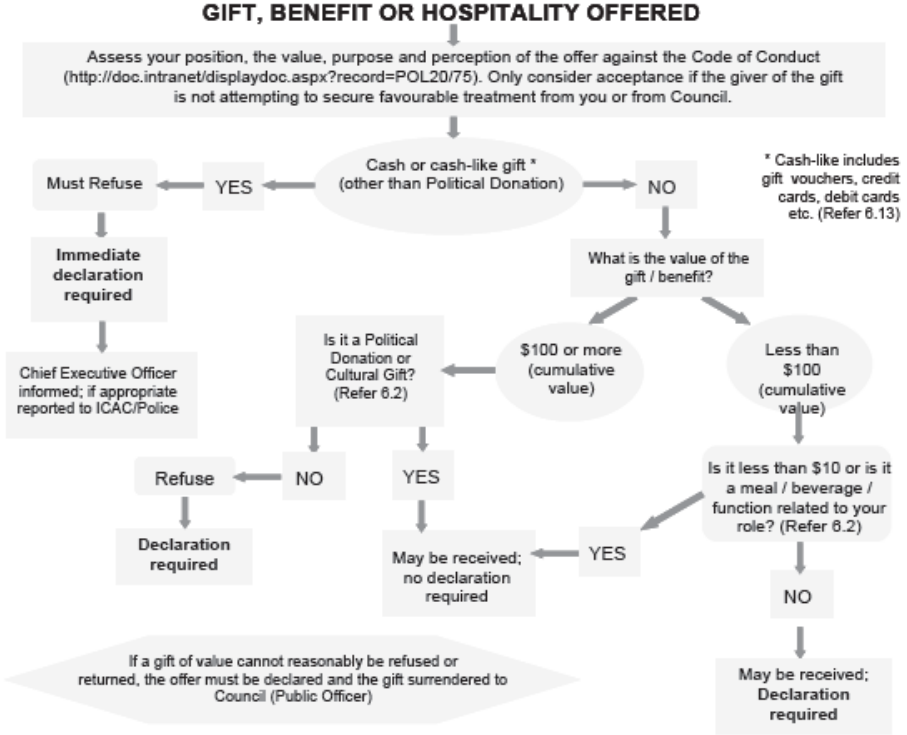
# PROCEDURES FOR THE DECLARATION OF GIFTS, BENEFITS AND HOSPITALITY

These procedures relate to the obligations of staff, Councillors and delegates of the Council which are outlined in the Code of Conduct. Reference should be made to the Code of Conduct in relation to the giving or acceptance of gifts, benefits and hospitality.

## GIFT, BENEFIT OR HOSPITALITY OFFERED




All declarations must be recorded in the Gifts and Benefits Register as soon as practicable and no later than two (2) weeks of offering, accepting or declining the non-token gift, benefit or hospitality.

| Action | Responsible person | Timeframe |
|---|---|---|
| **Step 1:** Gifts, Benefits and Hospitality form is completed. | Staff member or Councillor who receives the offer or gift. | Immediately. Where prior knowledge of the offer – before gift accepted. |
| **FOR COUNCILLORS** **Step 2:** Form provided to the Public Officer for registration. | Councillor | Form provided within one week, and registration by the Public Officer within one week of receipt. |
| **FOR STAFF** **Step 2:** Form provided to Unit Manager for consideration and, if agreed, authorisation. | Staff member who receives the offer or gift. | |
| **Step 3:** Form provided to the Public Officer for registration. | Unit Manager | Form provided within one week, and registration by the Public Officer within one week of receipt. |

**For further information and advice contact the Public Officer on 02 4429 3268.**

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# Code of Conduct - Procedures

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## Part 1: Introduction

**These procedures ("the Model Code Procedures") are prescribed for the administration of the *Model Code of Conduct for Local Councils in NSW* ("the Model Code of Conduct").**

The Model Code of Conduct is made under section 440 of the Local Government Act 1993 ("the LGA") and the Local Government (General) Regulation 2005 ("the Regulation"). Section 440 of the LGA requires every Council (including county Councils) and joint organisation to adopt a code of conduct that incorporates the provisions of the Model Code of Conduct.

The Model Code Procedures are made under section 440AA of the LGA and the Regulation. Section 440AA of the LGA requires every Council (including county Councils) and joint organisation to adopt procedures for the administration of their code of conduct that incorporate the provisions of the Model Code Procedures.

In adopting procedures for the administration of their adopted codes of conduct, Councils and joint organisations may supplement the Model Code Procedures. However, provisions that are not consistent with those prescribed under the Model Code Procedures will have no effect.

Note: References in these procedures to Councils are also to be taken as references to county Councils and joint organisations.

Note: In adopting the Model Code Procedures, joint organisations should adapt them to substitute the terms "board" for "Council", "chairperson" for "Mayor", "voting representative" for "Councillor" and "executive officer" for "Chief Executive Officer".

Note: In adopting the Model Code Procedures, county Councils should adapt them to substitute the term "chairperson" for "Mayor" and "member" for "Councillor".

Note: Parts 6, 7, 8 and 11 of these procedures apply only to the management of code of conduct complaints about Councillors (including the Mayor) or the Chief Executive Officer.

## Part 2: Definitions

In these procedures the following terms have the following meanings:

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| **Administrator** | An administrator of a Council appointed under the LGA other than an administrator appointed under section 66 |
| **Chief Executive Officer** | The General Manager of the Council under s.335 of the Local Government Act, 1993. Includes the executive officer of a joint organisation |
| **Code of Conduct** | A code of conduct adopted under section 440 of the LGA |
| **Code of Conduct Complaint** | A complaint that is a code of conduct complaint for the purposes of clauses 4.1 and 4.2 of these procedures |
| **Complainant** | A person who makes a code of conduct complaint |
| **Complainant Councillor** | A Councillor who makes a code of conduct complaint |
| **Complaints Coordinator** | A person appointed by the Chief Executive Officer under these procedures as a complaints coordinator |
| **Conduct Reviewer** | A person appointed under these procedures to review allegations of breaches of the code of conduct by Councillors or the Chief Executive Officer |
| **Council** | Includes county Councils and joint organisations |
| **Council Committee** | A committee established by a Council comprising of Councillors, staff or other persons that the Council has delegated functions to and the Council's audit, risk and improvement committee |
| **Council Committee Member** | A person other than a Councillor or member of staff of a Council who is a member of a Council committee other than a wholly advisory committee, and a person other than a Councillor who is a member of the Council's audit, risk and improvement committee |
| **Councillor** | Any person elected or appointed to civic office, including the Mayor, and includes members and chairpersons of county Councils and voting representatives of the boards of joint organisations and chairpersons of joint organisations |
| **Council Official** | Any Councillor, member of staff of Council, administrator, Council committee member, delegate of Council and, for the purposes of clause 4.16 of the Model Code of Conduct, Council adviser |

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| **Delegate of Council** | A person (other than a Councillor or member of staff of a Council) or body, and the individual members of that body, to whom a function of the Council is delegated |
| **External Agency** | A state government agency such as, but not limited to, the Office, the ICAC, the NSW Ombudsman or the police |
| **ICAC** | The Independent Commission Against Corruption |
| **Investigator** | A conduct reviewer |
| **Joint Organisation** | A joint organisation established under section 400O of the LGA |
| **LGA** | The *Local Government Act 1993* |
| **Mayor** | Includes the chairperson of a county Council or a joint organisation |
| **Members of Staff of a Council** | Includes members of staff of county Councils and joint organisations |
| **The Office** | The Office of Local Government |
| **The Regulation** | The Local Government (General) Regulation 2005 |
| **Respondent** | A person whose conduct is the subject of investigation by a conduct reviewer under these procedures |
| **Wholly Advisory Committee** | A Council committee that the Council has not delegated any functions to |

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## Part 3: Administrative Framework

### The Establishment of a Panel of Conduct Reviewers

**3.1** The Council must establish a panel of conduct reviewers.

**3.2** The Council may enter into an arrangement with one or more other Councils to share a panel of conduct reviewers including through a joint organisation or another regional body associated with the Councils.

**3.3** The panel of conduct reviewers is to be established following a public expression of interest process.

**3.4** An expression of interest for members of the Council's panel of conduct reviewers must, at a minimum, be advertised locally and in the Sydney metropolitan area.

**3.5** To be eligible to be a conduct reviewer, a person must, at a minimum, meet the following requirements:

a) an understanding of local government, and
b) knowledge of investigative processes including but not limited to procedural fairness requirements and the requirements of the Public Interest Disclosures Act 1994, and
c) knowledge and experience of one or more of the following:
    i. investigations
    ii. law
    iii. public administration
    iv. public sector ethics
    v. alternative dispute resolution, and
d) meet the eligibility requirements for membership of a panel of conduct reviewers under clause 3.6.

**3.6** A person is not eligible to be a conduct reviewer if they are:

a) a councillor, or
b) a nominee for election as a councillor, or
c) an administrator, or
d) an employee of a council, or
e) a member of the Commonwealth Parliament or any State Parliament or Territory Assembly, or
f) a nominee for election as a member of the Commonwealth Parliament or any State Parliament or Territory Assembly, or
g) a person who has a conviction for an indictable offence that is not an expired conviction.

**3.7** A person is not precluded from being a member of the council's panel of conduct reviewers if they are a member of another council's panel of conduct reviewers.

**3.8** An incorporated or other entity may be appointed to a council's panel of conduct reviewers where the council is satisfied that all the persons who will be undertaking the functions of a conduct reviewer on behalf of the entity meet the selection and eligibility criteria prescribed under this Part.

**3.9** A panel of conduct reviewers established under this Part is to have a term of up to four years.



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**3.10** The council may terminate the panel of conduct reviewers at any time. Where a panel of conduct reviewers has been terminated, conduct reviewers who were members of the panel may continue to deal with any matter referred to them under these procedures prior to the termination of the panel until they have finalised their consideration of the matter.

**3.11** When the term of the panel of conduct reviewers concludes or is terminated, the council must establish a new panel of conduct reviewers in accordance with the requirements of this Part.

**3.12** A person who was a member of a previous panel of conduct reviewers established by the council may be a member of subsequent panels of conduct reviewers established by the council if they continue to meet the selection and eligibility criteria for membership of the panel.

## The Appointment of an Internal Ombudsman to a Panel of Conduct Reviewers

**3.13** Despite clause 3.6(d), an employee of a council who is the nominated internal ombudsman of one or more councils may be appointed to a council's panel of conduct reviewers with the Office's consent.

**3.14** To be appointed to a council's panel of conduct reviewers, an internal ombudsman must meet the qualification requirements for conduct reviewers prescribed under clause 3.5 as modified by the operation of clause 3.13.

**3.15** An internal ombudsman appointed to a council's panel of conduct reviewers may also exercise the functions of the council's complaints coordinator. For the purposes of clause 6.1, an internal ombudsman who is a council's complaints coordinator and has been appointed to the council's panel of conduct reviewers, may either undertake a preliminary assessment and investigation of a matter referred to them under clauses 5.26 or 5.33 or refer the matter to another conduct reviewer in accordance with clause 6.2.

**3.16** Clause 6.4(c) does not apply to an internal ombudsman appointed to a council's panel of conduct reviewers.

## The Appointment of Complaints Coordinators

**3.17** The Chief Executive Officer must appoint a member of staff of the Council or another person (such as, but not limited to, a member of staff of another Council or a member of staff of a joint organisation or other regional body associated with the Council), to act as a complaints coordinator. Where the complaints coordinator is a member of staff of the Council, the complaints coordinator should be a senior and suitably qualified member of staff.

**3.18** The Chief Executive Officer may appoint other members of staff of the Council or other persons (such as, but not limited to, members of staff of another Council or members of staff of a joint organisation or other regional body associated with the Council), to act as alternates to the complaints coordinator.

**3.19** The Chief Executive Officer must not undertake the role of complaints coordinator.

**3.20** The person appointed as complaints coordinator or alternate complaints coordinator must also be a nominated disclosures coordinator appointed for the purpose of receiving and managing reports of wrongdoing under the *Public Interest Disclosures Act 1994.*

**3.21** The role of the complaints coordinator is to:

a) coordinate the management of complaints made under the Council's code of conduct
b) liaise with and provide administrative support to a conduct reviewer
c) liaise with the Office and
d) arrange the annual reporting of code of conduct complaints statistics.

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## Part 4: How May Code of Conduct Complaints Be Made?

### What is a Code of Conduct Complaint?

**4.1** For the purpose of these procedures, a code of conduct complaint is a complaint that shows or tends to show conduct on the part of a Council official in connection with their role as a Council official or the exercise of their functions as a Council official that would constitute a breach of the standards of conduct prescribed under the Council's code of conduct if proven.

**4.2** The following are not "code of conduct complaints" for the purposes of these procedures:

a) complaints about the standard or level of service provided by the Council or a Council official
b) complaints that relate solely to the merits of a decision made by the Council or a Council official or the exercise of a discretion by the Council or a Council official
c) complaints about the policies or procedures of the Council
d) complaints about the conduct of a Council official arising from the exercise of their functions in good faith, whether or not involving error, that would not otherwise constitute a breach of the standards of conduct prescribed under the Council's code of conduct.

**4.3** Only code of conduct complaints are to be dealt with under these procedures. Complaints that do not satisfy the definition of a code of conduct complaint are to be dealt with under the Council's routine complaints management processes.

### When Must a Code of Conduct Complaint be Made?

**4.4** A code of conduct complaint must be made within 3 (three) months of the alleged conduct occurring or within 3 months of the complainant becoming aware of the alleged conduct.

**4.5** A complaint made after 3 (three) months may only be accepted if the Chief Executive Officer or their delegate, or, in the case of a complaint about the Chief Executive Officer, the Mayor or their delegate, is satisfied that the allegations are serious and compelling grounds exist for the matter to be dealt with under the code of conduct.

### How May a Code of Conduct Complaint About a Council Official Other Than the Chief Executive Officer be Made?

**4.6** All code of conduct complaints other than those relating to the Chief Executive Officer are to be made to the Chief Executive Officer in writing. This clause does not operate to prevent a person from making a complaint to an external agency.

**4.7** Where a code of conduct complaint about a Council official other than the Chief Executive Officer cannot be made in writing, the complaint must be confirmed with the complainant in writing as soon as possible after the receipt of the complaint.

**4.8** In making a code of conduct complaint about a Council official other than the Chief Executive Officer, the complainant may nominate whether they want the complaint to be resolved by mediation or by other alternative means.

**4.9** The Chief Executive Officer or their delegate, or, where the complaint is referred to a conduct reviewer, the conduct reviewer, must consider the complainant's preferences in deciding how to deal with the complaint.

**4.10** Notwithstanding clauses 4.6 and 4.7, where the Chief Executive Officer becomes aware of a possible breach of the Council's code of conduct, they may initiate the process for the consideration of the matter under these procedures without a written complaint.

## How May a Code of Conduct Complaint About the Chief Executive Officer be Made?

**4.11** Code of conduct complaints about the Chief Executive Officer are to be made to the Mayor in writing. This clause does not operate to prevent a person from making a complaint about the Chief Executive Officer to an external agency.

**4.12** Where a code of conduct complaint about the Chief Executive Officer cannot be made in writing, the complaint must be confirmed with the complainant in writing as soon as possible after the receipt of the complaint.

**4.13** In making a code of conduct complaint about the Chief Executive Officer, the complainant may nominate whether they want the complaint to be resolved by mediation or by other alternative means.

**4.14** The Mayor or their delegate, or, where the complaint is referred to a conduct reviewer, the conduct reviewer, must consider the complainant's preferences in deciding how to deal with the complaint.

**4.15** Notwithstanding clauses 4.11 and 4.12, where the Mayor becomes aware of a possible breach of the Council's code of conduct by the Chief Executive Officer, they may initiate the process for the consideration of the matter under these procedures without a written complaint.



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## Part 5: How Are Code of Conduct Complaints to Be Managed?

### Delegation By Chief Executive Officers and Mayors of Their Functions Under This Part

**5.1** A Chief Executive Officer or Mayor may delegate their functions under this Part to a member of staff of the Council or to a person or persons external to the Council other than an external agency. References in this Part to the Chief Executive Officer or Mayor are also to be taken to be references to their delegates.

### Consideration of Complaints by Chief Executive Officers and Mayors

**5.2** In exercising their functions under this Part, Chief Executive Officers and Mayors may consider the complaint assessment criteria prescribed under clause 6.31.

### What Complaints May be Declined at the Outset?

**5.3** Without limiting any other provision in these procedures, the Chief Executive Officer or, in the case of a complaint about the Chief Executive Officer, the Mayor, may decline to deal with a complaint under these procedures where they are satisfied that the complaint:

a) is not a code of conduct complaint, or
b) subject to clause 4.5, is not made within 3 months of the alleged conduct occurring or the complainant becoming aware of the alleged conduct, or
c) is trivial, frivolous, vexatious or not made in good faith, or
d) relates to a matter the substance of which has previously been considered and addressed by the Council and does not warrant further action, or
e) is not made in a way that would allow the alleged conduct and any alleged breaches of the Council's code of conduct to be readily identified.

### How are Code of Conduct Complaints About Staff (Other Than the Chief Executive Officer) to be Dealt With?

**5.4** The Chief Executive Officer is responsible for the management of code of conduct complaints about members of staff of Council (other than complaints alleging a breach of the pecuniary interest provisions contained in Part 4 of the code of conduct) and for determining the outcome of such complaints.

**5.5** The Chief Executive Officer must refer code of conduct complaints about members of staff of Council alleging a breach of the pecuniary interest provisions contained in Part 4 of the code of conduct to the Office.

**5.6** The Chief Executive Officer may decide to take no action in relation to a code of conduct complaint about a member of staff of Council other than one requiring referral to the Office under clause 5.5 where they consider that no action is warranted in relation to the complaint.



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**5.7** Where the Chief Executive Officer decides to take no action in relation to a code of conduct complaint about a member of staff of Council, the Chief Executive Officer must give the complainant reasons in writing for their decision and this shall finalise the consideration of the matter under these procedures.

**5.8** Code of conduct complaints about members of staff of Council must be managed in accordance with the relevant industrial instrument or employment contract and make provision for procedural fairness including the right of an employee to be represented by their union.

**5.9** Sanctions for breaches of the code of conduct by staff depend on the severity, scale and importance of the breach and must be determined in accordance with any relevant industrial instruments or contracts.

## How are Code of Conduct Complaints About Delegates of Council, Council Advisers and Council Committee Members to be Dealt With?

**5.10** The Chief Executive Officer is responsible for the management of code of conduct complaints about delegates of Council and Council committee members (other than complaints alleging a breach of the pecuniary interest provisions contained in Part 4 of the code of conduct) and for determining the outcome of such complaints.

**5.11** The Chief Executive Officer must refer code of conduct complaints about Council advisers, delegates of Council and Council committee members alleging a breach of the pecuniary interest provisions contained in Part 4 of the code of conduct to the Office.

**5.12** The Chief Executive Officer may decide to take no action in relation to a code of conduct complaint about a delegate of Council or a Council committee member other than one requiring referral to the Office under clause 5.11 where they consider that no action is warranted in relation to the complaint.

**5.13** Where the Chief Executive Officer decides to take no action in relation to a code of conduct complaint about a delegate of Council or a Council committee member, the Chief Executive Officer must give the complainant reasons in writing for their decision and this shall finalise the consideration of the matter under these procedures.

**5.14** Where the Chief Executive Officer considers it to be practicable and appropriate to do so, the Chief Executive Officer may seek to resolve code of conduct complaints about delegates of Council or Council committee members, by alternative means such as, but not limited to, explanation, counselling, training, mediation, informal discussion, negotiation, a voluntary apology or an undertaking not to repeat the offending behaviour. The resolution of a code of conduct complaint under this clause is not to be taken as a determination that there has been a breach of the Council's code of conduct.

**5.15** Where the Chief Executive Officer resolves a code of conduct complaint under clause 5.14 to the Chief Executive Officer's satisfaction, the Chief Executive Officer must notify the complainant in writing of the steps taken to resolve the complaint and this shall finalise the consideration of the matter under these procedures.

**5.16** Sanctions for breaches of the code of conduct by delegates of Council and/or Council committee members depend on the severity, scale and importance of the breach and may include one or more of the following:

a) censure
b) requiring the person to apologise to any person or organisation adversely affected by the breach in such a time and form specified by the Chief Executive Officer
c) prosecution for any breach of the law
d) removing or restricting the person's delegation
e) removing the person from membership of the relevant Council committee.

**5.17** Prior to imposing a sanction against a delegate of Council or a Council committee member under clause 5.16, the Chief Executive Officer or any person making enquiries on behalf of the Chief Executive Officer must comply with the requirements of procedural fairness. In particular:

a) the substance of the allegation (including the relevant provision/s of the Council's code of conduct that the alleged conduct is in breach of ) must be put to the person who is the subject of the allegation, and
b) the person must be given an opportunity to respond to the allegation, and
c) the Chief Executive Officer must consider the person's response in deciding whether to impose a sanction under clause 5.16.

**How are Code of Conduct Complaints About Administrators to be Dealt With?**

**5.18** The Chief Executive Officer must refer all code of conduct complaints about administrators to the Office for its consideration.

**5.19** The Chief Executive Officer must notify the complainant of the referral of their complaint in writing.

## How are Code of Conduct Complaints About Councillors to be Dealt With?

**5.20** The Chief Executive Officer must refer the following code of conduct complaints about Councillors to the Office:

a) complaints alleging a breach of the pecuniary interest provisions contained in Part 4 of the code of conduct
b) complaints alleging a failure to comply with a requirement under the code of conduct to disclose and appropriately manage conflicts of interest arising from political donations (see section 328B of the LGA)
c) complaints alleging a breach of the provisions relating to the maintenance of the integrity of the code of conduct contained in Part 9 of the code of conduct
d) complaints that are the subject of a special complaints management arrangement with the Office under clause 5.49.

**5.21** Where the Chief Executive Officer refers a complaint to the Office under clause 5.20, the Chief Executive Officer must notify the complainant of the referral in writing.

**5.22** The Chief Executive Officer may decide to take no action in relation to a code of conduct complaint about a Councillor, other than one requiring referral to the Office under clause 5.20, where they consider that no action is warranted in relation to the complaint.

**5.23** Where the Chief Executive Officer decides to take no action in relation to a code of conduct complaint about a Councillor, the Chief Executive Officer must give the complainant reasons in writing for their decision within 21 days of receipt of the complaint and this shall finalise the consideration of the matter under these procedures.

**5.24** Where the Chief Executive Officer considers it to be practicable and appropriate to do so, the Chief Executive Officer may seek to resolve code of conduct complaints about Councillors, other than those requiring referral to the Office under clause 5.20, by alternative means such as, but not limited to, explanation, counselling, training, mediation, informal discussion, negotiation, a voluntary apology or an undertaking not to repeat the offending behaviour. The resolution of a code of conduct complaint under this clause is not to be taken as a determination that there has been a breach of the Council's code of conduct.

**5.25** Where the Chief Executive Officer resolves a code of conduct complaint under clause 5.24 to the Chief Executive Officer's satisfaction, the Chief Executive Officer must notify the complainant in writing of the steps taken to resolve the complaint within 21 days of receipt of the complaint and this shall finalise the consideration of the matter under these procedures.

**5.26** The Chief Executive Officer must refer all code of conduct complaints about Councillors, other than those referred to the Office under clause 5.20 or finalised under clause 5.23 or resolved under clause 5.24, to the complaints coordinator.

## How are Code of Conduct Complaints About the Chief Executive Officer to be Dealt With?

**5.27** The Mayor must refer the following code of conduct complaints about the Chief Executive Officer to the Office:

a) complaints alleging a breach of the pecuniary interest provisions contained in Part 4 of the code of conduct
b) complaints alleging a breach of the provisions relating to the maintenance of the integrity of the code of conduct contained in Part 9 of the code of conduct
c) complaints that are the subject of a special complaints management arrangement with the Office under clause 5.49.

**5.28** Where the Mayor refers a complaint to the Office under clause 5.27, the Mayor must notify the complainant of the referral in writing.

**5.29** The Mayor may decide to take no action in relation to a code of conduct complaint about the Chief Executive Officer, other than one requiring referral to the Office under clause 5.27, where they consider that no action is warranted in relation to the complaint.

**5.30** Where the Mayor decides to take no action in relation to a code of conduct complaint about the Chief Executive Officer, the Mayor must give the complainant reasons in writing for their decision within 21 days of receipt of the complaint and this shall finalise the consideration of the matter under these procedures.

**5.31** Where the Mayor considers it to be practicable and appropriate to do so, the Mayor may seek to resolve code of conduct complaints about the Chief Executive Officer, other than those requiring referral to the Office under clause 5.27, by alternative means such as, but not limited to, explanation, counselling, training, mediation, informal discussion, negotiation, a voluntary apology or an undertaking not to repeat the offending behaviour. The resolution of a code of conduct complaint under this clause is not to be taken as a determination that there has been a breach of the Council's code of conduct.

**5.32** Where the Mayor resolves a code of conduct complaint under clause 5.31 to the Mayor's satisfaction, the Mayor must notify the complainant in writing of the steps taken to resolve the complaint within 21 days of receipt of the complaint and this shall finalise the consideration of the matter under these procedures.

**5.33** The Mayor must refer all code of conduct complaints about the Chief Executive Officer, other than those referred to the Office under clause 5.27 or finalised under clause 5.30 or resolved under clause 5.31, to the complaints coordinator.

## How are Complaints About Both the Chief Executive Officer and the Mayor to be Dealt With?

**5.34** Where the Chief Executive Officer or Mayor receives a code of conduct complaint that alleges a breach of the code of conduct by both the Chief Executive Officer and the Mayor, the Chief Executive Officer or Mayor must either:

a) delegate their functions under this part with respect to the complaint to a member of staff of the Council other than the Chief Executive Officer where the allegation is not serious, or to a person external to the Council, or
b) refer the matter to the complaints coordinator under clause 5.26 and clause 5.33.

## Referral of Code of Conduct Complaints to External Agencies

**5.35** The Chief Executive Officer, Mayor or a conduct reviewer may, at any time, refer a code of conduct complaint to an external agency for its consideration, where they consider such a referral is warranted.

**5.36** The Chief Executive Officer, Mayor or a conduct reviewer must report to the ICAC any matter that they suspect on reasonable grounds concerns or may concern corrupt conduct.

**5.37** Where the Chief Executive Officer, Mayor or conduct reviewer refers a complaint to an external agency under clause 5.35, they must notify the complainant of the referral in writing unless they form the view, on the advice of the relevant agency, that it would not be appropriate for them to do so.

**5.38** Referral of a matter to an external agency shall finalise consideration of the matter under these procedures unless the Council is subsequently advised otherwise by the referral agency.

**Disclosure of the Identity of Complainants**

**5.39** In dealing with matters under these procedures, information that identifies or tends to identify complainants is not to be disclosed unless:

a) the complainant consents in writing to the disclosure, or
b) it is generally known that the complainant has made the complaint as a result of the complainant having voluntarily identified themselves as the person who made the complaint, or
c) it is essential, having regard to procedural fairness requirements, that the identifying information be disclosed, or
d) a conduct reviewer is of the opinion that disclosure of the information is necessary to investigate the matter effectively, or
e) it is otherwise in the public interest to do so.

**5.40** Clause 5.39 does not apply to code of conduct complaints made by Councillors about other Councillors or the Chief Executive Officer.

**5.41** Where a Councillor makes a code of conduct complaint about another Councillor or the Chief Executive Officer, and the complainant Councillor considers that compelling grounds exist that would warrant information that identifies or tends to identify them as the complainant not to be disclosed, they may request in writing that such information not be disclosed.

**5.42** A request made by a complainant Councillor under clause 5.41 must be made at the time they make a code of conduct complaint and must state the grounds upon which the request is made.

**5.43** The Chief Executive Officer or Mayor, and where the matter is referred to a conduct reviewer, the conduct reviewer, must consider a request made under clause 5.41 before disclosing information that identifies or tends to identify the complainant Councillor, but they are not obliged to comply with the request.

**5.44** Where a complainant Councillor makes a request under clause 5.41, the Chief Executive Officer or Mayor or, where the matter is referred to a conduct reviewer, the conduct reviewer, shall notify the Councillor in writing of their intention to disclose information that identifies or tends to identify them prior to disclosing the information.

## Code of Conduct Complaints Made as Public Interest Disclosures

**5.45** These procedures do not override the provisions of the Public Interest Disclosures Act 1994. Code of conduct complaints that are made as public interest disclosures under that Act are to be managed in accordance with the requirements of that Act, the Council's internal reporting policy, and any guidelines issued by the NSW Ombudsman that relate to the management of public interest disclosures.

**5.46** Where a Councillor makes a code of conduct complaint about another Councillor or the Chief Executive Officer as a public interest disclosure, before the matter may be dealt with under these procedures, the complainant Councillor must consent in writing to the disclosure of their identity as the complainant.

**5.47** Where a complainant Councillor declines to consent to the disclosure of their identity as the complainant under clause 5.46, the Chief Executive Officer or the Mayor must refer the complaint to the Office for consideration. Such a referral must be made under section 26 of the Public Interest Disclosures Act 1994.

### Special Complaints Management Arrangements

**5.48** The Chief Executive Officer may request in writing that the Office enter into a special complaints management arrangement with the Council in relation to code of conduct complaints made by or about a person or persons.

**5.49** Where the Office receives a request under clause 5.48, it may agree to enter into a special complaints management arrangement if it is satisfied that the number or nature of code of conduct complaints made by or about a person or persons has:

a) imposed an undue and disproportionate cost burden on the Council's administration of its code of conduct, or
b) impeded or disrupted the effective administration by the Council of its code of conduct, or
c) impeded or disrupted the effective functioning of the Council.

**5.50** A special complaints management arrangement must be in writing and must specify the following:

a) the code of conduct complaints the arrangement relates to, and
b) the period that the arrangement will be in force.

**5.51** The Office may, by notice in writing, amend or terminate a special complaints management arrangement at any time.

**5.52** While a special complaints management arrangement is in force, an officer of the Office (the assessing OLG officer) must undertake the preliminary assessment of the code of conduct complaints specified in the arrangement in accordance with the requirements of Part 6 of these procedures.

**5.53** Where, following a preliminary assessment, the assessing OLG officer determines that a code of conduct complaint warrants investigation by a conduct reviewer, the assessing OLG officer shall notify the complaints coordinator in writing of their determination and the reasons for their determination. The complaints coordinator must comply with the recommendation of the assessing OLG officer.

**5.54** Prior to the expiry of a special complaints management arrangement, the Office may, at the request of the Chief Executive Officer, review the arrangement to determine whether it should be renewed or amended.

**5.55** A special complaints management arrangement shall expire on the date specified in the arrangement unless renewed under clause 5.54.

## Part 6: Preliminary Assessment of Code of Conduct Complaints About Councillors or The Chief Executive Officer by Conduct Reviewers

### Referral of Code of Conduct Complaints About Councillors or the Chief Executive Officer to Conduct Reviewers

**6.1** The complaints coordinator must refer all code of conduct complaints about Councillors or the Chief Executive Officer that have not been referred to an external agency or declined or resolved by the Chief Executive Officer, Mayor or their delegate and that have been referred to them under clauses 5.26 or 5.33, to a conduct reviewer within 21 days of receipt of the complaint by the Chief Executive Officer or the Mayor.

**6.2** For the purposes of clause 6.1, the complaints coordinator will refer a complaint to a conduct reviewer selected from:

a) a panel of conduct reviewers established by the Council, or
b) a panel of conduct reviewers established by an organisation approved by the Office.

**6.3** In selecting a suitable conduct reviewer, the complaints coordinator may have regard to the qualifications and experience of members of the panel of conduct reviewers. Where the conduct reviewer is an incorporated or other entity, the complaints coordinator must also ensure that the person assigned to receive the referral on behalf of the entity meets the selection and eligibility criteria for conduct reviewers prescribed under Part 3 of these procedures.

**6.4** A conduct reviewer must not accept the referral of a code of conduct complaint where:

a) they have a conflict of interest in relation to the matter referred to them, or
b) a reasonable apprehension of bias arises in relation to their consideration of the matter, or
c) they or their employer has entered into one or more contracts with the Council (other than contracts relating to the exercise of their functions as a conduct reviewer) in the 2 years preceding the referral, and they or their employer have received or expect to receive payments under the contract or contracts of a value that, when aggregated, exceeds $100,000, or
d) at the time of the referral, they or their employer are the Council's legal service provider or are a member of a panel of legal service providers appointed by the Council.

**6.5** For the purposes of clause 6.4(a), a conduct reviewer will have a conflict of interest in a matter where a reasonable and informed person would perceive that they could be influenced by a private interest when carrying out their public duty (see clause 5.2 of the Model Code of Conduct).

**6.6** For the purposes of clause 6.4(b), a reasonable apprehension of bias arises where a fair-minded observer might reasonably apprehend that the conduct reviewer might not bring an impartial and unprejudiced mind to the matter referred to the conduct reviewer.

**6.7** Where the complaints coordinator refers a matter to a conduct reviewer, they will provide the conduct reviewer with a copy of the code of conduct complaint and any other information relevant to the matter held by the Council, including any information about previous proven breaches and any information that would indicate that the alleged conduct forms part of an ongoing pattern of behaviour.

**6.8** The complaints coordinator must notify the complainant in writing that the matter has been referred to a conduct reviewer, and advise which conduct reviewer the matter has been referred to.

**6.9** Conduct reviewers must comply with these procedures in their consideration of matters that have been referred to them and exercise their functions in a diligent and timely manner.

**6.10** The complaints coordinator may at any time terminate the referral of a matter to a conduct reviewer and refer the matter to another conduct reviewer where the complaints coordinator is satisfied that the conduct reviewer has failed to:

a) comply with these procedures in their consideration of the matter, or
b) comply with a lawful and reasonable request by the complaints coordinator, or
c) exercise their functions in a timely or satisfactory manner.

**6.11** Where the complaints coordinator terminates a referral to a conduct reviewer under clause 6.10, they must notify the complainant and any other affected person in writing of their decision and the reasons for it and advise them which conduct reviewer the matter has been referred to instead.

## Preliminary Assessment of Code of Conduct Complaints About Councillors or the Chief Executive Officer by a Conduct Reviewer

**6.12** The conduct reviewer is to undertake a preliminary assessment of a complaint referred to them by the complaints coordinator for the purposes of determining how the complaint is to be managed.

**6.13** The conduct reviewer may determine to do one or more of the following in relation to a complaint referred to them by the complaints coordinator:

a) to take no action
b) to resolve the complaint by alternative and appropriate strategies such as, but not limited to, explanation, counselling, training, mediation, informal discussion, negotiation, a voluntary apology or an undertaking not to repeat the offending behaviour
c) to refer the matter back to the Chief Executive Officer or, in the case of a complaint about the Chief Executive Officer, the Mayor, for resolution by alternative and appropriate strategies such as, but not limited to, explanation, counselling, training, mediation, informal discussion, negotiation, a voluntary apology or an undertaking not to repeat the offending behaviour
d) to refer the matter to an external agency
e) to investigate the matter.

**6.14** In determining how to deal with a matter under clause 6.13, the conduct reviewer must have regard to the complaint assessment criteria prescribed under clause 6.31.

**6.15** The conduct reviewer may make such enquiries the conduct reviewer considers to be reasonably necessary to determine what options to exercise under clause 6.13.

**6.16** The conduct reviewer may request the complaints coordinator to provide such additional information the conduct reviewer considers to be reasonably necessary to determine what options to exercise in relation to the matter under clause 6.13. The complaints coordinator will, as far as is reasonably practicable, supply any information requested by the conduct reviewer.

**6.17** The conduct reviewer must refer to the Office any complaints referred to them that should have been referred to the Office under clauses 5.20 and 5.27.

**6.18** The conduct reviewer must determine to take no action on a complaint that is not a code of conduct complaint for the purposes of these procedures.

**6.19** The resolution of a code of conduct complaint under clause 6.13, paragraphs (b) or (c) is not to be taken as a determination that there has been a breach of the Council's code of conduct.

**6.20** Where the conduct reviewer completes their preliminary assessment of a complaint by determining to exercise an option under clause 6.13, paragraphs (a), (b) or (c), they must provide the complainant with written notice of their determination and provide reasons for it, and this will finalise consideration of the matter under these procedures.

**6.21** Where the conduct reviewer refers a complaint to an external agency, they must notify the complainant of the referral in writing unless they form the view, on the advice of the relevant agency, that it would not be appropriate for them to do so.

**6.22** The conduct reviewer may only determine to investigate a matter where they are satisfied as to the following:

a) that the complaint is a code of conduct complaint for the purposes of these procedures, and
b) that the alleged conduct is sufficiently serious to warrant the formal censure of a Councillor under section 440G of the LGA or disciplinary action against the Chief Executive Officer under their contract of employment if it were to be proven, and
c) that the matter is one that could not or should not be resolved by alternative means.

**6.23** In determining whether a matter is sufficiently serious to warrant formal censure of a Councillor under section 440G of the LGA or disciplinary action against the Chief Executive Officer under their contract of employment. The conduct reviewer is to consider the following:

a) the harm or cost that the alleged conduct has caused to any affected individuals and/or the Council
b) the likely impact of the alleged conduct on the reputation of the Council and public confidence in it
c) whether the alleged conduct was deliberate or undertaken with reckless intent or negligence
d) any previous proven breaches by the person whose alleged conduct is the subject of the complaint and/or whether the alleged conduct forms part of an ongoing pattern of behaviour.

**6.24** The conduct reviewer must complete their preliminary assessment of the complaint within 28 days of referral of the matter to them by the complaints coordinator and notify the complaints coordinator in writing of the outcome of their assessment.

**6.25** The conduct reviewer is not obliged to give prior notice to or to consult with any person before making a determination in relation to their preliminary assessment of a complaint, except as may be specifically required under these procedures.



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## Referral Back to the Chief Executive Officer or Mayor for Resolution

**6.26** Where the conduct reviewer determines to refer a matter back to the Chief Executive Officer or to the Mayor to be resolved by alternative and appropriate means, they must write to the Chief Executive Officer or, in the case of a complaint about the Chief Executive Officer, to the Mayor, recommending the means by which the complaint may be resolved.

**6.27** The conduct reviewer must consult with the Chief Executive Officer or Mayor prior to referring a matter back to them under clause 6.13(c).

**6.28** The Chief Executive Officer or Mayor may decline to accept the conduct reviewer's recommendation. In such cases, the conduct reviewer may determine to deal with the complaint by other means under clause 6.13.

**6.29** Where the conduct reviewer refers a matter back to the Chief Executive Officer or Mayor under clause 6.13(c), the Chief Executive Officer or, in the case of a complaint about the Chief Executive Officer, the Mayor, is responsible for implementing or overseeing the implementation of the conduct reviewer's recommendation.

**6.30** Where the conduct reviewer refers a matter back to the Chief Executive Officer or Mayor under clause 6.13(c), the Chief Executive Officer, or, in the case of a complaint about the Chief Executive Officer, the Mayor, must advise the complainant in writing of the steps taken to implement the conduct reviewer's recommendation once these steps have been completed.

## Complaints Assessment Criteria

**6.31** In undertaking the preliminary assessment of a complaint, the conduct reviewer must have regard to the following considerations:

a) whether the complaint is a code of conduct complaint for the purpose of these procedures
b) whether the complaint has been made in a timely manner in accordance with clause 4.4, and if not, whether the allegations are sufficiently serious for compelling grounds to exist for the matter to be dealt with under the Council's code of conduct
c) whether the complaint is trivial, frivolous, vexatious or not made in good faith
d) whether the complaint discloses prima facie evidence of conduct that, if proven, would constitute a breach of the code of conduct
e) whether the complaint raises issues that would be more appropriately dealt with by an external agency
f) whether there is or was an alternative and satisfactory means of redress available in relation to the conduct complained of
g) whether the complaint is one that can be resolved by alternative and appropriate strategies such as, but not limited to, explanation, counselling, training, informal discussion, negotiation, a voluntary apology or an undertaking not to repeat the offending behaviour
h) whether the issue/s giving rise to the complaint have previously been addressed or resolved
i) any previous proven breaches of the Council's code of conduct
j) whether the conduct complained of forms part of an ongoing pattern of behaviour
k) whether there were mitigating circumstances giving rise to the conduct complained of



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l) the seriousness of the alleged conduct (having regard to the criteria specified in clause 6.23)
m) the significance of the conduct or the impact of the conduct for the Council
n) how much time has passed since the alleged conduct occurred
o) such other considerations that the conduct reviewer considers may be relevant to the assessment of the complaint.



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## Part 7: Investigations of Code of Conduct Complaints About Councillors or the Chief Executive Officer

### What Matters May a Conduct Reviewer Investigate?

**7.1** A conduct reviewer (hereafter referred to as an "investigator") may investigate a code of conduct complaint that has been referred to them by the complaints coordinator and any matters related to or arising from that complaint.

**7.2** Where an investigator identifies further separate possible breaches of the code of conduct that are not related to or arise from the code of conduct complaint that has been referred to them, they are to report the matters separately in writing to the Chief Executive Officer, or, in the case of alleged conduct on the part of the Chief Executive Officer, to the Mayor.

**7.3** The Chief Executive Officer or the Mayor or their delegate is to deal with a matter reported to them by an investigator under clause 7.2 as if it were a new code of conduct complaint in accordance with these procedures.

### How are Investigations to be Commenced?

**7.4** The investigator must at the outset of their investigation provide a written notice of investigation to the respondent. The notice of investigation must:

a) disclose the substance of the allegations against the respondent, and
b) advise of the relevant provisions of the code of conduct that apply to the alleged conduct, and
c) advise of the process to be followed in investigating the matter, and
d) advise the respondent of the requirement to maintain confidentiality, and
e) invite the respondent to make a written submission in relation to the matter within a period of not less than 14 days specified by the investigator in the notice, and
f) provide the respondent the opportunity to address the investigator on the matter within such reasonable time specified in the notice.

**7.5** The respondent may, within 7 days of receipt of the notice of investigation, request in writing that the investigator provide them with such further information they consider necessary to assist them to identify the substance of the allegation against them. An investigator will only be obliged to provide such information that the investigator considers reasonably necessary for the respondent to identify the substance of the allegation against them.

**7.6** An investigator may at any time prior to issuing a draft report, issue an amended notice of investigation to the respondent in relation to the matter referred to them.

**7.7** Where an investigator issues an amended notice of investigation, they must provide the respondent with a further opportunity to make a written submission in response to the amended notice of investigation within a period of not less than 14 days specified by the investigator in the amended notice.

**7.8** The investigator must also, at the outset of their investigation, provide written notice of the investigation to the complainant, the complaints coordinator and the Chief Executive Officer, or in the case of a complaint about the Chief Executive Officer, to the complainant, the complaints coordinator and the Mayor. The notice must:

a) advise them of the matter the investigator is investigating, and
b) in the case of the notice to the complainant, advise them of the requirement to maintain confidentiality, and
c) invite the complainant to make a written submission in relation to the matter within a period of not less than 14 days specified by the investigator in the notice.

## Written and Oral Submissions

**7.9** Where the respondent or the complainant fails to make a written submission in relation to the matter within the period specified by the investigator in their notice of investigation or amended notice of investigation, the investigator may proceed to prepare their draft report without receiving such submissions.

**7.10** The investigator may accept written submissions received outside the period specified in the notice of investigation or amended notice of investigation.

**7.11** Prior to preparing a draft report, the investigator must give the respondent an opportunity to address the investigator on the matter being investigated. The respondent may do so in person or by telephone or other electronic means.

**7.12** Where the respondent fails to accept the opportunity to address the investigator within the period specified by the investigator in the notice of investigation, the investigator may proceed to prepare a draft report without hearing from the respondent.

**7.13** Where the respondent accepts the opportunity to address the investigator in person, they may have a support person or legal adviser in attendance. The support person or legal adviser will act in an advisory or support role to the respondent only. They must not speak on behalf of the respondent or otherwise interfere with or disrupt proceedings.

**7.14** The investigator must consider all written and oral submissions made to them in relation to the matter.

## How are Investigations to be Conducted?

**7.15** Investigations are to be undertaken without undue delay.

**7.16** Investigations are to be undertaken in the absence of the public and in confidence.

**7.17** Investigators must make any such enquiries that may be reasonably necessary to establish the facts of the matter.

**7.18** Investigators may seek such advice or expert guidance that may be reasonably necessary to assist them with their investigation or the conduct of their investigation.

**7.19** An investigator may request that the complaints coordinator provide such further information that the investigator considers may be reasonably necessary for them to establish the facts of the matter. The complaints coordinator will, as far as is reasonably practicable, provide the information requested by the investigator.

## Referral or Resolution of a Matter After the Commencement of an Investigation

**7.20** At any time after an investigator has issued a notice of investigation and before they have issued their final report, an investigator may determine to:

a) resolve the matter by alternative and appropriate strategies such as, but not limited to, explanation, counselling, training, mediation, informal discussion, negotiation, a voluntary apology or an undertaking not to repeat the offending behaviour, or
b) refer the matter to the Chief Executive Officer, or, in the case of a complaint about the Chief Executive Officer, to the Mayor, for resolution by alternative and appropriate strategies such as, but not limited to, explanation, counselling, training, mediation, informal discussion, negotiation, a voluntary apology or an undertaking not to repeat the offending behaviour, or
c) refer the matter to an external agency.

**7.21** Where an investigator determines to exercise any of the options under clause 7.20 after the commencement of an investigation, they must do so in accordance with the requirements of Part 6 of these procedures relating to the exercise of these options at the preliminary assessment stage.

**7.22** The resolution of a code of conduct complaint under clause 7.20, paragraphs (a) or (b) is not to be taken as a determination that there has been a breach of the Council's code of conduct.

**7.23** Where an investigator determines to exercise any of the options under clause 7.20 after the commencement of an investigation, they may by written notice to the respondent, the complainant, the complaints coordinator and the Chief Executive Officer, or in the case of a complaint about the Chief Executive Officer, to the respondent, the complainant, the complaints coordinator and the Mayor, discontinue their investigation of the matter.

**7.24** Where the investigator discontinues their investigation of a matter under clause 7.23, this shall finalise the consideration of the matter under these procedures.

**7.25** An investigator is not obliged to give prior notice to or to consult with any person before making a determination to exercise any of the options under clause 7.20 or to discontinue their investigation except as may be specifically required under these procedures.

## Draft Investigation Reports

**7.26** When an investigator has completed their enquiries and considered any written or oral submissions made to them in relation to a matter, they must prepare a draft of their proposed report.

**7.27** The investigator must provide their draft report to the respondent and invite them to make a written submission in relation to it within a period of not less than 14 days specified by the investigator.

**7.28** Where the investigator proposes to make adverse comment about any other person (an affected person) in their report, they must also provide the affected person with relevant extracts of their draft report containing such comment and invite the affected person to make a written submission in relation to it within a period of not less than 14 days specified by the investigator.



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**7.29** The investigator must consider written submissions received in relation to the draft report prior to finalising their report in relation to the matter.

**7.30** The investigator may, after consideration of all written submissions received in relation to their draft report, make further enquiries into the matter. If, as a result of making further enquiries, the investigator makes any material change to their proposed report that makes new adverse comment about the respondent or an affected person, they must provide the respondent or affected person as the case may be with a further opportunity to make a written submission in relation to the new adverse comment.

**7.31** Where the respondent or an affected person fails to make a written submission in relation to the draft report within the period specified by the investigator, the investigator may proceed to prepare and issue their final report without receiving such submissions.

**7.32** The investigator may accept written submissions in relation to the draft report received outside the period specified by the investigator at any time prior to issuing their final report.

### Final Investigation Reports

**7.33** Where an investigator issues a notice of investigation they must prepare a final report in relation to the matter unless the investigation is discontinued under clause 7.23.

**7.34** An investigator must not prepare a final report in relation to the matter at any time before they have finalised their consideration of the matter in accordance with the requirements of these procedures.

**7.35** The investigator's final report must:

a) make findings of fact in relation to the matter investigated, and,
b) make a determination that the conduct investigated either,
   i. constitutes a breach of the code of conduct, or
   ii. does not constitute a breach of the code of conduct, and
c) provide reasons for the determination.

**7.36** At a minimum, the investigator's final report must contain the following information:

a) a description of the allegations against the respondent
b) the relevant provisions of the code of conduct that apply to the alleged conduct investigated
c) a statement of reasons as to why the matter warranted investigation (having regard to the criteria specified in clause 6.23)
d) a statement of reasons as to why the matter was one that could not or should not be resolved by alternative means
e) a description of any attempts made to resolve the matter by use of alternative means
f) the steps taken to investigate the matter
g) the facts of the matter
h) the investigator's findings in relation to the facts of the matter and the reasons for those findings
i) the investigator's determination and the reasons for that determination
j) any recommendations.



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**7.37** Where the investigator determines that the conduct investigated constitutes a breach of the code of conduct, the investigator may recommend:

a) in the case of a breach by the Chief Executive Officer, that disciplinary action action be taken under the Chief Executive Officer's contract of employment for the breach, or
b) in the case of a breach by a Councillor, that the Councillor be formally censured for the breach under section 440G of the LGA, or
c) in the case of a breach by a Councillor, that the Council resolves as follows:
   i. that the Councillor be formally censured for the breach under section 440G of the LGA, and
   ii. that the matter be referred to the Office for further action under the misconduct provisions of the LGA.

**7.38** Where the investigator proposes to make a recommendation under clause 7.37(c), the investigator must first consult with the Office on their proposed findings, determination and recommendation prior to finalising their report, and must take any comments by the Office into consideration when finalising their report.

**7.39** Where the investigator has determined that there has been a breach of the Code of Conduct, the investigator may, in addition to making a recommendation under clause 7.37, recommend that the Council revise any of its policies, practices or procedures.

**7.40** Where the investigator determines that the conduct investigated does not constitute a breach of the code of conduct, the investigator may recommend:

a) that the Council revise any of its policies, practices or procedures
b) that a person or persons undertake any training or other education.

**7.41** The investigator must provide a copy of their report to the complaints coordinator and the respondent.

**7.42** At the time the investigator provides a copy of their report to the complaints coordinator and the respondent, the investigator must provide the complainant with a written statement containing the following information:

a) the investigator's findings in relation to the facts of the matter and the reasons for those findings
b) the investigator's determination and the reasons for that determination
c) any recommendations, and
d) such other additional information that the investigator considers may be relevant.

**7.43** Where the investigator has determined that there has not been a breach of the code of conduct, the complaints coordinator must provide a copy of the investigator's report to the Chief Executive Officer or, where the report relates to the Chief Executive Officer's conduct, to the Mayor, and this will finalise consideration of the matter under these procedures.

**7.44** Where the investigator has determined that there has been a breach of the code of conduct and makes a recommendation under clause 7.37, the complaints coordinator must, where practicable, arrange for the investigator's report to be reported to the next ordinary Council meeting for the Council's consideration, unless the meeting is to be held within the 4 weeks prior to an ordinary local government election, in which case the report must be reported to the first ordinary Council meeting following the election.

**7.45** Where it is apparent to the Complaints Coordinator that the Council will not be able to form a quorum to consider the investigator's report, the Complaints Coordinator must refer the investigator's report to the Office for its consideration instead of reporting it to the Council under clause 7.44

## Consideration of the Final Investigation Report by Council

**7.46** The role of the Council in relation to a final investigation report is to impose a sanction if the investigator has determined that there has been a breach of the code of conduct and has made a recommendation in their final report under clause 7.37.

**7.47** The Council is to close its meeting to the public to consider the final investigation report in cases where it is permitted to do so under section 10A of the LGA.

**7.48** Where the complainant is a Councillor, they must absent themselves from the meeting and take no part in any discussion or voting on the matter. The complainant Councillor may absent themselves without making any disclosure of interest in relation to the matter unless otherwise required to do so under the Code of Conduct.

**7.49** Prior to imposing a sanction, the Council must provide the respondent with an opportunity to make a submission to the Council. A submission may be made orally or in writing. The respondent is to confine their submission to addressing the investigator's recommendation/s.

**7.50** Once the respondent has made their submission they must absent themselves from the meeting and, where they are a Councillor, take no part in any discussion or voting on the matter.

**7.51** The Council must not invite submissions from other persons for the purpose of seeking to rehear evidence previously considered by the investigator.

**7.52** Prior to imposing a sanction, the Council may by resolution:

a) request that the investigator make additional enquiries and/or provide additional information to it in a supplementary report, or
b) seek an opinion from the Office in relation to the report.

**7.53** The Council may, by resolution, defer further consideration of the matter pending the receipt of a supplementary report from the investigator or an opinion from the Office.

**7.54** The investigator may make additional enquiries for the purpose of preparing a supplementary report.

**7.55** Where the investigator prepares a supplementary report, they must provide copies to the complaints coordinator who shall provide a copy each to the Council and the respondent.

**7.56** The investigator is not obliged to notify or consult with any person prior to submitting the supplementary report to the complaints coordinator.

**7.57** The Council is only required to provide the respondent a further opportunity to make an oral or written submission on a supplementary report if the supplementary report contains new information that is adverse to them.



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**7.58** A Council may by resolution impose one or more of the following sanctions on a respondent:

a) in the case of a breach by the Chief Executive Officer, that disciplinary action be taken under the Chief Executive Officer's contract for the breach, or
b) in the case of a breach by a Councillor, that the Councillor be formally censured for the breach under section 440G of the LGA, or
c) in the case of a breach by a Councillor:
   i. that the Councillor be formally censured for the breach under section 440G of the LGA, and
   ii. that the matter be referred to the Office for further action under the misconduct provisions of the LGA.

**7.59** Where the Council censures a Councillor under section 440G of the LGA, the Council must specify in the censure resolution the grounds on which it is satisfied that the Councillor should be censured by disclosing in the resolution, the investigator's findings and determination and/or such other grounds that the council considers may be relevant or appropriate.

**7.60** The Council is not obliged to adopt the investigator's recommendation/s. Where the Council proposes not to adopt the investigator's recommendation, the Council must resolve not to adopt the recommendation and state in its resolution the reasons for its decision.

**7.61** Where the Council resolves not to adopt the investigator's recommendation the complaints coordinator must notify the Office of the Council's decision and the reasons for it.



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## Part 8: Oversight and Rights of Review

### The Office's Powers of Review

**8.1** The Office may, at any time, whether or not in response to a request, review the consideration of a matter under a Council's code of conduct where it is concerned that a person has failed to comply with a requirement prescribed under these procedures or has misinterpreted or misapplied the standards of conduct prescribed under the code of conduct in their consideration of a matter.

**8.2** The Office may direct any person, including the Council, to defer taking further action in relation to a matter under consideration under the Council's code of conduct pending the completion of its review. Any person the subject of a direction must comply with the direction.

**8.3** Where the Office undertakes a review of a matter under clause 8.1, it will notify the complaints coordinator and any other affected persons, of the outcome of the review.

### Complaints About Conduct Reviewers

**8.4** The Chief Executive Officer or their delegate must refer code of conduct complaints about conduct reviewers to the Office for its consideration.

**8.5** The Chief Executive Officer must notify the complainant of the referral of their complaint about the conduct reviewer in writing.

**8.6** The Chief Executive Officer must implement any recommendation made by the Office as a result of its consideration of a complaint about a conduct reviewer.

### Practice Rulings

**8.7** Where a respondent and an investigator are in dispute over a requirement under these procedures, either person may make a request in writing to the Office to make a ruling on a question of procedure (a practice ruling).

**8.8** Where the Office receives a request in writing for a practice ruling, the Office may provide notice in writing of its ruling and the reasons for it to the person who requested it and to the investigator, where that person is different.

**8.9** Where the Office makes a practice ruling, all parties must comply with it.

**8.10** The Office may decline to make a practice ruling. Where the Office declines to make a practice ruling, it will provide notice in writing of its decision and the reasons for it to the person who requested it and to the investigator, where that person is different.

### Review of Decisions to Impose Sanctions

**8.11** A person who is the subject of a sanction imposed under Part 7 of these procedures other than one imposed under clause 7.59, paragraph (i), may, within 28 days of the sanction being imposed, seek a review of the investigator's determination and recommendation by the Office.

**8.12** A review under clause 8.11 may be sought on the following grounds:



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a) that the investigator has failed to comply with a requirement under these procedures, or
b) that the investigator has misinterpreted or misapplied the standards of conduct prescribed under the code of conduct, or
c) c. that in imposing its sanction, the Council has failed to comply with a requirement under these procedures.

**8.13** A request for a review made under clause 8.11 must be made in writing and must specify the grounds upon which the person believes the investigator or the Council has erred.

**8.14** The Office may decline to conduct a review, in cases where the grounds upon which the review is sought are not sufficiently specified.

**8.15** The Office may undertake a review of a matter without receiving a request under clause 8.11.

**8.16** The Office will undertake a review of the matter on the papers. However, the Office may request that the complaints coordinator provide such further information that the Office considers reasonably necessary for it to review the matter. The complaints coordinator must, as far as is reasonably practicable, provide the information requested by the Office.

**8.17** Where a person requests a review under clause 8.11, the Office may direct the Council to defer any action to implement a sanction. The Council must comply with a direction to defer action by the Office.

**8.18** The Office must notify the person who requested the review and the complaints coordinator of the outcome of the Office's review in writing and the reasons for its decision. In doing so, the Office may comment on any other matters the Office considers to be relevant.

**8.19** Where the Office considers that the investigator or the Council has erred, the Office may recommend that a decision to impose a sanction under these procedures be reviewed. Where the Office recommends that the decision to impose a sanction be reviewed:

a) the complaints coordinator must, where practicable, arrange for the Office's determination to be tabled at the next ordinary Council meeting unless the meeting is to be held within the 4 weeks prior to an ordinary local government election, in which case it must be tabled at the first ordinary Council meeting following the election, and
b) the Council must:
   i. review its decision to impose the sanction, and
   ii. consider the Office's recommendation in doing so, and
   iii. resolve to either rescind or reaffirm its previous resolution in relation to the matter.

**8.20** Where, having reviewed its previous decision in relation to a matter under clause 8.19(b), the Council resolves to reaffirm its previous decision, the Council must state in its resolution its reasons for doing so.

## Part 9: Procedural Irregularities

**9.1** A failure to comply with these procedures does not, on its own, constitute a breach of the code of conduct, except as may be otherwise specifically provided under the code of conduct.

**9.2** A failure to comply with these procedures will not render a decision made in relation to a matter invalid where:

a) the non-compliance is isolated and/or minor in nature, or
b) reasonable steps are taken to correct the non-compliance, or
c) reasonable steps are taken to address the consequences of the non-compliance.

## Part 10: Practice Directions

**10.1** The Office may at any time issue a practice direction in relation to the application of these procedures.

**10.2** The Office will issue practice directions in writing, by circular to all Councils.

**10.3** All persons performing a function prescribed under these procedures must consider the Office's practice directions when performing the function.

## Part 11: Reporting Statistics on Code of Conduct Complaints About Councillors and the Chief Executive Officer

**11.1** The complaints coordinator must arrange for the following statistics to be reported to the Council within 3 months of the end of September of each year:

a) the total number of code of conduct complaints made about Councillors and the Chief Executive Officer under the code of conduct in the year to September (the reporting period)
b) the number of code of conduct complaints referred to a conduct reviewer during the reporting period
c) the number of code of conduct complaints finalised by a conduct reviewer at the preliminary assessment stage during the reporting period and the outcome of those complaints
d) the number of code of conduct complaints investigated by a conduct reviewer during the reporting period
e) without identifying particular matters, the outcome of investigations completed under these procedures during the reporting period
f) the number of matters reviewed by the Office during the reporting period and, without identifying particular matters, the outcome of the reviews, and
g) the total cost of dealing with code of conduct complaints made about Councillors and the Chief Executive Officer during the reporting period, including staff costs.

**11.2** The Council is to provide the Office with a report containing the statistics referred to in clause 11.1 within 3 months of the end of September of each year.

## Part 12: Confidentiality

**12.1** Information about code of conduct complaints and the management and investigation of code of conduct complaints is to be treated as confidential and is not to be publicly disclosed except as may be otherwise specifically required or permitted under these procedures.

**12.2** Where a complainant publicly discloses information on one or more occasions about a code of conduct complaint they have made or purported to make, the Chief Executive Officer or their delegate may, with the consent of the Office, determine that the complainant is to receive no further information about their complaint and any future code of conduct complaint they make or purport to make.

**12.3** Prior to seeking the Office's consent under clause 12.2, the Chief Executive Officer or their delegate must give the complainant written notice of their intention to seek the Office's consent, invite them to make a written submission within a period of not less than 14 days specified by the Chief Executive Officer or their delegate, and consider any submission made by them.

**12.4** In giving its consent under clause 12.2, the Office must consider any submission made by the complainant to the Chief Executive Officer or their delegate.

**12.5** The Chief Executive Officer or their delegate must give written notice of a determination made under clause 12.2 to:

a) the complainant
b) the complaints coordinator
c) the Office, and
d) any other person the Chief Executive Officer or their delegate considers should be notified of the determination.

**12.6** Any requirement under these procedures that a complainant is to be provided with information about a code of conduct complaint that they have made or purported to make, will not apply to a complainant the subject of a determination made by the Chief Executive Officer or their delegate under clause 12.2.

**12.7** Clause 12.6 does not override any entitlement a person may have to access to Council information under the Government Information (Public Access) Act 2009 or to receive information under the Public Interest Disclosures Act 1994 in relation to a complaint they have made.

# Monthly Report

# Shoalhaven City Council

May 2022

CPG Research & Advisory Pty Ltd

30th YEARS ANNIVERSARY

# Markets

***Global Leaders***

Risk assets stabilised despite recession fears. The US Dow Jones and S&P500 were almost flat at +0.3% and +0.2% but the NASDAQ fell -1.9%. MSCI World ex-AUS returned -0.2% in local terms. Emerging Markets added +0.4% in $US, with Latin America and China A strong. Frontier slumped -6.4%. US 10-year bonds reached a cyclical high 3.2% before closing at 2.86% (-8bp). High yield eased to 422bp spread (+22bp) having almost reached +500bp.

COVID19 deaths passed 6.3m (+50k, *vs* +85k in April as the northern hemisphere warmed), from 533m reported cases (+20m). The world reached 60% 2nd vaccination (+1%).

US unemployment was steady at 3.6% in April with non-farm Payrolls also an unchanged +428k. Participation eased to 62.2% (-0.2%). Youth unemployment was 7.9% (-0.3%). Q1 GDP second estimate was -0.35% actual (-1.5% p.a.). Inflation eased to +8.3% YoY (-0.2%) after a +0.3% month; core inflation eased to +6.2% (-0.3%), both off 40+ year highs. Retail sales rose +0.9%.

Eurozone prices rose +0.6% in May to a record +8.1% YoY, with energy +39% YoY. Core CPI jumped to +4.4%, also a record, up +0.9% MoM. Retail sales fell -0.4%. The Russian rouble is +23% YTD, prompting Europe to further restrict energy imports but likely increasing the risk of recession.

China reopened at month end after 2 months of rolling COVID lockdowns. Unemployment rose to 6.1% (+0.3%) and inflation increased to 2.1% (+0.6%). The trade balance improved to +$US51bn, from +47bn. Japanese inflation reached 2½% (*vs* 1.2% in March) after +0.4% MoM, the first time since the 2014 Abenomics spike that the BoJ has achieved its 2% inflation target.

***Domestic News***

The RBA's May meeting raised rates by +0.25%, the first since 2010, as the RBA conceded inflation is not transitory. As expected, the election produced a majority Labor government – with the final seat a spare to allow them to provide a Speaker. Their agenda will involve an expansion of government.

CoreLogic reported -0.1% from property in May as buyers digested a rate increase, led lower by east coast capitals. The capitals still average +12% YoY.

2-year yields soared to 2.74%, from 2.56%. 10-year bonds closed 3.35% (+11bp) after hitting 3.60% intra-month. The ASX200 returned -2.6% with the Small Ordinaries -1.5%.

The wage price index rose +0.7% QoQ to be +2.4% YoY. Overseas travel rose to 600k, compared to a pre-COVID peak of 2.2m.

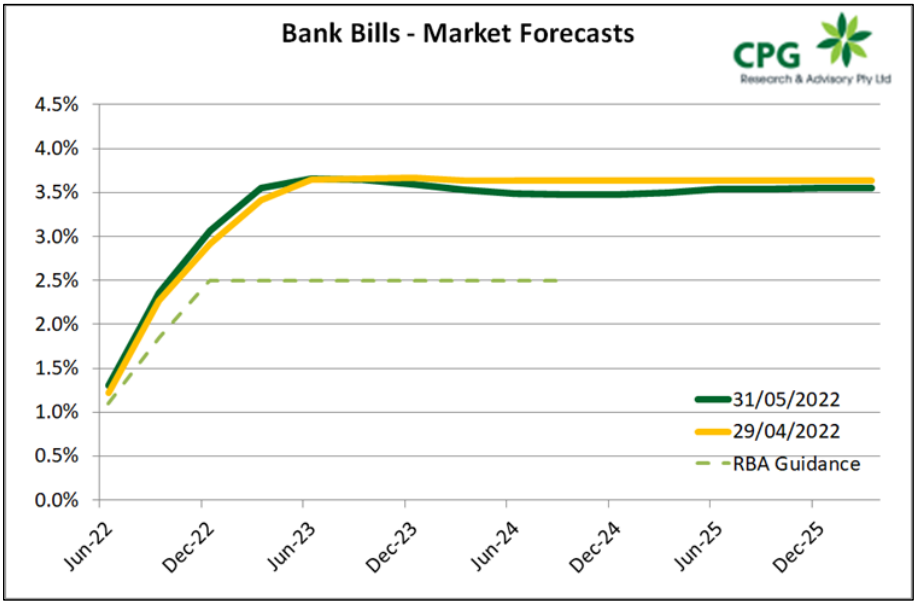
Unemployment remained 3.9% matching 48-year lows, with 66.3% participation (-0.1%). Employment rose +4k (but fulltime +92k) to 13.4m, +399k YoY. Underemployment fell -0.2% to 6.1%. Youth unemployment rose to 8.8% (+0.5%). Hours worked rose +1.3%.

The current account surplus weakened to $5.7bn (-24%). 2021's foreign liability eased to $809bn *vs* $992bn in 2020. March's trade surplus rose to $9.3bn (+25%). Retail sales were +0.9% in April. Building approvals fell -2.4% and are -32% YoY.

***Other Markets***

WTI oil rose to $US114/bbl (+11%). Gold fell to $US1836/oz (-3.2%). Iron ore slid to $US139/t (-2.2%). Base metals declined with Nickel -10.7%, Zinc -5.6%, Aluminium -7.3%, Copper -3.3% and Tin -14.5%. $A recovered to US71.87c (+1.7%).

*The market expects rates to rise monthly moves larger than +25bp, ultimately reaching 3½% in early 2023. This is well above the RBA's stated path to "normalisation" at 2½%.*




***Fixed Interest Markets***

***Spreads were mixed, with Australia underperforming as other markets stabilised with the late recovery in risk assets. US spreads were firmer, despite increasing recession fears:***

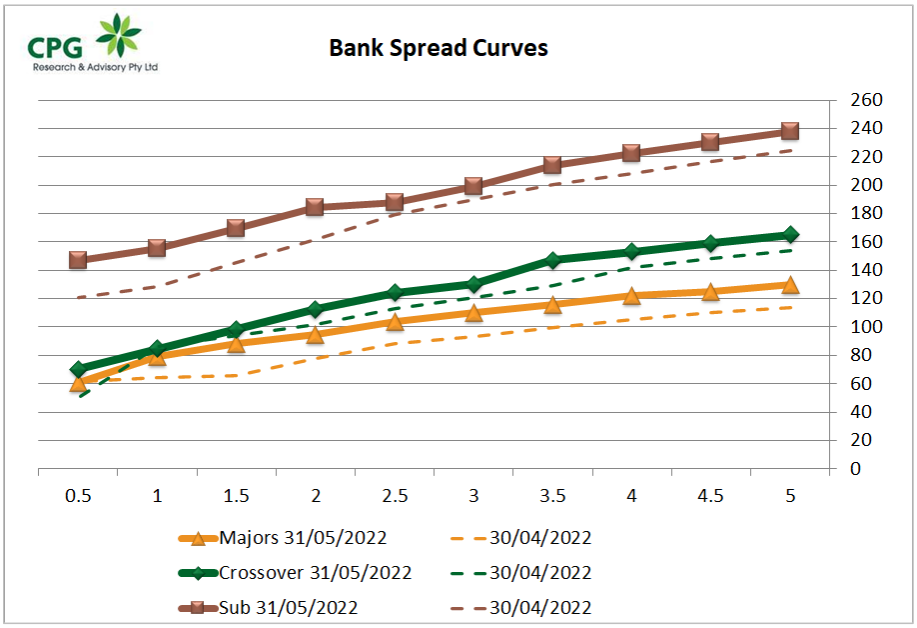
| **Credit Indices** | 31 May 22 | 30 Apr 22 | 31 Dec 19 |
|---|---|---|---|
| *iTraxx Australia 5 Yr CDS* | ***108bp*** | 97bp | *47bp* |
| iTraxx European 5 Yr CDS | **87bp** | 90bp | 44bp |
| CDX IG North American 5 Yr CDS | **79bp** | 84bp | 45bp |
| CDX HY North American 5 Yr CDS | **457bp** | 461bp | 280bp |

Physical high yield **widened** from +397bp in April to +422bp (*BoAMLHY Index, option-adjusted*), having approached +500 at the intra-month peak.

**Bank senior spreads were wider**, leading Australia's credit underperformance – in part, also reflecting more severe bond losses than in USA. **Bank senior is now at levels that would be considered historically cheap outside major recessionary periods – *marked wider than March 2020!***



CL22.270 - Attachment 1




**Global bonds were generally weaker in May, often setting new multi-year wides.** US bonds outperformed, firming to 2.85% (-9bp) on recession fears. **Australian 10-year bonds were more typical, weakening to 3.35% (+11bp) and hitting the 3½% mark after month end as the US weakened again.**

Global stocks stabilised in May. With many economies already contracting amid multiple pressures, markets feel there is a natural limit on the severity of the interest rate cycle.

***We consider FRNs very cheap***. Coupled FRN spreads with an extremely steep short end yield curve for bonds, they are ***likely to substantially exceed the capacity of the RBA to push up Official Rates***.

A series of rate increases (some more than 25bp) are baked in already, and the **June +50bp decision** is not of itself especially instructive given at least one was expected early in the cycle.

In the RBA's announcement:

*Inflation is lower than much of the world, but higher than expected.*

*Highlighting a strong +0.8% quarter may suggest they consider the downside growth scenarios derisked – enabling the larger increase.*

*There were some hints that they remain data dependent and unsure how consumers and the broader economy will react. "Normalisation" (loosely defined last month as 2½%) remained in the wording.*

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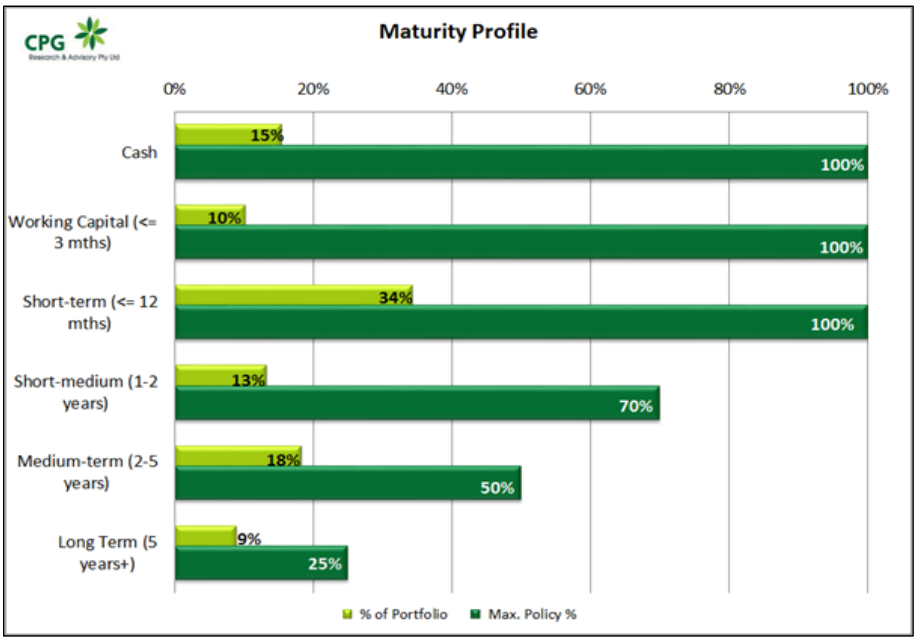
# Council's Portfolio

**The yield curve looks for multiple rates hike through CY22**. The RBA finally **increased rates by 25bp at the May meeting and 50bp in June** as inflation data became insurmountable.

**The portfolio has a 15% of investments available at-call. A further 10% of assets mature within 3 months, with an additional 34%** of assets maturing within 3-12 months. There is a longer-term allocation of 18% in 2-5 years maturity FRNs plus the TCorpIM Long-Term Growth Fund. **With FRN spreads far above pre-COVID levels, fixed rate securities are now good relative value against deposits, with many more highly rated options available.**

**All investments are within the current Minister's Order**, having closed out legacy fund positions at their peak. Council now holds $20m+ in LTGF, coincident with securing loans from TCorp and adopting TCorpIM policy rules.




Council's investments are well spread across maturities and diversified across the highly rated part of the eligible fixed interest universe. **Capacity is effective unconstrained at all durations**.

**Council's portfolio is primarily in deposits (at 53%) along with a substantial liquid portfolio.** Of the FRNs, market liquidity is very strong with demand for all bank securities. A more diverse range of banks have come to market, including a recent covered bond.

**Cash was increased to 17%** (including AMP 31-day Notice Account), surplus to immediate needs.



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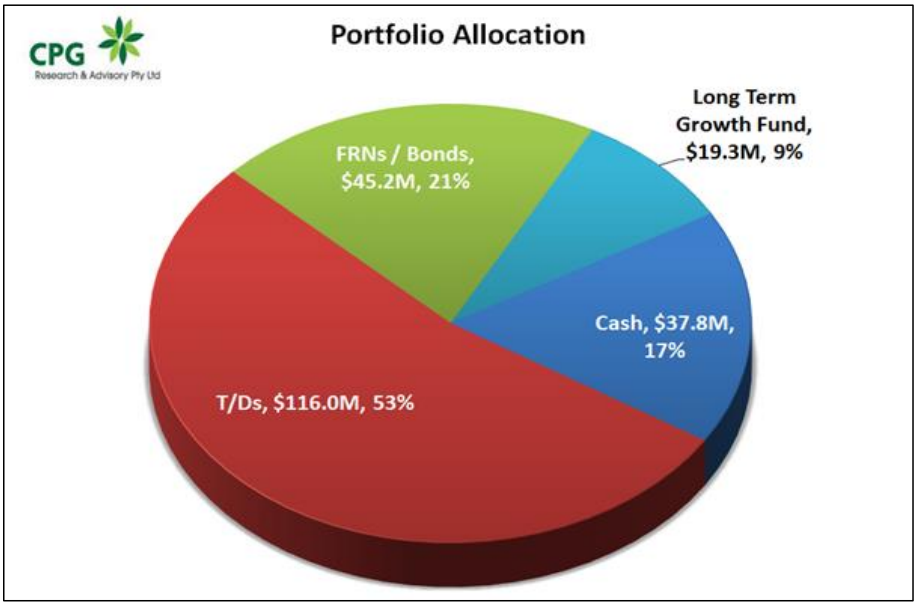
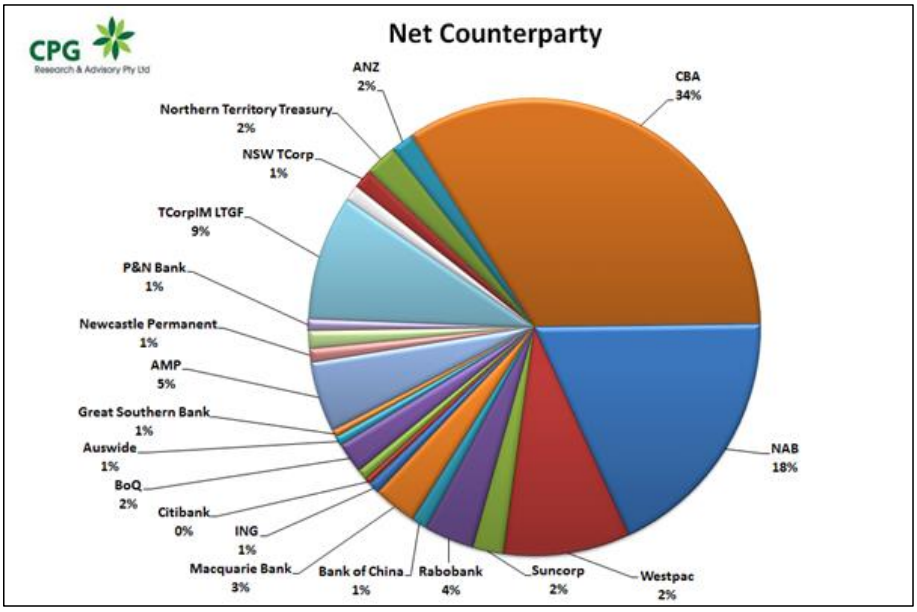



The investment portfolio is well diversified in complying assets across the entire credit spectrum, with **major banks the largest exposures**.



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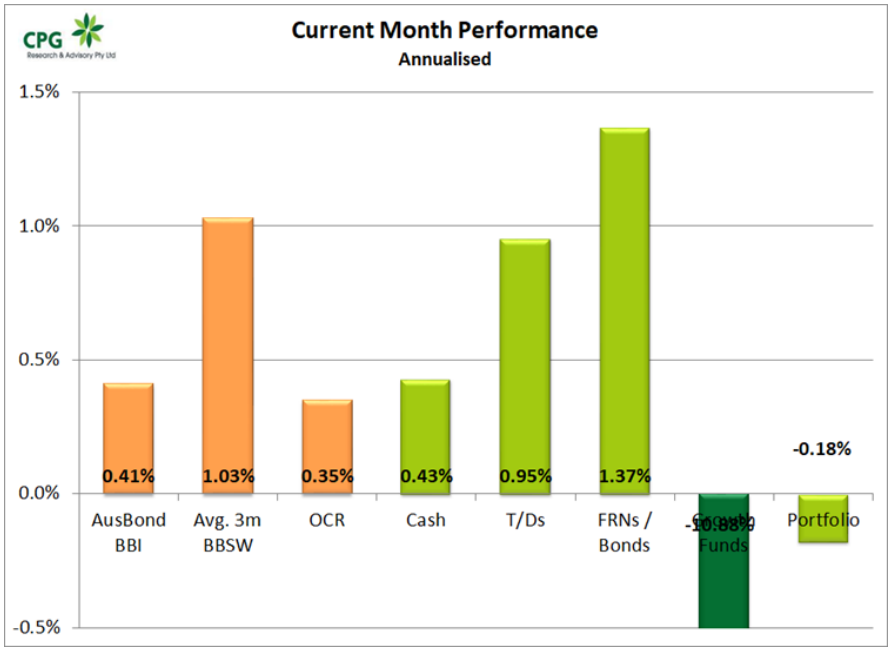
# Returns - Accrual

| Actual | 1 month | 3 months | 6 months | FYTD | 1 year | 2 years | 3 years | 4 years | 5 years |
|---|---|---|---|---|---|---|---|---|---|
| Official Cash Rate | 0.03% | 0.05% | 0.07% | 0.11% | 0.12% | 0.14% | 0.34% | 0.63% | 0.80% |
| Avg. 3m BBSW | 0.09% | 0.13% | 0.15% | 0.16% | 0.16% | 0.11% | 0.35% | 0.74% | 0.95% |
| AusBond Bank Bill Index | 0.03% | 0.02% | 0.04% | 0.05% | 0.05% | 0.06% | 0.36% | 0.77% | 0.97% |
| Council Cash | 0.04% | 0.08% | 0.13% | 0.24% | 0.25% | 0.35% | 0.65% | 1.01% | 1.22% |
| Council T/Ds | 0.08% | 0.22% | 0.51% | 0.99% | 1.10% | 1.40% | 1.77% | 2.13% | 2.36% |
| Council FRNs / Bonds | 0.12% | 0.28% | 0.51% | 1.40% | 1.48% | 1.28% | 1.56% | 1.97% | 2.23% |
| Council Growth Funds | -0.97% | -3.03% | -6.56% | -3.77% | -3.43% | - | - | - | - |
| Council Total Portfolio | -0.02% | -0.09% | -0.23% | 0.45% | 0.57% | 0.96% | 1.36% | 1.75% | 1.98% |

| Annualised | 1 month | 3 months | 6 months | FYTD | 1 year | 2 years | 3 years | 4 years | 5 years |
|---|---|---|---|---|---|---|---|---|---|
| Official Cash Rate | 0.35% | 0.18% | 0.14% | 0.12% | 0.12% | 0.14% | 0.34% | 0.63% | 0.80% |
| Avg. 3m BBSW | 1.03% | 0.53% | 0.30% | 0.17% | 0.16% | 0.11% | 0.35% | 0.74% | 0.95% |
| AusBond Bank Bill Index | 0.41% | 0.09% | 0.07% | 0.05% | 0.05% | 0.06% | 0.36% | 0.77% | 0.97% |
| Council Cash | 0.43% | 0.31% | 0.26% | 0.26% | 0.25% | 0.35% | 0.65% | 1.01% | 1.22% |
| Council T/Ds | 0.95% | 0.89% | 1.03% | 1.07% | 1.10% | 1.40% | 1.77% | 2.13% | 2.36% |
| Council FRNs / Bonds | 1.37% | 1.11% | 1.03% | 1.52% | 1.48% | 1.28% | 1.56% | 1.97% | 2.23% |
| Council Growth Funds | -10.88% | -11.50% | -12.71% | -4.10% | -3.43% | - | - | - | - |
| Council Total Portfolio | -0.18% | -0.36% | -0.46% | 0.49% | 0.57% | 0.96% | 1.36% | 1.75% | 1.98% |

*The Overall portfolio returned -0.18% p.a. for the month of May 2022, dragged down by growth assets.* ***Fixed interest including cash returned a steady +7bp (0.85% p.a.) pre-Growth,*** *exceeding the benchmark AusBond Bank Bill Index (+0.41% p.a.) by* ***+44bp p.a. Monthly results will depend on stockmarket direction as well as rising yields, but the BBI will shortly pass portfolio returns.***

Deposits moved slightly up to ~0.98%. It is now likely that benchmark rates will accelerate upwards in FY23 to meet and pass current returns – FRNs will rise with the benchmark. As always, **we stress that annualised growth numbers have little meaning**, and the actual decline was modest.



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# Credit Quality

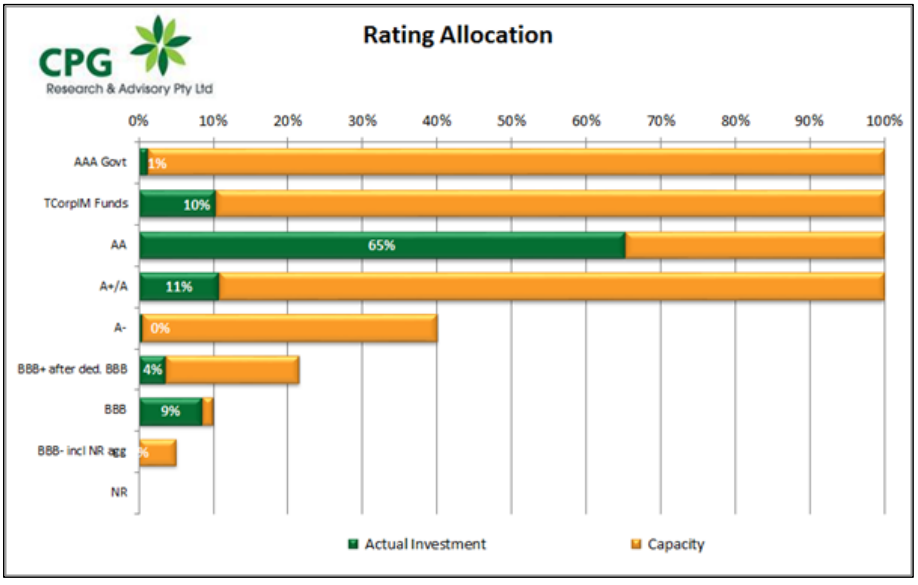
Allocations were very conservative. Further BBB capacity was released after maturities. These now use the TCorp's criteria embedded in the new Investment Policy in order to access concessional loans.

We have tested the portfolio provided against Council's new Investment Policy:

***There is no overweight in any category:***

| Rating Category | Actual | Per C/Party | Aggregate | Actual Investment | Capacity |
|---|---|---|---|---|---|
| AAA Govt | 1% | 100% | 100% | 1% | 99% |
| TCorpIM Funds | 10% | 100% | 100% | 10% | 90% |
| AA | 65% | 100% | 100% | 65% | 35% |
| A+/A | 11% | 30% | 100% | 11% | 89% |
| A- | 0% | 20% | 40% | 0% | 40% |
| BBB+ after ded. BBB | 4% | 10% | 21% | 4% | 18% |
| BBB | 9% | 5% | 10% | 9% | 1% |
| BBB- incl NR agg | 0% | $250,000 | 5% | 0% | 5% |
| NR | 0% | $250,000 | incl in BBB- | | |

***This table reflects the 2021 Policy.*** **BBB capacity is effectively unconstrained for the time being, and new investments can be made at will** – or also funded by the sale of BBB FRNs such as CUA 2023 (now Great Southern Bank).



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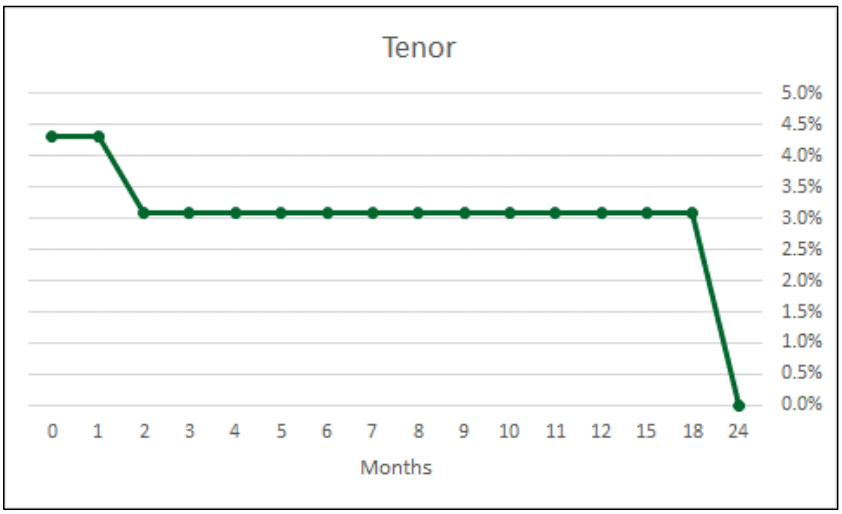
# Tenor

**The new Policy restricted both aggregate amount, and remaining term (tenor).**

**The only area requiring attention are the longer BBB holdings.** TCorp allow BBB-range names, but limit them to 12 months where not BBB+. The initial projection at commencement date followed this path over time:




We note

- **All but around $4m of long-tenor BBB is in FRN form** and currently either short dated saleable – we now recommend the sale of "legacy" assets, on outright investment grounds as the spreads are very tight for short-dated FRNs
- While we recommend sale of the CUA (Great Southern Bank) 2023 (BBB, at the lower-of rating), **it is complying (1-year tenor) asset**. There is no longer an aggregate overweight to BBBs, although there had briefly been some following some ADI downgrades.
- The **long-dated MyState deposit maturing in 2023 is now also below 12-month tenor.**
- Newcastle Permanent 2025 should become saleable, but there is **no compulsion to switch it given a heavy cash balance**.

***TCorp has approved the rapidly declining "legacy" / grandfathered holding.***

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# Other Compliance

We have tested the portfolio provided against Council's current investment policy and report the following:

***All Counterparties comply barring AMP which is fractionally above limit. The fixed interest portfolio is entirely rated. TCorpIM LTGF is the only unrated asset.***

| Counterparties | Exposure $M | FCS | Net | Rating | Policy Limit | Actual | Capacity |
|---|---|---|---|---|---|---|---|
| TCorpIM Cash Fund | $0.00M | $0.00M | $0.00M | AAA | 100% | 0% | $218.33M |
| NSW TCorp | $3.08M | $0.00M | $3.08M | AAA | 100% | 1% | $215.25M |
| Northern Territory Trea | $5.00M | $0.00M | $5.00M | AA- | 100% | 2% | $213.33M |
| Suncorp Cov | $0.00M | $0.00M | $0.00M | AAA | 100% | 0% | $218.33M |
| ANZ | $3.50M | $0.00M | $3.50M | AA- | 100% | 2% | $214.83M |
| CBA | $74.32M | $0.25M | $74.07M | AA- | 100% | 34% | $144.25M |
| NAB | $40.30M | $0.25M | $40.05M | AA- | 100% | 18% | $178.28M |
| Westpac | $20.00M | $0.25M | $19.75M | AA- | 100% | 9% | $198.58M |
| Suncorp | $4.80M | $0.00M | $4.80M | A+ | 100% | 2% | $213.53M |
| Rabobank | $8.00M | $0.25M | $7.75M | A | 100% | 4% | $210.58M |
| Bank of China | $2.50M | $0.00M | $2.50M | A | 100% | 1% | $215.83M |
| Macquarie Bank | $7.00M | $0.25M | $6.75M | A | 100% | 3% | $211.58M |
| ING | $2.00M | $0.25M | $1.75M | A | 100% | 1% | $216.58M |
| Citibank | $1.00M | $0.00M | $1.00M | A- | 20% | 0% | $42.67M |
| Bendigo-Adelaide | $1.65M | $0.00M | $1.65M | BBB+ | 10% | 1% | $20.18M |
| BoQ | $5.00M | $0.25M | $4.75M | BBB+ | 10% | 2% | $17.08M |
| Auswide | $1.50M | $0.00M | $1.50M | BBB+ | 10% | 1% | $20.33M |
| Great Southern Bank | $1.10M | $0.00M | $1.10M | BBB | 5% | 1% | $9.82M |
| AMP | $11.17M | $0.25M | $10.92M | BBB | 5% | 5% | -$0.01M |
| Newcastle Permanent | $2.10M | $0.00M | $2.10M | BBB | 5% | 1% | $8.82M |
| MyState | $3.00M | $0.25M | $2.75M | BBB | 5% | 1% | $8.17M |
| P&N Bank | $2.00M | $0.25M | $1.75M | BBB | 5% | 1% | $9.17M |
| TCorpIM LTGF | $19.30M | $0.00M | $19.30M | NR | 100% | 9% | $199.02M |
| | $218.33M | | $215.83M | | | 99% | |
| C'Wealth Govt | | $2.5M | $2.50M | AAA | 100% | 1% | |
| Total | $218.33M | | $218.33M | | | 100% | |

We have also tested Council's current investment exposure against the lower rated counterparties' net assets as Council's Policy prescribes maximum concentration.

We report the following:

***All counterparties comply with the net assets % threshold for an individual counterparty.***

| Counterparties | Exposure $M | Rating | Max port % | Actual | Net Assets $M | Max allowed % of net assets | Net Exposure | | |
|---|---|---|---|---|---|---|---|---|---|
| Bendigo-Adelaide | $1.65M | BBB+ | 10% | 1% | $6,354 | 2% | 0.026% | 1.97% | Comply |
| BoQ | $5.00M | BBB+ | 10% | 2% | $6,197 | 2% | 0.081% | 1.92% | Comply |
| Auswide | $1.50M | BBB+ | 10% | 1% | $257 | 2% | 0.585% | 1.42% | Comply |
| Great Southern Bank | $1.10M | BBB | 10% | 1% | $1,159 | 2% | 0.095% | 1.91% | Comply |
| AMP | $11.17M | BBB | 10% | 5% | $5,362 | 2% | 0.208% | 1.79% | Comply |
| Newcastle Permanent | $2.10M | BBB | 10% | 1% | $1,034 | 2% | 0.203% | 1.80% | Comply |
| MyState | $3.00M | BBB | 10% | 1% | $415 | 2% | 0.723% | 1.28% | Comply |
| P&N Bank | $2.00M | BBB | 10% | 1% | $461 | 2% | 0.434% | 1.57% | Comply |
| Qbank | $0.00M | BBB- | 10% | 0% | $85 | 2% | 0.000% | 2.00% | Comply |

These are before application of the government insurance scheme (FCS), although the difference is trivial. TCorp's convention is to calculate allocation on a gross basis, and they set their recommended limits accordingly.

Again, any excess is grandfathered by TCorp's loan approvals and will be run off. **The BoQ / ME Bank merger will not affect Council's counterparty exposures, but could bring a rating upgrade to BoQ to A range** given the current Positive Outlook**.**

# Term Deposits

***At month-end, deposits accounted for approximately 53% of the total investment portfolio***. The weighted average duration of the deposit portfolio is ~**0.7 year, or 9 months. This is the shortest for many years – a desirable situation given a soaring yield curve.**

***Patience has been rewarded, with yields rising in both FRNs and deposits throughout FY22, and accelerating in May.***

**The current yield of 0.98%** is now **well below comparable term** rates currently available – ***all new investments will be highly accretive***. Market deposit rates rose quickly again, and higher rated had a brief period of very high spreads. ***The gap between A-rated and lower deposits is very variable – ING is providing exceptional rates in April, above even unrated ADIs but at time of writing it is the BBB range BoQ again leading.***

With high grade specials ended, ***we anticipate generally higher margins from bonds and FRNs*** with protection against more rapid Official Rate increases than expected for interest rate sceptics. While a high promotional deposit rate can be withdrawn at will, it takes much longer to materially rerate FRN margins.

We note (typically short-dated) broker specials for deposits around short-term investment requirements are advised in the T/D daily rate sheet regularly. Relevant portfolio data follows:

***Term Deposit Statistics***

| | |
|---|---|
| Percentage of total portfolio | 53% |
| Weighted Average Yield | 0.98% |
| Weighted Average Duration | 0.7 yrs |

***Credit Quality of Deposits***

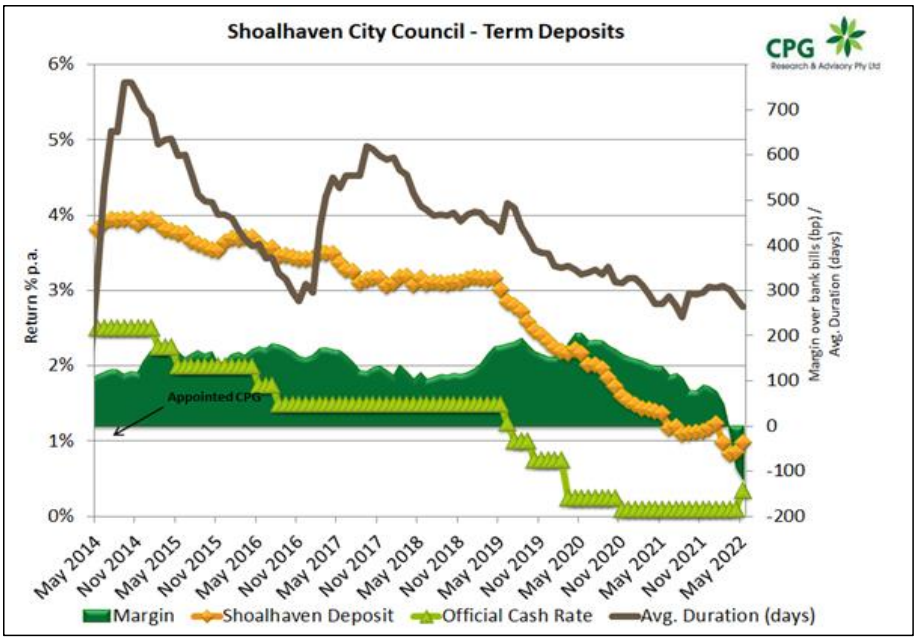
| | |
|---|---|
| AAA^ | 0% |
| AA | 78% |
| A | 8% |
| BBB | 15% |
| Unrated ADI | 0% |
| **Total** | **100%** |

^ *Calculation excludes the Financial Claims Scheme (FCS)*



CL22.270 - Attachment 1

We refer to the detailed analysis in our May ***Fixed Interest Analytics***. *We also revisit some prior analysis*. Duration has since been relatively static just under the 1-year area. **Deposit margins have consistently exceeded 100bp since early 2019**, and widened again in April. However, they contracted in May as the benchmark picked faster than Council's weighted average rates.




***<u>The 2021 Policy will restrict longer deposits in future</u>*, pushing the portfolio towards higher rated bonds – a sector not used at all during historically low interest rates.**

***<u>Council has directed some new investments to FRNs in 2022</u>***, participating directly in future interest rate movements. **FRNs had been a "low start" asset** – interest rates are currently low. However, even before the 50bp June rate hike, **FRNs had become the higher yielding asset**.

By contrast, T/Ds and bonds have greater risk of being under benchmark for a period at the end of life, and in general any from the zero-rate policy era will now be below benchmark for the remainder of their investment terms.

***We note that term had run off significantly by 2022, from around 2 years to well under 1 year.***



CL22.270 - Attachment 1

# Credit: FRNs & Fixed Bonds

***Senior major FRN spreads soared to as high as +110 for majors and +150bp for lower-rated FRNs – the same margins apply to bonds above the swap curve. We prefer securities on a relative spread basis* compared to deposits. *We think they are historically very attractive, with spreads far above pre-COVID levels.***

Investors can target +200 or more with moderate credit quality (outside Council's current Policy) – more like +150bp in high grade securities permitted by the Policy. This contrasts with A or AA T/D spreads that have at times fallen into the teens and are currently in the +40s at time of writing. While higher returns **would require sales and rollovers**, **even a buy-and-hold approach would benefit from bonds**. *Even with a prohibition on lower ratings, securities dominate potential returns.*

We note further **new issues indicated in the +80s for AAA covered FRNs and bonds, +100s for longer even at the highest grades.**

Long bonds weakened dramatically in CY22. 10-year bonds **regained the 3½% level after month end.** This is a capital loss *well into in the teens* since the 1.6% recent lows – ***bonds are a high volatility asset***. Avoiding NSWTC's "Sustainability Bond" has avoided massive losses.

The global inflation outlook continues to trend towards more persistently high numbers and a broader range of countries caught – **that has driven dramatic derating of bonds**. With the recent spike in commodity prices, and particularly energy, the second round of inflation has seen inflation hitting new highs since the Ukraine War began. The issue for central banks is whether this drives a third round through wages and inflation expectations.

We refer to the detailed analysis in our May ***Fixed Interest Analytics***.

The highest returns from fixed interest in the Minister's Order are likely to be from new **bonds outside the major banks.** ***Lower rated assets effectively prohibited by TCorp's duration limits.*** An upgrade of BoQ to A- post merger with ME Bank is possible, and may help broaden the accessible universe slightly as well as creating BBB+ capacity.

***Foreign institutions, covered bonds and A-rated bonds will be the major directions compelled by the TCorp rules*.**

The CUA 2023 (now Great Southern Bank) is an obvious choice to immediately reduce BBB counterparty exposure, and **selling the Auswide 2023 also has Policy benefits**.

The spread between AA and the larger BBB names is back to pre-GFC levels, widening to +40bp at the long end. It is above +20bp for even shorter dated securities, ***which is again reasonable***. This provides the ***opportunity to also sell benchmark second tier issuers and switch them to new issues***. Smaller ADIs will tend to trade considerably wider than benchmark issues.



CL22.270 - Attachment 1

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30th YEARS ANNIVERSARY

# TCorpIM L/T Growth Fund

***Council invested $20m in the Long-term Growth Fund in June 2021.***

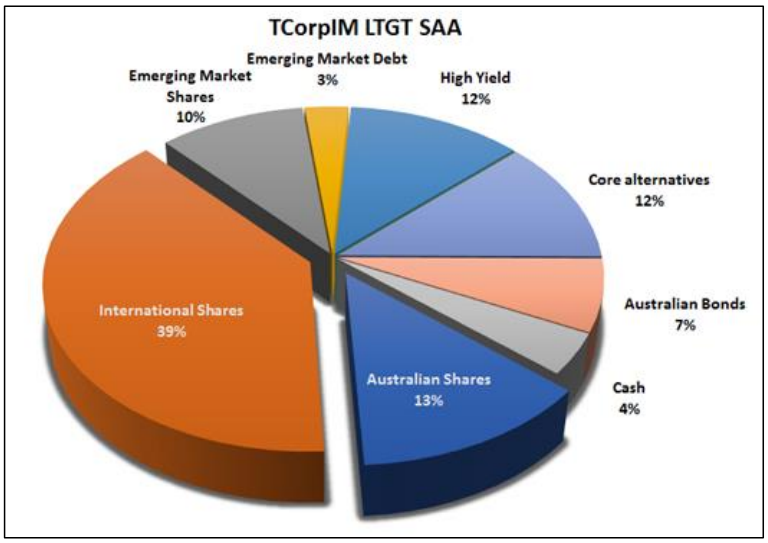
**The TCorpIM Long-Term Growth Fund lost -0.97% net actual in May**. A higher $A in the month (+1.7%) is unhelpful for absolute and relative performance, as was a tilt to emerging markets. Most global markets stabilised despite recession fears.

TCorpIM's lower equity allocation also helps relative outperformance against the true 70/30 peers in a falling market, although Australia was the major detractor. We estimate the **median 70/30 fund returned -1.4%, below the TCorpIM LTGF in May which is a satisfactory result in these conditions.**

***2022 has opened with a number of escalating risks, all manifesting at once.*** **Inflation** is very high, and still rising – Europe has been especially hard hit by energy prices and shortages. Base metals are soaring. This is **driving central banks to raise interest rates**, or at least guide imminent tightening. **Russia's war** could conceivably draw in other countries. **US growth** had already been slowing dramatically from the supply chain failures, before the latest commodity shock, and contracted around -0.3% in Q1.

Also hurting balance funds was the **severe weakness in bonds**, which exacerbated ASX losses.

The strategic asset allocation is as follows:




**The US Dow Jones and S&P500 were almost flat at +0.3% and +0.2% but the NASDAQ fell -1.9%.** MSCI World ex-AUS returned -0.2% in local terms. Emerging Markets added +0.4% in $US, with Latin America and China A strong.

***GDPNow*'s latest estimate of Q2 growth is 1.3%, down from 1.6%.**

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# Fixed Interest Outlook

*The RBA is expected to chase the yield curve, having started way too late. Very rapid increases are expected early in the cycle. As bonds continue with 2022's disastrous losses, investors are starting to turn their attention from horror inflation data to consider how far central banks can go before they run out of resolve.*

**Globally, most currencies saw bonds weaken further although USA and Russia outperformed.** Bond investors appear to welcome more aggressive central banks, expecting that more aggressive tightening early is the optimum strategy.

The Australian long bond **reached 3½% for the first time since mid-2014**, with US bond a whisker from its a decade high yield of 3.24% before recovering to sub-3% at month end. That has seen Australia-US spreads continue to widen:

2018 to 2020, Australian bonds typically traded inside US. Conversely, **it traded way wider during commodity booms** immediately before and after the GFC – **as wide as +250bp**. ***So it is too early to declare Australian bonds overly cheap.***

Credit spreads widened, aggravating the losses for Australian bondholders. ***3-year bonds are estimated at +110bp for majors; +130bp for the larger BBB+ banks.*** Adding a 3-year swap of 3.4%, that's 4½% to 4¾% for a 3-year investment. After allowing for the time to ramp-up from under ½%, it is difficult to see how the benchmark rate could average this high. At 5 years, bank paper would go into the 5's. ***This is a great yield if inflation eventually normalises or central banks abandon inflation in the face of recessions.***



CL22.270 - Attachment 1

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# Portfolio Listing

| Shoalhaven City Council as at 31/05/2022 | | | | | | |
|---|---|---|---|---|---|---|
| Authorised Deposit-Taking Institution (ADI) | ST Rating | Security Type | Principal/ Current MF Value | Term | Interest Rate | Maturity Date |
| Commonwealth Bank Australia | A-1+ | TD | $2,000,000.00 | 285 | 0.37% | 6-Jun-22 |
| Commonwealth Bank Australia | A-1+ | TD | $4,000,000.00 | 306 | 0.38% | 27-Jun-22 |
| Commonwealth Bank Australia | A-1+ | TD | $4,000,000.00 | 315 | 0.40% | 6-Jul-22 |
| Commonwealth Bank Australia | A-1+ | TD | $4,000,000.00 | 322 | 0.40% | 13-Jul-22 |
| Westpac Bank | A-1+ | TD | $2,000,000.00 | 1826 | 2.83% | 24-Aug-22 |
| Westpac Bank | A-1+ | TD | $2,000,000.00 | 1826 | 3.00% | 24-Aug-22 |
| Rabobank | A-1 | TD | $2,000,000.00 | 1826 | 3.39% | 13-Sep-22 |
| Police and Nurses Bank | A-2 | TD | $2,000,000.00 | 1836 | 3.51% | 28-Sep-22 |
| Macquarie Bank | A-1+ | TD | $1,000,000.00 | 266 | 0.40% | 5-Oct-22 |
| Commonwealth Bank Australia | A-1+ | TD | $3,000,000.00 | 384 | 0.38% | 12-Oct-22 |
| National Australia Bank | A-1+ | TD | $3,000,000.00 | 272 | 0.65% | 18-Oct-22 |
| Commonwealth Bank Australia | A-1+ | TD | $7,500,000.00 | 430 | 0.43% | 10-Nov-22 |
| AMP Bank | A-2 | TD | $2,500,000.00 | 365 | 1.20% | 16-Nov-22 |
| National Australia Bank | A-1+ | TD | $2,000,000.00 | 333 | 0.70% | 5-Dec-22 |
| Commonwealth Bank Australia | A-1+ | TD | $5,000,000.00 | 372 | 0.57% | 7-Dec-22 |
| ING Bank (Australia) Ltd | A-1 | TD | $2,000,000.00 | 365 | 0.60% | 14-Dec-22 |
| National Australia Bank | A-1+ | TD | $2,000,000.00 | 384 | 0.58% | 14-Dec-22 |
| Commonwealth Bank Australia | A-1+ | TD | $7,500,000.00 | 120 | 0.45% | 14-Dec-22 |
| National Australia Bank | A-1+ | TD | $3,000,000.00 | 302 | 0.85% | 4-Jan-23 |
| AMP Bank | A-2 | TD | $2,500,000.00 | 395 | 1.30% | 16-Jan-23 |
| AMP Bank | A-2 | TD | $2,000,000.00 | 365 | 1.30% | 20-Jan-23 |
| Bank of Qld | A-2 | TD | $5,000,000.00 | 1827 | 0.92% | 21-Feb-23 |
| Westpac Bank | A-1+ | TD | $5,000,000.00 | 1826 | 0.94% | 22-Feb-23 |
| National Australia Bank | A-1+ | TD | $3,000,000.00 | 400 | 1.00% | 12-Apr-23 |
| MyState | A-2 | TD | $3,000,000.00 | 730 | 0.56% | 4-May-23 |
| Commonwealth Bank Australia | A-1+ | TD | $4,000,000.00 | 365 | 3.02% | 11-May-23 |
| National Australia Bank | A-1+ | TD | $3,000,000.00 | 730 | 0.60% | 31-May-23 |
| National Australia Bank | A-1+ | TD | $3,000,000.00 | 735 | 0.55% | 15-Jun-23 |
| National Australia Bank | A-1+ | TD | $3,000,000.00 | 729 | 0.65% | 21-Jun-23 |
| National Australia Bank | A-1+ | TD | $3,000,000.00 | 767 | 0.57% | 17-Jul-23 |
| Rabobank | A-1 | TD | $2,000,000.00 | 1828 | 3.40% | 23-Aug-23 |
| National Australia Bank | A-1+ | TD | $3,000,000.00 | 827 | 0.60% | 15-Sep-23 |
| National Australia Bank | A-1+ | TD | $4,000,000.00 | 759 | 0.65% | 16-Oct-23 |
| Westpac Bank | A-1+ | TD | $4,000,000.00 | 827 | 0.55% | 12-Dec-23 |
| Rabobank | A-1 | TD | $2,000,000.00 | 1826 | 3.13% | 21-Feb-24 |
| Westpac Bank | A-1+ | TD | $4,000,000.00 | 1827 | 2.21% | 19-Jun-24 |
| **Total Term Deposits** | | | **$116,000,000.00** | | | |

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| Authorised Deposit-Taking Institution (ADI) | ST Rating | Security Type | Principal/ Current MF Value | Term | Interest Rate | Maturity Date |
|---|---|---|---|---|---|---|
| Credit Union Australia | A-2 | FRN | $1,100,000.00 | 1096 | 2.28% | 21-Feb-23 |
| Westpac Bank | A-1+ | FRN | $2,000,000.00 | 1826 | 0.97% | 6-Mar-23 |
| Auswide Bank | A-2 | FRN | $1,500,000.00 | 1095 | 1.21% | 17-Mar-23 |
| National Australia Bank | A-1+ | FRN | $2,300,000.00 | 1826 | 2.13% | 26-Feb-24 |
| Bank of China | A-2 | FRN | $2,500,000.00 | 1096 | 1.28% | 28-Apr-24 |
| National Australia Bank | A-1+ | FRN | $2,000,000.00 | 1827 | 1.10% | 19-Jun-24 |
| Westpac Bank | A-1+ | FRN | $1,000,000.00 | 1919 | 1.90% | 16-Aug-24 |
| ANZ | A-1+ | FRN | $3,500,000.00 | 1827 | 1.94% | 29-Aug-24 |
| Citibank | A-1 | FRN | $1,000,000.00 | 1827 | 1.88% | 14-Nov-24 |
| Northern Territory Treasury Bond | A-1+ | Fixed Rate | $3,000,000.00 | 1206 | 1.00% | 15-Dec-24 |
| Newcastle Permanent Building Society | A-2 | FRN | $2,100,000.00 | 1827 | 1.97% | 4-Feb-25 |
| Macquarie Bank | A-1 | FRN | $2,000,000.00 | 1827 | 2.03% | 12-Feb-25 |
| Bendigo Bank | A-2 | FRN | $1,650,000.00 | 1096 | 1.14% | 17-Mar-25 |
| Macquarie Bank | A-1 | FRN | $4,000,000.00 | 1827 | 0.63% | 9-Dec-25 |
| Northern Territory Treasury Bond | A-1+ | Fixed Rate | $2,000,000.00 | 1571 | 1.20% | 15-Dec-25 |
| Suncorp Metway Ltd Bank | A-1 | FRN | $2,100,000.00 | 1826 | 2.04% | 24-Feb-26 |
| CBA | A-1+ | FRN | $2,750,000.00 | 1826 | 1.03% | 14-Jan-27 |
| Suncorp Metway Ltd Bank | A-1 | FRN | $2,700,000.00 | 1826 | 1.31% | 25-Jan-27 |
| Rabobank | A-1 | FRN | $2,000,000.00 | 1826 | 1.26% | 27-Jan-27 |
| National Australia Bank | A-1+ | FRN | $4,000,000.00 | 1827 | 0.80% | 25-Feb-27 |
| **Total Senior Securities** | | | **$45,200,000.00** | | | |
| | | | **$161,200,000.00** | | | |
| | | | | | | |
| **Shoalhaven City Council as at 31/05/2022** | | | | | | |
| **Grandfathered** | **ST Rating** | **SecurityType** | **Current Valuation** | | | **Maturity Date** |
| TCorpIM Long Term Growth Fund | NR | MF | $19,302,016.94 | | | T+2 |
| | | | **$19,302,016.94** | | | |
| | | | | | | |
| **Product** | **ST Rating** | **SecurityType** | **Current Valuation** | | | **Maturity Date** |
| AMP At Call | A-2 | Cash | $688.61 | | 0.60% | At-Call |
| AMP Notice Account | A-2 | Cash | $4,172,252.05 | | 0.90% | 31 Days |
| State Insurance Regulatory Authority | | Cash | $3,077,000.00 | | | At-Call |
| CBA Operating Account | A-1+ | Cash | $15,372,095.17 | | 0.35% | At-Call |
| CBA Business Online Saver | A-1+ | Cash | $15,202,610.09 | | 0.45% | At-Call |
| | | | **$37,824,645.92** | | | |
| | | | | | | |
| **Total Investment Portfolio** | | | **$218,326,662.86** | | | |

# Disclaimer

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All information and recommendations expressed herein constitute judgements as of the date of this report and may change without notice. Staff and associates may hold positions in the investments discussed, and these could change without notice.

# DE19.11 Proponent Initiated Planning Proposal - Lot 5 DP 1225356, Sealark Road, Callala Bay

**HPERM Ref:** D19/32152

**Group:** Planning Environment & Development Group
**Section:** Strategic Planning

**Attachments:** 1. Proponent's PP - Sealark Road (under separate cover)
2. OEH Referral - Sealark Rd PP

**Purpose / Summary**

Present a proponent-initiated Planning Proposal (PP) that has been received to rezone land at Lot 5 DP 1225356, Sealark Road, Callala Bay for consideration and to obtain direction in this regard.

**Recommendation (Item to be determined under delegated authority)**

That Council:

1. Not proceed with a Planning Proposal to rezone Lot 5 DP 1225356, Sealark Road, Callala Bay to a mix of residential, recreation and environmental zones.
2. Advise the proponent and submitters of this decision.
3. Advise the proponent of the opportunity to make a submission during the upcoming public exhibition of the Shoalhaven Growth Management Strategy.

**Options**

1. Not proceed with the PP.

   Implications: This is the recommended option and would maintain the existing environment protection zoning. The proponent would however have the ability to request a review of this decision by the Regional Planning Panel.

2. Proceed with the PP as submitted.

   Implications: The proponents PP would be submitted for Gateway determination. Depending on the outcome of this the PP may or may not proceed.

3. Proceed with an amended version of the PP.

   Implications: It has been concluded that this PP is fundamentally inconsistent with the current strategic planning for Callala Bay. No amendments have been identified that would address this inconsistency. If an amended PP were to be considered, advice could then be provided based on the particular amendments proposed.

**Background**

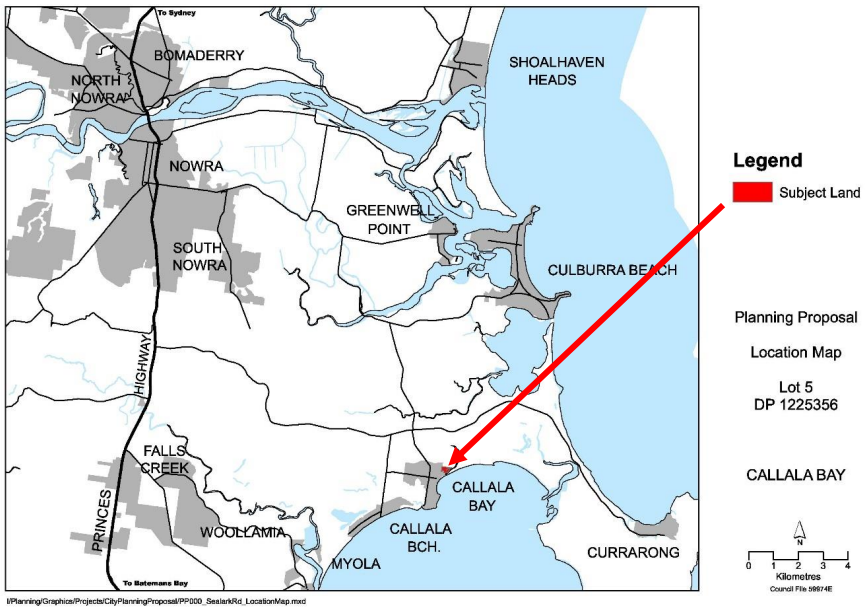
The Subject Land

The subject land (Lot 5 DP 1225363) is located on Sealark Road on the eastern edge of Callala Bay. The subject land adjoins Jervis Bay National Park to the north and northeast,

CL22.272 - Attachment 1

Wowley Creek to the east, Monarch Place and a Council foreshore reserve to the south and Sealark Road to the west. The site is currently undeveloped.

Maps showing the subject land and its location are provided below:




**Subject Land – Location**

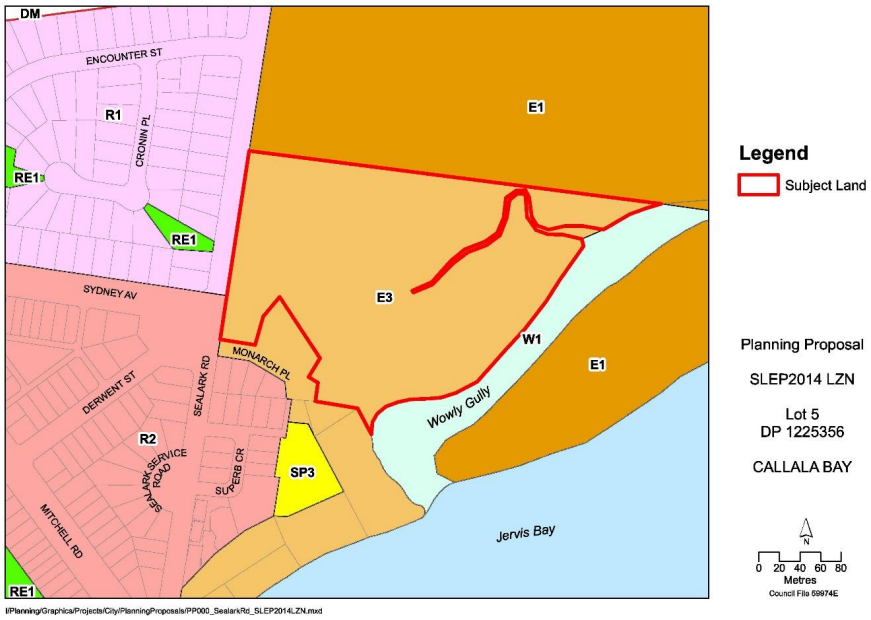
CL22.272 - Attachment 1

**Aerial Photograph Showing Subject Land - Lot 15 DP 1125356**

Shoalhaven Local Environmental Plan (LEP) 2014

The subject land was previously zoned Environment Protection 7(f3)(foreshores protection) through the Rural Plan Amendments to the Shoalhaven LEP1985 that were gazetted in 1999. The land is currently zoned E3 Environmental Management under Shoalhaven LEP 2014, as shown on the map below.

CL22.272 - Attachment 1




**Shoalhaven LEP 2014 Land Zoning Map Showing Subject Land**

The zoning of the subject land was specifically considered during the preparation of the Shoalhaven LEP2014. As part of the exhibition process for the draft LEP a rezoning submission was received that sought to rezone the previous land parcel (Lot 15) that contained the subject land to enable residential development.

Council initially supported the overall requested rezoning; however, it was ultimately resolved that the part of the then property (Lot 15) south of Monarch Place would be rezoned to R2 (this was considered minor infill development at the time) and Council also resolved:

> *that in regard to Part of Lot 15 DP 1002772, Sealark Road, Callala Bay (north of Monarch Place), Council:*
>
> *a) Progress to exhibition of draft SLEP 2013 with the E3 zoning as required in the S65 certificate; and*
>
> *b) 'Express support for the landowner lodging a Planning Proposal (at the proponent's cost and subject to appropriate environmental studies/strategic justification) following the commencement of SLEP 2013, should the landowner wish to pursue this matter."*

As such under the final Shoalhaven LEP 2014, the previous Lot 15 was zoned E3 north of Monarch Place and R2 south of Monarch Place. The area south of Monarch Place has subsequently been subdivided into four (4) residential lots.

In regard to part (b) of the above resolution, whilst Council previously expressed support for a possible PP, this does not fetter the requirement to appropriately consider it if received and then support it.

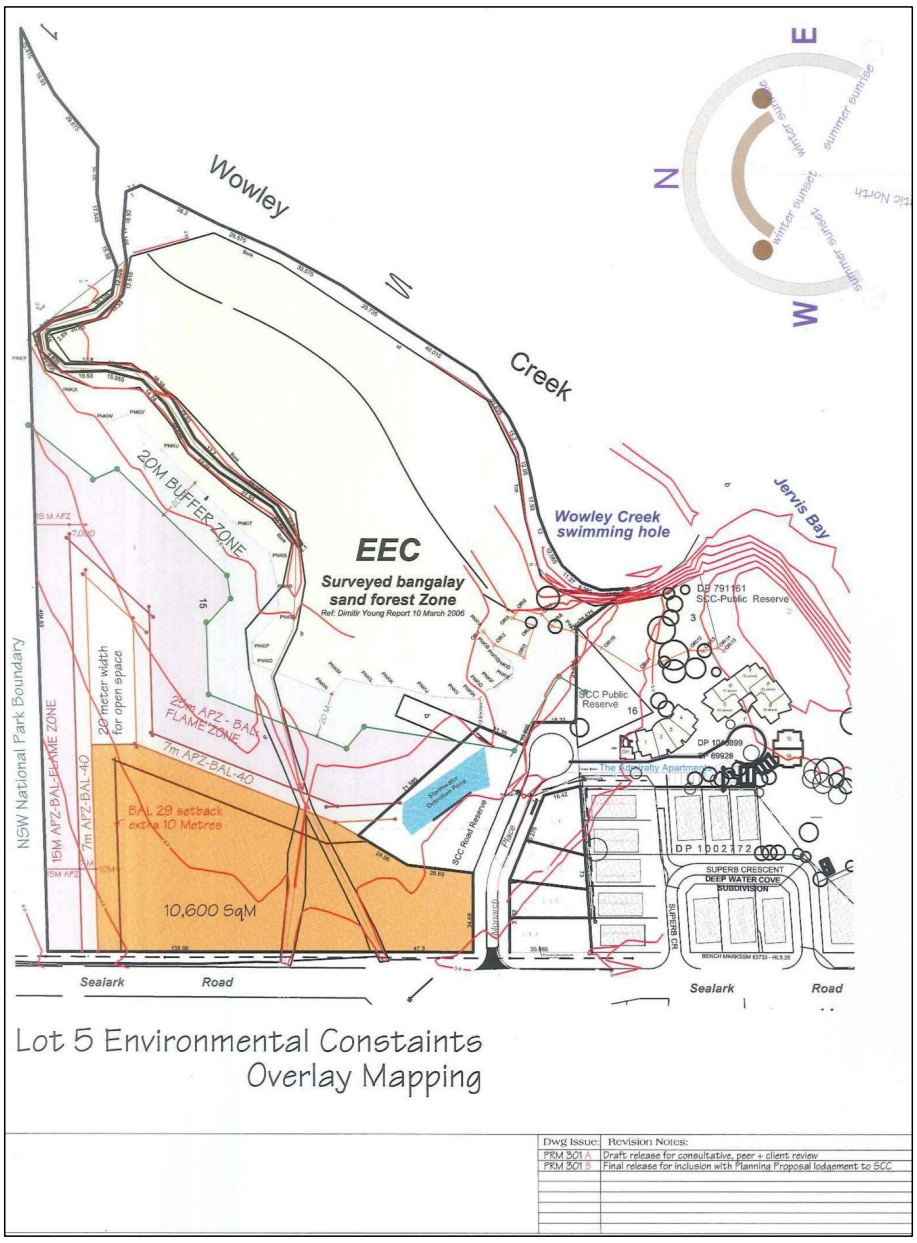
The Proponent's PP

The proponent's PP request was received on 2 January 2019 from PRM Architects (on behalf of the owners, Hare Bay Consortia) and seeks to amend Shoalhaven LEP 2014 to rezone the land from E3 Environmental Management to a mix of residential, recreation and environmental zones. The proposed mix of land use zones is summarised in the table below:

| Proposed Zone | Area | Percent of the land | Description |
|---|---|---|---|
| R2 Low Density Residential or R3 Medium Density Residential | 1 ha | 16% | Area of land along the western edge of the subject land. Its width varies from 35 to 90m. |
| RE1 Public Recreation or RE2 Private Recreation | 1.4 ha | 25% | An area of land that buffers the proposed residential zone. Contains most of the asset protection zones needed for the proposed residential zone and a nominated recreation area of approximately 2000 $m^2$. |
| E3 Environmental Conservation | 3.6 ha | 59% | The balance of the site including the land fronting on to Wowley Creek. |

The proponent's submission (**Attachment 1**) includes a draft PP and a map of their proposed development areas, which is provided below:

CL22.272 - Attachment 1




**Proponent's Development Layout**

The proponent's submitted PP package also includes a number of detailed supporting reports (flora/fauna, bushfire, Green and Golden Bell Frog) dated 2005 and other supporting material. These can be viewed on Council's website at:

https://shoalhaven.nsw.gov.au/Planning-amp-Building/Strategic-planning/Planning-Proposals

The proposal that has been received would extend the urban residential footprint of Callala Bay in in this location and depending on the zone and lot size chosen, it could yield between 10 and 30 additional dwellings.

It is noted that prior to the lodgement of this PP a range of discussions were held in recent years going back to 2013 with consultants working for the owners; however, a formal pre-lodgement meeting consistent with Council's adopted PP Guidelines (Nov 2018) was not requested or held prior to the recent lodgement of the PP.

Preliminary Planning Assessment

The following is an overview of strategic planning documents that are relevant to this proposal.

- *Illawarra-Shoalhaven Regional Plan*

The Illawarra-Shoalhaven Regional Plan (ISRP) was released by the NSW Government in late 2015. Its provisions regarding new urban residential releases are contained in part 2 of the plan. It states:

> *"No new release areas are required for … Shoalhaven beyond those already identified under the … Shoalhaven Growth Management Strategy."*

For a PP proposing to create a new urban residential zone to be consistent with this plan it must be demonstrated that the land is *identified* under the GMS. The current GMS adopts the Jervis Bay Settlement Strategy (JBSS) and identifies only one investigation area for new urban residential development at Callala Bay. The GMS states:

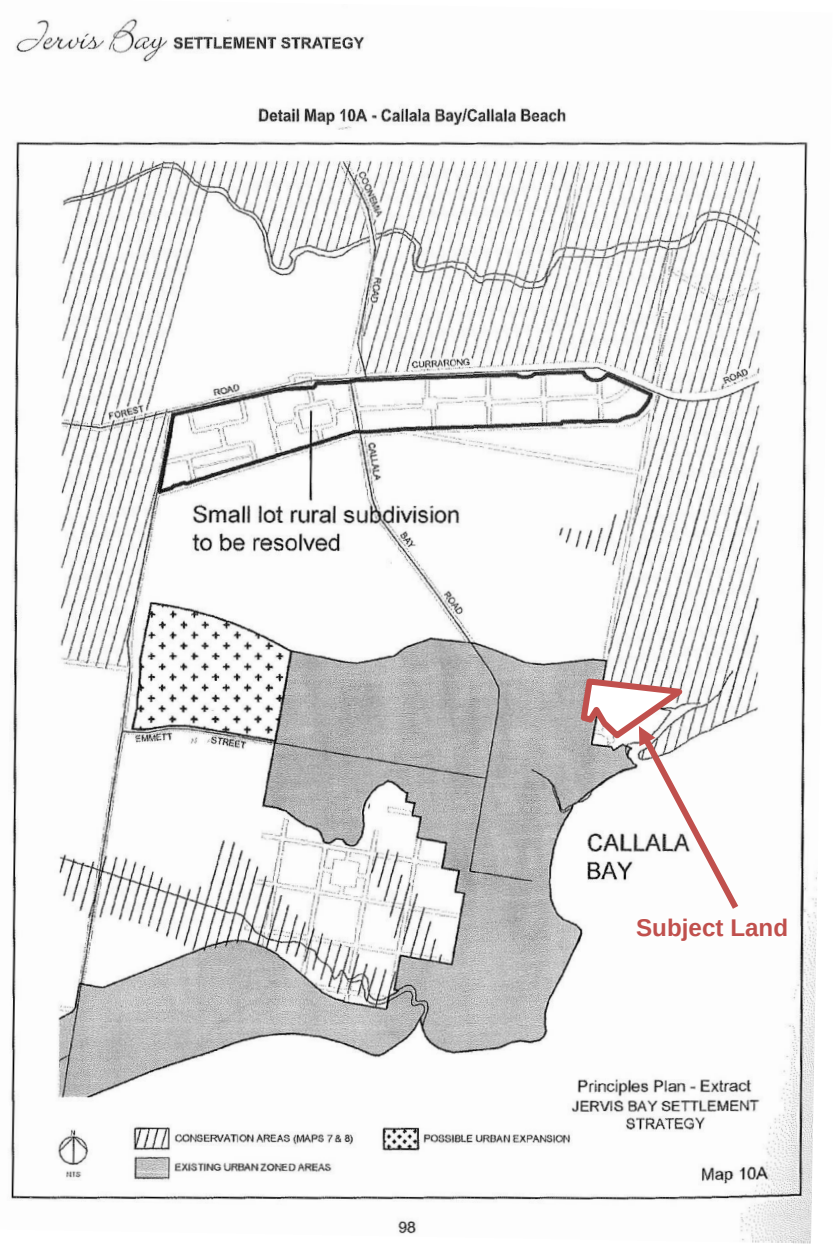
> *"Callala Bay – investigate possible expansion to the west and resolve the existing small lot rural subdivision in association with any rezoning."*

The area identified in GMS is currently being investigated and considered in detail through the Halloran PP process.

The subject land is on the eastern side of Callala Bay and is not *identified* as a growth area in the JBSS/GMS. Thus, any rezoning of the subject land for urban residential purposes at this point would be inconsistent with the ISRP on this basis.

- *Jervis Bay Settlement Strategy (JBSS) and Shoalhaven Growth Management Strategy (GMS)*

The subject land is within the area covered by the JBSS. The relevant extract from the JBSS mapping for Callala Bay/Callala Beach is provided below, with the subject land identified:




**Extract - Jervis Bay Settlement Strategy - Principles Plan**

The proponent has attempted to justify the proposal in the context of the JBSS. Their argument can be summarised into the following points:

1. The JBSS is silent in relation to this site because it is 'white' on the Principles Plan.

2. The JBSS contains a strategic principle that more urban expansion should be sought for Callala Bay.
3. The site has desirable characteristics for a new release area as identified by the JBSS.
4. The JBSS has an imperative for land to be released quickly for Culburra Beach and Council has failed to achieve this with the identified investigation area in that location.
5. Investigative work (bushfire, flora and fauna, etc) has already been undertaken for this land.

On review, these arguments are not supported as outlined below:

1. The JBSS is not silent

The proponent has correctly stated that the JBSS has not identified the land as a priority for environmental conservation or any other use. On this basis, they argue, the land can be considered for urban residential expansion because it is not prohibited or excluded by the JBSS.

To support their case, the proponent has provided email correspondence (dated 9 May 2013) from an officer in the NSW Department of Planning and Environment (DP&E) which states:

> *"The potential rezoning of the land is not 'prohibited' or expressly denied by the Jervis Bay Regional Strategy. Accordingly, I see the next relevant step being the landowner/proponent lodge a planning proposal with the Council for the rezoning of the land. I see no obstacle in progressing along this process."*

The problem with this approach is it assumes that the JBSS contains provisions that prohibit or exclude land from being considered for rezoning. The JBSS does not have this function. The exclusion of land from rezoning is achieved by a set of directions from the NSW Minister for Planning under Section 9.1 of the Act. The current Ministerial directions that would exclude this land from rezoning at this point are:

- 2.1 Environmental Protection Zones (dated 14 April 2016)
- 5.10 Implementation of Regional Plans (dated 14 April 2016)

These provisions have closed the gap in the previous strategic planning framework so that strategic plans like the JBSS can function properly. These plans identify land to be specifically investigated for release, they do not work through prohibition. It is also noted that the JBSS and GMS were both endorsed by the NSW Government and a PP can be inconsistent with Direction 2.1 if it is justified by a Strategy or is minor.

This position is also consistent with the ISRP (2015) which is based on a GMS or similar *identifying* land for potential release rather than land to be prohibited.

Thus, at present there is no strategic basis for this PP.

2. The JBSS does not seek more land for release at Callala Bay

The proponent's PP document relies heavily on the following paragraph of the JBSS:

> *"The lack of available developable land in the Callala Bay area would suggest that early action should be taken to determine the capability of the locality to support further urban development."*

The proponent contends that this paragraph highlights a deficiency of land for urban residential development in Callala Bay ("*the lack of available developable land"*) and that there is an urgent need for this to be addressed (*"early action should be taken"*). However, this interpretation of the paragraph is erroneous for a number of reasons.

Firstly, it assumes that the *"lack of developable land"* refers to a problem. The JBSS identifies a number of settlements with a little or no developable land including Huskisson,

Myola, Tomerong and Sanctuary Point. There is no underlying assumption in the JBSS that every settlement in the region must have an expanding urban footprint. The reference to a limited supply of land for further urban development at Callala Bay is not necessarily a statement of a problem that needs to be solved and that encourages proponent PPs.

Secondly, it assumes that the phrase *"early action"* means that action needs to be taken promptly. This is not the most natural or appropriate reading of this phrase in its context. Rather, the phrase is referring to preliminary or high-level action. The JBSS is saying that a preliminary assessment needs to be taken of the Callala Bay area to see if urban expansion should be part of the development mix for this area in the longer term. It may be, for example, that after the existing investigation area is developed, the footprint of Callala Bay will not expand any further.

Thirdly, it assumes that the JBSS is only concerned with the release of new urban areas. The JBSS also contains provisions relating to infill and urban renewal with the view of the existing settlements providing more housing stock without having a larger urban footprint. The interpretation provided by the proponent has not given adequate regard to the potential for the long-term planning for Callala Bay to take this approach.

3. The merit considerations for release areas do not apply to this site

The JBSS provides a range of considerations when rezoning land. The Proponent's PP applies these to the subject land and suggests that it has some desirability within this framework. The difficulty with this approach is it assumes that all land, particularly land that is not specifically mapped (shown as 'white' on the maps) within the JBSS region is a potential investigation area for urban release. It fails to recognise that the JBSS does identify land for investigation. The various criteria do not apply to the subject land because the JBSS did not specifically identify it as a site for future urban expansion.

4. There is no imperative for the prompt release of land at Callala Bay

As outlined at Point 2, there is no imperative in the JBSS to promptly release land for urban development at Callala Bay. The phrase *"early action"* refers to preliminary and high-level assessment, not quick land release.

5. The Proponent's investigations are out-dated and will need to be redone

The Proponent argues that this PP is 'ready to act' and should be supported because they have investigated the land. The proponent's supporting studies are now out-dated. For example, both the flora and fauna and the bushfire reports were written prior to 2006, under old legislation that has since been repealed. If this PP were supported, the investigations would need to be redone or at least updated.

Furthermore, additional assessments would need to be prepared if the PP were to be supported, such as water quality.

The current GMS (2012) states that Callala Bay's growth should proceed in a westerly direction through the existing investigation area. It did not identify the subject land as an investigation or release area. Consequently, the PP is considered to be inconsistent with the GMS and it currently has no strategic justification.

Council is undertaking a review of the GMS and it is intended that a draft revised version of the GMS will be exhibited in 2019 for community review.

- *Council's Planning Proposal (Rezoning) Guidelines*

These adopted guidelines (2018) detail the circumstances when a PP is likely to be supported by Council and provide a range of detail on the PP process. The note that a PP is likely to be supported in the following circumstances:

- *Proposed amendment is supported by Council or State Government strategy or plan.*
- *Clear zoning anomaly exits on site.*
- *Proposed amendment is considered to be minor in nature and has been sufficiently justified to Council.*

The guidelines also note that proponents should have pre-lodgement dialogue with Council staff before formally lodging a PP.

The guidelines make it clear that PP's that are not supported by a strategy or plan and are considered speculative will generally not be supported by Council.

The Proponent argues that the proposed PP is justified because the JBSS is silent in relation to this site. This argument is not supported as discussed earlier in this report. This PP is inconsistent with Council's guidelines because it does not meet any of the three criteria for supporting a PP.

- *NSW Guide to Preparing PPs*

The NSW Government's Guide to Preparing Planning Proposals provides an assessment framework for PPs. This framework requires the planning authority (Council) to consider/ answer questions in determining the merit of a PP. These are considered below:

*Q1. Is the Planning Proposal a result of any strategic study or report?*

The strategic planning framework does not identify the subject land as a rezoning investigation area. No strategic study or report has been received that current provides strategic justification for this PP.

*Q2. Is the Planning Proposal the best means of achieving the objectives or intended outcomes, or is there a better way?*

At this point, a PP is the only means of achieving the proponent's intended outcome.

*Q3. Is the Planning Proposal consistent with the objectives and actions of the applicable regional, sub-regional or district plan or strategy (including any exhibited draft plans or strategies)?*

The ISRP is the relevant regional plan.

As discussed above, the PP is considered to be inconsistent with the ISRP.

*Q4. Is the Planning Proposal consistent with a Council's local strategy or other local strategic plan?*

As discussed above, the PP is considered to be inconsistent with both the JBSS and the GMS.

*Q5. Is the Planning Proposal consistent with applicable State Environmental Planning Policies?*

No inconsistencies have been identified at this stage as part of the initial review.

*Q6. Is the Planning Proposal consistent with applicable Ministerial Directions?*

Two inconsistencies with Ministerial Directions have been identified at this stage.

Direction 2.1 Environment Protection Zones

This direction requires that a PP not *"must not reduce the environmental protection standards that apply"*. The proposal would rezone land from an environmental zone to an

urban residential zone and would provide for urban lot sizes. This is inconsistent with this direction as there is no strategy or specialist study that has justified this inconsistency.

Direction 5.10 Implementation of Regional Plans

This direction requires that a PP not *"must be consistent with a Regional Plan released by the Minister for Planning"*. As discussed above the PP is considered to be inconsistent with the ISRP and, therefore, with this direction.

*Q7. Is there any likelihood that critical habitat or threatened species, populations or ecological communities, or their habitats, will be adversely affected as a result of the proposal?*

The ecological investigation provided has been reviewed by Council ecologists and the NSW Office of Environment and Heritage (OEH). The initial comments received from OEH are attached to this report (**Attachment 2**). Both have concluded that there is insufficient information to determine if the PP will have an impact on critical habitat or threatened species.

*Q8. Are there any other likely environmental effects as a result of the Planning Proposal and how are they proposed to be managed?*

Wowley Creek is a state significant coastal wetland. There is currently insufficient information available to assess the potential impacts of the PP on this water body.

*Q9. Has the Planning Proposal adequately addressed any social and economic effects?*

The argument advanced by the proponent essentially relies on the level of amenity that the proposed urban area will enjoy. It has not adequately addressed the broader social and economic effects that may result from the PP.

*Q10. Is there adequate public infrastructure for the Planning Proposal?*

The Proponent has argued that there is adequate infrastructure for this proposal. If this PP were supported, this would be investigated in detail after the issue of a Gateway determination.

*Q11. What are the views of State and Commonwealth public authorities consulted in accordance with the Gateway determination?*

No Gateway determination has been sought or issued at this stage. Initial consultation with OEH has however identified concerns with the adequacy of the information provided by the Proponent.

Conclusions

As detailed above, the submitted PP is inconsistent with the strategic plans for the Callala Bay area. It is recommended that the PP not be supported.

**Community Engagement**

CCBs and adjoining land owners were advised of receipt of the PP and provided an opportunity to review it. Three (3) submissions were received, including one from the Callala Bay Community Association (the local CCB) and two from local residents/owners. All submissions opposed the proposal.

The concerns raised are considered summarised and commented on below:

| Concern | Comment |
|---|---|

| | |
|---|---|
| Proposal is the latest incremental development that is inconsistent with community expectations and standards | The subject land is the residue of a 4-lot residential subdivision to the south of Monarch Place.<br><br>The relevant strategic plans do not identify this site as an investigation or release area. The process of preparing a strategic plan (such as the GMS review that is underway) would be a more appropriate forum to engage with the community if the land were to be considered as a possible release area. |
| Protection of Wowley Creek - stormwater impacts | The Proponent has not satisfactory demonstrated at this point that storm water from the site can be satisfactorily managed and water quality protected. This issue remains unresolved and OEH have raised concerns in this regard. |
| There is no "need" for more land at Callala Bay | The Proponent has erroneously assumed that the JBSS implies a need for more land to be found for release at Callala Bay. |
| The proposal wrongly re-interprets the JBSS and GMS | This is discussed earlier in this report and it is agreed that the PP is inconsistent with the JBSS and GMS. |
| The PP has too many assumptions and not enough evidence | The PP is not accompanied by a complete set of up to date studies. While this could be addressed after the issue of a Gateway determination, it is considered that the PP is fundamentally inconsistent with the current strategic planning for Callala Bay. |
| The flora and fauna studies are too old | The Flora and Fauna study is outdated and further work would be required if the PP were permitted to progress. |
| The PP does not respond to more recent planning reforms | The PP has not responded to the more recent strategic planning work that has been undertaken, for example, the ISRP. |
| The PP would provide minimal diversity of land supply | The diversity of land supply is not a determinative matter for this PP. |
| The PP would provide little economic growth | It is unclear what economic benefits or impacts this PP might have. Given the small number of dwellings proposed, this is not a determinative matter for this PP. |
| The PP ignores the vacant blocks that are available and the potential for infill development | The importance of infill development and urban renewal is recognised in the JBSS and has not been given adequate consideration in the proponent's PP. |
| It does not provide long term jobs for the region | It is unclear what economic benefits or impacts this PP might have. Given the small number of dwellings proposed, this is not a determinative matter for this PP. |

| | |
|---|---|
| We have enough growth provided for in the LEP, Nowra Bombaderry Structure Plan and Regional Strategy | The ISRP asserts that sufficient land supply has already been identified within the existing GMS. This land has not been identified in the GMS. |
| The current zone provides better buffers to the EECs | There is insufficient information to assess the impacts of this PP on the EECs at this time. |
| There is already a lot of infill development in Callala Bay | The importance of infill development and urban renewal is recognised in the JBSS and has not been given adequate consideration in the proponent's PP. |
| The Halloran PP is the better option for Callala Bay | The "Halloran PP" relates to the investigation area identified in the JBSS and GMS. As such it is consistent with JBSS and GMS while the Sealark Lane PP is not. The detailed investigations for the Halloran PP are underway. |
| The PP's claims about infrastructure and studies are misleading | If the PP were to proceed more environmental and infrastructure assessment would be needed. |
| The majority of dwellings would be used for tourism | It is unclear what economic benefits or impacts this PP might have. Given the small number of dwellings proposed, this is not a determinative matter for this PP. |
| Car parking and congestion | Further traffic investigation would be required if the PP were to proceed. |
| The community benefits that are proposed are exaggerated or wrong | If the PP were to proceed, further assessment/consideration would be needed in this regard. |
| Impacts on pedestrians, especially on Sydney Street | Further traffic investigation would be required if the PP were to proceed. |
| Sediment flows into Jervis Bay | The Proponent has not satisfactory demonstrated that water quality in the receiving waterways can be protected. This issue remains unresolved and OEH have also raised concerns in this regard. |
| The current owners purchased the land with an environmental protection zone on it and have never tried to use the site in accordance with its zoning. They have the property regularly slashed with the intent of rezoning it | It is understood that there have been past investigations into unauthorised activities on the land. Whether or not this is the case, it does not necessarily mean that the land does not provide habitat for threatened species. As already noted, an updated biodiversity assessment would need to be prepared if the PP were to proceed. |
| The land should be in public ownership as an environmental reserve | Council does not have an adopted position to acquire this land. |
| The foreshore reserve created by the developer on the neighbouring land do not work | Noted. |

| | |
|---|---|
| National Parks and Wildlife should be asked to investigate and submit a report. | The PP was referred to OEH, of which NPWS are part. |
| All of Callala Bay should be advised on this and given the opportunity to comment | The PP was initially notified in accordance with Council's adopted PP guidelines. If it were to proceed through the Gateway a larger scale public exhibition would be undertaken later in the process. |
| It would be detrimental to the character of Callala Bay and amenity of nearby residents | This type of issue should be considered strategically where possible. Council is undertaking a review of the GMS and it is intended that a draft revised version of the GMS will be exhibited in 2019. |
| The developers had the chance when they developed the land to the south, they should not get a "second bite of the cherry" | It is noted that there is a history of development of the land to the south of the subject land. There is currently no strategic justification for the PP. |

**Policy Implications**

As discussed earlier in this report, this PP is considered to be inconsistent with Council's PP Guidelines, GMS and the JBSS. Supporting this PP could set an undesirable precedent for other land owners who would like to potentially rezone their land and that are in similar circumstances.

**Financial Implications**

If Council support the PP it will be pursued on a 100% cost recovery basis, to be funded by the Proponent, in accordance with Council's adopted fees and charges.

# PLANNING PROPOSAL – PP045

## Shoalhaven Local Environmental Plan 2014
## Lot 5 DP 1225356, Sealark Road, Callala Bay

Prepared by
Strategic Planning, City Futures
Shoalhaven City Council

File: 59974E
Version: V.2 for Gateway Determination
Date: May 2022

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CL22.272 - Attachment 4

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## Introduction

This Planning Proposal (PP) seeks to rezone Lot 5 DP 1225356 at Sealark Road, Callala Bay, from *C3 Environmental Management* to a combination of *R1 General Residential* and *C2 Environmental Conservation*. A small tributary of Wowly Creek that extends into Lot 5 is also proposed to be rezoned from *C3* to *C2*. The proposed residential area is in the north-western part of the lot adjacent to Sealark Road.

The *C2 Environmental Conservation* zoned land within Lot 5 would be dedicated to the NSW Environment Minister for addition to the Jervis Bay National Park. This transfer is to be secured via a Voluntary Planning Agreement between the landowner and the Minister.

The original gateway determination for this PP, dated 2 May 2019, required several technical studies and related assessments to be undertaken prior to public exhibition. The proponent was responsible for managing most of the required technical studies, in consultation with Council. The proponent experienced lengthy delays with completing some of the required studies, which prevented progression of the PP to the public exhibition phase within the required 2-year period (which ended 2 May 2021). The studies were finally completed in late 2021.

The original gateway determination was terminated by the NSW Department of Planning and Environment (DPE) on 17 December 2021. Accompanying correspondence from DPE stated:

> "I acknowledge that significant progress has been made on the planning proposal including completion of studies and investigations required to satisfy Gateway conditions. Unfortunately, I cannot agree to Council's request for an extension of time due to the significant time lapsed to date and further work required to exhibit and finalise the planning proposal.
>
> I have therefore determined as the delegate of the Minister, in accordance with section 3.34(7) of the *Environmental Planning and Assessment Act 1979*, to alter the Gateway determination dated 2 May 2019 for PP-2021-990 to not proceed. The Alteration of Gateway determination is enclosed.
>
> The Department would be willing to consider a revised planning proposal on the Planning Portal when outstanding matters have been addressed. I can advise that work completed to date on the proposed rezoning of the site, including Gateway studies, will be taken into consideration by the Department should a new Gateway determination be sought."

This version of PP045 incorporates the findings from the completed studies to address the conditions of the original gateway determination.

### Subject Land

The subject land is located on the eastern side of Sealark Road in Callala Bay, a coastal village situated on the northern shore of Jervis Bay about 22 km south-east of Nowra (refer to **Figure 1**).

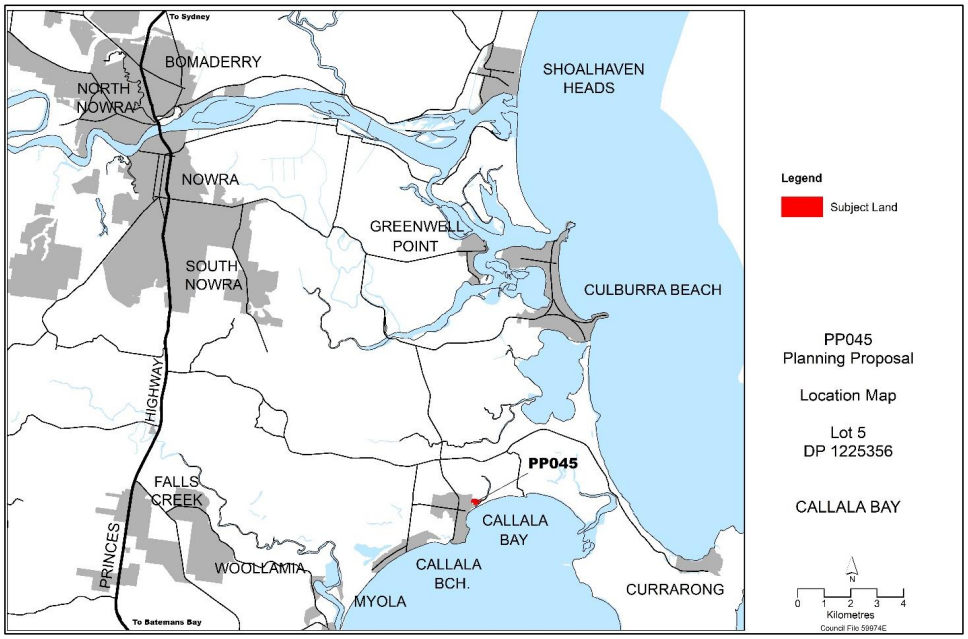


**Figure 1 - Site location map, PP045**

The subject land is located in the north-eastern fringe of Callala Bay opposite the intersection of Sealark Road, Sydney Avenue and Derwent Street and north of Monarch Place. The subject land is legally described as Lot 5 DP 1225356 and approx. 1,103 $m^2$ of public land associated with a tributary of Wowly Creek (refer to **Figure 2** and **Figure 3**).

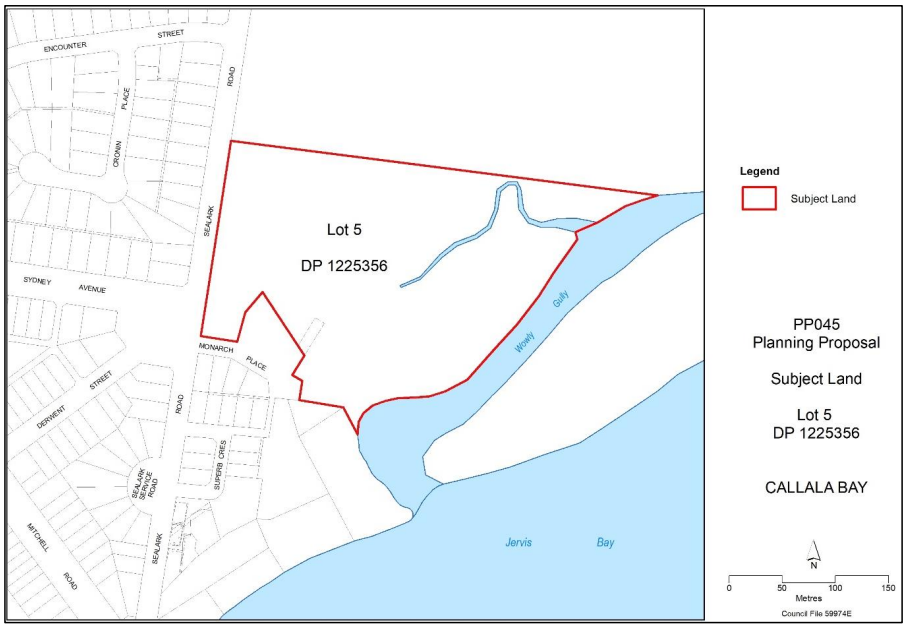


**Figure 2 - Subject land, PP045**

Lot 5 has an area of 6.05 ha. The proposed residential area is approx. 1.7 ha and has been subject to a range of disturbances (refer to Figure 3).

**Figure 3 - Aerial photo showing subject land**

The vegetation in the eastern portion of the site includes a Threatened Ecological Community (TEC): Bangalay Sand Forest. The heath vegetation in the north-western portion of the site was periodically slashed over a 20 year period, up until April 2019.

An open drain traverses the site and discharges water from two stormwater outlets under Sealark Road into Wowly Creek (also known as Wowly Gully).

The subject land is bordered by Jervis Bay National Park to the north and east. The eastern border of the site is defined by the Wowly Creek estuary which drains to Jervis Bay.

Wowly Creek has an intermittently closed entrance. These types of coastal estuaries are also known as ICOLLs: *Intermittently Closed and Open Lakes and Lagoons*. The tidal extent of Wowly Creek forms part of the Jervis Bay Marine Park. A popular swimming spot adjacent to the inlet and the Jervis Bay foreshore are accessible from Monarch Place.

Development to the south and west of the subject site is residential and is primarily detached housing (single dwellings). Callala Bay shops are located approximately 1 km west of the site (about a 10 - 15 minute walk).

The subject land is currently zoned *C3 - Environmental Management* as shown in **Figure 4**. Land to the west is zoned *R1 - General Residential* north of Sydney Avenue and *R2 - Low Density Residential* south of Sydney Avenue.

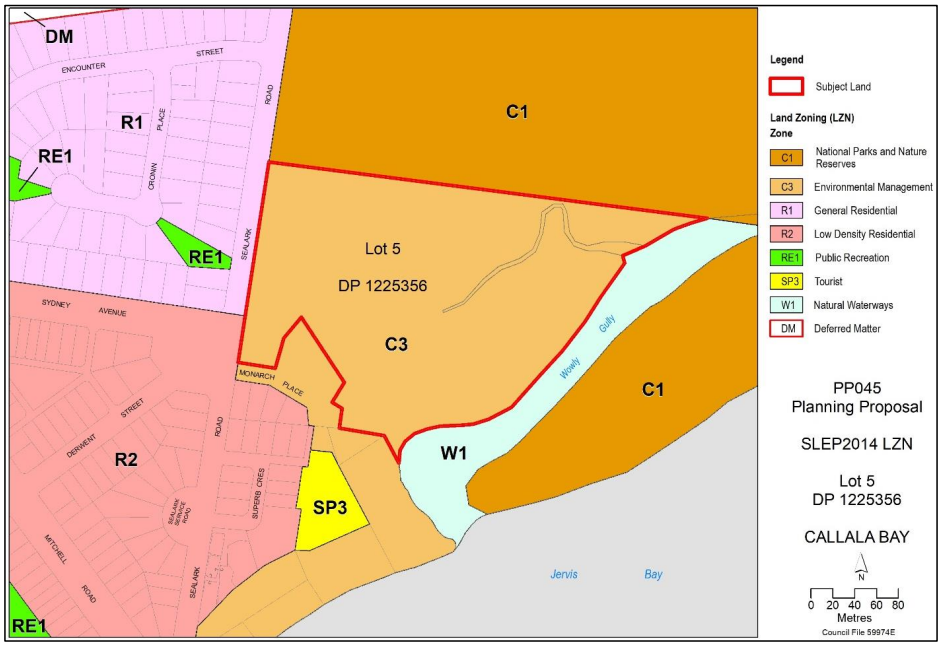


**Figure 4 - Current zoning under SLEP 2014**

The land is bushfire prone and a Bushfire Hazard Assessment has been undertaken to assess the level of bushfire risk that would apply to future development and to propose risk reduction and management methods.

The land is low lying, with a maximum elevation of 6.0 m AHD at the north-western corner and slopes gently in a south-easterly direction toward Wowly Creek. The eastern boundary of the land has elevation of approx. 2.0 m AHD. The land is partly flood-affected. A site-specific Flood Study has been prepared to understand flood risks and constraints for development.

The PP is supported by a range of technical studies which are discussed in Part 3 of this PP.

**Site Photos**
The following photographs taken in late November 2020 show the site and its surrounds.

**Figure 5 - Looking east along northern boundary of site**

**Figure 6: Looking north along Sealark Road (subject land on right)**

**Figure 7: Looking south-east across site**

**Figure 8: Looking south along Sealark Road (subject land on left)**

**Figure 9: Open drain in south-western part of site**

**Figure 10: Looking north-east to the site from the western side of Sealark Road**

**Figure 11: Wowly Creek inlet (subject land's eastern boundary to the left)**

**Figure 12: Native vegetation in National Park to the north of subject land**

**Figure 13: Example of surrounding streetscape - intersection of Derwent St and Sealark Rd**

## Background

A proponent-initiated Planning Proposal (PP) request was received on 2 January 2019 seeking to rezone the land to allow for residential development on the site. The PP request was lodged by PRM Architects on behalf of the landowners, Hare Bay Consortia.

At the Development Committee Meeting of 5 March 2019, Council resolved to support the PP request (MIN19.111). A Gateway determination was issued by the NSW Department of Planning Industry and Environment (DPIE) on 2 May 2019, authorising the PP to proceed, subject to completion of a range of technical studies. The relevant conditions from the gateway determination are copied below.

1. *The studies and investigations as identified in Shoalhaven City Council's covering letter dated 14 March 2019 and Office of Environment and Heritage advice to Council on the planning proposal dated 31 January 2019 are to be prepared prior to public consultation.* The status of these studies is provided in Table 1 below.
2. *The planning proposal is to be revised, prior to public consultation to:*
   (a) *Provide an assessment of the consistency of the planning proposal with the Illawarra Shoalhaven Regional Plan.*
   (b) *Demonstrate compliance with Section 9.1 Directions 1.4 Oyster Aquaculture, 2.1 Environmental Protection Zones, 2.2 Coastal Management, 2.3 Heritage Conservation, 4.3 Flood Prone Land, 4.4 Planning for Bushfire Protection, 5.10 Implementation of Regional Plans, 6.2 Reserving land for Public Purposes.*
   (c) *Provide an assessment of current SEPPs including the SEPP (Coastal Management) 2018.*
   (d) *Clarify the proposed zonings and development controls in the explanation of the provisions and proposed maps.*
3. *Details of a suitable mechanism, such as a Voluntary Planning Agreement, for any proposed dedication of lands to the state of NSW for extension to the Jervis Bay National Park or other public open space are to be provided prior to public consultation.*
4. *The studies and investigations and a revised planning proposal are required to be submitted to the Department for consideration prior to public consultation.*
5. *Public exhibition is required under section 3.34(2)(c) and schedule 1 clause 4 of the Act as follows:*
   (a) *the planning proposal must be made publicly available for a minimum of 28 days; and*
   (b) *the planning proposal authority must comply with the notice requirements for public exhibition of planning proposals and the specifications for PP_2019_SHOAL_001_00 (IRF19/1942) material that must be made publicly available along with planning proposals as identified in section 5.5.2 of A guide to preparing local environmental plans (Department of Planning and Environment 2016).*
6. *Consultation is required with the following public authorities/organisations under section 3.34(2)(d) of the Act and/or to comply with the requirements of relevant section 9.1 Directions:*

- *NSW Rural Fire Service (S 9.1 Direction 4.4 Planning for Bushfire*
- *Protection)*
- *NSW Office of Environment and Heritage*
- *Department of Primary Industries (S 9.1 Direction 1.4 Oyster Aquaculture)*
- *Shoalhaven Water*
- *The Jerrinja Local Aboriginal Land Council*

*Each public authority/organisation is to be provided with a copy of the planning proposal and any relevant supporting material and given at least 21 days to comment on the proposal.*

7. *An infrastructure delivery plan to determine infrastructure and servicing requirements for the site is to be prepared prior to finalisation of the plan.*
8. *A public hearing is not required to be held into the matter by any person or body under section 3.34(2)(e) of the Act. This does not discharge Council from any obligation it may otherwise have to conduct a public hearing (for example, in response to a submission or if reclassifying land).*

**Table 1 - Status of studies listed in Council's original gateway request letter dated 14 March 2019**

| Studies listed in original gateway request, 14/3/2019 | Status |
|---|---|
| Biodiversity Assessment | Biodiversity Development Assessment Report (BDAR) completed by Eco Logical Australia, 10/12/2020. See LINK to report |
| Flood Study | Completed by Footprint (NSW) 22/11/2021. Proponent managed. See LINK to report |
| Integrated Water Cycle Assessment | Completed by Footprint (NSW) 22/11/2021. Proponent managed. See LINK to report |
| Aboriginal Cultural Heritage Assessment | Completed by AMBS Ecology & Heritage, March 2020. Council managed. (redacted version for public release) See LINK to report |
| Traffic Study | Completed by PTC, 4/11/2019. Proponent managed. See LINK to report |
| Infrastructure Delivery Plan | Traffic and stormwater are covered by separate reports. An overarching infrastructure assessment is not considered necessary due to limited scale of proposal and proximity to existing services. |
| Geotechnical Study (including Acid Sulfate Soils) | Completed by Terra Insight, August 2019. Proponent managed. See LINK to report |
| Stage 1 Preliminary Contaminated Site Assessment | Completed by Terra Insight, August 2019. Proponent managed. See LINK to report |
| Bushfire Hazard Risk Assessment | Completed by Eco Logical Australia, 27/7/2020. Proponent managed. See LINK to report |

The former NSW Office of Environment and Heritage provided detailed comments on 31 January 2019. A summary is provided below.

Aboriginal Cultural Heritage Assessment

- An Aboriginal cultural heritage assessment (ACHA) is required to determine whether the proposed development will impact Aboriginal cultural heritage.
- ACHA must include all proposed construction footprints, services, stockpiling and access requirements, including any proposed beach access pathways. Vegetation management, such as weeding, revegetation and bushfire protection under the 10/50 Code.

- Environmental constraints mapping and the planning proposal should be updated after an Aboriginal cultural heritage assessment is completed.

Biodiversity

- Assessment should be undertaken using the Biodiversity Assessment Method (BAM).
- This will also address whether offsets for future DAs under the proposed rezoning will be required by the BAM.
- Illawarra Shoalhaven Regional Plan (ISRP) mapping indicates the site is predominantly high environmental value (HEV), with the exception of the north western strip. Action 5.1.1 of the ISRP need to be addressed
- Actions 5.1.1 and 5.1.3 of the ISRP respectively state impacts to HEV lands should be avoided, minimised and offset, and that opportunities to improve the function and resilience of the corridor be investigated.
- Whilst the cleared/slashed areas appear to support potential for limited residential development, the proposed R2 zoned area does not completely align with this cleared area.
- Given that the site is currently zoned C3, Council will need to address the relevant s9.1 Direction and supporting Practice Note PN 09 002, which state that environmental protection standards are not be reduced on land already zoned for environmental purposes.

Flooding and Coastal

- Need to address s9.1 Ministerial Direction 'Coastal Management' of the EP&A Act (1979) to protect and manage coastal areas of NSW, consistent with the objectives of the Coastal Management Act, 2016 or the provisions of the State Environmental Planning Policy (Coastal Management) 2018 (CM SEPP).
- Proponent's information does not sufficiently characterise the potential water quality and estuary health impacts to coastal wetlands, including Wowly Creek and adjoining riparian lands or the coastal waters of Hare Bay.
- Proponent's information does not address impacts on coastal processes, including coastal hazards, impacts of climate change and tidal inundation. Planning proposal requires an assessment of coastal hazards to demonstrate consistency with the relevant s9.1 Direction and CM SEPP, including but not limited to clause 15. Need to address the following:
    - Impact of housing on water quality and estuary health including impacts to coastal wetlands and receiving waterways, including groundwater
    - Water quality objectives and targets for the proposed development are consistent with the NSW Government's Risk-based Framework for

Considering Waterway Health Outcomes in Strategic Land-use Planning Decisions

- Further details on stormwater quality and quantity management measures required for the proposed development including spatial provisions to achieve water quality and quantity targets to off-set impacts to estuary health
- That the proposal aligns with objectives, principles and any specific actions of the Shoalhaven Coastal Zone Management Plan (CZMP)
- The potential impacts of coastal processes and hazards including the future implications of climate change consistent with the requirements of the CM SEPP and s9.1 Direction. This should also include an assessment of the interaction of coastal and catchment sourced flood hazards.

The matters referred to above are addressed later in this PP (in the relevant sections).

**Land use zoning history**

The land is zoned *C3 Environmental Management* under Shoalhaven Local Environmental Plan (LEP) 2014. (**Note:** The NSW Government changed the 'E' prefix for all environment zones to a 'C' prefix on 1 December 2021, via the Standard Instrument LEP.)

The subject land was previously zoned *Environment Protection 7(f3)(Foreshores Protection)* under the Shoalhaven LEP 1985 (SLEP 1985).

The NSW Government introduced the Standard Instrument (SI) LEP in 2006 and required all Council's to convert their existing LEPs to the new SI format (to encourage consistency amongst all LEPs across NSW). As part of the resulting city-wide LEP review, the subject land was initially proposed to be rezoned *E3 Environmental Management* (under draft Shoalhaven LEP 2009).

In late 2011, during the public exhibition of the draft Shoalhaven LEP 2009, a request to rezone the land parcel formerly known as Lot 15 DP 1002772 (including the subject land) to *R2 Low Density Residential* was received from the landowners. Council resolved to accept this request on 17 April 2012 and the draft LEP was revised, seeking to rezone approximately 0.75 ha of land north of Monarch Place to R2, and the remainder to E3. However, this was rejected by the then NSW Department of Planning and Infrastructure due to a lack of strategic justification and the site's environmental constraints. The Department accepted the proposed rezoning of 0.2 ha of land south of Monarch Place to R2 Low Density Residential, acknowledging that the road created a boundary to the environmentally significant area to the north. Consequently, the subject land was zoned *E3 Environmental Management* upon the commencement of SLEP 2014.

**Subdivision and development history**

The subject land was part of Lot 15 in DP 1002772, a residue ('leftover') lot in a subdivision approved by the Land and Environment Court in December 1994 (SF7583). See Figure 14.

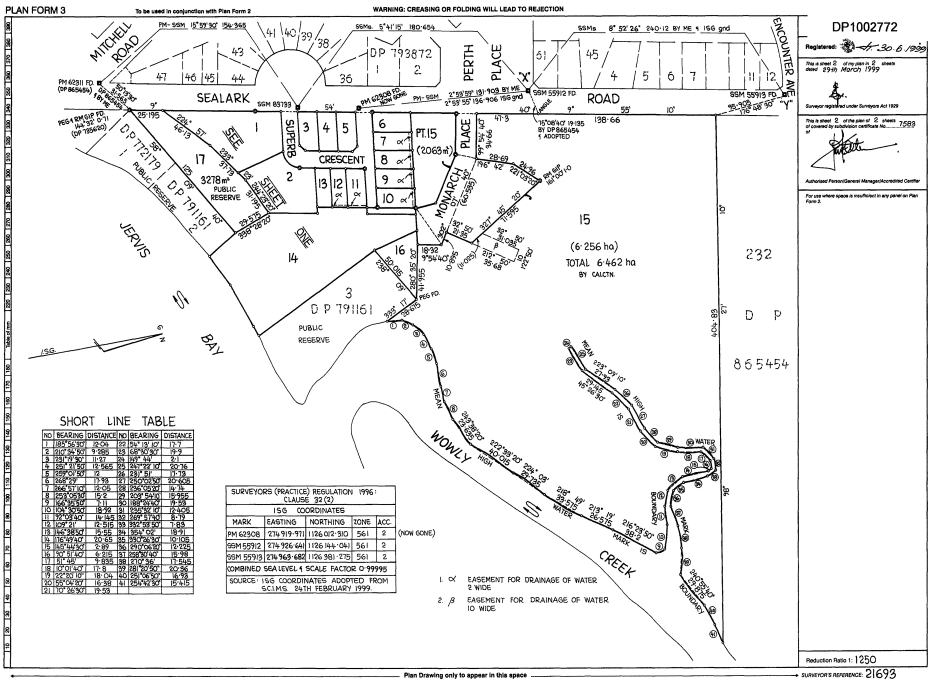


**Figure 14 - DP 1002772, resulting from the Land and Environment Court's approval of SF7583**

The subject land was separated from Monarch Place via a modification application to the court-approved subdivision (DS14/1495) in 2016, resulting in the creation of DP 1225356, comprising four residential lots (Lots 1-4) south of Monarch Place, and a 6.05 ha residual parcel north of Monarch Place (Lot 5). See Figure 15.

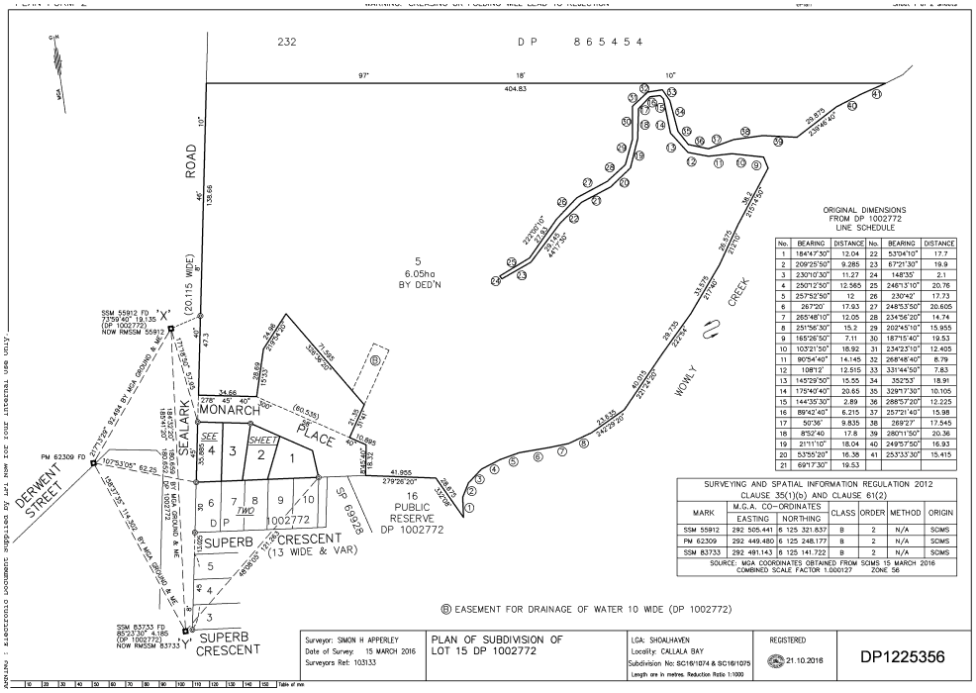


**Figure 15 – DP 1225356 (subject land is Lot 5)**

Homes have recently been constructed on Lots 1-4 as shown in Figure 16.

**Figure 16: New dwelling-houses along Monarch Place.**

## Part 1 – Intended Outcome

This Planning Proposal seeks to rezone part of the subject land adjacent to Sealark Road to *R1 General Residential* enable residential development, and to rezone the remainder to *C2 Environmental Conservation*.

A letter dated 3 August 2021, from the NSW Environment Minister to the proponent, confirmed that the Minister would accept the landowners' offer for the proposed C2 land, subject to the landowner paying for the conveyancing and management costs to transition the land to the Jervis Bay National Park. The transfer of this land will be secured by a Voluntary Planning Agreement between the landowner and the NSW Environment Minister. It is intended that the VPA would be signed and registered on title prior to amending the SLEP 2014 (i.e. prior to rezoning the land).

## Part 2 – Explanation of Provisions

Approx. 1.7 ha of land adjacent to Sealark Road is proposed to be rezoned from *C3 Environmental Management* to *R1 General Residential*. The minimum lot size for the corresponding area is proposed to be reduced from 40 ha to 500 $m^2$. The maximum allowable height of buildings for the residential area is proposed to be 8.5 m.

The balance of the subject land is proposed to be rezoned to *C2 Environmental Conservation* and the minimum lot size is proposed to be reduced to 4 ha to ensure that it can be subdivided from the residential land and added to the Jervis Bay National Park (which is to be secured via a Voluntary Planning Agreement).

The existing and proposed land use zones (LZN), minimum lot sizes (LSZ) and height of building (HOB) maps are provided in Part 4 of this PP.



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# Part 3 – Justification

## 3.1 Need for the Planning Proposal (Section A)

### 3.1.1 Is the Planning Proposal a result of any strategic study or report?

No, the PP was initiated by the proponent's request to Council in January 2019. In response, Council resolved on 5 March 2019 (MIN19.111) to:

1. *Support the proponent initiated Planning Proposal request to rezone Lot 5 DP 1225356, Sealark Road, Callala Bay to a mix of residential, recreation and environmental protection zones on the basis that it is considered to be 'minor' in nature and significance in accordance with Council's Planning Proposal (rezoning) Guidelines given the scale of the development that could result.*
2. *Submit the Planning Proposal to the NSW Department of Planning & Environment requesting the initial Gateway determination, noting that additional and updated studies will be undertaken post Gateway to support the Planning Proposal*
3. *Dependent on the outcome of the Gateway determination receive a further report on the Planning Proposal.*

### 3.1.2 Is the Planning Proposal the best means of achieving the objectives or intended outcomes, or is there a better way?

The intended outcome can only be achieved by amending Shoalhaven LEP 2014, hence a planning proposal (PP) is required.

## 3.2 Relationship to strategic planning framework (Section B)

### 3.2.1 Is the Planning Proposal consistent with the objectives and actions contained within the applicable regional or sub-regional strategy (including the Sydney Metropolitan Strategy and exhibited draft strategies)?

An assessment of the PP with the applicable objectives and strategies of the Illawarra Shoalhaven Regional Plan 2041 is provided in Table 2 below.

**Table 2 – Consistency with the applicable ISRP 2041 objectives and strategies**

| Illawarra Shoalhaven Regional Plan 2041 | |
|---|---|
| **Objective/Strategy** | **Comment** |
| **Objective 2: Grow the region's regional cities** | Nowra is recognised as a regional city. Callala Bay is located within approx. 20 minutes drive. Residents are expected to visit Nowra for higher-order services and entertainment. |
| **Objective 5: Create a diverse visitor economy**<br>Strategy 5.1 Principles to enhance places and culture, protect heritage and the environment and promote eco-tourism | The PP will facilitate the addition of the proposed C2 zoned land to the Jervis Bay National Park. |



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| | |
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| Strategy 5.2 Support visitor economy in national parks | |
| **Objective 11: Protect important environmental assets**<br>Strategy 11.1 Recognise the validated high environmental value lands in LEPs, apply minimise, avoid, offset hierarchy.<br>Strategy 11.2 Protect and enhance the function and resilience of biodiversity corridors.<br>Strategy 11.3 Consider the needs of climate refugia<br>Strategy 11.4 Protect biodiversity values in urban release areas<br>Strategy 11.5 Protect coastal lakes and estuaries by implementing the NSW Government's Risk-Based Framework for Considering Waterway Health Outcomes in Strategic Land-use Planning Decisions. | Environmentally sensitive land encompassing a threatened ecological community and a buffer zone to a coastal wetland associated with Wowley Creek, will be rezoned from C3 – Environmental Management to C2 – Environmental Conservation. The C2 land is proposed to be dedicated to the NSW Environment Minister for addition to the Jervis Bay National Park via a draft Voluntary Planning Agreement between the landowner and the Minister to be exhibited concurrently with the PP.<br>Wowly Creek is identified as a sensitive estuary in the ISRP (p 50).<br>The Integrated Water Cycle Assessment prepared in support of this PP indicates that an overall neutral or beneficial effect on water quality can be achieved through a combination of rainwater tanks, GPT's to act as primary treatment for road based runoff, and bioretention basins for the treatment of lot and road based runoff. |
| **Objective 12: Build resilient places**<br>Strategy 12.1 Resilience and adaptation plans<br>Strategy 12.2: Reduce exposure to bushfire and natural hazards | Because the subject land is bushfire prone, a strategic bushfire assessment has been prepared. It indicates the proposal is consistent with the NSW RFS's Planning for Bushfire Protection Guidelines. Comments will be sought from the NSW RFS prior to public exhibition.<br>The proposed residential area is partly flood-affected. The supporting flood study proposes to manage this risk by: 1) excavating the existing drainage channels; and 2) importing fill over the proposed residential footprint. The flood study indicates that if these measures are implemented, the proposed residential area would be above the flood planning level (1 in 100 year flood level + 0.5 m freeboard) however part of the area would be affected by a probable maximum flood (PMF) event.<br>The proposed residential area is not affected by coastal hazard risks. |
| **Objective 13: Increase urban tree canopy cover**<br>Strategy 13.1 Strategic planning and local plans should consider opportunities to develop long-term urban tree canopy targets accounting for local characteristics and community expectations | There may be an opportunity to accommodate trees/shrubs within the proposed development. This could be explored at the development application stage, noting that a site-specific development control plan (DCP) is not proposed to be prepared. |
| **Objective 14: Enhance and connect parks, open spaces and bushland with walking and cycling paths.**<br>Strategy 14.1: explore new public space | The subject land is positioned between existing residential development to the west, and Wowly Creek and the shores of Jervis Bay to the east. The Creek and foreshore will continue to be accessed via Sealark Road and Monarch Place. Note: Sealark Road can be accessed directly from homes along Cronin Place to the west via a footpath through a 1,335 $m^2$ Council reserve (Lot 45 DP734365).<br>The proposed C2-zoned land will ultimately be added to the Jervis Bay National Park. It is unlikely that any pathways will be provided in this area. |
| **Objective 15: Plan for a Net Zero region by 2050** | The proposed residential area is within walking and cycling distance of local services at Callala Bay consistent with the goal of reducing transport emissions (reducing frequency of car trips to access local |



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| Strategy 15.1 Strategic planning and local plans should consider opportunities to encourage initiatives that reduce emissions<br>Strategy 15.2 Local plans should encourage energy efficient design for residential areas. | facilities, recognising higher order services will require private transport until public transport or low emission vehicle transport is provided). |
| **Objective 17: Secure water resources**<br>Strategy 17.1 Strategic planning and local plans should consider opportunities to:<br>• locate, design, construct and manage new developments to minimise impacts on water catchments<br>• incorporate water sensitive urban design<br>• encourage water reuse for urban greening and for irrigation purposes | The proponent's Integrated Water Cycle Management Assessment (IWCMA) describes a conceptual stormwater treatment strategy to help protect the receiving waterway (Wowly Creek). The stormwater strategy involves raising the height of the residential area (i.e. importing fill) to provide sufficient fall to the proposed bioretention basins. The IWCMA has been reviewed by Council's senior floodplain and stormwater engineer and is considered acceptable, subject to further detail being provided at development application stage. |
| **Objective 18: Provide housing supply in the right locations**<br>Strategy 18.1 Identify urban growth boundaries and facilitate opportunities to support ongoing supply of housing in appropriate locations.<br>Strategy 18.2 Facilitate housing opportunities in existing urban areas, particularly within strategic centres. | The PP seeks to expand the existing residential area in the locality consistent with Council's resolution on 5 March 2019 (MIN19.111) to:<br>"*Support the proponent initiated Planning Proposal request to rezone Lot 5 DP 1225356, Sealark Road, Callala Bay to a mix of residential, recreation and environmental protection zones on the basis that it is considered to be 'minor' in nature and significance in accordance with Council's Planning Proposal (rezoning) Guidelines given the scale of the development that could result*."<br>Note: the reference to a recreation zone is derived from the proponent's PP request. The proponent has since agreed with Council staff that a recreation zone is not appropriate in the subject land. |
| **Objective 19: Deliver housing that is more diverse and affordable**<br>Strategy 19.1 provide a mix of housing types and lot sizes including small lots in urban release areas | The proposed amendment would enable some additional housing to be provided on the coastal fringe of Callala Bay. The land's close proximity to the shores of Jervis Bay and Wowley Creek would be expected to attract a higher market value.<br>The PP may provide opportunities to increase housing options as R1 zones allow different housing types, such as detached dwellings, dual occupancies (attached and detached), group homes, multi dwelling housing, residential flat buildings etc. |
| **Objective 22: Embrace and respect the region's local character** | The Shoalhaven Local Character Assessment prepared by Roberts Day lists the following local character elements of Callala Bay to be *retained*:<br>• Emmett Street as the settlement 'centre' with shops and services<br>• Spacious and green character<br>• Some pedestrian infrastructure and signs of active transport<br>And the following elements to be *improved*:<br>• Sense of connection to the waterfront<br>• Retail centre which is slightly tired in appearance<br>• Treatment of entry points, particularly the transition from rural road to village setting<br>• Amenities and services for existing and future residents<br>The proposal is not inconsistent with the above to the extent possible given that:<br>• it will involve replacing 1.7 ha of disturbed heath with housing |

| | |
|---|---|
| | • the resulting small increase in population will provide economic stimulus to local shops and businesses. |
| **Objective 23: Celebrate, conserve and reuse cultural heritage**<br>Strategy 23.1 Strategic planning should consider opportunities to engage Traditional Owners and the community early in the planning process to understand heritage values. | The Jerrinja Local Aboriginal Land Council will be consulted during the public exhibition period. An Aboriginal Cultural Heritage Assessment (ACHA) completed by AMBS Ecology & Heritage concluded the following:<br>"*No Aboriginal cultural issues or sensitivities associated with the study area were identified by the RAPs* [Registered Aboriginal Parties] *consulted with during the assessment. It is therefore considered unlikely that the proposed rezoning of land at Sealark Road, Callala Bay will impact Aboriginal heritage values within the study area. There are no additional constraints to the proposed development arising from considerations of Aboriginal cultural heritage and archaeology, and the proposed rezoning may proceed with due caution.*" |

### 3.2.2 Is the Planning Proposal consistent with the local council's Community Strategic Plan, or other local strategic plan?

Integrated Strategic Plan – Shoalhaven 2027 Community Strategic Plan

The PP is broadly consistent with the Shoalhaven 2027 Community Strategic Plan in terms of:

- providing some additional land supply (Priority 2.2 - Plan and manage appropriate and sustainable development) on the coastal fringe of the Callala Bay village, while also
- increasing protection of the environmentally sensitive land (Priority 2.3 – Protect and showcase the natural environment) directly adjacent to Wowley Creek.

Shoalhaven Local Strategic Planning Strategy (LSPS) 2020

The PP is broadly consistent with the LSPS goals for *Planning Priority 1 - Providing homes to meet all needs and lifestyles*. As discussed above, the PP would help to increase the availability of housing in this locality. A range of residential accommodation uses are permissible in the R1 zone.

### 3.2.3 Is the Planning Proposal consistent with applicable State Environmental Planning Policies (SEPPs)?

The PP is generally consistent with the applicable state environmental planning policies (SEPPs). A SEPP checklist is attached to this PP. The relevant SEPPs are discussed below.

**Biodiversity and Conservation 2021**

Chapter 2 Vegetation in non-rural areas

This Chapter currently applies and will continue to apply to the subject land.

Chapter 4 Koala habitat protection 2021

No recent records in the broader area and the proposed residential area contains marginal habitat (ELA, 2020). Subject land does contain tree species listed in Schedule 2.

**State Environmental Planning Policy (Housing) 2021**

The Housing SEPP provides controls for Affordable Rental Housing and Seniors Housing. This SEPP may apply in certain instances because the development area is zoned R1 General Residential and permits a number of residential uses (subject to other provisions). The proposed *R1 General Residential* zone permits diverse housing. The proposal does not preclude development for affordable housing, however given the location and size of the site, it is unlikely. This PP does not contain any provisions that are contrary to this SEPP.

**SEPP (Primary Production) 2021**

The proponent's supporting Integrated Water Cycle Assessment indicates that the proposal would have a neutral or beneficial effect on water quality. On this basis, this PP is not inconsistent with Part 2.5 Sustainable aquaculture.

**SEPP (Resilience and Hazards) 2021**

Chapter 2: Coastal Management

This chapter seeks to promote an integrated and coordinated approach to land use planning in coastal areas, including managing development in the coastal zone and protecting the environmental assets of the coast, and establishing a framework for land use planning to guide decision making. It aims to protect land within the following management areas:

- coastal wetlands and littoral rainforests area;
- coastal vulnerability area;
- coastal environment area; and
- coastal use area.

The proposed residential area is largely within the 'coastal use area' and partly overlaps with the 'proximity area for coastal wetlands' – see Figure 17.



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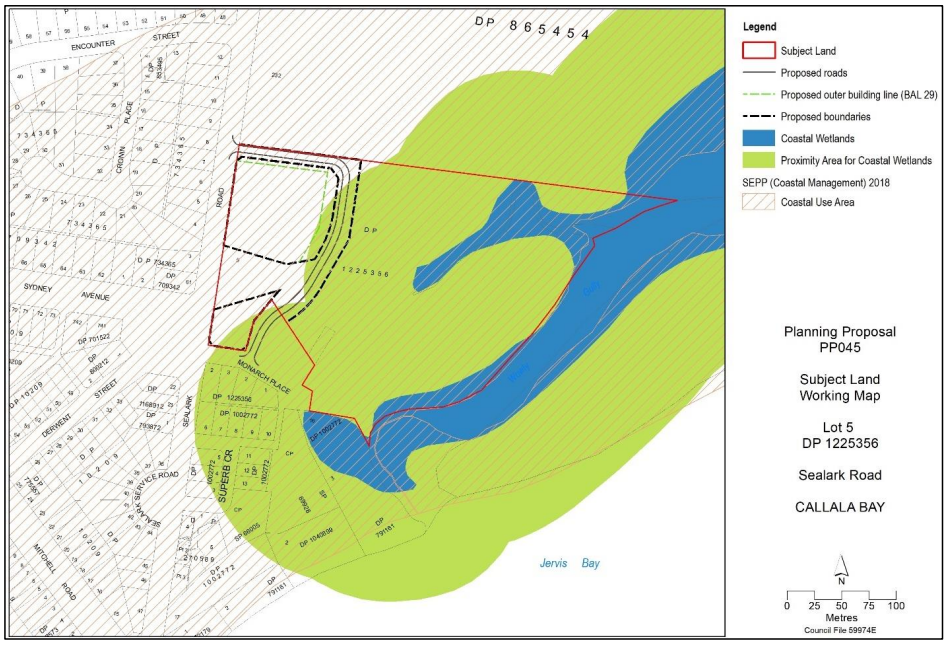


**Figure 17 - Extent of 'coastal wetlands' and 'proximity area for coastal wetlands' under SEPP Chapter Coastal Management**

Clause 2.8 - *Development on land in proximity to coastal wetlands or littoral rainforest* states that consent must not be issued unless development will not impact on:

a) *the biophysical, hydrological or ecological integrity of the adjacent coastal wetland or littoral rainforest, or*
b) *the quantity and quality of surface and ground water flows to and from the adjacent coastal wetland or littoral rainforest.*

The proponent's Integrated Water Cycle Management Plan indicates that the pre-development water quality and flow regime would be maintained. On this basis, this PP is consistent, noting that this would be assessed in more detail at development application stage for the subdivision.

Clause 2.11 - *Development on land within the coastal use area*, aims to protect public access to the foreshore area, protect views, visual amenity, Aboriginal cultural heritage etc. The proposal will not reduce access to the foreshore (which is accessed via Monarch Place). The proposed 8.5 m maximum height of buildings (HOB) would limit any potential impact on visual amenity and mirrors the 8.5 m HOB that applies to the south-west. The matters listed in Clause 2.11 would be considered at development application stage for the subdivision. Note that complying development[1] is not restricted in the coastal use area.

[1] Complying development is a combined planning and construction approval for development that meets pre-determined development standards. Determination of a complying development certificate (CDC) relies

Clause 2.12 - *Development in coastal zone generally—development not to increase risk of coastal hazards*, states that development must not be approved on land within the coastal zone unless the consent authority is satisfied that the proposed development is not likely to increase the risk of coastal hazards on that land or other land.

Clause 2.13 requires a consent authority to take into consideration any certified coastal management program (required to be prepared under the Coastal Management Act) that applies to the land prior to issuing consent. Council is in the process of preparing coastal management programs (CMP) for the Shoalhaven's coastline and estuaries, as required under the NSW Coastal Management Act.

The proposal is not inconsistent with Chapter 4 – Remediation of land as detailed in the accompanying preliminary site assessment report.

Chapter 4: Remediation of land

This chapter provides a state-wide planning approach to the remediation of contaminated land to reduce the risk of harm to human health and to the environment. It provides matters for consideration during the rezoning of land and in the determination of development applications.

This PP is supported by a Preliminary Site Investigation report which found that minimal human related activity has occurred on the site other than passive recreational activities. The following potential Areas of Environmental Concern (AEC) were identified:

- The drainage depression associated with the historical use of herbicides and ongoing use as stormwater drains (AEC1).
- Areas with the potential for illegal dumping (AEC2).

Further investigation including soil sampling would be undertaken at development application stage, as recommended. This PP is not inconsistent with this Chapter.

**SEPP 65 Design quality of residential apartment development**

The proposed 8.5 m maximum height of buildings would preclude this SEPP which applies to building higher than 3 storeys.

### 3.2.4 Is the Planning Proposal consistent with applicable Ministerial Directions (s.9.1 directions)?

**1.1 Implementation of Regional Plans**

The Illawarra Shoalhaven Regional Plan is discussed in section 3.2.1 of this PP. As discussed, the PP is consistent with Objective 11 (Protect important environmental assets)

on a code-based assessment. (source: www.planning.nsw.gov.au/Policy-and-Legislation/Exempt-and-complying-development-policy)



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and not inconsistent with Objective 19 (Deliver housing that is more diverse and affordable).

- Environmentally sensitive land encompassing two threatened ecological communities and a buffer zone to a coastal wetland associated with Wowley Creek, will be rezoned from *C3 Environmental Management* to *C2 Environmental Conservation*. The proposed C2 land within Lot 5 is intended to be dedicated to the NSW Environment Minister for addition to the Jervis Bay National Park via a Voluntary Planning Agreement between the landowner and the Minister.
- The PP would enable some additional housing to be provided in the locality. The land's close proximity to the shores of Jervis Bay and Wowly Creek would attract a premium market value which may limit the affordability of housing. Nevertheless, a range of housing types are permissible in the *R1 General Residential* zone, potentially adding to the supply and diversity of housing available in the locality.

### 1.4 Site specific provisions

No additional development standards are proposed that do not already apply to the applicable zones.

### 3.1 Conservation Zones

This direction requires PPs to include provisions that facilitate the protection and conservation of environmentally sensitive areas. This PP is consistent with this Direction because the area proposed to be zoned *R1 General Residential* is not known to contain any threatened species and endangered ecological communities.

The supporting BDAR indicates that the environmentally sensitive land, including the threatened ecological community (TEC) and land within a 100 m of the coastal wetland, will be rezoned to C2. This environmentally sensitive land will be added to the Jervis Bay National Park via a VPA. While some of the existing C3-zoned land is proposed to be rezoned to 'residential' the proposal is not inconsistent with Direction 9.2 (rural lands) - see below.

### 3.2 Heritage Conservation

This Direction requires PPs to conserve items, areas, objects and places of environmental heritage significance and indigenous heritage significance.

This PP is supported by an Aboriginal Cultural Heritage Assessment (ACHA). No Aboriginal objects, sites or areas with potential to retain subsurface archaeological deposits were identified, nor were any Aboriginal cultural issues or sensitivities identified by the RAPs consulted in the assessment.

### 4.1 Flooding

This Direction requires PPs to ensure that development of flood prone land is consistent with the NSW Government's Flood Prone Land Policy and the principles of the Floodplain Development Manual 2005, and that the provisions of an LEP that apply to flood prone land are commensurate with flood hazard and includes consideration of the potential flood impacts both on and off the subject land.

Flood study (Footprint (NSW) P/L, November 2021)

The information provided in this section is derived from the proponent's flood study that was finalised by Footprint (NSW) P/L in November 2021. Prior to this, no flood mapping was available to enable an assessment of the proposal in relation to this Direction.

The pre-development scenario is based on the existing landform. The post-development scenario is based on excavating the drainage channels and filling the area where housing is proposed. The Flood Study report includes the following map showing the proposed extent of cut and fill.

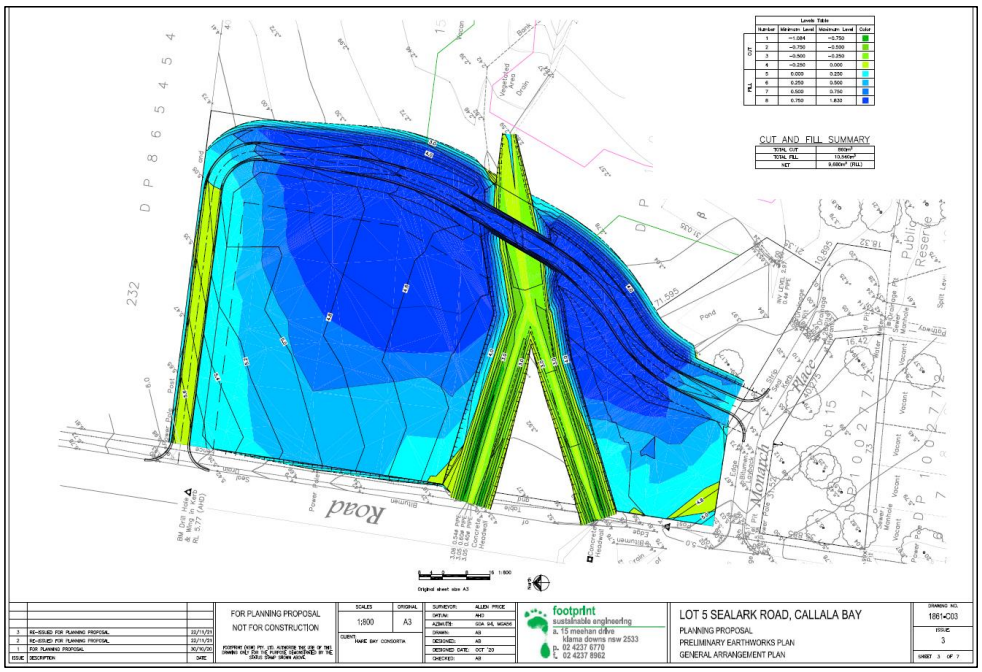


**Figure 18 - Excerpt from the proponent's Flood Study report showing the proposed extent of cut and fill (green = cut, blue = fill).**

The following 'cut and fill summary' is provided in the above Figure:

Total cut volume = 860 $m^3$

Total fill volume = 10,540 $m^3$

Net fill volume = 9,680 $m^3$

For context, an Olympic-sized swimming pool measures 2,500 $m^3$. Note: Chapter G9 (Development on Floodprone Land) of the Shoalhaven DCP 2014 includes provisions in relation to the fill and excavation on the floodplain. Acceptable solution A2.2 limits fill to less than 250 $m^3$ and a depth of 1 m above natural ground level. Hence, the proponent would need to seek a variation (alternative solution).

The flooding constraints are summarised in Figure 19.



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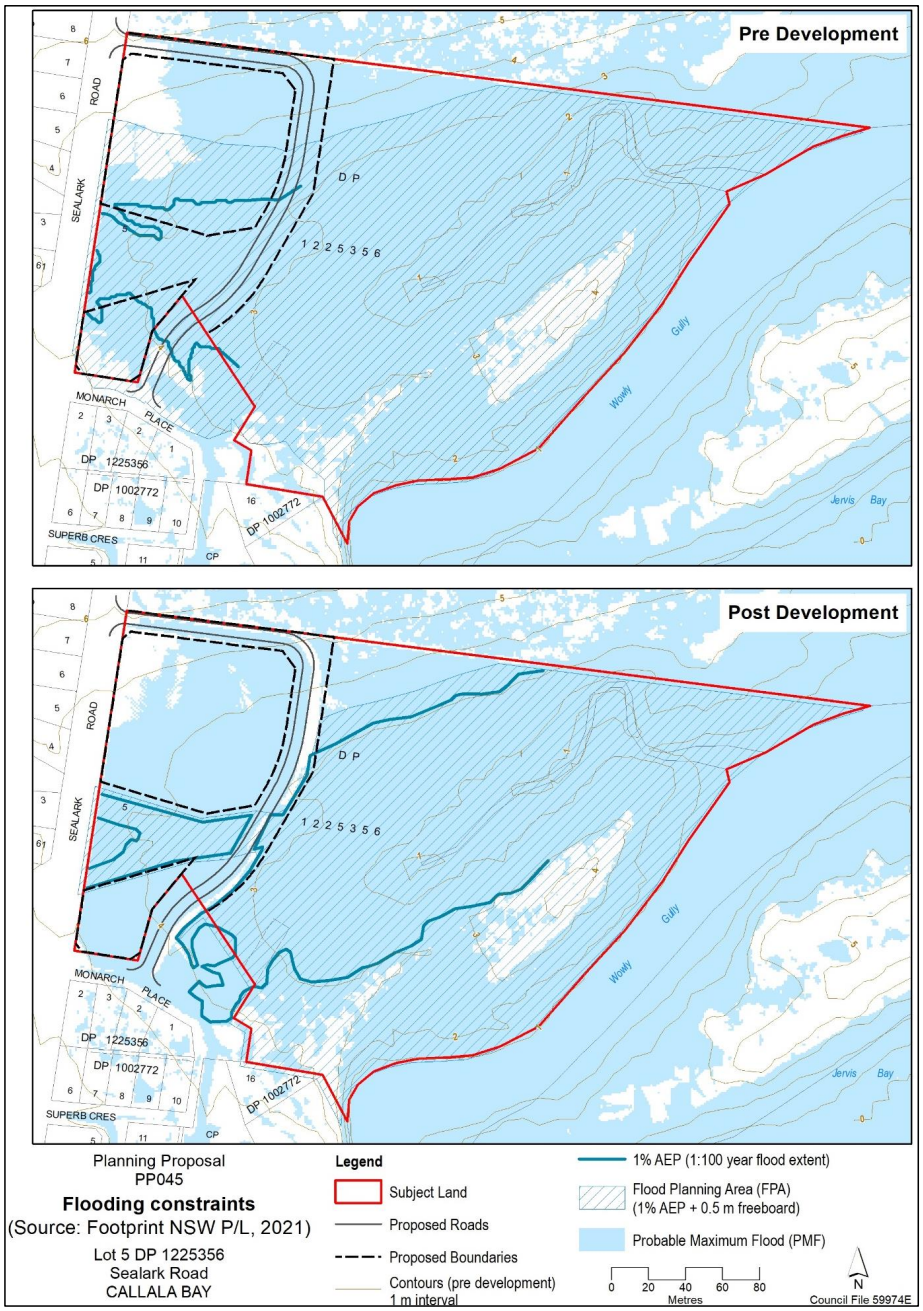


**Figure 19 - Flooding constraints, pre and post-development**

Under the pre-development scenario (current landform):

- Some of the proposed residential area on either side of the drainage channel is below the predicted 1 in 100 year flood line (1% AEP).
- All but the northern part of the footprint (roughly one third) is within the Flood Planning Area (predicted 1% AEP + 0.5 m freeboard).
- All but the north-western corner of the footprint is below the predicted Probable Maximum Flood (PMF).

Based on the proponent's proposed post-development scenario (see below):

- The predicted 1 in 100 year flood line (1% AEP) would not overtop the deeper drainage channel.
- The proposed filled area, where housing is proposed, would be above the Flood Planning Area (predicted 1% AEP + 0.5 m freeboard).
- All but the north-western corner of the footprint would be below the predicted Probable Maximum Flood (PMF) similar to the pre-development scenario.

The PP is seeking to rezone land within the flood planning area to a residential zone. The proposed residential area is dissected by an existing stormwater drainage channel which directs floodwater away from the upslope residential area. The drainage channel will be also be rezoned to residential (as opposed to *SP2 Infrastructure*) consistent with the Department's LEP practice note PN 10-001.

The proponent intends to excavate/deepen the drainage channel and fill the adjoining area where housing is proposed to an average depth of 700-800 mm. This would mean that the area intended for housing, on either side of the channel, would be above the flood planning area. Refer to Figure 19.

Section (2) of this Direction states requires PPs to *not rezone land within the flood planning area from Recreation, Rural, Special Purpose or Environmental Protection Zones to a Residential, Business, Industrial or Special Purpose Zones.* The PP is inconsistent with this but this inconsistency is arguably minor subject to undertaking the proposed earthwork.

Section (3) of this Direction requires PPs to… *not contain provisions that apply to the flood planning area which:*

*(a) permit development in floodway areas,*

*(b) permit development that will result in significant flood impacts to other properties,*

*(c) permit development for the purposes of residential accommodation in high hazard areas,*

*(d) permit a significant increase in the development and/or dwelling density of that land,*

*(e) permit development for the purpose of centre-based childcare facilities, hostels, boarding houses, group homes, hospitals, residential care facilities, respite day*

*care centres and seniors housing in areas where the occupants of the development cannot effectively evacuate,*

*(f) permit development to be carried out without development consent except for the purposes of exempt development or agriculture. Dams, drainage canals, levees, still require development consent,*

*(g) are likely to result in a significantly increased requirement for government spending on emergency management services, flood mitigation and emergency response measures, which can include but are not limited to the provision of road infrastructure, flood mitigation infrastructure and utilities, or*

*(h) permit hazardous industries or hazardous storage establishments where hazardous materials cannot be effectively contained during the occurrence of a flood event.*

Section (4) of this Direction requires PPs to *not contain provisions that apply to areas between the flood planning area and probable maximum flood to which Special Flood Considerations apply which:*

*(a) permit development in floodway areas,*
*(b) permit development that will result in significant flood impacts to other properties,*
*(c) permit a significant increase in the dwelling density of that land,*
*(d) permit the development of centre-based childcare facilities, hostels, boarding houses, group homes, hospitals, residential care facilities, respite day care centres and seniors housing in areas where the occupants of the development cannot effectively evacuate,*
*(e) are likely to affect the safe occupation of and efficient evacuation of the lot, or*
*(f) are likely to result in a significantly increased requirement for government spending on emergency management services, and flood mitigation and emergency response measures, which can include but not limited to road infrastructure, flood mitigation infrastructure and utilities.*

Assessment

The proponent's flood consultant, Footprint (NSW) P/L provided the following response in relation to sections (3) and (4) of this Direction.

*Although floodways are not defined in the flood assessment, they are in areas of high flood depth and high velocity and would be limited to the drainage channel through the site in both the 1% AEP and PMF events. The channel area is not proposed for residential development and will be retained in a natural state, albeit with some reshaping to improve hydraulic capacity.*

*Figure 8.4 of the Flood Study Report demonstrates that the proposed development will not cause adverse flood impact on adjacent properties. In fact, the modelling demonstrated that the 1% AEP flood level in the upper portion of the drainage channel through the site is likely to decrease by up to 300mm, which is anticipated to*

> *result in a reduction of flooding and increased serviceability within Sealark Road to the benefit of the wider community. Similarity in the PMF event Figure 9.4 shows that the proposed development is not likely to have adverse impact on adjacent properties.*
>
> *Hazard mapping for this project adopted the hazard categorisation from Australian Rainfall and Runoff (2019) rather than that from the NSW Flood Plain Development Manual (2005). The high hydraulic hazard category from Figure L2 of the NSW Floodplain Development Manual most closely aligns with the upper bound of the H3 hazard category from Australian Rainfall and Runoff (2019). The areas proposed for residential development are all located in areas of H3 or lower hazard category in both the 1% AEP and PMF events and are therefore not in high hazard areas.*
>
> *The area of the site proposed for residential development is relatively flood free in the 1% AEP event and reliable access would therefore be available. In the PMF event flood hazard (H1 and H2) over areas of the site proposed for residential development, including the proposed road, would not preclude emergency access. In the event that the sag point in Sealark Avenue became impassable in either event reliable access from Lot A north to Encounter Street and from Lot B south to Sydney and/or Derwent Street is available.*

The above information is based on the post development scenario, i.e. excavating the channel and raising the ground level of the proposed residential area by an average depth of 700-800 mm with greater depths on the eastern side of the site (>1 m).

According to DPIE's guideline titled 'Considering flooding in land use planning' Special Flood Considerations (SFC) apply to certain types of development that have a higher risk to life, warranting the consideration of the impacts of rarer flood events on land located outside the Flood Planning Area (FPA). SFCs also apply to land between the FPA and the Probable Maximum Flood (PMF) where there is a particular risk to life, the evacuation of people may be required, or there are other safety considerations.

SFC provisions can be introduced through an optional clause in the Standard Instrument LEP, which councils can choose to adopt in their LEP(s). In this regard, on 5 October 2021, Council resolved (MIN21.700) to:

> "… *opt-in to adopt the Standard Instrument 'Special Flood Considerations' clause and specify that 'sensitive and hazardous development' to which the clause applies includes the following land uses: correctional centres, early education and care facilities, educational establishments, emergency services facilities, group homes, hospitals, respite day care centres, seniors housing, hazardous industries, hazardous storage establishments*.

**Note:** Clause (4) of this Ministerial Direction applies only if the optional SFC clause applies. Although Council has resolved to adopt the SFC clause, DPIE has indicated that SLEP 2014 is unlikely to be amended before March 2022. This PP is unlikely to be finalised within this timeframe and therefore Clause (4) will apply.

According to DPIE's guideline, the SFCs seek to ensure that development:

1. *will not affect the safe occupation of and efficient evacuation of people in the event of a flood, and*
2. *incorporates appropriate measures to manage risk to life from flood, and*
3. *will not adversely affect the environment in the event of a flood.*

The SFC clause will apply:

*(a) for sensitive and hazardous development - land between the flood planning area and the probable maximum flood, and*

*(b) for development that is not sensitive and hazardous development - land the consent authority considers to be land that, in the event of a flood, may -*

*(i) cause a particular risk to life, and*

*(ii) require the evacuation of people or other safety considerations.*

In relation to (a) this PP may enable some 'sensitive and hazardous development' uses such as seniors housing and childcare facilities, however it is very unlikely these uses will eventuate given the coastal location and high value of the land. The purpose of the PP is to enable limited housing development.

Therefore, in relation to (b) there is a low risk that this PP could enable development that could cause a particular risk to life or require an emergency evacuation.

It is noted that Councils who adopt the SFC clause in their LEP are also encouraged to amend their development control plan (DCP) to include supporting controls. Chapter G9 - Development on Flood Prone Land in the Shoalhaven Development Control Plan 2014 (DCP) includes planning controls that apply to land affected by the PMF. Specifically, any subdivision application affecting land between the FPA and PMF would need to address the following performance criteria:

*P3.2 The proposed subdivision will not create new lots that are affected by a high hazard area, or floodway in today's flood conditions or in climate change conditions up to the year 2100*.

In summary, the PP is inconsistent with this Direction but this inconsistency is arguably minor subject to completing the excavation and filling associated with the post-development scenario.

### 4.2 Coastal Management

This Direction requires PPs within the coastal zone to be consistent with the Coastal Management Act, the NSW Coastal Management Manual and associated Toolkit; NSW Coastal Design Guidelines 2003; and any relevant Coastal Management Program. A PP must not rezone land which would increase development within a coastal vulnerability area or on land affected by a current or future coastal hazard.

The PP is not seeking to increase development within a coastal wetland, coastal vulnerability area, or land affected by a current or future coastal hazard.

### 4.3 Planning for Bushfire Protection

This Direction requires PPs on bushfire prone land to have regard to Planning for Bushfire Protection 2019 and include controls that avoid placing inappropriate developments in hazardous areas and ensure that bushfire hazard reduction is not prohibited within an asset protection zone (APZ).

The PP is supported by a bushfire assessment which incorporates a Strategic Bushfire Assessment. The proposal has been designed to incorporate a perimeter road, APS etc and appears capable of complying with PBP 2019. The RFS will be consulted prior to exhibition.

**4.4 Remediation of contaminated land**

This PP is supported by a Preliminary Site Investigation report which found that minimal human related activity has occurred on the site other than passive recreational activities.

The following potential Areas of Environmental Concern (AEC) were identified:

- The drainage depression associated with the historical use of herbicides and ongoing use as stormwater drains (AEC1).
- Areas with the potential for illegal dumping (AEC2).

This PP is consistent with this Direction noting that further investigation including soil sampling would be undertaken at development application stage, as recommended.

**4.5 Acid Sulfate Soils**

The PP is supported by an Acid Sulfate Soils (ASS) Assessment which concluded that a formal ASS management plan is not required for the site based on soil sampling and analysis. Any future development application will have to address Clause 7.1 (*acid sulfate soils*) of the Shoalhaven LEP 2014.

**5.1 Integrating Land Use and Transport**

The PP will provide a limited number of additional dwellings on the coastal fringe of Callala Bay. Future residents are likely to be reliant on private cars for transport due to the limited availability of public transport and limited employment opportunities within the village. The existing and proposed network of roads and paths will provide a range of cycling and walking options locally.

**5.2 Reserving Land for Public Purposes**

A letter dated 3/8/21 from the NSW Environment Minister to the proponent confirms that NPWS will accept the proposed C2-zoned land subject to a one-off payment by the proponent to 'complete works and transition the land to a national park'. The letter states that the land would only be rezoned to *C1 National Park* after the land has been acquired.

The C2-zoned land would be transferred to NPWS via a Voluntary Planning Agreement (VPA) between the landowner and the NSW Environment Minister. The intention is that the VPA will be progressed concurrently with the PP and would be signed and registered on title prior to notification of the LEP amendment. This approach would ensure a mechanism is in place to transfer the land prior to it being rezoned. The timing of the LEP amendment could potentially be impacted if the VPA delayed. The PP is not inconsistent with this Direction.

**5.3 Development Near Regulated Airports and Defence Airfields**

This direction requires PPs to ensure the effective and safe operation of regulated airports and defence airfields and ensure development does not compromise aircraft operations or is adversely affected by aircraft noise. The subject land is located approximately 15 km from the Jervis Bay Airfield which is owned and managed by the Commonwealth Department of Defence. The PP will enable a small area to be rezoned consistent with neighbouring development. The PP will reduce the maximum building height from 11 m to 8.5 m. There is no impact to nearby airfields.

**6.1 Residential Zones**

The PP will provide some additional housing on the coastal fringe of Callala Bay, however this will involve an expansion of the current urban footprint. The existing infrastructure and services within the village will be utilised. A new perimeter road and upgraded stormwater infrastructure is proposed to be provided at subdivision stage.

**9.2 Rural Lands**

This Direction applies to PPs that:

- will affect land within an existing or proposed rural or conservation zone (including the alteration of any existing rural or conservation zone boundary) or
- change the existing minimum lot size on land within a rural or conservation zone.

Environmentally sensitive land identified in the proponent's supporting BDAR includes a Threatened Ecological Community (TEC) and a 100 m buffer to the coastal wetland, will be rezoned to C2. This environmentally sensitive land will be added to the Jervis Bay National Park via a VPA.

The supporting flood study and integrated water cycle assessment indicate that the proposed development area will need to be filled to an average depth of 700-800 mm to manage stormwater and flooding while achieving a neutral or beneficial effect on water quality.

The PP is not inconsistent with clause (5) because it will not result in land use conflict between residential and other land uses.

## 3.3 Environmental, Social and Economic Impact (Section C)

### 3.3.1 Is there any likelihood that critical habitat or threatened species, populations or ecological communities, or their habitats, will be adversely affected as a result of the proposal?

The proponent's supporting BDAR indicates that while it is not possible to locate the footprint within an area that has no biodiversity values, the footprint is generally located in the most disturbed part of the site and the vegetation does not conform to any Endangered Ecological Communities (EEC) listed under the NSW Biodiversity Conservation Act (BC Act) or the Commonwealth Environment Protection and Biodiversity Conservation Act 1999 (EPBC Act) (Eco Logical Australia 2020).

One threatened species was observed within the study area; the Grey-headed Flying-fox, which was not considered to represent a significant constraint (given this species' mobility and extensive range). Three other threatened species were recorded in the eastern part of the subject land that will be rezoned to *C2 Environmental Conservation* (ibid.):

- Gang-gang Cockatoo
- Square-tailed Kite
- White-bellied Sea-eagle

The proponent's BDAR states that the development footprint does not support any hollow-bearing trees, raptor nests, permanent water or rock habitats, nor any other habitat resources that are not widely available in surrounding areas (ibid.).

### 3.3.2 Are there any other likely environmental effects as a result of the Planning Proposal and how are they proposed to be managed?

**Impacts on local amenity**

Potential impacts on local amenity include:

- loss of views, particularly impacting on adjacent residences west of Sealark Road
- noise during and after construction of the development
- traffic and car parking.

Strategies to minimise visual impacts could include appropriate landscaping and use of vegetation to soften the impacts, and building height controls. Note: an 8.5 m maximum height of buildings is proposed on the subject land.

**Impacts of earthworks involving cut and fill**

The subject land is relatively flat and low lying, and as discussed in section 3.2.4 is subject to flooding. To resolve the flooding constraints and enable stormwater to be managed so that water quality in Wowley Creek is not adversely impacted in the longer term, the proponent proposes to undertake earthworks to raise the height of the residential area (and part of the proposed perimeter road) to an average depth of 700-800 mm, and to



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excavate the channel. This would raise the proposed residential area above the flood planning level (1 in 100 year flood level + 0.5 m freeboard) while also providing the necessary vertical fall to discharge stormwater into the proposed bioretention basins (to be designed at development application stage).

The potential impacts of earthworks involving cut and fill would include:

- Construction impacts including noise and dust, and erosion risk / water quality impacts. Note: the proponent's Integrated Water Cycle Management Plan indicates that water quality would not be negatively impacted post construction. A Soil and Water Management Plan would be required prior to any work proceeding and would document erosion control measures to be implemented during the construction phase.
- Changes to stormwater and flooding behaviour (positive and negative). Excavating the channel would improve drainage and reduce localised inundation. The proponent's flooding consultant, Footprint (NSW) P/L advised Council that:
  *Figure 8.4 of the Flood Study Report demonstrates that the proposed development will not cause adverse flood impact on adjacent properties. In fact, the modelling demonstrated that the 1% AEP flood level in the upper portion of the drainage channel through the site is likely to decrease by up to 300mm, which is anticipated to result in a reduction of flooding and increased serviceability within Sealark Road to the benefit of the wider community. Similarity in the PMF event Figure 9.4 shows that the proposed development is not likely to have adverse impact on adjacent properties.*
- Impacts on visual qualities in the immediate area, including the natural landscape and views. The extent to which the ground level is proposed to be raised should be considered in context of the existing landform and landscape.

### 3.3.3 How has the Planning Proposal adequately addressed any social and economic effects?

Callala Bay has a high number of Aboriginal cultural heritage sites and the former NSW Office of Environment and Heritage (now NSW Heritage) has issued advice recognising the area is part of a significant Aboriginal cultural landscape. An Aboriginal Cultural Heritage Assessment has been prepared to accompany the Planning Proposal, which concluded that the proposal will not have a significant impact on Aboriginal cultural heritage.

Given the limited scale of the proposed development, the Planning Proposal is unlikely to have significant social or economic effects. As discussed above, there could be some impacts on local amenity. The construction phase would provide some economic stimulus. The resulting increase in population, although relatively small, would provide some ongoing economic stimulus to business in Callala Bay in the longer term.

## 3.4 State and Commonwealth Interests (Section D)

### 3.4.1 Is there adequate public infrastructure for the Planning Proposal?

Advice on water and sewerage infrastructure is being sought from Shoalhaven Water. Stormwater infrastructure is covered in the proponent's Integrated Water Cycle Management Plan (IWCMP).

The proponent's traffic assessment indicates that the proposed development will have minimal impact on the existing traffic conditions. A more detailed assessment, including car parking requirements would be required at DA stage, when a concept is available.

### 3.4.2 What are the views of state and Commonwealth public authorities consulted in accordance with the Gateway determination?

Council will consult with the relevant government agencies and the Jerrinja LALC should DPE issue a new Gateway for the updated PP.

## Part 4 – Mapping

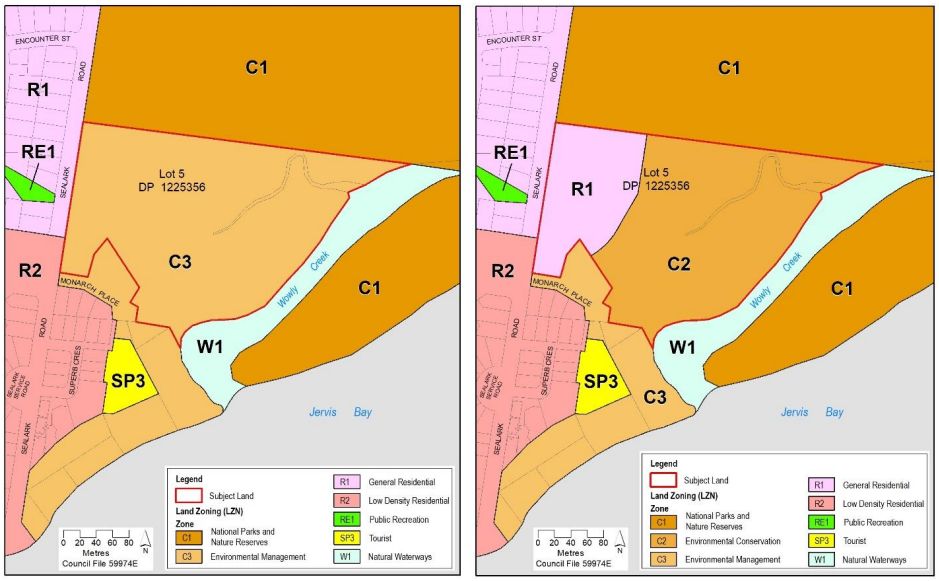


**Figure 20 - Existing (left) and proposed (right) land use zoning (LZN) SLEP 2014**

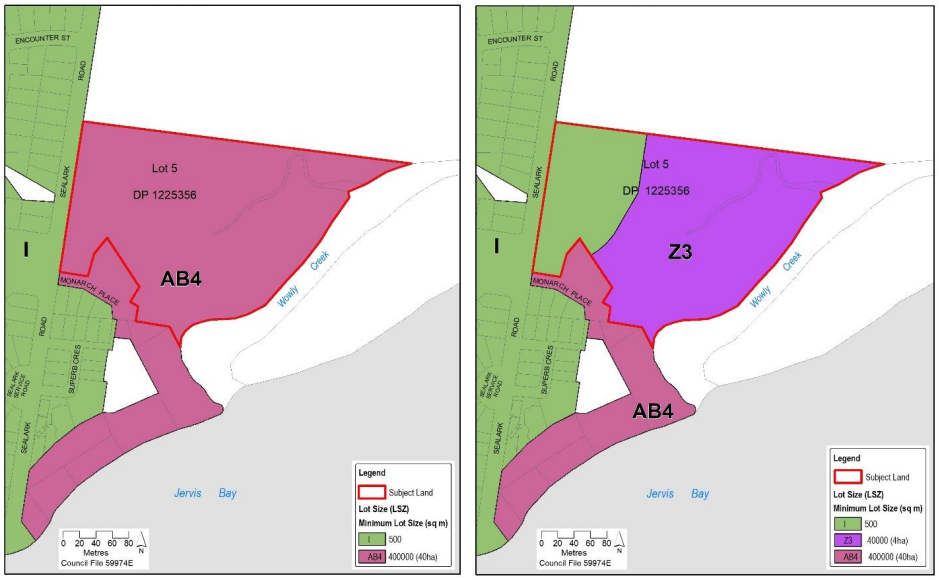


**Figure 21 - Existing (left) and proposed (right) minimum lot sizes (LSZ) SLEP 2014**

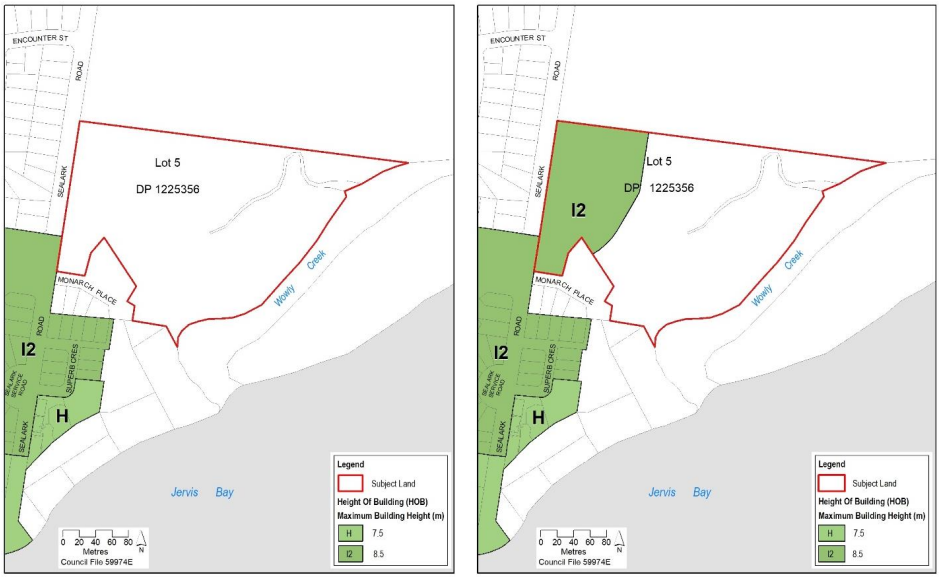


**Figure 22 - Existing (left) and proposed (right) maximum height of buildings (HOB) SLEP 2014**

## Part 5 - Community Consultation

Council proposes to exhibit the planning proposal in accordance with the requirements of the Gateway determination. It is intended that an exhibition period of at least 28 days apply

Public notification of the exhibition would include letters to neighbouring landowners and a notice on Council's website.

## Part 6 – Project Timeline

The anticipated timeline for the Planning Proposal is provided below.

| Task | Anticipated Timeframe |
|---|---|
| Commencement date (date of Gateway determination) | July 2022 |
| Completion of Gateway determination requirements | August 2022 |
| Public exhibition | September-October 2022 |
| Consideration of submissions | November 2022 |
| Post exhibition consideration of PP | December 2022 |
| Finalisation and notification of Plan | February 2023 |

## Attachments

### Attachment 1: Gateway determination and Agency correspondence

Gateway determination – Department of Planning and Environment - 2 May 2019

NSW GOVERNMENT Planning & Environment

## Gateway Determination

***Planning proposal (Department Ref: PP_2019_SHOAL_001_00)**: to rezone part of Lot 5 DP 1225356 Sealark Road Callala Bay from E3 Environmental Management Zone to R2 Low Density Residential and/or R3 Medium Density Residential Zones, RE1 Public Recreation and/or RE2 Private Recreation Zone and to amend development controls.*

I, the Director Regions, Southern at the Department of Planning and Environment, as delegate of the Minister for Planning, have determined under section 3.34(2) of the *Environmental Planning and Assessment Act 1979* (the Act) that an amendment to the Shoalhaven Local Environmental Plan (LEP) 2014 as described above should proceed subject to the following conditions:

1. The studies and investigations as identified in Shoalhaven City Council's covering letter dated 14 March 2019 and Office of Environment and Heritage advice to Council on the planning proposal dated 31 January 2019 are to be prepared prior to public consultation.
2. The planning proposal is to be revised, prior to public consultation to:
   (a) Provide an assessment of the consistency of the planning proposal with the Illawarra Shoalhaven Regional Plan.
   (b) Demonstrate compliance with Section 9.1 Directions 1.4 Oyster Aquaculture, 2.1 Environmental Protection Zones, 2.2 Coastal Management, 2.3 Heritage Conservation, 4.3 Flood Prone Land, 4.4 Planning for Bushfire Protection, 5.10 Implementation of Regional Plans, 6.2 Reserving land for Public Purposes.
   (c) Provide an assessment of current SEPPs including the SEPP (Coastal Management) 2018.
   (d) Clarify the proposed zonings and development controls in the explanation of the provisions and proposed maps.
3. Details of a suitable mechanism, such as a Voluntary Planning Agreement, for any proposed dedication of lands to the state of NSW for extension to the Jervis Bay National Park or other public open space are to be provided prior to public consultation.
4. The studies and investigations and a revised planning proposal are required to be submitted to the Department for consideration prior to public consultation.
5. Public exhibition is required under section 3.34(2)(c) and schedule 1 clause 4 of the Act as follows:
   (a) the planning proposal must be made publicly available for a minimum of **28 days**; and
   (b) the planning proposal authority must comply with the notice requirements for public exhibition of planning proposals and the specifications for

material that must be made publicly available along with planning proposals as identified in section 5.5.2 of *A guide to preparing local environmental plans* (Department of Planning and Environment 2016).

6. Consultation is required with the following public authorities/organisations under section 3.34(2)(d) of the Act and/or to comply with the requirements of relevant section 9.1 Directions:
   - NSW Rural Fire Service (S 9.1 Direction 4.4 Planning for Bushfire Protection)
   - NSW Office of Environment and Heritage
   - Department of Primary Industries (S 9.1 Direction 1.4 Oyster Aquaculture)
   - Shoalhaven Water
   - The Jerringa Local Aboriginal Land Council

   Each public authority/organisation is to be provided with a copy of the planning proposal and any relevant supporting material and given at least 21 days to comment on the proposal.
7. An infrastructure delivery plan to determine infrastructure and servicing requirements for the site is to be prepared prior to finalisation of the plan.
8. A public hearing is not required to be held into the matter by any person or body under section 3.34(2)(e) of the Act. This does not discharge Council from any obligation it may otherwise have to conduct a public hearing (for example, in response to a submission or if reclassifying land).
9. The planning proposal authority is authorised as the local plan-making authority to exercise the functions under section 3.36(2) of the Act subject to the following:
   (a) the planning proposal authority has satisfied all the conditions of the Gateway determination;
   (b) the planning proposal is consistent with section 9.1 Directions or the Secretary has agreed that any inconsistencies are justified; and
   (c) there are no outstanding written objections from public authorities.
10. The time frame for completing the LEP is to be **24 months** following the date of the Gateway determination.

Dated 2nd day of May 2019.

**Ben Eveleigh**
**Director Regions, Southern**
**Planning Services**
**Department of Planning and Environment**

**Delegate of the Minister for Planning**

DPE Gateway alteration (termination) 17/12/2021

DPE Cover letter Gateway alteration (termination) 17/12/2021

Covering letter – Shoalhaven City Council - 14 March 2019

Office of Environment and Heritage advice – 31 January 2019

NPWS Letter 3 Aug 2021 – potential land transfer via VPA - Sealark Road PP045

## Attachment 2: Technical Studies

| Title | Author/date/commission by? |
|---|---|
| Biodiversity Development Assessment Report (BDAR) | Eco Logical Australia, 10/12/2020. Proponent managed |
| Flood Study | Footprint (NSW) 22/11/2021. Proponent managed. |
| Integrated Water Cycle Assessment | Footprint (NSW) 22/11/2021. Proponent managed. |
| Aboriginal Cultural Heritage Assessment (sensitive information redacted for public release) | AMBS Ecology & Heritage, March 2020. Council managed. |
| Traffic Study | PTC, 4/11/2019. Proponent managed. |
| Geotechnical Study (including Acid Sulfate Soils) | Terra Insight, August 2019. Proponent managed. |
| Stage 1 Preliminary Contaminated Site Assessment | Terra Insight, August 2019. Proponent managed. |
| Bushfire Hazard Risk Assessment | Eco Logical Australia, 27/7/2020. Proponent managed. |

### 1. SEPP Checklist.

| State Environmental Planning Policy | Applies? | Consistent? |
|---|---|---|
| Biodiversity and Conservation SEPP 2021 | Yes | Yes – see 3.2.3 |
| Chapter 2 Vegetation in non-rural areas | | |
| Chapter 2 Vegetation in non-rural areas | | |
| Chapter 3 Koala habitat protection 2020 | No | |
| Chapter 4 Koala habitat protection 2021 | Yes | Yes - See section 3.2.3 |
| Chapter 6 Bushland in urban areas | No | |
| Chapter 7 Canal estate development | No | |
| Building Sustainability Index: BASIX 2004 SEPP | Yes | Future residential development will need to comply with BASIX requirements |
| Exempt & Complying Development Codes 2008 SEPP | Yes | Yes |
| Housing SEPP 2021 | Yes | Yes – see 3.2.3 |
| Chapter 2 Affordable housing | Yes | |



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| | | |
|---|---|---|
| Chapter 3 Diverse housing | Yes | |
| Industry and Employment SEPP 2021 | No | |
| Design Quality of Residential Apartment Development SEPP 65 | Yes | Yes – see 3.2.3 |
| Planning Systems SEPP 2021<br>Chapter 2 State and regional development<br>Chapter 3 Aboriginal land<br>Chapter 4 Concurrences and consents | No<br>No<br>No<br>No | |
| Precincts Regional SEPPs 2021 | No | Proposal does not relate to state significant development or development in an Activation Precinct or Gosford. |
| Primary Production SEPP 2021 | No | |
| Resilience and Hazards SEPP 2021 | Yes | Yes – see 3.2.3 |
| Resources and Energy SEPP 2021 | No | |
| Transport and Infrastructure SEPP 2021 | No | |

## 2. S9.1 Checklist.

| MD | Subject | Applies? | Relevant? | Consistent? |
|---|---|---|---|---|
| **Focus Area 1: Employment & Resources** | | | | |
| 1.1 | Implementation of Regional Plans | Yes | Yes | Yes – see 3.2.4 |
| 1.2 | Development of Aboriginal Land Council Land | No | No | |
| 1.3 | Approval and Referral Requirements | No | No | |
| 1.4 | Site Specific Provisions | Yes | Yes | Yes – see 3.2.4 |
| 1.5 – 1.17 | Planning Systems (Place based) | No | No | |
| **Focus Area 2: Design and Place** – *Directions for this Focus Area have not been finalised to date* | | | | |
| **Focus Area 3: Biodiversity & Conservation** | | | | |
| 3.1 | Conservation Zones | Yes | Yes | Yes – see 3.2.4 |
| 3.2 | Heritage Conservation | Yes | Yes | Yes – see 3.2.4 |
| 3.3 | Sydney Drinking Water Catchments | No | No | |
| 3.4 | Application of C2 and C3 Zones and Environmental Overlays in Far North Coast LEPs | No | No | |
| 3.5 | Recreation Vehicle Areas | No | No | |
| **Focus Area 4: Resilience & Hazards** | | | | |
| 4.1 | Flooding | Yes | No | Justified – see 3.2.4 |
| 4.2 | Coastal Management | Yes | Yes | Yes – see 3.2.4 |
| 4.3 | Planning for Bushfire Protection | Yes | Yes | Yes – see 3.2.4 |
| 4.4 | Remediation of Contaminated Land | Yes | Yes | Yes – see 3.2.4 |
| 4.5 | Acid Sulfate Soils | Yes | Yes | Yes – see 3.2.4 |

| | | | | |
|---|---|---|---|---|
| 4.6 | Mine Subsidence and Unstable Land | No | No | |
| **Focus Area 5: Transport & Infrastructure** | | | | |
| 5.1 | Integrating Land Use and Transport | Yes | Yes | Yes – see 3.2.4 |
| 5.2 | Reserving Land for Public Purposes | Yes | No | See 3.2.4 |
| 5.3 | Development Near Regulated Airports and Defence Airfields | Yes | Yes | Yes – see 3.2.4 |
| 5.4 | Shooting Ranges | No | No | |
| **Focus Area 6: Housing** | | | | |
| 6.1 | Residential Zones | Yes | Yes | Yes – see 3.2.4 |
| 6.2 | Caravan Parks and Manufactured Home Estates | Yes | No | |
| **Focus Area 7: Industry and Employment** | | | | |
| 7.1 | Business and Industrial Zones | No | No | |
| 7.2 | Reduction in non-hosted short-term rental accommodation period | No | No | |
| 7.3 | Commercial and Retail Development along the Pacific Highway, North Coast | No | No | |
| **Focus Area 8: Resources and Energy** | | | | |
| 8.1 | Mining, Petroleum Production and Extractive Industries | No | No | |
| **Focus Area 9: Primary Production** | | | | |
| 9.1 | Rural Zones | No | No | |
| 9.2 | Rural Lands | Yes | Yes | Yes – see 3.2.4 |
| 9.3 | Oyster Aquaculture | No | No | |
| 9.4 | Farmland of State and Regional Significance on the NSW Far North Coast | No | No | |

**3. Evaluation Criteria for the Delegation of Plan Making Functions**

**Checklist for the review of a request for delegation of plan making functions to Councils**

**Local Government Area:**
Shoalhaven City Council

**Name of draft LEP:**
Shoalhaven Local Environmental Plan 2014
PP045

**Address of Land (if applicable):**
The subject land is legally described as Lot 5 DP 1225356 and approx. 1103 $m^2$ associated with a tributary of Wowly Creek, on the eastern side of Sealark Road, Callala Bay.

**Intent of draft LEP:**
This Planning Proposal seeks to rezone part of the subject land adjacent to Sealark Road to *R1 General Residential* enable residential development, and to rezone the remainder to *C2 Environmental Conservation*. The maximum height of buildings proposed for the R1-zoned land is 8.5 m.

**Additional Supporting Points/Information:**
To facilitate the transfer of this land to the NSW Environment Minister for addition to the Jervis Bay National Park, a Voluntary Planning Agreement will be entered into between the landowner and the NSW Environment Minister.

| **Evaluation criteria for the issuing of an Authorisation**<br><br>**(Note: where the matter is identified as relevant and the requirement has not been met, council is attach information to explain why the matter has not been addressed)** | **Council Response** | | **Department Assessment** | |
|---|---|---|---|---|
| | **Y/N** | **Not relevant** | **Agree** | **Not agree** |
| Is the Planning Proposal consistent with the Standard Instrument Order, 2006? | Y | | | |
| Does the Planning Proposal contain an adequate explanation of the intent, objectives, and intended outcome of the proposed amendment? | Y | | | |
| Are appropriate maps included to identify the location of the site and the intent of the amendment? | Y | | | |
| Does the Planning Proposal contain details related to proposed consultation? | Y | | | |
| Is the Planning Proposal compatible with an endorsed regional or sub-regional strategy or local strategy endorsed by the Director-General? | Y | | | |
| Does the Planning Proposal adequately address any consistency with all relevant S9.1 Planning Directions? | Y | | | |
| Is the Planning Proposal consistent with all relevant State Environmental Planning Policies (SEPPs)? | Y | | | |
| **Minor Mapping Error Amendments** | | | | |
| Does the Planning Proposal seek to address a minor mapping error and contain all appropriate maps that clearly identify the error and the manner in which the error will be addressed? | N | | | |
| **Heritage LEPs** | | | | |
| Does the Planning Proposal seek to add or remove a local heritage item and is it supported by a strategy / study endorsed by the Heritage Officer? | N | | | |
| Does the Planning Proposal include another form of endorsement or support from the Heritage Office if there is no supporting strategy/study? | N | | | |

| | | | | |
|---|---|---|---|---|
| Does the Planning Proposal potentially impact on item of State Heritage Significance and if so, have the views of the Heritage Office been obtained? | N | | | |
| **Reclassifications** | | | | |
| Is there an associated spot rezoning with the reclassification? | N | | | |
| If yes to the above, is the rezoning consistent with an endorsed Plan Of Management POM) or strategy? | N | | | |
| Is the Planning Proposal proposed to rectify an anomaly in a classification? | N | | | |
| Will the Planning Proposal be consistent with an adopted POM or other strategy related to the site? | N | | | |
| Will the draft LEP discharge any interests in public land under Section 30 of the Local Government Act, 1993? | N | | | |
| If so, has council identified all interests; whether any rights or interests will be extinguished; any trusts and covenants relevant to the site; and, included a copy of the title with the Planning Proposal? | N | | | |
| Has the council identified that it will exhibit the Planning Proposal in accordance with the Department's Practice Note (PN09-003) Classification and reclassification of public land through a local environmental plan and Best Practice Guidelines for LEPs and Council Land? | N | | | |
| Has council acknowledged in its Planning Proposal that a Public Hearing will be required and agree to hold one as part of its documentation? | N | | | |
| **Spot Rezonings** | | | | |
| Will the proposal result in a loss of development potential for the site (i.e. reduced FSR or building height) that is not supported by an endorsed strategy? | N | | | |
| Is the rezoning intended to address an anomaly that has been identified following the conversion of a principal LEP into a Standard Instrument LEP format? | N | | | |
| Will the Planning Proposal deal with a previously deferred matter in an existing LEP and if so, does it provide enough information to explain how the issue that lead to the deferral has been addressed? | N | | | |
| If yes, does the Planning Proposal contain sufficient documented justification to enable the matter to proceed? | N | | | |

| | | | | |
|---|---|---|---|---|
| Does the Planning Proposal create an exception to a mapped development standard? | N | | | |
| **Section 73A matters** | | | | |
| Does the proposed instrument:<br><br>a. Correct an obvious error in the principal instrument consisting of a misdescription, the inconsistent numbering of provisions, a wrong cross-reference, a spelling error, a grammatical mistake, the insertion of obviously missing words, the removal of obviously unnecessary works or a formatting error?;<br>b. Address matters in the principal instrument that are of a consequential, transitional, machinery or other minor nature?;<br>c. Deal with matters that do not warrant compliance with the conditions precedent for the making of the instrument because they will not have any significant adverse impact on the environment or adjoining land?<br><br>(NOTE – the Minister (or delegate) will need to form an Opinion under section 73(A)(1)(c) of the Act in order for a matter in this category to proceed). | N | | | |

**4. Any other relevant documentation e.g. letters of support from State Government agencies.**



CL22.272 - Attachment 4

| | |
|---|---|
| Shoalhaven City Council | **Section 4.15 Assessment Report**<br>*Environmental Planning & Assessment Act 1979* |

**Conflict of interest declaration**

I have considered the potential for a conflict of interest under the Code of Conduct and to the best of my knowledge no pecuniary and/or significant non-pecuniary conflict of interest exists.

*Note: If you determine that a non-pecuniary conflict of interest is less than significant and does not require further action, you must provide a written explanation of why you consider that the conflict does not require further action in the circumstances. This statement should then be countersigned by the Manager.*

| | | |
|---|---|---|
| Assessing Officer<br>**ASSESSED EXTERNALLY** | **Choose an item.** | **27/05/2022** |
| Peer Review Officer | **Choose an item.** | **Click here to enter a date.** |
| Variations Proposed | ☐ Clause 4.6 exception<br>☒ DCP departure | |

| Councillor Representations | *Councilor* | *Date* | *TRIM Reference* |
|---|---|---|---|
| | Clr Patricia White | 11/05/2021 | D21/148291 |

| | |
|---|---|
| Report Recommendation | Approval |

| | |
|---|---|
| DA Number | DA20/1762 |
| PAN | Pre - portal |
| Property Address | 127 Princes Highway, Ulladulla |
| Proposal | Mixed use development comprising demolition of existing buildings and construction of two retail spaces, restaurant and six residential units. |
| Applicant(s) | Ocean Point Assets P/L - c/o Edmiston Jones |
| Owner(s) | Marc Lindsay and Nicole Jones |
| Owner's consent provided? | Yes |
| Date Lodged | 4/08/2020 |
| Date of site inspection | 18/05/2022 |
| Date clock stopped | 27/08/2020 |

Section 4.15 Assessment Report – DA20/1762

| | |
|---|---|
| Date clock started<br><br>Final information received on 2 June 2022 | Click here to enter a date. |
| Related Application in NSW Planning Portal? | ☒ Concurrence and/or external agency referral<br>☐ Section 68<br>☒ Section 138<br>☐ Construction Certificate<br>*Note: s138 and CC applications will not be incorporated into the Development Consent and will be determined separately.* |
| Number of submissions | 9<br>*Note: where submissions are received Council must give notice of the determination decision to all submitters.* |

## 1. Detailed Proposal

The proposal seeks development consent for a mixed use development which includes the demolition of existing buildings and construction of two retail spaces, restaurant and six (6) residential units.

The proposal will provide a mixture of two and three-bedroom apartments across the second and third floor levels of the site. Private Open Space areas have been provided in the form of terrace/balconies which have been orientated towards the street to minimise visual impacts to neighbouring properties.

Business/retail floor space will be provided across the first-floor level and include two retail spaces with frontage to the Princes Highway and a restaurant located to the northern extent of the floor level. A common open space area is provided along the eastern boundary of the first floor with outdoor dining provided towards the north-eastern corner of the first floor. A service courtyard contains the back of house functions at the rear of the retail units.

Two levels of car parking are provided on the basement level and ground floor. Ten (10) residential car spaces are located on the basement level with storage area for each unit, whilst ten (10) commercial/retail spaces are provided on the ground floor.

All servicing and loading will occur within a dedicated portion of the ground floor at the rear of the building. The proposal includes a truck turntable area to allow for onsite servicing and forward egress from the site. Waste collection will be onsite and serviced by a private contractor.

The site is serviced by mains water, reticulated sewer, gas and electricity. The increased intensity of use on site will necessitate appropriate augmentation to these utilities and subject to detailed design and further consultation with service providers. A Stormwater pipe and pit have been proposed on the north-eastern side of the site. No on-site detention (OSD) is required.

The proposal includes the removal of trees to the South Side of the intersection, in order to improve sightlines to the intersection. Landscaping is provided on the ground level of the building on the South Street frontage and in the terraces for each unit.



CL22.282 - Attachment 1

## 2. Subject Site and Surrounds

**Site Description**

*Figure 1: Aerial imagery of subject site*

*Figure 2: Aerial imagery of subject site*

- The site is described as being Lot 6 in DP 535004 at 127 Princes Highway, Ulladulla.
- The subject site has an approximate 50m frontage to Princes Highway and 20m to South Street.
- The site contains 5 retail shops in which 4 are currently occupied.
- The site is zoned B4 Mixed-Use.



CL22.282 - Attachment 1

Section 4.15 Assessment Report – DA20/1762

- The site is mapped with a maximum building height of 14m and 11m.
- The site is mapped with a maximum FSR of 1.5:1
- The site is mapped with Acid Sulphate Soils of Class 5.
- The site is mapped at or below the PMF level under Shoalhaven City Council's GIS mapping system.
- The site is located in Ulladulla Town Centre.
- The surrounding area is mixed in character, with retail, commercial, and residential premises.
- The site is adjoined by other retail shops to the south and residential developments to the west.
- Car parking is located to the north of the site, facing South Street.

**Site Inspection Observations**

- Site falls approx. 8m from SW corner (42mAHD approx.) to NE corner (34mAHD approx.).
- Site has short frontage to South Street with existing vehicle entry driveway and long frontage to the highway.
- 1Hr 45 degree angled parking along the highway frontage.
- An existing single storey building comprised of commercial tenancies steps down the Princes Highway served by an undulating raised footpath.
- Sewer main runs parallel with and through the western boundary of the subject site (orange line).

*Figure 3: Site Photo looking south west towards site from South St and Princes Hwy*



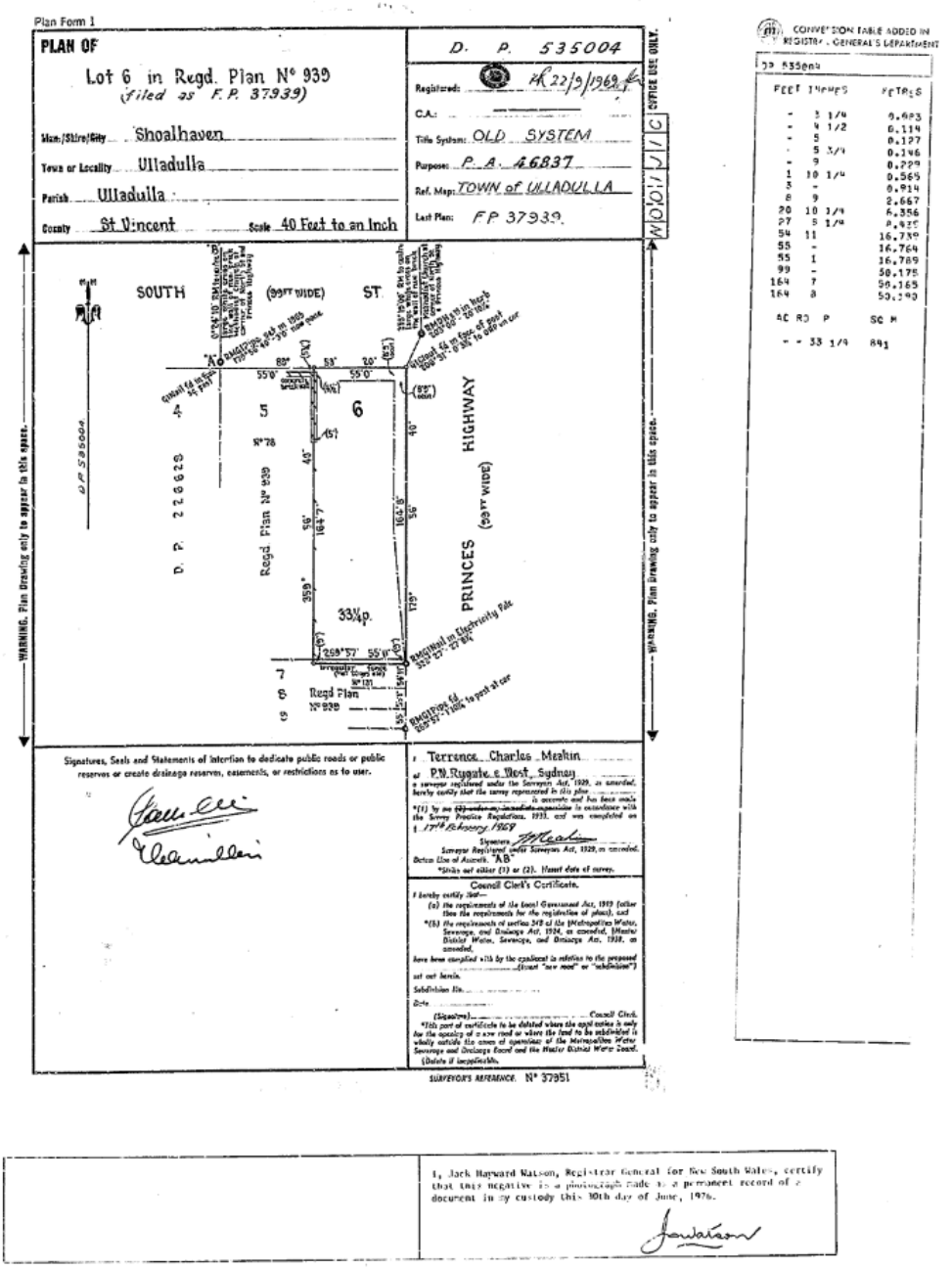
CL22.282 - Attachment 1

*Figure 4: Site Photo looking south towards site from South St*

*Figure 5: Site Photo looking north along existing shopfronts from pedestrian path on Princes Hwy*

Section 4.15 Assessment Report – DA20/1762

**Deposited Plan and 88B Instrument**




I, Jack Hayward Watson, Registrar General for New South Wales, certify that this negative is a photographic made as a permanent record of a document in my custody this 30th day of June, 1976.

There are no identified restrictions on the use of the land that would limit or prohibit the proposed development.

## 3. Background

**Pre-Lodgement Information**

Summary of Development Advisory Unit provided below. Refer to pre-lodgement minutes for further details.

Council's comments

- **Setbacks and Height –**
  - Setbacks generally comply except for POS for units 1-4 but this appears to be a reasonable proposal.
  - There is a variation in height which may be of community concern. If the height variation is more than 10% of standard height, the variation will need to be referred to full council for determination. Any variation will need be outlined in a Justification Statement addressing clauses 4.3, 4.6 & 5.6 where relevant of the SLEP 2014 in accord with Council's Applicant's Guide attached.
- **Visual –**
  - View Impact Assessment to be provided
  - Refer to Chapter S8 Ulladulla Town Centre Precinct 2.
  - Do not want to see large blank walls. Need to provide suitable change of materials, articulation etc to break up large surfaces.
  - Photomontages or similar rendering or perspective drawings illustrating the proposal in the context of surrounding development.
  - It is advisable to provide a three dimensional computer generated model showing views of the development from adjacent streets and buildings to help the public get a better idea of what is proposed.
- **Carparking and Access –**
  - Application required to be referred to RMS given the proximity to the highway and future proposal for traffic lights at the intersection of South Street and the highway.
  - Applications are to state whether the proposed parking layout has been designed in accordance with Chapter G21: Car Parking and Traffic of the Shoalhaven DCP 2014 or AS2890. Where AS2890 is proposed, adequate justification is required.
  - Based on the draft plans submitted for comment the development currently generates a parking demand of 11 spaces [residential] & 10 spaces [retail/restaurant] for a total of 21 spaces on-site. It would be expected that disabled spaces and shared area be included in the retail parking area only.
  - A swept path analysis and full dimensions are required for the entry/exit to the building from South Street and for each parking space/aisles/ramps/turning bays and loading bay for the largest intended vehicle for each area.
- **Storm Water –**
  - 'On-site stormwater detention is required for the proposal in accord with clause 5.1.3 Chapter G2: Sustainable Stormwater Management and Erosion/Sediment Control of the Shoalhaven Development Control Plan 2014.
- **Waste –**
  - Due to the sites location conventional wheelie bins will be difficult to service. Advised to contact Avalynne Wilby in Council's Waste Section about servicing of garbage bins. Private contractors may be a better option.
- **Landscaping –**
  - A landscape plan is to be provided in accord with Part 4O of the Apartment Design Guide [ADG], Chapter G3 Landscaping SDCP 2014 and Chapter S8 Ulladulla Town Centre



CL22.282 - Attachment 1

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**Post-Lodgement Information**

| Event/Action Taken | Date |
|---|---|
| Formal lodgement of the Development Application with Shoalhaven City Council | 04/08/2020 |
| 1st Request for Information (RFI) sent to applicant with the following matters to address:<br>1. Photomontages<br>2. Phase 1 Contamination Report<br>3. A summary document that provides the key details of the development proposal. It contains following information:<br>• floor space ratio of the development<br>• number, mix, size and accessibility of apartments<br>• number of car parking spaces for use (residential, retail, accessible, visitor etc.)<br>• percentage of cross ventilation and daylight compliance<br>4. A revised Statement of Environmental Effects (SEE) that includes a detailed assessment of the proposed development having regard to all policies and planning controls that apply to the land or type of development. Including but not limited to the following:<br>• A detailed description of all the components of the proposed development.<br>• An explanation of the design in terms of the design quality principles set out in Schedule 1 of *State Environmental Planning Policy No 65 - Design Quality of Residential Apartment Development.*<br>• Statement in regard to how the proposed development responds to the existing context and contributes to desired future character of the surrounding area. This should also consider impacts on the residential dwelling to the immediate west of the site.<br>• The SEE should also explain the likely impacts of the proposed development both during and after the development, and the proposed measures that will mitigate these impacts.<br>5. All elevations to illustrate building height controls.<br>6. Profile views of proposed building looking from western end of South Street.<br>7. Section plan to showing existing adjacent dwelling in relation to the proposed development.<br>8. View Impact Assessment is to be provided for the properties surrounding the proposal.<br>9. Demolition and construction Traffic Management Plan.<br>10. Address potential SISD conflict between vehicles using the entry ramp in South Street, pedestrian visibility and northbound highway traffic turning around blind corner into South Street. | 27/08/2020 |
| 1st Formal Notification of the Development Application. | 10/03/2021 – 24/03/2021 |
| Request for withdrawal and resubmission sent to applicant highlighting the following:<br>1. Endeavour Energy - proposed location of substation on site does not appear to meet EE location or earthing requirements and relocation of existing streetlight has not been addressed<br>2. TfNSW - TfNSW is concerned with the lack of sight distance for northbound vehicles along the Princes Highway turning left into South Street.<br><br>TfNSW notes the swept path analysis demonstrates a small rigid vehicle (SRV) occupies the entire driveway during its turn movements.<br><br>3. Shoalhaven Water - The proposed development will impact on the existing sewer system and they have proposed relocation. The applicant needs to confirm the proposed relocation will work as at this stage it is only a line on the plan that does not actually go anywhere. | 5/05/2021 |

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| 4. Environmental Health Officer - The information on the plans is not very specific in relation to the food premises fit out. It is presumed with a restaurant of this size that mechanical ventilation will be required. There are multiple floors on top of the kitchen, therefore it is too difficult to retrofit this type of exhaust in. Details of the location of the ventilation system are to be provided.<br>5. Development Engineer –<br>• Revised plans for public domain works in accordance with comments below and City Services referral<br>• Sight distance assessment from the driveway for left-turning northbound vehicles into South St.<br>• Revision of parking numbers in Traffic Report to comply with the current revision of DCP G21<br>• Redesign / further justification of parking layout as there is significant potential for conflict due to constrained design and poor intervisibility<br>• Onsite waste servicing to be considered<br>• More detailed concept stormwater plan to be provided<br>6. Assets and Works –<br>• Visitor paring has not been considered<br>• Further landscaping is to be designed and implemented to ensure clear visibility to turning vehicles can be achieved.<br>• The sight cone shown in figure 9 of the report is not adequate<br>• Approach sight distances northbound turning west onto South Street need to be provided<br>• The pedestrian footpath along the Princes Highway must be modified to be at approximately road height.<br>• Internal accessibility must be addressed.<br>• The proposed modified footpath external to the site must be as accessible as practical for the region.<br>• The external landscaping must fit the proposed intersection modifications for South Street and The Princes Highway (plans to be provided by Council).<br>• The footpath and streetscape along the highway and South Street are to fit the surrounding streetscape<br>• 10 year sensitivity analysis has not been provided for the development.<br>• Intersection analysis has not been provided for this development.<br>7. Waste - Waste servicing on site commercial arrangement, carpark to be modified to cater for onsite servicing of the proposed 11 x 660L bins. The proposed bin type and volume of waste will not be accepted as serviceable from kerbside.<br>8. Landscape Architect - The external landscaping must fit the proposed intersection modifications for South Street and The Princes Highway (plans to be provided by Council).<br>9. Building Surveyor - This Statement of Environmental Effects doesn't acknowledge Shoalhaven DCP Chapter G13 Clause 5.4.3 which refers to Universal Design and requires one of the units (as the complex contains within 3-10 dwellings) to be constructed to the silver standard in accordance with the Liveable Housing Design Guidelines or design the unit as easily and affordable adaptable. | |
| RFI response from proponent which provided:<br>• Response letter to comments raised<br>• Revised Architectural Plans 16-0073/DA03-DA14, DA16<br>• Detailed Stormwater Concept Plan 103412/2<br>• Details Sewer works diagram 103412/5<br>• Response to Council and Transport for NSW comments by Parking, Traffic and Civil Engineering (PTC) dated 7 June 2021 | 07/06/2021 |
| 2nd Formal Notification of the Development Application. | 14/07/2021 – 28/07/2021 |
| 2nd RFI was sent to applicant with the following matters to address:<br>Development Engineer | 27/09/2021 |

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| • Footpath to be lowered to kerb height across frontage of the development. The current proposal is an undesirable aesthetic outcome, exacerbates existing accessibility issues and prevents rectification work to be undertaken in the future to resolve accessibility issues. Please refer to comments below.<br>• Consideration to be given to possibility of utilising waste contractor with SRV sized vehicle to avoid need for turntable within carpark<br>• Stormwater drainage plan to be amended with updated layout and floor levels, especially in relation to basement drainage.<br>• Some additional detail in CTMP required. Proposed work zone on Princes Hwy will require TfNSW concurrence. | |
| Revised Scheme provided by proponent in response to withdrawal letter request from Shoalhaven City Council. Key changes included:<br><br>• Reduction of building height and compliance to maximum Height of Building, removing Clause 4.6 variation.<br>• Increase setbacks:<br>o Second floor: Retail units increased to 3m from 2m with better articulation ▪ Increased northern setback from 5m to 9m by reducing restaurant deck<br>o Third Floor: Unit 6 terrace setback increased to 12m from 5m<br>• Revised basement layout<br>• Revised roof features<br>• Provision of onsite waste management and servicing, with a turntable<br>• Remove western restaurant windows<br>• Revised retail and amenity layouts<br>• Revised vertical circulation and fire stairs<br>• Activation of street corner with stairs<br>• Revised stormwater design to address comments dated 27 September | 22/12/2021 |
| A MS Teams meeting held with applicant's architect, and Council's Development engineer, traffic engineer, landscape architect and Development Services. The meeting discussed the:<br>• Accommodation of the new footpath to align with kerb height instead of the elevated built arrangement of stairs and ramps<br>• Align development with future traffic lights proposed for South Street and Princes Highway<br>• Site distance issues for vehicle entry/exit point and landscaping on South Street. | 18 February 2022 |
| The applicant provided revised architectural plans to address the matters raised from the meeting held 18 February 2022. | 14 March 2022 |
| Additional Information Request was sent the applicant on 23/05/2022 requesting the following:<br>Development Engineer -<br>• Swept paths should be provided to confirm that:<br>o A B99 vehicle can pass a truck parked in the loading bay.<br>o The service truck can park in the loading bay using the turn table, noting it is now off centre to the turntable.<br>• A driveway long section should be provided.<br>• Applicant should confirm that retention storage is included as part of the stormwater design.<br>City Futures<br>• Additional information on the vertical planting against western wall of proposed building. This narrow area is in shade much of the day June 9-12 and 9-3pm in a small section.<br>• How is this vertical landscape maintained.<br>• Is there sufficient room to manage maintenance vehicles for the vertical gardens.<br>• What watering and drainage system will be installed, how is it drained. | 23/05/2022 |
| An interim RFI response has been provided by the applicant stating the following: | 27/05/2022 |

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| • *Fire Storage tank will be provided in accordance with Shoal Water requirements. The design will be detailed by a hydraulic and fire engineer during the construction certificate phase however we note the storage tank will likely be an underground tank in the carpark as per the attached amended plan.*<br>• *Swept paths are provided in the attached drawing showing the following scenarios for waste collection.*<br>*a) Collection by a MRV garbage truck utilising the turntable*<br>*b) Collection by an SRV garbage truck as suggested by Council which means the turntable would not be provided. Discussion have been held with Suez Waste collection who have advised they have a small truck that is used for their Rural collection service that will likely be available for Ulladulla as there are a few sites that will require a similar service*<br>• *Response to Landscape Architects comments below. Response provided by our Landscape Architect.*<br>- *This greenwall solution will be a climbing plant species on metal trellis attached to the external skin of the building.*<br>- *This greenwall will provide visual relief to the western façade of the building during all seasons and improve sustainability and comfort level outcomes through reduction of direct Western sunlight impacting this elevation in summer.*<br>- *Parthenocissus tricuspidata – Boston Ivy, is the likely species to be specified in construction documentation as it is a vigorous climber that has proven results in urban settings, will do well in part shade and can grow up to 15m vertically.*<br>- *Being on a full Western elevation, this greenwall will receive sufficient natural sunlight for optimum growth every day of the year, whatever the season.*<br>- *Plants will be grown in raised planter boxes on level 1 podium with automatic irrigation installed and drainage to the stormwater system designed by the civil engineer in the CC phase. Additional planters may be added to the Southern end during the CC phase now that this service corridor is no longer occupied by equipment which was relocated to the basement.*<br>- *Raised planters on upper levels will also add to the overall greenwall effect by using cascading species to soften hard edges and intermingle with the Boston Ivy.*<br>- *Raised planters on upper levels will also be automatically irrigated and drained as per previous note.*<br>- *Maintenance will be required on an annual basis to prune and train climbers and cascading species.*<br>- *This will be undertaken by professionally accredited climbing arborists from the upper level of the building. Elevated work platforms will not be required to be used beside the building in the limited available space unless safe to do so.* | |
| The applicant provided revised - BASIX Certificate & NATHERS Assessment, driveway long section & stormwater design. | 2/06/2022 |

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**Site History and Previous Approvals**

Darts - since 1st July 2005

| Application | Appl. Date | Application Type | Proposal | Status | Completed |
|---|---|---|---|---|---|
| DR20/1732 | 04/08/2020 | Sewer Connection | New Commercial - Mixed Use Development Consisting of Two Retail Spaces, Restaurant and Six Residential Units. Demolition of Exisitng Retail Building | Incomplete | |
| DA20/1762 | 04/08/2020 | Development Application | New Commercial - Mixed use development comprising demolition of existing buildings and construction of two retail spaces, restaurant and six residential units with strata subdivision. | Incomplete | |
| DA19/2095 | 05/11/2019 | Development Application | Change of Use to Hairdressing Salon. No Skin Penetration | Refused | 28/07/2020 |
| DR15/1610 | 15/07/2015 | Sewer Connection (Amended) | New Commercial - Change of Use from Retail to Cafe | Approved | 20/08/2015 |
| DA15/1911 | 15/07/2015 | Development Application | New Commercial - Change of Use from Retail to Cafe | Approved | 14/08/2015 |
| DR11/1292 | 28/04/2011 | Sewer Connection (Amended) | New Commercial - Change of Use from Retail to Tattoo Parlour | Approved | 01/06/2011 |
| CC11/1398 | 28/04/2011 | Construction Certificate | Commercial Additions - Change of Use from Retail to Tattoo Parlour | Approved | 17/06/2011 |
| DA11/1434 | 28/04/2011 | Development Application | Commercial Additions - Change of Use from Retail to Tattoo Parlour | Approved | 01/06/2011 |

DA data prior to the 2nd Sept 1996

| Application | Appl. Date | Proposal | Status | Status Date |
|---|---|---|---|---|
| DA93/1056 | 11/01/1993 | Medicine (Dr'S Surgery, Etc) | Approved | 29/01/1993 |
| DA92/1286 | 26/02/1992 | Recreation & Leisure N.E.C. | Approved | 30/03/1992 |
| DA87/1865 | 27/05/1987 | Retail Trade | Approved | 29/06/1987 |
| DA87/1593 | 23/04/1987 | Retail Trade | Approved | 15/05/1987 |
| DA87/1454 | 25/03/1987 | Personal Services | Approved | 27/04/1987 |
| DA87/1428 | 23/03/1987 | Retail Trade | Approved | 10/04/1987 |
| DA86/1269 | 20/02/1986 | Retail Trade | Approved | 7/04/1986 |

BA data prior to the 2nd Sept 1996

| Application | Appl. Date | Proposal | Status | Status Date |
|---|---|---|---|---|
| BA86/1310 | 14/07/1986 | NEW COMMERCIAL | Approved | 29/10/1986 |
| SD03/1860 | 14/07/1986 | | | |

Building Certificate data prior to 1st January 1998

| Application | Appl. Date | Proposal | Status | Status Date |
|---|---|---|---|---|
| 88/0249 | 25/03/88 | SHOPS WHOLE | Printed | 12/05/88 |

## 4. Consultation and Referrals

| **Internal Referrals** | | |
|---|---|---|
| **Referral** | **Recommendation** | **Comments** |
| Asset & Works | **Recommendation with conditions of consent** | **Waste**<br>Waste storage room included on site plan. Site is suitable for a private commercial waste collection service.<br>**Traffic**<br>Removal of parking as per the works zone is permissible, it will require a private use of public parking approval as part of the section 138 application (conditioned)<br>Vehicles are not permitted to reverse into the site during construction<br>A dilapidation report noting existing defects prior to CC and defects following construction is to be submitted. Part 1 of the report must be submitted prior to the issue of a CC and part 2 including |

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| | | rectification works must be submitted prior to completion certification.<br><br>An alternative route will need to be investigated as St Vincent Street and Deering Street are load limited.<br><br>As an alternative to Deering Street, Parson Street may be used. Given the site's location it is unavoidable to use South Street or St Vincent St. A U-turn manoeuvre at the intersection of South Street and Boree Street would be a riskier movement than a left turns out with a short leg to Princes Hwy via Parson St. As such the CTMP should be modified to remove the use of Deering St and substitute Parson St prior to determination. |
| Building Surveyor | **Additional Info Required:**<br><br>The silver standard units should be stamped by a qualified LHA Assessor - https://livablehousingaustralia.org.au/find-assessor/ | Council has not been nominated for the CC or as the PC. In this regard, No National Construction Code assessment has been completed for the proposal. The proposal may be subject to performance base solutions provisions of the NCC.<br><br>The proposal is for a new building which must be constructed to Comply with the NCC relevant at the time of the application and payment of the construction certificate. In this regard compliance with the NCC (including fire safety) and the Disability (Access to Premises – Buildings) Standards 2010 is mandatory.<br><br>A Condition of consent will be imposed requiring the silver standard units should be stamped by a qualified LHA Assessor. |
| Development Engineer | **Recommendation with conditions of consent** | **Public Domain Works**<br><br>Plans have been revised to show a low-level footpath treatment in accordance with previous comments. This appears acceptable and construction requirements can be conditioned.<br><br>Landscaping and streetscape aspects have been considered by Council's City Design Manager.<br><br>**Access and Parking**<br><br>The revised design has resulted in a much flatter driveway to access the ground floor, a revised long section has been reviewed and considered satisfactory.<br><br>The parking layout has been amended to suit the revised levels. The garbage truck turntable remains, whilst the loading bay has been changed from a dedicated bay to a corner of the carpark entry level. The plans note that the area allows vehicle access while a truck is parked in the loading bay. Submitted swept paths diagrams have been reviewed and considered satisfactory.<br><br>**Stormwater Drainage**<br><br>As per previous referral comments, the application is required under DCP S8 to demonstrate treatment of stormwater from all development sites. Given the site is already developed and there is no increase in impervious area, a minor level of treatment such as retention tanks would be accepted. The applicant provided revised stormwater design that confirmed retention will be provided on site (e.g. under BASIX requirements) or otherwise. The revised stormwater design was reviewed and found to be satisfactory. |

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| | | Draft conditions of consent are included below. |
| Shoalhaven Water | **Additional Information Required:**<br>A Concept Long Section Design of the sewer main shall be provided by the applicant/developer to show clearly that the modifications to the sewer can be made. Deep sewers are not considered as acceptable.<br>The applicant/developer is to consider the water metering for the development. The applicant shall provide an appropriate meter room.<br>In addition, the applicant is advised that where fire pump/s are to be incorporated into the design for the development then a storage tank shall also be incorporated for the pumps to draw water from it. Diesel pump/s are NOT permitted to directly draw water from Council's water reticulation system for fire-fighting. | The standard conditions as listed below are to apply to any future consent if granted. It is recommended that no approval be granted unless the applicant has provided appropriate plans showing:<br>Concept design of sewer long section complying with Shoalhaven Water's Sewerage Specification requirements,<br>Meter room for all water services to be read and maintained by Shoalhaven Water,<br>Appropriately sized water storage tank to support the fire diesel pump/s. |
| Environmental Health | Recommendation of approval subject to conditions of consent | Environmental Health has reviewed the additional information and am satisfied with the information. There are no details of the storage area in the carpark, however this can be conditioned.<br>In relation to noise issues from the kitchen for the neighbouring dwellings and concerns about the mechanical ventilation as outlined in the submissions. The neighbouring dwelling is adjacent to the wall of the internal restaurant not the open eating area therefore the noise from patrons dining in the area would not be considered to be offensive. The mechanical ventilation output is well above the neighbouring dwelling and at a height that would allow for adequate air dispersion. A condition about no openings from the restaurant adjacent to the dwelling is appropriate. |
| Landscape | Recommendation of approval subject to conditions of consent | Landscape Plan DA23 appears to adhere to the Streetscape Technical Manual Vol 2 and the plants also conform to similar planting in the adjoining streetscape. |
| GIS Unit | **N/A** | **Not relevant comments** |

| **External Referrals** | | |
|---|---|---|
| **Referral** | **Recommendation** | **Comment** |
| Endeavour Energy | As the incorporation of a padmount substation may have a significant impact on the proposed building Endeavour Energy's recommendation is for the applicant to seek further advice from an ASP | Request the submission of documentary evidence from Endeavour Energy confirming that satisfactory arrangements have been made for the connection of electricity and, if required the design requirements for the substation, prior to the release of the Construction Certificate / commencement of works. |

| | | |
|---|---|---|
| | prior to finalising the design / application. | |
| NSW Police | No response provided | |
| Transport for NSW | TfNSW will not object to the DA subject to the conditions being included in the conditions of development consent. | The proposal involves the removal of trees on the corner of the Highway and South Street. TfNSW supports the removal of the trees to ensure clear visibility for vehicles exiting the car park and ensuring the safety of all users. However, TfNSW notes it is a matter for Council's Tree Management Officer to approve this.<br><br>The intersection of South Street and the Princes Highway has been identified for future traffic signals.<br><br>TfNSW highlights that in determining the DA under Part 4 of the *Environmental Planning and Assessment Act, 1979*, it is the consent authority's responsibility to consider the environmental impacts of any road works which are ancillary to the development.<br><br>This includes any works which form part of the proposal and/or any works which are deemed necessary to include as requirements in the conditions of development consent.<br><br>Depending on the level of environmental assessment undertaken to date and nature of the works, the consent authority may require the developer to undertake further environmental assessment for any ancillary road works. |

## 5. Statutory Considerations

### Environmental Planning and Assessment Act 1979

**Section 4.46 – Integrated Development**

The subject development is not considered integrated development as the proposal does not trigger the requirements for other separate approvals.

### Local Government Act 1993

Activities identified under Section 68 of the Local Government Act require prior approval from Council before the activity can be carried out, except in so far as this Act, the regulations or a local policy adopted under Part 3 allows the activity to be carried out without that approval.

The proposal includes works related to sewer and drainage which require Section 68 approval from Council.

## 6. Statement of Compliance/Assessment

The following provides an assessment of the submitted application against the matters for consideration under Section 4.15 of the *Environmental Planning and Assessment Act 1979*.

## (a) Any planning instrument, draft instrument, DCP and regulations that apply to the land

### i) Environmental Planning Instrument

This report assesses the proposed development/use against relevant State, Regional and Local Environmental Planning Instruments and policies in accordance with Section 4.15 (1) of the

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*Environmental Planning and Assessment Act 1979*. The following planning instruments and controls apply to the proposed development:

| **Environmental Planning Instrument** |
|---|
| Shoalhaven Local Environmental Plan 2014 |
| State Environmental Planning Policy (Building Sustainability Index: BASIX) 2004 |
| State Environmental Planning Policy (Infrastructure) 2007 |
| State Environmental Planning Policy No 65 – Design Quality of Residential Apartment Development |
| State Environmental Planning Policy No. 55 – Remediation of Land |

**State Environmental Planning Policy No 65 – Design Quality of Residential Apartment Development**

*State Environmental Planning Policy No 65 – Design Quality of Residential Apartment Development* (SEPP 65) applies to the development as the proposal is for the purpose of a mixed use development which consists of a new building of 3 storeys in height and 6 shop-top housing units. As such, SEPP 65 applies to the Development Application.

> *Development for the purpose of a residential flat building, shop top housing or mixed use development with a residential accommodation component if—*
>
> *(a) the development consists of any of the following—*
>
> *(i) the erection of a new building,*
>
> *(ii) the substantial redevelopment or the substantial refurbishment of an existing building,*
>
> *(iii) the conversion of an existing building, and*
>
> *(b) the building concerned is at least 3 or more storeys (not including levels below ground level (existing) or levels that are less than 1.2 metres above ground level (existing) that provide for car parking), and*
>
> *(c) the building concerned contains at least 4 or more dwellings*.

In determining a development application, a consent authority is to take into consideration any advice obtained from a design review panel, the design quality of the development evaluated against the design quality principles, and the Apartment Design Guide.

It is noted that Shoalhaven City Council does not have a design review panel. The following accordingly provides an assessment of the Design Quality Principles of the SEPP and the Apartment Design Guide per Section 29(2)(b) & (c).

It is specifically noted that Section 30(2) of the SEPP states:

> *(2) Development consent must not be granted if, in the opinion of the consent authority, the development or modification does not demonstrate that adequate regard has been given to—*
>
> *(a) the design quality principles, and*
>
> *(b) the objectives specified in the Apartment Design Guide for the relevant design criteria.*

As demonstrated in this report, the opinion of Council is that the proposal has given adequate regard to the design quality principles or the objectives of the ADG, and it is therefore recommended that development consent be granted in accordance with this section.

*Design Quality Principles*

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A design statement addressing the quality principles prescribed by SEPP 65 was prepared by the Edmiston Jones and submitted with the application. The proposal is considered to be consistent with the design principles for the reasons outlined below:

| Principle | Council Officer Comments |
|---|---|
| **1. Context and neighbourhood character** | The proposal responds to the context and neighbourhood character in that it will provide a developed site responding to the need and revitalisation of Ulladulla Town Centre. The site will enable attractive commercial and retails premises on Princes Highway. |
| **2. Built form and scale** | The proposal is consistent with the built form and scale of Ulladulla Town Centre. The site is located on a maximum height of building from 11m to 14m. The proposal departure to height limit is 1.9m above the requirement, which is seen from the architectural roof feature. The building is stepping down the lot from 4 storeys to 3 storeys to 2 storeys, which provides a bulk and from that visually break down the scale of the street wall. |
| **3. Density** | The proposal is consistent with the density. The proposal includes an FSR of 1.02:1, in a site where the maximum permissibility is 1.5:1. |
| **4. Sustainability** | The proposal is consistent with the sustainability principle. The proposal is accompanied by a current BASIX Certificate and NatHERS report. |
| **5. Landscape** | The proposal is consistent with the landscape principle. The existing conditions of the site presents no deep soil. The application provided landscape plans in accordance with the ADG. |
| **6. Amenity** | The proposal provides good amenity to the internal and external spaces and includes appropriate room dimensions, access to sunlight, natural ventilation, visual and acoustic privacy and efficient layouts. |
| **7. Safety** | The proposal is consistent with the Safety and Security principle. The design includes fences and gates which prevent public access to the development and overlooks the street. |
| **8. Housing diversity and social interaction** | The proposal is consistent with the Housing Diversity and Social Interaction. The design includes two bedrooms dwellings and three bedrooms dwellings. The proposal provides social interaction with additional retail and commercial shops at ground level, improving the social benefits for Ulladulla Town Centre. The proposal also includes 1 adaptable design apartment. |
| **9. Aesthetics** | The proposal responds to the aesthetics of Ulladulla Town Centre. It provides a design that responds to the needs and revitalisation of Ulladulla. |

The relevant provisions of the ADG are considered in Appendix A of this report.

**State Environmental Planning Policy (Building Sustainability Index: BASIX) 2004**

A valid BASIX certificate has been submitted as part of the application. The certificate demonstrates compliance with the provisions of the SEPP and is consistent with commitments identified in the application documentation.

**State Environmental Planning Policy (Resilience and Hazards) 2021**

This SEPP repealed and replaced:

- SEPP 33 – Hazardous and Offensive Development;
- SEPP (Coastal Management) 2018; and
- State Environmental Planning Policy 55 – Remediation of Land.

The latter two apply to the subject development and have been replaced with Chapter 2 and 4 of the new SEPP respectively.

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Chapter 2 – Coastal Management

The site is mapped within a coastal use area and therefore clause 2.11 of the SEPP applies and states the following:

*(1) Development consent must not be granted to development on land that is within the coastal use area unless the consent authority:*

*(a) has considered whether the proposed development is likely to cause an adverse impact on the following:*

*(i) existing, safe access to and along the foreshore, beach, headland or rock platform for members of the public, including persons with a disability,*

*(ii) overshadowing, wind funnelling and the loss of views from public places to foreshores,*

*(iii) the visual amenity and scenic qualities of the coast, including coastal headlands,*

*(iv) Aboriginal cultural heritage, practices and places,*

*(v) cultural and built environment heritage, and*

*(b) is satisfied that:*

*(i) the development is designed, sited and will be managed to avoid an adverse impact referred to in paragraph (a), or*

*(ii) if that impact cannot be reasonably avoided—the development is designed, sited and will be managed to minimise that impact, or*

*(iii) if that impact cannot be minimised—the development will be managed to mitigate that impact, and*

*(c) has taken into account the surrounding coastal and built environment, and the bulk, scale and size of the proposed development.*

*(2) This clause does not apply to land within the Foreshores and Waterways Area within the meaning of Sydney Regional Environmental Plan (Sydney Harbour Catchment) 2005.*

The proposed development is located over 300m from the foreshore area within an established mixed use context. The proposal is not identified to result in any adverse impact referred to in paragraph (a) and is therefore compliant with the SEPP.

Chapter 4 – Remediation of land

The requirements Chapter 4 apply to the subject site. In accordance with Clause 7, the consent authority must consider if the land is contaminated, and if the land is contaminated, it is satisfied that the land is suitable in its contaminated state (or will be suitable, after remediation) for the purpose for which the development is proposed to be carried out; and if the land requires remediation to be made suitable for the purpose for which the development is proposed to be carried out, it is satisfied that the land will be remediated before the land is used for that purpose.

A preliminary site investigation has been submitted as part of the proposed Development Application which identifies that the site is suitable for its proposed use. The report concluded the following:

*The Site is situated on a major road corridor and is zoned as B4 Mixed Use. The surrounding area has shopping centres, accommodation, service stations, medical facilities, retail stores etc. There are several service stations and mechanics in the near vicinity but due to the sloping nature of the terrain and the placement of the Site upgradient, contamination from spills is unlikely.*

*On site there have previously been numerous different businesses. No potentially contaminating businesses e.g., dry cleaners, motor garages and service stations are recorded on the site. There are several potentially contaminating activities that have been identified as taking place on site which*

*include the following:*

- *Accidental spillage or leaks of fuel/oil and contaminants from vehicles used to access the site or parked on the site. Atmospheric fall out of lead may also have occurred due to the nearby Princes Highway;*
- *Legacy contaminants remaining in areas where historical buildings have been removed such as heavy metals and asbestos;*
- *Legacy contaminants within fill (if historically imported onto the site);*
- *Storage and use of chemicals (associated with previous site use).*

*Two AECs were identified for the Site which are:*

- *AEC 1: the middle of the Site where the historical building was located. Chances of contamination would be low and unlikely to impact future development; and*
- *AEC 2: the remaining area of the Site. There is evidence that some fill has been placed here and spillage of fuel or oil may have impacted this area. Chance of contamination is low and unlikely to impact future development.*

*The potential for contaminants within the site to be at levels which would preclude the proposed development of the site is deemed to be low. It is noted that soil likely to impacted will be removed as part of basement excavations.*

The site's investigation included recommendations for the development application such as developing a construction management plan for the site.

This has been reviewed by Council's Environmental Health unit with no objections raised in relation to contamination.

**State Environmental Planning Policy (Transport and Infrastructure) 2021**

This SEPP repealed and replaced SEPP (Infrastructure) 2007. Under the new SEPP (Transport and Infrastructure) 2021, section 2.121 relates to *Traffic-generating development* and applies to development specified in Column 1 of the Table to Schedule 3 (residential accommodation).

*Clause 2.118 - Development with frontage to classified road.*

The site has frontage to Princes Highway. As such, section 2.118 applies to the proposal. This section states:

*(1) The objectives of this section are—*

*(a) to ensure that new development does not compromise the effective and ongoing operation and function of classified roads, and*

*(b) to prevent or reduce the potential impact of traffic noise and vehicle emission on development adjacent to classified roads.*

*(2) The consent authority must not grant consent to development on land that has a frontage to a classified road unless it is satisfied that—*

*(a) where practicable and safe, vehicular access to the land is provided by a road other than the classified road, and*

*(b) the safety, efficiency and ongoing operation of the classified road will not be adversely affected by the development as a result of—*

*(i) the design of the vehicular access to the land, or*

*(ii) the emission of smoke or dust from the development, or*

*(iii) the nature, volume or frequency of vehicles using the classified road to gain access to the land, and*

*(c) the development is of a type that is not sensitive to traffic noise or vehicle emissions, or is appropriately located and designed, or includes measures, to*

*ameliorate potential traffic noise or vehicle emissions within the site of the development arising from the adjacent classified road.*

The proposal provides vehicular access from South Street, which is not a classified road. The proposal will not adversely affect the safety, efficiency and ongoing operation of the classified road and has been appropriately designed within the mixed-use context.

*Clause 2.119 - Impact of road noise or vibration on non-road development*

This section provides the following:

*(1) This section applies to development for any of the following purposes that is on land in or adjacent to the road corridor for a freeway, a tollway or a transitway or any other road with an annual average daily traffic volume of more than 20,000 vehicles (based on the traffic volume data published on the website of TfNSW) and that the consent authority considers is likely to be adversely affected by road noise or vibration—*

*(a) residential accommodation,*

*(b) a place of public worship,*

*(c) a hospital,*

*(d) an educational establishment or centre-based child care facility.*

*(2) Before determining a development application for development to which this section applies, the consent authority must take into consideration any guidelines that are issued by the Secretary for the purposes of this section and published in the Gazette.*

*(3) If the development is for the purposes of residential accommodation, the consent authority must not grant consent to the development unless it is satisfied that appropriate measures will be taken to ensure that the following LAeq levels are not exceeded—*

*(a) in any bedroom in the residential accommodation—35 dB(A) at any time between 10 pm and 7 am,*

*(b) anywhere else in the residential accommodation (other than a garage, kitchen, bathroom or hallway)—40 dB(A) at any time.*

*(4) In this section, freeway, tollway and transitway have the same meanings as they have in the Roads Act 1993.*

Whilst the site has frontage to Princes Highway, the latest traffic count (2009) undertaken by RMS for the Princes Highway portion in Ulladulla indicated that the Highway generated only 12,717 daily trips for this section of the highway. As such, this clause does not apply to the proposal.

## Shoalhaven Local Environmental Plan Local Environmental Plan 2014

### Land Zoning

The land is zoned B4 Mixed Use under the *Shoalhaven Local Environmental Plan 2014*.

### Characterisation and Permissibility

The proposal is best characterised as a mixed used development comprising commercial/retail premises and shop top housing under *Shoalhaven Local Environmental Plan 2014*. The proposal is permitted within the zone with the consent of Council.

### Zone Objectives

| Objective | Comment |
|---|---|
| To provide a mixture of compatible land uses. | |

| | |
|---|---|
| To integrate suitable business, office, residential, retail and other development in accessible locations so as to maximise public transport patronage and encourage walking and cycling. | The proposal is consistent with the objectives of the zone and provides a mixture of compatible uses. |

**Applicable Clauses**

| Clause | Comments | Complies/ Consistent |
|---|---|---|
| **Part 2 Permitted or prohibited development** | | |
| **2.7** Demolition requires development consent | The proposal requests development consent for demolition works. | Complies |
| **Part 4 Principal development standards** | | |
| **4.3** Height of buildings | The site is within a maximum building height of 11m and 14m.<br>The proposal does not exceed the maximum building height for the site. Refer to building height plane below.<br> | Yes |
| **4.4** Floor space ratio | The site is subject to a maximum FSR 1.5:1<br>The proposed provides an FSR of 1.2:1 | Complies |
| **4.6** Exceptions to development standards | The applicant had previously provided a 4.6 variation request in relation to the exceedance of the maximum building height, however, since the proposed design was revised, the development no longer exceeds the maximum building height on the site. As such, clause 4.6 is not applicable to the proposed development. | NA |
| **Part 5 Miscellaneous provisions** | | |
| **5.21** Flood Planning | The site is mapped at or below the PMF level under Shoalhaven City Council's GIS mapping system.<br>The proposal was referred to the Development Engineer team with no objections raised in relation to flooding for the site. | Complies |
| **Part 7 Additional local provisions** | | |
| **7.1** Acid sulfate soils | The site is within Class 5.<br>The proposal does not propose works within 500m of Class 1, 2, 3 or 4 land. | Complies |

| | | |
|---|---|---|
| **7.2**<br>Earthworks | The proposed development will involve some cut and fill within the site boundaries. It is unlikely that fill will need to be brought to the site as the excavated material from the proposed basement would likely be sufficient.<br>This will form part of the Conditions of Consent. | Complies |
| **7.11**<br>Essential services | (1) Development consent must not be granted for development unless the consent authority is satisfied that any of the following services that are essential for the development are available or that adequate arrangements have been made to make them available when required—<br>(a) the supply of water,<br>(b) the supply of electricity,<br>(c) the disposal and management of sewage.<br>Adequate arrangements for the services identified can be provided to the site. Adequate consent conditions will be imposed as part of any approved determination. | Complies |

## ii) Draft Environmental Planning Instrument

The proposal is not inconsistent with any Draft Environmental Planning Instruments.

## iii) Any Development Control Plan

### Shoalhaven DCP 2014

The following chapters of Shoalhaven Development Control Plan 2014 apply to the subject development application assessment:

**Generic Chapters**

- *Chapter 2: General Environmental Considerations*
- *G1: Site Analysis, Site Design and Building Materials*
- *G2: Sustainable Stormwater Management and Erosion/Sediment Control*
- *G3: Landscaping Design Guidelines*
- *G4: Removal and Amenity of Trees*
- *G7: Waste Minimisation and Management*
- *G13: Medium Density and Other Residential Development*
- *G17: Business, Commercial and Retail Activities*
- *G18: Streetscape Design for Town Centres*
- *G21: Car Parking and Traffic*
- G22: Advertising Signs and Structures

**Specific Chapters**

- *S8 – Ulladulla Town Centre*

These chapters are assessed in the tables below.

| ***Chapter 2 General and Environmental Considerations*** | ***Achieved*** |
|---|---|



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| | | |
|---|---|---|
| **Potentially Contaminated Land** | A Preliminary Site Investigation has been submitted as part of the proposed Development Application which identifies that it is unlikely that the site is contaminated. The potential for contaminants within the site to be at levels which would preclude the proposed development of the site is deemed to be low. Soil likely to impacted will be removed as part of basement excavations.<br>This has been reviewed by Council's Environmental Health unit with no objections raised in relation to contamination. | Yes |
| **European Heritage** | The site is not a heritage item nor is it within a heritage conservation area. The proposed development will not have an adverse impact on those items. | Yes |
| **Aboriginal Cultural Heritage** | A search of the OEH register of notified Aboriginal objects and declared Aboriginal places in NSW (AHIMS) revealed no Aboriginal sites are recorded in or near the site and no Aboriginal places have been declared in or near the location. The site is not identified as containing any Aboriginal cultural heritage, practices or places.<br>A precautionary condition would be recommended to apply during site works should Aboriginal cultural heritage be found, to ensure compliance. | Yes, subject to standard conditions |
| **Crime Prevention Through Environmental Design (CPTED)** | The proponent provides the following in relation to safety and security of the proposal:<br>*The proposed development provides openings to the Princes Highway at each level. This design provides opportunities for the passive surveillance of the Princes Highway Street. Pedestrian and vehicle entry points are clearly visible and identifiable from the street. In this regard an awning feature has been designed to encourage the pedestrians to travel to the main entry. Pedestrian access is available to both ends of development, through level access to the west and stair access to the street corner. The entry path and foyer have been designed to prevent concealment opportunities.*<br>*Security and intercom systems will restrict access to common circulation areas, basement and the lift. Appropriate lighting of pathways and common areas such as the basement and foyer area will be provided.*<br>The proposal was also referred to NSW Police with no response provided.<br>The proposal is considered to suitably address CPTED principles. | Yes |

| ***Generic Chapters*** | ***Achieved*** |
|---|---|
| **G1: Site Analysis, Sustainable Design and Building Materials** | |
| A plan labelled 'site analysis' was lodged with the architectural plans. The plan informs the site design and layout. | Yes |
| **G2: Sustainable Stormwater Management and Erosion/Sediment Control** | |

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| | |
|---|---|
| This proposal is supported by a stormwater concept plan prepared by SET consultants.<br>addressing the requirements in this chapter.<br>Consent condition will be imposed requiring an erosion and Sediment Control Plan to be prepared prior to the issue of a construction certificate. | Yes |
| **G3: Landscaping Design Guidelines** | |
| The proposal is supported by a Landscape Plan prepared by Ochre Landscape Architects. The plan identifies landscaping to be provided to the ground level of the building on South Street frontage and to each residential terrace.<br>City futures provided the following comments in their referral:<br>*Landscape Plan DA23 appears to adhere to the Streetscape Technical Manual Vol 2 and the plants also conform to similar planting in the adjoining streetscape.*<br>The proposal complies with the DCP requirements | Yes |
| **G4: Tree and Vegetation Management** | |
| The proposal includes removal of existing vegetation on site and will be replaced with suitable planting and landscaped areas. | Yes |
| **G7: Waste Minimisation and Management Controls** | |
| The proposal has been supported by a Site Waste Minimisation Management Plan which has been reviewed by Council's Assets and Works Department who identified that the site is suitable for private commercial waste collection. | Yes |
| **G9: Development on Flood Prone Land** | |
| The subject site is mapped at or below the PMF level under Shoalhaven City Council's GIS mapping system. | Yes<br>There are no issues raised from this. |
| **G13: Medium Density and Other Residential Development** | |
| Section 6 relates to Shop top housing and Residential Flat Buildings<br>Acceptable Solution A32.1 applies to this proposal and reads:<br>*A32.1 The development is designed in accordance with State Environmental Planning Policy No. 65 – Design Quality of Residential Apartment Development (SEPP 65) and the Apartment Design Guide.*<br>An assessment of the development application against the Apartment Design Guide (ADG) is provided in Appendix A. The proposal is generally consistent with ADG Design Criteria with the exception of the following:<br>• 3D-1 Communal and Public Open Space<br>• 3E-1 Deep Soil Zones<br>• 3F-1 Visual Privacy<br>• 3J-2 Bicycle and Car Parking | |

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| | |
|---|---|
| 3D-1 Communal and Public Open Space<br>Objective<br>*An adequate area of communal open space is provided to enhance residential amenity and to provide opportunities for landscaping*<br>Design Criteria<br>1. ***Communal open space has a minimum area equal to 25% of the site (see figure 3D.3)***<br>The proposal provides the following in relation to its compliance with this provision:<br>*The verandah on 1st floor and the restaurant terrace are intended to work as Common Open Space (COS) to provide amenity for the residents. Although the area of these spaces is less than 25% of site area, it is considered sufficient for the amount of residents, which can potentially be 28 people. Also, the size of the private terraces allows for social events to occur within the units, rather than using the COS.*<br>*Larger POS areas is typically an acceptable alternate to COS in the ADG. Proximity to the CBD and other facilities is also a consideration so additional common area is not desirable in this instance.*<br>In consideration of the larger POS areas provided, in excess of the minimum ADG requirements, and the location within the urban centre, the proposed provision of 'common open space' is considered sufficient in this circumstance. | |
| 3E-1 Deep Soil Zones<br>Objective<br>Deep soil zones provide areas on the site that allow for and support healthy plant and tree growth. They improve residential amenity and promote management of water and air quality.<br>Design Criteria<br>*Deep soil zones are to meet the following minimum requirements:*<br>- *650m2 - 1500m2*<br>  - *Minimum dimensions – 3m*<br>  - *Deep sol zone (% of site area) – 7%*<br>The proposal provides for no deep soil zone on the site and provides the following justification within the SEPP 65 Design Verification Report:<br>*Due to site constraints there is limited area for landscaping and deep soils zone. The existing site has no deep soil, so the proposal is consistent with the existing conditions. The Landscape design has attempted to provide areas of planting to a variety of scale to soften the edges of the development and provide some desirable areas for the occupants. As noted above the proposal includes a green wall to the west to present to the neighbouring dwellings and also improve the air quality, reduce the external thermal mass and reflectivity of the façade in this location.*<br>*…*<br>*The required carpark on lowest levels and reduced size of the site don't allow room for any deep soil zone. It should be noted that the site is located in the CBD area and therefore, opportunities to release site area for this purpose are very rare. In addition the existing site has no deep soil area so the proposed development will maintain the existing conditions.*<br>Given the location of the site within the Ulladulla urban centre and the provision of commercial and retail uses on the site, the provision of a deep soil zone is limited. Furthermore, there is no existing deep soil zone on site and the proposal maintains the existing landscape setting for the site. | |
| 3F-1 Visual Privacy<br>Objective | |



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*Adequate building separation distances are shared equitably between neighbouring sites, to achieve reasonable levels of external and internal visual privacy*

Design Criteria

1. *Separation between windows and balconies is provided to ensure visual privacy is achieved. Minimum required separation distances from buildings to the side and rear boundaries are as follows:*

| Building height | Habitable rooms and balconies | Non-habitable rooms |
|---|---|---|
| up to 12m (4 storeys) | 6m | 3m |
| up to 25m (5-8 storeys) | 9m | 4.5m |
| over 25m (9+ storeys) | 12m | 6m |

*Note: Separation distances between buildings on the same site should combine required building separations depending on the type of room (see figure 3F.2)*

*Gallery access circulation should be treated as habitable space when measuring privacy separation distances between neighbouring properties.*

The proposal provides the following response in regard to compliance with this Design Criteria:

*The narrow width of the site don't allow to keep required distances from adjoining properties/buildings.*

*However, setbacks from lot boundaries are applied and orientation of windows still retains privacy between units, avoiding direct views.*

*This distance reduction does not compromise solar access to other dwellings.*

*The site has considered the ADG controls relating to the mixed use developments and narrow sites which allows zero setbacks to property boundaries.*

The site is located within a B4 Mixed Use zone and adjoins an existing retail development to the south and residential development to the west, which are both zoned B4 Mixed Use.

For the proposed shop top housing the proposal includes a setback distance for between 1-2m from the western boundary and a 1-3m setback from the southern boundary.

All windows have been orientated so as not to directly overlook neighbouring properties with private open space and windows primarily orientated to the north and east of the site. In addition, landscaping has been proposed along terrace boundaries to providing additional screening to neighbouring properties.

With consideration of the above measures, and the urban centre context of the site, the proposal is considered to achieve a reasonable level of external and internal to residents and neighbouring properties.

3J-2 Bicycle and Car Parking

Objective

*Parking and facilities are provided for other modes of transport*

Design Guidance

*Conveniently located and sufficient numbers of parking spaces should be provided for motorbikes and scooters*

*Secure undercover bicycle parking should be provided that is easily accessible from both the public domain and common areas*

*Conveniently located charging stations are provided for electric vehicles, where desirable*

The proposal provides for one motorcycle bay on the ground floor level. The SEE notes that *Bicycle parking is provide in the basement level adjacent to the lift access,* however these

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| | |
|---|---|
| are not indicated on the proposed plans. A condition of consent will be imposed for this to be provided in accordance with the Australian Standards. | |
| **G17: Business, Commercial and Retail Activities** | |
| The proposal incorporates a covered pedestrian path which maintains active frontage along Princes Highway and supports the desired streetscape design. Landscape planting has been considered with the proposal to maintain sight lines for vehicles.<br>The building materials are suitable in the context of the streetscape. | Yes |
| **G18: Streetscape Design for Town Centres** | |
| The proposal provides for convenient and equitable pedestrian travel through the provision of footpaths and pathways along the street frontage of the site. The proposal supports the activation of the street frontage to Princes Highway with two retail spaces and a restaurant proposed on the first floor.<br>The Landscape plan provides for new street trees to be located within the South Street frontage and carefully considered to ensure site lines for vehicles entering and leaving the proposed vehicle access.<br>The proposal includes awnings and covered walkways which are continuous to Princes Highway and South Street. It provides weather protection and is consistent with the controls.<br>The proposal maintains active uses to the primary frontage with service vehicle entry and car parking provided to South Street. | Yes |
| **G21: Car Parking and Traffic**<br>*NOTE: Council resolved on 30/10/18 to waive additional carparking requirements for a change of use in a shopping centre area. Assess the parking that would otherwise be required and enter the data into the spreadsheet (D18/394992) for later reporting to Council.* | |
| Car Parking<br>In accordance with the Car parking schedule of this DCP chapter, the following car parking spaces is required:<br>• 9 retail/commercial car spaces and<br>• 10 residential car spaces (parking rates include visitor parking. At least one space per dwelling)<br>The proposal provides for:<br>• 10 residential car spaces (inclusive of visitor parking), and<br>• 10 retail/commercial car spaces<br>As such, the proposal provides sufficient car parking spaces in accordance with the DCP.<br>Traffic and Access<br>Revised swept path plans and driveway long section plans for vehicular entry/exit to South Street were submitted to and reviewed by council development engineer who confirmed them to be satisfactory. | |
| **G22: Advertising Signs and Structures** | |



CL22.282 - Attachment 1

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| | |
|---|---|
| The proposal does not include advertising signs or structures. Any proposed signage associated with the retail and commercial spaces will require future separate approval. | NA |

| **Area Specific DCP Chapter** | **Achieved** |
|---|---|
| Chapter S8: Ulladulla Town Centre | |
| **Commentary** | |
| **3.2 Precinct 2: Mixed Use (Commercial Residential)**<br>Development within the precinct should:<br>• Allow for a combination of tourist apartments, residential units and commercial businesses in any storey. Tourist accommodation may include temporary and short term accommodation such as hotel and motel accommodation, serviced apartments, backpackers' accommodation and the like (also see Chapter G15 – Tourist and Visitor Accommodation).<br>• Compatible retail/commercial uses including restaurants and cafes, gift shops, galleries, personal services, leisure and indoor recreational facilities and the like.<br>• Ensure that residential uses do not compromise the role of the retail area by limiting opportunities for larger type retail modules or by placing undue controls on trading hours or practice.<br>• Ensure that no single use dominates other uses.<br>• Demonstrate the compatibility of the proposed uses within a mixed use development context with specific reference to adjoining and adjacent development such as leisure and entertainment uses<br>Comments:<br>The proposed shop top housing includes 6 residential units with retail and commercial premises at first floor level. The proposal is compatible with the character of Ulladulla and to reference to neighbouring developments in the area. | **Yes** |
| **5 Controls**<br>**5.1.1 Important views and vistas**<br>The proposal will not result in a reduction to important views and vistas identified in Map 2 of this DCP chapter. Views along public streets to the water are maintained | **Yes** |
| **5.1.2 Building Setbacks**<br>The site is mapped as requiring a 5m setback to Princes Highway and South Street. The revised design includes a 3m setback to the retail units on the first floor.<br>**Performance Criteria**<br>*Principal setbacks shall enhance streetscape character, street, role and function. All developments are to consider impacts on view corridors.*<br>4.6.1 of the Revised Statement of Environmental Effects provides a variation statement to the DCP control on pages 33-37 in relation to proposed setbacks. The SEE states:<br>*The revised design includes a 3m setback to the retail units on the first floor. However, the first floor overall has an average setback exceeding 5m, varying from 5.1m to 8m. therefore this floor is considered to have a 5m average setback. The third floor has an average setback of 5m, noting its articulation offsetting the balcony setback 4m on the eastern elevation. This floor therefore complies.*<br>*The ground floor has not changed in its setback or dimensions since the original application with a 0m setback. The second floor balconies have not changed in their setbacks to the north and east elevations with 2m and 1.2m setbacks respectively.* | **No** |

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| | |
|---|---|
| *The DCP is structured so that the Acceptable Solutions listed in the DCP is a manner in which the associated Performance Criteria can be achieved. It should be noted that the proposal is consistent with the Performance Criteria that the Acceptable Solution requesting the variation is under.*<br><br>Council have considered the comments provided in the Statement of Environmental Effects and considers the proposed setback distances acceptable in this instance given its consistency with the performance criteria and built form objectives of the DCP chapter and existing streetscape. | |
| **5.1.3 Building height and floor space ratios (FSR)**<br><br>Development should be in accordance with the maximum building height and FSR within the LEP mapping.<br><br>Comments:<br><br>The proposed height and FSR are compliant with maximum controls under the LEP.<br><br>Map 4 identified building height limits for developments within the Ulladulla town centre. The site is mapped predominately as having a height limit of three storeys with part of the site identified as having a four-storey height limit. The proposal provides a four-storey development only to the southern extent of the site with the development comprising of a three-storey development. The proposal is therefore consistent with Map 4.<br><br> <br><br>**Map 4: Building Height Limits**<br><br>Consideration for residential amenity has been addressed in the assessment under the ADG in Appendix 1. | **Yes** |
| **5.1.4 Landscape**<br><br>The proposal is supported by a Landscape Plan prepared by Ochre Landscape Architects. The plan identifies landscaping to be provided to the ground level of the building on South Street frontage and to each residential terrace.<br><br>City futures provided the following comments in their referral:<br><br>*Landscape Plan DA23 appears to adhere to the Streetscape Technical Manual Vol 2 and the plants also conform to similar planting in the adjoining streetscape.*<br><br>The proposal complies with the DCP requirements | **Yes** |
| **5.1.5 Public Domain** | **Yes** |

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| | |
|---|---|
| The proposed landscaping has been designed to maintain safe vehicle movements to and from the site. Where possible, the proposal has maintained existing landscaping and proposed a landscape design which is consistent with the desired character of the street. | |
| **5.2 Residential Flat Buildings, Residential Tourist Mixed Use & Shop Top Housing** | |
| **5.2.1 Ecologically Sustainable Development**<br><br>The proposal has been designed with consideration to the design criteria and guidance of the Apartment Design Guidelines which is addressed in Appendix 1 which includes consideration of overshadowing, ventilation and solar access. The development will also comply with the BASIX Certificate and NatHERs report.<br><br>A20.1 requires a minimum of 25% of the total area of open space within the site as deep soil planting. The proposal does not provide for a deep soil. Deep soil zone requirements are also identified in the Apartment Design Guide (7% of site area) which notes that achieving deep soil zones may not be possible where:<br><br>• *the location and building typology have limited or no space for deep soil at ground level (e.g. central business district, constrained sites, high density areas, or in centres)*<br><br>• *there is 100% site coverage or non-residential uses at ground floor level*<br><br>Given the location of the site within the Ulladulla urban centre and the provision of commercial and retail uses on the site, the provision of a deep soil zone is limited. Furthermore, there is no existing deep soil zone on site and the proposal maintains the existing landscape setting for the site. | **No** |
| **5.2.2 Building form/orientation**<br><br>The site is in an area of transition which is seeing new developments replacing existing low-density dwellings. The development proposes a built form with a high-quality design that responds to the future needs of Ulladulla Town Centre. It is compatible with the commercial/retail and mixed-use developments in the area and responds to the streetscape on Princes Highway.<br><br>Vehicle access to the site has been located on South Street, away from the primary frontage on Princes Highway. The proposal has also been designed in consideration of the Apartment Design Guide with consideration of solar access and ventilation as discussed further in Appendix 1. | **Yes** |
| **5.2.3 – Accessibility**<br><br>The proposal will extend and maintain the existing pedestrian footpaths along Princes Highway. A separate entry to the residential component of the development has been provided and is accessible for people with disabilities.<br><br>All carparking spaces are accessible from the proposed driveway from South Street. The accessible parking spaces are directly adjacent to the pedestrian access/lift area. | **Yes** |
| **5.2.4 – Building Roofscapes**<br><br>The proposal includes a variable roof height and features which break up the massing and reduce the flat roof design. | **Yes** |
| **5.2.5 Building appearance, materials, and finishes**<br><br>A Materials Schedule has been provided with the development application and considered to be suitable for the area. | |
| **5.3 Infrastructure** | |
| **5.3.1 Car parking and access**<br><br>The proposal provides car parking at street level and basement level. One access point is provided from South Street to the north of the development. The proposal will not reduce on street parking in the area. | **Yes** |
| **5.3.2 - Traffic facilities, pedestrian movement and safety** | **Yes** |

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| | |
|---|---|
| The proposal will not adversely impact on the provision of traffic/transport infrastructure proposed for the Ulladulla Town Centre and maintains the existing footpath along Princes Highway. Pedestrian entrances to the development extend from the existing footpaths to connect to the development.<br>A consent condition will be imposed to ensure bicycle parking is provided in the basement carpark as identified by in the revised Statement of Environmental Effects. | |
| **5.3.3 Roads and rear service lanes**<br>The proposal is adjacent to the west of Princes Highway, which provides adequate access to the site. | **Yes** |
| **5.4 Utility Service, Waste Management and Soil and Stormwater Management** | |
| 5.4.1 Waste<br>Bin storage areas have been provided within the basement area and will be collected by a private contractor.<br>Appropriate conditions would be applied within any development consent to ensure the applicant's waste disposal requirements are adequately addressed. | **Yes** |
| **5.4.2 – Water supply**<br>The proposal can be suitably serviced with water supply. | **Yes** |
| **5.4.3 – Sewerage**<br>The proposal is supported by a Hydraulic Services Concept Design Report which addresses the proposed service connections including water and sewer. | **Yes** |
| **5.4.4 – Soil and stormwater management**<br>The proposal is supported by a Hydraulic Services Concept Design Report prepared by Arrow Consulting Engineers. This includes the proposed service connections including water and sewer. A revised sewer concept has been prepared by SET Consultants showing a re-aligned sewer and relocated manhole. | **Yes** |
| **5.4.5 – Lighting**<br>The proposal does not consist of any neon lighting. A condition of consent will be included within any approved determination. | **Yes** |

## iiia) Any planning agreement that has been entered into under section 7.4, or any draft planning agreement that a developer has offered to enter into under section 7.4

There are no planning agreements applying to this application.

## iv) Environmental Planning and Assessment Regulation 2000

The proposal ensures compliance with the applicable requirements within the Regulations subject to recommended conditions of consent.

### Any Coastal Zone Management Plan

The proposed development is consistent with the Coastal Use Area and the proposal is likely to generate impacts on this area.

### Other Shoalhaven Council Policies

N/A

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**Shoalhaven Contribution Plan 2019 & Section 64 Contributions**

| | |
|---|---|
| Is the development site an "old subdivision property" identified in Shoalhaven Contributions Plan 2019? | No |
| Is the proposed development considered to increase the demand for community facilities in accordance with the Shoalhaven Contributions Plan 2019? | Yes - s7.11 contributions are applicable. |
| Is the proposed development considered to increase the demand for on water and sewer services (i.e. s64 Contributions) | Yes - See Shoalhaven Water Development Applicaiton Notice. |

The following calculations apply to the development:

The development is most aptly characterised as a mixed use development comprised of 2 retail tenancies, 1 food and drink premises (restaurant) and 6 shop top housing dwelling units for the purpose of calculating contributions under the Plan.

**Residential Calculation**

The residential component of the development is comprised of six (6) dwellings broken down into 4 x 2 bedroom and 2 x 3 bedroom dwellings.

Section 7.11 ET Calculations - DA20/1762 (UPN: 36176)

Close | Reset | Print | Return Calc

◉Residential ○Non-Residential

Calculation Type: Medium Density/Dual Occupancy

Medium Density/Dual Occupancy

| | Existing | Proposed |
|---|---|---|
| 1 Bedroom Dwelling (Affordable Rental Housing SEPP) | 0 | 0 |
| 2 Bedroom Dwelling (Affordable Rental Housing SEPP) | 0 | 4 |
| 3 Bedroom Dwelling (Affordable Rental Housing SEPP) | 0 | 2 |
| 4 Bedroom Dwelling (Affordable Rental Housing SEPP) | 0 | 0 |
| Lots/Dwellings (not via Affordable Rental Housing SEPP) | 1 | 0 |
| Boarding House Bedrooms | 0 | 0 |
| Total ET | | 3 |
| | | 0 |

NOTE:
Prior to the issue of development consent which requires contributions in accordance with this Plan, credit of the respective ETs or m2 is given to recognise the original approved land use of the development site (i.e. dwelling / building / subdivision).

| Project | Description | Rate | Qty | Total | GST | GST Incl |
|---|---|---|---|---|---|---|
| 05 AREC 0005 | Planning Area 5 - Active recreation facility upgrades various locations | $1,054.53 | 3 | $3,163.59 | $0.00 | $3,163.59 |
| 05 CFAC 2010 | Southern Shoalhaven Branch Library | $530.63 | 3 | $1,591.89 | $0.00 | $1,591.89 |
| CW AREC 5005 | Shoalhaven Community and Recreational Precinct SCaRP Cambewarra Road Bomaderry | $1,104.42 | 3 | $3,313.26 | $0.00 | $3,313.26 |
| CW CFAC 5002 | Shoalhaven Entertainment Centre (Bridge Road Nowra) | $834.71 | 3 | $2,504.13 | $0.00 | $2,504.13 |
| CW CFAC 5006 | Shoalhaven City Library Extensions (Berry Street, Nowra) | $1,292.05 | 3 | $3,876.15 | $0.00 | $3,876.15 |

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| | | | | | | |
|---|---|---|---|---|---|---|
| CW CFAC 5007 | Shoalhaven Regional Gallery | $70.93 | 3 | $212.79 | $0.00 | $212.79 |
| CW FIRE 2001 | Citywide Fire & Emergency services | $139.37 | 3 | $418.11 | $0.00 | $418.11 |
| CW FIRE 2002 | Shoalhaven Fire Control Centre | $203.89 | 3 | $611.67 | $0.00 | $611.67 |
| CW MGMT 3001 | Contributions Management & Administration | $579.56 | 3 | $1,569.16 | $0.00 | $1,569.16 |

Sub Total: $17,260.75
GST Total: $0.00
Estimate Total: $17,260.75

**Commercial Calculation**

The commercial component of the development is comprised of 2 retail tenancies (total GFA of 111.3m$^2$) and a restaurant with a GFA 113m$^2$.

**Section 7.11 ET Calculations - DA20/1762 (UPN: 36176)**

Close | Reset | Print | Return Calc

○Residential ◉Non-Residential

**Non Residential**

Note: enter area in m2 and calculator will convert area to ETs.

| | Existing | Proposed |
|---|---|---|
| Retail (Gross Floor Area m2) | 0 | 111 |
| Commercial Office (Gross Floor Area m2) | 0 | 0 |
| Hotel / Restaurant(Gross Floor Area m2) | 0 | 116 |
| Bulky Goods (Gross Floor Area m2) | 0 | 0 |
| Industrial (Gross m2, include parking/landscape) | 0 | 0 |
| **Total ET** | | **18.83** |
| **Management Project ETs** | | **1.14** |

**NOTE:**
Prior to the issue of development consent which requires contributions in accordance with this Plan, credit of the respective ETs or m2 is given to recognise the original approved land use of the development site (i.e. dwelling / building / subdivision).

| Project | Description | Rate | Qty | Total | GST | GST Incl |
|---|---|---|---|---|---|---|
| CW FIRE 2001 | Citywide Fire & Emergency services | $139.37 | 1.14 | $158.88 | $0.00 | $158.88 |
| CW FIRE 2002 | Shoalhaven Fire Control Centre | $203.89 | 1.14 | $232.43 | $0.00 | $232.43 |
| CW MGMT 3001 | Contributions Management & Administration | $579.56 | 1.14 | $39.13 | $0.00 | $39.13 |

Sub Total: $430.45
GST Total: $0.00
Estimate Total: $430.45

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## (b) The Likely impacts of that development, including environmental impacts on the natural and built environments, and social and economic impacts in the locality

| Head of Consideration | Comment |
|---|---|
| Natural Environment | The proposed development will not have a significant adverse impact on the natural environment. |
| Built Environment | The Ulladulla town centre is currently within a state of transition is seeing new developments replacing existing low-density dwellings. The development proposes a built form with a high-quality design that responds to the future needs of the Ulladulla Town Centre. It is compatible with the commercial/retail and mixed-use developments in the area and responds to the streetscape on Princes Highway.<br>The proposed development will not have a significant adverse impact on the built environment. |
| Social Impacts | The proposal will provide for a mixed use development which will provide for additional residential accommodation and new retail/commercial spaces.<br>Impacts to neighbouring properties have been considered as part of the development assessment report and the proposed development is not likely to have a negative social impact in the locality. |
| Economic Impacts | The proposed development will provide for new retail/commercial spaces within the Ulladulla town centre and support local business opportunities within the area. |

## (c) Suitability of the site for the development

The site is suitable for the proposed development.

- The development is permissible with Council consent within the zone.
- The proposal supports the local zoning objectives.
- The proposal is consistent with the objectives and requirements of the *Shoalhaven Local Environmental Plan 2014*.
- The proposal is consistent with the objectives and requirements of the *Shoalhaven Development Control Plan 2014*.
- The intended use is compatible with surrounding/adjoining land uses

## (d) Submissions made in accordance with the Act or the regulations

The DA was notified in accordance with Council's Community Consultation Policy for Development Applications. 9 submissions were received by Council objecting to the proposal. The concerns raised are outlined below:

| Summary of Public Submissions | |
|---|---|
| **Objection Raised** | **Comment** |
| Setbacks issues | The proponent has provided the following response: |



CL22.282 - Attachment 1

Section 4.15 Assessment Report – DA20/1762

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|---|---|
| | *The reference to SDCP Chapter S8 and the 5m setback is noted. Where development is unable to comply with the Acceptable Solution, an alternative solution must demonstrate compliance with the associated Performance Criteria and Objectives, as per section 11 of DCP Chapter 1. In this regard, a variation has been included with the revised SEE submitted.*<br><br>*With respect to the concluding points made, it is not considered there is confusion over the labelling of awnings and balconies on the plans. The plans indicate the terraces, balconies, awnings correctly.*<br><br>The variation has been reviewed by Council and despite the proposal not conforming the DCP setback provisions applicable to the site under Chapter S8: Ulladulla Town Centre, the proposal remains consistent with the performance criteria and built form objectives of the DCP chapter. |
| Size of Lot | The proponent has provided the following response:<br><br>*This section is irrelevant, as no subdivision is proposed.*<br><br>*This section of the DCP relates to subdivision, and is intended to consolidate lots into larger lots to allow for subdivision into lots of at least 2000sqm. Further, this section states the consolidations is a 'general principle'.*<br><br>The proposal does not relate to the subdivision of land and is not applicable in this instance. |
| Architectural Roof Feature | The proponent has provided the following response:<br><br>*The proposal has been revised with the roof features reduced in scale. The proposal presents as a well-proportioned and articulated building with design features to provide interest. The features are not overbearing and are of a relative scale to the building's design.* |
| Landscape Area | The proponent has provided the following response:<br><br>*Similar to the setbacks, it is noted SDCP Chapter G14 is superseded chapter which is now consolidated into G13. Further, the relevant G13 section is, again, not relevant. This section instead relates to medium density development under section 5 of the DCP, which does not include shop top housing. Shop top housing is contained within section 6 of the DCP, which the application addresses. Therefore, the references to landscaping are irrelevant.* |
| No BASIX report provided | The proponent has provided the following response:<br><br>*A revised BASIX Certificate and NATHERS Assessment has been provided to address the revised design and is considered satisfactory.* |
| Stormwater concept plan not adequate | The proponent has provided the following response:<br><br>*The stormwater concept plan is appropriate and adequate.* |
| Non-compliance with maximum building height | The proponent has provided the following response:<br><br>*The proposal has been revised and now complies with the Building Height limit. There is no lift overrun, it is contained within the roof form.* |
| Traffic Flow and Management | The proponent has provided the following response: |

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|---|---|
| | *The proposal has amended its access and parking design. Parking and Traffic Consultants has addressed comments received by TFNSW and SCC.*<br><br>TfNSW and Council's Development Engineers have reviewed the revised access and parking design with no objections subject to adherence of consent conditions. |

## (e) The Public Interest

The public interest has been taken into consideration, including assessment of the application with consideration of relevant policies and process. The proposal is considered to be in the public interest.

## Delegations

| **Are any clause 4.6 exceptions proposed?** | | **No** |
|---|---|---|
| **Are any DCP performance-based solutions proposed?** | | **Yes** |
| **Acceptable Solution** | **Numerical Extent of Departure** | **Percentage (%) Extent of Departure** |
| A4.1 Your development must comply with the setbacks in Table 1 below and Map 3. | 2m | 40% |
| A20.1 You must provide a minimum of 25% of the total area of open space within the site as a deep soil planting zone. | 210.275m$^2$ | 100% |
| Apartment Design Guide | | |
| 3D-1 Communal and Public Open Space | Not Provided | Not Provided |
| 3E-1 Deep Soil Zones | 58.87m$^2$ | 100% |
| 3F-1 Visual Privacy | 5m | 83% |
| 3J-2 Bicycle and Car Parking | NA | NA |

## Recommendation

This application has been assessed having regard for Section 4.15 (Matters for consideration) under the *Environmental Planning and Assessment Act 1979*. As such, it is recommended that DA20/1762 be approved subject to appropriate conditions of consent.

## Appendix A – Apartment Design Guide Assessment

| *Objective* | *Assessment* | *Achieved?* |
|---|---|---|
| ***Apartment Design Guide Part 3 - Siting the development*** | | |
| ***3A-1 Site Analysis***<br>***Site analysis illustrates that design decisions have been based on opportunities and constraints of the site conditions and their relationship to the surrounding context.*** | The site analysis included in the SEE informs the opportunities and constraints of the site conditions and surrounding context. | Yes |
| ***3B-1 Orientation***<br>***Building types and layouts respond to the streetscape and site whilst optimising solar access within the development.*** | The proposed building envelopes respond to Princes Highway in that it will provide to the needs and revitalisation of Ulladulla Town Centre.<br>The proposal faces Princes Highway to the east, optimising solar access within the development. | Yes |
| ***3B-2 Orientation***<br>***Overshadowing of neighbouring properties is minimised during mid-winter.*** | The Shadow Diagrams and Visual Analysis demonstrate that the proposed building minimises overshadowing to neighbouring properties.<br>The most impacted property is the dwelling house to the west. The dwelling will be fully overshadowed to the rear of the property at 9:00am, and a minimal overshadowing to the rear at 3:00pm. | Yes |
| ***3C-1 Public Domain Interface***<br>***Transition between private and public domain is achieved without compromising safety and security.*** | The proposal includes retail and commercial premises at a higher level than the public domain. The transition between private and public domain is achieved. | Yes |

| | | |
|---|---|---|
| ***3C-2 Public Domain Interface***<br><br>***Amenity of the public domain is retained and enhanced.*** | The building does not interface with the amenity of the public domain, but improve the amenity of the public domain. | Yes |
| ***3D-1 Communal and Public Open Space***<br><br>***An adequate area of communal open space is provided to enhance residential amenity and to provide opportunities for landscaping.***<br><br>***Communal open space has a minimum area equal to 25% of the site (see figure 3D.3)***<br><br>***Developments achieve a minimum of 50% direct sunlight to the principal usable part of the communal open space for a minimum of 2 hours between 9 am and 3 pm on 21 June (mid-winter)*** | The proposal provides for a verandah on 1st floor and the restaurant terrace are intended to work as Common Open Space (COS) to provide amenity for the residents. The common open space provided is less than the 25% requirement under the ADG, however the proposal has compensated with POS areas in excess of the minimum requirements for POS in the ADG. Refer to discussion in Statement of Compliance/ Assessment section of this report.<br><br>The communal open space does not include a minimum of 2 hours sunlight as it is mostly covered by the building's awning which has been put in place for weather protection. | Partially Compliant |
| ***3D-2 Communal and Public Open Space***<br><br>***Communal open space is designed to allow for a range of activities, respond to site conditions and be attractive and inviting.*** | The proposal provides veranda and outdoor dining area, which respond to the site conditions and is attractive to the public. | N/A |
| ***3D-3 Communal and Public Open Space***<br><br>***Communal open space is designed to maximise safety.*** | The proposal is designed to maximise safety | Yes |

| | | |
|---|---|---|
| ***3E-1 Deep Soil Zones***<br><br>***Deep soil zones provide areas on the site that allow for and support healthy plant and tree growth. They improve residential amenity and promote management of water and air quality.*** | The proposal does not include any deep soil zones. It is noted that the existing site does not contain any deep soil zones and it is likely that the proposal would be able to achieve such requirements given the location of the proposal within Ulladulla Town Centre.<br><br>Refer to discussion in Statement of Compliance/ Assessment section of this report. | No |
| ***Deep soil zones are to meet the following minimum requirements:***<br>***Minimum dimension: 6m***<br>***Percentage of site area: 7%*** | | |
| ***On some sites it may be possible to provide larger deep soil zones, depending on the site area and context:***<br>***• 10% of the site as deep soil on sites with an area of 650m2 - 1,500m$^2$***<br>***• 15% of the site as deep soil on sites greater than 1,500m$^2$*** | | No. |
| ***3F-1 Visual Privacy***<br><br>***Adequate building separation distances are shared equitably between neighbouring sites, to achieve reasonable levels of external and internal visual privacy.*** | The proposal does not meet the minimum setback distances required from habitable and non-habitable rooms in accordance with this provision. Instead, the proposal includes specific design measures to address internal and external privacy for the site and neighbouring properties.<br>Refer to discussion in Statement of Compliance/ Assessment section of this report. | Partially compliant |

| | | |
|---|---|---|
| ***Separation between windows and balconies is provided to ensure visual privacy is achieved. Minimum required separation distances from buildings to the side and rear boundaries are as follows (for building heights up to 12m):***<br>– ***Habitable rooms and balconies: 6m***<br>– ***Non-habitable rooms: 3m*** | | |
| ***3F-2 Visual Privacy***<br><br>***Site and building design elements increase privacy without compromising access to light and air and balance outlook and views from habitable rooms and private open space.*** | The proposal provides visual privacy and does not compromise access to light and air from habitable rooms and private open space. | Yes |
| ***3G-1 Pedestrian Access and Entries***<br><br>***Building entries and pedestrian access connects to and addresses the public domain.*** | Pedestrian entry points address the public domain. | Yes |
| ***3G-2 Pedestrian Access and Entries***<br><br>***Access, entries and pathways are accessible and easy to identify.*** | Access and entries are accessible and easy to identify via Princes Highway. | Yes |

| | | |
|---|---|---|
| ***3H-1 Vehicle Access***<br><br>***Vehicle access points are designed and located to achieve safety, minimise conflicts between pedestrians and vehicles and create high quality streetscapes.*** | Vehicle access is provided through South Street and minimise conflicts between pedestrians and vehicles through Princes Highway. | Yes |
| ***3J-1 Bicycle and Car Parking***<br><br>***Car parking is provided based on proximity to public transport in metropolitan Sydney and centres in regional areas.*** | The recommended minimum car parking rates for the site under the *Guide to Traffic Generating Developments* is approximately 6-7 spaces for high density residential flat buildings. The proposal provides for 10 residential car spaces and exceeds the minimum requirement. | Yes |
| ***3J-2 Bicycle and Car Parking***<br><br>***Parking and facilities are provided for other modes of transport.*** | The proposal provides for one motorcycle bay on the ground floor level. The SEE notes that *Bicycle parking is provide in the basement level adjacent to the lift access,* however these are not indicated on the proposed plans. A condition of consent will be imposed for this to be provided in accordance with the Australian Standards. | Partially Compliant |
| ***3J-3 Bicycle and Car Parking***<br><br>***Car park design and access is safe and secure.*** | Car parking is proposed via South Street, through the inside parking area. | Yes |
| ***3J-4 Bicycle and Car Parking***<br>***Visual and environmental impacts of underground car parking are minimised.*** | The proposal includes a 2 storey basement with large communal circulation area that provides access to the lift and stairs. The lift, stairs and bins area are clearly visible and well organised. The entry/exit walkway from Princes Highway includes landscaping to the north and south of the stairs which enhance the streetscape character and reduced visual impacts.<br>Natural ventilation and appropriate lighting should be provided to basement car parking areas. This will form part of the conditions of consent. | Yes |

| | | |
|---|---|---|
| ***4A-1 Solar and Daylight Access***<br><br>***To optimise the number of apartments receiving sunlight to habitable rooms, primary windows and private open space.*** | The applicant has provided overshadowing and view analysis, which assist in the assessment of solar access. | Yes |
| 1. ***Living rooms and private open spaces of at least 70% of apartments in a building receive a minimum of 2 hours direct sunlight between 9 am and 3 pm at mid-winter in the Sydney Metropolitan Area and in the Newcastle and Wollongong local government areas.*** | | |
| 2. ***In all other areas, living rooms and private open spaces of at least 70% of apartments in a building receive a minimum of 3 hours direct sunlight*** | | |
| 3. ***between 9 am and 3 pm at mid-winter. A maximum of 15% of apartments in a building receive no direct sunlight between 9 am and 3 pm at mid-winter.*** | | |
| ***4A-2 Solar and Daylight Access***<br><br>***Daylight access is maximised where sunlight is limited.*** | The proposal provides sufficient solar and daylight access to neighbouring developments. | Yes |
| ***4A-3 Solar and Daylight Access***<br><br>***Design incorporates shading and glare control, particularly for warmer months.*** | Eaves and retractable awnings are incorporated to the façade design. | Yes |

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| ***4B-1 Natural Ventilation***<br><br>***All habitable rooms are naturally ventilated.*** | The proposed habitable rooms include natural ventilation. | Yes |
| ***4B-2 Natural Ventilation***<br><br>***The layout and design of single aspect apartments maximises natural ventilation.*** | The layout and design of the apartments maximises natural ventilation as the proposal faces Princes Highway to the east. | Yes |
| ***4B-3 Natural Ventilation***<br><br>***The number of apartments with natural cross ventilation is maximized to create a comfortable indoor environment for residents.*** | The proposal includes 4 of 6 units ventilated (66%).<br><br>The overall depth does not exceed 18m. | Yes |
| 1. ***At least 60% of apartments are naturally cross ventilated in the first nine storeys of the building. Apartments at ten storeys or greater are deemed to be cross ventilated only if any enclosure of the balconies at these levels allows adequate natural ventilation and cannot be fully enclosed*** | | |
| 2. ***Overall depth of a cross-over or cross-through apartment does not exceed 18m, measured glass line to glass line*** | | |

<table>
<tr>
<td>4C-1 Ceiling Heights<br><br>Ceiling height achieves sufficient natural ventilation and daylight access.<br><br>4C-2 Ceiling Heights<br><br>Ceiling height increases the sense of space in apartments and provides for well-proportioned rooms.</td>
<td>
<table>
<tr><th colspan="2">Minimum ceiling height<br>for apartment and mixed use buildings</th></tr>
<tr><td>Habitable rooms</td><td>2.7m</td></tr>
<tr><td>Non-habitable</td><td>2.4m</td></tr>
<tr><td>For 2 storey apartments</td><td>2.7m for main living area floor<br>2.4m for second floor, where its area does not exceed 50% of the apartment area</td></tr>
<tr><td>Attic spaces</td><td>1.8m at edge of room with a 30 degree minimum ceiling slope</td></tr>
<tr><td>If located in mixed used areas</td><td>3.3m for ground and first floor to promote future flexibility of use</td></tr>
</table>
The proposal achieves the requirements, except to ceiling height for part of the restaurant, which is below the 3.3m requirement.
</td>
<td>Yes</td>
</tr>
<tr>
<td>4D-1 Apartment Size and Layout<br><br>The layout of rooms within an apartment is functional, well organised and provides a high standard of amenity.<br><br>Apartments are required to have the following minimum internal areas:<br>Studio: 35m$^2$<br>1 Bedroom: 50m$^2$<br>2 Bedroom: 70m$^2$<br>3 Bedroom: 90m$^2$<br>The minimum internal areas include only one bathroom. Additional bathrooms increase the minimum internal area by 5m$^2$ each. A fourth bedroom and further additional bedrooms increase the minimum internal area by 12m$^2$ each.</td>
<td>The proposal achieves the minimal internal area requirement.<br><br>All habitable room have a window in an external wall with a total minimum glass area of not less than 10% of the floor area.</td>
<td>Yes</td>
</tr>
</table>

| | | |
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| ***Every habitable room must have a window in an external wall with a total minimum glass area of not less than 10% of the floor area of the room. Daylight and air may not be borrowed from other rooms.*** | | |
| ***4D-2 Apartment Size and Layout***<br><br>***Environmental performance of the apartment is maximized.***<br><br>1. ***Habitable room depths are limited to a maximum of 2.5 x the ceiling height.***<br>2. ***In open plan layouts (where the living, dining and kitchen are combined) the maximum habitable room depth is 8m from a window.*** | Habitable rooms meet the maximum room depths and open plan layouts are less than 8m from a window. | Yes |

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| ***4D-3 Apartment Size and Layout***<br><br>***Apartment layouts are designed to accommodate a variety of household activities and needs.***<br>***1. Master bedrooms have a minimum area of 10m2 and other bedrooms 9m (excluding wardrobe space)***<br>***2. Bedrooms have a minimum dimension of 3m (excluding wardrobe space)/.***<br>***3. Living rooms or combined living/dining rooms have a minimum width of:***<br>• ***3.6m for studio and 1-bedroom apartments***<br>• ***4m for 2- and 3-bedroom apartments***<br>***4. The width of cross-over or cross-through apartments are at least 4m internally to avoid deep narrow apartment layouts*** | 1. All Maser bedrooms exceed an area of $10m^2$<br>2. All bedrooms have a minimum dimension of 3m<br>3. All living rooms have minimum widths of 4m.<br>**4.** NA | Yes |
| ***4E-1 Private Open Space and Balconies***<br><br>***Apartments provide appropriately sized private open space and balconies to enhance residential amenity.***<br><br>***1. All apartments are required to have primary balconies as follows:*** | The balconies achieve the requirements and provide a minimum depth of 2.5m. No units are located on the ground floor. | Yes |

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| ***Studio: 4m²***<br>***1 Bedroom: 8m², 2m minimum depth***<br>***2 Bedroom: 10m², 2m minimum depth***<br>***3 Bedroom: 12m², 2.4m minimum depth***<br>***The minimum balcony depth to be counted as contributing to the balcony area is 1m***<br><br>***2. For apartments at ground level or on a podium or similar structure, a private open space is provided instead of a balcony. It must have a minimum area of 15m² and a minimum depth of 3m.*** | | |
| ***4E-2 Private Open Space and Balconies***<br><br>***Primary private open space and balconies are appropriately located to enhance liveability for residents.*** | Private Open Space are appropriately located towards Princes Highway and enhance the liveability for residents. | Yes |
| ***4E-3 Private Open Space and Balconies***<br><br>***Private open space and balcony design is integrated into and contributes to the overall architectural form and detail of the building.*** | The proposed POS areas contribute to the architectural form of the proposal. | Yes |
| ***4E-4 Private Open Space and Balconies***<br><br>***Private open space and balcony design maximizes safety.*** | Private open spaces are separated from common areas and are no accessible from the street frontage or public access. | Yes |

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| ***4F-1 Common Circulation and Spaces***<br><br>***Common circulation spaces achieve good amenity and properly service the number of apartments.***<br><br>***1. The maximum number of apartments off a circulation core on a single level is eight***<br>***2. For buildings of 10 storeys and over, the maximum number of apartments sharing a single lift is 40*** | The proposal includes a central lift core to each building servicing a maximum of six (6) units. All lifts can be access on each level and through the basement car parking area.<br>The maximum number of units serviced at one level is four (4) apartments. | Yes |
| ***4F-2 Common Circulation and Spaces***<br><br>***Common circulation spaces promote safety and provide for social interaction between residents.*** | Each circulation space opens to a foyer area and is secure at each exit level allowing for safety and social interaction between residents. | Yes |
| ***4G-1 Storage***<br><br>***Adequate, well designed storage is provided in each apartments.*** | The proposal includes storage rooms located in the basement which can be accessed via the car parking entry on South Street or via internal access through lift or stairs. A condition of consent will be imposed which ensures the minimum areas identified in the ADG are achieved. | Yes |
| ***4G-2 Storage***<br><br>***Additional storage is conveniently located, accessible and nominated for individual apartments.*** | | |
| ***4H-1 Acoustic Privacy*** | A condition of consent will require an acoustic engineer to certify that the building has been designed to minimise the noise intrusion from any internal or external noise source | Can comply |

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| ***Noise transfer is minimized through the siting of buildings and building layout.*** | | |
| ***4H-2 Acoustic Privacy***<br><br>***Noise impacts are mitigated within apartments through layouts and acoustic treatments.*** | | |
| ***4K-1 Apartment Mix***<br><br>***A range of apartment types and sizes is provided to cater for different household types now and into the future.*** | The overall proposed development consists of 6 units, including two bedrooms dwellings and three bedrooms dwellings.<br>The proposal includes 1 adaptable unit. | Yes |
| ***4K-2 Apartment Mix***<br><br>***The apartment mix is distributed to suitable locations within the building.*** | | |
| ***4L-1 Ground Floor Apartments***<br><br>***Street frontage activity is maximized where ground floor apartments are located.*** | N/A – no proposed ground floor apartments. | N/A |
| ***4L-2 Ground Floor Apartments***<br><br>***Design of ground floor apartments delivers amenity and safety for residents.*** | | |

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| ***4M-1 Facades***<br><br>***Building facades provide visual interest along the street while respecting the character of the local area.*** | The design has considered the street façade along Princes Highway and provide a building that respects the character of Ulladulla Town Centre. | Yes |
| ***4M-2 Facades***<br><br>***Building functions are expressed by the façade.*** | The commercial and retail shops are identified and expressed by the façade of the building on Princes Highway. | Yes |
| ***4N-1 Roof Design***<br><br>***Roof treatments are integrated into the building designed and positive respond to the streets.*** | The roof design contains features and treatments which are integrated into the building. The 'waves' features reflect and respond the character of Ulladulla Town Centre. | Yes |
| ***4N-2 Roof Design***<br><br>***Opportunities to use roof space for residential***<br>***accommodation and open space are maximized.*** | The roof space is used as a private open space for the residential units. | Yes |
| ***4N-3 Roof Design***<br><br>***Roof design incorporates sustainability features.*** | | |

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| ***4O-1 Landscape Design***<br><br>***Landscape design is viable and sustainable.*** | The proposal achieves this requirement | Yes |
| ***4O-2 Landscape Design***<br><br>***Landscape design contributes to the streetscape and amenity.*** | The proposal achieves this requirement | Yes |
| ***4P-1 Planting on Structures***<br><br>***Appropriate soil profiles are provided.*** | The proposal includes plantings on wall structure to the west of the building which contribute to minimising visual privacy impacts and contribute to the quality of the building. The proposal achieves this requirement | Yes |
| ***4P-2 Planting on Structures***<br><br>***Plant growth is optimized with appropriate selection and maintenance.*** | | |
| ***4P-3 Planting on Structures***<br><br>***Planting on structures contributes to the quality and amenity of communal and public open spaces.*** | | |
| ***4Q-1 Universal Design***<br><br>***Universal design features are included in apartment design to promote flexible housing for all community members.*** | The proposal includes 1 adaptable Unit. | Yes |

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| ***4Q-2 Universal Design***<br><br>***A variety of apartments with adaptable designed are provided.*** | N/A | N/A |
| ***4Q-3 Universal Design***<br><br>***Apartment layouts are flexible and accommodate a range of lifestyle needs.*** | N/A | N/A |
| ***Part 4S – Mixed Use***<br><br>***Mixed use developments are provided in appropriate locations and provide active street frontages that encourage pedestrian movement*** | The proposal includes mixed-used premises at ground floor, facing Princes Highway. It provides active street frontage and encourage pedestrian movement in the area. | Yes. |
| ***Part 4S – Mixed Use***<br><br>***Residential levels of the building are integrated within the development, and safety and amenity is maximised for residents*** | Residential units are integrated within the Building J development. | Yes. |
| ***Part 4T – Awnings***<br><br>***Awnings are well located and complement and integrate with the building design*** | Awnings have been provided at first floor area which complement the building and provide weather protection. | Yes. |
| ***Part 4T – Awnings***<br><br>***Signage responds to the context and desired streetscape character*** | | |

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| ***4U-1 Energy Efficiency***<br><br>***Development incorporates passive environmental design.*** | BASIX Certificate and NatHERS Certificate have been included with the proposal. | Yes |
| ***4U-2 Energy Efficiency***<br><br>***Development incorporates passive solar design to optimize heat storage in winter and reduce heat transfer in summer.*** | | |
| ***4U-3 Energy Efficiency***<br><br>***Adequate natural ventilation minimises the need for mechanical ventilation.*** | Natural ventilation has been provided for each unit. | Yes |
| ***4V-1 Water Management and Conservation***<br><br>***Potable water use is minimised.*** | N/A | N/A |
| ***4V-2 Water Management and Conservation***<br><br>***Urban stormwater is treated on site before being discharged to receiving waters.*** | Stormwater Management Plan has been included with the application | Yes |
| ***4W-1 Waste Management***<br><br>***Waste storage facilities are designed to minimise impacts on the streetscape, building entry and amenity of residents.*** | Waste Management Plan has been included with the application.<br>Waste generated by Restaurant will be treated by a Grease Arrestor before being discharged to the sewer system. | Yes |

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| ***4W-2 Waste Management***<br><br>***Domestic waste is minimised by providing safe and convenient source separation and recycling.*** | Waste Management Plan has been included with the application | Yes |
| ***4X-1 Building Maintenance***<br><br>***Building design detail provides protection from weathering.*** | The building design has provided materials of durability and lack of maintenance in the environment. | Yes |
| ***4X-2 Building Maintenance***<br><br>***Systems and access enable ease of maintenance.*** | | |
| ***4X-3 Building Maintenance***<br><br>***Material selection reduces ongoing maintenance costs.*** | | |

Address all correspondence to: The Chief Executive Officer,
PO Box 42, Nowra NSW 2541 Australia
shoalhaven.nsw.gov.au/contact | 1300 293 111
shoalhaven.nsw.gov.au

**NOTICE TO APPLICANT OF DETERMINATION OF APPLICATION**
**DEVELOPMENT CONSENT**

Environmental Planning and Assessment Act, 1979
DA20/1762

**TO:**

Ocean Point Assets P/L - c/o Edmiston Jones
92 North Street
Nowra NSW 2541

**being the applicant(s) for DA20/1762 relating to:**

**127 Princes Hwy, ULLADULLA - Lot 6 - DP 535004**

**APPROVED USE AND OR DEVELOPMENT:**

Mixed use development comprising demolition of existing buildings and construction of two retail spaces, restaurant and six residential units.

**DETERMINATION DATE:** **TBA**
Pursuant to the Section 4.18 of the Act, notice is hereby given that the above application has been determined by granting consent, subject to the conditions listed below.

**CONSENT TO OPERATE FROM:** **TBA**

**CONSENT TO LAPSE ON:** **TBA**

*This consent is valid for five years from the date hereon.*

*In accordance with Section 4.53 of the Act, development consent for the use of the land or the erection of a building does not lapse if building, engineering or construction work relating to the building or work or the use is physically commenced on the land to which the consent applies before the lapse date.*

**DETAILS OF CONDITIONS:**

The conditions of consent and reasons for such conditions are set out as follows:

## PART A: GENERAL CONDITIONS

1. **General**

The consent relates to (Mixed use development comprising demolition of existing buildings and construction of two retail spaces, restaurant and six residential units) as documented on the stamped plans/documentation, or as modified by the conditions of this consent. The development must be carried out in accordance with this consent. If there is inconsistency between the stamped plans/documentation and the conditions of consent, the conditions prevail to the extent of that inconsistency.

| Stamped plans/documents | Ref/sheet no. | Prepared by | Dated |
|---|---|---|---|
| Site Plan | DA03 Rev E | AEJ | 14/03/22 |
| Basement | DA04 Rev G | AEJ | 27/05/22 |
| Ground Floor Plan | DA05 Rev F | AEJ | 14/03/22 |
| First Floor Plan | DA06 Rev E | AEJ | 14/03/22 |
| Second Floor Plan | DA07 Rev E | AEJ | 14/03/22 |
| Third Floor Plan | DA08 Rev E | AEJ | 14/03/22 |
| Fourth Floor Plan | DA09 Rev E | AEJ | 14/03/22 |
| Roof Plan | DA10 Rev E | AEJ | 14/03/22 |
| Section AA | DA11 Rev E | AEJ | 14/03/22 |
| Shadow Diagrams | DA12 Rev E | AEJ | 14/03/22 |
| Elevations 1 | DA13 Rev E | AEJ | 14/03/22 |
| Elevations 2 | DA14 Rev E | AEJ | 14/03/22 |
| Visual Analysis | DA16 Rev E | AEJ | 14/03/22 |
| Landscape Plan | DA23 Rev A | AEJ | 14/03/22 |
| Basement – Garbage Vehicle Swept Path | DA24 | AEJ | 27/05/22 |
| Basement – Car Swept Path | DA25 | AEJ | 27/05/22 |
| Driveway Long Section | 103412/7 | SET | 2/06/22 |
| Stormwater Concept Plan | 103412/2 | SET | 2/06/22 |
| RFI Response | 16-0036/gr | AEJ | 27/05/22 |
| BASIX Certificate | 1311172M | NSW Government Basix Wesbsite | 2/06/22 |
| NatHERS Certificate | GVQHO0SVP9 | Mantle Sustainable | 1/06/22 |

*Note: Any alteration to the plans and/or documentation must be submitted for the approval of Council. Such alterations may require the lodgement of an application to amend the consent under section 4.55 of the Environmental Planning and Assessment Act, or a new development application.*

2. **Prescribed Conditions**

The development must comply with the Prescribed Conditions of Development Consent, Division 2 Subdivision 1, Environmental Planning and Assessment Regulation 2021, as applicable.

3. **Occupation / Use**

The development must not be occupied or used before an Occupation Certificate has been issued by the Principal Certifier. If an Occupation Certificate is not required, the use must not commence

until all conditions of development consent have been met or other satisfactory agreements have been made with Council (i.e. a security).

4. **Shoalhaven Water - Certificate of Compliance**

A Certificate of Compliance must be obtained to verify that all necessary requirements for matters relating to water supply and sewerage (where applicable) for the development have been made with Shoalhaven Water. A Certificate of Compliance must be obtained from Shoalhaven Water after satisfactory compliance with all conditions as listed on the Notice of Requirements and prior to the issue of an Occupation Certificate, Subdivision Certificate or Caravan Park Approval, as the case may be.

An application for a Certificate of Compliance is to be made once the Development Consent has been granted

5. **Use of Premises**
The commercial / industrial buildings must not be occupied until such time as consent is obtained in respect of the use of each of the units /buildings.

6. **Food Business Regulations**

Any premises used for the preparation and storage of food for sale to the general public must (where relevant) comply with:

Shoalhaven City Council's Food Premises Policy

Chapter 3 of the Australia/New Zealand Food Standards Code

Food Act 2003 (NSW)

Food Regulation 2015

AS 4674 Construction and fit out of food premises.

AS 1668.2 The use of ventilation and air conditioning in buildings-Mechanical ventilation in buildings. No openings from the restaurant is to occur to the neighbouring dwelling.

## PART B: INTEGRATED DEVELOPMENT AND CONCURRENCE CONDITIONS

NIL

## PART C: PRIOR TO THE COMMENCEMENT OF WORKS

7. **Construction Certificate**

A Construction Certificate must be obtained from either Council or an accredited certifier before any building work can commence.

8. **Run-off and Erosion Controls**

Prior to the commencement of site works, run-off and erosion controls must be implemented and maintained during construction to prevent soil erosion ( see later in this consent – requirements for the preparation of a plan), water pollution or the discharge of loose sediment on the surrounding land by:

a) diverting uncontaminated run-off around cleared or disturbed areas.

b) erecting a silt fence and providing any other necessary sediment control measures that will prevent debris escaping into drainage systems, waterways or adjoining properties.

c) preventing the tracking of sediment by vehicles onto roads.

d) stockpiling topsoil, excavated materials, construction and landscaping supplies and debris within the lot.

**Note: all implemented measures must not cause water pollution as defined by the Protection of the Environment Operations Act (POEO).**

9. **Appointment of Principal Certifier**

Prior to the commencement of building or subdivision work, a Principal Certifier must be appointed.

10. **Notice of Commencement**

Notice must be given to Council at least two (2) days prior to the commencement of building or subdivision work by completing and returning the form 'Commencement Notice for Building or Subdivision Work and Appointment of Principal Certifying Authority'

11. **Toilet Facilities - Temporary**

Toilet facilities must be available or provided at the work site before works begin and must be maintained until the works are completed at a ratio of one toilet plus one additional toilet for every 20 persons employed at the site. Each toilet must:

be a standard flushing toilet connected to a public sewer, or

have an on-site effluent disposal system approved under the *Local Government Act 1993,* or

be a temporary chemical closet approved under the *Local Government Act 1993*.

12. **Works within the Road Reserve**

Prior to undertaking any works within an existing road reserve, the developer must obtain the consent of Council under *section 138 of the Roads Act, 1993.*

The following details must be submitted to Council as part of the application:

a) Any civil works design required by this consent.

b) Evidence of the contractor's Public Liability Insurance to an amount of $20 million.

c) Name and contact information of the person responsible for all relevant works.

d) A Traffic Control Plan prepared, signed and certified by a person holding the appropriate Transport for NSW (TfNSW) accreditation.

e) Where the Traffic Control Plan requires a reduction of the speed limit, a 'Application for Speed Zone Authorisation' must be obtained from the relevant road authority.

13. **Public Safety and Protection of Public Property – Hoarding**

Prior to the commencement of works a Class A / Class B temporary hoarding must approved under section 138 and erected between the work site and adjoining lands in accordance with SafeWork NSW guidelines and AS *2601 Demolition of structures*. The hoarding must be kept in place until completion of the works.

14. **Waste Management Plan Prior to Demolition**

A Waste Management Plan (WMP) must be prepared in accordance with Chapter G7 of Shoalhaven Development Control Plan 2014. The WMP must be approved by Council or the Certifier prior to any demolition or vegetation clearing works commencing.

15. **Demolition**

Demolition work must be carried out in accordance with *AS2601-2* *SafeWork NSW – Code of Practice, Demolition Work [ISBN 978-0-642-78415-5]* and SafeWork NSW – Code of Practice, How to Safely Remove Asbestos [ISBN 978-0-642-33317-9] as applicable.

16. **Dilapidation Report**

Prior to the commencement of work, the developer must engage a competent person to prepare a dilapidation report in respect of the neighbouring premises and adjacent public infrastructure, including adjacent kerbs, gutters, footpaths (formed or unformed), driveways (formed or unformed), carriageway, reserves and the like to document evidence of any existing damage.

The dilapidation report must consider the impact of any excavation work that extends below the level of the base of the footings of any structure within 0.9metres of the shared boundary.

Before works commence, a copy of the dilapidation report must be provided to the Certifier and Council. The dilapidation report will be the benchmark for necessary repairs to damage caused during the development works. All repairs must be completed by the developer at the developer's cost.

Not less than seven (7) days before works commence, the developer must notify the owner of any affected property of the intention to carry out approved works. The developer must also furnish the owner with details of the approved work.

However, if the occupier or owner of any neighbouring dwelling does not permit reasonable access for the purposes for the preparation of the dilapidation report, written evidence of the efforts taken to secure access may be submitted to the *Principal Certifier* and the *Principal Certifier* may waive the requirement in relation to the relevant property.

Note: A dilapidation report can comprise of video footage and photos of adjacent public infrastructure and relevant structures on adjoining properties.

## PART D: PRIOR TO THE ISSUE OF A CONSTRUCTION CERTIFICATE

17. **Evidence**

A Construction Certificate must not be issued until the Certifier has received notification from, or evidence of, any Council approval that is required Prior to the Commencement of Works.

18. **Long Service Levy**

Prior to the issue of a Construction Certificate any long service levy payable under the *Building and Construction Industry Long Service Payments Act 1986* and prescribed by the *Building and Construction Industry Long Service Payments Regulation 2017* must be paid or, where such a levy is payable by instalments, the first instalment of the levy must be paid. Council is authorised to accept payment. Proof of payment must be submitted to the Certifying Authority.

19. **Local Infrastructure Contributions**

This development will generate a need for the additional services and/or facilities described in Shoalhaven Contributions Plan 2019 and itemised in the following table:

Residential Contributions

| Project | Description | Rate | Qty | Total | GST | GST Incl |
|---|---|---|---|---|---|---|
| 05 AREC 0005 | Planning Area 5 - Active recreation facility upgrades various locations | $1,054.53 | 3 | $3,163.59 | $0.00 | $3,163.59 |
| 05 CFAC 2010 | Southern Shoalhaven Branch Library | $530.63 | 3 | $1,591.89 | $0.00 | $1,591.89 |
| CW AREC 5005 | Shoalhaven Community and Recreational Precinct SCaRP Cambewarra Road Bomaderry | $1,104.42 | 3 | $3,313.26 | $0.00 | $3,313.26 |
| CW CFAC 5002 | Shoalhaven Entertainment Centre (Bridge Road Nowra) | $834.71 | 3 | $2,504.13 | $0.00 | $2,504.13 |
| CW CFAC 5006 | Shoalhaven City Library Extensions (Berry Street, Nowra) | $1,292.05 | 3 | $3,876.15 | $0.00 | $3,876.15 |
| CW CFAC 5007 | Shoalhaven Regional Gallery | $70.93 | 3 | $212.79 | $0.00 | $212.79 |
| CW FIRE 2001 | Citywide Fire & Emergency services | $139.37 | 3 | $418.11 | $0.00 | $418.11 |
| CW FIRE 2002 | Shoalhaven Fire Control Centre | $203.89 | 3 | $611.67 | $0.00 | $611.67 |
| CW MGMT 3001 | Contributions Management & Administration | $579.56 | 3 | $1,569.16 | $0.00 | $1,569.16 |
| | | | | | Sub Total: | $17,260.75 |
| | | | | | GST Total: | $0.00 |
| | | | | | Estimate Total: | **$17,260.75** |

Commercial Contributions

| Project | Description | Rate | Qty | Total | GST | GST Incl |
|---|---|---|---|---|---|---|
| CW FIRE 2001 | Citywide Fire & Emergency services | $139.37 | 1.14 | $158.88 | $0.00 | $158.88 |
| CW FIRE 2002 | Shoalhaven Fire Control Centre | $203.89 | 1.14 | $232.43 | $0.00 | $232.43 |
| CW MGMT 3001 | Contributions Management & Administration | $579.56 | 1.14 | $39.13 | $0.00 | $39.13 |
| | | | | | Sub Total: | $430.45 |
| | | | | | GST Total: | $0.00 |
| | | | | | Estimate Total: | $430.45 |

The total contribution, identified in the above two (2) tables or as indexed in future years, must be paid to Council prior to the issue of a Construction Certificate. Evidence of payment must be provided to the Certifying Authority.

Contributions Plan 2019 can be accessed on Councils website www.shoalhaven.nsw.gov.au or may be inspected on the public access computers at the libraries and the Council Administrative Offices, Bridge Road, Nowra and Deering Street, Ulladulla.

20. **Section 68 Application**

Prior to the issue of a Construction Certificate, an application to carry out water supply works, sewerage works, and stormwater drainage works must be obtained from Council under Section 68 of the Local Government Act 1993.

21. **Universal Design Features**

The Silver Standard Units must be stamped by a qualified the Liveable Housing Australia Assessor. All details are to be shown on Construction Certificate drawings

22. **Bicycle Parking**

Secure Bicycle parking spaces are to be provided to the basement car park to be used by residents in accordance with the Australian Standard.

23. **Residential Apartment Noise Attenuation**

A qualified acoustical engineer with membership of the Association of Australasian Acoustical Consultants must certify that the building has been designed to minimise the noise intrusion from any internal or external noise source and when constructed achieve a 5 star rating under the Association of Australasian Acoustical Consultants Guideline for Apartment and Townhouse Acoustic rating Version 1.0. Details of compliance are to be submitted with the plans for Construction Certificate.

24. **Storage**

In addition to storage in the kitchens, bathrooms and bedrooms, the following storage is to be provided per dwelling type:

a) 2 bedroom apartment - 8$m^3$ of storage space.

b) 3 bedroom apartment - 10$m^3$ of storage space.

At least 50% of this storage is to be located within the dwelling (excluding the garage). Where located in a garage, the storage areas must not encroach upon allocated car parking spaces.

25. **Food Premises**

Walls of food premises including food preparation areas, kitchens, sculleries, food serveries, food display and food storage areas shall be of solid construction.

There shall be no external openings on the restaurant wall adjacent to the neighbouring dwelling. Details are to be included in Construction Certificate documentation.

26. **Retaining Walls - Design**

Prior to the issue of a Construction Certificate for approved retaining walls exceeding 0.6m in height above ground level (existing) and/or within 1m of a property boundary, detailed design plans must be prepared and submitted to the Certifier for approval. The retaining walls must satisfy the following:

For retaining walls exceeding 0.6m in height above natural ground level (existing) a professional engineer has certified the retaining walls as structurally sound, including in relation to (but not limited to) the ability to withstand the forces of lateral soil load; and

For retaining walls less than 0.6m in height above natural ground level (existing) the Certifier must be satisfied that the retaining walls are structurally sound, including in relation to (but not limited to) the ability to withstand the forces of lateral soil load.

Retaining walls, footings and drainage must be contained wholly within the development site.

Construction within a registered easement is prohibited.

Retaining walls not shown on the approved plan must meet the criteria for Exempt retaining walls and comply with the relevant criteria listed in *State Environmental Planning Policy (Exempt and Complying Development Codes) 2008*, or be approved by way of Complying Development prior to construction and comply with the relevant criteria listed in *State Environmental Planning Policy (Exempt and Complying Development Codes) 2008*.

27. **Hydraulic Engineering Details for Water, Sewer & Drainage**

A hydraulic detail designed by a professional engineer (as defined by the National Construction Code) for water, sewerage and drainage for the development, is to be provided to Council, prior to the issue of construction certificate.

28. **Shoalhaven Water – Prior to the Issue of a Construction Certificate**

Prior to the issue of a Construction Certificate, all conditions listed on the Shoalhaven Water Notice of Requirements under the heading "Prior to the Issue of a Construction Certificate" must be complied with and accepted by Shoalhaven Water. Written notification must be issued by Shoalhaven Water and provided to the Certifier.

29. **Stormwater Drainage Design Standards (Urban)**

Prior to the issue of a Construction Certificate, certified engineering design plans, specifications, and DRAINS model (or approved alternative) must be prepared by a professional engineer, (as defined in the National Construction Code) or surveyor and approved by the Certifier.
The stormwater drainage design must comply with the following:

a) Major and minor drainage systems in accordance with Council's Engineering Design Specifications - Section D5 - Stormwater Drainage Design and utilising Australian Rainfall and Runoff (ARR, 2019) Guidelines.
b) The minor and major systems must be designed for a 10% AEP and 1% Annual Exceedance Probability (AEP) rainfall events, respectively.
c) Generally, in accordance with concept stormwater drainage plan 103412/2 rev. 6 prepared by SET Consultants on 2/6/22.
d) The design must incorporate detention storage for reuse on site for maintenance and cleaning of landscaping/concourse areas.

30. **Waste Storage Room**

Prior to the issue of a Construction Certificate, detailed plans must be submitted to the Certifier that demonstrate that the waste storage room has been designed to be constructed in accordance with the Waste Minimisation and Management Guidelines, and that:

a) the floor to be constructed of concrete at least 75mm thick and adequately graded to drain to a Shoalhaven Water approved drainage fitting.
b) the floor to be finished so that it is non-slip and has a smooth and even surface covered at all intersections.
c) the ceilings and walls to be finished with smooth faced non-absorbent material capable of being cleaned.
d) the room to be provided with artificial light controllable within the room and adequate ventilation.
e) the room to be provided with an adequate supply of hot and cold water mixed through a centralised mixing valve with hose cock.

31. **Cycleway and Footpath Design Standards**

Prior to the issue of a Construction Certificate, certified engineering design plans must be prepared by a professional engineer, (as defined in the National Construction Code) or surveyor and approved by the Certifier. The cycleway and footpath design must comply with the following:

a) Council's Engineering Design Specifications Section D8 – Cycleway and Footpath Design.

b) Council's Streetscape Technical Manual – Type 1 pathway for Ulladulla Town Centre and approved landscape plans.

32. **Access Driveway Design Standards – Urban**

Prior to the issue of a Construction Certificate, certified engineering design plans must be prepared by a professional engineer, (as defined in the National Construction Code) or surveyor and approved by Council. The access driveway design must comply with the following:

a) Council's Engineering Design Standard Drawings.

b) Constructed using 20 MPa reinforced concrete, reinforced with SL82 mesh, on a 75mm compacted fine crushed rock base with centrally placed slab of minimum 3.5 metres width and minimum 125mm depth.

c) Removal of sufficient width of existing road seal and pavement to allow placing of formwork and laying/compaction of suitable pavement material for the driveway layback with a minimum 300mm offset to the kerb lip line.

d) Provide a retaining wall following the projection of the western boundary between the driveway and the existing driveway at 78 South St. The retaining wall must be designed and certified by a professional Structural Engineer (as defined in the National Construction Code) or surveyor and approved by Council. The design is to be consistent with the existing masonry retaining walls constructed within the road reserve in South St. Where the retaining wall results in a height difference of greater than 1m, a suitable pedestrian fence is to be provided atop the wall and incorporated into the structural design.

33. **Existing Infrastructure**

Prior to the issue of a Construction Certificate, all infrastructure, existing and proposed, is to be shown accurately on the engineering plans including longitudinal sections with clearances clearly labelled confirming that the proposed works do not affect any existing infrastructure. Any required alterations to infrastructure will be at the developer's expense.

34. **Erosion and Sediment Control Plan (ESCP)**

Prior to the issue of a Construction Certificate, an Erosion and Sediment Control Plan (ESCP) must be prepared by a Professional Engineer, (as defined in the National Construction Code) in accordance with the Landcom Manual – Soils and Construction, Managing Urban Stormwater, Vol 1, 4th Edition March 2004 to the satisfaction of the Certifier.

a) All implemented measures must:

b) not cause water pollution as defined by the Protection of the Environment Operations Act (POEO).

c) Be maintained at all times.

d) Not be decommissioned until at least 70% revegetation cover has been established.

35. **Stormwater Discharge**

Demonstrate to the satisfaction of Council the post development storm water discharge from the subject site, if going into the Princes Highway drainage system, does not exceed the pre-development application discharge.

36. **Private Use of Public Parking**

A private use of public parking application must be obtained prior to the issue of a Construction Certificate for the removal of parking proposed works site along the Princes Highway. Should the duration of the works zone be greater than 4 weeks a submission to the Shoalhaven Traffic Committee is required.

37. **Works Within Road Reserve**

Apply for and obtain a Road Occupancy Licence (ROL) from the TfNSW Traffic Operations Unit (TOU) prior to commencing roadworks on a State road or any other works that impact a travel lane of a State road or impact the operation of traffic signals on any road.

*Notes:*
- *For information on the ROL process and to lodge an ROL application, please visit https://myrta.com/oplinc2/pages/security/oplincLogin.jsf*
- *The applicant will need to create an account (this may take a few days to register), prior to submitting the ROL application. The applicant must submit the ROL application 10 business days prior to commencing work. It should be noted that receiving an approval for the ROL within this 10 business day period is dependent upon TfNSW receiving an accurate and compliant TMP.*
- *The application will require a Traffic Management Plan (TMP) to be prepared by a person who is certified to prepare Traffic Control Plans. Should the TMP require a reduction of the speed limit, a Speed Zone Authorisation will also be required from the TOU.*
- *An approved ROL does not constitute an approval to commence works until an authorisation letter for the works has been issued by TfNSW Project Manager*.

38. **Network Connection – Endeavour Energy**

Prior to the issue of a Construction Certificate, an appropriate application will need to be submitted to Endeavour Energy based on the maximum demand for electricity for connection of load. Plans will need to be submitted to show electricity infrastructure belonging to other authorities or customers owned electrical equipment beyond the customer connection point/point of supply to the property. Site Plan will need to be submitted to indicate the separation provided between the driveway and the 'New Light Pole'.

The applicant should engage with an Electrical Consultant prior to finalising plans in order to assess and incorporate any required electricity infrastructure in accordance with referral response provided by Endeavour Energy dated 23 March 2021.

**PART E: PRIOR TO THE ISSUE OF A SUBDIVISION WORKS CERTIFICATE**

NIL

## PART F: DURING WORKS

39. **Hours for Construction**

Construction may only be carried out between 7.00am and 5.00pm on Monday to Saturday and no construction is to be carried out at any time on a Sunday or a public holiday. Proposed changes to hours of construction must be approved by Council in writing.

40. **Aboriginal Objects Discovered During Excavation**

If an Aboriginal object (including evidence of habitation or remains) is discovered during the course of the work:

All excavation or disturbance of the area must stop immediately

The Office of Environment, Energy and Science must be advised of the discovery in accordance with section 89A of the *National Parks and Wildlife Act 1974*.

41. **Noise**

The noise from all demolition and construction activities associated with the approved development must comply with the work practices as outlined in the NSW Department of Environment & Climate Change Interim Construction Noise Guideline. The LA10 level measured over a period of not less than 15 minutes during works must not exceed the background (LA90) noise level by more than 10dB(A) when assessed at any sensitive noise receiver.

42. **Archaeology Discovered During Excavation**

If any object having interest due to its age or association with the past is uncovered during the course of the work:

a) All work must stop immediately in that area.
b) Work may recommence in the affected area(s) if Heritage NSW advises that additional assessment and/or approval is not required (or once any required assessment has taken place or any required approval has been given).
c) In accordance with the Heritage Act 1997, the Heritage NSW must be advised of the discovery.

43. **Tree Removal**

Trees approved for removal must be removed carefully so as not to damage trees to be retained in or beyond the development footprint.

Any hollow-bearing trees must be felled carefully in sections utilising handheld tools to allow the rescue of native fauna. Hollow-bearing sections must be carefully lowered to the ground so as not to injure native fauna.

44. **Earthworks and Excavation**

Approved earthworks (including any structural support or other related structure for the purposes of the development):

a) must not cause a danger to life or property or damage to any adjoining building or structure on the lot or to any building or structure on any adjoining lot.
b) must not redirect the flow of any surface or ground water or cause sediment to be transported onto an adjoining property.

c) that is fill brought to the site, must contain only virgin excavated natural material (VENM) or excavated natural material (ENM) as defined in Part 3 of schedule 1 to the Protection of the Environment Operations Act 1997 (POEO Act).

d) Documentation must be provided to the Certifier certifying that imported fill material is not contaminated and does not contain contaminants such as asbestos, chemicals or building waste.

e) that is excavated soil to be removed from the site, must be disposed of in accordance with any requirements under the Protection of the Environment Operations (Waste) Regulation 2005.

Any excavation must be carried out in accordance with Excavation Work: Code of Practice *(ISBN 978-0-642-78544-2)* published by Safe Work Australia in October 2018

45. **Waste Management Plan**

All waste must be contained within the site during construction and then be recycled in accordance with the approved Waste Management Plan (WMP) or removed to an authorised waste disposal facility. Waste must not be placed in any location or in any manner that would allow it to fall, descend, blow, wash, percolate or otherwise escape from the site. Compliance with the WMP must be demonstrated by the submission of tip receipts to the Certifier.

*Note: "Waste" is defined in the Dictionary to the Protection of the Environment Operations Act 1997 (POEO Act).*

46. **Survey Certification**

A survey must be undertaken by a registered surveyor and provided to the Certifier on completion of the basement floor slab formwork prior to the concrete being poured.
The surveyor must certify all of the following:

a) the distance of the structure to all boundaries of the allotment are in accordance with the approved plans,

b) the height of the floor level/s in relation to ground level (existing) are in accordance with the approved plans, and

the basement floor level complies with the basement floor level shown on the approved plans and grades comply with Council's gradient standards.

47. **Survey Report – Height**

In order to ensure compliance with approved plans, a Survey Certificate to Australian Height Datum must be prepared by a Registered Surveyor as follows:

a) At the completion of each structural floor level indicating the level of that floor and the relationship of the building to the boundaries.

b) At the completed height of the building, prior to the placement of concrete inform work, or the laying of roofing materials.

c) At completion, the relationship of the building and any penetrations thereto, to the boundaries.

Progress certificates in response to points (a) through to (c) must be provided to the Certifier at the time of carrying out relevant progress inspections. Under no circumstances will work be allowed to proceed should such survey information be unavailable or reveal discrepancies between the approved plans and the proposed works.

48. **Maintenance of Site and Surrounds**

During works, the following maintenance requirements must be complied with:

a) All materials and equipment must be stored wholly within the work site unless an approval to store them elsewhere is held.

b) Waste materials (including excavation, demolition and construction waste materials) must be managed on the site and then disposed of at a waste management facility.

c) Where tree or vegetation protection measures are in place, the protected area must be kept clear of materials and / or machinery.

d) The developer must maintain the approved soil water management /erosion and sediment control measures to the satisfaction of the Certifier for the life of the construction period and until runoff catchments are stabilised.

e) During construction:

i) all vehicles entering or leaving the site must have their loads covered, and
ii) all vehicles, before leaving the site, must be cleaned of dirt, sand and other materials, to avoid tracking these materials onto public roads.

f) At the completion of the works, the work site must be left clear of waste and debris.

## PART G: PRIOR TO THE ISSUE OF AN OCCUPATION CERTIFICATE

49. **BASIX & NatHERS**

Prior to the issue of an Occupation Certificate, documentary evidence prepared by a suitably qualified person must be submitted to the Certifier confirming that all commitments listed in the BASIX Certificate 1311172M dated 2/06/22 and NatHERS Certificate GVQHO0SVP9 dated 1/06/22 are fulfilled in accordance with Clause 97A of the *Environmental Planning and Assessment Regulation 2000.*

50. **Compliance**

The Occupation Certificate must not be issued until all relevant conditions of development consent have been met or other satisfactory arrangements have been made with council (i.e. a security).

51. **Shoalhaven Water – Certificate of Compliance**

Prior to the issue of any Occupation Certificate, a Certificate of Compliance under section 307 of the *Water Management Act 2000* must be obtained from Shoalhaven Water to verify satisfactory compliance with all conditions for the supply of water and sewerage, as listed on the Notice of Requirements.

If the development is to be completed in approved stages, or application is subsequently made for staging of the development, separate Compliance Certificates must be obtained for each stage of the development.

52. **Air-Conditioning Systems - Noise Controls**

Prior to the Issue of an Occupation Certificate, air conditioning must be installed in accordance with manufacturer's instructions and operated at all times so as not to cause "Offensive Noise" as defined by the *Protection of the Environment Operations Act 1997 (POEO Act)*

Domestic air conditioners must not emit noise that can be heard within any room in any other residential premises (that is not a garage, storage area, bathroom, laundry, toilet or pantry) whether or not any door or window to that room is open—

a) before 8 am or after 10 pm on any Saturday, Sunday or public holiday, or
b) before 7 am or after 10 pm on any other day.

53. **Fire Safety**

Prior to the issue of a partial or whole Occupation Certificate, a final fire safety certificate is to be issued to Council and Fire & Rescue NSW by or on behalf of the owner of a building to the effect that each essential fire safety measure specified in the current fire safety schedule for the building to which the certificate relates—

a) has been assessed by a properly qualified person, and
b) was found, when it was assessed, to be capable of performing to at least the standard required by the current fire safety schedule for the building for which the certificate is issued.

54. **Dilapidation Report – Evidence**

Prior to the issue of an Occupation Certificate, the developer must provide the Certifier and Council with evidence that any damage to neighbouring premises or adjacent public infrastructure, not previously identified as existing damage in the Dilapidation Report, has been repaired by the developer to the satisfaction of Council.

55. **Landscaping Compliance**

Prior to the issue of an Occupation Certificate, the developer must provide the Certifier with written evidence from a suitably qualified landscape professional that all landscape works have been completed in accordance with the approved landscape plans.

The Certifier must be satisfied that any required Street trees have been installed in accordance with requirements.

56. **Retaining Walls – Certification**

Prior to the issue of an Occupation Certificate, certification must be provided to the Certifier prepared by a professional engineer, (as defined in the National Construction Code), certifying that retaining walls within 1m of the property boundary or exceeding 1m in height above ground level (existing) are constructed in accordance with the approved engineering design plans.

57. **Works in the Road Reserve - Evidence of Completion**

Prior to the issue of a full Occupation Certificate, the developer must provide the Certifier with a Completion of Works in Road Reserve Letter provided by Council, confirming compliance with the requirements of the approval issued under section 138 of the *Roads Act 1993*.

58. **Letter Boxes**

A letterbox structure(s) must be provided and be designed to comply with the requirements of Australia Post, located close to the major pedestrian entry to the site, and built from materials that are non-reflective and blend in with the approved development.

59. **Section 68 Approval to Operate**

Prior to the Issue of an Occupation Certificate, all the conditions under Section 68 of the LG Act will be required to be complied with.

60. **Driveway – Evidence of completion**

Prior to the issue of a full Occupation Certificate, all driveway works internal to the site as shown on the approved plans must be completed.

61. **Works as Executed Plans – Works in the Road Reserve**

Prior to the issue of an Occupation Certificate, Works as Executed Plans must be prepared by a registered surveyor / professional engineer, (as defined in the National Construction Code) and approved by Council demonstrating compliance with the approved design plans.
The Works as Executed dimensions and levels must be shown in red on a copy of the approved plans and comply with the following requirements:

a) Council's Development Engineering Construction Specification.
b) Show compliance with the approved design plans of all road and drainage works.
c) Show any retaining walls including footings and agricultural drainage lines.
d) Show the location of all underground service conduits.
e) Include all deviations from the approved Civil Engineering Plans

62. **Maintenance Bond – Works in the Road Reserve**

Prior to the issue of an Occupation Certificate, the developer must submit a cash bond or irrevocable bank guarantee equal to 5% of the cost of the civil works in the road reserve (excluding water supply and sewerage) to Council to provide security and assurance that the developer will repair any defective works or re-establish ground cover where this has not been maintained, to be held for a period of twelve (12) months.

63. **Works as Executed - Stormwater Drainage**

Works as Executed Plans and certification must be submitted to the Council by a licenced plumber/ registered surveyor / professional engineer (as defined in the National Construction Code) certifying compliance of all drainage works with the approved design plans and the National Construction Code.

The Works as Executed be shown in red on a copy of the approved plans. This plan must verify locations & sizes of all pipelines.

Where the system includes an underground tank, a certificate of structural adequacy must be prepared and provided by a professional engineer (as defined in the National Construction Code).

64. **Private Waste Collection Service**

Prior to the issue of an Occupation Certificate, the developer/owner must provide evidence to the Certifier of a formal agreement with a licenced private waste contractor to service the development. A copy of the contract must be forwarded to Council.

The agreement must ensure:

a) the removal of all waste from the developed property.
b) the service is functional and meets the operational requirements for the developed property.
c) the service minimises environmental nuisances including noise and other adverse impacts on the safety and amenity of residents and the public.
d) the developer/owner indemnifies Council against claims for loss or damages, should Council take over provision of the service at some point in the future.

## PART H: PRIOR TO THE ISSUE OF A SUBDIVISION / STRATA CERTIFICATE

NIL

## PART I: ONGOING USE OF THE DEVELOPMENT

65. **Overland Stormwater Flow, Redirecting and/or Concentrating Stormwater**

All excavation, backfilling and landscaping works must not result in:

a) any change to the overland stormwater flow path on your property and or a neighbouring property. If any change to the overland flow path occurs on a property, the stormwater runoff shall be collected and directed to a legal point of discharge.
b) the redirection and/or concentration of stormwater flows onto neighbouring properties.

66. **Fire Safety – Annual Statement**

A building owner must ensure that an annual fire safety statement prepared by a competent fire safety practitioner is issued each year and that a copy of the statement is provided to the Shoalhaven City Council and the Commissioner of Fire and Rescue NSW. An application form is available on Council's website.

*Note: An annual fire safety statement is a declaration by, or on behalf of a building owner that a competent fire safety practitioner (CFSP) has:*

a) assessed, inspected and verified the performance of each existing essential fire safety measure that applies to the building

b) inspected the exit systems serving the building and found that the exit systems within the building do not contravene the provisions of Division 7 of Part 9 of the Environmental Planning and Assessment Regulation 2000

c) *Failure to give Council an annual fire safety statement by the due date constitutes a separate offence for each week beyond that date for which the failure continues. Substantial penalties for non-compliance apply under the Environmental Planning and Assessment Act 1979.*

67. **Outdoor Lighting**

Lighting is to be provided at pedestrian entry points, common open space areas and car parking areas. It must not be directed to shine or cause nuisance to neighbouring properties and must be installed in accordance with AS4282 “Control of the obtrusive effects of outdoor lighting”.

68. **Food Business Notification**

Prior to commencing any food handling operations, a 'Food Business Registration Form' available on Councils’ website will need to be submitted to Council as part of the NSW Food Partnership and for the purposes of regular food hygiene inspection.

69. **Food and Storage Areas**

All food preparation areas and food storage areas, including the car park storage area shall be sealed to prevent the entry of pests.

70. **Site Maintenance - Commercial/Industrial Development**

The owner or operator must at all times be responsible for on-going site management and maintenance in accordance with the following:

a) loading and unloading in relation to the use of the premises must occur in the designated loading areas.

b) goods or machinery must be stored, and all activities must occur, inside the building(s) and not in the carpark or driveway areas.

c) maintenance and replacement (if necessary) of all landscaping in accordance with the approved landscape plan.

d) maintenance of vehicular movement areas including driveways, carparking, manoeuvring areas, line marking, pedestrian facilities, lighting, to the standard specified by this consent.

e) ongoing waste and recycling must be managed in accordance with the approved Waste Management Plan. Waste bins are not to be stored within the loading area/space that is visible from a public place.

f) maintenance of stormwater drainage pipes and systems to ensure efficient discharge of stormwater in accordance with the approved stormwater drainage plan.

g) maintenance of buildings, fencing, signage/markings to the standards specified in this consent.

h) the removal of all graffiti within a maximum of 14 days of being notified by Council.by Council.

## PART J: OTHER COUNCIL APPROVALS AND CONSENTS

NIL

## PART K: REASONS FOR CONDITIONS

The application has been assessed as required by section 4.15 of the *Environmental Planning and Assessment Act 1979* and has been determined by the granting of conditional development consent.

**Statutory requirements**

The development proposal, subject to the recommended conditions, is consistent with:

the objects of the Environmental Planning and Assessment Act, 1979.

the aims, objectives and provisions of the applicable environmental planning instruments,

the aims, objectives and provisions of Shoalhaven Development Control Plan 2014 (SDCP 2014).

the aims, objectives and provisions of relevant Council policies.

**Public notification**

The application was publicly notified in accordance with the *Environmental Planning and Assessment Regulation 2000* and Council's Community Consultation Policy for Development Applications (Including Subdivision) and the Formulation of Development Guidelines and Policies (POL 16/230).

**Submissions**

Any submissions received during the public notification period are available on DA Tracking

**Community views**

Issues and concerns raised by the community in submissions have been considered in the assessment of the application and, where appropriate, conditions have been included in the determination to mitigate any impacts.

**Suitability of the Site**

The application has been approved because the development proposal is considered to be suitable for the site.

The relevant public authorities and the water supply authority have been consulted and their requirements met, or arrangements made for the provision of services to the satisfaction of those authorities.

The increased demand for public amenities and services attributable to the development has been addressed by the requirement to pay contributions in accordance with section 7.11 of the *Environmental Planning and Assessment Act 1979* and Council's Contribution Plan 2019. Contributions under Section 307 of the Water Management Act 2000 have been applied as required.

**Impacts of the Development**

The application was considered to be suitable for approval. Conditions have been imposed to ensure that:

the development will not result in unacceptable adverse impacts on the natural and built environments.

the amenity and character of land adjoining and in the locality of the development is protected.

any potential adverse environmental, social or economic impacts of the development are minimised.

all traffic, car parking and access arrangements for the development will be satisfactory.

the development does not conflict with the public interest.

## PART L: RIGHTS OF REVIEW AND APPEAL

**Determination under Environmental Planning and Assessment Act, 1979**

Division 8.2 of the EP&A Act, 1979 confers on an applicant who is dissatisfied with the determination a right to request the council to review its determination. The request and determination of the review must be undertaken within the prescribed period.

Division 8.3 of the EP&A Act, 1979 confers on an applicant who is dissatisfied with the determination of a consent authority a right of appeal to the Land and Environment Court which can be exercised within the prescribed period.

An appeal under Division 8.3 of the EP&A Act, 1979 by an objector may be made only within the prescribed period.

**Approvals under Local Government Act, 1993**

Section 100 of the Local Government Act, 1993 provides that an applicant may request Council to review its determination of an application.

Section 176 of the Local Government Act, 1993 provides that an applicant who is dissatisfied with the determination of the Council may appeal to the Land and Environment Court. The appeal must be made within the prescribed period.

## PART M: GENERAL ADVICE

In this consent the term developer means any person or corporation who carries out the development pursuant to that consent.

**Disability Discrimination Act 1992**

This application has been assessed in accordance with the *Environmental Planning & Assessment Act, 1979*. No guarantee is given that the proposal complies with the *Disability Discrimination Act 1992.*

The applicant/owner is responsible to ensure compliance with this and other anti-discrimination legislation.

The *Disability Discrimination Act 1992* covers disabilities not catered for in the minimum standards called up in the Building Code of Australia which references *AS1428.1 - "Design for Access and Mobility"*.

**Disclaimer –Conveyancing Act 1919 – Division 4 – Restrictions on the Use of Land**

The applicant should note that there could be covenants in favour of persons other than Council restricting what may be built or done upon the subject land. The applicant is advised to check the position before commencing any work.

Under Clause 1.9A of *Shoalhaven Local Environmental Plan 2014* agreements, covenants or instruments that restrict the carrying out of the proposed development do not apply to the extent necessary to enable the carrying out of that development, other than where the interests of a public authority is involved.

**DBYD Enquiry - 'Dial Before You Dig'**

In order to avoid risk to life and property it is advisable that an enquiry be made with "Dial Before You Dig" on 1100 or www.dialbeforeyoudig.com.au prior to any excavation works taking place to ascertain the location of underground services. You must also contact your Local Authority for locations of Water and Sewer Mains.

**SIGNED** on behalf of Shoalhaven City Council:

**City Development**

# DRAWING SCHEDULE

## DEVELOPMENT APPLICATION

## ARCHITECTURAL DRAWINGS 16-0036

| | |
|---|---|
| DA01 | CONTEXT DIAGRAM |
| DA02 | SITE ANALYSIS PLAN |
| DA03 | SITE PLAN |
| DA04 | BASEMENT |
| DA05 | GROUND FLOOR PLAN |
| DA06 | FIRST FLOOR PLAN |
| DA07 | SECOND FLOOR PLAN |
| DA08 | THIRD FLOOR PLAN |
| DA09 | FOURTH FLOOR PLAN |
| DA10 | ROOF PLAN |
| DA11 | SECTION AA |
| DA12 | SHADOW DIAGRAMS |
| DA13 | ELEVATIONS 1 |
| DA14 | ELEVATIONS 2 |
| DA15 | ADAPTABLE UNIT |
| DA16 | VISUAL ANALYSIS |
| DA17 | SOLAR ACCESS & VENTILATION WINTER PART ONE |
| DA18 | SOLAR ACCESS & VENTILATION WINTER PART TWO |
| DA19 | VISUAL ASSESSMENT |
| DA20 | VISUAL ASSESSMENT |
| DA21 | VISUAL ASSESSMENT |
| DA23 | LANDSCAPE PLAN |
| DA24 | BASEMENT - Garbage Vehicle Swept Path |
| DA25 | BASEMENT - Car Swept Path |

## SURVEY DRAWINGS

| | |
|---|---|
| 103412/1 | SKETCH PLAN |

## LANDSCAPE DRAWINGS

| | |
|---|---|
| 1795-LD01 | LANDSCAPE CONCEPT PLAN LEVEL 1 |
| 1795-LD02 | LANDSCAPE CONCEPT PLAN LEVEL 2 AND 3 |
| 1795-LD03 | LANDSCAPE CONCEPT PLAN LEVEL 4 |

## STORMWATER CONCEPT PLAN L103412/2

| | |
|---|---|
| L103412/2 | SKETCH PLAN |

location plan

Image obtained from google earth. Not to scale

**BASIX COMMITMENTS TABLE**
(REFER TO BASIX ASSESSMENT FOR FUTHER DETAILS)

ALL DRAWINGS ARE IN ACCORDANCE WITH THE REQUIREMENTS OF THE BASIX CERTIFICATE PROVIDED WITH THIS APPLICATION (CERTIFICATE NUMBER: 1311172M)

BASIX WATER COMMITMENTS NOTES:
- INTRODUCING LOW WATER USE SPECIES OF VEGETATION WITHIN "AREA OF GARDEN AND LAWN" FOR THE DWELLING COULD INCREASE THE FLOW RATES OF FIXTURES.
- DEVELOPMENT MUST NOT BE INSTALLED A PRIVATE SWIMMING POOL OR SPA WITH A VOLUME EXCEEDING THAT SPECIFIED IN THE TABLE IN THE BASIX CERTIFICATE.
- DEVELOPMENT MUST BE INSTALLED EACH ALTERNATIVE WATER SUPPLY SYSTEM WITH THE SPECIFIED SIZE LISTED IN THE TABLE IN THE BASIX CERTIFICATE.
- DEVELOPMENT MUST BE INSTALLED ALTERNATIVE WATER SUPPLY SYSTEM SPECIFIED IN THE "CENTRAL SYSTEMS" IN THE TABLE IN THE BASIX CERTIFICATE FOR COMMON AREAS.

BASIX ENERGY COMMITMENTS NOTES:
- DEVELOPMENT MUST BE INSTALLED EACH HOT WATER SYSTEM SPECIFIED IN THE TABLE IN THE BASIX CERTIFICATE.
- DEVELOPMENT MUST BE INSTALLED THE SYSTEMS AND FIXTURES SPECIFIED IN THE "CENTRAL ENERGY SYSTEMS" IN THE TABLE IN THE BASIX CERTIFICATE.
- THIS COMMITMENT APPLIES TO EACH ROOM OR AREA OF THE DWELLING WHICH IS REFERRED TO "NATURAL LIGHTING" HEADING IN THE TABLE IN THE BASIX CERTIFICATE.

BASIX THERMAL COMFORT COMMITMENTS NOTES:
- DEVELOPMENT TO BE CONSTRUCTED IN ACCORDANCE WITH ALL THERMAL PERFORMANCE SPECIFICATIONS SET OUT BY THE ASSESSOR CERTIFICATE.
- DEVELOPMENT TO BE CONSTRUCTED THE FLOORS AND WALLS IN ACCORDANCE WITH THE SPECIFICATIONS LISTED IN THE TABLE IN THE BASIX CERTIFICATE.

# Proposed Mixed Use Development

For Ocean Point Assets Pty Ltd

At 127 Princes Highway, Ulladulla 2539

**Wollongong**
Level 1,147 Crown Street, Wollongong NSW 2500
T: 02 4226 1387

**Nowra**
92 North Street
Nowra, NSW 2541
T: 02 4421 6822

W: www.aej.com.au
E: aej@aej.com.au

**Batemans Bay**
1 North Street
Batemans Bay
NSW 2536
T: 02 4472 7388

## Proposed Mixed Use Development
## For Ocean Point Assets Pty Ltd
### At 127 Princes Highway, Ulladulla 2539

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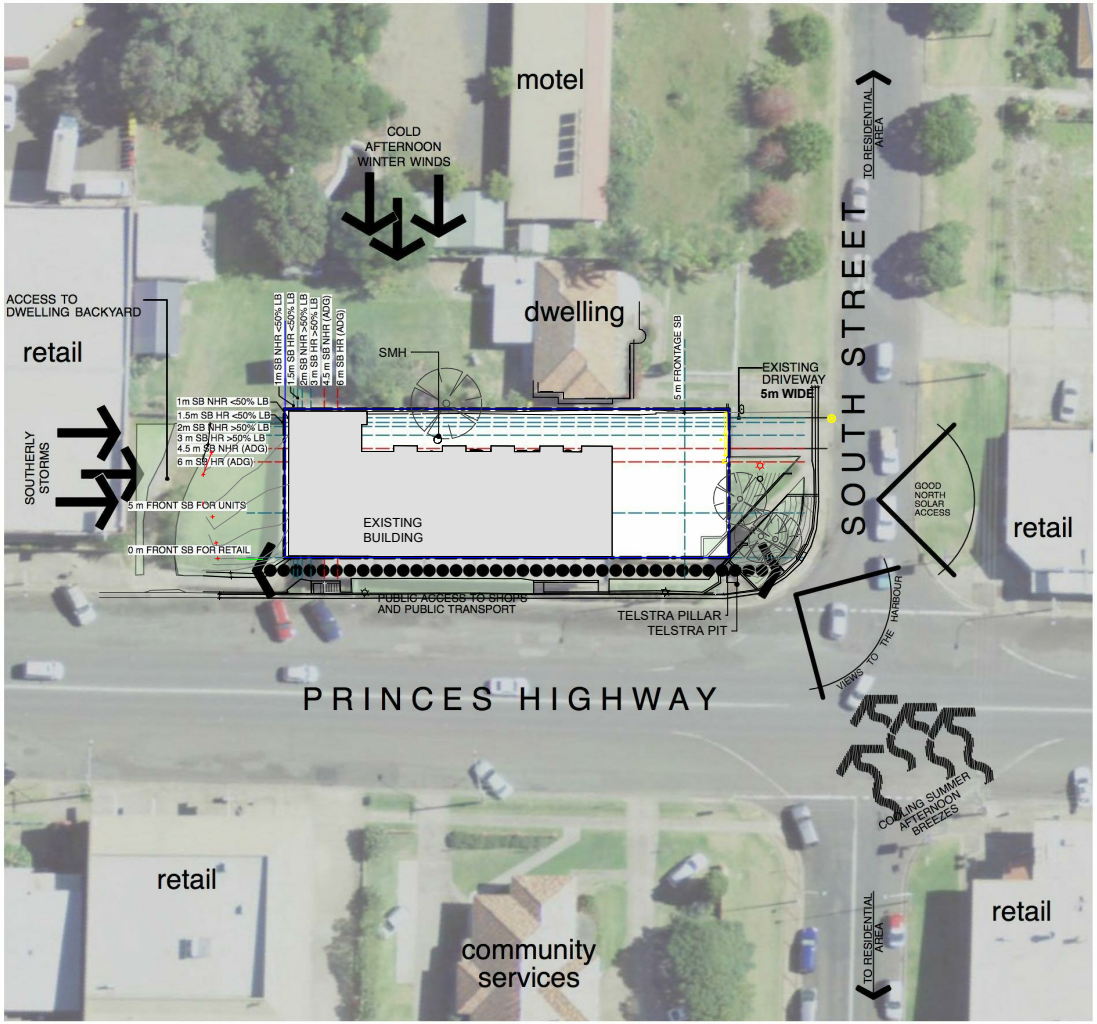
|---|---|---|
| B | ADDITIONS FOR COUNCIL | 12.01.21 |
| A | ISSUE ONE | 18.12.20 |
| C | REVISED DA ISSUE | 26.02.21 |

DRAWING TITLE
CONTEXT DIAGRAM

PROJECT #: 16-0036
SCALE: NTS @ A3
DRAWN: AB CHECKED: GR
DRAWING NO. DA01
REVISION C
3/06/2022 12:30:46 PM

USE WRITTEN DIMENSIONS ONLY - DO NOT SCALE OFF DRAWINGS

CL22.282 - Attachment 3




## NOTES

- ALL SETBACKS FROM SHOALHAVEN DCP 2014 (CHAPTER G14) UNLESS NOTED OTHERWISE.

## LEGEND

| | |
|---|---|
| SB | SETBACK |
| HR | HABITABLE ROOM |
| NHR | NON-HABITABLE ROOM |
| LB | LENGTH OF BOUNDARY |
| ADG | APARTMENT DESIGN GUIDE |
| SMH | SEWER MAN HOLE |

# Proposed Mixed Use Development
## For Ocean Point Assets Pty Ltd
### At 127 Princes Highway, Ulladulla 2539

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| C | REVISED DA ISSUE | 26.02.21 |

10 0 10 20 30 40 50 60 70 80 90

DRAWING TITLE: SITE ANALYSIS PLAN

PROJECT #: 16-0036
SCALE: 1 : 500 @ A3
DRAWN: AB CHECKED: GR

DRAWING NO.: DA02
REVISION: C

3/06/2022 12:30:49 PM

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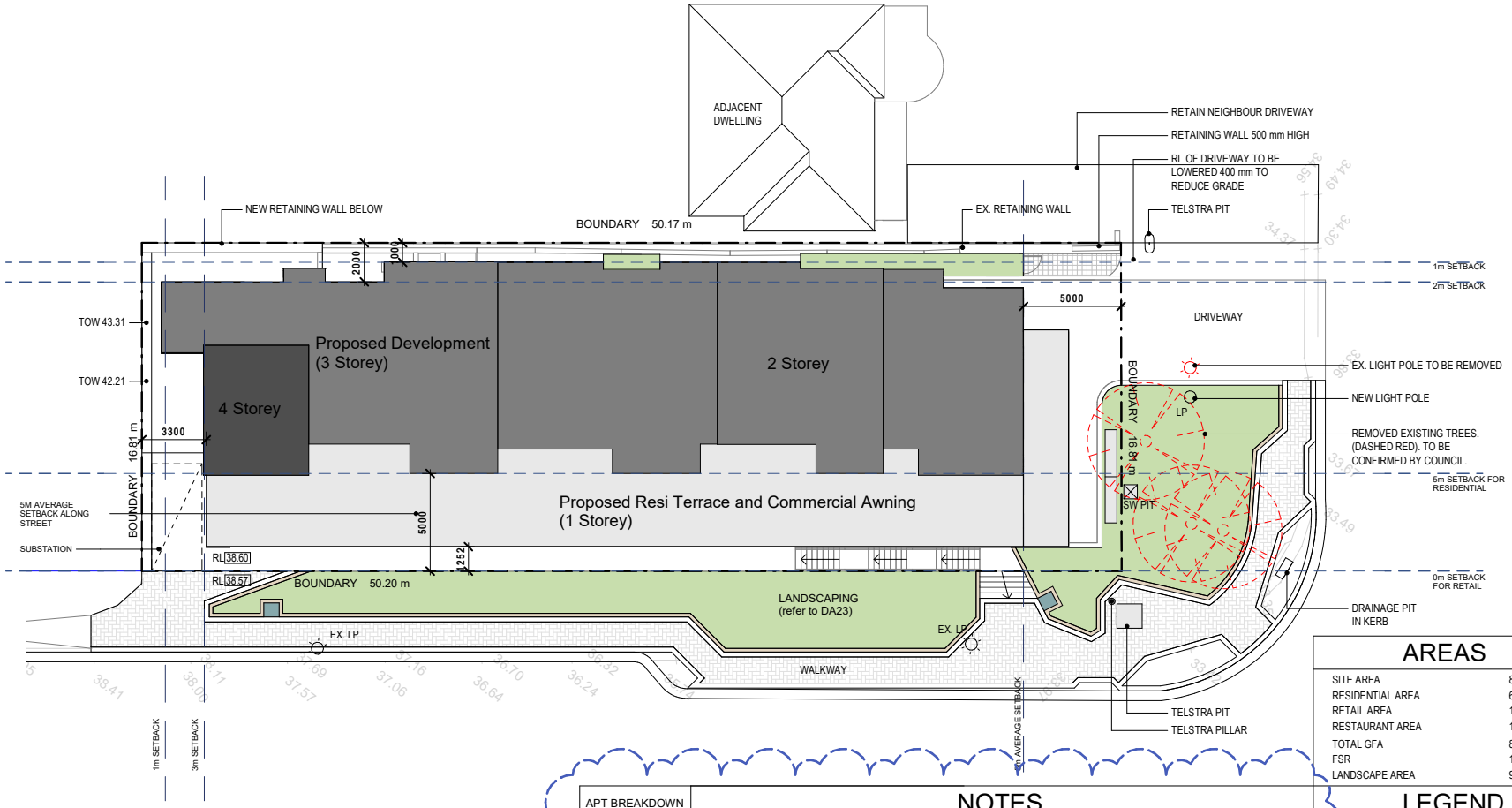
CL22.282 - Attachment 3




## AREAS

| | |
|---|---|
| SITE AREA | 841.10 m² |
| RESIDENTIAL AREA | 653 m² |
| RETAIL AREA | 112 m² |
| RESTAURANT AREA | 116 m² |
| TOTAL GFA | 881 m² |
| FSR | 1.05:1 |
| LANDSCAPE AREA | 98 m² (11.6%) |

| APT BREAKDOWN | |
|---|---|
| 2 Bed | 4 |
| 3 Bed | 2 |
| Total Units | 6 |

## NOTES

- ALL DRAWINGS ARE IN ACCORDANCE WITH THE REQUIREMENTS OF THE BASIX CERTIFICATE PROVIDED WITH THIS APPLICATION (CERTIFICATE 817933M_04).
- REFER TO LANDSCAPE DRAWINGS 1795 BY OCHRE LANDSCAPE ARCHITECTS FOR LANDSCAPE DETAILS.
- ALL LEVELS SHOWN TO AUSTRALIAN HEIGHT DATUM UNLESS NOTED OTHERWISE. LEVELS TAKEN FROM SURVEY PLAN 103412/1 BY SET CONSULTANTS.
- STORMWATER DRAINAGE TO BE CONNECTED TO STORMWATER MAIN IN ACCORDANCE WITH LOCAL AUTHORITY REQUIREMENTS AS PER STORMWATER CONCEPT PLAN 103412 BY SET CONSULTANTS.

## LEGEND

| | |
|---|---|
| SP | SPOT LEVEL |
| SW | STORMWATER |
| RL | REDUCED LEVEL |
| EX. | EXISTING |
| LP | LIGHT POLE |
| TOW | TOP OF WALL LEVEL |

# Proposed Mixed Use Development
## For Ocean Point Assets Pty Ltd
### At 127 Princes Highway, Ulladulla 2539

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| B | ADDITIONS FOR COUNCIL | 12.01.21 |
| A | ISSUE ONE | 18.12.20 |
| C | REVISED DA ISSUE | 26.02.21 |
| D | ADDITIONAL INFORMATION | 07.06.21 |
| E | COORDINATION WITH INTERSECTION DESIGN BY COUNCIL | 14.03.22 |
| F | BASIX TABLE ADDED ON COVER SHEET | 03.06.22 |

DRAWING TITLE: SITE PLAN

PROJECT #: 16-0036
SCALE: 1 : 200 @ A3
DRAWN: AB CHECKED: GR
DRAWING NO.: DA03
REVISION: F

3/06/2022 12:30:52 PM

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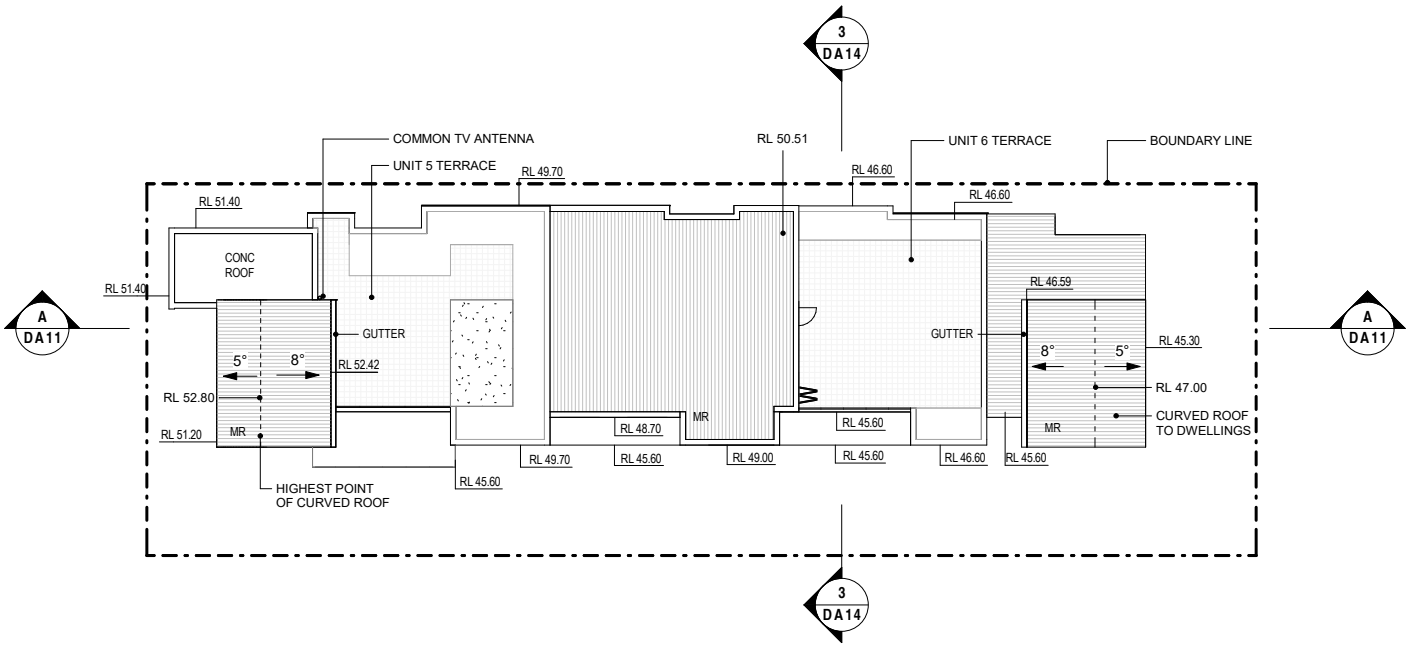
CL22.282 - Attachment 3




| LEGEND | |
|---|---|
| MR | METAL ROOF |
| CONC | CONCRETE |

# Proposed Mixed Use Development
## For Ocean Point Assets Pty Ltd
### At 127 Princes Highway, Ulladulla 2539

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| B | ADDITIONS FOR COUNCIL | 12.01.21 |
| A | ISSUE ONE | 18.12.20 |
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| D | ADDITIONAL INFORMATION | 07.06.21 |
| E | COORDINATION WITH INTERSECTION DESIGN BY COUNCIL | 14.03.22 |

DRAWING TITLE
ROOF PLAN

PROJECT #: 16-0036
SCALE: 1 : 200 @ A3
DRAWN: LA CHECKED: GR
DRAWING NO. DA10
REVISION E
3/06/2022 12:31:10 PM

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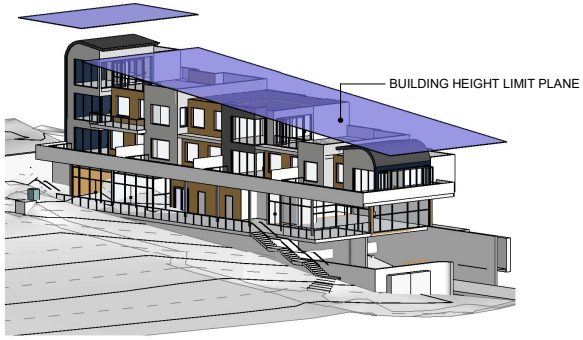
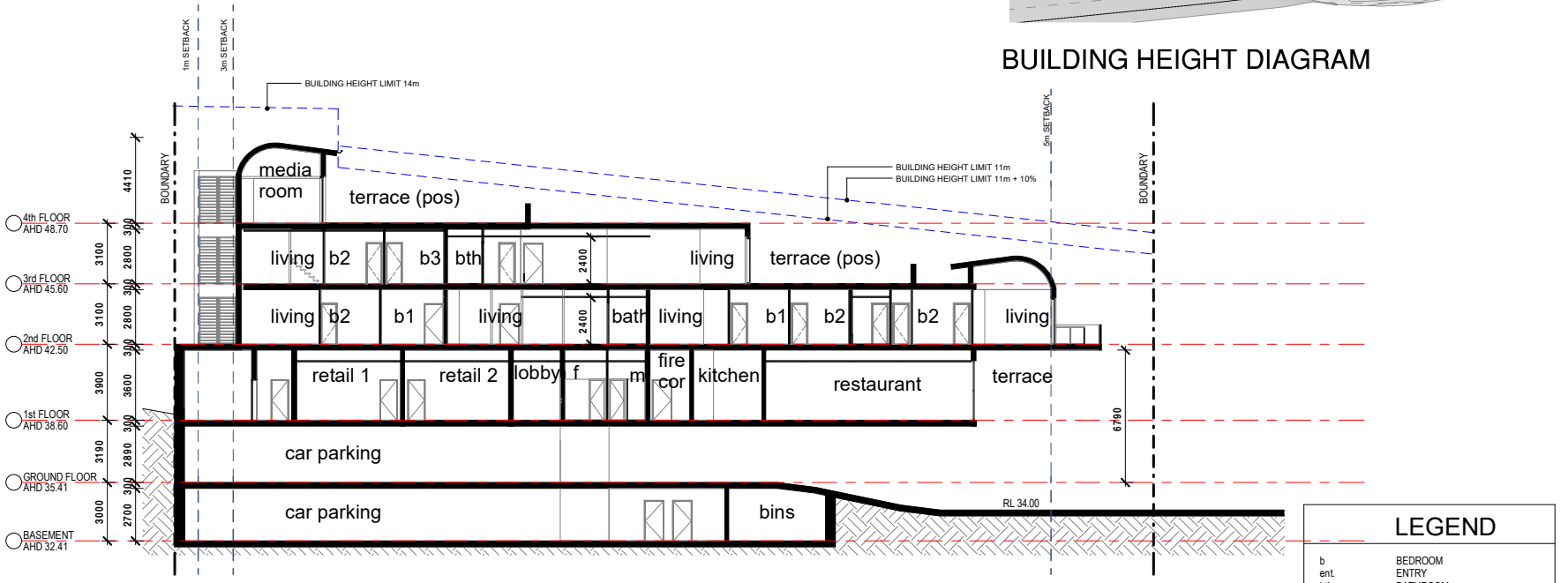
CL22.282 - Attachment 3




BUILDING HEIGHT DIAGRAM




SECTION AA

| LEGEND | |
|---|---|
| b | BEDROOM |
| ent. | ENTRY |
| bth | BATHROOM |
| kit. | KITCHEN |
| pos | PRIVATE OPEN SPACE |

Proposed Mixed Use Development
For Ocean Point Assets Pty Ltd
At 127 Princes Highway, Ulladulla 2539

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DRAWING TITLE: SECTION AA
PROJECT #: 16-0036
SCALE: 1 : 200 @ A3
DRAWN: LA CHECKED: GR
DRAWING NO.: DA11
REVISION: E
3/06/2022 12:31:12 PM

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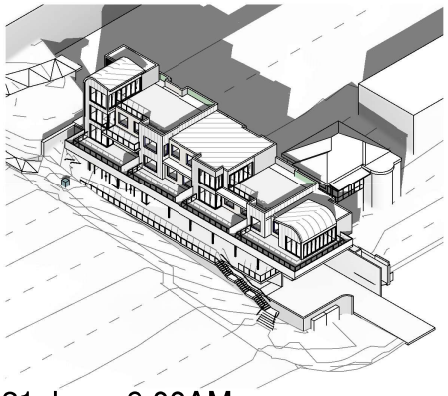
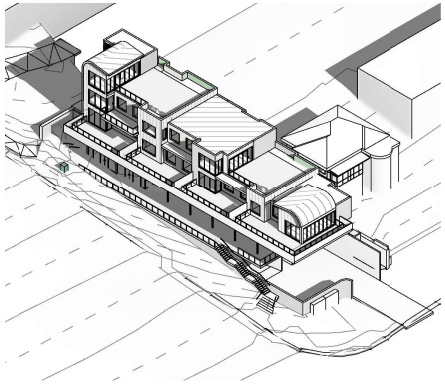
CL22.282 - Attachment 3

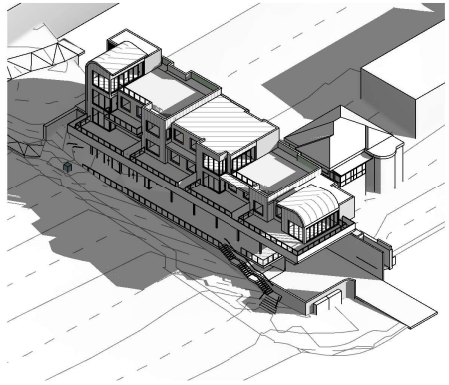
views from NE



21 June 9.00AM



21 June 12.00PM



21 June 3.00PM

views from NW

21 June 9.00AM

21 June 12.00PM

21 June 3.00PM

Proposed Mixed Use Development
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| D | ADDITIONAL INFORMATION | 07.06.21 |
| E | COORDINATION WITH INTERSECTION DESIGN BY COUNCIL | 14.03.22 |

DRAWING TITLE
SHADOW DIAGRAMS

PROJECT #: 16-0036
SCALE: @ A3
DRAWN: LA CHECKED: GR
DRAWING NO. DA12
REVISION E

3/06/2022 12:31:22 PM

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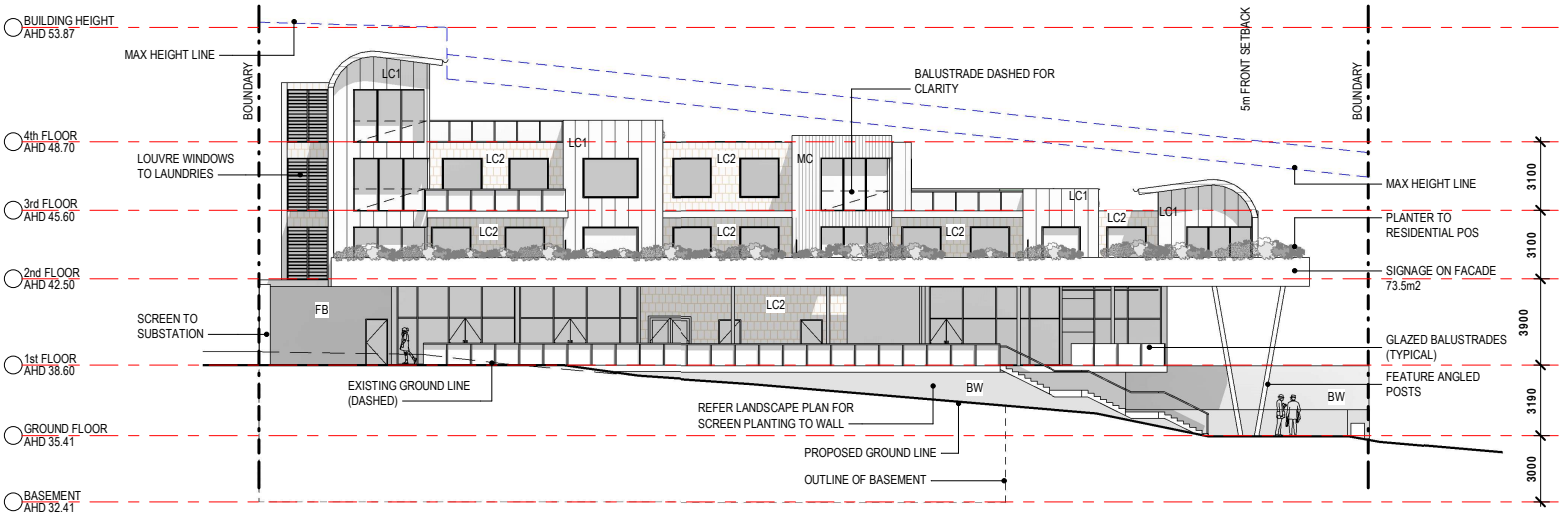
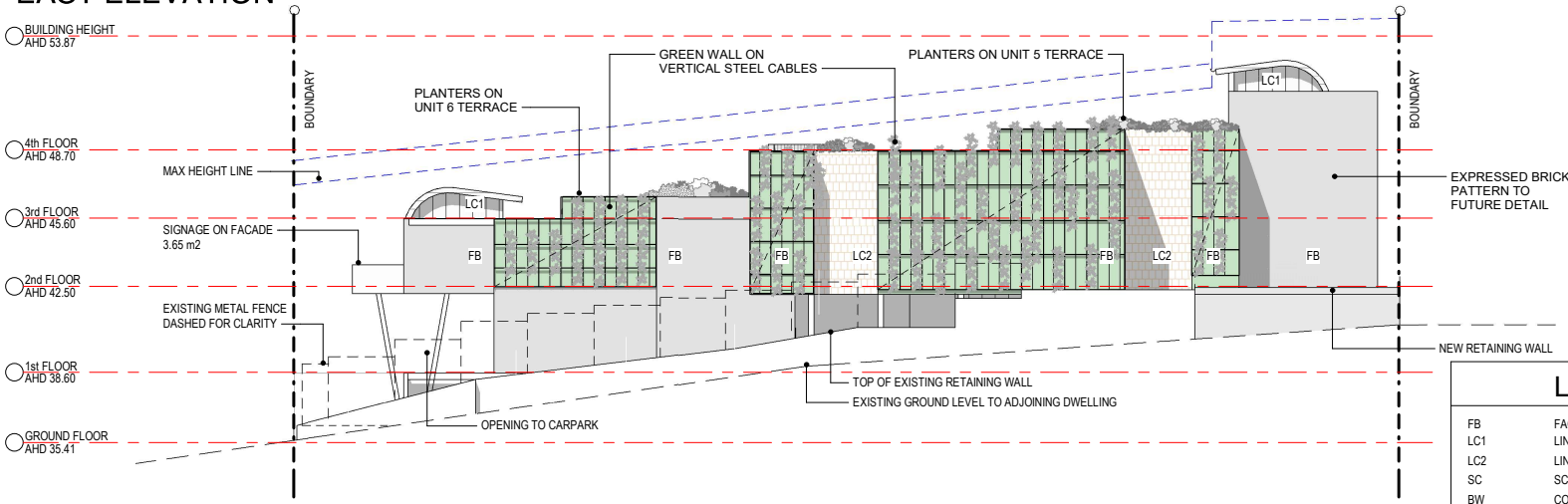
CL22.282 - Attachment 3




EAST ELEVATION




WEST ELEVATION

| LEGEND | |
|---|---|
| FB | FACE BRICKWORK |
| LC1 | LINEAR CLADDING 1 |
| LC2 | LINEAR CLADDING 2 |
| SC | SCREEN |
| BW | CONCRETE BLOCKWORK (RENDERED) |

## Proposed Mixed Use Development
## For Ocean Point Assets Pty Ltd
### At 127 Princes Highway, Ulladulla 2539

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| D | ADDITIONAL INFORMATION | 07.06.21 |
| E | COORDINATION WITH INTERSECTION DESIGN BY COUNCIL | 14.03.22 |

DRAWING TITLE
ELEVATIONS 1

PROJECT #: 16-0036
SCALE: 1 : 200 @ A3
DRAWN: LA CHECKED: GR
DRAWING NO. DA13
REVISION E
3/06/2022 12:31:27 PM

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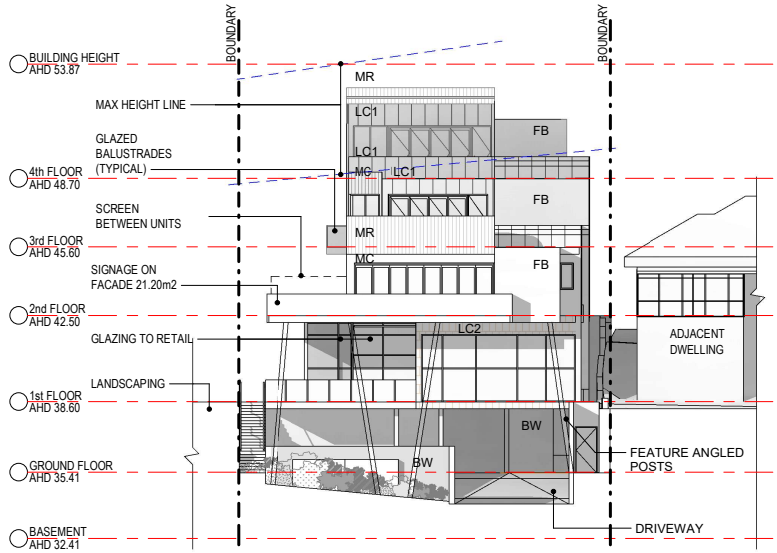
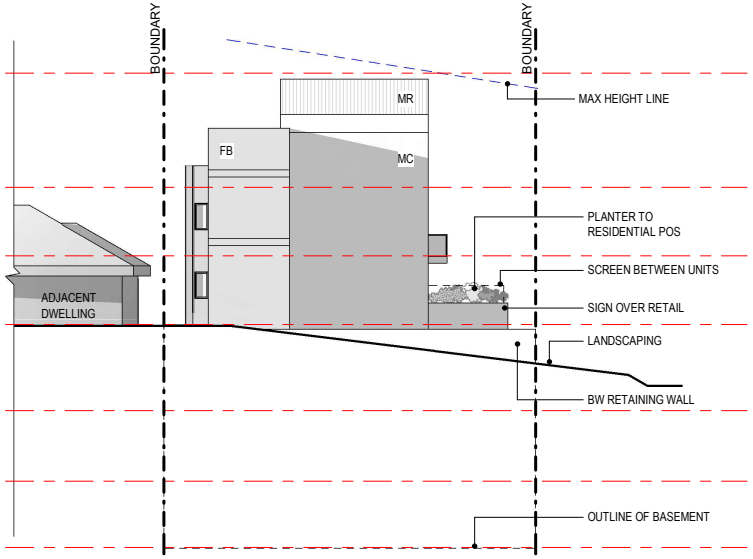
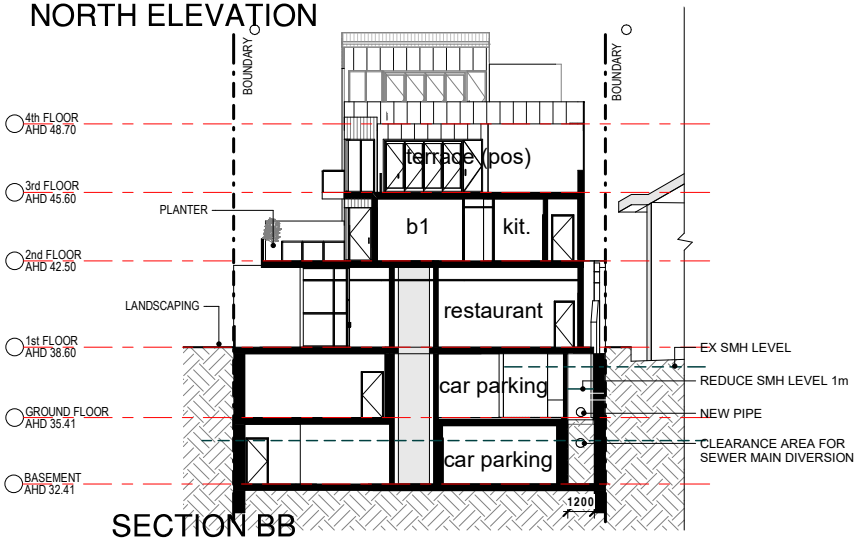
CL22.282 - Attachment 3




NORTH ELEVATION




SOUTH ELEVATION




SECTION BB

| LEGEND | |
|---|---|
| FB | FACE BRICKWORK |
| LC1 | LINEAR CLADDING 1 |
| LC2 | LINEAR CLADDING 2 |
| MC | METAL CLADDING |
| BW | CONCRETE BLOCKWORK (RENDERED) |

# Proposed Mixed Use Development
## For Ocean Point Assets Pty Ltd
### At 127 Princes Highway, Ulladulla 2539

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| B | ADDITIONS FOR COUNCIL | 12.01.21 |
| A | ISSUE ONE | 18.12.20 |
| C | REVISED DA ISSUE | 26.02.21 |
| D | ADDITIONAL INFORMATION | 07.06.21 |
| E | COORDINATION WITH INTERSECTION DESIGN BY COUNCIL | 14.03.22 |

DRAWING TITLE
ELEVATIONS 2

PROJECT #: 16-0036
SCALE: 1 : 200 @ A3
DRAWN: LA CHECKED: GR
DRAWING NO. DA14
REVISION E

3/06/2022 12:31:32 PM

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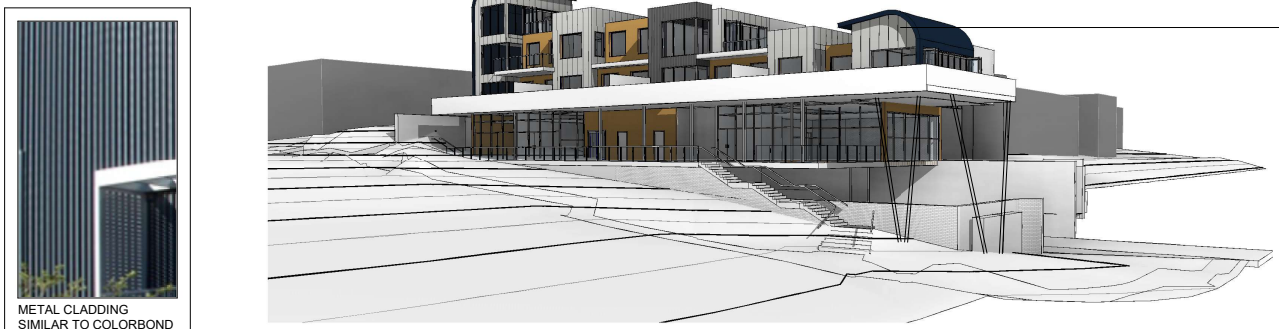

METAL CLADDING
SIMILAR TO COLORBOND
DEEP OCEAN

LINEAR CLADDING SIMILAR TO
SHALE GRAY

View from north - PRINCES HWY

LINEAR CLADDING SIMILAR TO
STRYUM PRECIS PURE GOLD

View from south - PRINCES HWY

GREEN FACADE

FACE BRICKWORK
SIMILAR TO CONCRETE
COLOUR

STEEL SYSTEM

View from north east - SOUTH ST

Proposed Mixed Use Development
For Ocean Point Assets Pty Ltd
At 127 Princes Highway, Ulladulla 2539

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| A | ISSUE ONE | 18.12.20 |
| C | REVISED DA ISSUE | 26.02.21 |
| D | ADDITIONAL INFORMATION | 07.06.21 |
| E | COORDINATION WITH INTERSECTION DESIGN BY COUNCIL | 14.03.22 |

DRAWING TITLE
VISUAL ANALYSIS

PROJECT #: 16-0036
SCALE: @ A3
DRAWN: LA CHECKED: GR
DRAWING NO. DA16
REVISION E
3/06/2022 12:31:42 PM

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Proposed

View from south (Princes Hwy)

Existing

Proposed Mixed Use Development
For Ocean Point Assets Pty Ltd
At 127 Princes Highway, Ulladulla 2539

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|---|---|---|
| A | REVISED DA ISSUE | 26.02.21 |

DRAWING TITLE: VISUAL ASSESSMENT

PROJECT #: 16-0036
SCALE: @ A3
DRAWN: JA CHECKED: GR
DRAWING NO.: DA19
REVISION: A
3/06/2022 12:32:00 PM

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Proposed

View from west (South St)

Existing

Proposed Mixed Use Development
For Ocean Point Assets Pty Ltd
At 127 Princes Highway, Ulladulla 2539

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|---|---|---|
| A | REVISED DA ISSUE | 26.02.21 |

DRAWING TITLE
VISUAL ASSESSMENT

PROJECT #: 16-0036
SCALE: @ A3
DRAWN: JA CHECKED: GR
DRAWING NO. DA20
REVISION A
3/06/2022 12:32:04 PM

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Proposed

View from north (Princes Hwy)

Existing

Proposed Mixed Use Development
For Ocean Point Assets Pty Ltd
At 127 Princes Highway, Ulladulla 2539

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|---|---|---|
| A | REVISED DA ISSUE | 26.02.21 |

DRAWING TITLE
VISUAL ASSESSMENT

PROJECT #: 16-0036
SCALE: @ A3
DRAWN: JA CHECKED: GR
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REVISION A

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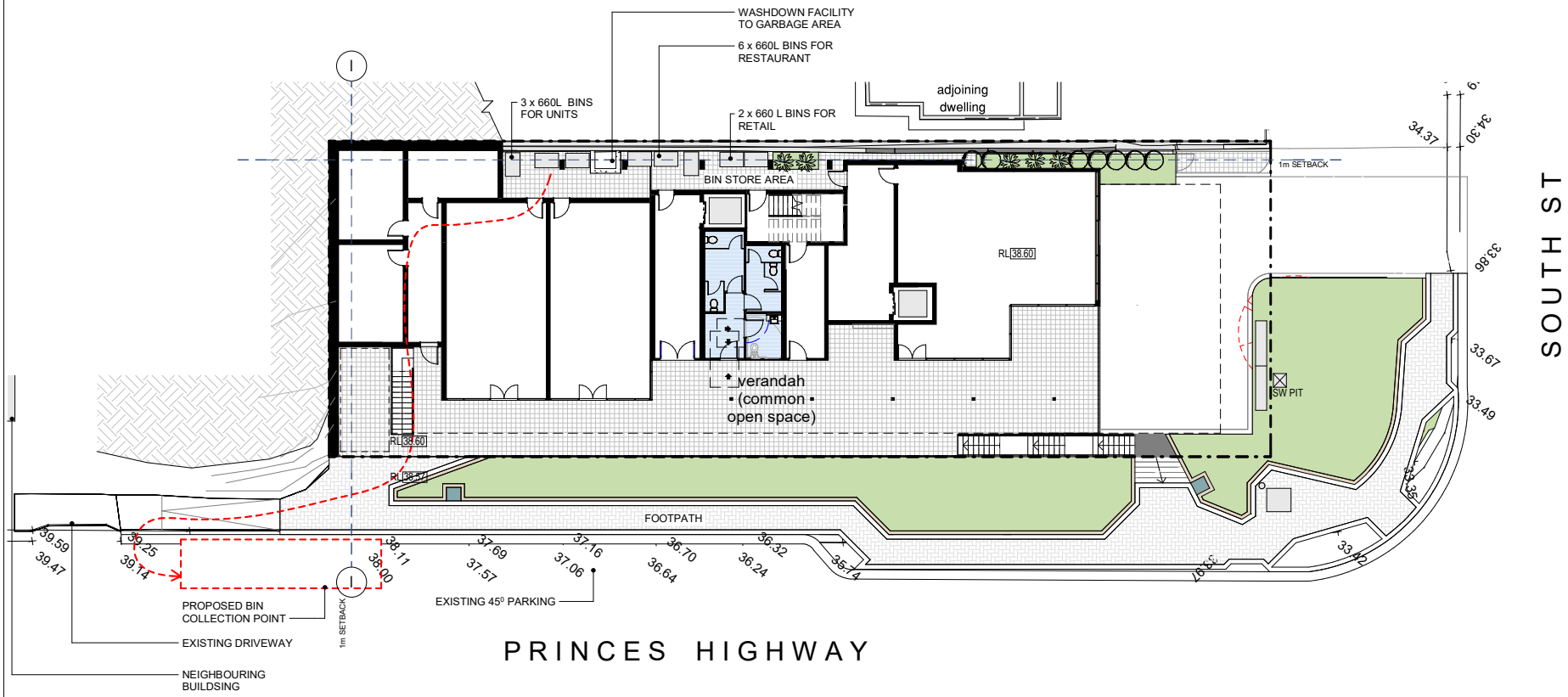


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At 127 Princes Highway, Ulladulla 2539

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|---|---|---|
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DRAWING TITLE
WASTE MANAGEMENT

PROJECT #: 16-0036
SCALE: 1 : 200 @ A3
DRAWN: BC CHECKED: GR
DRAWING NO. DA22
REVISION A
3/06/2022 12:32:17 PM

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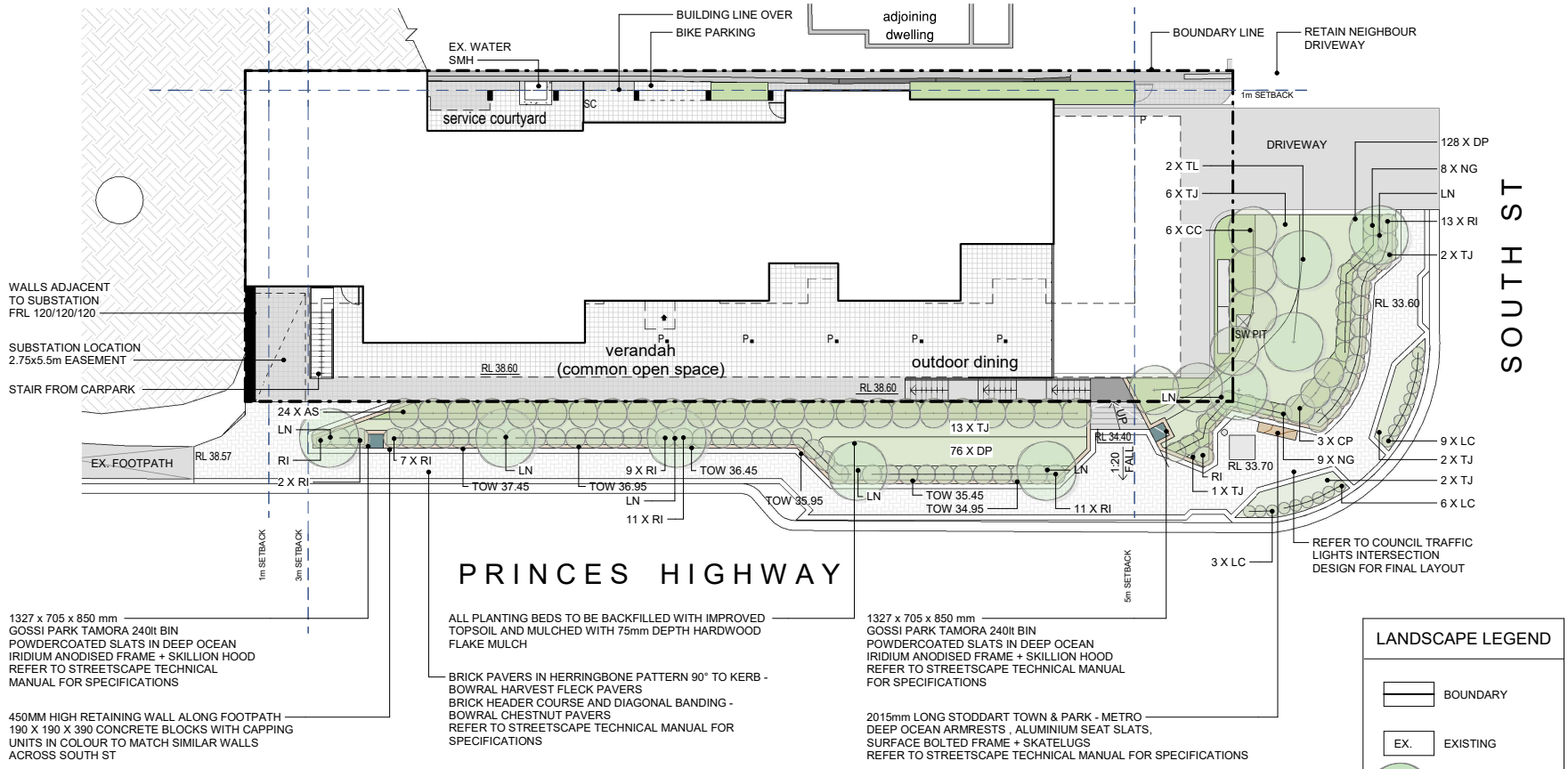


## INDICATIVE PLANTING SCHEDULE

| SYMBOL | SCIENTIFIC NAME | COMMON NAME | MATURE H X W | POT SIZE | QTY | COMMENTS |
|---|---|---|---|---|---|---|
| TREES | | | | | | |
| LN | *Lagerstroemia 'Natchez'* | Natchez Crepe Myrtle | 4 x 2.5 m | 100 L | 6 | |
| TL | *Tristaniopsis laurina 'Lucious'* | Lucious Water Gum | 7 x 4 m | 100 L | 2 | |
| SHRUBS | | | | | | |
| AS | *Acmena smithii 'Minor'* | Dwarf Lilli Pilli | 3.5 x 2 m | 300 mm | 24 | |
| CC | *Callistemon citrinus 'Western Glory'* | Western Glory Bottlebrush | 3 x 2 m | 300 mm | 6 | |
| CP | *Crinum pedunculatum* | Swamp Lily | 2 x 2 m | 200 mm | 3 | |

## INDICATIVE PLANTING SCHEDULE

| SYMBOL | SCIENTIFIC NAME | COMMON NAME | MATURE H X W | POT SIZE | QTY | COMMENTS |
|---|---|---|---|---|---|---|
| SHRUBS | | | | | | |
| DP | *Dianella prunina 'Utopia'* | Utopia Flax Lily | 0.8 x 0.6 m | 200 mm | 204 | 4.00 per m² |
| LC | *Lomandra confertifolia* | Mat Rush | 0.6 x 0.6 m | 200 mm | 18 | |
| NG | *Nandina 'Gulf Stream'* | Sacred Bamboo | 1 x 1 m | 200 mm | 17 | |
| RI | *Rapheolepis indica* | Indian Hawthorn | 1.5 x 1 m | 200 mm | 54 | |
| GROUND-COVERS | | | | | | |
| TJ | *Trachelospermum jasminoides* | Star Jasmine | 3 x 3 m | 150 mm | 26 | 0.25 per m² |

# Proposed Mixed Use Development
## For Ocean Point Assets Pty Ltd
### At 127 Princes Highway, Ulladulla 2539

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| REV. | DESCRIPTION | DATE |
|---|---|---|
| A | COORDINATION WITH INTERSECTION DESIGN BY COUNCIL | 14.03.22 |

DRAWING TITLE: LANDSCAPE PLAN

PROJECT #: 16-0036
SCALE: 1 : 200 @ A3
DRAWN: HW CHECKED: SS
DRAWING NO.: DA23
REVISION: A
3/06/2022 12:32:19 PM

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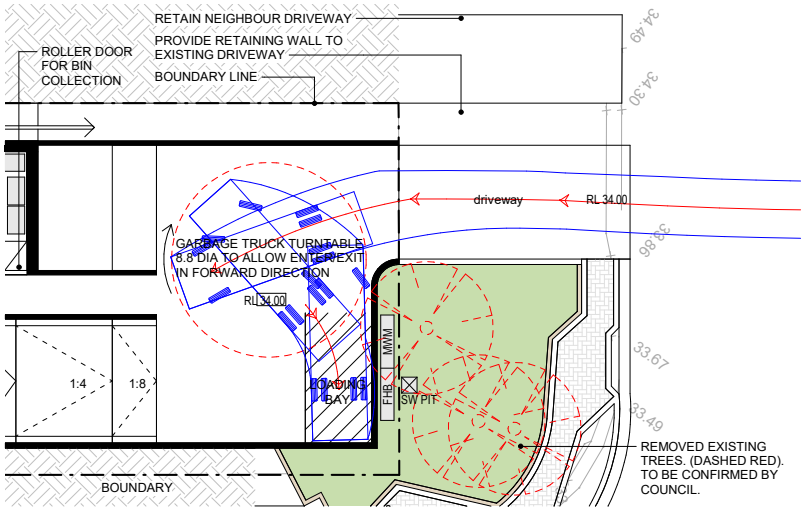
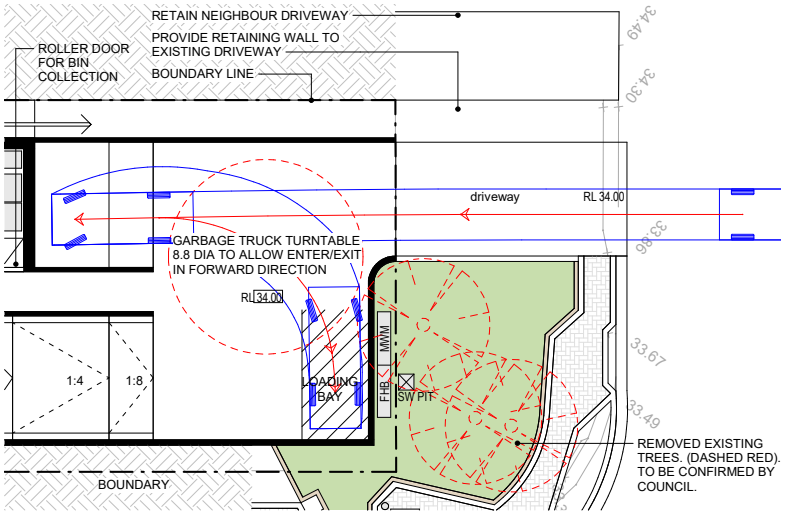
IN

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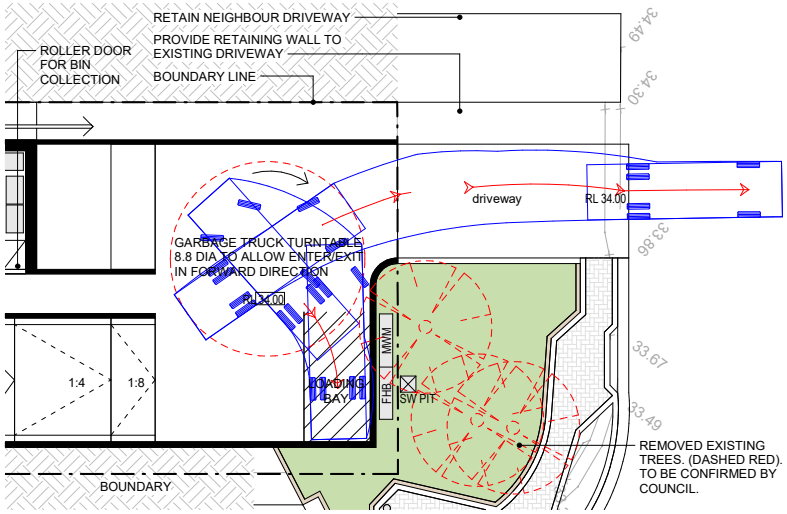


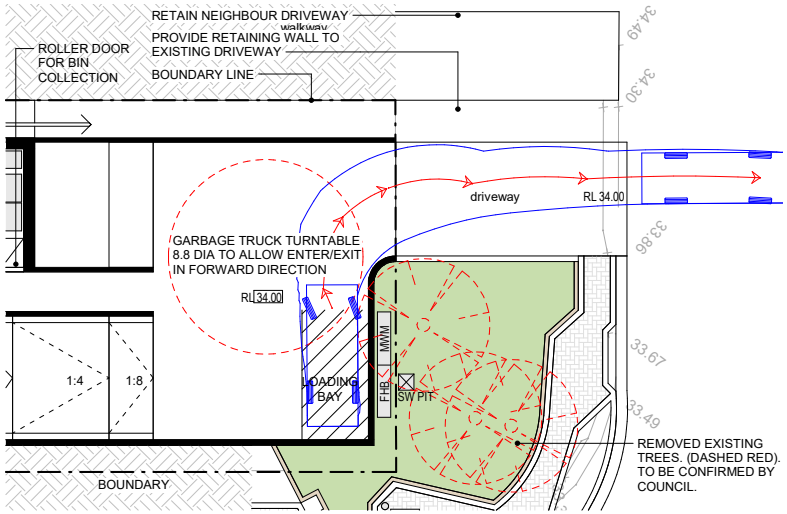


MRV - Turning Using a Turn Table

SRV - Two Point Turning

walkway

Proposed Mixed Use Development
For Ocean Point Assets Pty Ltd
At 127 Princes Highway, Ulladulla 2539

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www.aej.com.au aej@aej.com.au

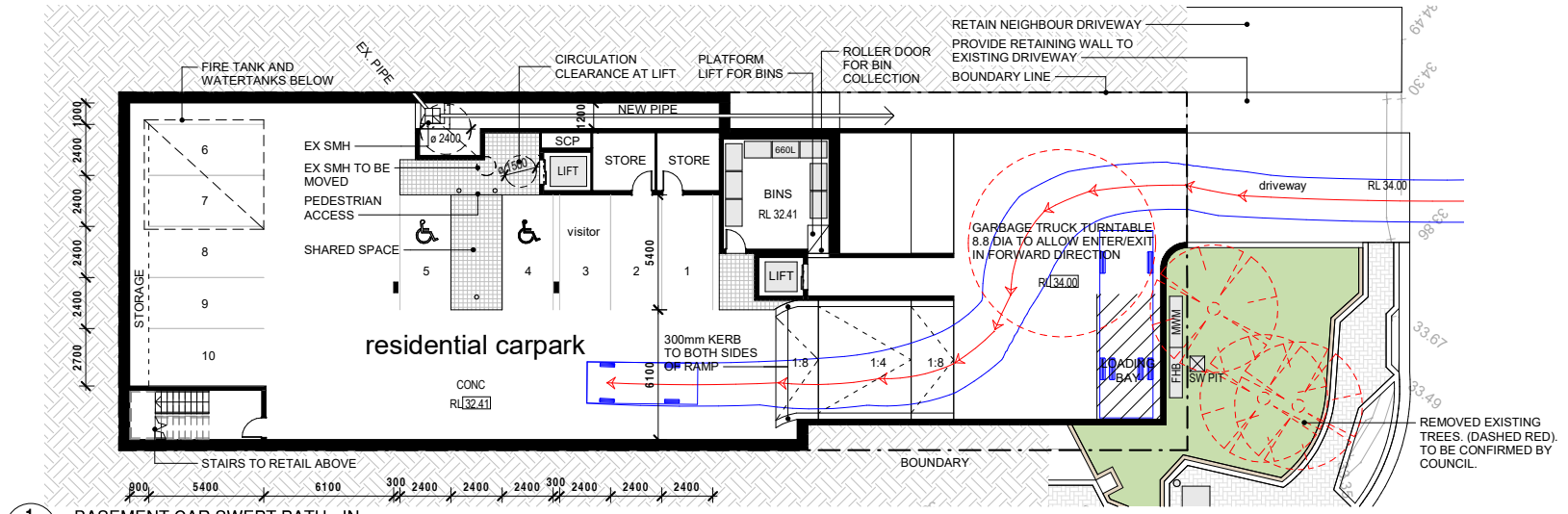
| REV. | DESCRIPTION | DATE |
|---|---|---|

DRAWING TITLE: BASEMENT - Garbage Vehicle Swept Path

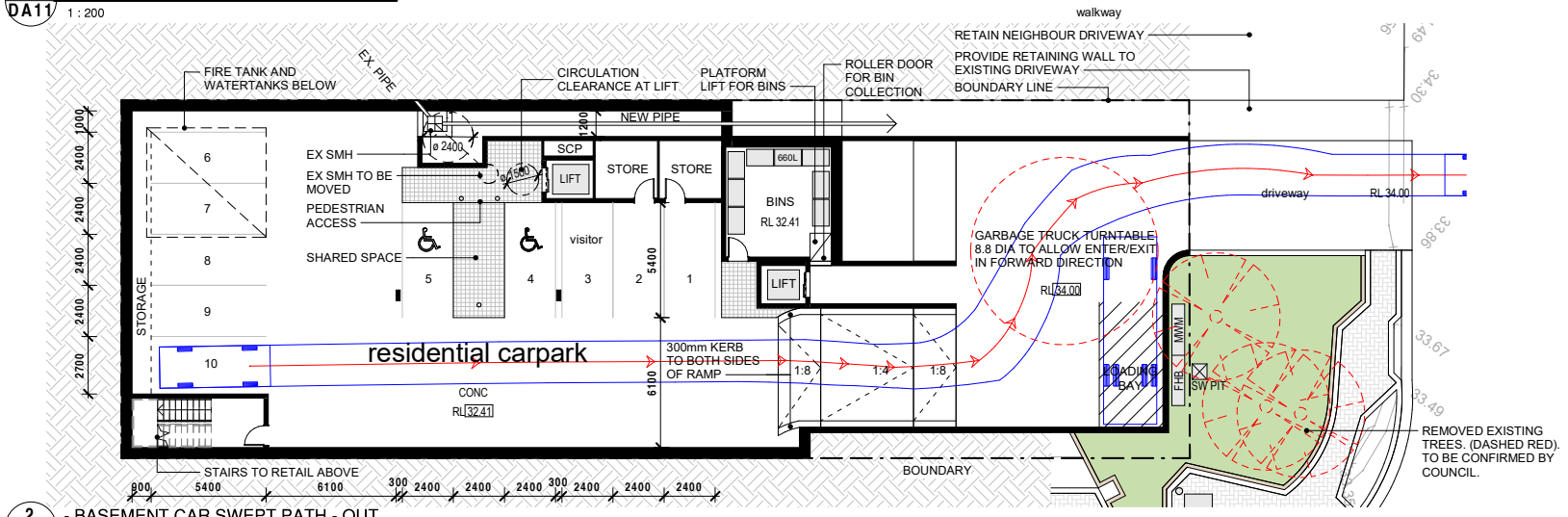
PROJECT #: 16-0036
SCALE: 1 : 200 @ A3
DRAWN: AC CHECKED: GR
DRAWING NO.: DA24
REVISION:
3/06/2022 12:32:21 PM

USE WRITTEN DIMENSIONS ONLY - DO NOT SCALE OFF DRAWINGS

CL22.282 - Attachment 3




1 DA11 - BASEMENT CAR SWEPT PATH - IN
1 : 200




2 DA11 - BASEMENT CAR SWEPT PATH - OUT
1 : 200

Proposed Mixed Use Development
For Ocean Point Assets Pty Ltd
At 127 Princes Highway, Ulladulla 2539

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| REV. | DESCRIPTION | DATE |
|---|---|---|

DRAWING TITLE
BASEMENT - Car Swept Path

PROJECT #: 16-0036
SCALE: 1 : 200 @ A3
DRAWN: AC CHECKED: GR
DRAWING NO. DA25
REVISION
3/06/2022 12:32:23 PM

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CL22.282 - Attachment 3

Planning Report – S4.15 Assessment – 44-52 Coomea St, BOMADERRY

COUNCIL ASSESSMENT REPORT

| | |
|---|---|
| **Panel Reference** | PAN-202308 |
| **DA Number** | RA22/1002 |
| **LGA** | Shoalhaven City Council |
| **Proposed Development** | Residential Flat Building (Affordable Rental Housing) |
| **Street Address** | 44-52 Coomea Street, Bomaderry |
| **Applicant/Owner** | Southern Cross Community Housing Ltd |
| **Date of DA lodgement** | 24 March 2022 |
| **Total number of Submissions**<br>**Number of Unique Objections** | None |
| **Recommendation** | Approval |
| **Regional Development Criteria (Schedule 6 of the SEPP (Planning Systems) 2021** | **3 Council related development over $5 million**<br>Development that has a capital investment value of more than $5 million if—<br>a) a council for the area in which the development is to be carried out is the applicant for development consent, or<br>b) the council is the owner of any land on which the development is to be carried out, or<br>c) the development is to be carried out by the council, or<br>d) the council is a party to any agreement or arrangement relating to the development (other than any agreement or arrangement entered into under the Act or for the purposes of the payment of contributions by a person other than the council).<br>**5 Private infrastructure and community facilities over $5 million**<br>Development that has a capital investment value of more than $5 million for any of the following purposes—<br>a) air transport facilities, electricity generating works, port facilities, rail infrastructure facilities, road infrastructure facilities, sewerage systems, telecommunications facilities, waste or resource management facilities, water supply systems, or wharf or boating facilities,<br>b) **affordable housing**, child care centres, community facilities, correctional centres, educational establishments, group homes, health services facilities or places of public worship. |
| **List of all relevant s4.15(1)(a) matters** | • State Environmental Planning Policy (Planning Systems) 2021;<br>• State Environmental Planning Policy (Resilience and Hazards) 2021;<br>• State Environmental Planning Policy (Transport & Infrastructure) 2021;<br>• State Environmental Planning Policy (Housing) 2021;<br>• State Environmental Planning Policy (SEPP) No. 65 – Design Quality of Residential Apartment Building;<br>Note State Environmental Planning Policy (SEPP)<br>• Shoalhaven Local Environmental Plan 2014 (SLEP 2014); and<br>• Shoalhaven Development Control Plan 2014 (SDCP 2014). |
| **List all documents submitted with this report for the Panel's consideration** | Attachment 1 – Revised Architectural Plans<br>Attachment 2 – Draft Notice of Determination – Development Consent |
| **Clause 4.6 requests** | N/A |

| | |
|---|---|
| **Summary of key submissions** | None |
| **Report prepared by** | **Jack Rixon – Mecone** |
| **Report date** | 27 May 2022 |

| | |
|---|---|
| **Summary of s4.15 matters**<br>Have all recommendations in relation to relevant s4.15 matters been summarised in the Executive Summary of the assessment report? | Yes |
| **Legislative clauses requiring consent authority satisfaction**<br>Have relevant clauses in all applicable environmental planning instruments where the consent authority must be satisfied about a particular matter been listed, and relevant recommendations summarized, in the Executive Summary of the assessment report? | Yes |
| **Clause 4.6 Exceptions to development standards**<br>If a written request for a contravention to a development standard (clause 4.6 of the LEP) has been received, has it been attached to the assessment report? | Not applicable |
| **Special Infrastructure Contributions**<br>Does the DA require Special Infrastructure Contributions conditions (S7.24)?<br>*Note: Certain DAs in the Western Sydney Growth Areas Special Contributions Area may require specific Special Infrastructure Contributions (SIC) conditions* | Not applicable |
| **Conditions**<br>Have draft conditions been provided to the applicant for comment?<br>*Note: in order to reduce delays in determinations, the Panel prefer that draft conditions, notwithstanding Council's recommendation, be provided to the applicant to enable any comments to be considered as part of the assessment report* | Yes |

## 1. Executive Summary

The subject site is located to the east of Coomea Street, approximately 125m to the west of Bomaderry Train Station. The land is legally identified as:

- Lot 23/25 DP28886,
- Lot 22/25 DP28886,
- Lot 21/25 DP28886,
- Lot 20/25 DP28886, and
- Lot 19/25 DP28886.

The site is predominantly cleared and comprises a lawn surface. Historically, the site contained five (5) dwelling houses. The site is surrounded by retail, commercial and residential developments.

The subject DA was lodged on 24 March 2022. The application is described as an Affordable Rental Housing development comprising two (2), two-storey residential flat buildings providing a total of thirty-nine (39) dwellings that will be separated by a communal open space area. The thirty-nine (39) dwellings will comprise ten (10) Studio apartments, seventeen (17) one-bedroom apartments, eight (8) two-bedroom apartments and four (4) three-bedroom apartments. The proposal will also provide two separate at grade car parking areas, both with direct driveway access to Coomea Street, providing a total of nineteen (19) parking spaces, including eight (8) accessible parking spaces.

The land is zoned B4 Mixed Use under the *Shoalhaven Local Environmental Plan 2014* (SLEP 2014), under which residential flat building is permitted with consent.

As the development has a capital investment value (CIV) of more than $5 million, and as Shoalhaven City Council are a party to an agreement or arrangement relating to the proposal, and the application is for private infrastructure and community facilities over $5 million the application constitutes a regional development application, and the Southern Regional Planning Panel is the determining authority for the application in accordance with sections 3 and 5 of Schedule 6 of SEPP (Planning Systems) 2021.

The development application has been assessed against the following relevant environmental planning instruments:



CL22.283 - Attachment 1

- *State Environmental Planning Policy (Planning Systems) 2021*
- *State Environmental Planning Policy (Resilience and Hazards) 2021*
- *State Environmental Planning Policy (Transport and Infrastructure) 2021*
- *State Environmental Planning Policy (Housing) 2021*
- *State Environmental Planning Policy No 65 – Design Quality of Residential Apartment Development* (SEPP 65)
- *Shoalhaven Local Environmental Plan 2014*

There are areas of non-compliance in relation to SEPP 65 and the accompanying Apartment Design Guide which relate to Communal Open Space and Visual Privacy. The proponent has provided a response in relation to these items which have been considered sufficient for the proposal in this circumstance. This is addressed through the report.

The application has also been assessed against the following chapters of the Shoalhaven Development Control Plan 2014 (SDCP 2014):

*Generic Chapters*

- Chapter 2: General Environmental Considerations
- G1: Site Analysis, Site Design and Building Materials
- G3: Landscaping Design Guidelines
- G4: Removal and Amenity of Trees
- G6: Coastal Management Areas
- G7: Waste Minimisation and Management
- G13: Medium Density and Other Residential Development
- G17: Business, Commercial and Retail Activities
- G21: Car Parking and Traffic
- G26: Acid Sulphate Soils and Geotechnical (Site Stability) Guidelines

*Specific Chapters*

- N5: Bomaderry Town Centre

The DA was notified in accordance with the *Environmental Planning & Assessment Regulation 2000* (the EP&A Regs) and Council's Community Consultation Policy for Development Applications on 13/04/2022 – 15/05/2022. No submissions were received during the notification period.

The site is considered suitable for the proposed development as consistent with the existing and desired character of the Bomaderry Town Centre.

Approval of the proposal is recommended, subject to conditions of consent.

This report recommends that the application is approved for the reasons outlined in this report.

## 2. Application Details

**Applicant:** SOUTHERN CROSS COMMUNITY HOUSING LTD

**Owner:** Alessandro Pontello (Director Southern Cross Community Housing Ltd)

**Capital Investment Value:** $10,628,283 (Incl. GST). This was revised on 15th March 2022.

**Disclosures:** No disclosures with respect to the Local Government and Planning Legislation Amendment (Political Donations) Act 2008 have been made by any persons.



CL22.283 - Attachment 1

**Note:** The applicant for the DA at lodgement was Alex Pontello c/- Edmiston Jones, and the owner was and currently is Southern Cross Community Housing Limited.

## 3. Detailed Proposal

### (a) Development Application

The application as lodged seeks consent for an Affordable Rental Housing development comprising two (2), two-storey residential flat buildings providing a total of thirty-nine (39) dwellings that will be separated by a communal open space area. The thirty-nine (39) dwellings will comprise:

- Ten (10) Studio apartments;
- Seventeen (17) one-bedroom apartments;
- Eight (8) two-bedroom apartments; and
- Four (4) three-bedroom apartments.

The proposal will also provide two separate at grade car parking areas, both with direct driveway access to Coomea Street, providing a total of nineteen (19) parking spaces (eight accessible parking spaces). A dedicated garbage bin storage area will be located at the Coomea Street frontage (behind a screen).

The provision of two communal open space areas, one situated between Buildings A and B, and a smaller communal open space area between Building A and the northern car park. The Communal Open Space areas in total will comprise an area of 671 $m^2$.

The Communal Open Space areas will comprise a mixture of paved and soft landscaped areas, within the main communal open space area between Buildings A and B providing a children's playground, picnic tables with BBQ facilities, and community garden area. The provision of landscaping along the property boundaries of the site, including total deep soil zones comprising an area of 610 $m^2$.

The proposed development will provide minimum setbacks to boundaries as follows:

- 3m to the Coomea Street frontage.
- 8.25m to the northern boundary.
- 6m to the southern boundary; and
- 3m to the eastern boundary

It is considered that the proposal generally responds to those matters that are regarded as being critical to the assessment of the proposal. Council has sufficient information to form a view as to the appropriateness of the DA in its current form.



CL22.283 - Attachment 1

Planning Report – S4.15 Assessment – 44-52 Coomea St, BOMADERRY

**Proposed Site Plan**

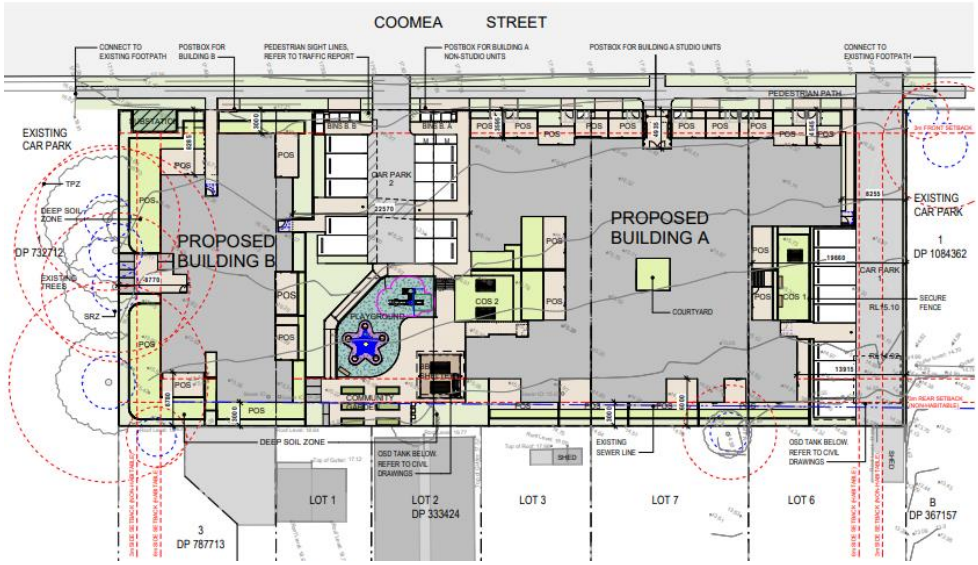


*Figure 1. Site Plan of proposed development (Dwg No. DA01)*

**Proposed elevations plans**

*Figure 2. East and West Elevation – Building A (Dwg No. DA06)*



CL22.283 - Attachment 1

Planning Report – S4.15 Assessment – 44-52 Coomea St, BOMADERRY

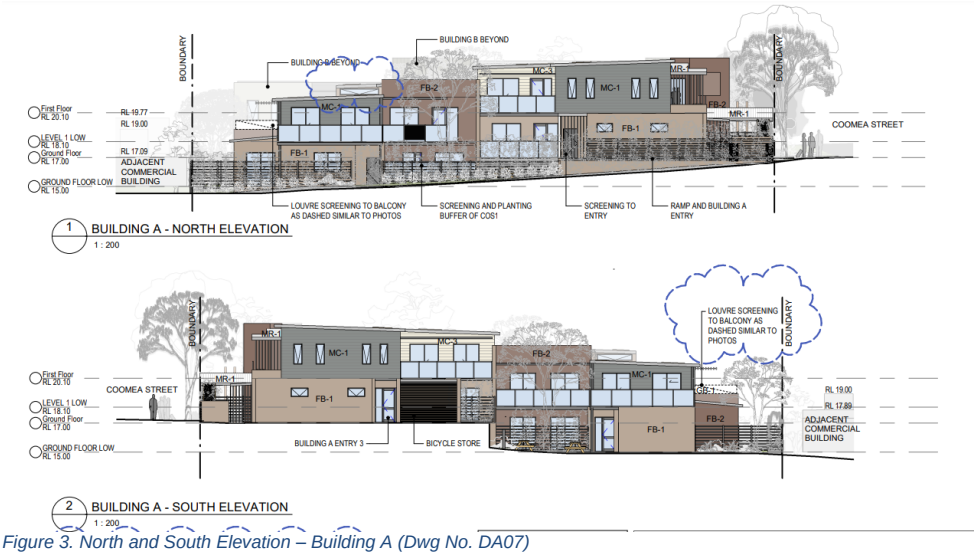


*Figure 3. North and South Elevation – Building A (Dwg No. DA07)*

*Figure 4. East and West Elevation – Building B (Dwg No. DA08)*

*Figure 5. North and South Elevation – Building B (Dwg No. DA09)*

*Table 1. Schedule of Building A*

| Unit | Level | Bedroom | Area (m2) |
|---|---|---|---|
| **Residential Units** | | | |
| Unit 1 | Ground | 1 (Studio) | 35 |
| Unit 2 | Ground | 1 (Studio) | 35 |
| Unit 3 | Ground | 1 (Studio) | 35 |
| Unit 4 | Ground | 1 (Studio) | 35 |
| Unit 5 | Ground | 1 (Studio) | 35 |
| Unit 6 | Ground | 1 (Studio) | 35 |
| Unit 7 | Ground | 1 (Studio) | 35 |
| Unit 8 | Ground | 1 (Studio) | 35 |
| Unit 9 | Ground | 1 (Studio) | 35 |
| Unit 10 | Ground | 1 (Studio) | 35 |
| Unit 11 | Ground | 1 | 56 |
| Unit 12 | Ground | 1 | 53 |
| Unit 13 | Ground | 1 | 89 |
| Unit 14 | Ground | 1 | 59 |
| Unit 15 | Ground | 1 | 59 |
| Unit 16 | Ground | 1 | 58 |
| Unit 17 | Ground | 1 | 61 |
| Unit 18 | Ground | 1 | 60 |
| Unit 19 | First | 3 | 109 |
| Unit 20 | First | 1 | 54 |
| Unit 21 | First | 2 | 76 |
| Unit 22 | First | 3 | 109 |
| Unit 23 | First | 1 | 54 |
| Unit 24 | First | 1 | 54 |
| Unit 25 | First | 2 | 83 |
| Unit 26 | First | 2 | 89 |
| Unit 27 | First | 1 | 72 |
| Unit 28 | First | 1 | 58 |
| Unit 29 | First | 1 | 57 |

*Table 2. Schedule of Building B*

| Unit | Level | Bedroom | Area (m2) |
|---|---|---|---|
| **Residential Units** | | | |
| Unit 1 | Ground | 2 | 84 |
| Unit 2 | Ground | 2 | 84 |
| Unit 3 | Ground | 2 | 86 |
| Unit 4 | Ground | 1 | 50 |
| Unit 5 | Ground | 1 | 51 |
| Unit 6 | First | 3 | 111 |
| Unit 7 | First | 2 | 85 |
| Unit 8 | First | 3 | 101 |
| Unit 9 | First | 1 | 51 |
| Unit 10 | First | 1 | 51 |

## 4. Subject Site and Surrounds

**Site Description**

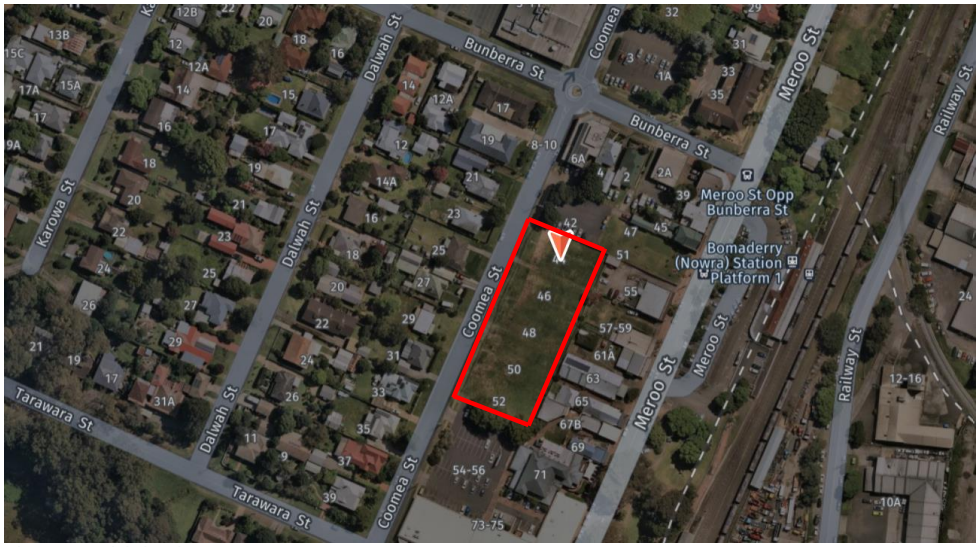


*Figure 6. Aerial site photo*

Street address: 44-52 Coomea Street, Bomaderry, NSW

Title details: Lot 23/25/DP2886
Lot 22/25/DP2886
Lot 21/25/DP2886
Lot 20/25/DP2886
Lot 19/25/DP2886

Zoning: The site is zoned B4 Mixed Use under the *Shoalhaven Local Environmental Plan 2014* (SLEP).

Site dimensions: The subject land comprises five rectangular parcels of land that are serviced by Coomea Street. The site comprises an area of 4,051m$^2$



CL22.283 - Attachment 1

Planning Report – S4.15 Assessment – 44-52 Coomea St, BOMADERRY

| | |
|---|---|
| Topography | The land slopes slightly from the south-western corner to the north-eastern corner of the site |
| Vegetation: | Largely cleared of vegetation and most trees. |
| Existing buildings: | There are no buildings on the site and it is cleared of vegetation. |

**Site Inspection Photographs:**

CL22.283 - Attachment 1

**Surrounding Site**

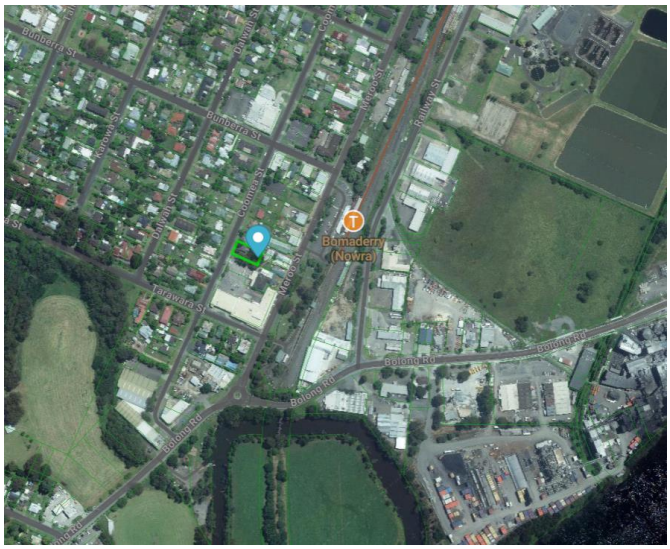


*Figure 7. Aerial photo of site showing site context*

The site is located adjacent to local shopping centre to the south and in proximity of Bomaderry Train Station.

The surrounding development comprises of the following:

- To the north: Commercial premises and residential dwellings
- To the east: Commercial/retail premises
- To the south: Local shopping centre
- To the west: Residential development

The photographs below outline the typical typology of development in the surrounding area.



CL22.283 - Attachment 1

*Figure 8. Site photo to the north-west of the subject site.*

*Figure 9. Site photo looking to the east of the subject site*



CL22.283 - Attachment 1

*Figure 10. Site photo looking to the south-west of the subject site.*

*Figure 11. Site photo looking to the south-east of the subject site.*



CL22.283 - Attachment 1

**Previous Approvals**

Darts - since 1st July 2005

| Application | Appl. Date | Application Type | Proposal | Status | Completed |
|---|---|---|---|---|---|
| DR22/1271 | 24/03/2022 | Sewer Connection | Residential Flat Building (Affordable Rental Housing) | Incomplete | |
| RA22/1002 | 24/03/2022 | Regional Development | Residential Flat Building (Affordable Rental Housing) | Incomplete | |
| CD21/1413 | 08/06/2021 | Complying Development | Demolition of 5 Freestanding Dwellings & Associated Buildings | Approved | 28/06/2021 |

## 5. Background Development Application

| ***Date(s)*** | ***Action(s)*** |
|---|---|
| July 2021 – September 2021 | Community Consultation: Prior to the formulation of the proposal, Southern Cross Housing in conjunction with Council staff undertook consultation with the local community. This led to the preparation of a Consultation Paper submitted as part of the Development Application. |
| 04/03/2022 | Application Submitted |
| 10/03/2022 | Additional Information Requested<br>• Owners Consent<br>• ASIC company extract<br>• Revised Statement of Environmental Effects<br>• Detailed Cost Report<br>• Submission of S68 application |
| 15/03/2022 | Response provided by Proponent |
| 24/03/2022 | Additional Information Requested<br>• Integrated Water Cycle Management System (IWCMS)<br>• Revised Waste Minimisation and Management Plan<br>• Geotechnical Investigation Report<br>• Detailed Cost report prepared by registered quantity surveyor |
| 24/03/2022 | Application Lodged into Council's system |

CL22.283 - Attachment 1

| ***Date(s)*** | ***Action(s)*** |
|---|---|
| 6/04/2022 | Referral to concurrence and integrated approval bodies<br><br>Council referred the DA to:<br>• Building Surveyor<br>• Heritage<br>• Shoalhaven Water: Development Unit<br>• City Services & Operations: Works & Services Manager<br>• Planning Services: Other<br>• NSW Police<br>• Endeavour Energy |
| 13/04/2022 –<br><br>15/04/2022 | The DA was advertised on Council's DA Tracking website in accordance with Council policy.<br><br>The DA was advertised in the Press.<br><br>Affected owners were notified. |
| 22/04/2022 | Response provided by Proponent<br><br>IWCMS and Geotechnical Report not provided but advised to be provided in due course. |
| 02/05/2022 | Revised Stormwater concept plan and IWCMS provided by proponent |
| 13/05/2022 | Additional Information Requested<br>• Address SEPP 65 and Apartment Design Guideline<br>• Plumbing and drainage information requested as part of section 68 application<br>• Development Engineer referral comments:<br>  ○ Address Stormwater comments<br>  ○ Clarification on parking requirements<br>  ○ Clarification on waste servicing arrangements |
| 20/05/22 | Response provided by proponent<br>• Cover Letter responding to RFI<br>• Design Verification statement<br>• Revised Architectural Drawings<br>• Geotechnical Report |

## 6. Consultation and Referrals

**Internal Referrals**

| ***Referral*** | ***Comments*** |
|---|---|
| Building Surveyor | No objections subject to recommended conditions of consent (dated 07/05/2022).<br><br>It is noted that the application includes a request for section 68 approval, however, required plumbing and drainage information has not been provided. As the applicant is not prepared to provide this level of detail at DA stage, a suitable condition is recommended prior to the issue of a Construction Certificate. |
| Development Engineer | No objections subject to recommended conditions of consent (dated 25/05/2022). |
| Heritage Advisor | No objections (dated 12/05/2022). |
| Shoalhaven Water | No objections subject to recommended conditions of consent (dated 12/05/2022). |
| City Services (Property & Waste) | No objections subject to recommended conditions of consent (dated 11/05/2022).<br><br>Adjoining Lot 1 DP 1084362 is Council Operational land, and is used and developed as an existing Council carpark.<br><br>An easement for drainage will need to be created over this land to support the development to enable it to connect to an existing stormwater drainage line (refer below).<br><br>The referral from City Services requires this to be provided as part of a Construction Certificate (CC) documentation and Subdivision Works Certificate (SWC). Noting however that subdivision of the site is not proposed under this DA, it is instead considered appropriate for this to occur prior to the operation of the consent.<br><br>Accordingly, it is recommended these conditions be imposed as a deferred commencement condition(s) to ensure the drainage of the proposed development can adequately drain prior to the consent becoming operative. (refer Deferred Commencement Condition 1(a) and (b)). |



CL22.283 - Attachment 1

| | |
|---|---|
| | <br>*Aerial image showing existing stormwater drainage line and the subject site (Source: Council GIS)* |
| City Futures (Strategic Planner) | No objections (dated 10/05/2022).<br><br>Strategic Planning have advised that the proposed development and conditions of consent are consistent with Council resolution, whilst the timing of the review of Chapter N5 of Shoalhaven Development Control Plan 2014 is uncertain, Council has established a general interim policy position supporting the use of the subject site for affordable housing. Council is also a party to the Community Housing Assistance Agreement that relates to this site which requires the land to be used for long term affordable housing.<br><br>Condition 9 '*Register on Title'* on the draft consent is recommended by Council's Strategic Planning section to ensure the approved development is consistent with the Agreement between Council and the Department of Communities & Justice. |
| GIS | No objections subject to recommended property addressing (dated 04/05/2022). |

**External Referrals**

| ***Agency*** | ***Comments*** |
|---|---|
| Endeavour Energy | No objections subject to recommended conditions of consent (dated 26/05/2022). |
| NSW Police | No response received. |

## 7. Statutory Considerations

This report assesses the proposed development/use against relevant Commonwealth, State, Regional and Local Environmental Planning Instruments and policies in accordance with section

4.15 (1) of the Environmental Planning and Assessment Act 1979 (EP&A Act). The following planning instruments and controls apply to the proposed development:

**(a) Environmental Protection and Biodiversity Conservation Act 1999**

The proposed development would not have a significant impact on the matters for consideration under the Environmental Protection and Biodiversity Conservation.

**(b) Environmental Planning and Assessment Act 1979**

**Section 4.36 – State Significant Development**

Pursuant to section 4.36 of the Act, development that is declared to be SSD is referred to within the State and Regional Development SEPP. The Minister for Planning is the consent authority for SSD. The proposal does not trigger the criteria for SSD.

**Section 4.46 – Integrated Development**

The subject development is not considered integrated development as the proposal does not trigger the requirements for other separate approvals.

**Section 7.11 - Shoalhaven Contribution Plan 2019**

The proposed development is considered to increase the demand for community facilities in accordance with the Shoalhaven Contributions Plan 2019 (the Plan). In accordance with the Plan:

*(1) If a consent authority is satisfied that development for which development consent is sought will or is likely to require the provision of or increase the demand for public amenities and public services within the area, the consent authority may grant the development consent subject to a condition requiring—*

*(a) the dedication of land free of cost, or*
*(b) the payment of a monetary contribution,*
*or both.*

The proposed development is considered to increase the demand for community facilities in accordance with the Shoalhaven Contributions Plan 2019 (the Plan). The development is most aptly characterised as a Medium Density/Dual Occupancy development for the purpose of calculating contributions under the Plan. Contributions are to be subject to a recommended condition of consent and payment required prior to the issue of a Construction Certificate.

The following calculations apply to the development:

**Medium Density/Dual Occupancy**

| | Existing | Proposed |
|---|---|---|
| 1 Bedroom Dwelling (Affordable Rental Housing SEPP) | 0 | 27 |
| 2 Bedroom Dwelling (Affordable Rental Housing SEPP) | 0 | 8 |
| 3 Bedroom Dwelling (Affordable Rental Housing SEPP) | 0 | 4 |
| 4 Bedroom Dwelling (Affordable Rental Housing SEPP) | 0 | 0 |
| Lots/Dwellings (not via Affordable Rental Housing SEPP) | 5 | 0 |
| Boarding House Bedrooms | 0 | 0 |
| **Total ET** | | **13.8** |
| | | **0** |

| Project | Description | Rate | Qty | Total | GST | GST Incl |
|---|---|---|---|---|---|---|
| 01AREC5006 | Northern Shoalhaven Sports Stadium | $706.53 | 13.8 | $9,750.11 | $0.00 | $9,750.11 |
| 01AREC5007 | Nowra Swimming Pool Expansion (Scenic Drive) | $547.93 | 13.8 | $7,561.43 | $0.00 | $7,561.43 |
| 01AREC5009 | Planning Area 1 recreational facilities upgrades (various locations) | $739.61 | 13.8 | $10,206.62 | $0.00 | $10,206.62 |
| 01CFAC5012 | Nowra Integrated Youth Services Centre (Cnr Kinghorne & Plunkett Streets) | $30.25 | 13.8 | $417.45 | $0.00 | $417.45 |
| CWAREC5005 | Shoalhaven Community and Recreational Precinct SCaRP Cambewarra Road Bomaderry | $1,949.31 | 13.8 | $26,900.48 | $0.00 | $26,900.48 |
| CWCFAC5002 | Shoalhaven Entertainment Centre (Bridge Road Nowra) | $1,473.26 | 13.8 | $20,330.99 | $0.00 | $20,330.99 |
| CWCFAC5006 | Shoalhaven City Library Extensions (Berry Street, Nowra) | $1,292.05 | 13.8 | $17,830.29 | $0.00 | $17,830.29 |
| CWCFAC5007 | Shoalhaven Regional Gallery | $70.93 | 13.8 | $978.83 | $0.00 | $978.83 |
| CWFIRE2001 | Citywide Fire & Emergency services | $139.37 | 13.8 | $1,923.31 | $0.00 | $1,923.31 |
| CWFIRE2002 | Shoalhaven Fire Control Centre | $203.89 | 13.8 | $2,813.68 | $0.00 | $2,813.68 |
| CWMGMT3001 | Contributions Management & Administration | $579.56 | 13.8 | $7,997.93 | $0.00 | $7,997.93 |
| | | | | | Sub Total: | $106,711.12 |
| | | | | | GST Total: | $0.00 |
| | | | | | Estimate Total: | $106,711.12 |

**Local Government Act 1993**

Activities identified under section 68 of the *Local Government Act 1993* require prior approval from Council before the activity can be carried out, except in so far as this Act, the regulations or a local policy adopted under Part 3 allows the activity to be carried out without that approval.

The proposal includes works related to sewer and drainage which require section 68 approval from Council.

## 8. Statement of Compliance/Assessment

The following provides an assessment of the submitted application against the matters for consideration under section 4.15 of the EP&A Act.

### (a) Any planning instrument, draft instrument, DCP and regulations that apply to the land

### i) Environmental Planning Instruments



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The following Environmental Planning Instruments apply to the assessment of the subject DA:

- *State Environmental Planning Policy (Planning Systems) 2021*
- *State Environmental Planning Policy (Resilience and Hazards) 2021*
- *State Environmental Planning Policy (Transport and Infrastructure) 2021*
- *State Environmental Planning Policy (Housing) 2021*
- *State Environmental Planning Policy No 65 – Design Quality of Residential Apartment Development*
- *Shoalhaven Local Environmental Plan 2014*

State Environmental Planning Instruments Policies

On 1 March 2022, the thematic State Environmental Planning Policies (SEPPs) commenced with 11 new SEPPs introduced which re-organised and repealed 45 former SEPPs. Former SEPPs which applied at the time of the lodgement of this DA, now exist as 'Chapters' within the new instruments.

There are no savings and transitional provisions contained in the new instruments. Rather, each instrument contains a 'transferred provision' clause which states that section 30A of the Interpretation Act 1987 is taken to apply. This means that the transfer of clauses to the new instruments will not affect their operation, and the clauses should be construed as if they had not been transferred.

Accordingly the following assessment assesses the proposal under the new SEPPs as the former SEPPs no longer apply to existing development applications and consents, and the new SEPPs apply instead. The operation and meaning of the transferred provisions has not changed, unless modified in the new SEPPs – this is identified where required in this assessment.

**State Environmental Planning Policy (Planning Systems) 2021**

The proposal is categorised as a 'Council related development over $5 million' under Schedule 6 of the above planning instrument. (See below).

**Schedule 6 Regionally significant development**

***3 Council related development over $5 million***
*Development that has a capital investment value of more than $5 million if—*
- *(a) a council for the area in which the development is to be carried out is the applicant for development consent, or*
- *(b) the council is the owner of any land on which the development is to be carried out, or*
- *(c) the development is to be carried out by the council, or*
- *(d) the council is a party to any agreement or arrangement relating to the development (other than any agreement or arrangement entered into under the Act or for the purposes of the payment of contributions by a person other than the council).*

Shoalhaven City Council are also party to an agreement or arrangement related to the development in that the land was transferred from Council to Southern Cross Housing via a Community Housing Assistance Agreement (CHAA). This saw the Council owned land transferred to the Housing Agency (Dept of Communities and Justice) and then through to Southern Cross Housing as the Provider. The interest created by the agreement is registered on the title.

There is also a Housing Project Delivery Agreement in place between the three parties (Shoalhaven City Council/Dept of Communities and Justice/Southern Cross Housing) with respect to the overall project.

As such, Shoalhaven City Council is party to an 'agreement or arrangement' within respect to this site. The subject land was transferred from Council and eventually to Southern Cross Housing for the proposed purpose.



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As well as being a Council related development, the proposal is also related to Schedule 6, section 5 of the SEPP (Planning Systems) 2021 as mentioned below.

***5 Private infrastructure and community facilities over $5 million***
*Development that has a capital investment value of more than $5 million for any of the following purposes—*

*(a) air transport facilities, electricity generating works, port facilities, rail infrastructure facilities, road infrastructure facilities, sewerage systems, telecommunications facilities, waste or resource management facilities, water supply systems, or wharf or boating facilities,*
*(b) **affordable housing**, child care centres, community facilities, correctional centres, educational establishments, group homes, health services facilities or places of public worship.*

The project will have a Cost of Works of $10.62 million (incl.GST) as advised in the revised cost estimate dated 15th March 2022.

As such, the proposal is required to be determined by the Southern Regional Planning Panel in accordance with section 4.7 of the EP&A Act.

**State Environmental Planning Policy (Resilience and Hazards) 2021**

This SEPP repealed and replaced:

- SEPP 33 – Hazardous and Offensive Development;
- SEPP (Coastal Management) 2018; and
- State Environmental Planning Policy 55 – Remediation of Land.

The latter two apply to the subject development and have been replaced with Chapter 2 and 4 of the new SEPP respectively.

*Chapter 2 Coastal management*

In accordance with **Figure 12** below, the site is mapped as being located within the 'Coastal Environment Area' in accordance with the SEPP (Resilience and Hazards) 2021.



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*Figure 12 - Coastal Management SEPP Mapping*

*Section 2.10 – Development on land within the coastal environment area*

*(1) Development consent must not be granted to development on land that is within the coastal environment area unless the consent authority has considered whether the proposed development is likely to cause an adverse impact on the following—*

- *(a) the integrity and resilience of the biophysical, hydrological (surface and groundwater) and ecological environment,*
- *(b) coastal environmental values and natural coastal processes,*
- *(c) the water quality of the marine estate (within the meaning of the Marine Estate Management Act 2014), in particular, the cumulative impacts of the proposed development on any of the sensitive coastal lakes identified in Schedule 1,*
- *(d) marine vegetation, native vegetation and fauna and their habitats, undeveloped headlands and rock platforms,*
- *(e) existing public open space and safe access to and along the foreshore, beach, headland or rock platform for members of the public, including persons with a disability,*
- *(f) Aboriginal cultural heritage, practices and places,*
- *(g) the use of the surf zone.*

The proposed site is mapped within a coastal environment area. Whilst the works are proposed within a coastal environment area, works are proposed within an existing urban context. The proposal would have minimal impact upon the integrity and resilience of the biophysical, hydrological (surface and groundwater) and ecological environment beyond that already undertaken.

Further, the site is not mapped on Council's system as being of significant Aboriginal Cultural Heritage.



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The submitted Arboricultural Impact Assessment Report (Allied Tree Consultancy, February 2022) indicates that the site is already largely disturbed with clearing already undertaken on the site.

In the event of an approval, standard conditions of consent could be applied for unexpected finds.

*Chapter 4 Remediation of land: Section 4.6 – Contamination and remediation to be considered in determining development application*

The requirements of this SEPP apply to the subject site. In accordance with Section 4.6(1), the consent authority must consider if the land is contaminated, and if the land is contaminated, it is satisfied that the land is suitable in its contaminated state (or will be suitable, after remediation) for the purpose for which the development is proposed to be carried out; and if the land requires remediation to be made suitable for the purpose for which the development is proposed to be carried out, it is satisfied that the land will be remediated before the land is used for that purpose.

The proposal retains the existing 'residential use' and will not involve a change of use of the land and therefore, remediation of land is not required.

**State Environmental Planning Policy (Transport and Infrastructure) 2021**

This SEPP repealed and replaced SEPP (Infrastructure) 2007. Under the new SEPP (Transport and Infrastructure) 2021, section 2.121 relates to *Traffic-generating development* and applies to development specified in Column 1 of the Table to Schedule 3 (residential accommodation).

The proposal includes 39 residential units. Accordingly, this section does not apply to the subject development.

**State Environmental Planning Policy (Housing) 2021**

Division 1, Clause 16 of the SEPP states:

> *(1) This Division applies to residential development if—*
>
> *(a) the development is permitted with consent under another environmental planning instrument, and*
>
> *(b) at least 20% of the gross floor area of the building resulting from the development will be used for the purposes of affordable housing, and*
>
> *(c) for development on land in the Greater Sydney region, Newcastle region or Wollongong region—all or part of the development is within an accessible area, and*
>
> *(d) for development on other land—all or part of the development is within 400m walking distance of land within 1 or more of the following zones or an equivalent land use zone—*
>
> *(i) Zone B1 Neighbourhood Centre,*
>
> *(ii) Zone B2 Local Centre,*
>
> *(iii) Zone B4 Mixed Use.*

The proposal seeks approval for in-fill affordable housing pursuant to Part 2 Division 1 of the SEPP. The development type is permissible with consent under the Shoalhaven Local Environmental Plan 2014, more than 20% of the Gross Floor Area (GFA) will be used for the purposes of affordable housing and is on land zoned B4 Mixed Use. As such, Division 1 is applicable to the site.

The following table provides an assessment of the proposal against the provisions identified in clause 17-22 of the SEPP.



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| ***Clause*** | ***Comments*** | ***Compliance*** |
|---|---|---|
| ***17 Floor Space Ratio*** | This clause provides that development to which this clause applies is eligible for an additional floor space ratio (FSR).<br><br>In this circumstance, no FSR applies to the site under the Shoalhaven LEP 2014. Conservatively, the proponent identifies a 0.7:1 FSR which applies to multi-dwelling housing in B4 zone under section 5.1.2 of the DCP.<br><br>The proposal provides a floor space ratio of 0.69:1 and is compliant with this provision. | Yes |
| ***18 Non-discretionary development standards-the Act, s.415*** | Clause 18 outlines a range of standards that a consent authority cannot refuse development consent including<br><br>*(a) Site area – Minimum area 450 m2* – site complies.<br><br>(b) *Landscape area – for a social housing provider - 35 m2 per dwelling.* For 39 dwellings this would equate to 1365 m2. Proposal complies (1395 m2).<br>(c) *NA*<br>*(d) Deep soil zones – at least 15% of the site area, where—*<br>*(i) each deep soil zone has minimum dimensions of 3m, and*<br>*(ii) if practicable, at least 65% of the deep soil zone is located at the rear of the site,*<br>15% of site area (608 m2) – Proposed complies (610 m2). Deep soil area dimensions have minimum width of 3 m. Deep soil zones are located along the eastern and southern boundaries of the site.<br><br>*(e) Solar access – Living rooms and private open spaces in at least 70% of the dwellings receive at least 3 hours of direct solar access between 9am and 3pm at mid-winter – complies.*<br>(f) *Parking - in the case of a development application made by a social housing provider for development on land in an accessible area –*<br>(i) for each dwelling containing 1 bedroom—at least 0.4 parking spaces, or<br>(ii) for each dwelling containing 2 bedrooms—at least 0.5 parking spaces, or<br>(iii) for each dwelling containing at least 3 bedrooms— at least 1 parking space,<br>The proposal is located within an accessible location and provides 19 off-street car parking spaces including 8 accessible spaces and one space for a minivan. The proposal complies with this requirement.<br>(g) NA<br>*(h) For development for the purposes of residential flat buildings—the minimum internal area specified in the Apartment Design Guide for each type of apartment, -* complies – refer to Appendix A.<br>*(i) NA*<br>*(j) NA* | Yes |
| ***19 Design Requirements*** | *(3) Development consent must not be granted to development to which this Division applies unless the consent authority has considered whether the design of the residential development is compatible with—* | Yes |



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| | | |
|---|---|---|
| | *(a) the desirable elements of the character of the local area, or*<br>*(b) for precincts undergoing transition—the desired future character of the precinct.*<br><br>The Statement of Environmental Effects (page 38) provides an assessment against 19(3) and identifies the area as undergoing transition and being compatible with the desired future character of the area. | |
| ***20 Continued application of SEPP 65*** | *Nothing in this Policy affects the application of State Environmental Planning Policy No 65—Design Quality of Residential Apartment Development to residential development to which this Division applies.* – SEPP 65 addressed below. | Yes |
| ***21 Must be used for affordable housing for at least 15 years*** | *(1) Development consent must not be granted under this Division unless the consent authority is satisfied that for a period of at least 15 years commencing on the day an occupation certificate is issued—*<br>*(a) the affordable housing component of the residential development will be used for affordable housing, and*<br>*(b) the affordable housing component will be managed by a registered community housing provider*<br>A condition of consent with be imposed requiring compliance with this clause. | Yes |
| ***22 Subdivision*** | *Land on which development has been carried out under this Division may be subdivided with development consent.* | Noted |

**State Environmental Planning Policy No 65 – Design Quality of Residential Apartment Development**

*State Environmental Planning Policy No 65 – Design Quality of Residential Apartment Development* (SEPP 65) does not apply to the development as the proposal, while a residential flat building with more than four self-contained dwellings, does not contain three or more storeys.

However, Chapter G13 of the Shoalhaven Development Control Plan 2014 requires that where this SEPP does not apply, the development is required to be designed in accordance with the Apartment Design Guide (ADG). A detailed assessment is provided in **Appendix A**.

**Shoalhaven LEP 2014**

*Land Zoning*

The site is zoned B4 Mixed Use under the LEP as shown below.



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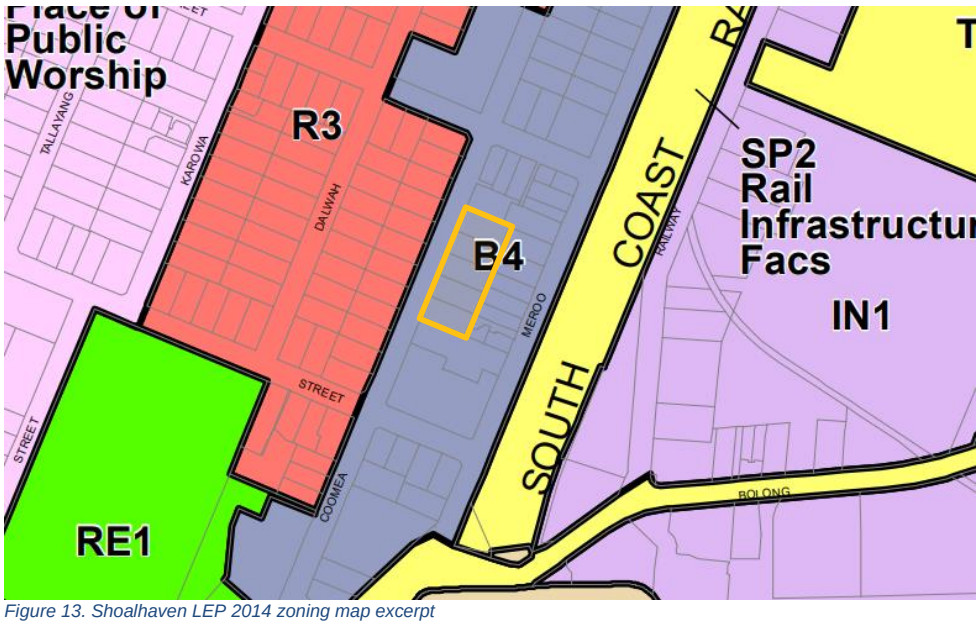


*Figure 13. Shoalhaven LEP 2014 zoning map excerpt*

*Characterisation and Permissibility*

The proposal is best characterised as a residential flat building under the SLEP 2014. The proposal is permissible in B4 Mixed Use zoned land.

*Clause 2.3 - Zone objectives*

The consent authority must have regard to the objectives for development in a zone when determining a development application in respect of land within the zone. The objectives of the B4 Mixed Use zone is outlined below.

- *To provide a mixture of compatible land uses.*
- *To integrate suitable business, office, residential, retail and other development in accessible locations so as to maximise public transport patronage and encourage walking and cycling.*

The proposed development will provide for residential accommodation in an accessible location which is compatible with the existing land uses. The proposal is considered to be consistent with the land use objectives.

*SLEP 2014 Clauses*

| ***Clause*** | ***Comments*** | ***Compliance*** |
|---|---|---|
| ***Part 2 Permitted or prohibited development*** | | |
| ***2.6 Subdivision – Consent requirements*** | The application does not seek consent for the subdivision of the site. | N/A |
| ***2.7 Demolition requires development consent*** | The site is vacant with no existing structures onsite. | Complies. |
| ***Part 4 Principal development standards*** | | |

| | | |
|---|---|---|
| ***4.3 Height of buildings*** | A maximum building height of 11 metres applies to the site.<br><br>The proposal has a maximum height of 8.2 metres and complies with the height limit. | Complies. |
| ***4.4 Floor space ratio*** | Not applicable. There are no mapped FSR provisions in the SLEP 2014. | N/A |
| ***4.6 Exceptions to development standards*** | A clause 4.6 variation has not been submitted with the application. | None submitted – not relevant to the proposal. Height is compliant. |
| ***Part 5 Miscellaneous provisions*** | | |
| ***5.10 Heritage conservation*** | The site is not identified as a local heritage item nor is it within a heritage conservation area. The site is within proximity of two local heritage items:<br>• Item 128 – Inter War Weatherboard Californian Bungalow<br>• Item 129 – Victorian Weatherboard Residence<br>The proposal was referred to a heritage officer who raised no concerns with the proposal. | Complies. |
| ***5.21 Flood planning*** | The site is not within a flood planning area. | N/A |
| ***Part 7 Additional local provisions*** | | |
| ***7.1 Acid sulfate soils*** | The site is identified as being Class 5 land for the purpose of this clause, which identifies that Works within 500 metres of adjacent Class 1, 2, 3 or 4 land that is below 5 metres Australian Height Datum and by which the watertable is likely to be lowered below 1 metre Australian Height Datum on adjacent Class 1, 2, 3 or 4 land.<br><br>The subject site is within 500m of adjoining Class 1, 2, 3 and 4 lands.<br><br>A Geotechnical report provided in support of the proposed development advises that the following:<br><br>*Based on our onsite observations, it is our opinion that the proposed construction will not intercept any ASS nor cause lowering of any groundwater. Therefore, land management activities are unlikely to be affected by ASS materials.*<br><br>*Our assessment is the proposed construction will not require the preparation of an Acid Sulfate Soil Management Plan.* | Complies |
| ***7.2 Earthworks*** | The objective of this clause is to ensure that earthworks for which development consent is required will not have a detrimental impact on environmental functions and processes, neighbouring uses, cultural or heritage items or features of the surrounding land. The impacts of the earthworks would be capable of being managed by conditions of consent in the event of an approval. | Capable of complying via condition. |
| ***7.4 Coastal risk planning*** | This clause applies to the land identified as "Coastal Risk Planning Area" on the Coastal Risk Planning Map. The site is not identified on the map and accordingly this clause does not apply. | N/A |
| ***7.5 Terrestrial biodiversity*** | This clause applies to land—<br>*(a) identified as "Biodiversity—habitat corridor" or "Biodiversity—significant vegetation" on the Terrestrial Biodiversity Map, and* | N/A |

| | | |
|---|---|---|
| | *(b) situated within 40m of the bank (measured horizontally from the top of the bank) of a natural waterbody.*<br>The site is not identified on the map nor is it within 40m of a natural waterbody. Accordingly, this clause does not apply. | |

**ii) Draft Environmental Planning Instrument**

Not applicable.

**iii) Any Development Control Plan**

**Shoalhaven DCP 2014**

The following chapters of Shoalhaven Development Control Plan 2014 apply to the subject development application assessment:

- **Generic Chapters**
  - *Chapter 2: General Environmental Considerations*
  - *G1: Site Analysis, Site Design and Building Materials*
  - *G2: Sustainable Stormwater Management and Erosion/Sediment Control*
  - *G3: Landscaping Design Guidelines*
  - *G4: Removal and Amenity of Trees*
  - *G6: Coastal Management Areas*
  - *G7: Waste Minimisation and Management*
  - *G13: Medium Density and Other Residential Development*
  - *G21: Car Parking and Traffic*
  - *G26: Acid Sulphate Soils and Geotechnical (Site Stability) Guidelines*

- **Specific Chapters**
  - *N5 - Bomaderry Town Centre*

These chapters are assessed in **Table 3** and **Table 4** below.

*Table 3. Chapter 2 SDCP 2014 Assessment*

| ***Chapter 2 General and Environmental Considerations*** | | ***Achieved*** |
|---|---|---|
| **Potentially Contaminated Land** | The site is within an established mixed-use area, where existing residential developments were established on the subject site. The site has recently been cleared of vegetation. The application was assessed under the table relating to SEPP (Resilience and Hazards) 2022 and further assessment under the SEPP and SDCP 2014 is not required. | Yes |
| **European Heritage** | The site is not a heritage item nor is it within a heritage conservation area. The nearest listed heritage items are about 280m away and there are no conservation areas in the vicinity. The proposed development will not have an adverse impact on those items.<br><br>A precautionary condition would be recommended to apply during site works should European heritage be found, to ensure compliance. | Yes, subject to standard conditions |
| **Aboriginal Cultural Heritage** | A search of the OEH register of notified Aboriginal objects and declared Aboriginal places in NSW (AHIMS) revealed no Aboriginal sites are recorded in or near the site and no Aboriginal places have been declared in or near the location. The site is not identified as containing any Aboriginal cultural heritage, practices or places. | Yes, subject to standard conditions |



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| | | |
|---|---|---|
| | A precautionary condition would be recommended to apply during site works should Aboriginal cultural heritage be found, to ensure compliance. | |
| **Crime Prevention Through Environmental Design (CPTED)** | The proposal incorporates basic design principles which contribute to the safety and security of residents and the community which include but not limited to:<br>• First floor balconies providing opportunities for passive surveillance of Coomea Street and communal open spaces<br>• Access points are clearly defined and there are clear distinctions between 'public' and 'private' spaces through appropriate fencing and plant screening.<br>• Communal open spaces are clearly identifiable and access directly from main lobbies and car parking areas.<br>• The building has been designed specifically for affordable housing and will be owned and managed by a registered social housing provider, Southern Cross Housing.<br><br>The Development Application was also referred to NSW Police. No comments were provided in response. | Yes |

*Table 4. Generic chapters assessment SDCP 2014*

| ***Generic Chapters*** | ***Achieved*** |
|---|---|
| **G1: Site Analysis, Sustainable Design and Building Materials** | |
| A plan labelled 'site analysis' was lodged with the architectural plans. The plan informs the site design and layout. | Yes |
| **G2: Sustainable Stormwater Management and Erosion/Sediment Control** | |
| This proposal is supported by a conceptual stormwater management and soil erosion control plans addressing the requirements in this chapter. | Yes |
| **G3: Landscaping Design Guidelines** | |
| Landscape Plans were submitted as part of the Development Application and prepared in accordance with the DCP. | Yes |
| **G4: Removal and Amenity of Trees** | |
| The site is largely cleared with some trees located on adjacent sites to the south and north. Protection measures have been included in the arborist report before initiation of site works and retained until the works have completed unless otherwise specified.<br><br>This requirement will be imposed as part of any condition of consent should the development application be approved. | Yes |
| **G6: Coastal Management Areas** | |
| Refer SEPP (Resilience and Hazards) 2021 above. | Yes |
| **G7: Waste Minimisation and Management Controls** | |
| The development application is supported by a Waste Minimisation and Management Plan that addresses how waste is to be managed during the construction process.<br><br>Council's City Services advised that the Waste Management Plan is suitable for the development. A commercial private waste collection service with a licenced contractor is required. A loading zone may need to be implemented on Coomea Road to allow for the collection vehicle to pull over and service bins without impact from parked cars. The | Yes, subject to conditions. |

| | |
|---|---|
| proposed sliding gate in the bin bays may need to be reviewed to ensure all bins can be easily manoeuvred from the bin bay for collection. | |
| **G13: Medium Density and other Residential Development** | |
| Section 6 relates to Residential Flat Buildings.<br><br>Acceptable Solution A32.2 applies to this proposal and reads:<br><br>*A32.2 Where SEPP 65 does not apply (see clause 4 of SEPP 65), the development must be designed in accordance with the Apartment Design Guide*<br><br>An assessment of the development application against the Apartment Design Guide (ADG) is provided in Appendix A. The proposal is generally consistent with ADG Design Criteria with the exception of the following:<br><br>• 3D-1 Communal and Public Open Space<br>• 3E-1 Deep Soil Zones<br>• 3F-1 Visual Privacy<br>• 4A-2 Solar and Daylight Access<br><br>These are addressed below: | Generally complies with ADG Design Criteria. (See separate comments.) |
| <u>3D-1 Communal and Public Open Space</u><br><br><u>Objective</u><br>*An adequate area of communal open space is provided to enhance residential amenity and to provide opportunities for landscaping*<br><br><u>Design Criteria</u><br>1. *Communal open space has a minimum area equal to 25% of the site (see figure 3D.3)*<br><br>The proposal provides 671sqm (16.5% of the site) of communal open space out of the required 1,012sqm (25%). As such, the proposal does not provide has a shortfall of 341.75m$^2$ of communal open space or a departure of 34% of the Design Criteria.<br><br>Within pages 52-56 of the Statement of Environmental Effects (March 2022), the proponent has advised that:<br>*The primary aspect that is driving this non-compliance with this Design Criteria is the limitation of the development to a height limit of two storeys, which has resulted in an increased footprint of the development across the site, when compared to an approach that took advantage of the 11-metre height limit that applies to the site.*<br><br>*Restricting the proposal to two-storeys in height has come about in response to the outcome of consultation with the local community. The local community sought to limit the height of the proposed development to two storeys to better reflect the height and scale of development within the locality.*<br><br>*To ensure the project objectives of providing a meaningful supply of affordable housing, the footprint of the development on the site has however been increased compared to what could have been achieved with a three-storey development (which would have complied with the building height limit that applies to the site)*<br><br>The Design Guidance for 3D-1 provides the following:<br>*Where developments are unable to achieve the design criteria, such as on small lots, sites within business zones, or in a dense urban area, they should:*<br>• *provide communal spaces elsewhere such as a landscaped roof top terrace or a common room*<br>• *provide larger balconies or increased private open space for apartments*<br>• *demonstrate good proximity to public open space and facilities and/or provide contributions to public open space* | |



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The proponent provides that a rooftop garden was considered however was not pursued as it was cost prohibitive to the proposal. Instead, the proposal provides for larger balconies and /or private open space areas for individual apartments which significantly exceed the private open space requirements of the ADG.

The proponent also notes that:

> *If private and communal open space requirements under the ADG for the development are combined, the proposed development would be required to provide a total of 1316.75 $m^2$ of communal and private open space. The proposal will provide a total of 1870 $m^2$ of communal and private open space.*

In addition, the proponent notes that the site is also located in proximity to local public spaces including:

- Walsh Memorial Park – 200m from site
- Thurgate Oval – 200m from site
- Bomaderry Oval – 500m from site
- Nowra Wetlands and Rainforest Reserve – over 500 metres

Given the reduced communal open space provided by the proposal, Council requested additional information from the applicant to provide to outline how the decision was made for a playground area as opposed to a more flexible space which could be used for varied uses.

The applicant provided a response on 27/05/2022 which stated:

> *The Communal Open Space (COS) area was a significant design element for this project, especially as one of the key design principles was to create a community within the development. The size, location and activities it offers were all a direct result of community consultation, client briefing and response to the development scale and site. Important factors that were considered in the design and especially the inclusion of the playground are listed below;*
>
> - *Nearly 1/3 of the units (12) are suitable for housing families with children –*
> - *The Playground area equates to about 20% of the COS2 area (85m2) or 24% of the useable COS2 area.*
> - *In addition, interlocking doors of the studio units (1A-10A) allow families to be placed in the crisis accommodation, potentially increasing number of kids onsite (4 more units resulting in a total of 46% of units available to families).*
> - *The closest playgrounds are Reid Park (450m away) and The Lions Park (700m away) which involves crossing busy roads, etc.*
> - *The location of the playground allows desirable safety and surveillance by surrounding apartments, site entries and the road. With minimal areas of concealment.*
> - *Following the community consultation it was revealed there is a need to encourage social interaction within these developments. Social anxiety is a big issue to consider in most projects but especially one of this scale and use. By having a playground it offers a great opportunity for families (and all occupants) to interact and provide a sense of welcome and safety to their community.*
> - *Community consultation also raised that the elder residents were the most responsive to a common area through the use of a community garden, which has been provided as well as seating areas in the sun. This also mean facilities were needed to encourage other user groups to the space.*
> - *The design and facilities in the COS area create good activation to essentially cover 3 generations of users.*
> - *The grassed area (44m2) and the BBQ/open paved area (106m2) would be provided with movable furniture to allow a flexible uses, such as a yoga lawn and workshop space. This equates to an area of 150m2 (35%) of the COS2 are or 42% of the useable area.*
> - *The thought was if the flexible space was too large it would be reliant on management or community groups to organise activities for these space which often loses momentum over time, meaning the COS could be used*

| |
|---|
| *less. By giving clear activities and uses to this space the occupants are aware of what the space can offer.*<br>• *The playground allows opportunity for birthday parties for the occupants which creates a wonderful community atmosphere and sense of home. For many this would be a welcome break from reality, especially for the crisis accommodation.*<br><br>*Further discussion with the design team, including the client, planner, landscape architect and architect was held to discuss the item raised and we are still as confident about the inclusion of the playground in this spaces for the reasons noted above. Please see letter from Southern Cross Housing (Applicant) in relation to this matter as requested.*<br><br>A letter provided by Southern Cross housing has also been provided which addresses the philosophy on how the area and the subject site will be managed.<br><br>In consideration of the above, the proposed communal open space and opportunities for landscaping which is supplemented by larger Private Open Space areas for each individual apartment is suitable in this circumstance. |
| 3E-1 Deep Soil Zones<br><br><u>Objective</u><br>Deep soil zones provide areas on the site that allow for and support healthy plant and tree growth. They improve residential amenity and promote management of water and air quality.<br><br><u>Design Criteria</u><br>*Deep soil zones are to meet the following minimum requirements:*<br>- *Greater than 1500m$^2$*<br>o *Minimum dimensions – 6m*<br>o *Deep soil zone (% of site area) – 7%*<br><br>The proposal provides for 15% of site area 610m$^2$. Deep soil area dimensions have minimum width of 3m which is than the 6m minimum dimension required.<br><br>The proposal is development to which Division 1 (clauses 16-22) of the Housing SEPP applies. Clause 18 of SEPP (Housing) 2021 provides the following:<br><br>*(1) The object of this section is to identify development standards for particular matters relating to development for the purposes of in-fill affordable housing that, if complied with, prevent the consent authority from requiring more onerous standards for the matters.*<br>*(2) The following are non-discretionary development standards in relation to the carrying out of development to which this Division applies—*<br><br>*(..)*<br><br>*(d) a deep soil zone on at least 15% of the site area, where—*<br>*(i) each deep soil zone has minimum dimensions of 3m, and*<br>*(ii) if practicable, at least 65% of the deep soil zone is located at the rear of the site,*<br><br>As the proposal is consistent with the deep soil zone site area and the minimum dimensions of 3m, Council cannot require more onerous standards. As such, the proposal deep soil zones are suitable within this circumstance. |
| <u>3F-1 Visual Privacy</u><br><br><u>Objective</u><br>*Adequate building separation distances are shared equitably between neighbouring sites, to achieve reasonable levels of external and internal visual privacy* |

Planning Report – S4.15 Assessment – 44-52 Coomea St, BOMADERRY

Design Criteria

1. *Separation between windows and balconies is provided to ensure visual privacy is achieved. Minimum required separation distances from buildings to the side and rear boundaries are as follows:*

| Building height | Habitable rooms and balconies | Non-habitable rooms |
|---|---|---|
| up to 12m (4 storeys) | 6m | 3m |
| up to 25m (5-8 storeys) | 9m | 4.5m |
| over 25m (9+ storeys) | 12m | 6m |

*Note: Separation distances between buildings on the same site should combine required building separations depending on the type of room (see figure 3F.2)*

*Gallery access circulation should be treated as habitable space when measuring privacy separation distances between neighbouring properties.*

The proposal complies with the above design criteria setbacks to the northern and southern boundaries of the site. The proposal however involves encroachments to the minimum separation distances to the following apartments:

- Building A
  - Ground Floor – Unit 13A, 16A – living spaces setback >6m from eastern boundary
  - First Floor – Unit 26A – balcony setback >6m from the eastern boundary
- Building B
  - Ground Floor – Unit 3B – bedroom windows >6m separation distance from eastern boundary
  - First Floor – Unit 9B – balcony setback >6m from eastern boundary
  - First Floor – Unit 8B – bedrooms <6m from eastern boundary

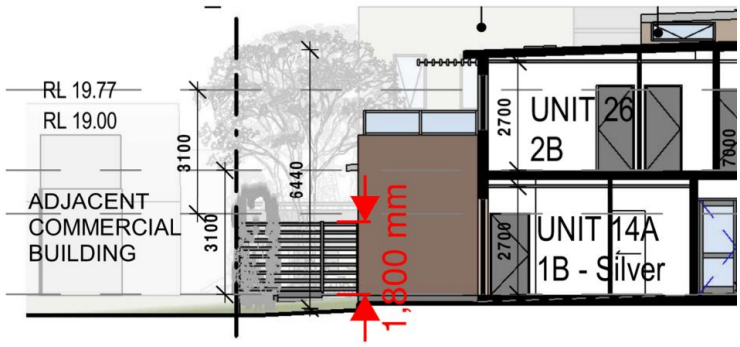
The proponent has provided justification in relation to the encroachments identified above within pages 56-59 of the Statement of Environmental Effects (March 2022) and Response to additional information date 20/05/2022. A summary of the response provided by the proponent is provided below for each apartment identified:

**Unit 13A, 16A and 3B**

- *We note ground floor units noted above are provided with screening to sides POS and the boundary to a height of 1.8m as outlined on the below screenshot. In addition, screen planting is provided.*
- *Boundary fencing along the eastern boundary that will prevent direct views from these rooms to properties to the east.*
- *Windows to the two bedrooms located in Unit 3B have been orientated away from the eastern boundary*
- *Building to the east of these units are down hill which will reduce privacy concerns into the property*

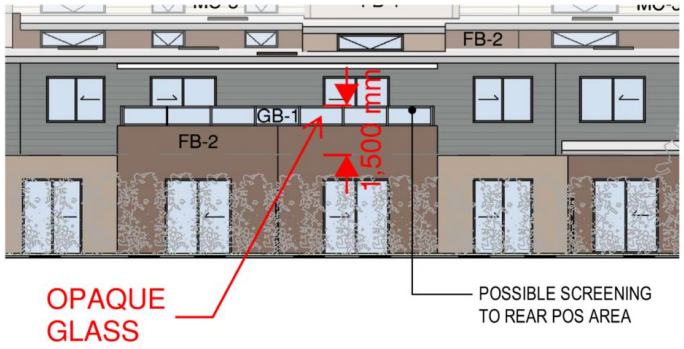
**Assessment Comment:** With consideration to the above, the non-compliant separation distances for Unit 13A, 16A and 3B is considered to provide reasonable levels of external and internal visual privacy and no adverse overlooking to neighbouring properties.

Planning Report – S4.15 Assessment – 44-52 Coomea St, BOMADERRY




**Unit 26A**

- *Unit 26A POS area is provided with a solid balustrade to 1m and then 500mm of opaque glass above, providing screening to a total height of 1500mm as depicted below.*
- *This is considered suitable screening for this unit and protecting any potential overlooking into the adjoining properties*




The applicant provided further correspondence on 27/05/2022 to note:

- *screening in this instance has been amended to a louvre screen to allow outlook directly through the screen and upward, but prevent overlooking in a downwards direction to the POS below and neighbouring site. Refer image below. This would be utilised to screening that is higher than 1200mm and will be finished to match the batten style screening proposed between POS areas on the site. Refer attached revised drawings.*

**Assessment Comment:** The solid and louvre screening will restrict overlooking to the neighbouring property and maintain internal and external privacy for the unit.

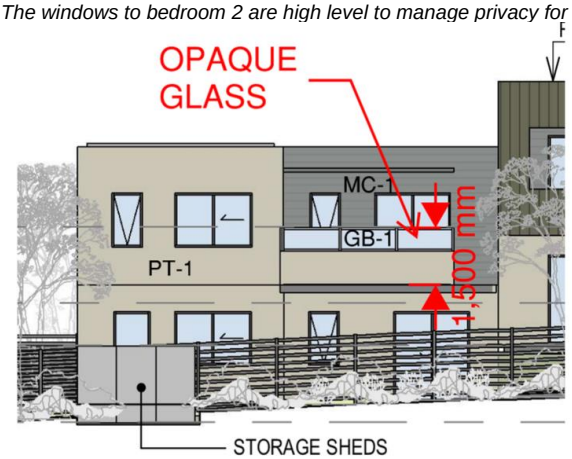
The louvre screening is seen as an improvement to the original opaque glass proposed which will have greater amenity for residents.

The balcony faces east towards the neighbouring property (57-59 Meroo Street). As such, the proposed screening would not restrict passive surveillance of Coomea street.

Planning Report – S4.15 Assessment – 44-52 Coomea St, BOMADERRY

**Unit 8B**

- *Units 8B POS area is provided with a solid balustrade to 1m and then 500mm of opaque glass above, providing screening to a total height of 1500mm as depicted below.*
- *This is considered suitable screening for this unit as well as any potential overlooking into the communal open space.*
- *In addition, the windows to bedroom 1 have a sill height of 1.2m and is suitably separated from the COS area to avoid privacy issues that would be managed through blinds and curtains.*
- *The windows to bedroom 2 are high level to manage privacy for this room*




The applicant provided further correspondence on 27/05/2022 to note:

- *screening in this instance has been amended to a louvre screen to allow outlook directly through the screen and upward, but prevent overlooking in a downwards direction to the POS below and neighbouring site. Refer image below. This would be utilised to screening that is higher than 1200mm and will be finished to match the batten style screening proposed between POS areas on the site. Refer attached revised drawings.*

**Assessment Comment:** The solid and opaque screening will maintain internal and external privacy for the unit.

The louvre screening is seen as an improvement to the original opaque glass proposed which will have greater amenity for residents.

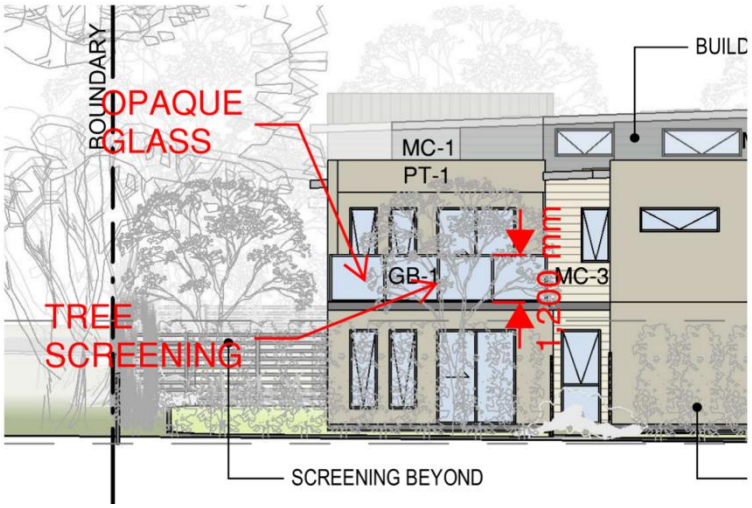
The proposed windows for Bedroom 1 are orientated north and avoid overlooking to neighbouring property and setback from communal open space area to maintain privacy.

The proposed windows for bedroom 2 are high level to manage privacy for this room and overlooking to neighbouring property.

**Unit 9B**

- *Units 9B POS area is provided with a solid opaque glass balustrade to a height of 1.2m.*
- *This space is setback further from the boundary than other POS areas noted above, with the windows to the habitable room of Unit 9B further back (greater than 6m from the boundary).*
- *A feature trees is also proposed here to add to the privacy control of this area.*

Planning Report – S4.15 Assessment – 44-52 Coomea St, BOMADERRY




**Assessment Comment:** The proposed screening and tree planting will restrict overlooking to the neighbouring property and maintain internal and external privacy for the unit.

The balcony faces east towards the neighbouring property (67-69 Meroo Street). As such, the proposed screening would not restrict passive surveillance of Coomea street.

4A-2 Solar and Daylight Access

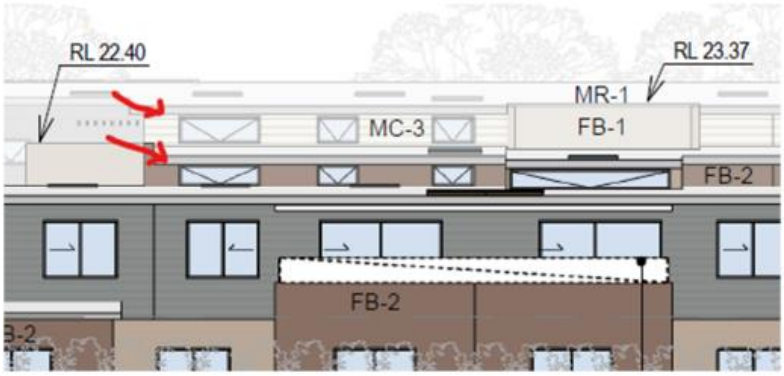
Objective
Daylight access is maximised where sunlight is limited

Design guidance
Courtyards, skylights and high level windows (with sills of 1,500mm or greater) are used only as a secondary light source in habitable rooms.

Concern regarding the amenity provided to south facing units, particularly Units 18A, 17A, 29A, 28A, 4B, 5B and 9B was raised with the applicant requesting additional information to ensure units will achieve a satisfactory level of amenity in line with the Apartment Design Guide.

A response was provided by the applicant on 27/05/2022 which stated:

> *It is noted apartments 28A and 29A have high level eastern windows allowing some direct sunlight during 9am3pm mid winter as per the attached revised plans. There was an error in the plans as there was a ceiling in the CAD model blocking the sunlight these windows provided. This is shown the clearest on the 11am diagram added to the plans attached. There is also significant daylight cast on the walls of these units and the skylights add additional desirable daylight. Location of high level windows from East Elevation As a result only units 17A, 18A, 4B, 5B and 9B do not receive direct sunlight during 9am and 3pm in mid winter, resulting in 5 of 39 units (12.8%) in accordance with the maximum 15% permitted under the Apartment Design Guide.*




Location of high level windows from East Elevation

*However it is noted units 4B and 9B receive good sunlight before 9am and units 5B in the late afternoon as per the attached revied solar diagrams. Units 17A and 18A do not receive any direct sunlight however these units have good access to Private Open Space and connect to the Communal Open Space. It is also noted that all the units referred to above are 1 bedroom units of which there are 17 of in the development (27 if including studio apartments). These units could be utilised as shorter stay accommodation to help reduce the impact of the reduced amenity on the occupant.*

**Assessment Comment:** The proposal has attempted to include design solutions in line with the Apartment Design Guide to maximise sunlight for south facing units.

The applicant has highlighted that the south facing units identified are all 1-bedroom apartments and these units could be utilised as shorter stay accommodation to help reduce the impact of the reduced amenity on the occupant.

| | |
|---|---|
| **G21: Car Parking and Traffic** | |
| • Residential Flat Building Parking Rate:<br>  ○ 1 bed: 1 Space<br>  ○ 2 bed: 1.5 Spaces<br>  ○ 3 bed: 2 Spaces<br>  ○ Any parking above this is to be provided as visitors spaces.<br><br>The proposal seeks to provide two separate driveway access points to Coomea Street, one along the northern boundary of the site and the other further towards the southern portion of the site.<br><br>The northern driveway will serve nine (9) parking spaces (including two accessible spaces); while the southern driveway will serve ten (10) parking spaces (including six (6) accessible spaces and one space suitable for a minivan). Two (2) motorcycle/scooter spaces are also provided.<br><br>The traffic and access arrangements proposed have been referred to Council's Development Engineers who have raised no objections subject to consent conditions. | Yes |
| **G26: Acid Sulphate Soils and Geotechnical (Site Stability) Guidelines** | |
| A Geotechnical report provided in support of the proposed development advises that the following:<br><br>*Based on our onsite observations, it is our opinion that the proposed construction will not intercept any ASS nor cause lowering of any groundwater. Therefore, land management activities are unlikely to be affected by ASS materials.* | Yes |

| | |
|---|---|
| *Our assessment is the proposed construction will not require the preparation of an Acid Sulfate Soil Management Plan.* | |

| ***Area specific Chapters – Chapter N5: Bomaderry Town Centre*** | |
|---|---|
| Mapping supporting Chapter N5 – Bomaderry Town Centre indicates that the subject site is subject to the provisions of this chapter. Indicative development layout intends for the site to serve primarily as car parking with building envelopes along the rear of the site and pedestrian linkages across the block towards Bomaderry Railway Station. As such, the proposal is not consistent with the provisions of this chapter.<br><br>On 7 September 2021, a report was tabled before the Council's Development and Environment Committee which sought to endorse the commencement of a review of the Shoalhaven Development Control Plan 2014 Chapter N5: Bomaderry Town Centre and acknowledge, as generally policy position in the interim, previous resolutions regarding the development of 44 to 52 Coomea Street, Bomaderry for affordable housing.<br><br>Council resolved to:<br>*1. Endorse the commencement of a review of Shoalhaven Development Control Plan 2014 Chapter N5: Bomaderry Town Centre.*<br>*2. Receive a further report on how the review will be undertaken, including relevant options.*<br>***3. Acknowledge, as general policy position in the interim, its previous resolutions regarding the development of 44 to 52 Coomea Street, Bomaderry for affordable housing**.*<br><br>As such, compliance with Chapter N5: Bomaderry Town Centre is not required in relation to the proposed development of 44 to 52 Coomea Street, Bomaderry for affordable housing. | Yes |

**iiia) Any planning agreement that has been entered into under section 7.4, or any draft planning agreement that a developer has offered to enter into under section 7.4**

None applicable.

**iv) Environmental Planning and Assessment Regulation 2021**

| ***Clause*** | ***Comment*** |
|---|---|
| cl. 23 Persons who may make development applications | The proponent for the DA at lodgement was Southern Cross Community Housing Ltd, and the owner was and currently is Southern Cross Community Housing Ltd. |
| cl. 29 Residential Apartment development | The Development Application is accompanied by a verification statement by a qualified designer. |
| cl. 75 Fulfilment of BASIX commitments | Compliance with the commitments listed within the submitted BASIX Certificate for the development (Certificate No. Certificate No. 1269919M) would be required as a condition of consent. |
| cl. 76 Deferred commencement consent | The deferred commencement condition in relation to the drainage easement over Council's operational land will be clearly distinguished from other conditions. |

**v) REPEALED**

**(b) The Likely impacts of that development, including environmental impacts on the natural and built environments, and social and economic impacts in the locality**

| ***Head of Consideration*** | ***Comment*** |
|---|---|
| Natural Environment | The proposal is unlikely to have impacts on significant elements of the natural environment, subject to conditions of consent. |
| Built Environment | The overall height of the development has been limited to two storeys, which is consistent with the existing built environment and desired future character of Bomaderry Town Centre.<br>As per the traffic impact statement, there will be no traffic impacts that arise on the local network as a result of the DA. |
| Social Impacts | The proposal arises in direct response to the Shoalhaven City Council's Shoalhaven Affordable Housing Strategy and formulated following consultation of the local community and provides necessary affordable housing in the area. |
| Economic Impacts | The proposal will provide access to affordable, secure housing which will decrease housing stress and improve wealth creation for new tenants. In addition, the proposal will support jobs during the construction of the affordable housing development. |

**(c) Suitability of the site for the development**

The site is considered suitable for the proposed development for the following reasons:

- The proposed buildings are generally compliant with the ADG Design Principles and Guidelines, and where non-compliance has arisen, provided suitable design solutions are justification for the development,
- The proposal is compliant with objectives and requirements of SLEP 2014,
- Consistent with objectives and acceptable solutions outlined in SDCP 2014,
- The proposal is compatible with surrounding land uses and does not propose a change of use,
- The site is serviced by public transport at proximity including Bomaderry Train Station

**(d) Submissions made in accordance with the Act or the regulations**

Council received no submissions to the DA.

**(e) The Public Interest**

The public interest has been taken into consideration, including assessment of the application against applicable planning controls, public notification to the proposed development, internal referrals, and consideration of relevant policies. The assessment identified that the development is in the public interest.

Accordingly, the proposal will provide necessary affordable housing in the Bomaderry locality and promotes good design and amenity of the built environment and is consistent with the existing and future character of Bomaderry Town Centre.

**9. Delegations**

**Guidelines for use of Delegated Authority**

The Guidelines for use of Delegated Authority have been reviewed and the assessing officer does not have the Delegated Authority to determine the Development Application.

Given the proposal is regionally significant development under Schedule 6 of SEPP (Planning Systems) 2021, the application must be determined by the Southern Regional Planning Panel.



CL22.283 - Attachment 1

## 10. Recommendation

This application has been satisfactorily assessed having regard to section 4.15 (Evaluation) under the *Environmental Planning and Assessment Act 1979.* Accordingly, it is recommended that Development Application No. RA22/1002 be approved subject to appropriate conditions of consent.

Recommendation for approval includes the following reasons (as per section 4.15 of the Act):

1. The application is compliant with the respective environmental planning instruments applying to the site.
2. The proposed development complies with development standards of SLEP 2014.
3. The proposed development meets the zone objectives of the SLEP 2014 B4 Mixed Use land zone.
4. The proposed development is generally consistent with SDCP.
5. The proposed development is not expected to have any additional significant impact on the surrounding transport network.
6. The development is consistent with the existing and desired future built environment.
7. The site is suitable for the development as proposed.
8. The development is in the public interest.



CL22.283 - Attachment 1

## Appendix A - Apartment Design Guide Compliance Table

| *Objective* | *Assessment* | *Achieved?* |
|---|---|---|
| ***Apartment Design Guide Part 3 - Siting the development*** | | |
| ***3A-1 Site Analysis***<br><br>***Site analysis illustrates that design decisions have been based on opportunities and constraints of the site conditions and their relationship to the surrounding context.*** | The 'Site and Analysis Plan' and other drawings provided, demonstrate that the proposal responds and contributes to its context positively. | Yes |
| ***3B-1 Orientation***<br><br>***Building types and layouts respond to the streetscape and site whilst optimising solar access within the development.*** | The proposed building has frontages to Coomea Street. The building mass and scale will not significantly dominate within the neighbourhood and the natural surroundings of where the site is situated. | Yes |
| ***3B-2 Orientation***<br><br>***Overshadowing of neighbouring properties is minimised during mid-winter.*** | The Shadow Diagrams show that the proposed Building does not affect adjoining development.<br><br>Neighbouring development will receive a minimum of 3hrs of sunlight during mid-winter and is consistent with minimising shadowing of publicly accessible open spaces per Shoalhaven DCP 2014. | Yes |
| ***3C-1 Public Domain Interface***<br><br>***Transition between private and public domain is achieved without compromising safety and security.*** | The majority of dwellings along Coomea Street frontage have direct street entries.<br><br>Surveillance is achieved from first floor units and balconies overlooking Coomea Street.<br><br>Front fences are visually permeable and meet height requirements. | Yes |
| ***3C-2 Public Domain Interface***<br><br>***Amenity of the public domain is retained and enhanced.*** | Edges and boundaries are landscaped with planting.<br><br>Mail boxes located at the street frontage and integrated into front fencing.<br><br>No basement level is proposed – plant room and garbage storage are located in non-prominent areas.<br><br>Entries are provided at grade from car parking areas for accessibility.<br><br>Substation | Yes |
| ***3D-1 Communal and Public Open Space***<br><br>***An adequate area of communal open space is provided to enhance residential amenity and to provide opportunities for landscaping.*** | Communal open space is consolidated into an easily identified and usable area and meets minimum dimension requirements.<br><br>It is co-located with deep soil areas, is directly and equitably accessible from common circulation areas, and provided on the ground floor.<br><br>Screening in the form of landscaping is proposed in front of ground floor units which have direct access to the communal open space. | Yes |



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| | | |
|---|---|---|
| ***Communal open space has a minimum area equal to 25% of the site (see figure 3D.3)*** | The proposal provides 671sqm of communal open space out of the required 1012sqm. The proposal does not meet requirements.<br><br>Refer to discussion in Statement of Compliance/ Assessment section of this report. | No, but adequately justified |
| ***Developments achieve a minimum of 50% direct sunlight to the principal usable part of the communal open space for a minimum of 2 hours between 9 am and 3 pm on 21 June (mid-winter)*** | A minimum of 50% direct sunlight to principal area of communal open space for a minimum of 2 hours between 9am and 3pm on 21 June will be achieved. | Yes |
| ***3D-2 Communal and Public Open Space***<br><br>***Communal open space is designed to allow for a range of activities, respond to site conditions and be attractive and inviting.*** | Facilities for a range of age groups provided in the communal open space, including BBQ facilities, seating, veggie garden beds, and play equipment.<br><br>Visual impact of services minimised in this area. | Yes |
| ***3D-3 Communal and Public Open Space***<br><br>***Communal open space is designed to maximise safety.*** | Communal open space is overlooked by habitable rooms and balconies from a number of surrounding units on ground and upper floors. | Yes |
| ***3E-1 Deep Soil Zones***<br><br>***Deep soil zones provide areas on the site that allow for and support healthy plant and tree growth. They improve residential amenity and promote management of water and air quality.*** | The proposal provides for 15% of site area 610m2. Deep soil area dimensions have minimum width of 3m which is than the 6m minimum dimension required.<br><br>Refer to discussion in Statement of Compliance/ Assessment section of this report. | Partially compliant |
| ***Deep soil zones are to meet the following minimum requirements:***<br>***Minimum dimension: 6m***<br>***Percentage of site area: 7%*** | | |
| ***3F-1 Visual Privacy***<br><br>***Adequate building separation distances are shared equitably between neighbouring sites, to achieve reasonable levels of external and internal visual privacy.*** | The proposal partially meets separation distance requirements. Separation distances are met on the northern and southern boundaries of the site. Encroachments exist on the Ground Floor in units 13A to 16A in relation to the eastern boundary, and in unit 3B, and first floor units 26A, Unit 8B and Unit 9B.<br><br>Refer to discussion in Statement of Compliance/ Assessment section of this report. | Partially compliant |
| ***Separation between windows and balconies is provided to ensure visual privacy is achieved. Minimum required separation distances from buildings to the side and rear boundaries are as follows (for building heights up to 12m):***<br>– ***Habitable rooms and balconies: 6m***<br>– ***Non-habitable rooms: 3m*** | | |



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| | | |
|---|---|---|
| ***Note: Apartment buildings should have an increased separation distance of 3m (in addition to the requirements set out in design criteria 1) when adjacent to a different zone that permits lower density residential development to provide for a transition in scale and increased landscaping (figure 3F.5)*** | | |
| ***3F-2 Visual Privacy***<br><br>***Site and building design elements increase privacy without compromising access to light and air and balance outlook and views from habitable rooms and private open space.*** | Private open spaces and windows to apartments are adequately separated from communal open space. 1.5m fencing and landscaping has been provided to ground floor apartments which face communal open spaces to provide additional screening.<br><br>The majority of balconies and private spaces are located in front of living rooms to increase internal privacy. | Yes |
| ***3G-1 Pedestrian Access and Entries***<br><br>***Building entries and pedestrian access connects to and addresses the public domain.*** | Multiple entries are provided – ground floor units along Coomea Street are provided with direct entries from the street, as well as multiple communal entries. | Yes |
| ***3G-2 Pedestrian Access and Entries***<br><br>***Access, entries and pathways are accessible and easy to identify.*** | Hallways and lobbies are visible from the public domain and communal spaces.<br><br>Level changes are minimised along pathways and entries. | Yes |
| ***3H-1 Vehicle Access***<br><br>***Vehicle access points are designed and located to achieve safety, minimise conflicts between pedestrians and vehicles and create high quality streetscapes.*** | Car park entries are located behind the building line and adequately distanced from street intersections. Access point locations minimise headlight glare into habitable rooms. Width and number of vehicle access points are minimised.<br><br>Garbage collection areas are screened from view. Clear sightlines are provided at pedestrian and vehicle crossings. | Yes |
| ***3J-1 Bicycle and Car Parking***<br><br>***Car parking is provided based on proximity to public transport in metropolitan Sydney and centres in regional areas.*** | Car parking is compliant with ARHSEPP requirements. | Yes |
| ***3J-2 Bicycle and Car Parking***<br><br>***Parking and facilities are provided for other modes of transport.*** | Motorbike parking spaces provided. Secure bicycle storage area provided. | Yes |
| ***3J-3 Bicycle and Car Parking***<br><br>***Car park design and access is safe and secure.*** | Direct and clearly visible and well-lit access provided from car park in to common circulation areas. Clearly defined and visible lobby provided to any adjacent lobbies and stairs. | Yes |

| | | |
|---|---|---|
| ***3J-4 Bicycle and Car Parking***<br><br>***Visual and environmental impacts of underground car parking are minimised.*** | Car parking layout is well organised and logical. Minimal excavation required as car parking is not underground. | Yes |
| ***3J-5 Bicycle and Car Parking***<br><br>***Visual and environmental impacts of on-grade car parking are minimised.*** | Two at-grade parking areas proposed – one located to the side of the lot and another off the primary street frontage. Both are screened from view of street by buildings and landscaping, although the Coomea St parking area will be visible from the communal open space.<br><br>Safe and direct access to building entry points are provided. | Partially compliant |
| ***Apartment Design Guide Part 4 - Designing the building*** | | |
| ***4A-1 Solar and Daylight Access***<br><br>***To optimise the number of apartments receiving sunlight to habitable rooms, primary windows and private open space.*** | Apartments provided with north aspect where possible. South aspects minimised.<br><br>Living areas located to the north where possible. | Yes |
| ***1. Living rooms and private open spaces of at least 70% of apartments in a building receive a minimum of 2 hours direct sunlight between 9 am and 3 pm at mid-winter in the Sydney Metropolitan Area and in the Newcastle and Wollongong local government areas.*** | N/A. The site is not located in Sydney Metropolitan Area or in the Newcastle and Wollongong LGAs. | N/A |
| ***2. In all other areas, living rooms and private open spaces of at least 70% of apartments in a building receive a minimum of 3 hours direct sunlight*** | Proposal meets minimum 70% of apartments receiving at least 3 hours of direct sunlight between 9am and 3pm at mid-winter. | Yes |
| ***3. between 9 am and 3 pm at mid-winter. A maximum of 15% of apartments in a building receive no direct sunlight between 9 am and 3 pm at mid-winter.*** | Proposal does not exceed maximum 15% of apartments receiving no direct sunlight between 9am and 3pm at mid-winter. | Yes |
| ***4A-2 Solar and Daylight Access***<br><br>***Daylight access is maximised where sunlight is limited.*** | Some south facing apartments will receive limited sunlight within the units requiring alternative solutions to improve amenity.<br><br>Refer to discussion in Statement of Compliance/ Assessment section of this report. | Partially compliant |
| ***4A-3 Solar and Daylight Access***<br><br>***Design incorporates shading and glare control, particularly for warmer months.*** | Balconies and windows provided with sun shading devices. | Yes |
| ***4B-1 Natural Ventilation*** | Sufficient number of dwellings are provided with natural ventilation. | Yes |



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| | | |
|---|---|---|
| ***All habitable rooms are naturally ventilated.*** | | |
| ***4B-2 Natural Ventilation***<br><br>***The layout and design of single aspect apartments maximises natural ventilation.*** | Apartment depths capable to maximising ventilation and airflow. | Yes |
| ***4B-3 Natural Ventilation***<br><br>***The number of apartments with natural cross ventilation is maximized to create a comfortable indoor environment for residents.*** | Dual aspect, cross through and corner apartments included in proposal. Cross ventilation and airflow are maximised. | Yes |
| ***1. At least 60% of apartments are naturally cross ventilated in the first nine storeys of the building. Apartments at ten storeys or greater are deemed to be cross ventilated only if any enclosure of the balconies at these levels allows adequate natural ventilation and cannot be fully enclosed*** | The proposal meets the minimum 60% of apartments to be naturally cross ventilated. | Yes |
| ***2. Overall depth of a cross-over or cross-through apartment does not exceed 18m, measured glass line to glass line*** | Overall depth of cross-over and cross-through apartments do not exceed 18m. | Yes |
| ***4C-1 Ceiling Heights***<br><br>***Ceiling height achieves sufficient natural ventilation and daylight access.*** | Ceiling height achieves sufficient natural ventilation and daylight access. Ceiling fans are capable of being accommodated. | Yes |
| ***Measured from finished floor level to finished ceiling level, minimum ceiling heights are:***<br>- ***Habitable rooms – 2.7m***<br>- ***Non-habitable rooms – 2.4m*** | Rooms meet minimum ceiling heights. | Yes |
| ***4C-2 Ceiling Heights***<br><br>***Ceiling height increases the sense of space in apartments and provides for well-proportioned rooms.*** | Rooms are well-proportioned and provide sense of space in units. | Yes |
| ***4D-1 Apartment Size and Layout***<br><br>***The layout of rooms within an apartment is functional, well organised and provides a high standard of amenity.*** | Apartment room layouts are functional with high standard of amenity. | Yes |



CL22.283 - Attachment 1

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|---|---|---|
| ***Apartments are required to have the following minimum internal areas:***<br>***Studio: 35m²***<br>***1 Bedroom: 50m²***<br>***2 Bedroom: 70m²***<br>***3 Bedroom: 90m²***<br>***The minimum internal areas include only one bathroom. Additional bathrooms increase the minimum internal area by 5m² each. A fourth bedroom and further additional bedrooms increase the minimum internal area by 12m² each.*** | All units meet the minimum internal areas. | Yes. |
| ***Every habitable room must have a window in an external wall with a total minimum glass area of not less than 10% of the floor area of the room. Daylight and air may not be borrowed from other rooms.*** | All rooms have windows in an external wall that meet minimum 10% of floor area of the room. | Yes |
| ***4D-2 Apartment Size and Layout***<br><br>***Environmental performance of the apartment is maximized.*** | Environmental performance of units maximised. Living areas and bedrooms located on external face of building. | Yes |
| ***Habitable room depths are limited to a maximum of 2.5 x the ceiling height.*** | Habitable room depths limited as required. | Yes |
| ***In open plan layouts (where the living, dining and kitchen are combined) the maximum habitable room depth is 8m from a window.*** | Room depths in open plan layouts do not exceed 8m from a window. | Yes |
| ***4D-3 Apartment Size and Layout***<br><br>***Apartment layouts are designed to accommodate a variety of household activities and needs.*** | Apartment layouts capable of accommodating variety of household activities and needs. | Yes |
| ***Master bedrooms have a minimum area of 10m2 and other bedrooms 9m (excluding wardrobe space)*** | The proposal meets minimum bedroom area requirements. | Yes |
| ***Bedrooms have a minimum dimension of 3m (excluding wardrobe space)*** | The proposal meets minimum bedroom dimension requirements. | Yes |
| ***Living rooms or combined living/dining rooms have a minimum width of:***<br>• ***3.6m for studio and 1-bedroom apartments***<br>• ***4m for 2- and 3-bedroom apartments*** | The proposal meets minimum living room dimension requirements. | Yes |



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| ***The width of cross-over or cross-through apartments are at least 4m internally to avoid deep narrow apartment layouts*** | Compliant | Yes |
| ***4E-1 Private Open Space and Balconies***<br><br>***Apartments provide appropriately sized private open space and balconies to enhance residential amenity.*** | Apartment balconies and private open spaces are appropriately sized for amenity.<br>Storage areas are not provided to balconies. | Yes |
| ***All apartments are required to have primary balconies as follows:***<br>***Studio: 4m²***<br>***1 Bedroom: 8m², 2m minimum depth***<br>***2 Bedroom: 10m², 2m minimum depth***<br>***3 Bedroom: 12m², 2.4m minimum depth***<br>***The minimum balcony depth to be counted as contributing to the balcony area is 1m*** | All apartments are provided with balconies that exceed minimum area requirements. | Yes |
| ***For apartments at ground level or on a podium or similar structure, a private open space is provided instead of a balcony. It must have a minimum area of 15m² and a minimum depth of 3m.*** | Ground floor apartments are provided with private open spaces that meet minimum requirements. | Yes |
| ***4E-2 Private Open Space and Balconies***<br><br>***Primary private open space and balconies are appropriately located to enhance liveability for residents.*** | Primary open spaces and balconies are all provided adjacent to living rooms, dining rooms or kitchens. They are predominantly oriented north, east and west. | Yes |
| ***4E-3 Private Open Space and Balconies***<br><br>***Private open space and balcony design is integrated into and contributes to the overall architectural form and detail of the building.*** | Balustrades are opaque; ground floor fencing of POS are transparent to allow passive surveillance.<br>Balconies are integrated into the building design and provided with screening devices to control sunlight, wind and privacy. | Yes |
| ***4E-4 Private Open Space and Balconies***<br><br>***Private open space and balcony design maximizes safety.*** | Changes in ground levels and landscaping are minimised. Opportunities for climbing and falls are avoided in balcony design. | Yes |
| ***4F-1 Common Circulation and Spaces***<br><br>***Common circulation spaces achieve good amenity and*** | Common circulation spaces have good amenity. Windows provided adjacent to stair and lift core. Primary living room and bedroom windows do not open into circulation spaces. | Yes |

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| ***properly service the number of apartments.*** | | |
| ***The maximum number of apartments off a circulation core on a single level is eight*** | Proposal is compliant. | Yes |
| ***For buildings of 10 storeys and over, the maximum number of apartments sharing a single lift is 40*** | N/A. | N/A. |
| ***4F-2 Common Circulation and Spaces***<br><br>***Common circulation spaces promote safety and provide for social interaction between residents.*** | Direct and legible access provided between vertical circulation points and apartment entries. Right corners and spaces avoided. Circulation spaces are well lit at night. | Yes |
| ***4G-1 Storage***<br><br>***Adequate, well designed storage is provided in each apartments.*** | Storage is adequately provided on site for each dwelling. | Yes |
| ***In addition to storage in kitchens, bathrooms and bedrooms, the following storage is provided:***<br>• ***Studio – 4m3***<br>• ***1-Bed – 6m3***<br>• ***2-Bed – 8m3***<br>• ***3-Bed – 10m3***<br><br>***At least 50% of the required storage is to be located within the apartment.*** | Compliant | Yes |
| ***4G-2 Storage***<br><br>***Additional storage is conveniently located, accessible and nominated for individual apartments.*** | Storage is conveniently located and accessible for individual apartments. | Yes |
| ***4H-1 Acoustic Privacy***<br><br>***Noise transfer is minimized through the siting of buildings and building layout.*** | Noise transfer is minimised. Windows and doors are generally orientated away from noise sources and noisy areas within buildings are located next to or above each other and quieter areas next to or above quieter areas.<br><br>Storage, circulation areas and non-habitable rooms located to buffer noise from external sources. | Yes |
| ***4H-2 Acoustic Privacy***<br><br>***Noise impacts are mitigated within apartments through layouts and acoustic treatments.*** | Internal apartment layouts separate noisy spaces from quiet spaces adequately. | Yes |



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| ***4J-2 Noise and Pollution***<br><br>***Appropriate noise shielding or attenuation techniques for the building design, construction and choice of materials are used to mitigate noise transmission.*** | The proposal provides attenuation techniques and materials to provide mitigate noise transmission. | Yes |
| ***4K-1 Apartment Mix***<br><br>***A range of apartment types and sizes is provided to cater for different household types now and into the future.*** | A variety of studio, 1-bedroom, 2-bedroom and 3-bedroom units are provided. | Yes |
| ***4K-2 Apartment Mix***<br><br>***The apartment mix is distributed to suitable locations within the building.*** | Different apartment types located to achieve successful façade composition and optimise solar access. Larger apartment types located on first floor at corners to provide more windows and larger balconies. | Yes |
| ***4L-1 Ground Floor Apartments***<br><br>***Street frontage activity is maximized where ground floor apartments are located.*** | Ground floor apartments along Coomea Street are provided with direct access to the street and courtyards and gardens overlooking the street. | Yes |
| ***4L-2 Ground Floor Apartments***<br><br>***Design of ground floor apartments delivers amenity and safety for residents.*** | Screen fencing and landscaping screening for privacy of private courtyards and balconies for ground floor units. | Yes |
| ***4M-1 Facades***<br><br>***Building facades provide visual interest along the street while respecting the character of the local area.*** | Proposal façade takes into consideration various design solutions proposed by ADG. It provides appropriate human scale and proportion to streetscape. Upper floors setback to reduce visual bulk and scale. Height of development is consistent with the surrounding locality. Shadows created on façade by articulation, balconies and deep window reveals. | Yes. |
| ***4M-2 Facades***<br><br>***Building functions are expressed by the façade.*** | Main building entries are clearly defined. Apartment layout expressed externally through façade features. | Yes |
| ***4N-1 Roof Design***<br><br>***Roof treatments are integrated into the building designed and positive respond to the streets.*** | Low profile roof design incorporated. Mass of roof broken down with different heights and stepping of height of the development. Proportionate to the scale and form of the building. | Yes |
| ***4N-2 Roof Design***<br><br>***Opportunities to use roof space for residential accommodation and open space are maximized.*** | Habitable roof space not proposed. | N/A |
| ***4N-3 Roof Design***<br><br>***Roof design incorporates sustainability features.*** | Roof design includes eaves and overhands to shade summer sun, | Yes |
| ***4O-1 Landscape Design*** | Landscape plans submitted with DA comply with requirements. | Yes |

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| ***Landscape design is viable and sustainable.*** | | |
| ***4O-2 Landscape Design***<br><br>***Landscape design contributes to the streetscape and amenity.*** | Landscape plans submitted with DA comply with requirements. | Yes |
| ***4P-1 Planting on Structures***<br><br>***Appropriate soil profiles are provided.*** | No planting on built structures proposed | N/A |
| ***4P-2 Planting on Structures***<br><br>***Plant growth is optimized with appropriate selection and maintenance.*** | | |
| ***4P-3 Planting on Structures***<br><br>***Planting on structures contributes to the quality and amenity of communal and public open spaces.*** | | |
| ***4Q-1 Universal Design***<br><br>***Universal design features are included in apartment design to promote flexible housing for all community members.*** | 8 units (20% of total unit count) are silver level according to Liveable Housing Guidelines. | Yes |
| ***4Q-2 Universal Design***<br><br>***A variety of apartments with adaptable designed are provided.*** | 8 adaptable/accessible units are provided. | Yes |
| ***4Q-3 Universal Design***<br><br>***Apartment layouts are flexible and accommodate a range of lifestyle needs.*** | Proposal provides range of apartment types and sizes to accommodate different lifestyle needs. | Yes |
| ***Part 4T – Awnings***<br><br>***Awnings are well located and complement and integrate with the building design*** | Awnings located over building entries and relate to residential windows. | Yes |
| ***Part 4T – Awnings***<br><br>***Signage responds to the context and desired streetscape character*** | No signage is proposed. | N/A |
| ***4U-1 Energy Efficiency***<br><br>***Development incorporates passive environmental design.*** | Natural light is adequately provided to habitable rooms. | Yes |
| ***4U-2 Energy Efficiency***<br><br>***Development incorporates passive solar design to optimize heat storage in winter and reduce heat transfer in summer.*** | Passive solar design incorporated into building and apartment designs. | Yes |

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| ***4U-3 Energy Efficiency***<br><br>***Adequate natural ventilation minimises the need for mechanical ventilation.*** | Natural ventilation requirements met. | Yes |
| ***4V-1 Water Management and Conservation***<br><br>***Potable water use is minimised.*** | Potable water use minimised and water efficiency considered in water efficient fittings, appliances. Refer BASIX. | Yes |
| ***4V-2 Water Management and Conservation***<br><br>***Urban stormwater is treated on site before being discharged to receiving waters.*** | On-site stormwater detention provided. | Yes |
| ***4W-1 Waste Management***<br><br>***Waste storage facilities are designed to minimise impacts on the streetscape, building entry and amenity of residents.*** | Rubbish bin storage located in the open at front of development, although it is screened. Well-ventilated and easily manoeuvred between storage and collection point. | Yes |
| ***4W-2 Waste Management***<br><br>***Domestic waste is minimised by providing safe and convenient source separation and recycling.*** | Communal waste and recycling located conveniently and accessible. | Yes |
| ***4X-1 Building Maintenance***<br><br>***Building design detail provides protection from weathering.*** | Building design details adequately provide protection from weathering. Roof overhangs provided and horizontal edges will have drip lines. | Yes |
| ***4X-2 Building Maintenance***<br><br>***Systems and access enable ease of maintenance.*** | Ease of maintenance through easy systems and access. Design solutions do not require external scaffolding for maintenance access. Service and maintenance areas provided within proximity of main communal open space. | Yes |
| ***4X-3 Building Maintenance***<br><br>***Material selection reduces ongoing maintenance costs.*** | Selected materials are easily cleaned and robust. | Yes |

Address all correspondence to: The Chief Executive Officer,
PO Box 42, Nowra NSW 2541 Australia
shoalhaven.nsw.gov.au/contact | 1300 293 111
shoalhaven.nsw.gov.au

**NOTICE TO APPLICANT OF DETERMINATION OF APPLICATION**
**DEVELOPMENT CONSENT**

Environmental Planning and Assessment Act, 1979
RA22/1002

**TO:**

Alex Pontello c/- Edmiston Jones
92 North St
Nowra NSW 2541

**being the applicant(s) for RA22/1002 relating to:**

44 Coomea St, BOMADERRY - Lot 23 Sec 25 DP 2886
46 Coomea St, BOMADERRY - Lot 22 Sec 25 DP 2886
48 Coomea St, BOMADERRY - Lot 21 Sec 25 DP 2886
50 Coomea St, BOMADERRY - Lot 20 Sec 25 DP 2886
52 Coomea St, BOMADERRY - Lot 19 Sec 25 DP 2886

**APPROVED USE AND OR DEVELOPMENT:**

Construction of Affordable Housing Development comprising Two (2) Residential Flat Buildings containing 39 Dwellings and associated parking

**DETERMINATION DATE:**

Pursuant to the Section 4.18 of the Act, notice is hereby given that the above application has been determined by granting consent, subject to the conditions listed below.

**CONSENT TO OPERATE FROM:** The date of satisfaction of deferred commencement conditions.

**CONSENT TO LAPSE ON:**

*This consent is valid for five years from the date hereon.*

*In accordance with Section 4.53 of the Act, development consent for the use of the land or the erection of a building does not lapse if building, engineering or construction work relating to the building or work or the use is physically commenced on the land to which the consent applies before the lapse date.*

**DETAILS OF CONDITIONS:**

The conditions of consent and reasons for such conditions are set out as follows:

DRAFT

## DEFERRED COMMENCEMENT

1. Pursuant to s 4.16(3) of the *Environmental Planning and Assessment Act 1979*, the applicant must satisfy the following deferred commencement condition of consent prior to this development consent becoming operative:

    a) Evidence must be submitted to Council that an easement has been obtained across Council Operational Land (Lot 1 DP 1084362), for the drainage of water required within this property.

    b) Evidence that will sufficiently enable Council to be satisfied as to the compliance of these matters must be submitted to Council within 12 months of the date of determination of this deferred commencement consent, failing which, this deferred development consent will lapse pursuant to s4.53(6) of the *Environmental Planning and Assessment Act 1979*.

This development consent will not become operative until such time that the Council notifies the applicant in writing that the requirements of deferred commencement have been satisfied.

## PART A: GENERAL CONDITIONS

1. **General**

The consent relates to **Construction of Affordable Housing Development comprising Two (2) Residential Flat Buildings containing 39 Dwellings and associated parking** as documented on the stamped plans/documentation, or as modified by the conditions of this consent. The development must be carried out in accordance with this consent. If there is inconsistency between the stamped plans/documentation and the conditions of consent, the conditions prevail to the extent of that inconsistency.

| Stamped plans/documents | Ref/sheet no. | Prepared by | Dated |
|---|---|---|---|
| Site Plan | Project No. 21-0012 Drawing No. DA01 | Edmiston Jones | 20/05/2022 (Revision A) |
| Building A Ground Floor Plan | Project No. 21-0012 Drawing No. DA02 | Edmiston Jones | 20/05/2022 (Revision A) |
| Building A Upper Floor Plan | Project No. 21-0012 Drawing No. DA03 | Edmiston Jones | 20/05/2022 (Revision A) |
| Building B Floor Plans | Project No. 21-0012 Drawing No. DA04 | Edmiston Jones | 20/05/2022 (Revision A) |
| Roof Plan | Project No. 21-0012 Drawing No. DA05 | Edmiston Jones | 20/05/2022 (Revision A) |
| Building A Elevations 1 | Project No. 21-0012 Drawing No. DA06 | Edmiston Jones | 27/05/2022 (Revision B) |
| Building A Elevations 2 | Project No. 21-0012 Drawing No. DA07 | Edmiston Jones | 27/05/2022 |
| Building B Elevations 1 | Project No. 21-0012 Drawing No. DA08 | Edmiston Jones | 03/03/2022 |

| | | | |
|---|---|---|---|
| Building B Elevations 2 | Project No. 21-0012 Drawing No. DA09 | Edmiston Jones | 03/03/2022 |
| Building A Sections | Project No. 21-0012 Drawing No. DA10 | Edmiston Jones | 03/03/2022 |
| Building B Sections | Project No. 21-0012 Drawing No. DA11 | Edmiston Jones | 03/03/2022 |
| Stormwater Drainage Plan | Drawing No. 21691-C02 | Westlake Punnett | 20/04/2022 (Revision B) |
| Stormwater Treatment Train and Water Sensitive Urban Design Report | Reference No. 21691.01 | Westlake Punnett | 20/05/2022 |
| BASIX Certificate | No. 1270567M | Gradwell Consulting | 28/02/2022 |
| Waste Management Plan | Project No. 21-0012 | Edmiston Jones | 22/04/2022 |

*Note: Any alteration to the plans and/or documentation must be submitted for the approval of Council. Such alterations may require the lodgement of an application to amend the consent under section 4.55 of the Environmental Planning and Assessment Act, or a new development application.*

2. **Prescribed Conditions**

The development must comply with the Prescribed Conditions of Development Consent, Division 2, Subdivision 1, Environmental Planning and Assessment Regulation 2021, as applicable.

3. **Occupation / Use**

The development must not be occupied or used before an Occupation Certificate has been issued by the Principal Certifier. If an Occupation Certificate is not required, the use must not commence until all conditions of development consent have been met or other satisfactory agreements have been made with Council (i.e. a security).

4. **Shoalhaven Water - Certificate of Compliance**

A Certificate of Compliance must be obtained to verify that all necessary requirements for matters relating to water supply and sewerage (where applicable) for the development have been made with Shoalhaven Water. A Certificate of Compliance must be obtained from Shoalhaven Water after satisfactory compliance with all conditions as listed on the Notice of Requirements and prior to the issue of an Occupation Certificate, Subdivision Certificate or Caravan Park Approval, as the case may be.

An application for a Certificate of Compliance is to be made once the Development Consent has been granted.

5. **Outdoor Lighting**

Lighting is to be provided at pedestrian entry points and car parking areas. It must not be directed to shine or cause nuisance to neighbouring properties and must be installed in accordance with AS4282 "Control of the obtrusive effects of outdoor lighting".

## PART B: INTEGRATED DEVELOPMENT AND CONCURRENCE CONDITIONS

NIL

## PART C: PRIOR TO THE COMMENCEMENT OF WORKS

6. **Construction Certificate**

A Construction Certificate must be obtained from either Council or an accredited certifier before any building work can commence.

7. **Appointment of Principal Certifier**

Prior to the commencement of building or subdivision work, a Principal Certifier must be appointed.

8. **Notice of Commencement**

Notice must be given to Council at least two (2) days prior to the commencement of building or subdivision work by completing and returning the form 'Commencement Notice for Building or Subdivision Work and Appointment of Principal Certifying Authority'

9. **Register on Title**

Prior to the commencement of any building work, a statutory interest is to be registered over the title of the Council Contribution land in accordance with clause 7.2 of the Housing Project Delivery Agreement executed between Shoalhaven City Council and the Department of Communities and Justice, dated 26 February 2021.

10. **Toilet Facilities - Temporary**

Toilet facilities must be available or provided at the work site before works begin and must be maintained until the works are completed at a ratio of one toilet plus one additional toilet for every 20 persons employed at the site. Each toilet must:

a) be a standard flushing toilet connected to a public sewer, or

b) have an on-site effluent disposal system approved under the Local Government Act 1993, or

c) be a temporary chemical closet approved under the Local Government Act 1993.

11. **Dilapidation Report**

Prior to the commencement of work, the developer must engage a competent person to prepare a dilapidation report in respect of the neighbouring premises and adjacent public infrastructure, including adjacent kerbs, gutters, footpaths (formed or unformed), driveways (formed or unformed), carriageway, reserves and the like to document evidence of any existing damage. The dilapidation

report must consider the impact of any excavation work that extends below the level of the base of the footings of any structure within 0.9metres of the shared boundary.

Before works commence, a copy of the dilapidation report must be provided to the Certifier and Council. The dilapidation report will be the benchmark for necessary repairs to damage caused during the development works. All repairs must be completed by the developer at the developer's cost.

Not less than seven (7) days before works commence, the developer must notify the owner of any affected property of the intention to carry out approved works. The developer must also furnish the owner with details of the approved work.

However, if the occupier or owner of any neighbouring dwelling does not permit reasonable access for the purposes for the preparation of the dilapidation report, written evidence of the efforts taken to secure access may be submitted to the Principal Certifier and the Principal Certifier may waive the requirement in relation to the relevant property.

Note: A dilapidation report can comprise of video footage and photos of adjacent public infrastructure and relevant structures on adjoining properties.

12. **Works within the Road Reserve**

Prior to undertaking any works within an existing road reserve, the developer must obtain the consent of Council under *section 138 of the Roads Act, 1993.* The following details must be submitted to Council as part of the application:

a) Any civil works design required by this consent.

b) Evidence of the contractor's Public Liability Insurance to an amount of $20 million.

c) Name and contact information of the person responsible for all relevant works.

d) A Traffic Control Plan prepared, signed and certified by a person holding the appropriate Transport for NSW (TfNSW) accreditation.

e) Where the Traffic Control Plan requires a reduction of the speed limit, a 'Application for Speed Zone Authorisation' must be obtained from the relevant road authority.

13. **Construction Traffic Management Plan**

Prior to the commencement of works, a Construction Traffic Management Plan detailing the proposed method of dealing with construction traffic and parking must be approved by Council.

Details must include, but are not limited to:

a) Stabilised site construction access location

b) Proposed haulage routes for delivery of materials to the site

c) Proposed haulage routes for spoil disposal from the site

d) Traffic control planning for each of the various phases of construction and/or vehicle movements associated with construction

e) Parking arrangements for construction employees and contractors

f) Proposed maintenance of the haulage routes and the name of the person responsible for such maintenance

g) Loading / unloading areas

h) Requirements for construction or work zones

i) Pedestrian and cyclist safety

j) Speed zone restrictions.

14. **Tree Protection Works**

All street trees and trees on private property that are protected under Shoalhaven City Council's controls, shall be retained and protected in accordance with AS 4970 - 2009 'Protection of Trees on Development Sites' during demolition and construction works except where Council's prior written consent has been obtained.

15. **Run-off and Erosion Controls**

Prior to the commencement of site works, run-off and erosion controls must be implemented and maintained during construction to prevent soil erosion, water pollution or the discharge of loose sediment on the surrounding land by:

a) diverting uncontaminated run-off around cleared or disturbed areas.

b) erecting a silt fence and providing any other necessary sediment control measures that will prevent debris escaping into drainage systems, waterways or adjoining properties.

c) preventing the tracking of sediment by vehicles onto roads.

d) stockpiling topsoil, excavated materials, construction and landscaping supplies and debris within the lot.

Note: all implemented measures must not cause water pollution as defined by the Protection of the Environment Operations Act (POEO).

## PART D: PRIOR TO THE ISSUE OF A CONSTRUCTION CERTIFICATE

16. **Evidence**

A Construction Certificate must not be issued until the Certifier has received notification from, or evidence of any Council approval that is required Prior to the Commencement of Works.

17. **Local Infrastructure Contributions**

This development will generate a need for the additional services and/or facilities described in Shoalhaven Contributions Plan 2019 and itemised in the following table:

| Project | Description | Calculation | Amount |
|---|---|---|---|
| 01AREC5006 | Northern Shoalhaven Sports Stadium | $706.53 * 13.8 | $9,750.11 |
| 01AREC5007 | Nowra Swimming Pool Expansion (Scenic Drive) | $547.93 * 13.8 | $7,561.43 |
| 01AREC5009 | Planning Area 1 recreational facilities upgrades (various locations) | $739.61 * 13.8 | $10,206.62 |
| 01CFAC5012 | Nowra Integrated Youth Services Centre (Cnr Kinghorne & Plunkett Streets) | $30.25 * 13.8 | $417.45 |

| | | | |
|---|---|---|---|
| CWAREC5005 | Shoalhaven Community and Recreational Precinct SCaRP Cambewarra Road Bomaderry | $1,949.31 * 13.8 | $26,900.48 |
| CWCFAC5002 | Shoalhaven Entertainment Centre (Bridge Road Nowra) | $1,473.26 * 13.8 | $20,330.99 |
| CWCFAC5006 | Shoalhaven City Library Extensions (Berry Street, Nowra) | $1,292.05 * 13.8 | $17,830.29 |
| CWCFAC5007 | Shoalhaven Regional Gallery | $70.93 * 13.8 | $978.83 |
| CWFIRE2001 | Citywide Fire & Emergency services | $139.37 * 13.8 | $1,923.31 |
| CWFIRE2002 | Shoalhaven Fire Control Centre | $203.89 * 13.8 | $2,813.68 |
| CWMGMT3001 | Contributions Management & Administration | $579.56 * 13.8 | $7,997.93 |
| | | | **$106,711.12** |

The total contribution, identified in the above table or as indexed in future years, must be paid to Council prior to the issue of a Construction Certificate. Evidence of payment must be provided to the Certifying Authority.

Contributions Plan 2019 can be accessed on Councils website www.shoalhaven.nsw.gov.au or may be inspected on the public access computers at the libraries and the Council Administrative Offices, Bridge Road, Nowra and Deering Street, Ulladulla.

18. **Long Service Levy**

Prior to the issue of a Construction Certificate any long service levy payable under the *Building and Construction Industry Long Service Payments Act 1986* and prescribed by the *Building and Construction Industry Long Service Payments Regulation 2017* must be paid or, where such a levy is payable by instalments, the first instalment of the levy must be paid. Council is authorised to accept payment. Proof of payment must be submitted to the Certifying Authority.

19. **Street Numbering of Dwellings**

Street numbering must comply with the State Governments Comprehensive Property Addressing System (CPAS), and Council's Property Address Numbering Policy.

The allocated numbers must be shown on the engineering plans with the Construction Certificate. Where plans and details are provided to service suppliers, numbers must be in accordance with the above.

20. **Waste Storage Room**

Prior to the issue of a Construction Certificate, detailed plans must be submitted to the Certifier that demonstrate that the waste storage room has been designed to be constructed in accordance with the Waste Minimisation and Management Guidelines, and that:

a) the floor to be constructed of concrete at least 75mm thick and adequately graded to drain to a Shoalhaven Water approved drainage fitting.

b) the floor to be finished so that it is non-slip and has a smooth and even surface covered at all intersections.

c) the walls to be finished with smooth faced non-absorbent material capable of being cleaned.

d) the room to be provided with artificial light controllable within the room and adequate ventilation.

e) The area to be provided with an adequate supply of hot and cold water mixed through a centralised mixing valve with hose cock.

21. **Shoalhaven Water – Prior to the Issue of a Construction Certificate**

Prior to the issue of a Construction Certificate, all conditions listed on the Shoalhaven Water Notice of Requirements under the heading "Prior to the Issue of a Construction Certificate" must be complied with and accepted by Shoalhaven Water. Written notification must be issued by Shoalhaven Water and provided to the Certifier.

22. **Residential Apartment Noise Attenuation**

A qualified acoustical engineer with membership of the Association of Australasian Acoustical Consultants must certify that the building has been designed to minimise the noise intrusion from any internal or external noise source and when constructed achieve a 5 star rating under the Association of Australasian Acoustical Consultants Guideline for Apartment and Townhouse Acoustic rating Version 1.0. Details of compliance are to be submitted with the relevant plans for a Construction Certificate.

23. **Storage**

In addition to storage in the kitchens, bathrooms and bedrooms, the following storage is to be provided per dwelling type:

a) Studio apartment - 4m$^3$ of storage space.

b) 1 bedroom apartment - 6m$^3$ of storage space.

c) 2 bedroom apartment - 8m$^3$ of storage space.

d) 3 bedroom apartment - 10m$^3$ of storage space.

At least 50% of this storage is to be located within the dwelling (excluding the garage). Where located in a garage, the storage areas must not encroach upon allocated car parking spaces.

24. **Design Standards – Works Within Road Reserve**

Prior to the issue of a Construction Certificate, all civil works proposed within road reserves must be approved by Council.

25. **Retaining Walls - Design**

Prior to the issue of a Construction Certificate for approved retaining walls exceeding 0.6m in height above ground level (existing) and/or within 1m of a property boundary, detailed design plans must be prepared and submitted to the Certifier for approval. The retaining walls must satisfy the following:

a) For retaining walls exceeding 0.6m in height above natural ground level (existing) a professional engineer has certified the retaining walls as structurally sound, including in relation to (but not limited to) the ability to withstand the forces of lateral soil load; and

b) For retaining walls less than 0.6m in height above natural ground level (existing) the Certifier must be satisfied that the retaining walls are structurally sound, including in relation to (but not limited to) the ability to withstand the forces of lateral soil load.

c) Retaining walls, footings and drainage must be contained wholly within the development site.

Construction within a registered easement is prohibited. Retaining walls not shown on the approved plan must meet the criteria for Exempt retaining walls and comply with the relevant criteria listed in State Environmental Planning Policy (Exempt and Complying Development Codes) 2008, or be approved by way of Complying Development prior to construction and comply with the relevant criteria listed in State Environmental Planning Policy (Exempt and Complying Development Codes) 2008.

26. **Existing Infrastructure**

Prior to the issue of a Construction Certificate, all infrastructure, existing and proposed, is to be shown accurately on the engineering plans including longitudinal sections with clearances clearly labelled confirming that the proposed works do not affect any existing infrastructure. Any required alterations to infrastructure will be at the developer's expense.

27. **Erosion and Sediment Control Plan (ESCP)**

Prior to the issue of a Construction Certificate, an Erosion and Sediment Control Plan (ESCP) must be prepared by a Professional Engineer, (as defined in the National Construction Code) in accordance with the Landcom Manual – Soils and Construction, Managing Urban Stormwater, Vol 1, 4th Edition March 2004 to the satisfaction of the Certifier.

All implemented measures must:

a) not cause water pollution as defined by the Protection of the Environment Operations Act (POEO).

b) Be maintained at all times.

c) Not be decommissioned until at least 70% revegetation cover has been established

28. **Access Driveway Design Standards - Urban**

Prior to the issue of a Construction Certificate, certified engineering design plans must be prepared by a professional engineer, (as defined in the National Construction Code) or surveyor and approved by Council. The access driveway design must comply with the following:

a) Council's Engineering Design Standard Drawings.

b) The concept site plan by Edmiston Jones (Project No. 21-0012, Drawing No. DA01, Revision A, dated 20/05/2022).

c) Constructed using 20 MPa reinforced concrete, reinforced with SL72 mesh, on a 75mm compacted fine crushed rock base with centrally placed slab of minimum 3 metres width and minimum 100m depth.

d) Removal of sufficient width of existing road seal and pavement to allow placing of formwork and laying/compaction of suitable pavement material for the driveway layback with a minimum 300mm offset to the kerb lip line.

29. **Cycleway and Footpath Design Standards**

Prior to the issue of a Construction Certificate, certified engineering design plans must be prepared by a professional engineer, (as defined in the National Construction Code) or surveyor and approved by Council. The cycleway and footpath design must comply with the following:

a) Councils Engineering Design Specifications Section D8 – Cycleway and Footpath Design.

b) A 1.2 metre-wide concrete footpath designed for the full frontage of the development with:

   i) cross section design provided from road centreline to the carpark at each driveway access point.

   ii) 3% cross fall from the boundary to top of kerb.

c) match existing footpath levels of adjoining property frontages and be a uniform grade over the length of the development site frontage, or where this cannot be achieved, a longitudinal section must be designed.

30. **Lighting Design - Internal Driveway and Carparking**

Prior to the issue of a Construction Certificate, lighting design plans are to be submitted to Council for approval. Lighting is to be provided to the internal driveway and car parking area in accordance with *AS/NZS 1158.3.1 Lighting for roads and public spaces - Pedestrian area (Category P) lighting - Performance and design requirements.*

31. **Stormwater Drainage Design Standards (Urban)**

Prior to the issue of a Construction Certificate, certified engineering design plans, specifications, and DRAINS model (or approved alternative) must be prepared by a professional engineer, (as defined in the National Construction Code) or surveyor and approved by the Certifier.

The stormwater drainage design must comply with the following:

a) Major and minor drainage systems in accordance with Council's Engineering Design Specifications - Section D5 - Stormwater Drainage Design and utilising Australian Rainfall and Runoff (ARR, 2019) Guidelines.

b) The minor and major systems must be designed for a 18.13% AEP and 1% Annual Exceedance Probability (AEP) rainfall events, respectively.

c) Generally, in accordance with the concept stormwater drainage plan by Westlake Punnett (Drawing No. 21691-C02, Revision B, dated 20/04/2022) and the Stormwater Treatment Train and Water Sensitive Urban Design Report by Westlake Punnett (Reference No. 21691.01, dated 20/05/2022).

d) The existing stormwater drainage system is to be adjusted to suit the new works. In this regard the following is required:

   i) all relevant calculations are to be noted on the drainage plans to confirm the adequacy of the existing system, or the upgraded design.

e) Design of stormwater drainage is to include piping, swales and easements to facilitate future development of the site.

32. **On-Site Detention – Infill Subdivision and Development**

Prior to the issue of a Construction Certificate, certified engineering design plans and specifications must be prepared by professional engineer, (as defined in the National Construction Code) or surveyor and approved by the Certifier.

The on-site stormwater detention (OSD) design must comply with the following:

a) Designed such that stormwater runoff from the site for design storm events up to and including the 1% AEP does not exceed the pre-developed conditions.

b) Must be able to freely drain via gravity and not rely on pumped systems which could likely fail during a storm event.

33. **WSUD Measures – Water Quality, Retention and Reuse**

Prior to the issue of a Construction Certificate, a detailed design of permanent water quality, retention and reuse devices must be certified by a professional engineer, (as defined in the National Construction Code) who can demonstrate the appropriateness of the proposed design for the site in accordance with Council's Engineering Design and Construction Specifications and is to be approved by Council. Specifications can be found on Council's website.

The stormwater treatment, retention and reuse design must comply with the following:

a) Rainwater tanks in accordance with BASIX requirements.

b) The Stormwater Treatment Train and Water Sensitive Urban Design Report by Westlake Punnett (Reference No. 21691.01, dated 20/05/2022).

c) The WSUD strategy must be able to remove 80% of Total Suspended Solids (TSS), 45% of Total Nitrogen (TN) and 45% of Total Phosphorus (TP) for the total site area as demonstrated using MUSIC software. The detailed MUSIC model must be provided to Council for acceptance.

d) In addition to the above TSS, TN and TP reduction targets, the WSUD strategy must be able to demonstrate that the post-development residual pollutant concentrations must not exceed the ecological trigger values listed in the latest version of the Australian and New Zealand Guidelines for Fresh and Marine Water Quality (ANZECC) as demonstrated using MUSIC software. The detailed MUSIC model must be provided to Council for acceptance.

34. **Section 68 Application**

Prior to the issue of a Construction Certificate:

a) an application for connection of the stormwater line from the site to the existing public drainage line within the adjacent carpark must be approved under section 68 of the Local Government Act 1993. The application must comply with all relevant conditions of this development consent.

b) a copy of the approval must be provided to the Certifier.

35. **Car Parking Design Standards**

Prior to the issue of a Construction Certificate, certified engineering design plans and specifications must be prepared by a professional engineer, (as defined in the National Construction Code) or surveyor and approved by the Certifier.

The car parking and access design must comply with the following:

a) A minimum number of 19 spaces must be provided on site compliant with AS2890.1, inclusive of a space compliant with AS2890.6. No carparking spaces are to be assigned to individual units.

b) Have a layout generally compliant with the concept site plan by Edmiston Jones (Project No. 21-0012, Drawing No. DA01, Revision A, dated 20/05/2022).

c) Constructed in accordance with the following:

   i. for light vehicular loading

   ii. to a coloured, patterned or stamped concrete standard.

d) Bordered in accordance with Council's Standard Drawings by:

   i. concrete kerbing, except where surface runoff is concentrated, in which case concrete integral kerb and gutter must be constructed or,

   ii. a concrete edge strip (min 150mm wide and 300mm deep) where adjacent to landscaping.

36. **Design Standards – On-street Parking Linemarking**

Prior to the issue of a Construction Certificate, certified engineering design plans and specifications must be prepared by a professional engineer, (as defined in the National Construction Code) or surveyor and approved by Council for the on-street parking linemarking for the Coomea Street frontage of the development to assist in delineating car parking spaces where impacted by the proposed driveways. Parking spaces to comply with AS2890.5.

37. **Design Standards – Traffic Committee Referral**

Prior to the issue of a Construction Certificate details of proposed traffic management and traffic control devices must be submitted to the satisfaction of Council for referral and endorsement of the Shoalhaven Traffic Committee.

*Note: This process can take six to eight weeks.*

38. **Hydraulic Engineering Details for Water, Sewer & Drainage**

Prior to the issue of a Construction Certificate, an application to carry out water supply works, sewerage works, and stormwater drainage works must be obtained from Council under Section 68 of the Local Government Act 1993. The application is to include hydraulic designed by a professional engineer (as defined by the National Construction Code) for water, sewerage and stormwater drainage for the development. The hydraulic detail must reference the following:

a) The relevant National Construction Code such as - NCC 2019 Volume 1, 2 & 3 (as relevant) Amendment 1;

b) Relevant Australian Standard/s and correct standard years;

c) Must also reference the relevant AS 1170 suit of standards.

d) List Signatory Qualification and Accreditation details;

e) Must be National Engineers Register (NER) or NSW Fair Trading Registered Engineer

f) The charged line to the above ground rainwater tank is to have a flush point installed at the lowest reduced level (RL) into a 450mm x 450mm discharge pit connected to an approval disposal point to enable the line to be flushed. This is to prevent the line becoming blocked.

39. **Network Connection – Endeavour Energy**

Prior to the issue of a Construction Certificate, an appropriate application will need to be submitted to Endeavour Energy based on the maximum demand for electricity for connection of load.

40. **Lighting of Common Areas**

Prior to the issue of a Construction Certificate details of lighting of all communal areas is to be submitted to the Principal Certifier. Details are to consider lighting for internal driveways, parking areas, around the building entrances and communal areas, and communal open space areas.

The details are to include certification from an appropriately qualified person that there will be no offensive glare onto adjoining residents. All lighting is to comply with the following requirements:

a) Lighting is to be designed and installed in accordance with the relevant Australian and New Zealand Lighting Standards.

b) Lighting is to be provided to all common areas including all car parking levels, stairs and access corridors and communal open space areas.

c) Sensor lighting should be installed into areas that may be areas of concealment.

d) Lighting is to be automatically controlled by time clocks and where appropriate, sensors for energy efficiency and a controlled environment for residents.

## PART E: PRIOR TO THE ISSUE OF A SUBDIVISION WORKS CERTIFICATE

NIL

## PART F: DURING WORKS

41. **Hours for Construction**

Construction may only be carried out between 7.00am and 5.00pm on Monday to Saturday and no construction is to be carried out at any time on a Sunday or a public holiday. Proposed changes to hours of construction must be approved by Council in writing.

42. **Excavation**

Excavation must be carried out in accordance with *Excavation Work: Code of Practice (ISBN 978-0-642-78544-2)* published by Safe Work Australia in October 2018.

43. **Plumbing Compliance**

It will be necessary to install, maintain and repair the facility so that it functions in a safe and efficient manner in accordance with the current editions of AS/NZS 3500 National Plumbing & Drainage Code, the New South Wales Code of Practice Plumbing and Drainage and in accordance with the following:

a) The tank inlet must be located a minimum of 500mm below the outlet of the eave gutter.

b) The tank is to be installed on a firm flat and stable platform in accordance with manufacturer's recommendations. Tanks located over fill material should be placed on a concrete slab.

c) Pumps must be located and installed to minimize any potential noise nuisance to surrounding residents, and in the case of a permanent electric pump, must be installed by a licensed electrician. Pump performance must achieve a minimum 300 Kpa output.

d) Overflow from the tank must be directed into the approved storm water system.

e) Any town water top-up of the tank must be by indirect connection by means of a visible "air gap", external to the rainwater tank, in accordance with the provisions of the National Plumbing and Drainage Code, AS/NZS 3500 – Minimum air gap requirements.

f) Marking and labelling of rainwater services must be in accordance with AS 1345 – Identification of the contents of pipes, conduits and ducts, including distribution pipes, rainwater pipes and tank outlets.

g) The charged line to the above ground rainwater tank is to have a flush point installed at the lowest reduced level (RL) into a 450mm x 450mm pit to enable the line to be flushed. This is to prevent the line becoming blocked.

h) For subsurface or semi subsurface rainwater tanks, the property owner is required to have a non-testable dual check valve with atmospheric port backflow prevention device installed at the boundary water meter. The backflow prevention device must be installed by a licensed plumber in accordance with AS/NZS 3500.

44. **Aboriginal Objects Discovered During Excavation**

If an Aboriginal object (including evidence of habitation or remains) is discovered during the course of the work:

a) All excavation or disturbance of the area must stop immediately.

b) Additional assessment and approval pursuant to the National Parks and Wildlife Act 1974 may be required prior to works continuing the affected area(s) based on the nature of the discovery.

c) Work may recommence in the affected area(s) if Heritage NSW advises that additional assessment and/or approval is not required (or once any required assessment has taken place or any required approval has been given).

d) The Heritage NSW must be advised of the discovery in accordance with section 89A of the National Parks and Wildlife Act 1974.

45. **Archaeology Discovered During Excavation**

If any object having interest due to its age or association with the past is uncovered during the course of the work:

a) All work must stop immediately in that area.

b) Work may recommence in the affected area(s) if Heritage NSW advises that additional assessment and/or approval is not required (or once any required assessment has taken place or any required approval has been given).

c) In accordance with the Heritage Act 1997, the Heritage NSW must be advised of the discovery.

46. **Waste Management Plan**

All waste must be contained within the site during construction and then be recycled in accordance with the approved Waste Management Plan (WMP) or removed to an authorised waste disposal facility. Waste must not be placed in any location or in any manner that would allow it to fall,

descend, blow, wash, percolate or otherwise escape from the site. Compliance with the WMP must be demonstrated by the submission of tip receipts to the Certifier.

*Note: "Waste" is defined in the Dictionary to the Protection of the Environment Operations Act 1997 (POEO Act).*

47. **Maintenance of Site and Surrounds**

During works, the following maintenance requirements must be complied with

a) All materials and equipment must be stored wholly within the work site unless an approval to store them elsewhere is held.

b) Waste materials (including excavation, demolition and construction waste materials) must be managed on the site and then disposed of at a waste management facility.

c) Where tree or vegetation protection measures are in place, the protected area must be kept clear of materials and / or machinery.

d) The developer must maintain the approved soil water management /erosion and sediment control measures to the satisfaction of the Certifier for the life of the construction period and until runoff catchments are stabilised.

e) During construction:

i. all vehicles entering or leaving the site must have their loads covered, and

ii. all vehicles, before leaving the site, must be cleaned of dirt, sand and other materials, to avoid tracking these materials onto public roads.

f) At the completion of the works, the work site must be left clear of waste and debris.

## PART G: PRIOR TO THE ISSUE OF AN OCCUPATION CERTIFICATE

48. **Compliance**

The Occupation Certificate must not be issued until all relevant conditions of development consent have been met or other satisfactory arrangements have been made with council (i.e. a security).

49. **Air-Conditioning Systems - Noise Controls**

Prior to the Issue of an Occupation Certificate, air conditioning must be installed in accordance with manufacturer's instructions and operated at all times so as not to cause "Offensive Noise" as defined by the *Protection of the Environment Operations Act 1997 (POEO Act)*

Domestic air conditioners must not emit noise that can be heard within any room in any other residential premises (that is not a garage, storage area, bathroom, laundry, toilet or pantry) whether or not any door or window to that room is open—

a) before 8 am or after 10 pm on any Saturday, Sunday or public holiday, or

b) before 7 am or after 10 pm on any other day.

50. **BASIX**

Prior to the issue of an Occupation Certificate, documentary evidence prepared by a suitably qualified person must be submitted to the Certifier confirming that all commitments listed in the

BASIX Certificate(s) are fulfilled in accordance with Section 75 of the *Environmental Planning and Assessment Regulation 2021.*

51. **Section 68 of the Local Government Act**

All the conditions under the approval of Section 68 of the Local Government Act 1993 are to be complied with prior to the issue of an occupation certificate.

52. **Dilapidation Report – Evidence**

Prior to the issue of an Occupation Certificate, the developer must provide the Certifier and Council with evidence that any damage to neighbouring premises or adjacent public infrastructure, not previously identified as existing damage in the Dilapidation Report, has been repaired by the developer to the satisfaction of Council.

53. **Private Waste Collection Service**

Prior to the issue of an Occupation Certificate, the developer/owner must provide evidence to the Certifier of a formal agreement with a licenced private waste contractor to service the development. A copy of the contract must be forwarded to Council.

The agreement must ensure:

a) the removal of all waste from the developed property.

b) the service is functional and meets the operational requirements for the developed property.

c) the service minimises environmental nuisances including noise and other adverse impacts on the safety and amenity of residents and the public.

d) the developer/owner indemnifies Council against claims for loss or damages, should Council take over provision of the service at some point in the future.

54. **Shoalhaven Water – Certificate of Compliance**

Prior to the issue of any Occupation Certificate, a Certificate of Compliance under section 307 of the *Water Management Act 2000* must be obtained from Shoalhaven Water to verify satisfactory compliance with all conditions for the supply of water and sewerage, as listed on the Notice of Requirements.

If the development is to be completed in approved stages, or application is subsequently made for staging of the development, separate Compliance Certificates must be obtained for each stage of the development.

55. **Fire Safety**

Prior to the issue of a partial or whole Occupation Certificate, a final fire safety certificate is to be issued to Council and Fire & Rescue NSW by or on behalf of the owner of a building to the effect that each essential fire safety measure specified in the current fire safety schedule for the building to which the certificate relates—

a) has been assessed by a properly qualified person, and

b) was found, when it was assessed, to be capable of performing to at least the standard required by the current fire safety schedule for the building for which the certificate is issued.

56. **Retaining Walls – Certification**

Prior to the issue of a full Occupation Certificate, the Certifier must be satisfied that all retaining walls have been constructed in accordance with the relevant retaining wall plans and specifications, and in accordance with the requirements of any other conditions of this consent.

*Note: This condition does not prevent a partial occupation certificate to be issued for the parts of the development that have been completed.*

57. **Works as Executed Plans**

Prior to the issue of an Occupation Certificate, Works as Executed Plans must be prepared by a registered surveyor / professional engineer, (as defined in the National Construction Code) and be submitted to Council and the Certifier demonstrating compliance with the approved design plans.

The Works as Executed dimensions and levels must be shown in red on a copy of the approved Construction Certificate plans and comply with the following requirements:

a) Council's Development Engineering Construction Specification.

b) Show compliance with the approved design plans of all road and drainage works

c) Certify that all storm water pipes, and other services are wholly within an appropriate easement.

d) Show the extent, depth and final levels of filling.

e) Show any retaining walls including footings and agricultural drainage lines.

f) Show the location of all underground service conduits.

g) Include all deviations from the approved Civil Engineering Plans.

58. **Redundant Driveways and Crossings**

Prior to the issue of an Occupation Certificate all redundant vehicle crossings and lay backs rendered unnecessary by this development must be reconstructed to match the existing the kerb and gutter. The verge must be appropriately graded, top soiled and turfed in a manner that conforms with adjoining road reserve. The area forward of the front boundary must be kept smooth, even and free from any trip hazards. All alterations of public infrastructure where necessary are at the developer's expense.

59. **Works as Executed – Stormwater Drainage**

Works as Executed Plans and certification must be submitted to the Council by a licenced plumber, registered surveyor & professional engineer (as defined in the National Construction Code) certifying compliance of all drainage works with the approved design plans and the National Construction Code.

The Works as Executed be shown in red on a copy of the approved plans. This plan must verify locations & sizes of all pipelines.

Where the system includes an underground tank, a certificate of structural adequacy must be prepared and provided by a professional engineer (as defined in the National Construction Code).

60. **Landscaping Compliance**

Prior to the issue of an Occupation Certificate, the developer must provide the Certifier with written evidence from a suitably qualified landscape professional that all landscape works have been completed in accordance with the approved landscape plans.

61. **Letter Boxes**

A letterbox structure(s) must be provided and be designed to comply with the requirements of Australia Post, located close to the major pedestrian entry to the site, and built from materials that are non-reflective and blend in with the approved development.

62. **Works in the Road Reserve - Evidence of Completion**

Prior to the issue of an Occupation Certificate, the developer must provide the Certifier with a Completion of Works in Road Reserve Letter provided by Council, confirming compliance with the requirements of section 138 of the *Roads Act 1993*.

## PART H: PRIOR TO THE ISSUE OF A SUBDIVISION / STRATA CERTIFICATE

NIL

## PART I: ONGOING USE OF THE DEVELOPMENT

63. **Affordable Housing**

Following the commencement of an Occupation Certificate being issued, the affordable housing component of the residential development is to be used for affordable housing for a period of at least 15 years and be managed by a registered community housing provider.

64. **Water Sensitive Urban Design Elements**

The registered proprietor must not make or permit or suffer the making of any alterations to any stormwater treatment measures/ water sensitive urban design (WSUD) elements which is, or must be, constructed on the lot(s) burdened without the prior consent in writing of Shoalhaven City Council.

The expression “stormwater treatment measures/ water sensitive urban design elements” means the infiltration systems, porous pavement, sediment basins, bio-retention swales, bioretention basins, rain gardens, landscaped or vegetated swales, vegetated buffers, swale/ buffer systems, sand filter, wetlands, ponds, retarding basins, aquifer storage and recovery, rainwater reuse tanks, stormwater reuse tanks, gross pollutant traps, pit inserts, silt/ oil arrestors or other proprietary products including all ancillary gutters, pipes, drains, walls, kerbs, pits, grates, tanks, chambers, basins or surfaces graded to direct stormwater to the stormwater treatment measures/ water sensitive urban design elements.

65. **Site Maintenance**

The owner or operator must at all times be responsible for on-going site management and maintenance in accordance with the following:

a) loading and unloading in relation to the use of the premises must occur in the designated loading areas.

b) goods or machinery must be stored, and all activities must occur, inside the building(s) and not in the carpark or driveway areas.

c) maintenance and replacement (if necessary) of all landscaping in accordance with the approved landscape plan.

d) maintenance of vehicular movement areas including driveways, carparking, manoeuvring areas, line marking, pedestrian facilities, lighting, to the standard specified by this consent.

e) ongoing waste and recycling must be managed in accordance with the approved Waste Management Plan. Waste bins are not to be stored within the loading area/space that is visible from a public place.

f) maintenance of stormwater drainage pipes and systems to ensure efficient discharge of stormwater in accordance with the approved stormwater drainage plan.

g) maintenance of buildings, fencing, signage/markings to the standards specified in this consent.

h) the removal of all graffiti within a maximum of 14 days of being notified by Council

66. **Fire Safety – Annual Statement**

A building owner must ensure that an annual fire safety statement prepared by a competent fire safety practitioner is issued each year and that a copy of the statement is provided to the Shoalhaven City Council and the Commissioner of Fire and Rescue NSW. An application form is available on Council's website.

*Note: An annual fire safety statement is a declaration by, or on behalf of a building owner that an accredited practitioner – fire safety (APFS) has:*

a) assessed, inspected and verified the performance of each existing essential fire safety measure that applies to the building

b) inspected the exit systems serving the building and found that the exit systems within the building do not contravene the provisions of Division 3 of Part 12 of the Environmental Planning and Assessment (Development Certification and Fire Safety) Regulation 2021

*Failure to give Council an annual fire safety statement by the due date constitutes a separate offence for each week beyond that date for which the failure continues. Substantial penalties for non-compliance apply under the Environmental Planning and Assessment Act 1979.*

67. **Overland Stormwater Flow, Redirecting and/or Concentrating Stormwater**

All excavation, backfilling and landscaping works must not result in:

a) any change to the overland stormwater flow path on your property and or a neighbouring property. If any change to the overland flow path occurs on a property, the stormwater runoff shall be collected and directed to a legal point of discharge.

b) the redirection and/or concentration of stormwater flows onto neighbouring properties

**PART J: OTHER COUNCIL APPROVALS AND CONSENTS**

NIL

## PART K: REASONS FOR CONDITIONS

The application has been assessed as required by section 4.15 of the *Environmental Planning and Assessment Act 1979* and has been determined by the granting of conditional development consent.

**Statutory requirements**

The development proposal, subject to the recommended conditions, is consistent with:

a) the objects of the Environmental Planning and Assessment Act, 1979.
b) the aims, objectives and provisions of the applicable environmental planning instruments,
c) the aims, objectives and provisions of Shoalhaven Development Control Plan 2014 (SDCP 2014).
d) the aims, objectives and provisions of relevant Council policies.

**Public notification**

The application was publicly notified in accordance with the *Environmental Planning and Assessment Regulation 2000* and Council's Community Consultation Policy for Development Applications (Including Subdivision) and the Formulation of Development Guidelines and Policies (POL 16/230).

**Submissions**

Any submissions received during the public notification period are available on DA Tracking

**Community views**

Issues and concerns raised by the community in submissions have been considered in the assessment of the application and, where appropriate, conditions have been included in the determination to mitigate any impacts.

**Suitability of the Site**

The application has been approved because the development proposal is considered to be suitable for the site.

The relevant public authorities and the water supply authority have been consulted and their requirements met, or arrangements made for the provision of services to the satisfaction of those authorities.

The increased demand for public amenities and services attributable to the development has been addressed by the requirement to pay contributions in accordance with section 7.11 of the *Environmental Planning and Assessment Act 1979* and Council's Contribution Plan 2019. Contributions under Section 307 of the Water Management Act 2000 have been applied as required.

**Impacts of the Development**

The application was considered to be suitable for approval. Conditions have been imposed to ensure that:

a) the development will not result in unacceptable adverse impacts on the natural and built environments.
b) the amenity and character of land adjoining and in the locality of the development is protected.
c) any potential adverse environmental, social or economic impacts of the development are minimised.
d) all traffic, car parking and access arrangements for the development will be satisfactory.
e) the development does not conflict with the public interest.

## PART L: RIGHTS OF REVIEW AND APPEAL

**Determination under Environmental Planning and Assessment Act, 1979**

Division 8.2 of the EP&A Act, 1979 confers on an applicant who is dissatisfied with the determination a right to request the council to review its determination. The request and determination of the review must be undertaken within the prescribed period.

Division 8.3 of the EP&A Act, 1979 confers on an applicant who is dissatisfied with the determination of a consent authority a right of appeal to the Land and Environment Court which can be exercised within the prescribed period.

## PART M: GENERAL ADVICE

In this consent the term developer means any person or corporation who carries out the development pursuant to that consent.

**Disability Discrimination Act 1992**

This application has been assessed in accordance with the *Environmental Planning & Assessment Act, 1979*. No guarantee is given that the proposal complies with the *Disability Discrimination Act 1992.*

The applicant/owner is responsible to ensure compliance with this and other anti-discrimination legislation.

The *Disability Discrimination Act 1992* covers disabilities not catered for in the minimum standards called up in the Building Code of Australia which references *AS1428.1 - "Design for Access and Mobility"*.

**Disclaimer –Conveyancing Act 1919 – Division 4 – Restrictions on the Use of Land**

The applicant should note that there could be covenants in favour of persons other than Council restricting what may be built or done upon the subject land. The applicant is advised to check the position before commencing any work.

Under Clause 1.9A of *Shoalhaven Local Environmental Plan 2014* agreements, covenants or instruments that restrict the carrying out of the proposed development do not apply to the extent necessary to enable the carrying out of that development, other than where the interests of a public authority is involved.

**DBYD Enquiry - 'Dial Before You Dig'**

In order to avoid risk to life and property it is advisable that an enquiry be made with "Dial Before You Dig" on 1100 or www.dialbeforeyoudig.com.au prior to any excavation works taking place to ascertain the location of underground services. You must also contact your Local Authority for locations of Water and Sewer Mains.

**SIGNED** on behalf of Shoalhaven City Council:

# Planning Report
# Section 8.2 Review of Reasons for Refusal, RD21/1001
# 260 Mount Hay Rd (Priv) Broughton Vale - Lot 2 DP 4498

## Site & Site Context

*Subject Land*

The development site is Lot 2 DP 4498 (260 Mount Hay Road (Private), Broughton Vale). Refer to Figure 1.

*Site & Context*

The development site:

- Contains an existing tourist and visitor accommodation facility known as the Mt Hay Retreat. There are also a number of ancillary structures and dams on the site. There is scattered vegetation throughout the site, however, the area to be developed as part of this application is cleared.
- Is zoned E3 Environmental Management. The items/works proposed within Mount Hay (private) Road is land zoned RU1 Primary Production and RU2 Rural Landscape.
- Is 47.30ha in area.
- Is identified as being partially bush fire prone land.
- Has access via Mount Hay (private) Road.
- Adjoins land zoned E3 Environmental Management, RU1 Primary Production and RU2 Rural Landscape (Figure 3).

*Figure 1 – Location Map – Site Context*



CL22.284 - Attachment 1

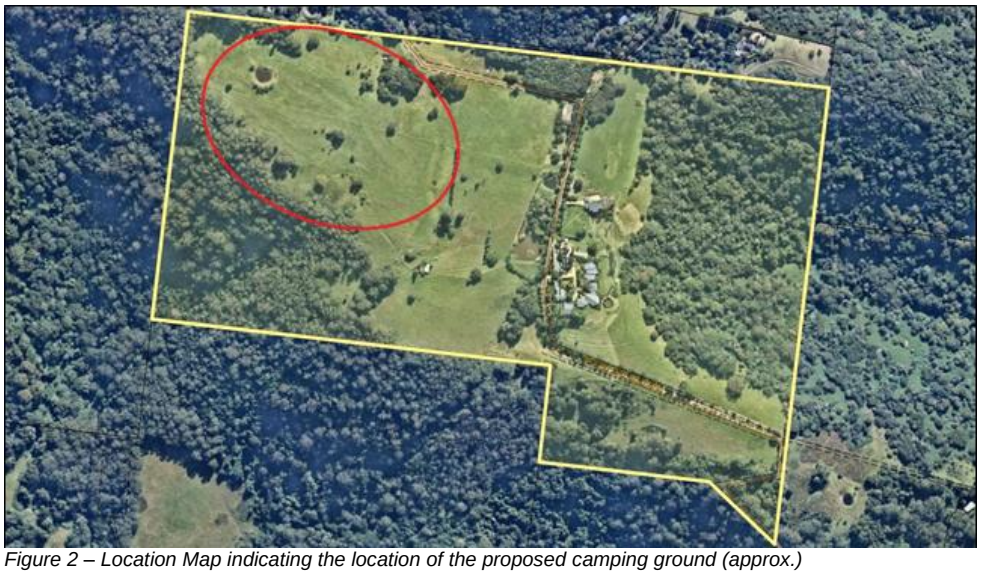

*Figure 2 – Location Map indicating the location of the proposed camping ground (approx.)*

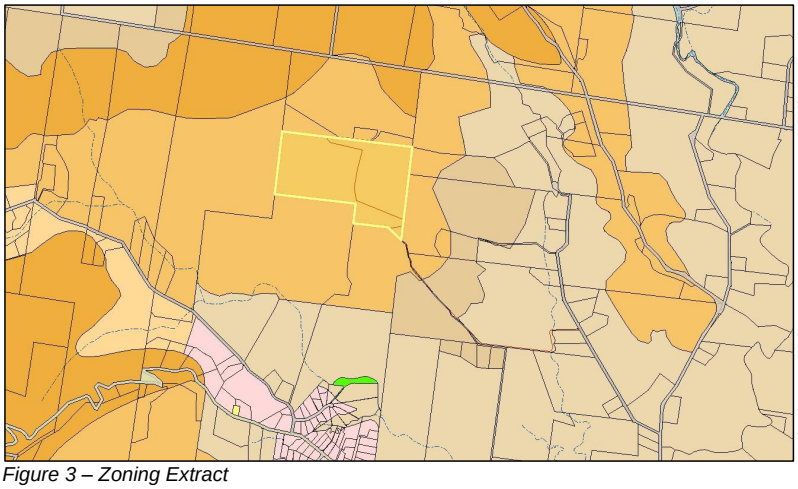

*Figure 3 – Zoning Extract*

*Proposed Application*

A section 8.2 application allows an applicant to request a consent authority to review a determination or decision made by them. After conducting its review, the consent authority (in this instance Council) may confirm or change the determination or decision.

This application is a review of the determination of DA20/1621 which was refused at Council's Development and Environment Committee on 13 July 2021. The application proposed under the refused development application (DA), DA20/1621, was for "*primitive camping grounds catering for a total of 12 guests, consisting of six (6) tent sites each provided with individual amenities.*"

The proposal has been modified under this subject section 8.2 review application to be for the purpose of ***camping ground***, as defined under *Shoalhaven Local Environmental Plan (SLEP) 2014*.

Therefore the description of the proposed development for consideration by Council is for, "*Proposed Camp Ground including a communal camp kitchen".*

The applicant proposes the use and development of the site for a camping ground for a total of 12 guests, consisting of six (6) tent sites and a communal camp kitchen. The tent sites are proposed to be located on the north western portion of the subject site (refer to Figure 2), with the proposal seeking consent for use of a 3ha area as a camping ground (noted in green at Figure 3).

The cover letter submitted with the application states that, *"Traditional portable lightweight temporary tents will be used to accommodate guests".*

It is noted that in accordance with the provisions of s. 8.10(1) under the *Environmental Planning and Assessment Act 1979* (EP&A Act), an appeal by an applicant may be made only within twelve (12) months after the date the decision appealed against is notified.

**Council is to assess the s8.2 Review before 13 July 2022**. The applicant may in the interim period file a Class 1 appeal in the Land and Environment Court in accordance with section 8.10 of the EP&A Act. Council has not been served with appeal papers relating to the refusal to date.

**Review of Refusal of Development Application No. DA20/1621**

The applicant seeks a review of the refusal to grant development consent. The reasons for refusal provided in the Notice of Determination are extracted below:

1. *The development application does not meet the definition of camping ground and has not provide sufficient information to demonstrate the development meets the planning requirements of tourist and visitor accommodation (Section 4.15(1)(a)(i) of Environmental Planning and Assessment Act, 1979.)*

2. *The development application has not been made with the consent of relevant landowners in relation to the items/works proposed within Mount Hay (private) Road, in accordance with clause 49(1) of Environmental Planning and Assessment Regulation 2000. (Section 4.15(1)(a)(iv) of Environmental Planning and Assessment Act, 1979.)*

3. *Having regard to the number of submissions received objecting to the proposal and the issues raised, it is considered that the site is not suitable for the proposed development and approval would not be in the public interest. (Section 4.15(1)(d) of Environmental Planning and Assessment Act, 1979.)*

4. *Having regard to the issue of owner's consent, the granting of development consent is not considered to be in the public interest. (Section 4.15(1)(e) of Environmental Planning and Assessment Act, 1979.)*

**Background**

*Proposed Development*

- Camp Ground

This application is a review of the determination of DA20/1621 which was refused at Council's Development and Environment Committee on 13 July 2021. The application proposed under the refused development application (DA), DA20/1621, was for "*primitive camping grounds catering for a total of 12 guests, consisting of six (6) tent sites each provided with individual amenities.*"

The proposal has been modified under this subject section 8.2 review application to be for the purpose of *camping ground*, as defined under *Shoalhaven Local Environmental Plan (SLEP) 2014*. Therefore the description of the proposed development for consideration by Council is for, "*Proposed Camp Ground including a communal camp kitchen".*

A camping ground means:

> *"an area of land that has access to communal amenities and on which campervans or tents, annexes or other similar portable and lightweight temporary shelters are, or are to be, installed, erected or placed for short term use, but does not include a caravan park."*

The applicant proposes the use and development of the site for a camping ground for a total of 12 guests, consisting of six (6) tent sites and a communal camp kitchen. The tent sites are proposed to be located on the north western portion of the subject site (refer to Figure 2), with the proposal seeking consent for use of a 3ha area as a camping ground (noted in green at Figure 4).

The cover letter submitted with the application states that, *"Traditional portable lightweight temporary tents will be used to accommodate guests".*

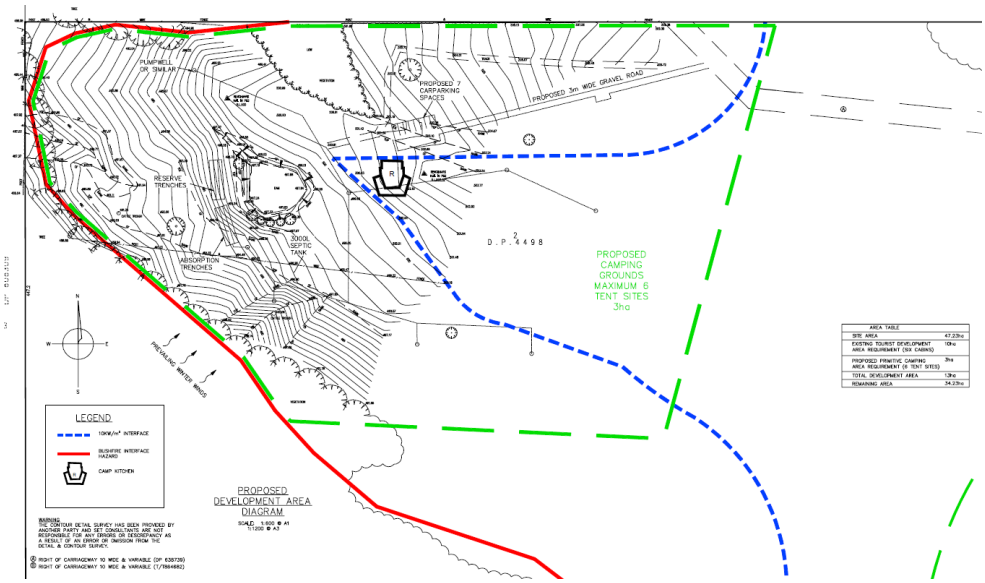


*Figure 4 – Extract of proposed Site Plan*

- Amenities & Onsite Effluent Disposal

The development as refused under DA20/1621 also provided each of the tent sites with permanent amenities and a timber platform for the tents. The platforms included ensuites and privacy screens with an outdoor bath placed on the deck. This formed a reason for the refusal of the DA (as detailed later in this report). The proposed application as sought under this Section 8.2 review application has removed this from the proposal and the cover letter submitted with the Section 8.2 application states:

> *"Ensuite amenities will still be provided to guests, however they too will be portable and lightweight. The portable amenities will be stored in an existing storage shed located onsite* [when not in use]*."*

The proposal intends to use temporary amenities as indicated in the submitted cover letter and reproduced below at Figure 5.

*Figure 5 – Extract of indicative images of ensuite amenities*

The proposed development requires onsite effluent disposal, as reticulated sewer is not available to the subject site. The submitted details with the application has advised the following with regard to the proposed toilet and shower facilities to be provided to each camp site:

> *"Onsite wastewater disposal is proposed, with a Soil & Site Assessment for Onsite Wastewater Disposal prepared by Harris Environmental accompanying the application. The wastewater will be collected in a septic tank connected to soil absorption trenches. The camp kitchen and six service connection points will be provided (water and proposed onsite waste disposal). The services connection points will utilise valve systems to allow the temporary amenities to be connected and disconnected when not in use"* (Cover letter, SET Consultants, 29/10/21).
>
> *"For the toilet there will be a 100mm pipe out of the ground with a screwed cap for disconnect/reconnect. When not in use there will be a cap installed on both the septic and toilet ends. Before disconnecting it is recommended that the toilet be cleaned and flushed twice to ensure the pipes are clear. For the shower there will be a finishing collar and grate with gully which the shower water can drain to. As with the toilet when not in use a cap will be installed on both openings"* (Email correspondence, Applicant, 27/5/2022).

- Camp Kitchen

As shown at Figure 3 (above), a common camp kitchen is provided centrally to the camp ground and is intended to provide amenities to be shared by guests staying at the camp ground, including an accessible bathroom, kitchen, dining area, along with a store room. The structure is designed with a secondary function as a refuge building in the event of a bushfire should evacuation of the site is not feasible. The camp kitchen has a gross floor area (GFA) of 87m$^2$ (refer Figure 6 below), noting the outdoor deck areas do not for part of the GFA calculation.



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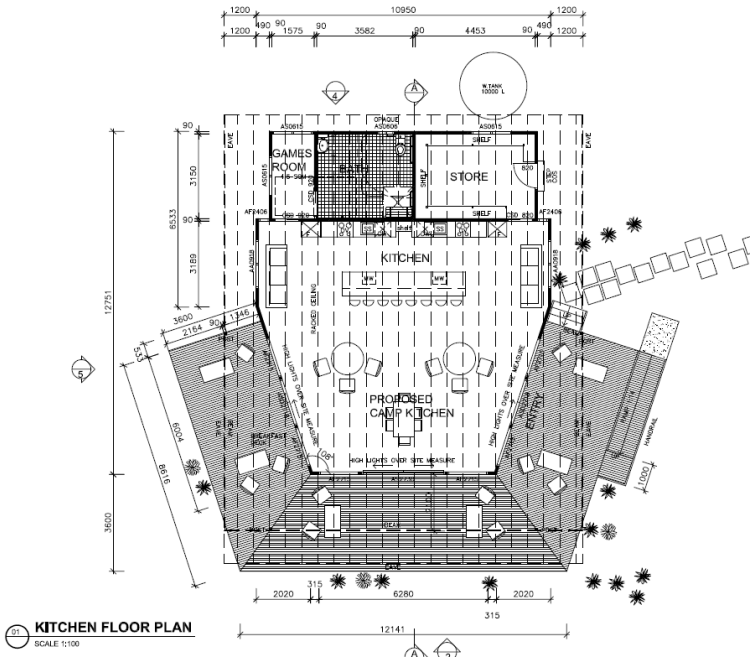


*Figure 6– Extract of proposed floor plan of communal camp kitchen building*

The applicant has also submitted an updated Operational Plan of Management (POM) with the section 8.2 application, which sets out the management procedures for the safe and effective management of the proposed camping grounds.

It is noted that the grounds are to be staffed and managed by existing personnel who live at the subject site.

- Access driveway and parking

The subject site is accessed by a Right of Way known as Mount Hay (private) Road (refer Figure 7). The site and several other allotments to the north of this site benefit from a Right of Way that burdens Lot 102 and Lot 103 DP 786955 which are located to the south, with Lot 102 adjoining at the southern boundary of the subject site. Mount Hay (private) Road comprises sections of Crown road reserve and Rights of Way through Lots 102 and 103.

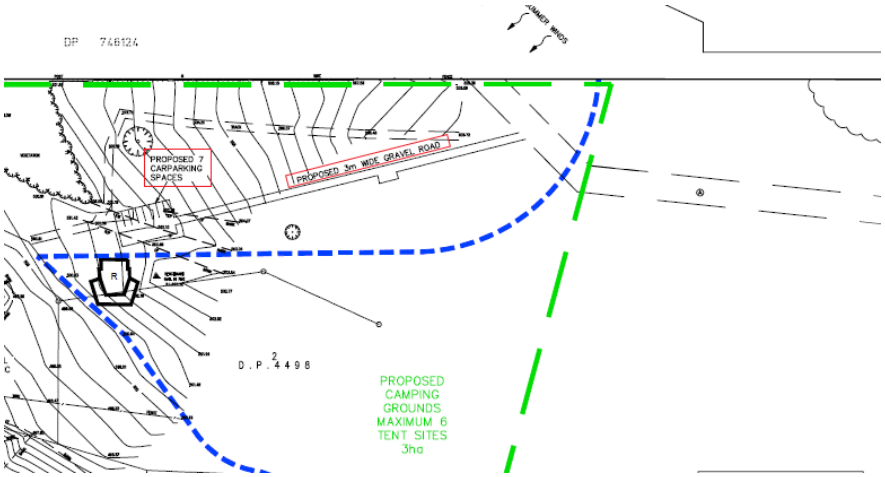


*Figure 7 – Extract of the Site Plan showing the location of the proposed access track and onsite parking*

The Right of Way that extends to the west from Mount Hay (private) Road is proposed to be used to access the camp site, with a 3m wide gravel track to be extended to the proposed camp kitchen (refer to Figure 6). The application states that the track location is currently used by maintenance vehicles (tractors, farm vehicles etc) to access the site.

The application as submitted under DA20/1621 also proposed items/works within Mount Hay (private) Road, including passing bays, traffic signs and tree trimming which were to be located within the Right of Way. This component of the proposal was proposed by the applicant response to the Rural Fire Service (RFS) access requirements. This has been removed from the subject section 8.2 Review application, as detailed later in this report. It is however still required as a condition of consent by the RFS.

In relation to parking, each tent site is to be provided with one (1) vehicle parking space. A total of seven (7) onsite parking spaces are proposed and these are to be provided adjacent to the camp kitchen.

*Proposal History*

The following provides details on the DA and section 8.2 application for context:

- Development Application No. DA20/1621 was lodged on 26 June 2020 as '*Primitive camping grounds comprising six (6) tent sites and a communal camp kitchen building*'.
- As a result of detailed assessment of the DA, additional information was requested from the applicant on seven (7) occasions – 3 July 2020, 5 September 2020, 22 September 2020, 2 November 2020, 17 December 2020, 13 January 2021 and 4 February 2021. The main issues related to the following:
    - Characterisation of the proposed development as "camping grounds". The structures did not appear to be temporary or portable and lightweight.
    - Ability to comply with the requirements of *the Local Government (Manufactured Home Estates, Caravan Parks, Camping Grounds and Moveable Dwellings) Regulation 2005*.
    - The bush fire assessment report submitted at lodgement incorrectly assessed the proposed development against the requirements of Planning for Bush Fire Protection 2006 instead of Planning for Bush Fire Protection 2019. Further to this, inadequate

information was subsequently provided for NSW Rural Fire Service (RFS) to complete their assessment.

- The items/works proposed within Mount Hay (private) Road as outlined within the submitted report by McLaren Traffic Engineering - it was relayed to the applicant on 4 February 2021 that it appears that works may be proposed on adjoining land in which case they were requested to provide evidence of owners consent and legal ability to undertake the required works.

- Councillors called in the application due to public interest and concern on 1 September 2020 (MIN20.603).

- On 14 July 2020, 23 October 2020, 28 October 2020, 23 November 2020, 17 December 2020 and 25 March 2021, the applicant submitted additional information, which was subsequently referred to the relevant sections of Council and external agencies where necessary for comment.

  The applicant addressed the matters raised for consideration. However, in relation to the matter of owners consent for items/works proposed within Mount Hay (private) Road (see Attachment 4 and Figure 7), the applicant responded as follows in email dated 25 March 2021:

  > *"…Mount Hay is a private road consisting of parts within the Crown road reserve, and parts within the Right of Way is variable in width being mostly 10m wide. The proposed passing bays, traffic signs and tree trimming are capable of being located within the Right of Way. All required consent and approvals will be obtained and in place before any work takes place along the private road. It is anticipated this be reflected in conditions of consent."*

- At its meeting on 13 July 2021, the Development & Environment Committee refused the DA for the following reasons (MIN 21.437):

  1) *The development application does not meet the definition of camping ground and has not provide sufficient information to demonstrate the development meets the planning requirements of tourist and visitor accommodation (Section 4.15(1)(a)(i) of Environmental Planning and Assessment Act, 1979.)*

  2) *The development application has not been made with the consent of relevant landowners in relation to the items/works proposed within Mount Hay (private) Road, in accordance with clause 49(1) of Environmental Planning and Assessment Regulation 2000. (Section 4.15(1)(a)(iv) of Environmental Planning and Assessment Act, 1979.)*

  3) *Having regard to the number of submissions received objecting to the proposal and the issues raised, it is considered that the site is not suitable for the proposed development and approval would not be in the public interest. (Section 4.15(1)(d) of Environmental Planning and Assessment Act, 1979.)*

  4) *Having regard to the issue of owner's consent, the granting of development consent is not considered to be in the public interest. (Section 4.15(1)(e) of Environmental Planning and Assessment Act, 1979.)*

- On 9 November 2021 the applicant lodged the subject section 8.2 Review application.
- Additional information was requested on two (2) occasions, once being 30 November 2022 to respond to the submissions received and once on 31 May 2022 to provide an updated Operational Management Plan to reflect the amended proposal as a camping ground. This information was responded to on 24 January 2022 and 3 June 2022 respectively.



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**Review of Refusal of Development Application No. DA20/1621**

The applicant has provided the following response to support their request for review of the refusal and reasons for the refusal as follows. An assessment against each is provided below:

1. **The development application does not meet the definition of camping ground and has not provide sufficient information to demonstrate the development meets the planning requirements of tourist and visitor accommodation**

   *This proposed development has been amended to better satisfy the definition of Camping grounds under the Shoalhaven Local Environmental Plan (SLEP) 2014; rather than the primitive camping grounds definition under the Local Government (Manufactured Home Estates, Caravan Parks, Camping Grounds and Moveable Dwellings) Regulations 2005. The definition of camp ground under the SLEP*

   > ***camping ground** means an area of land that has access to communal amenities and on which campervans or tents, annexes or other similar portable and lightweight temporary shelters are, or are to be, installed, erected or placed for short term use, but does not include a caravan park.*

   *Figure 1* [reproduced above at **Figure 4** above] *shows an extract of the amended Site Plan prepared by SET Consultants. The plan shows the location of the proposed Camp ground, camp kitchen and parking. The area annotated in green shows the proposed camp ground area, which will be restricted to a maximum of six (6) tent sites.*

   *A common camp kitchen is provided centrally to the camp ground. The Camp Kitchen includes a bathroom, kitchen and dining area. The structure is designed with a secondary function as a refuge building in the event of a bushfire were evacuation of the site is not feasible.*

   *The fixed tent decks and amenities originally provided to each tent site have been removed. Traditional portable lightweight temporary tents will be used to accommodate guests. Ensuite amenities will still be provided to guests, however they too will be portable and lightweight. The portable amenities will be stored in an existing storage shed located onsite . . . Figure 3* [reproduced above at **Figure 4** above] *shows examples of portable ensuites which will be provided to tent sites.*

   *Onsite wastewater disposal is proposed, with a Soil & Site Assessment for Onsite Wastewater Disposal prepared by Harris Environmental accompanying the application. The wastewater will be collected in a septic tank connected to soil absorption trenches. The camp kitchen and six service connection points will be provided (water and proposed onsite waste disposal). The services connection points will utilise valve systems to allow the temporary amenities to be connected and disconnected when not in use.*

Assessing Officer's response:

Shoalhaven LEP 2014 permits *camping ground* in the E3 Environmental Management Zone and provides the above mentioned definition.

The proposal, as amended, satisfies the definition of *camping ground* being:

- An area of land with access to communal amenities (i.e. the communal camp kitchen building);
- On which tents and other light weight temporary structures (i.e. the temporary/portable amenities tents) are able to be erected;
- The placement of tents and other temporary lightweight structures will be on a short term basis.

Considering the amended application, this reason for refusal would no longer be considered to warrant the refusal of the DA.

2. **The development application has not been made with the consent of relevant landowners in relation to the items/works proposed within Mount Hay (private) Road, in accordance with clause 49(1) of Environmental Planning and Assessment Regulation 2000.**

   *The development application as refused by Council has now been amended to exclude all work previously proposed within the right of carriageway. Proposed work is now limited to the subject site. Refer to the supporting Legal Advice regarding owners consent prepared by Planning Law Solutions.*

Assessing Officer's response:

- Original application and reason for refusal

DA20/1621 was refused with one of the key reasons being the fact that no evidence had been provided that the application had been made with the consent of all relevant landowners. The proposed development application included items/works within Mount Hay (private) Road area which is located on land not under the ownership of the applicant or the owner of the subject site, WL Houghton.

Clause 49(1) (b) of the *Environmental Planning and Assessment Regulation 2000*[1] (EP&A Regs) indicates that a DA may be made by the owner of the land to which the development application relates, or by any other person, with the consent of the owner of that land.

The application was made by a person other than the owner of the subject land, being Mr Anthony Houghton of Mt Hay Pty Ltd c/o SET Consultants Pty Ltd.

No evidence was provided with DA20/1621 that the DA was made with the consent of all relevant landowners for the works proposed within Mount Hay (private) Road as outlined within the submitted report by McLaren Traffic Engineering.

Given that the application made reference to works being required in the road reserve, owner's consent was required (per *Stokes v Waverley Council (No. 2) [2019] NSWLE*C 1137 & 174 and [2020] NSWLEC 1224)/

- Owners consent – Modified application under section 8.2

The application as modified seeks consent to develop Lot 2 DP 4498 (260 Mount Hay Rd (Prov), Broughton Vale) for the purpose of camping grounds and associated camp kitchen/bushfire refuge building. Owners consent has been obtained from the owner of Lot 2 DP 4498 being W L Houghton.

The application as modified does not seek for any works on other lands not owned by WL Houghton.

As outlined below, the site is accessed via a private road which traverses a number of properties. The original DA sought approval for works to this road, though the application as amended has removed the works within Mount Hay (private) Road area from the proposed development to address this reason of refusal.

This road has an s88E instrument burdening the subject land (260 Mount Hay Rd) as required by the LEC approval of DS11/1485 which approved a Staged development application for a new dwelling (stage 1) and six tourist cabins (1 existing building and 5 new buildings) (stage 2). Condition

[1] Noting this Regulation continues to apply due to the savings provisions of Schedule 6 of the EP&A Regulation 2021.



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55 of DS11/1485 (copied below) outlines the applicable terms of the 88E Instrument as required under the existing DA:

> *55. A restriction as to user under section 88E of the Conveyancing Act 1919 must be created burdening the land to which this development consent applies in terms that prevent the land being used for the purposes of tourist accommodation unless the registered proprietor of the lot burdened:*
>
> *a) contributes to the ongoing maintenance and repair of the Mount Hay Private Road from Bong Bong Road to Chainage 870 (being the area covered by the right of carriageway 10 wide created upon registration of DP639920 ("ROC No 1")), if and when required and as and when they arise, in an amount equal to 8% of the total maintenance and repair costs in addition to the proportion payable by the registered proprietor of the lot burdened in accordance with the terms of ROC No 1;*
>
> *b) contributes to the ongoing maintenance and repair of the right of carriageway from Chainage 870 to the tourist cabins on the lot burdened (being the area covered by the right of carriageway 10 wide and variable created upon registration of DP639920 ("ROC No 2")), if and when required and as and when they arise, in an amount equal to 11% of the total maintenance and repair costs in addition to the proportion payable by the registered proprietor of the lot burdened in accordance with the terms of ROC No 2;*
>
> *c) carries out the following regular maintenance of Mount Hay Private Road at his own expense:*
>
> *i. the slashing of vegetation along the sides of the road between Bong Bong Road and the lower tributary of Connelly's Creek; and*
>
> *ii. keeping passing bays clear of vegetation.*
>
> *The restriction as to user in this condition must:*
>
> *a) be registered prior to the issue of an occupation certificate for, and use of, the tourist cabins; and*
>
> *b) benefit Shoalhaven City Council and name Shoalhaven City Council as the authority with power to release, vary or modify the restriction.*
>
> ***Advisory Note:***
>
> *The apportionment identified in condition 55 is based on traffic generated by all of the allotments that use Mount Hay Private Road as at the date of determination of DS11/1485.*
>
> *If the traffic generation on Mount Hay Private Road increases as a result of further approved development on any of the other lots with the benefit of the use of Mount Hay Private Road, the registered proprietor of the land to which the consent applies may apply to Shoalhaven City Council to release, vary or modify the terms of the restriction."*

If there were not any legal restrictions applying due to the intensification of the use of the access road, works to the proposed access road could be conditioned by Council and would not technically require the owner's consent of affected owners to impose that consent condition per section 4.17 of the EP&A Act.

However, legal advice obtained by council (see **Attachment 4** to the Council report – confidential), Council cannot condition for these works to occur as a condition of consent or as deferred commencement consent. This is as the proposed development if approved would result in the intensification of the use of the roadway, which cannot occur until the terms of the 88E restriction have been dealt with.

Further, Council cannot condition for the 88E to be amended, or for DS11/1485 to be modified via condition of consent as this leaves a critical matter to post determination and leaves unresolved an essential part of the development consent. Consent must be obtained for the intensification of the use of the right of way prior to, or as part of, the DA. Accordingly removing the previously proposed works to Mount Hay Rd (private) does not remove the requirement to consider the intensification of the use, and accordingly owners consent of the applicable owners of the Right of Way (ROW) would be required for the subject application and the reason for refusal of the DA is still applicable.

3. **Having regard to the number of submissions received objecting to the proposal and the issues raised, it is considered that the site is not suitable for the proposed development and approval would not be in the public interest.**

*Below is a summary table of the key issues raised during the exhibition period of the original application. Changes made to the application further address concerns raised in previous submissions.*

*Table 1. Excerpt of Cover Letter addressing public submissions under the original DA20/1621*

| Response to Public Submissions | |
|---|---|
| **Issue** | **Response** |
| Bushfire | The NSW RFS provided General Terms of Approval which provided Conditions suitable for the proposed development. |
| Vegetation Removal | The camp ground does not propose any vegetation removal, with the development being sited in the existing cleared and managed portion of the site. |
| Size of camp kitchen and fabricated use for functions | Submissions referred to the proposed size of the camp kitchen as being 220m$^2$. Submissions also incorrectly elude to the development being used for functions.<br><br>The proposed camp kitchen includes a kitchen, indoor and outdoor seating areas. The camp kitchen has an area of approximately 87m$^2$. An accessible bathroom and games room is provided, along with a store room. The structure provides amenities and will be shared by guests staying at the camp ground. The seating areas provide the opportunity for guests to use the areas concurrently, while providing a level of individual privacy through separation of seating areas.<br><br>The Local Government Regulations do not provide restrictions as to the size of amenities buildings or support structures. The proposed structures are considered appropriately sized for the scale of the site and proposed use.<br><br>The proposed decks, amenities structures and camp kitchen have been positioned to minimise the visual impact and hidden from view due to the existing topography and vegetation that surrounds the site.<br><br>The application does not propose functions on the property, and to do so would be in breach of the consent. |



CL22.284 - Attachment 1

| | |
|---|---|
| Visual Amenity | The only fixed structure proposed is the camp kitchen. The proposed development will have no significant impacts on the public domain, or views currently experienced throughout the surrounding area. The proposed location of the camp ground is advantageous as the area is hidden from view due to the existing topography and vegetation that surrounds the site. The development site slopes to the south-west, with existing vegetation surrounding the site in all directions. The camp kitchen's position takes advantage of the slope and vegetation to ensure visibility from adjoining properties and views towards the site would not be impacted. |
| Description as Primitive Camp ground used to circumvent legislation | The amended application has been modified to satisfy the SLEP 2014 definition of 'camp ground'. The original application included fixed decks and ensuites which have now been removed from the application.<br><br>The proposed development satisfies the SLEP 2014 definition for 'camping ground', and capable of satisfying the Local Government Regulations definition requirements for 'primitive camping grounds', as demonstrated in the attached compliance table. |
| Traffic and Access | The proposed camping ground will increase the accommodation capacity by providing six-two person tent sites. Under the RTA (2002) Traffic Generating Development the proposed use, camping ground is not defined. DCP Chapter G15: Tourist and Visitor Accommodation does provide estimated traffic movements generated by tourist cabins (cabins for up to 4 people). DCP Chapter G15 does not apply to camp ground facilities, however in the instance of traffic generation is applicable.<br><br>The DCP estimates 3 traffic movements per day, per cabin based on cabins capable of supporting four persons. The proposed camp ground development is comparable to a tourist development, the difference between the rates outlined by Council being movements associated with accommodation for up to four people, whilst the proposed use consisting of two person tents.<br><br>Therefore, the 3 traffic movements per day based on a 4 person cabin would be considered as an overestimate for the development. Regardless, when these rates are applied to the proposed development, the primitive camping ground would generate 18 daily vehicle movements. The additional traffic generated by the development will not significantly impact on the existing private roads which provide access to the site and surrounding properties. The appropriateness of the application was detailed in the comprehensive traffic report submitted in the original application. |

Assessing Officer's response:

This reason for refusal of the DA is twofold – the submissions raised in response to the DA, and site suitability. These are addressed below.

- Submissions received to the original DA

The following provides the assessment addressing the reasons for the refusal of the original DA. A full assessment can be found in the copy of the Council report considered by Council on 13 July 2021. The assessing officer comment addresses how this has been addressed in the modified application proposed under the section 8.2 Review.

| **Summary of Public Submissions – Original DA20/1621** | |
|---|---|
| **Objection Raised to Original DA** | **Assessing Officer Comment** |
| <u>Land use and permissibility</u><br><br>The definition of a camping ground means an area of land on which tents or similar portable and lightweight temporary shelters are placed.<br><br>However, the DA states —<br><br>▪ *Each tent site has a permanent base, with timber boardwalk, ensuite amenities & luxury bath*<br>▪ *Permanent facilities capable of supporting tent structures such as; a bubble tent, tiny home*<br>▪ *Each tent site is provided with an amenities structure for private use.*<br><br>Based on the proposed description of development, it is unclear as to whether the structures will be portable, lightweight and/or temporary. In effect, they may be erected on a permanent basis.<br><br>Further to this, SLEP 2014 Aims include: *(e) to minimise the risk of harm to the community through the appropriate management of development and land use.* The proposal is inconsistent with the above aim and increases the risk of harm to the local community through inappropriate development and land use. | The proposal has been modified to remove the permanent components of the camping grounds, being the individual toilet and amenities structures for each tent site and permanent tent facilities.<br><br>In this regard the proposal is considered to meet the definition of 'camping ground' being:<br><br>***camping ground*** *means an area of land that has access to communal amenities and on which campervans or tents, annexes or other similar portable and lightweight temporary shelters are, or are to be, installed, erected or placed for short term use, but does not include a caravan park.*<br><br>The proposal has communal facilities, being the communal camp kitchen, and nominates an area of land for the erection of tents and amenities screening (being portable light weight temporary shelters) for short term use.<br><br>This issue raised to the original proposed development under DA20/1621 is no longer considered to be a reason for the refusal of the application. |
| <u>Incorrect Characterisation</u><br><br>In reference to *Local Government (Manufactured Home Estates, Caravan Parks, Camping Grounds, Moveable Dwellings) Regulation 2005* (Part 3, Division 3) and classifying the development as a "primitive camping ground" the applicant is aiming to avoid the requirements of Subdivisions 1 to 8. These subdivisions specify critical requirements for campgrounds including public safety, facilities for people with disabilities and prohibiting the use of the campground for any other commercial purpose (including a function centre).<br><br>The nature and scale of the proposed development appears to be well outside the definition of a "primitive camping ground". | While the issue and definition of 'primitive camping ground' was a key issue under the refusal of the original DA, the proposed development has clarified that the DA is for *camping ground* as defined under SLEP 2014.<br><br>As detailed in the original assessment of the DA, 'Primitive camping ground' is not a planning term under the EP&A Act, and while the original assessment raised fundamental concerns regarding the application meeting the planning terminology of 'camping ground' this is no longer an issue, nor is the matter of 'primitive camping' as this is not a consideration in the assessment of a DA. |

| | |
|---|---|
| The NSW Department of Planning Guide on a "primitive camping ground" (PCGs) is also noted:<br><br>▪ *PCGs are lower key than conventional camping grounds and are not required to have, for example, sealed roads, hot water or laundries.*<br>▪ *A PCG is generally remote from urban areas with only a limited range of facilities However, the proposed PCG site at Mount Hay is –*<br>o *accessed by a sealed road and has access to hot water*<br>o *adjacent to an existing tourist facility with up to 14 guests and three other dwellings*<br>o *according to the website "just a few minutes away from the heart of exclusive Berry village"*<br>o *has individual amenities structures for private use, a luxury bath and access to a dining facility • has permanent structures that cannot be removed when the camp site is unoccupied* | |
| <u>Ancillary use</u><br><br>The land uses which are either permissible, with or without consent, or prohibited, are set out in the land use clause for the E3 zoning in the Land Use Table in the LEP. The permissible use of "tourist and visitor accommodation" was previously approved. However, the disproportionate size of the camp kitchen suggests it cannot in truth be described as ancillary either to the owners or the visitors to the site but is in essence of the size more likely to be used for functions which is not permissible. | As outlined in the original DA assessment, Council cannot consider a proposed use other than what has been sought under the subject application. Speculation on possible or potential future uses based on the size of the camp kitchen cannot form part of the consideration of the application.<br><br>This is not a reason for the refusal of the application. |
| <u>Inconsistency with E3 zone objectives</u><br><br>There is issue raised in relation to the E3 zone objectives in relation to the prospective visual impact of the camp kitchen, and the parking of caravans and the like on the ridgeline.<br><br>Consideration to the objectives needs to be proper, genuine and realistic. The intrusive nature of the proposal seems to be contrary to the objectives of the E3 zone, and consequentially leaves open the opinion that the objectives are not, and cannot be met. | SLEP, clause 2.3(2) states that the consent authority must have *regard* to the zone objectives.<br><br>It remains that it is considered that the proposal as a camping ground is not inconsistent with the relevant objectives. Camping grounds are a permissible use which are permissible due to their minimal effects on the environment. As the proposal as amended would adequately meet the definition of 'camping ground' this would no longer form a reason for the refusal of the application if the amended proposal were considered . |

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| Future non-compliant use<br><br>With this scale of development there is potential of the proposed buildings to be repurposed for other commercial purposes that are prohibited in this zoning (e.g. function centres). | As outlined in the original assessment of DA20/1621, Council can only consider the development as proposed as part of this application and cannot consider potential future noncompliant / unauthorised use of a site.<br><br>Any approval of this development would include conditions of to restrict the use of the development to that of a camping ground. |
| Undesirable precedent<br><br>Approval of this application will set a precedent for further inappropriate tourist development that does not comply with Council's requirements. | Any proposed development the subject of a DA is to be assessed against the relevant provisions of section 4.15(1), EP&A Act 1979 and relates to the subject development site only.<br><br>Whether or not other developments of a similar nature will follow is unknown and is dependent on a number of factors including, but not necessarily limited to the intentions of individual owners, market demand and trends, individual characteristics of the development and unique attributes of the site.<br><br>Council needs to be satisfied that the site is suitable for each development. If a development has been approved, it does not necessarily stand that a similar development will be approved nearby as mentioned above, the unique attributes of each site and development must be assessed having regard to the planning framework at the time.<br><br>This is not considered to be a reason for the refusal of the DA. |
| Out of character<br><br>The scale of the proposed development is at odds with its secluded rural setting. | The proposed development and design is not considered out of character in this locality. The proposed camping ground and communal camp kitchen is a low key activity which is not out of character or 'at odds' with the rural character given their low scale nature.<br><br>The proposed area for the erection of tents and the communal camp kitchen will be largely imperceptible from surrounding rural areas of Broughton Vale, with the exception of the immediate neighbour at Lot 3 DP 746124 (see **Figure 10** photo below)<br><br>As discussed in the original DA assessment, paragraphs 26 – 29 of *Project Venture Developments Pty Ltd v Pittwater Council [2005] NSWLEC 191* established what is called a planning principle in the LEC. The principle assists in assessing character by posing a series of questions. Including are the impacts consistent with the impacts that may be |

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| | expected under the planning controls and are there controls in place intended to maintain the character. |
| Disproportionate size of camp kitchen<br><br>The proposed 220sqm building (similar to a function centre) is described in the application as a "communal camp kitchen" for a maximum of 12 campers.<br><br>The proposed footprint of the camp kitchen is an unrealistic 16,351m x 10,320m with a height of 5.176m. To put the size into perspective, and apart from the exceptionally high building, a 6 x 12m marquee will seat 80 guests on round tables, and a 6 x 21m marquee will seat 140 guests on round tables. Arguably therefore, the size of the proposed camp kitchen is disproportionate to accommodating 12 guests, and it can only be surmised that the applicant has a secondary purpose to use this building to hold functions. | The requirements of SEPP 21 are not prescriptive with regard to the size of ancillary structures and facilities to a campground.<br><br>It is considered that "necessary" community facilities and services are proposed for the camping grounds as part of this application.<br><br>As mentioned earlier, a consent authority, i.e., Council can only assess what is put to it in an application. It cannot foreshadow any wrongdoing and/or alternative future development etc. If another use is proposed, a further DA would be potentially required. In the event of a compliance issue, there are separate provisions in legislation that deal with breaches, unlawful development etc.<br><br>This is not considered reason for the refusal of the application. |
| Tent structures<br><br>Each tent structure has an excessively large floor area of 75sqm. A 25sqm tent site would comply with the legislation.<br><br>These structures are also permanent and not temporary. | The application has been amended to remove any permanent tent structures for each tent site. This is no longer considered a matter of concern or refusal of the application. |
| Access and Traffic<br><br>▪ Mount Hay (private) Road is a 3km steep, single lane, winding access road. It has two (2) right hand bends and a hairpin bend on its steepest section. There are unsafe crests and hidden drainage culverts.<br>▪ Passing bays specified as conditions of consent in a past DA are not adequately maintained.<br>▪ The submitted bush fire assessment report is out of date. The road does not meet current RFS requirements – e.g., the width of the road narrows considerably through the steepest section to around only 2m.<br>▪ The RFS has informed the road's property owners that in a significant fire event they would be unable to respond past Bong Bong Road, due to safety concerns for their staff and equipment. | The works proposed along Mount Hay Rd (Priv) no longer form part of the proposed DA works, however, have been conditioned by Council's Development Engineer and the RFS.<br><br>Again, as detailed earlier in this report, it is considered that this development has the potential to impact on the apportionment identified in condition 55 of the LEC Order and this issue warrants exploration. As detailed above, while the physical works have been removed from the DA, the intensification of the access road must be considered as part of the application due to the terms of the 88E restriction, and accordingly owners consent is required. This forms a reason for the refusal of the DA.<br><br>In relation to bush fire, General Terms of Approval and a Bush Fire Safety Authority were issued by NSW Rural Fire Service (dated 21/12/2021). RFS have not raised any concern in relation to the proposed development. |

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| ▪ Three (3) times in the past six (6) months the bridge access to the road was severely flooded and impassable for hours, requiring a major clearing exercise. Emergency access would be impossible.<br>▪ Road usage is considered by the road's residents to already be at capacity. | In relation to flooding, no flood assessment report has been submitted as the subject site is not identified as being flood prone. However, it is noted that Mount Hay (private) Road does contain a small portion of flood affected land in close proximity to Bong Bong Road. The applicant has contended that the subject site is deemed to have reliable access during 1% AEP flood events.<br><br>It is noted that the proposed development is located on a flood free portion of the site, however, access to the site is restricted in the event of a flood. A flood evacuation plan is to be prepared for this development as a recommended condition of consent.<br><br>It is important to note, the road is a private concern and the traffic on that road is managed or controlled largely by the types of development that adjoin / access it. Most properties are rural residential with the exception of the Houghton's property which has tourist and visitor accommodation component. The development has historically caused concern with neighbours with respect to traffic and road maintenance issues.<br><br>In the LEC, a condition was imposed on the development (for the dwelling and tourist cabins) apportioning maintenance costs to address the concerns about the upkeep of the road. The apportionment specifies a percentage which was based on the development at the time. Since then, an additional cabin was approved which was considered to be capable of being absorbed into the regime. However, this development intensifies the development and will add an additional six (6) 'camp sites' and therefore additional traffic movements, being 18 daily vehicle movements. This is an essential element of the proposal and is required to be considered as part of the application despite the physical works having been removed from the application. |
| Noise and lighting impacts<br><br>The location of this property on the ridgeline would mean that noise and lighting from the development would have an adverse impact on more than just the neighbouring properties. | Ongoing management of noise and lighting is capable of being mitigated subject to a condition of any consent. Further, if there is concern about antisocial behaviour, this is a matter for the Police. |

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| Bush fire risk<br><br>There are concerns with bush fire risk and the submitted assessment report and its accuracy. | It is considered bushfire risks have been adequately addressed. General Terms of Approval and a Bush Fire Safety Authority were issued by NSW RFS (dated 21/12/2021). |
| Owner's consent<br><br>The only vehicular access the subject site is via Mount Hay (private) Road comprising an easement/Right of Way over Lot 103 DP 786955.<br><br>Applying the terms of clause 49 of the EP&A Regulation 2000, the application requires the consent of Thoroughbred Property Holdings Pty Ltd for an intensification of use of the Right of Way/existing easement. That consent has not been obtained. | This is detailed earlier in this report. The applicant has amended the proposal to remove the proposed works to Mount Hay Rd (Private) and thereby, while consent is not required from the owners for the works to form part of the *proposed* works, the determining authority still has the power to impose conditions across lands that do not form the subject site.<br><br>The RFS GTAs have required works to form part of the conditions of consent.<br><br>This is no longer considered a reason for the refusal of the DA. |
| Previous conditions of development consent<br><br>Conditions of consent granted to the applicant in the former approval should be reflected in any subsequent consent to achieve the same planning objectives, of protecting the road and its users, and from increased usage caused by increase traffic to the applicant's property.<br><br>In addition, under condition 46 of the original development consent, the applicant was required to provide minimum standard cattle fencing between cattle grids 2 and 3. However the applicant unilaterally decided there was a dispute as to what comprised "minimum standard cattle fencing", and unequivocally refused to comply with that condition. Council nonetheless provided an Occupation Certificate in the absence of the applicant fulfilling that condition.<br><br>Cattle currently graze over that portion of Lot 103, and the applicant should be required to construct the minimum cattle fence as contemplated in the original application for a tourist facility. | Whilst there may be compliance issues, Council cannot take these alleged breaches into account in the assessment of this application. There are separate compliance provisions in the legislation and Council policy and procedures to deal with breaches.<br><br>This is not considered a reason for the refusal of the DA. |

- Site suitability
  Taking into consideration the proposed application as amended under this section 8.2 application, the proposal does not give rise to any issues that cannot be reasonability mitigated or addressed via conditions of consent. The application (as amended) for *camping ground* is for a permissible use under SLEP 2014, which will have low impact both visually and physically due to the nature of the proposal. The addition of 6 tents within a nominated area within an existing approved tourist and visitor accommodation site is considered suitable in the site circumstances.

**Figures 8 – 11** below show the site location being largely screened and imperceptible from surrounding areas, with the exception of Lot 3, DP 746124 noted in Figure 10.

*Figure 8 – The site: looking west from the approximate position of the communal kitchen building*

*Figure 9 – The site: looking east from the approximate position of the communal kitchen building*



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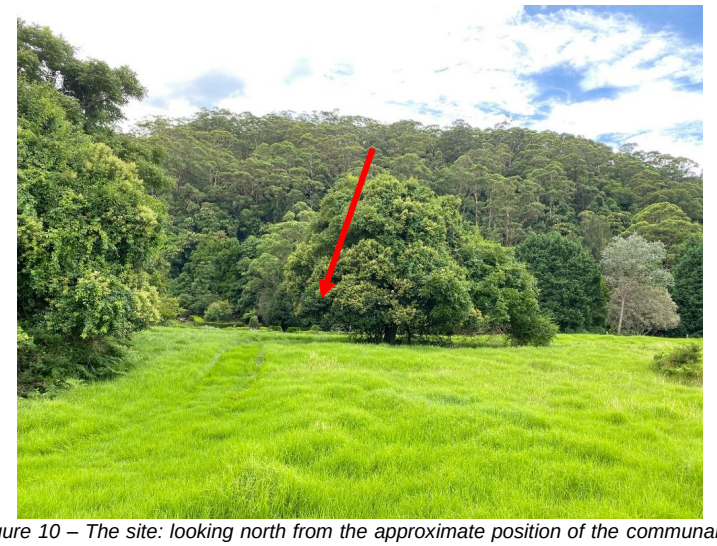

*Figure 10 – The site: looking north from the approximate position of the communal kitchen building – noting the neighbouring property*

*Figure 11 – The site: looking north-east from the approximate position of the communal kitchen building and towards the approximate position of the access road from Mt Hay Rd (priv)*

**4. Having regard to the issue of owner's consent, the granting of development consent is not considered to be in the public interest. (Section 4.15(1)(e) of Environmental Planning and Assessment Act, 1979.)**

*As mentioned above, the development application as refused by Council has now been amended to exclude all work previously proposed within the right of carriageway. Proposed work is now limited to the subject site. The issues regarding the owner's consent has been resolved. Refer to the supporting Legal Advice regarding owners consent prepared by Planning Law Solutions.*



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Assessing Officer's response:

This reason for refusal is also twofold – being the owner's consent issue and the public interest. The matter of owners consent has been addressed above, and is still considered to prohibit the approval of the DA. The matter of public interest is addressed below:

- Public interest

Public interest and the ambit of the public interest is not well-defined under case law or the EP&A Act. While community submissions and responses are considered to be part of the consideration of 'public interest' so too should permissibility and compliance with the predefined planning controls that have been established through a strategic planning process. The proposal is complaint with the relevant planning controls under SLEP 2014 and Shoalhaven Development Control Plan (SDCP 2014), further economic, environmental and social impacts are a consideration under section 4.15 of the EP&A Act, all of which are considered to be satisfactory under the assessment of the application.

Despite this however, as the application has failed to obtain the necessary consent required for the intensification of the use of Mount Hay Road (priv) approval of the application would not be in the public interest and the reason for the refusal of the application is still relevant.

**Issues**

1. Section 8.2 Review of Original Application DA20/1621

The review undertaken in this report provides a planning assessment of the application, and a review of the reasons for refusal and the applicant's submission in relation to the application.

This review concludes that while many of the reasons for the refusal of the original DA20/1621 have been resolved via the modifications made as part of this application, there are still fundamental issues with the proposed access arrangements to the subject site having consideration of the 88E Instrument that applies to Mount Hay Road (priv) and the intensification of the traffic generation on the subject site.

*i) Section 8.3 EP&A Act – Consideration of amended application*

Section 8.3 *Application for and conduct of review* of the EP&A Act allows for the modification of the proposed development as part of the Section 8.2 review application. This section states the following (**emphasis added)**:

> *(1) An applicant for development consent may request a consent authority to review a determination or decision made by the consent authority. The consent authority is to review the determination or decision if duly requested to do so under this Division.*
>
> ***(2) A determination or decision cannot be reviewed under this Division—***
>
> > ***(a) after the period within which any appeal may be made to the Court has expired if no appeal was made, or***
> >
> > *(b) after the Court has disposed of an appeal against the determination or decision.*
>
> ***(3) In requesting a review, the applicant may amend the proposed development the subject of the original application for development consent*** *or for modification of development consent.* ***The consent authority may review the matter having regard to the amended development, but only if it is satisfied that it is substantially the same development****.*
>
> *(4) The review of a determination or decision made by a delegate of a council is to be conducted—*
>
> > *(a) by the council (unless the determination or decision may be made only by a local planning panel or delegate of the council), or*



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> *(b) by another delegate of the council who is not subordinate to the delegate who made the determination or decision.*
>
> *(5) The review of a determination or decision made by a local planning panel is also to be conducted by the panel.*
>
> ***(6) The review of a determination or decision made by a council is to be conducted by the council and not by a delegate of the council.***
>
> *(7) The review of a determination or decision made by a Sydney district or regional planning panel is also to be conducted by the panel.*
>
> *(8) The review of a determination or decision made by the Independent Planning Commission is also to be conducted by the Commission.*
>
> *(9) The review of a determination or decision made by a delegate of the Minister (other than the Independent Planning Commission) is to be conducted by the Independent Planning Commission or by another delegate of the Minister who is not subordinate to the delegate who made the determination or decision.*

Section 8.4 *Outcome of review* further states that:

> ***After conducting its review of a determination or decision, the consent authority may confirm or change the determination or decision.***

As detailed earlier in this report, the applicant has amended the proposal to remove both the 'built'/permanent ensuite facilities and the works to the access roads from the DA. The application has also refined the proposal to be for the purpose of 'camping ground' as defined under SLEP 2014, as opposed to 'primitive camping ground' which is a definition under the *Local Government Act 1993* (LG Act) and not an accurate planning characterisation.

In considering whether a proposed development is substantially the same as that which was originally determined, there are three main tests or comparisons which must be applied as established through section 4.55 of the EP&A Act and relevant caselaw[2]. These are addressed below:

1. *Does the proposed modification involve an amendment to a material or essential element of the approved (in this case refused) development?*

   Assessing Officer's Comment: The material or essential element of the original DA is the camping ground and communal kitchen/refuge building. However, works to the proposed access roadway are also considered a material and essential physical element of the proposed development. As outlined later in this report, Council has obtained legal advice (attached under separate cover) that identifies that the intensification of the roadway, and expressly the right of way, must be dealt with before the subject DA is operational and able to be acted upon.

   As the proposed works to Mt Hay Road (priv) are required to be undertaken in order for the consent to be acted upon, their removal from the application is considered a key element of the proposal, and accordingly while the characterisation of the development as a camping ground and proposed camp kitchen/bushfire refuge are the main works to occur on site, the access to site is an essential element of the refused development.

2. *A comparison is required in terms of the quantitative element of the proposal as amended and the development originally approved (in this case refused).*

   Assessing Officer's Comment: Quantitatively the proposal remains the same, with the same number of camp sites and camp kitchen/bushfire refuge building design.

3. *A comparison is required in terms of the qualitative elements of the proposal as amended and the development which was approved (in this case refused).*

[2] Moto Projects (No 2) Pty Ltd v North Sydney Council (1999) 106 LGERA 298, North Sydney Council v Michael Standley & Associates Pty Ltd (1998) 43 NSWLR 468

Assessing Officer's Comment: Qualitatively the development as proposed is not considered to be substantially the same. Access to the site, and its requirement to be dealt with as part of or prior to the operation of the subject DA due to the terms of the 88E restriction that is on title, make the access and works to the access essential and qualitatively the removal of this work from the DA is not considered to be substantially the same as the original application.

Based on the above, it is not considered that Council cannot be satisfied that the proposal as modified is substantially the same development and therefore it is recommended the refusal of DA20/1621 is confirmed.

Despite this however, for the completeness, the following assessment reviews the proposed modified application under section 8.2 should Council resolve that the proposal as amended is substantially the same development.

## Planning Assessment

The DA was previously assessed under s4.15 and found to generally comply with the relevant provisions of SEPP 21 – Caravan Parks, SLEP 2014, & SDCP 2014 however was recommended for refusal due failing to meet the definition of camping ground under the LEP, lack of owners consent, site suitability and public interest. Council at its meeting on 13 July 2022 resolved to refuse the DA.

The applicant has requested a review of the determination under section 8.2 of the EP&A Act. This review has found that the applicant has not satisfactorily addressed the reasons for refusal. Accordingly, refusal of the application is recommended to be upheld.

## Consultation and Community Engagement

Notification was undertaken in accordance with Council's Community Consultation Policy with letters being sent within a 200m buffer of the site and the Community Consultation Bodies and Chambers of Commerce notified (being the Berry Forum and Berry Chamber of Commerce). The notification period was for a 14 day period from 29 July 2020 to 13 August 2020 for the original application and 11 November 2021 to 27 November 2021 for the Section 8.2 Review of Determination.

One hundred and fifty eight (158) public submissions were received in relation to Council's notification during the assessment of the original DA. One hundred and two (102) public objections from 98 households were received to the section 8.2 application notification period, including an objection from the Berry Forum and legal advice prepared by Barker Ryan Stewart (BRS) on behalf of the owners of 291a Mount Hay Road Broughton Vale. These submissions are addressed below.

It is noted that eleven (11) of the objections were redacted for the purpose of publication on DA Tracker due to the contents including perceived defamatory or disparaging comments. The redaction did not affect the intent or issues raised in the objections and have been read in full by the assessing officer in making the assessment of this application.

It is further noted that of the 100 submissions from the public (i.e. excluding the Berry Forum and BRS submission), 45 submissions reference the Berry Forum and indicate their agreement with the concerns and objections raised in that submission.

| **Summary of Public Submissions** | |
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| **Objection Raised to Section 8.2 Review application** | **Assessing Officer Comment** |
| Use of Communal Kitchen for Functions<br>• The proposed camp kitchen / bushfire refuge building will be used for the purpose of functions.<br>• The proposal is deceitful and is intended for be for functions/weddings/events and not | Council cannot consider a proposed use other than what has been sought under the subject application. Speculation on possible or potential future uses based on the size of the camp kitchen cannot form part of the consideration of the application. |



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| camping due to the overall size of the building. | |
| Road access<br>The road access to the site is unsafe for guests and for emergency vehicles – particularly the RFS. | The RFS referral response has not raised any issues of concern that cannot be reasonably addressed via condition. It is considered bushfire risks have been adequately addressed. General Terms of Approval and a Bush Fire Safety Authority were issued by NSW RFS (dated 21/12/2021).<br><br>These works however involve the intensification of the use of the roadway which requires owners consent from the affected land holders, which has not been obtained. |
| Primitive Camping<br>The proposed development does not meet the definition of 'primitive camping ground' due to the site:<br>- Location being close to Berry<br>- Size of the proposed camp kitchen/refuge<br>- Previous proposal under the original DA for 'glamping tents' | The proposal as amended does not seek consent for 'primitive camping' but for 'camping ground' as defined under SLEP 2014. The proposed amended development is considered to adequately meet this definition. |
| Traffic<br>The proposed development will cause additional traffic impacts to Bong Bong Road and Mt Hay Road (priv) which will cause unsafe driving conditions for gusts and existing residents. | Council's Development Engineer raised no objections to the proposed traffic generation or recommendation for the upgrade of the road as made under the submitted report by McLaren Traffic Engineering under the original DA (which have been recommended as conditions of consent under this application). Should the application be determined by approval, then these conditions would be included. |
| Environmental Impacts<br>Concerns raised for additional run off, impacts from pollution and water supply | The matters of impacts to the surrounding environment are all capable of being conditioned should the application be determined via consent. |
| Lack of detail<br>The proposed section 8.2 review application does not provide details of the proposed tents that will be used now that the permanent structures/platforms have been removed from the proposal. | There is no requirement at the development application stage for the details of the proposed tents to be provided. It is open for users of the site to bring their own tent, or for the operators to provide tents based on the operation of the site. |
| Impacts on local amenity – acoustic and visual | As outlined above, it is not considered there would be visual impacts as a result of the proposed camping ground and camp kitchen building. Matters of acoustic impacts are furthermore capable of being addressed via conditions of consent noting the proposed 12 additional occupants at |

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| | the site would not be considered to cause substantial impact on surrounding properties. |
| The proposal is excessive and inappropriate for the site<br>- The size and intensification of the site in a bushfire prone area is of concern<br>- The proposal is deceitful in what it is proposing | Council cannot consider a proposed use other than what has been sought under the subject application. Further no concern has been raised by the RFS with regard to road access or bushfire risk and compliance with Planning of Bushfire Protection 2019 (PBP 2019) that cannot be addressed via conditions of consent. |
| The access road is subject to flooding | In relation to flooding, no flood assessment report has been submitted as the subject site is not identified as being flood prone. This is a matter that could be managed via operational conditions relating to weather and predicted weather – noting that the proposal for camping would not be commensurate with flood conditions. |
| The proposed intensification of the use of the site & the s88E restriction that applies to the access road to the site | This is raised as a key condition with this application. Refer assessment above. |
| There is too much development in and around Berry generally – particularly for function centres | This is not a relevant consideration in the assessment of the subject DA, but rather a strategic planning matter. The proposal is for a permissible use and generally complies with the planning controls applying to the site and development. |
| The proposal discriminates against people with disabilities | Any consent would be required to comply with the relevant accessibility requirements of the National Construction Code of the proposed development type. |
| The proposal does not comply with PBP 2019:<br><br>The access road requires upgrades that have not been proposed under the section 8.2 development as modified | The RFS referral response has not raised any issues of concern that cannot be reasonably addressed via condition |
| Owners consent has not been provided by all owners affected by the development. | This is agreed. Refer assessment above. |

## Delegations

**Guidelines for use of Delegated Authority**

The Guidelines for use of Delegated Authority have been reviewed and the assessing officer does not have the Delegated Authority to determine the Development Application.



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As per section 8.3 (4) of the EP&A Act 1979, the review of a determination or decisions made by a delegate of Council is to be conducted by the Council or by another delegate of the Council who is not subordinate to the delegate who made the determination.

**Recommendation**

Having regard to the section 8.2 Review of Determination, the proposal as recommended for refusal under DA20/1621 remains relevant. Accordingly per Section 8.4 of the EP&A Act, after conducting the review of the determination, it is recommended that Council confirm the determination of refusal.



CL22.284 - Attachment 1

# DE21.78 DA20/1621 – 260 Mount Hay Road (Private), Broughton Vale – Lot 2 DP 4498

**DA. No:** DA20/1621/4

**HPERM Ref:** D21/252358

**Department:** Development Services
**Approver:** Phil Costello, Director - City Development

**Attachments:**
1. Planning Report - 260 Mount Hay Rd (Priv) Broughton Vale - Lot 2 DP 4498 (under separate cover)
2. Draft - Determination - 260 Mount Hay Rd (Priv) Broughton Vale - Lot 2 DP 4498
3. Legal Advice - Glamping/Primitive Camping (Confidential - under separate cover)
4. Plan - Existing access features and proposed upgrades - 260 Mount Hay Road Broughton Vale - Lot 2 DP 4498

**Description of Development:** Primitive camping grounds comprising six (6) tent sites and a communal camp kitchen building

**Owner:** WL Houghton
**Applicant:** Anthony Houghton of Mt Hay Pty Ltd c/o SET Consultants Pty Ltd

**Notification Dates:** 29 July 2020 to 13 August 2020

**No. of Submissions:** 158 in objection

**Purpose / Reason for consideration by Council**

On 1 September 2020, it was resolved by the Development & Environment Committee that this Development Application (DA) be called in to Council for determination due to public interest and concern (MIN20.603).

To assist with characterisation and assessment, legal advice was obtained.

There is however a public interest consideration against disclosure of this legal advice as disclosure of the information could potentially prejudice any legal proceedings. Accordingly, the advice is provided as a confidential attachment.

**Recommendation (Item to be determined under delegated authority)**

That Development Application DA20/1621 for primitive camping grounds comprising six (6) tent sites and a communal camp kitchen building at Lot 2 DP 4498, 260 Mount Hay Road (Private), Broughton Vale be refused having regard to the reasons contained in Attachment 2 of this report.

**Options**

1. Refuse the development application (DA) in accordance with the recommendation of this report.

Development & Environment Committee - 13 July 2021

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Implications: The development is unable to proceed as applied for and a section (s) 8.2A review may be sought by the applicant or an appeal with the Land and Environment Court of NSW (LEC) is possible.

2. Approve the application.

   Implications: Council would need to determine the grounds on which the application is approved, having regard to section 4.15(1) considerations.

3. Alternative recommendation.

   Implications: Council will need to specify an alternative recommendation and advise staff accordingly.

**Location Map**

*Figure 1 – Location Map – Site Context*

DE21.78 - Develop 13 July 2021

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*Figure 2 – Location Map indicating the development area (approx.)*

DE21.75 - Development & Environment Committee - 13 July 2021

**Background**

*Proposed Development*

The DA seeks approval for "***primitive*** *camping grounds catering for a total of 12 guests, consisting of six (6) tent sites each provided with individual amenities.*"

'Primitive camping ground' is not a defined land use term under Shoalhaven Local Environmental Plan 2014 (SLEP 2014) or relevant environmental planning instruments under the Environmental Planning and Assessment Act 1979 (EP&A Act). The proposed use however seeks to meet the definition of "camping ground" under SLEP 2014 (provided below) and accordingly the subject DA is being assessed for this purpose.

> ***camping ground*** *means an area of land that has access to communal amenities and on which campervans or tents, annexes or other similar portable and lightweight temporary shelters are, or are to be, installed, erected or placed for short term use, but does not include a caravan park.*

The tent sites are proposed to be located on the north western portion of the subject site (refer to Figures 1 and 2).

Each of the tent sites is to be provided with permanent amenities and a timber platform for the tents (refer Figure 4). These platforms also include ensuites and possible privacy screens with an outdoor bath placed on the deck. These items are considered to be permanent fixtures. The plans note that the drawings are only "*an indication of the layout however placement of items will vary from site to site for privacy, cooling etc".* The plans also specify that the deck maximum size is 70sqm, while the maximum bathroom size will be 8sqm.

The submitted plans demonstrate a possible tent which could be provided to the tent site (refer to Figure 4). The applicant has indicated in the submitted Statement of Environmental Effects (SEE) that *"the tent sites provide flexibility for tents such as a* ***bubble tent, tiny home****, or could be provided without accommodation on site for clients to bring their own."*

The applicant has also submitted an Operational Plan of Management (POM) with this application, which sets out the management procedures for the safe and effective management of the proposed camping grounds.

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It is noted that the grounds are to be staffed and managed by existing personnel who live at the subject site.

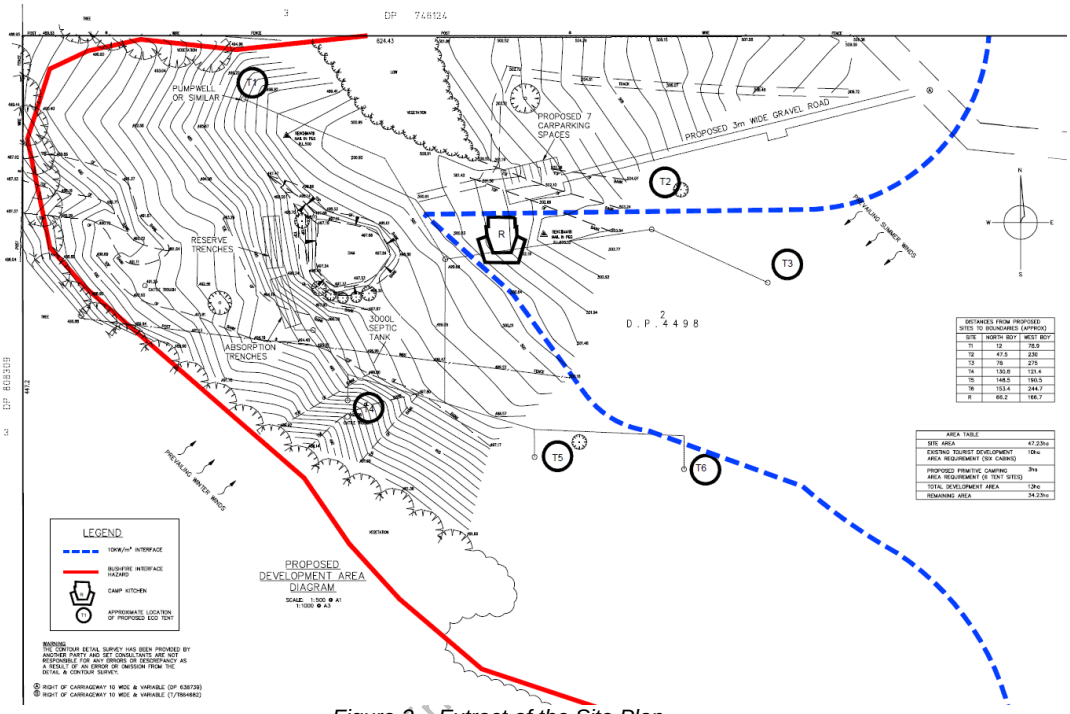


*Figure 3 – Extract of the Site Plan*

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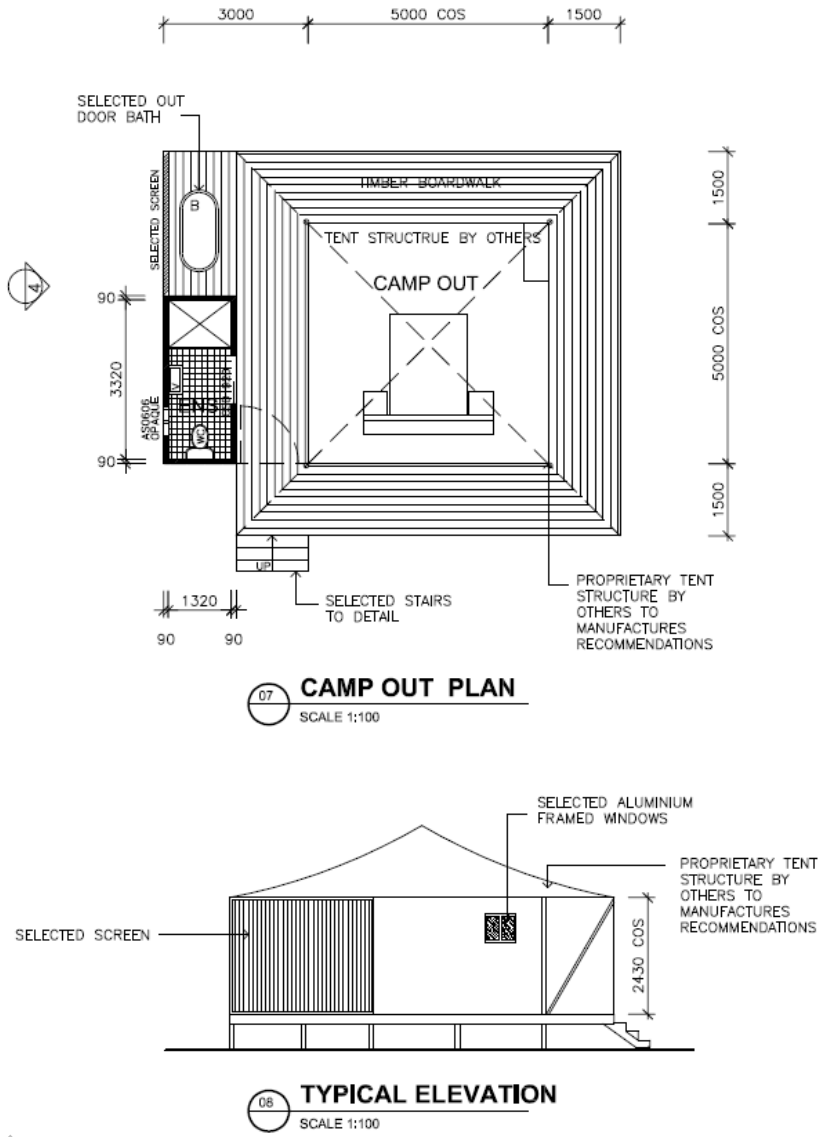


*Figure 4 – Extract of the Floor & Elevation Plan for the Tent Site and Amenities Structure*

a) Communal camp kitchen building, to be used as a bush fire refuge

The proposed communal camp kitchen is to consist of a kitchen, dining area, outside deck, games room, accessible bathroom, and store (refer to Figure 5). The camp kitchen is to be located centrally to the proposed development area. The proposed bathroom has been designed with a secondary function as a refuge building in the event of a bush fire where evacuation of the site is not feasible.

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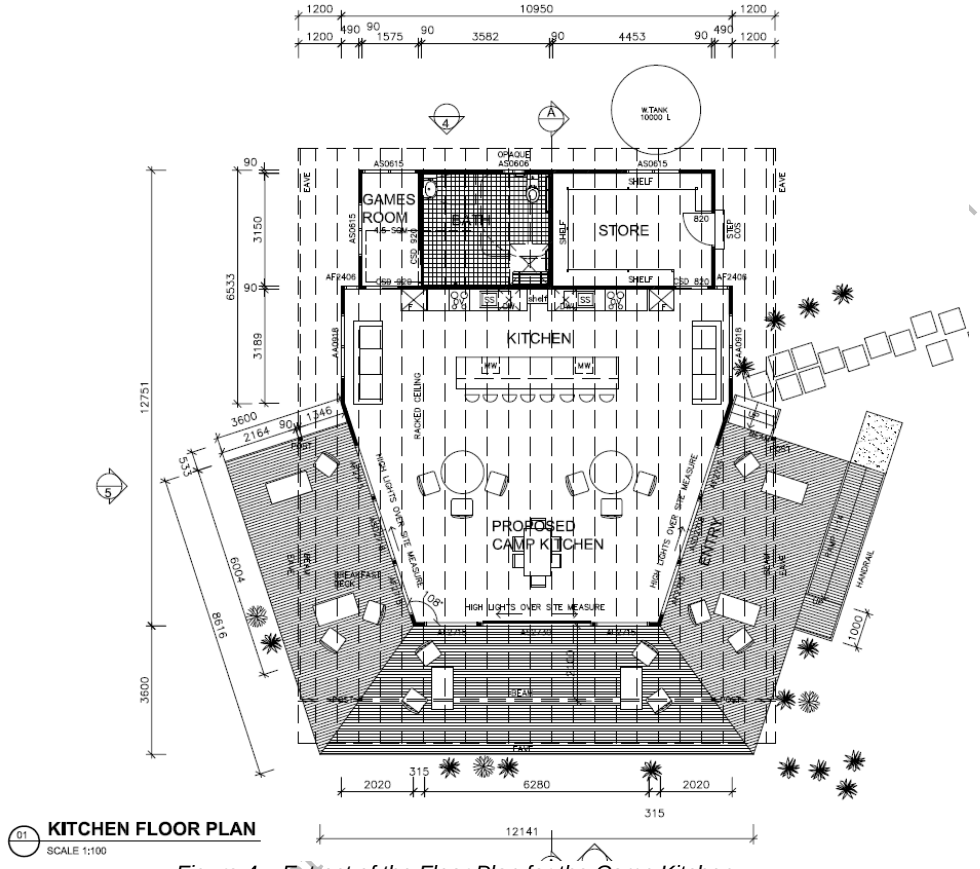


*Figure 4 – Extract of the Floor Plan for the Camp Kitchen*

b) Access driveway and parking

The subject site is accessed by a Right of Way known as Mount Hay (private) Road (refer Figure 6). The site and several other allotments to the north of this site benefit from a Right of Way that burdens Lot 102 and Lot 103 DP 786955 which are located to the south, with Lot 102 adjoining at the southern boundary of the subject site. Mount Hay (private) Road comprises sections of Crown road reserve and Rights of Way through Lots 102 and 103.

The Right of Way that extends to the west from Mount Hay (private) Road is proposed to be used to access the camp site, with a 3m wide gravel track to be extended to the proposed camp kitchen (refer to Figure 6). The applicant has indicated in the submitted Statement of Environmental Effects that *"the track location is currently used by maintenance vehicles to access the site."*

There are also items/works proposed within Mount Hay (private) Road as outlined within the submitted report by McLaren Traffic Engineering and shown at Attachment 4. These include passing bays, traffic signs and tree trimming, which the applicant has advised are capable of being located within the Right of Way.

In relation to parking, each tent site is to be provided with one (1) vehicle parking space. A total of seven (7) onsite parking spaces are proposed and these are to be provided adjacent to the camp kitchen.

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A LEC decision in relation to a DA on the subject site (lodged with Council in 2000), for a staged development including a new dwelling and tourist development required the developer of the site to obtain insurance but to also emplace an 88B instrument on the land. The text below has been extracted from a LEC Order, case 10581 of 2012 *Wayne Lawrence Houghton v Shoalhaven City Council* dated 7 September 2012, dated entered 20 September 2012.

> *55. A restriction as to user under section 88E of the Conveyancing Act 1919 must be created burdening the land to which this development consent applies in terms that prevent the land being used for the purposes of tourist accommodation unless the registered proprietor of the lot burdened:*
>
> *a) contributes to the ongoing maintenance and repair of the Mount Hay Private Road from Bong Bong Road to Chainage 870 (being the area covered by the right of carriageway 10 wide created upon registration of DP639920 ("ROC No 1")), if and when required and as and when they arise, in an amount equal to 8% of the total maintenance and repair costs in addition to the proportion payable by the registered proprietor of the lot burdened in accordance with the terms of ROC No 1;*
>
> *b) contributes to the ongoing maintenance and repair of the right of carriageway from Chainage 870 to the tourist cabins on the lot burdened (being the area covered by the right of carriageway 10 wide and variable created upon registration of DP639920 ("ROC No 2")), if and when required and as and when they arise, in an amount equal to 11% of the total maintenance and repair costs in addition to the proportion payable by the registered proprietor of the lot burdened in accordance with the terms of ROC No 2;*
>
> *c) carries out the following regular maintenance of Mount Hay Private Road at his own expense:*
>
> *i. the slashing of vegetation along the sides of the road between Bong Bong Road and the lower tributary of Connelly's Creek; and*
>
> *ii. keeping passing bays clear of vegetation.*
>
> *The restriction as to user in this condition must:*
>
> *a) be registered prior to the issue of an occupation certificate for, and use of, the tourist cabins; and*
>
> *b) benefit Shoalhaven City Council and name Shoalhaven City Council as the authority with power to release, vary or modify the restriction.*
>
> ***Advisory Note:***
>
> *The apportionment identified in condition 55 is based on traffic generated by all of the allotments that use Mount Hay Private Road as at the date of determination of DS11/1485.*
>
> *If the traffic generation on Mount Hay Private Road increases as a result of further approved development on any of the other lots with the benefit of the use of Mount Hay Private Road, the registered proprietor of the land to which the consent applies may apply to Shoalhaven City Council to release, vary or modify the terms of the restriction."*

It is considered that this development has the potential to impact on the apportionment identified in condition 55 of the Order and this issue warrants exploration. Note, Attachment 4 (reproduced at Figure 7) showing the extent of additional works proposed with the application and described earlier in this report including *"passing bays, traffic signs and tree trimming, which the applicant has advised are capable of being located within the Right of Way."*

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As indicated in supporting documentation, the development would generate 18 daily vehicle movements. It is noted that the applicant considers that the additional traffic generated by the development will not significantly impact on the existing road/s which provide access to the site and surrounding properties. Further to this, the additional traffic, along with the existing traffic generated by the existing tourist facility is not considered to generate traffic in excess of what the existing access road (with improvements) is capable of supporting.

As indicated in the advisory note above if the traffic generation on Mount Hay (private) Road is to increase (as proposed) as a result of this development, the registered proprietor of the subject site needs to apply to Council to release, vary or modify the terms of the restriction.

This matter has not been addressed by the applicant and no request has been made, presumably on the .basis that the development will not have a significant impact on the roads.

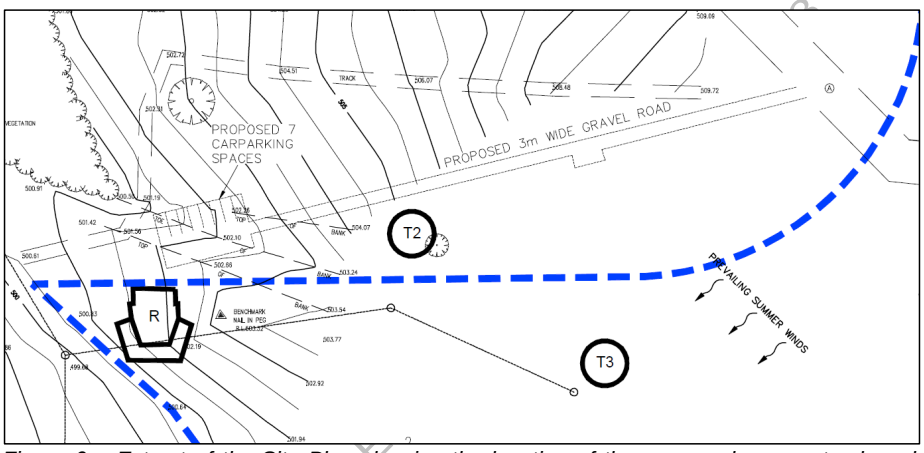


*Figure 6 – Extract of the Site Plan showing the location of the proposed access track and onsite parking*

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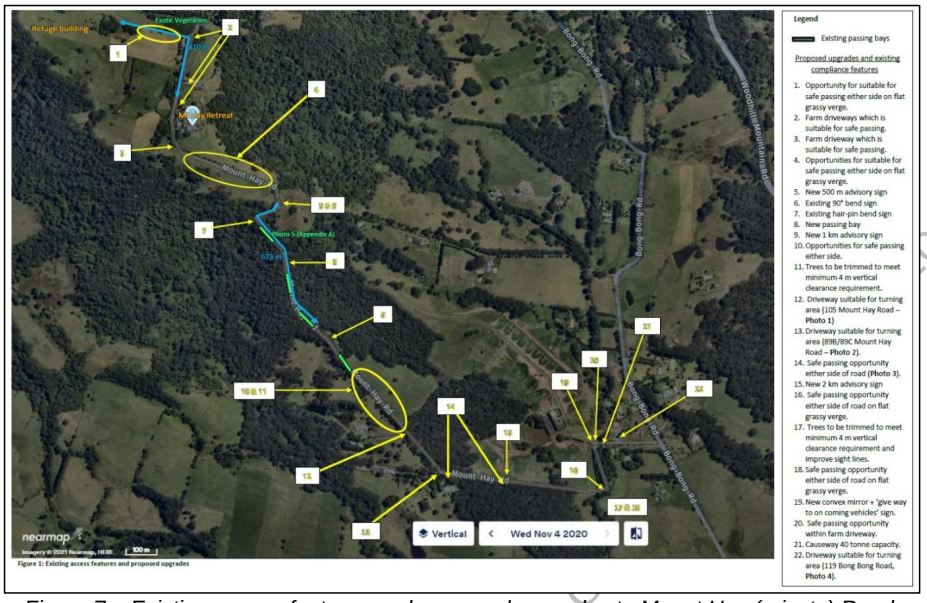


*Figure 7 – Existing access features and proposed upgrades to Mount Hay (private) Road (See larger copy at Attachment 4)*

c) Onsite effluent disposal

The proposed development requires onsite effluent disposal, as reticulated sewer is not available to the subject site (refer Figure 8). The submitted report by Harris Environmental Consulting recommends the following:

- *Installation of a minimum 3,000L septic tank (4500L preferable), fitted with baffles to minimise turbulent mixing of wastewater in the septic tank;*
- *Installation of 600L RELN pumpwell (or similar) for each structure to pump wastewater via a 40mm reticulated line to the proposed septic tank;*
- *Installation of 192sqm of soil absorption trenches, installed as three (3) x 3.2m wide by 20m long trenches to dispose of treated wastewater from the septic tank; and*
- *Reservation of 192sqm of land for the reserve effluent disposal site, for future expansion or replacement of the existing effluent disposal area.*

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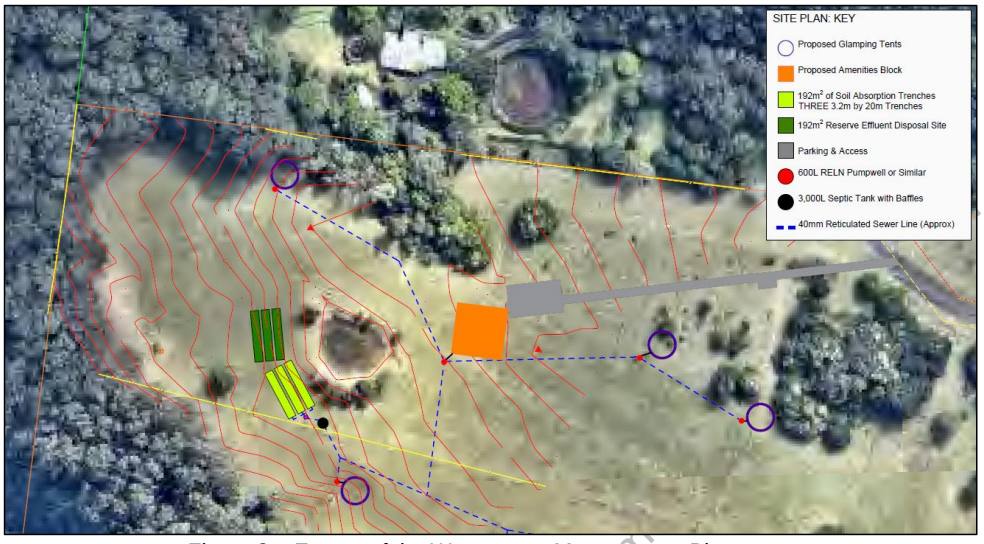


*Figure 8 – Extract of the Wastewater Management Plan*

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*Subject Land*

The development site is Lot 2 DP 4498 (260 Mount Hay Road (Private), Broughton Vale). Refer to Figure 1.

*Site & Context*

The development site:

- Contains an existing tourist and visitor accommodation facility known as the Mt Hay Retreat. There are also a number of ancillary structures and dams on the site. There is scattered vegetation throughout the site, however, the area to be developed as part of this application is cleared.
- Is zoned E3 Environmental Management. The items/works proposed within Mount Hay (private) Road is land zoned RU1 Primary Production and RU2 Rural Landscape.
- Is 47.30ha in area.
- Is identified as being partially bush fire prone land.
- Is located on Mount Hay (private) Road, which intersects through the site.
- Adjoins land zoned E3 Environmental Management, RU1 Primary Production and RU2 Rural Landscape (Figure 9).

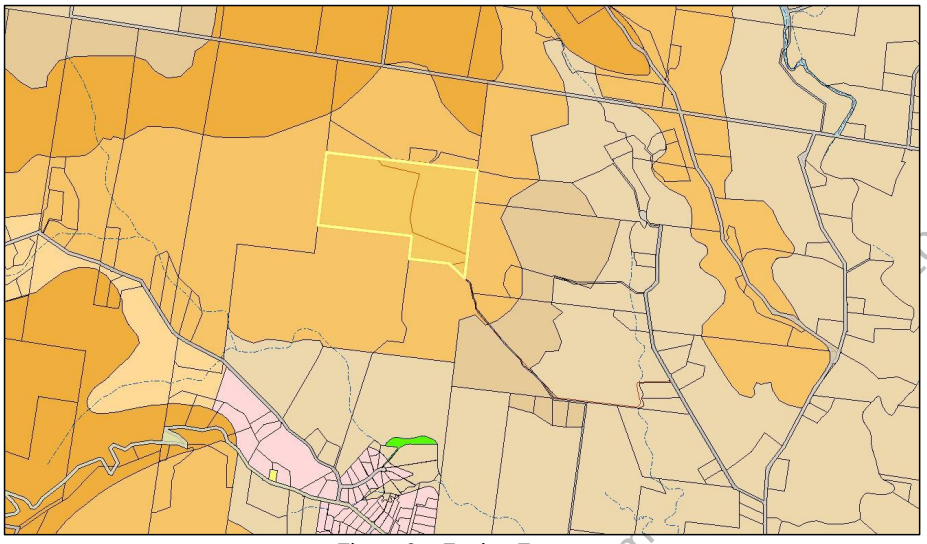

*Figure 9 – Zoning Extract*

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<u>*History*</u>

The following provides details on post-lodgement actions for context:

- This application was lodged on 26 June 2020.
- As a result of detailed assessment of the application, additional information was requested from the applicant on seven (7) occasions – 3 July 2020, 5 September 2020, 22 September 2020, 2 November 2020, 17 December 2020, 13 January 2021 and 4 February 2021. The main issues related to the following:
    - Characterisation of the proposed development as "camping grounds". The structures did not appear to be temporary or portable and lightweight.
    - Ability to comply with the requirements of the Local Government (Manufactured Home Estates, Caravan Parks, Camping Grounds and Moveable Dwellings) Regulation 2005.
    - The bush fire assessment report submitted at lodgement incorrectly assessed the proposed development against the requirements of Planning for Bush Fire Protection 2006 instead of Planning for Bush Fire Protection 2019. Further to this, inadequate information was subsequently provided for NSW Rural Fire Service (RFS) to complete their assessment.
    - The items/works proposed within Mount Hay (private) Road as outlined within the submitted report by McLaren Traffic Engineering. It was also relayed to the applicant on 4 February 2021 that it appears that works may be proposed on adjoining land in which case they were requested to provide evidence of owners consent and legal ability to undertake the required works.
- Councillors called in the application due to public interest and concern on 1 September 2020 (MIN20.603).
- On 14 July 2020, 23 October 2020, 28 October 2020, 23 November 2020, 17 December 2020 and 25 March 2021, the applicant submitted additional information, which was

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subsequently referred to the relevant sections of Council and external agencies where necessary for comment.

The applicant addressed the matters raised for consideration. However, in relation to the matter of owners consent for items/works proposed within Mount Hay (private) Road (see Attachment 4 and Figure 7), the applicant responded as follows in email dated 25 March 2021:

> *"…Mount Hay is a private road consisting of parts within the Crown road reserve, and parts within the Right of Way is variable in width being mostly 10m wide. The proposed passing bays, traffic signs and tree trimming are capable of being located within the Right of Way. All required consent and approvals will be obtained and in place before any work takes place along the private road. It is anticipated this be reflected in conditions of consent."*

**Issues**

*Categorisation of land use*

The proposal involves the temporary erection of tents (or the like) on permanent timber deck structures, with private ensuite bathrooms and with access to communal amenities.

*Camping ground* is defined under the Dictionary of SLEP 2014 as:

> ***Camping Ground*** *means an area of* ***land*** *that has access to communal amenities and on which campervans or tents, annexes or other similar portable and lightweight temporary shelters are, or are to be, installed, erected or placed for short term use, but does not include a caravan park. (****emphasis added****)*

*Land* is defined under the EP&A Act (Section 1.4) as:

> ***"land*** *includes—*
>
> *(a) the sea or an arm of the sea,*
>
> *(b) a bay, inlet, lagoon, lake or body of water, whether inland or not and whether tidal or non-tidal, and*
>
> *(c) a river, stream or watercourse, whether tidal or non-tidal, and*
>
> ***(d) a building erected on the land."*** *(****emphasis added****)*

*Building* is defined under the EP&A Act (Section 1.4) as:

> ***"building*** *includes part of a building, and* ***also includes any structure*** *or part of a structure (including any temporary structure or part of a temporary structure), but does not include a manufactured home, moveable dwelling or associated structure within the meaning of the Local Government Act 1993." (****emphasis added****)*

Accordingly, while the tents are to be erected on structures, these proposed structures are considered to be both:

- Defined as "land" for the purpose of the definition of "camping ground"; and
- Ancillary to the proposed use.

The definition of a "camping ground" when referring to "an area of land" includes the proposed structure and that by erecting tents on the structure does not cause the use to be contrary to the definition. The proposed timber structures themselves are considered to be ancillary and incidental to the use of the land for the purpose of a camping ground.

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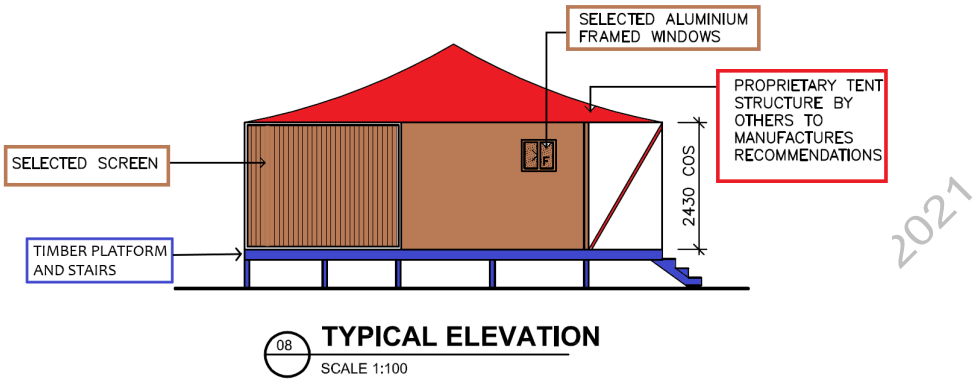


*Figure 10 – Marked up elevation plan of proposed platforms and ensuite*

The proposed platforms (highlighted in blue at Figure 10), however, also include the construction of private bathrooms (highlighted in brown) which are permanent fixed buildings. The tent structure (highlighted in red) would affix to these permanent components of the development.

While the platforms themselves may be an ancillary structure to a camping ground, the proposed private ensuite bathrooms are permanently fixtured, and not "*portable and lightweight"*. Being permanent private bathrooms, which are additional to the provision of communal bathrooms provided in the camp kitchen building, these are not considered incidental to the use as a camping ground. While the definition of a camping ground does not prevent or prohibit the provision of private facilities, it is considered the permanency of the ensuite bathrooms undermines the ability of the development to be properly characterised as development for the purpose of a "camping ground" as defined in SLEP 2014.

Any ancillary or incidental structure associated with the erection of a tent, that is not a "communal amenity", should also be "lightweight and portable" in nature, including any ancillary private ensuite or bathroom which any tent would privately utilise. The proposed development as a whole therefore is not considered to be consistent with the definition of 'camping ground'.

This forms a reason for refusal of the application.

It is further noted that the proposal could also be characterised as 'tourist and visitor accommodation'; however camping ground is still considered the best characterisation as the applicant has used this terminology within the submitted application, and forms the basis for the subsequent assessment of parking, access and requirements of the development under Shoalhaven Development Control Plan (SDCP) 2014. Further to this, the application has not been sought for this purpose and council is limited in its ability to assess the application as has been proposed by an applicant.

The application as a tourist and visitor accommodation has not been considered / assessed by the applicant in the submitted documentation, and accordingly insufficient information is available to demonstrate the suitability of the proposal within the zone.

<u>*Concerns raised in public submissions.*</u>

Submissions from 158 objectors were received by Council.

The matters raised are considered in the assessment of submissions below.

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| Summary of Public Submissions | |
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| **Objection Raised** | **Comment** |
| Land use and permissibility<br><br>The definition of a camping ground means an area of land on which tents or similar portable and lightweight temporary shelters are placed.<br><br>However, the DA states —<br><br>▪ *Each tent site has a permanent base, with timber boardwalk, ensuite amenities & luxury bath*<br>▪ *Permanent facilities capable of supporting tent structures such as; a bubble tent, tiny home*<br>▪ *Each tent site is provided with an amenities structure for private use.*<br><br>Based on the proposed description of development, it is unclear as to whether the structures will be portable, lightweight and/or temporary. In effect, they may be erected on a permanent basis.<br><br>Further to this, SLEP 2014 Aims include: *(e) to minimise the risk of harm to the community through the appropriate management of development and land use.* The proposal is inconsistent with the above aim and increases the risk of harm to the local community through inappropriate development and land use. | ▪ The subject development has been presented to Council as *"proposed primitive camping grounds consisting of six (6) tent sites and amenities, and a communal camp kitchen".*<br><br>▪ It is noted that there are inconsistencies in the submitted documentation in relation to the proposed use. Including:<br>o The submitted traffic report refers to that proposed as "*tourist cabins*".<br>o The applicant has also indicated in the submitted Statement of Environmental Effects that *"the tent sites provide flexibility for tents such as a bubble tent, tiny home, or could be provided without accommodation on site for clients to bring their own".*<br><br>Tourist cabins are not consistent with the 'camping ground' definition, and "tiny homes" may be considered as caravans and therefore also would not be consistent with the proposed camping grounds use.<br><br>In this regard however, no details have been provided with the application supporting either of these uses. The submitted plans have only demonstrated a possible **tent** which could be provided to each tent site.<br><br>Accordingly, Council has based its assessment on the documentation provided on the DA form and that shown on the submitted plans as a primitive camping ground, or '*camping ground'* as defined under SLEP 2014.<br><br>▪ The proposal as a camping ground is a permitted use within the relevant land use zones with the consent of Council.<br><br>▪ Further to this, as per the SLEP 2014 Aims, it is considered that the proposed development and land use can potentially be appropriately managed to reduce risk of harm to the local community. |
| Incorrect Characterisation<br><br>In reference to Local Government (Manufactured Home Estates, Caravan Parks, Camping Grounds, Moveable Dwellings) Regulation 2005 (Part 3, Division 3) and classifying the development as a "primitive camping | *Primitive camping ground*<br>▪ As detailed earlier in this report, the proposal is best defined under SLEP 2014 as a 'camping ground'. 'Primitive camping grounds' are not a defined land use term under SLEP 2014.<br><br>▪ The Local Government (Manufactured Home Estates, Caravan Parks, Camping Grounds and |

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| ground" the applicant is aiming to avoid the requirements of Subdivisions 1 to 8. These subdivisions specify critical requirements for campgrounds including public safety, facilities for people with disabilities and prohibiting the use of the campground for any other commercial purpose (including a function centre).<br><br>The nature and scale of the proposed development appears to be well outside the definition of a "primitive camping ground".<br><br>The NSW Department of Planning Guide on a "primitive camping ground" (PCGs) is also noted:<br><br>▪ *PCGs are lower key than conventional camping grounds and are not required to have, for example, sealed roads, hot water or laundries.*<br>▪ *A PCG is generally remote from urban areas with only a limited range of facilities However, the proposed PCG site at Mount Hay is –*<br>○ *accessed by a sealed road and has access to hot water*<br>○ *adjacent to an existing tourist facility with up to 14 guests and three other dwellings*<br>○ *according to the website "just a few minutes away from the heart of exclusive Berry village"*<br>○ *has individual amenities structures for private use, a luxury bath and access to a dining facility • has permanent structures that cannot be removed when the camp site is unoccupied* | Moveable Dwellings) Regulation 2005 definition of a *primitive camping ground* is not relevant for the purpose of characterisation of the use under the EP&A Act and the subject application. It is considered appropriate for future section 68 approvals and the requirements under the Local Government Act 1993 and associated Regulations.<br><br>▪ While it is inferred that the comment on the Department of Planning Guide relates to Planning Circular PS06-001, issued on 10 January 2006, this circular is irrelevant for the assessment of this DA, being related to the Local Government (Manufactured Home Estates, Caravan Parks, Camping Grounds and Moveable Dwellings) Regulation 2005, which would be further assessed under a future section 68 application.<br><br>▪ The designation of camp sites is in a formal manner with the timber structures delineating the location of tents and allowing for the management and mitigating of the impact of surrounding areas of the site. This is not considered to be a reason for refusal in that the land use is appropriately defined as a camping ground which is a permissible use within the zone. Further categorisation as a "primitive campground" under the Local Government Act, is not a land use consideration for the purposes of this EP&A Act development assessment.<br><br><u>*Camping ground*</u><br><br>▪ As detailed earlier in this report, the proposed permanent platform and ensuite are not considered to be consistent with the definition of a camping ground, which forms a reason for refusal.<br><br>A camping ground, as defined earlier in this report, means "*an area of <u>land</u> that has access to communal amenities and on which campervans or tents, annexes or other* ***similar portable and lightweight temporary shelters are, or are to be, installed, erected or placed for short term*** *use, but does not include a caravan park. (****<u>emphasis added</u>****)"* |
| <u>Ancillary use</u><br><br>The land uses which are either permissible, with or without consent, or prohibited, are set out in the land use clause for the E3 zoning in the | ▪ Council cannot consider a proposed use other than what has been sought under the subject application. Speculation on possible or potential future uses based on the size of the camp kitchen cannot form part of the consideration of the application. |

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| Land Use Table in the LEP. The permissible use of "tourist and visitor accommodation" was previously approved. However, the disproportionate size of the camp kitchen suggests it cannot in truth be described as ancillary either to the owners or the visitors to the site but is in essence of the size more likely to be used for functions which is not permissible. | |
| <u>Inconsistency with E3 zone objectives</u><br><br>There is issue raised in relation to the E3 zone objectives in relation to the prospective visual impact of the camp kitchen, and the parking of caravans and the like on the ridgeline.<br><br>Consideration to the objectives needs to be proper, genuine and realistic. The intrusive nature of the proposal seems to be contrary to the objectives of the E3 zone, and consequentially leaves open the opinion that the objectives are not, and cannot be met. | ▪ The SLEP, clause 2.3(2) states that the consent authority must have *regard* to the zone objectives.<br><br>▪ It is considered that the proposal as a camping ground is not inconsistent with the relevant objectives. Camping grounds are a permissible use which are permissible due to their minimal effects on the environment. As detailed earlier in this report however, it is not considered the proposal adequately meets the definition of 'camping ground' and accordingly is recommended for refusal. |
| <u>Future non-compliant use</u><br><br>With this scale of development there is potential of the proposed buildings to be repurposed for other commercial purposes that are prohibited in this zoning (e.g. function centres). | ▪ Council can only consider that proposed as part of this application.<br><br>▪ Should the development application be determined by way of approval, any consent (if issued) would be limited to camping and therefore no approval would be given or implied for anything else. |
| <u>Undesirable precedent</u><br><br>Approval of this application will set a precedent for further inappropriate tourist development that does not comply with Council's requirements. | ▪ Any proposed development the subject of a DA is to be assessed against the relevant provisions of section 4.15(1), EP&A Act 1979 and relates to the subject development site only.<br><br>▪ Whether or not other developments of a similar nature will follow is unknown and is dependent on a number of factors including the intentions of individual owners, individual characteristics of the development and unique attributes of the site.<br><br>▪ Council needs to be satisfied that the site is suitable for each development. If a development has been approved, it does not necessarily stand that a similar development will be approved nearby as mentioned above, the unique attributes of each site and development must be assessed having regard to the planning |

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| | framework at the time. |
| Out of character<br><br>The scale of the proposed development is at odds with its secluded rural setting. | ▪ The design of the development is not considered out of character in this locality. Camping is typically a low key activity. While the associated private ensuite bathroom building are not considered to be consistent with the definition of camping ground, they are not however out of character or 'at odds' with the rural character given their low scale nature.<br><br>▪ The issue of character goes to matters such as height bulk and scale. Often scale is used to reference size.<br><br>▪ See paragraphs 26 – 29) *Project Venture Developments Pty Ltd v Pittwater Council [2005] NSWLEC 191*. This established what is called a planning principle in the LEC. The principle assists in assessing character by posing a series of questions. Including are the impacts consistent with the impacts that may be expected under the planning controls and are there controls in place intended to maintain the character. |
| Disproportionate size of camp kitchen<br><br>The proposed 220sqm building (similar to a function centre) is described in the application as a "communal camp kitchen" for a maximum of 12 campers.<br><br>The proposed footprint of the camp kitchen is an unrealistic 16,351m x 10,320m with a height of 5.176m. To put the size into perspective, and apart from the exceptionally high building, a 6 x 12m marquee will seat 80 guests on round tables, and a 6 x 21m marquee will seat 140 guests on round tables. Arguably therefore, the size of the proposed camp kitchen is disproportionate to accommodating 12 guests, and it can only be surmised that the applicant has a secondary purpose to use this building to hold functions. | ▪ The requirements of SEPP 21 are not prescriptive with regard to the size of ancillary structures and facilities to a campground.<br><br>▪ It is considered that "necessary" community facilities and services are proposed for the camping grounds as part of this application.<br><br>▪ As mentioned earlier, a consent authority, i.e., Council can only assess what is put to it in an application. It cannot foreshadow any wrongdoing and/or alternative future development etc. If another use is proposed, a further DA would be potentially required. In the event of a compliance issue, there are separate provisions in legislation that deal with breaches, unlawful development etc. |
| Tent structures<br><br>Each tent structure has an excessively large floor area of 75sqm. A 25sqm tent site would comply with | ▪ Addressed above.<br><br>▪ The permanency of the ancillary elements of the ensuite bathroom and platform is not considered in keeping with the definition of camping ground. |

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| the legislation.<br><br>These structures are also permanent and not temporary. | Being an ancillary use it is considered these should also be 'portable and light weight' in accordance with the definition of camping ground. |
| <u>Access and Traffic</u><br><br>▪ Mount Hay (private) Road is a 3km steep, single lane, winding access road. It has two (2) right hand bends and a hairpin bend on its steepest section. There are unsafe crests and hidden drainage culverts.<br>▪ Passing bays specified as conditions of consent in a past DA are not adequately maintained.<br>▪ The submitted bush fire assessment report is out of date. The road does not meet current RFS requirements – e.g., the width of the road narrows considerably through the steepest section to around only 2m.<br>▪ The RFS has informed the road's property owners that in a significant fire event they would be unable to respond past Bong Bong Road, due to safety concerns for their staff and equipment.<br>▪ Three (3) times in the past six (6) months the bridge access to the road was severely flooded and impassable for hours, requiring a major clearing exercise. Emergency access would be impossible.<br>▪ Road usage is considered by the road's residents to already be at capacity. | ▪ As detailed earlier in this report, Council's Development Engineer raised no objections to the submitted report by McLaren Traffic Engineering and the accompanying plan detailing improvement works, subject to recommended conditions of consent (dated 27/05/2021). Should the application be determined by approval, then these conditions would be included.<br><br>▪ Again, as detailed earlier in this report, it is considered that this development has the potential to impact on the apportionment identified in condition 55 of the LEC Order and this issue warrants exploration. Note Figure 5 showing the extent of additional works proposed with the application and described earlier in this report including *"passing bays, traffic signs and tree trimming, which the applicant has advised are capable of being located within the Right of Way."*<br><br>▪ As indicated in supporting documentation, the development would generate 18 daily vehicle movements. It is noted that the applicant considers that the additional traffic generated by the development will *not* significantly impact on the existing road/s which provide access to the site and surrounding properties. Further to this, the additional traffic, along with the existing traffic generated by the existing tourist facility is not considered to generate traffic in excess of what the existing access road is capable of supporting.<br><br>▪ As indicated in the advisory note relating to condition 55 if the traffic generation on Mount Hay (private) Road is to increase (as proposed) as a result of this development, the registered proprietor of the subject site needs to apply to Council to release, vary or modify the terms of the restriction.<br><br>▪ This matter has not been addressed by the applicant and no request has been made, presumably on the basis that the application concludes that there no significant impact.<br><br>▪ In relation to bush fire, General Terms of Approval and a Bush Fire Safety Authority were issued by NSW Rural Fire Service (dated 19/05/2021). |

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| | It is noted that certification would be required prior to the issue of a Construction Certificate from a traffic engineer for the access road from Bong Bong Road to the refuge building (camp kitchen) to demonstrate that the existing road and proposed roadworks comply with Planning for Bush Fire Protection 2019. A suitably qualified person would need to provide a certificate of completion that all required work has been satisfactorily achieved, prior to the issue of an Occupation Certificate.<br><br>▪ In relation to flooding, no flood assessment report has been submitted as the subject site is not identified as being flood prone.<br><br>▪ However, it is noted that Mount Hay (private) Road does contain a small portion of flood affected land in close proximity to Bong Bong Road.<br><br>▪ The applicant has contended that the subject site is deemed to have reliable access during 1% AEP flood events.<br><br>▪ It is noted that the proposed development is located on a flood free portion of the site, however, access to the site is restricted in the event of a flood. A flood evacuation plan is to be prepared for this development subject to conditions of consent being imposed should the application be determined by approval.<br><br>▪ It is important to note, the road is a private concern and the traffic on that road is managed or controlled largely by the types of development that adjoin / access it. Most properties are rural residential with the exception of the Houghton's property which has tourist and visitor accommodation component. The development has historically caused concern with neighbours with respect to traffic and road maintenance issues.<br><br>▪ In the LEC, a condition was imposed on the development (for the dwelling and tourist cabins) apportioning maintenance costs to address the concerns about the upkeep of the road. The apportionment specifies a percentage which was based on the development <u>at the time</u>. Since then, an additional cabin was approved which was considered to be capable of being absorbed into the regime. However, this development intensifies the development and will add an additional six (6) 'camp sites' and therefore additional traffic movements, being 18 daily |

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| | vehicle movements. |
| Noise and lighting impacts<br><br>The location of this property on the ridgeline would mean that noise and lighting from the development would have an adverse impact on more than just the neighbouring properties. | ▪ Ongoing management of noise and lighting could be subject to a condition of any consent granted. Should the application be determined by approval, then this condition would be included.<br><br>▪ If there is concern about antisocial behaviour, this is a matter for the Police. |
| Bush fire risk<br><br>There are concerns with bush fire risk and the submitted assessment report and its accuracy. | ▪ It is considered bushfire risks have been adequately addressed. General Terms of Approval and a Bush Fire Safety Authority were issued by NSW RFS (dated 19/05/2021). |
| Owner's consent<br><br>The only vehicular access the subject site is via Mount Hay (private) Road comprising an easement/Right of Way over Lot 103 DP 786955.<br><br>Applying the terms of Clause 49 of the EP&A Regulation 2000, the application requires the consent of Thoroughbred Property Holdings Pty Ltd for an intensification of use of the Right of Way/existing easement. That consent has not been obtained. | ▪ It is agreed that no evidence has been provided that this application has been made with the consent of all relevant landowners, noting the items/works proposed within Mount Hay (private) Road as outlined within the submitted report by McLaren Traffic Engineering are located on land not under the ownership of the applicant or the owner of the subject site, WL Houghton. |
| Previous conditions of development consent<br><br>Conditions of consent granted to the applicant in the former approval should be reflected in any subsequent consent to achieve the same planning objectives, of protecting the road and its users, and from increased usage caused by increase traffic to the applicant's property.<br><br>In addition, under condition 46 of the original development consent, the applicant was required to provide minimum standard cattle fencing between cattle grids 2 and 3. However the applicant unilaterally decided there was a dispute as to what comprised "minimum standard cattle fencing", and unequivocally refused to comply with that condition. Council nonetheless provided an | ▪ Whilst there may be compliance issues, Council cannot take these alleged breaches into account in the assessment of this application. There are separate compliance provisions in the legislation and Council policy and procedures to deal with breaches. |

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| Occupation Certificate in the absence of the applicant fulfilling that condition.<br><br>Cattle currently graze over that portion of Lot 103, and the applicant should be required to construct the minimum cattle fence as contemplated in the original application for a tourist facility. | |

*Clause 49(1) of the EP&A Regulation 2000 - Owners consent.*

Clause 49(1) (b) of the Environmental Planning and Assessment Regulation 2000 indicates that a DA may be made by the owner of the land to which the development application relates, or by any other person, with the consent of the owner of that land.

This application has been made by a person other than the owner of the subject land, being Mr Anthony Houghton of Mt Hay Pty Ltd c/o SET Consultants Pty Ltd.

No evidence has been provided that this has been made with the consent of all relevant landowners, noting the items/works proposed within Mount Hay (private) Road as outlined within the submitted report by McLaren Traffic Engineering.

Given that the application makes reference to works in the road reserve, consent is required. (*Stokes v Waverley Council (No. 2) [2019] NSWLE*C 1137 & 174 and [2020] NSWLEC 1224)

As detailed earlier in this report, the subject site is accessed by a Right of Way known as Mount Hay (private) Road. The site and several other allotments to the north of this site benefit from a Right of Way that burdens Lot 102 and Lot 103 DP 786955 which are located to the south, with Lot 102 adjoining at the southern boundary of the subject site. Mount Hay (private) Road comprises sections of Crown road reserve and Rights of Way through Lots 102 and 103 which do not align with Crown road reserve. It remains a private road.

The applicant has indicated in email advice dated 25/03/2021 that *"all required consent and approvals will be obtained and in place before any work takes place along the private road".*

Owner's consent must be provided by the time a consent authority determines whether to grant development consent.

**Planning Assessment**

The DA has been assessed under s4.15(1) of the Environmental Planning and Assessment Act 1979. Please refer to Attachment 1.

**Consultation and Community Engagement:**

Notification was undertaken in accordance with Council's Community Consultation Policy with letters being sent within a 200m buffer of the site, during the period 29 July 2020 to 13 August 2020.

158 public submissions were received in relation to Council's notification of the development, all objecting to the development.

Key issues raised as a result of the notification have been listed and addressed above.

The assessment of the application considered the matters raised in the submissions and concluded that the application should not be supported.

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**Financial Implications:**

There are potential cost implications for Council in the event of a refusal of the application. Such costs would be associated with defending an appeal in the Land and Environment Court of NSW.

**Legal Implications**

A section 8.2 review or an appeal with the Land and Environment Court are possible if the application is refused.

**Summary and Conclusion**

The proposed development is generally compliant with the provisions of SLEP 2014 and is broadly consistent with the SDCP 2014.

This application has been subjected to detailed analysis of the main issues identified in this report, being the access and traffic, characterisation of the development, and owner's consent.

These issues have also been investigated and addressed by the applicant.

However, the application is not currently considered capable of support, given the proposed ensuite bathroom buildings result in the proposal not meeting the definition of camping ground, that no evidence has been provided that this application has been made with the consent of all relevant landowners (noting the items/works proposed within Mount Hay (private) Road), and the considerable public interest and concern evident in the submissions received. Further, there is an issue with the apportionment of maintenance which also warrants consideration.

Accordingly, a negative conclusion has been reached and recommendation made. Attachment 2 contains the draft determination notice and the reasons for the refusal.

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PLS Planning Law Solutions

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Mr A Houghton
260 Mount Hay Road
Broughton Vale NSW

Our Ref: MM:09807

25 October 2021

Dear Anthony

**Advice on Proposed Application under Section 8.2 EP&A Act**
**260 Mount Hay Rd Broughton Vale NSW**

1. I refer to your recent request for my advice on whether an application that you propose to make under section 8.3 of the *Environmental Planning and Assessment Act 1979* ("EP&A Act") properly addresses the legal aspects of Shoalhaven City Council's decision on 13 July 2021 to refuse your development application for a camping ground at 260 Mount Hay Road Broughton Vale ("DA20/1621").

2. Section 8.3 of the EP&A Act enables the applicant for DA20/1621 (in this case SET Consultants) to request Shoalhaven City Council review its decision to refuse DA20/1621. The application may amend the proposed development the subject of the original application provided the development as amended is substantially the same development (section 8.3(3) EP&A Act). The Council does not have the power to review the determination of DA20/1621 after the period within which any appeal may be made to the Land and Environment Court, which in the case of DA20/1621 is 12 months from the date of the refusal, being 13 July 2022 (section 8.3(2) and 8.10(1) EP&A Act).

3. The reasons for refusal of DA20/1621 are set out in the Council's notice of determination as follows:

    1. The development application does not meet the definition of camping ground and has not provide sufficient information to demonstrate the development meets the planning requirements of tourist and visitor accommodation (Section 4.15(1)(a)(i) of Environmental Planning and Assessment Act, 1979.)

    2. The development application has not been made with the consent of relevant landowners in relation to the items/works proposed within Mount Hay (private) Road, in accordance with clause 49(1) of Environmental Planning and Assessment Regulation 2000. (Section 4.15(1)(a)(iv) of Environmental Planning and Assessment Act, 1979.)

    3. Having regard to the number of submissions received objecting to the proposal and the issues raised, it is considered that the site is not suitable for the proposed development and approval would not be in the public interest. (Section 4.15(1)(d) of Environmental Planning and Assessment Act, 1979.)

    4. Having regard to the issue of owner's consent, the granting of development consent is not considered to be in the public interest. (Section 4.15(1)(e) of Environmental Planning and Assessment Act, 1979.)

Liability limited by a scheme approved under professional standards legislation.
Solicitors employed by Planning Law Solutions Pty Ltd (ABN 59 136 914 773) are members of that scheme.

4. Reasons 1 (characterisation of the proposed development) and 2 (landowner's consent to lodge the application) raise legal issues. In response to reason 1, the structures comprising the proposed campground have been altered, as described in a letter from SET consultants dated 22 October 2021. The fixed tent decks and amenities originally proposed for each tent site have been removed. The camping ground as now proposed in the section 8.3 application involves:

   a. Construction of a common amenities "camp kitchen" which includes a bathroom, kitchen and dining area. The structure is also designed to act as a refuge building in the event of a bushfire.

   b. Traditional portable lightweight temporary tents will now be used to accommodate guests. Portable and lightweight ensuite amenity enclosures will still be provided to guests at each camp site.

5. In response to reason 2, the proposal the subject of the section 8.3 application has been amended to exclude all work previously proposed within the right of carriageway. The proposed development as now described in the SET letter is substantially the same development as refused.

**Response to Reason 1**

6. Camping grounds is defined in the dictionary to *Shoalhaven Local Environmental Plan 2014* ("SLEP 2014") as follows:

   ***camping ground*** *means an area of land that has access to communal amenities and on which campervans or tents, annexes or other similar portable and lightweight temporary shelters are, or are to be, installed, erected or placed for short term use, but does not include a caravan park.*

7. The expression "caravan park" is also defined in SLEP 2014 but is not relevant for present purposes. The words "tents" and "annexes" are not defined in SLEP 2014 and accordingly have their ordinary English dictionary meaning, which are (tent) "a portable shelter of skins, coarse cloth, especially canvas, supported by one or more poles and usually extended by ropes fastened to pegs in the ground" and (annex) "something annexed or added".

8. The legal principles applying to the characterisation of development in planning law were recently summarised in *Blackhill Residents Group Inc v Marist Youth Care Ltd* (No.5) [2001] NSWLEC 43 as follows (excluding citations):

   *Principles for characterisation of use of land are identified in* Chamwell Pty Ltd v Strathfield Council *and also in* Dooralong*. In planning law, use must be for a purpose* Chamwell; Shire of Perth v O'Keefe*; and* Minister Administering the Crown Lands Act v New South Wales Aboriginal Land Council*. The purpose is (or purposes are) the end to which land is seen to serve. It or they describe(s) the character which is imparted to the land at which the use is pursued.*

   *In approaching the question of characterisation of a use of land for planning purposes, what is required is the determination of the appropriate genus which best describes the activities in question: North* Sydney Municipal Council v Boyts Radio and Electrical Pty Ltd. *It is appropriate to look at the entirety of the proposal for the purpose of characterisation:* Woolworths Ltd v Pallas Newco*.*

9. There is no suggestion as far as I can see in the original application or the application for review that suggest the proposed tents and communal amenities building are for anything other than a camping ground. The Council considered that the proposed development as refused did not meet

the definition of camping ground because the bathroom structures proposed at that time were not "portable and lightweight temporary shelters". The bathroom structures have now been replaced with lightweight tents, which are precisely the type of structure described in the definition. The proposed development as amended in the review application is properly characterised as a camping ground. The proposed review application properly addresses refusal reason no. 1.

**Landowner's Consent**

10. I am instructed that DA20/1621 as refused included work within the right of carriageway benefiting the development site. The work comprised tree trimming, an additional passing bay and a convex mirror as identified in your traffic engineer's report and the Rural Fire Service referral.

11. The lodgement of a development application requires the consent of the owner of the land to which the application relates.[1] The land owner whose consent to the making of the development application is required, is the owner of the land on which the development **the subject of the development application** is to be carried out.[2] The subject matter of a development application is determined by an analysis of the development application form and the plans and reports submitted with the application.[3] If the documents accompanying a development application reveal that part of the proposed development extends to land other than the development site, that other land is also the subject of the development application, and the consent of the owner of that land is required to lodge the application.[4]

12. The proposal as described in the letter prepared by SET dated 22 October 2021 which accompanies the review application expressly excludes work on the right of carriageway. The application relates only to lot 2 DP 4498, and I understand that the consent of the owner of that land has been given to the lodgement of DA20/1621. Shoalhaven Council may decide to require work within the right of carriageway to be carried as a condition of an approval, should it be issued. However, a condition imposed on a development consent by the consent authority requiring work to be done on land other than the development site does not constitute that land as part of the subject matter of the application.[5]

13. A further relevant legal principle for the Council to bear in mind is that it is not necessary for work on the right of carriageway to form part of the proposed development. Shoalhaven City Council has the power to determine DA20/1621 if the road work is not a component of the application, provided the impacts which prospectively flow from the work are taken into consideration when assessing the application.[6]

Yours faithfully

[1] EP&A Regulations, cl 49(1)
[2] *North Sydney Council v Ligon 302 Pty Ltd* (1996) 185 CLR 470
[3] *Currey v Sutherland SC* (1998) 100 LGERA 365
[4] *Owners SP 37762 v Pham* [2005] NSWLEC 500
[5] Also *Currey v Sutherland SC* (1998) 100 LGERA 365
[6] *Songkal Pty Ltd v Warringah Council* (2001) 117 LGERA 237

Michael Mantei
Lawyer Director – Planning Law Solutions
Accredited Specialist Local Government and Planning Law

CL22.284 - Attachment 5

Shoalhaven City Council

# Plan of Management
# Kangaroo Valley Showground

2021

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CL22.287 - Attachment 1

## 1. KEY INFORMATION

This plan of management (PoM) has been prepared by Shoalhaven City Council and provides direction as to the use and management of council-owned community land and council-managed Crown reserves classified as 'community land' in the City of Shoalhaven. The PoM is required in accordance with Section 3.23 of the *Crown Land Management Act 2016* and Section 36 of the *Local Government Act 1993*.

This PoM specifically addresses the management of Kangaroo Valley Showground (Osborne Park). The PoM outlines the way the land will be used and provides the framework for Council to follow in relation to the express authorisation of leases and licence on the land.

| | |
|---|---|
| **Responsible Officer:** Courtney Fung | **Reviewed by:** |
| **Revisions:** | **Date:** |
| **Description of Amendments:** | |
| **Author/Editor:** Courtney Fung | |
| **Review/Sign off:** | |

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## 2. INTRODUCTION

Shoalhaven City Council is located on the south coast of New South Wales, the regional centre of Nowra-Bomaderry is located approximately 160km south of Sydney. The population is mostly concentrated along the coast. Major centres include Nowra-Bomaderry, Milton-Ulladulla, Huskisson-Vincentia, St Georges Basin, Culburra Beach and Sussex inlet.

The City of Shoalhaven covers an area of over 4600 square kilometres, it contains significant areas of National Park, State Forest, Bushland and beaches and lakes, with strong natural amenity. The area is a popular among new residents, holiday makers and day trippers.

Shoalhaven City Council has a large amount of Crown land, with over 170 Crown reserves. Crown land in the Shoalhaven is varied in its use and in the purpose for which the land was reserved, however the reserve purposes typically found in the Shoalhaven are:

- Public Recreation;
- Access;
- Community Purpose;
- Bushfire Brigade;
- Study/Preservation of Native Flora;
- Cemetery;
- Public Recreation & Showground;
- Local Government Purposes;
- Wharf Facility;
- Museum;
- Public Recreation & War Memorial;
- Parking;
- Camping;
- Public Recreation & Racecourse; and
- Environmental Protection.

The categorisation of Crown land managed by Shoalhaven City Council was prepared so that the categorisation most closely relates to the reserve purpose. As a result, the most common categorisation of Crown land in the Shoalhaven is Park and Natural area.

### 2.1 Purpose of the plan of management

The *Local Government Act 1993* (LG Act) requires a plan of management (PoM) to be prepared for all public land that is classified as 'community land' under that Act.

The *Crown Land Management Act 2016* (the CLM Act) authorises local councils (council managers) appointed to manage dedicated or reserved Crown land to manage that land as if it were public land under the *Local Government Act 1993* (LG Act). Therefore, all Crown land reserves managed by council are also required to have a PoM under the LG Act.

The purpose of this PoM is to:

- contribute to the council's broader strategic goals and vision as set out in the *Shoalhaven Community Strategic Plan 2027*
- ensure compliance with the *Local Government Act 1993* and the *Crown Land Management Act 2016*
- provide clarity in the future development, use and management of the community land
- ensure consistent management that supports a unified approach to meeting the varied needs of the community.



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Detailed maps and aerial photos of the land to which this PoM applies can be found in Appendix 1 of this document. Further information about the legislative context of Crown Reserve PoMs can be found in Appendix 2 of this document.

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## 2.2 Process of preparing this plan of management

Figure 1 below illustrates the process undertaken by Council in preparing this PoM.

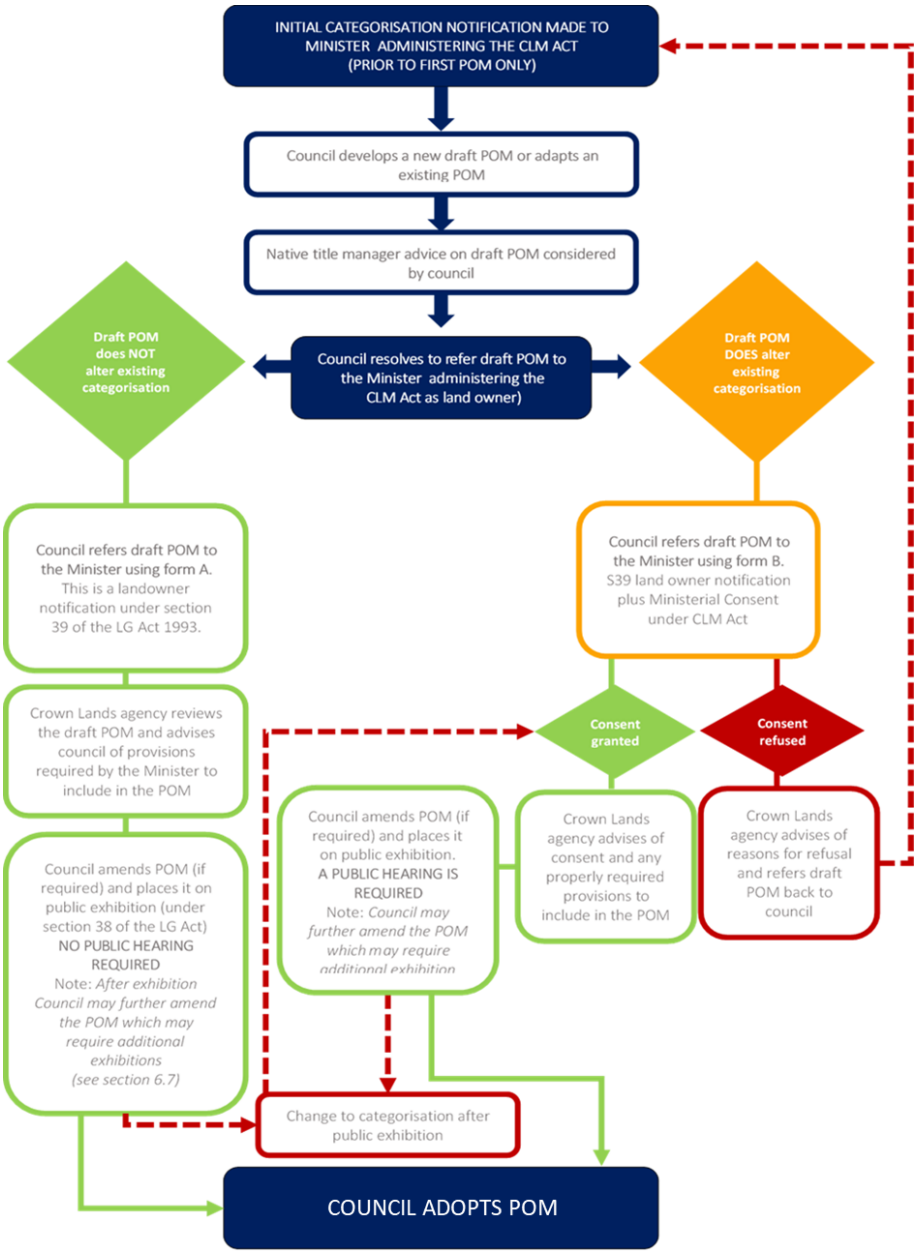


**Figure 1: process for preparing a Plan of Management for council managed Crown Reserves.**



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## 2.3 Change and review of plan of management

This PoM will require regular review in order to align with community values and changing community needs, and to reflect changes in council priorities. Council has determined that it will review the PoM within 5 years of its adoption. However, the performance of this PoM will be reviewed on a yearly basis to ensure that the Reserve is being managed in accordance with the PoM, is well maintained and provides a safe environment for public enjoyment.

Council may continue to acquire or divest land for the benefit of the community. Land may also come into council's ownership by dedication of land for open space. The appendices to this PoM may be updated from time to time, reflecting significant changes to the condition of the community land, or to reflect new acquisitions or dedications of land.

The community has had an opportunity to participate in reviews of this PoM.

## 2.4 Aboriginal interests in Crown land

Crown land has significant spiritual, social, cultural and economic importance to the Aboriginal peoples of NSW. The CLM Act recognises and supports Aboriginal rights, interests and involvement in Crown land.

The management of Crown land can be impacted by the *Native Title Act 1993* (Cth) and the *Aboriginal Land Rights Act 1983* (NSW).

Further details on Aboriginal interests in Crown land are provided at Appendix 3 of this document.

## 2.4 Community consultation

The engagement process for the Kangaroo Valley Showground plan of management was undertaken during May and June 2021. The focus of the consultation was to understand how stakeholders and the community value the area and what their vision for the Showground may be in the future. The process also sought to obtain ideas and priorities from both community and Council.

As part of the community consultation, meetings were held with key stakeholders and users of the Showground and a Community Survey hosted on Council's engagement platform. A total of 24 representatives from stakeholder groups were interviewed, 12 members of the public attended the public drop-in session and 72 responses were received through the online survey. Council considered the feedback received before adopting the PoM. Further details of the community consultation are provided in the Community Consultation Summary Report, included in Appendix 4.

This PoM was placed on public exhibition from [XX/XX/XXXX to XX/XX/XXXX], in accordance with the requirements of section 38 of the *Local Government Act 1993*. A total of [XX] submissions were received. Council considered these submissions before adopting the PoM.

In accordance with section 39 of the *Local Government Act 1993*, prior to being placed on public exhibition, the draft PoM was referred to the Department of Planning, Industry and Environment – Crown Lands, as representative of the state of NSW, which is the owner of the Reserve. Council has included in the plan any provisions that have been required by the Department of Planning, Industry and Environment – Crown Lands.



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# 3. LAND DESCRIPTION

## 3.1 Background

Public land provides the community with a variety of facilities and spaces, including local and regional parks, showgrounds, community halls, picnic areas, natural bushland, caravan parks and camping grounds. The system has developed since the 1850s in recognition of the basic needs of all members of our community to access open spaces for physical, emotional, and spiritual development and well-being.

Some public land is State owned by the New South Wales Government. However, there are large areas of State-owned Crown land that are managed by local councils as Crown Land Managers under the Crown Land Management Act 2016, or because the land has devolved to them under section 48 of the Local Government Act 1993.

The Kangaroo Valley Showground is comprised of public land in the township of Kangaroo Valley in the City of Shoalhaven, approximately 16km north west of Nowra CBD and 48km south west of Wollongong CBD (see Figure 2). The Showground is a mixture of Council owned community land and Crown land, for which Shoalhaven City Council is Crown land manager.

**Figure 2 Location of Kangaroo Valley in wider Context (Source: NSW SixMaps 2021)**

The Kangaroo Valley Showground is one of four showgrounds in the City of Shoalhaven, the other Showground being located in Berry, Nowra and Milton. The Kangaroo Valley Showground is located on the north side of Moss Vale Road, in the eastern side of the Kangaroo Valley township with the Kangaroo River to the north. The Showground includes a diversity of significant buildings and other facilities, including several with identified heritage values.

The Kangaroo Valley Showground is an important public space used by many people, inclusive of both Shoalhaven residents and visitors, with flow-on social and commercial

benefits to the local community. The site is multi-functional in its uses, being a valued community asset and recreational hub in the Kangaroo Valley. The site continues to have high social value to the community, and acts as a reminder of the agricultural and rural history of the area. The built structures and natural areas at the Showground provides for changing community needs and interests in the area.

## 3.2 Site Description

This plan of management covers the Osborne Park Kangaroo Valley Showground (Showground). The reserve information is detailed in Table 1. The Showground comprises a number of allotments which form an asymmetrical irregular shape with its area totalling approximately 6.8 hectares as illustrated in Figure 3. The allotments are owned by either Shoalhaven City Council or the NSW State Government (Crown), and where the allotments are owned by the Crown, Council acts as Crown land manager under the *Crown Land Management Act 2016*.

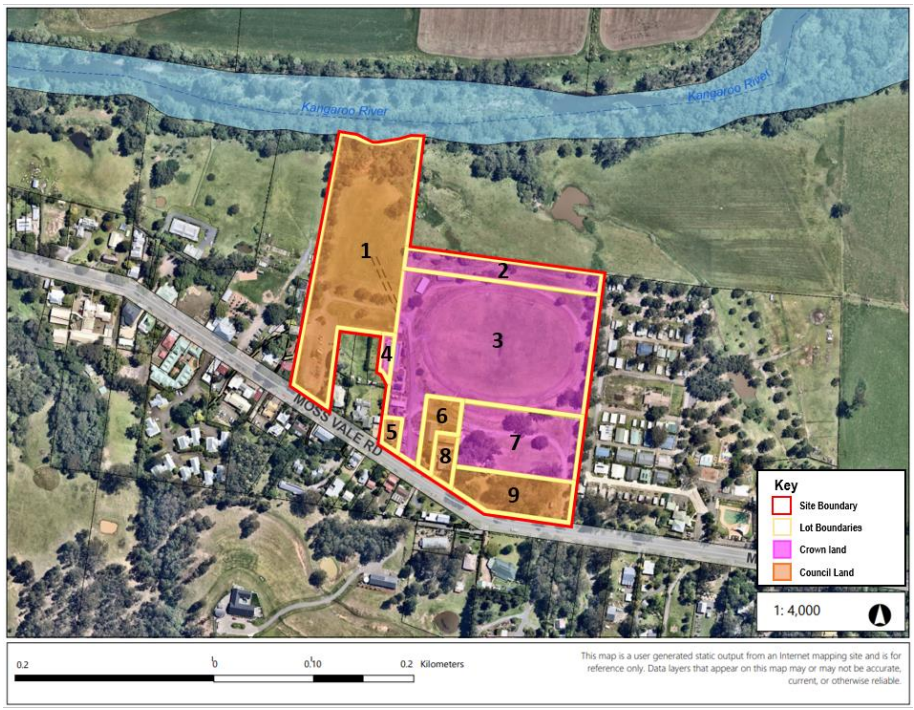


**Figure 3 Property Descriptions and Lot Boundaries that comprise the Showground**

This PoM is specific to the land mentioned in Table 1. Contact the council or refer to the council's website for information about other public land not listed above.



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**Table 1 Descriptions of Showground land parcels covered by Plan of Management**

| Figure Ref | Property Description | Council Reserve No. | Crown Reserve No. | Land Tenure/ Classification | Categorisation | Crown Land Purpose | Management Arrangement | Area |
|---|---|---|---|---|---|---|---|---|
| 1 | Lot 1 DP 627807 | NKV031 | - | Operational Land | - | N/A | Council Owned | 2.00ha |
| 2 | Lot 1 DP 210368 | NKV142 | D580016 | Crown Reserve | General Community Use | Public Recreation | Council as Crown land Manager | 0.42ha |
| 3 | Part Lot 1 DP 909749 | NKV142 | R580015 | Crown Reserve | General Community Use | Public Recreation | Council as Crown land Manager | 2.72ha |
| 4 | Lot 3 DP 589396 | NKV142 | D580016 | Crown Reserve | General Community Use | Public Recreation | Council as Crown land Manager | 0.05ha |
| 5 | Lot 1 DP 1003243 | NKV143 | - | Community Land | General Community Use | N/A | Council Owned | 0.06ha |
| 6 | Lot A DP 376259 | NKV029 | - | Community Land | General Community Use | N/A | Council Owned | 0.19ha |
| 7 | Lot 2 DP 210368 | NKV142 | D580016 | Crown Reserve | General Community Use | Public Recreation | Council as Crown land Manager | 0.83ha |
| 8 | Lot B DP 376259 | NKV029 | - | Community Land | General Community Use | N/A | Council Owned | 0.11ha |
| 9 | Lot D DP 409219 | NKV029 | - | Community Land | General Community Use | N/A | Council Owned | 0.47ha |

## 3.3 Site Context

The Showground is located in the historic town of Kangaroo Valley, in the north west of the City of Shoalhaven Local Government Area (**LGA**). Kangaroo Valley is river valley, with the Kangaroo River traversing east west through the valley. The main township is Kangaroo Valley, and its associated suburb which is accessed by Moss Vale Road, providing linkages to the Southern Highlands to the north west and the Shoalhaven to the south east.

The Showground is located along the northern side of Moss Vale Road (see Figure 4), and includes land known as Osborne Park. The site encompasses a mix of Council owned and managed Community Land and Operational Land, along with a significant portion of State owned Crown land. The Showground comprises a variety of built structures, some of which are classified as items of Local heritage, along with large areas of open space.

There are three public entry ways to the Showground from Moss Vale Road which are open 24 hours, 7 days a week. Each entrance point is shared access for vehicles and pedestrians.

Surrounding development is generally low density residential or commercial to the west, south and east, with Kangaroo River and open rural space to the north.

The Showground provides for a wide range of users and activities inclusive of community functions, organised sport and large-scale events such as the Kangaroo Valley Show and Folk Festival.

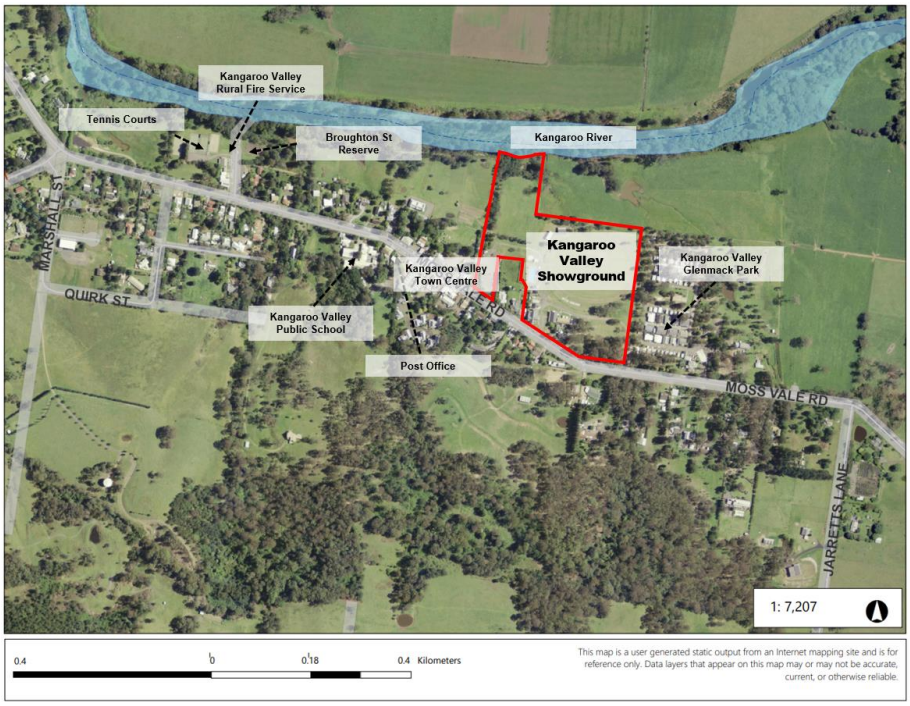


**Figure 4 Location and context of Kangaroo Valley Showground**



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## 3.4 The Showground Site

The Showground contains a mix of built structures, vegetation and open space (illustrated in Figure 5), with majority of vegetation located on the boundary of the site, being mature trees. Two large open spaces are situated on the site, with the rectangular equestrian area on the north west of the site, and the multi-use fenced oval located on the north east part of the site. A pathway runs from the west car park and entry parallel to the southern boundary of the equestrian area and joins the vehicular ring road which encircles the oval with two access points from Moss Vale Road from between the Community Hall and Playground, and at the south east boundary of the site.

**Figure 5 Site Plan**

### Landscape and Vegetation

The main landscape and vegetation elements of the Showground are as follows:

- Equestrian area;
- Showground Ring and Multi-Sports Field;
- Mature trees along north west and south east boundaries of the site; and
- Garden and small plantings in front of Community Hall and Caretaker's Cottage.

### Built Structures

The built structures on the site range in construction dates and styles due to the gradual development and additions to the Showground. Some buildings over the site were relocated with the establishment of the Showground in the 1950s, while others were purpose built for Showground uses. Buildings and structures on the site are listed below:

- Showground Ring & Multi-Sports Field (inclusive of cricket wicket, seating and fencing);
- Agricultural Pavilion – John Walker Pavilion;
- Poultry Pavilion – shed;
- Cattle yard (including loading ramp, wash-down area and drinking well);
- Judge's booth;
- Woodchop area;
- Various horse stalls at various locations along the boundaries of the site;
- Equestrian building;
- Storage shed;
- Kiosk;
- Agricultural & Horticultural Office;
- Agricultural & Horticultural Committee Room;
- Bar & Covered Seating;
- Caretaker's cottage (including garage, garden & shed);
- Children's playground (including fencing);
- Swimming pool and associated facilities (including pump, storage sheds and covered wading pool);
- Kangaroo Valley Community Hall;
- Shower and change rooms;
- Amenities block;
- Tourist Information Booth;
- West car park (adjacent to Antique Store and providing access to the Plant Nursery);
- Car park and main entrance (adjacent to Community Hall);
- And east entrance adjacent to caravan park.

A number of structures on the Showground site are identified to have heritage values and are further described on the NSW Heritage Inventory database. Detailed photographic surveys and descriptions are contained in the Kangaroo Valley Showground Conservation Management Plan 2004 prepared by Tropman & Tropman Architects.

### Site Photographs

This section contains photographs of the Showground and surrounding area taken by Council staff during the site visit conducted on 10 February 2021.

***Surrounding Area***

Moss Vale Road looking north showing Police Station and side of Community Hall.

Moss Vale road looking west.

Commercial developments opposite Showground site on south side of Moss Vale Road looking south west.

View of west car park and entrance from south side of Moss Vale Road.

Moss Vale Road looking east from west car park entrance.

Development opposite Showground site looking south.

Garden planting at west entrance and car park.

Adjacent plant nursery.

Vegetation along north boundary of the site fronting Kangaroo River.

Adjacent caravan park to the east of the site viewed from north east boundary of Showground.

***Site Features***

West car park and entrance looking north viewed from Moss Vale Road.

West car park looking south.

Shoalhaven tourist information booth at west car park adjacent to Moss Vale Road.

Fencing at north boundary of west car park looking east showing pool facilities in background.

Equestrian area looking north viewed from west car park. Mature trees lining boundary of Showground site and Kangaroo River shown in left of photograph and background.

Showground site viewed from north west boundary of site looking south east showing equestrian area in foreground and equestrian building & pool facilities in background.

Horse stalls looking east along northern boundary north of Showground Ring.

Southern façade of storage shed.

Eastern façade of storage shed showing side access and miscellaneous items at the rear, inclusive of additional temporary metal seating.

Horse stalls located to the east of storage shed.

Equestrian building viewed from south east corner of equestrian area.

Northern façade of equestrian building.

Southern façade of equestrian building viewed from pathway showing storage shed in background and Showground Ring to the right of the photograph.

Site looking west viewed from intersection of ring road around Showground Ring and pathway leading to west car park.

Plant room for swimming pool viewed from intersection of ring road around Showground Ring and pathway leading to west car park.

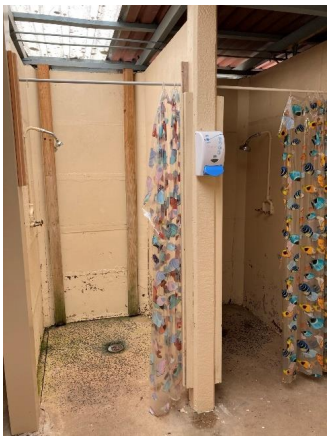
Northern entrance to swimming pool viewed from pathway in front of shower and change rooms.

Swimming pool sign and gate showing toddler pool in foreground and lap pool in background.

Toddler pool in foreground and lap pool in background.

Covered picnic facilities and brick BBQ in background.

Change rooms and shower facilities block.



Female showers.

Female changeroom.

Amenities block viewed from main entrance car park.

Female toilets.

Detail of front façade of Kangaroo Valley Hall.

Detail of side entrance to Kangaroo Valley Hall as viewed from main car park.

Main entrance and car park looking north viewed from Moss Vale Road.

Detail of entry sign and fence on west side of main entrance.

Main car park and entrance looking north.

Showground Ring south fence and terrace seating .

Ring road with Showground Ring in background.

Terrace seating and stairs looking north showing equestrian building and storage shed in background.

Terrace seating and stairs looking south showing Agricultural Pavilion background.

Southern fencing around Showground Ring looking east.

Showground Ring looking south from centre of Ring showing fencing, covered seating & bar area, office & kiosk and Agricultural Pavilion in background.

Cricket wicket in centre of Showground Ring looking north.

North portion of Showground Ring looking east showing drainage structure and caravan park in background.

North portion of Ring Road with Showground Ring to the right of the photograph.

Horse stalls along north east boundary.

Horse stalls located on north east boundary of Showground site with Caravan Park to the right of the photograph.

Agricultural Pavilion viewed from south portion of Ring Road.

Detail of sign located above entrance to Agricultural Pavilion.

Eastern façade of Agricultural Pavilion viewed from main car park.

Children's playground looking north viewed from Moss Vale Road footpath.

Caretaker's Cottage looking northeast from Moss Vale Road footpath showing garden and landscaping.

Front façade of Caretaker's Cottage viewed from Moss Vale Road footpath showing Children's Playground and Kangaroo Valley Hall in background.

Northern façade of Poultry Pavilion.

Poultry Pavilion looking north west viewed from cattle yard.

Bar & Covered seating looking north west viewed from in front of Poultry Pavilion.

Bar & Covered Seating looking south.

Kiosk, Office and Committee Room building looking west viewed from in front of raised covered seating area showing access ramp.

Detail of northern façade of Kiosk, Office and Committee Room building.

Access doors to Show Office and Committee Room.

Detail of kiosk access and service area.

Fenced raised shaded seating area in front of Kiosk, Office and Committee Room building with chairs facing north towards Showground Ring.

Kiosk, Office and Committee Room building looking south from Ring Road showing fenced raised seating area in foreground.

Woodchop area looking east towards caravan park showing concreted bases.

Judge's Booth looking south west showing drinking well and cattle yard in background.

Detail of southern façade and entrance to Judge's Booth.

Mature trees within cattle yard location.

Cattle yard looking north east showing Judge's Booth in background viewed from southern boundary of site.

Intersection of south east access road from east entrance from Moss Vale Road and Ring Road looking north west showing Showground Ring in background.

East entrance looking south towards Moss Vale Road.

East entrance to site looking north west viewed from Moss Vale Road footpath.

# 4. BASIS OF MANAGEMENT

Shoalhaven City Council intends to manage its community land to meet:

- assigned categorisation of community land
- the LG Act guidelines and core objectives for community land
- restrictions on management of Crown land community land.
- the council's strategic objectives and priorities
- development and use of the land outlined in Section 6 of the LG Act.

The "Basis for Management" is what underpins the way the Showground is managed. The basis for management describes stakeholders' fundamental expectations and provides directions for making decisions. Stakeholders include resident and visiting community members, community organisations, Council and Government agencies. The basis for management is therefore derived from

- community values and
- legislative and policy requirements

## 4.1 Legislative Context

The main Environmental Planning Instrument which applies to the Showground is the Shoalhaven Local Environmental Plan 2014 (SLEP 2014).

The site is zoned a part RU1 – Primary Production, RU5 – Village and RE1 – Public Recreation as shown in Figure 6 and outlined in Table 2.

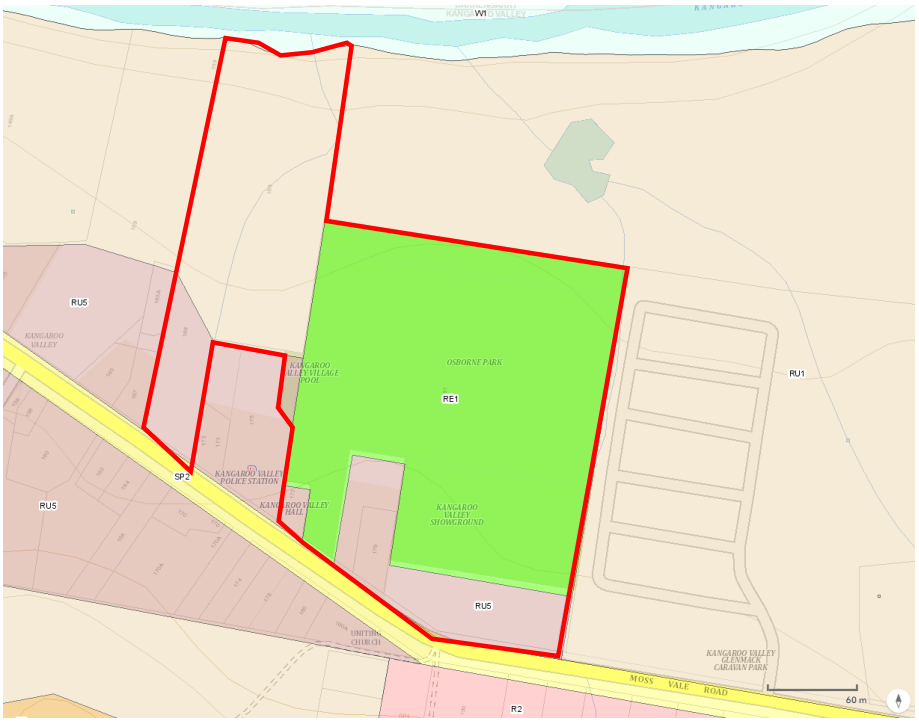



**Figure 6 land use zoning over Showground site (Source: NSW Planning Portal 2021)**



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**Table 2 Land Use Zoning over the Showground**

| Property Description | Land Use Zoning |
|---|---|
| Lot 1 DP 627807 | Part RU1 – Primary Production, Part RU5 – Village |
| Lot 1 DP 210368 | RE1 – Public Recreation |
| Part Lot 1 DP 909749 | RE1 – Public Recreation |
| Lot 3 DP 589396 | RU5 – Village |
| Lot 1 DP 1003243 | RU5 – Village |
| Lot A DP 376259 | RU5 – Village |
| Lot 2 DP 210368 | RE1 – Public Recreation |
| Lot B DP 376259 | RU5 – Village |
| Lot D DP 409219 | RU5 – Village |

The objectives of each land use zoning which applies to the Showground is provided below:

Zone RU1 Primary Production

- *To encourage sustainable primary industry production by maintaining and enhancing the natural resource base.*
- *To encourage diversity in primary industry enterprises and systems appropriate for the area.*
- *To minimise the fragmentation and alienation of resource lands.*
- *To minimise conflict between land uses within this zone and land uses within adjoining zones.*
- *To conserve and maintain productive prime crop and pasture land.*
- *To conserve and maintain the economic potential of the land within this zone for extractive industries.*

Zone RU5 Village

- *To provide for a range of land uses, services and facilities that are associated with a rural village.*

Zone RE1 – Public Recreation

- *To enable land to be used for public open space or recreational purposes.*
- *To provide a range of recreational settings and activities and compatible land uses.*
- *To protect and enhance the natural environment for recreational purposes.*

The built and natural elements of the Showground are generally in accordance with the objectives as listed under each land use zoning on relevant parts of the site.

## 4.2 Heritage Context

The Showground contains one item listed as a local heritage item under Schedule 5 of SLEP 2014, as outlined in Table 3.

**Table 3 Heritage Listings at Kangaroo Valley Showground**

| Name | Address | Property Description | Heritage Listing | SLEP 2014 Item No. |
|---|---|---|---|---|
| "Osborne Park"- Federation Weatherboard community hall and Kangaroo Valley Showground Complex | 177-181 Moss Vale Road, Kangaroo Valley | Lot 1, DP 1003243; Lots 1 and 2, DP 210368; Lots A and B, DP 376259; Lot D, DP 409219; Part Lot 1, DP 909749 | Local | 235 |

The NSW State Heritage Inventory provides the following Historical Notes for the listing:

> *The recreation ground 'Osborne Park' was gazetted on 27th March 1888 and named after the Osborne family, pioneers of the district.*
> *Team games demanded a park but no land was reserved for recreational use in the village of Osborne' when it was privately laid out. No suitable Crown land was available. In April 1886, residents of the Valley wished to secure a park and a deputation waited on the Minister for Mines to request that ten acres of suitable land be secured for recreational purposes. As a result of the deputation, an officer visited the Valley and selected a portion of 'Wiley's Paddock' ten acres fronting the road for two chains, 'on the township side and to the rear of the Presbyterian Church'.*
> *The Kangaroo Valley Progress Committee fenced the recreation ground in the same year. Sports of all kinds, cricket, football and athletics appear to have been held on the park from that time.*
>
> *The Shoalhaven Agricultural and Horticultural Society, founded in 1874 was followed 11 years later by an A & H Association in the Valley. The first show is believed to have taken place in 1885 on a vacant piece of land on the bank of the river at the rear of what is now the Friendly Inn Hotel. The livestock exhibits were paraded there, while exhibits of fruit, farm produce etc were set out in the Church of England School Hall.*
>
> *The first annual show of the association was 'held at Osborne, the township of that district' on Thursday 4th and Friday 5th March 1886. The Association continued to stage attractive shows with people traveling great distances to be present. The want of a Showground was an early difficulty to the committee, which found the erecting and pulling down of buildings and yards a serious drain on its resources.*
> *In 1888 the society sought to secure a permanent Showground where it could stage its annual exhibitions and build permanent structures including show pavilion, luncheon booth and cattle yards. Offers of land were made to the society by A. Osborne, Nugent, McGuire and Nelson, and the committee resolved to accept the offer of Osborne of ten acres opposite the General Cemetery. The land was leased to the society from January 1889 for a period of twenty years at an annual rental of £10, with the first year being rent-free. Tenders were called and the ground fenced and stumped and Thomas Milligan erected the buildings for the Society. In 1911, the committee was looking to the future and, knowing that the showground site opposite the cemetery was offered for sale, an approach was made to the vendor, Mr S. F. Osborne, to see if he would consider giving the show committee an option to*

*purchase the ground. Apparently the site was sold to the Trustees of the Kangaroo Valley A & H Society. The property was sold by the Trustees at a later date.*

*In 1953 the A & H Committee decided that the Society would move to Osborne Park. On the 19th May 1955 the Committee resolved to move the show buildings to Osborne Park and the old showground site was subsequently sold for £690.38. The oval fence containing 184 posts and 182 panels was erected at a cost of £364/12/- and was completed on the 1st June 1955. A working party of twelve ladies then painted the fence. The pavilion was moved to the new ground and renovations were carried out 'to add to its presentation and utility'. The first tree planting on Osborne Park took place on 2nd August 1954 and the total cost was £144/14/-. A second tree planting cost £132/2/-.*

*The showground was opened in 1956 by the Hon M O'Sullivan MLA. Gateposts were erected "as a tribute to our pioneers", in 1956 by the Kangaroo Valley Historical Society.*

*This relocation capitalised on the location of the community hall to create a strong community focus.*

The following documents have been prepared in relation to heritage on the Showground Site:

- *Kangaroo Valley School of Arts – Conservation Management Plan 2000* prepared by Simpson Dawbin Architects; and
- *Osborne Park Kangaroo Valley Showground – Conservation Management Plan 2004* prepared by Tropman & Tropman Architects.

## 4.3 Values – What's Important about the Place

The Kangaroo Valley Showground is an integral part of Kangaroo Valley and surrounding areas, being a large public open space which provides for formal and informal use. The buildings and open areas continue to be used for community purposes and private functions, as intended when first established. It is clear that the Showground is valued greatly by the community.

The importance of the Showground lies in three main areas:

**It is a place that is heavily used**

- community meeting/gathering place
- many user groups
- 24/7 access for general recreation
- events of various size and focus ie. Kangaroo Valley Show, Folk Festival, Arts in the Valley
- organised sports
- dog walking and passive recreation
- buildings utilised for local gym
- village pool for swimming
- public playground and amenities
- located in close proximity to town centre and accessible

**It is an aesthetic place**

- open green space with wooded areas
- views to northern escarpment and Kangaroo River
- rural atmosphere

- well-maintained space

**It is a place that has distinct historical value**

- heritage listed Federation Weatherboard Community Hall and Kangaroo Valley Showground Complex - "Osborne Park"
- intrinsic part of the Kangaroo Valley village heritage and identity
- showcasing agriculture of the region

The 2004 Osborne Park Kangaroo Valley Showground Conservation Management Plan by Tropman & Tropman Architects identifies the Showground as having historical, aesthetic, social and technical/research significance.

## 4.4 Categorisation of the land

All community land is required to be categorised as one or more of the following categories. Where the land is owned by the Crown, the category assigned should align with the purpose for which the land is dedicated or reserved.

The LG Act defines five categories of community land:

- **Park** – for areas primarily used for passive recreation.
- **Sportsground** – for areas where the primary use is for active recreation involving organised sports or the playing of outdoor games.
- **General community use** – for all areas where the primary purpose relates to public recreation and the physical, cultural, social, and intellectual welfare or development of members of the public. This includes venues such as community halls, scout and guide halls, and libraries.
- **Cultural significance** – for areas with Aboriginal, aesthetic, archaeological, historical, technical, research or social significance.
- **Natural area** – for all areas that play an important role in the area's ecology. This category is further subdivided into bushland, escarpment, foreshore, watercourse and wetland categories.

The categorisation of the land is identified in Appendix 1, as well as shown by maps in Appendix 1.

## 4.5 Guidelines and core objectives for management of community land

The management of community land is governed by the categorisation of the land, its purpose, and the core objectives of the relevant category of community land (see General community use). Council may then apply more specific management objectives to community land, though these must be compatible with the core objectives for the land.

The guidelines for categorisation of community land are set out in the Local Government (General) Regulation 2005. The core objectives for each category are set out in the LG Act. The guidelines and core objectives for the Park, Sportsground, General Community Use and Natural Area categories are set out in the relevant category sections of this plan of management.

Community land is valued for its important role in the social, intellectual, spiritual and physical enrichment of residents, workers, and visitors to the City of Shoalhaven.

The intrinsic value of community land is also recognised, as is the important role this land plays in biodiversity conservation and ecosystem function.

Shoalhaven City Council encourages a wide range of uses of community land and intends to facilitate uses which increase the activation of its land, where appropriate. Within buildings,



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swimming pools, and recreational and sporting facilities in particular, Shoalhaven City Council intends to permit and encourage a broad range of appropriate activities.

## 4.6 Restrictions on management of Crown land

Council is the Crown land manager of the Crown reserves described in this plan of management in accordance with the legislation and conditions imposed by the minister administering the *Crown Land Management Act 2016*. The use of the land described in this plan of management must:

- be consistent with the purpose for which the land was dedicated or reserved
- consider native title rights and interests and be consistent with the provisions of the Commonwealth *Native Title Act 1993*
- consider the inchoate interests of Aboriginal people where an undetermined Aboriginal Land Claim exists
- consider and not be in conflict with any interests and rights granted under the *Crown Land Management Act 2016*
- consider any interests held on title.

## 4.7 Council's strategic objectives and priorities

Shoalhaven City Council, in consultation with the community, developed the Shoalhaven Community Strategic Plan (CSP) to identify priorities, and guide future growth and development within the LGA. The CSP identifies four themes for the City of Shoalhaven, which have direct influence on the objectives, uses and management approach for the Showground site. These themes are listed as follows:

- Theme 1 – Resilient, safe and inclusive communities
- Theme 2 – Sustainable, liveable environments
- Theme 3 – Prosperous communities
- Theme 4 – Responsible governance



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# 5. DEVELOPMENT AND USE

Shoalhaven City Council understands the importance of the Kangaroo Valley Showground as landmark for agricultural activities as well as a recreational location for residents and visitors.

Council's Swim, Sport and Fitness manages the facility in coordination with the Osborne Park Management Committee. The asset management team identify costs for maintenance and upgrades, write grant applications for improvements and submit budget bids to Council.

## 5.1 Current use of the land

This section of this PoM contains information about the existing use of the land, including:

- Condition of the land and structures;
- Use of the land and structures; and
- Current leases and licences on the land.

## 5.2 Permissible uses / future uses

Community land is valued for its important role in the social, intellectual, spiritual and physical enrichment of residents, workers, and visitors to the City of Shoalhaven.

The intrinsic value of community land is also recognised, as is the important role this land plays in biodiversity conservation and ecosystem function.

Shoalhaven City Council encourages a wide range of uses of community land and intends to facilitate uses which increase the activation of its land, where appropriate. Within buildings, swimming pools, and recreational and sporting facilities in particular, Shoalhaven City Council intends to permit and encourage a broad range of appropriate activities.

The use of community land is often supported by appropriate ancillary development such as playground equipment, amenity blocks or food kiosks.

The general types of uses which may occur on community land categorised as General Community Use and the forms of development generally associated with those uses, are set out in Section 6 of this document.

## 5.3 Express authorisation of leases and licences and other estates

Under section 46(1)(b) of the LG Act, leases, licences and other estates formalise the use of community land. A lease, licence or other estate may be granted to organisations and persons, community groups, sports clubs and associations, non-government organisations, charities, community welfare services, non-profit organisations and government authorities.

The lease or licence must be for uses consistent with the reserve purpose(s), the assigned categorisation and zoning of the land, be in the best interests of the community as a whole, and enable, wherever possible, shared use of community land.

Any lease or licence proposal will be individually assessed and considered, including the community benefit, compatibility with this PoM and the capacity of the community land itself and the local area to support the activity.

A lease is normally issued where exclusive control of all or part of an area by a user is proposed. In all other instances a licence or short-term licence or hire agreement will be issued.

### Leases and licences authorised by the plan of management

This plan of management **expressly authorises** the issue of leases, licences and other estates over the land covered by the plan of management, provided that:



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- the purpose is consistent with the purpose for which it was dedicated or reserved
- the purpose is consistent with the core objectives for the category of the land
- the lease, licence or other estate is for a permitted purpose listed in the *Local Government Act 1993* or the Local Government (General) Regulation 2005
- the issue of the lease, licence or other estate and the provisions of the lease, licence or other estate can be validated by the provisions of the *Native Title Act 1993* (Cth)
- where the land is subject to a claim under the *Aboriginal Land Rights Act 1983* the issue of any lease, licence or other estate will not prevent the land from being transferred in the event the claim is granted
- the lease, licence or other estate is granted and notified in accordance with the provisions of the *Local Government Act 1993* or the Local Government (General) Regulation 2005
- the issue of the lease, licence or other estate will not materially harm the use of the land for any of the purposes for which it was dedicated or reserved.

Tables in the relevant category sections of this plan of management further identify the purposes for which leases and licences may be issued over the reserves identified in this plan of management.

### Short-term licences

Short-term licences and bookings may be used to allow the council to program different uses of community land at different times, allowing the best overall use.

Short-term licences are authorised for the purpose of:

(a) the playing of a musical instrument, or singing, for fee or reward

(b) engaging in a trade or business

(c) the playing of a lawful game or sport

(d) the delivery of a public address

(e) commercial photographic sessions

(f) picnics and private celebrations such as weddings and family gatherings

(g) filming sessions

(h) the agistment of stock.

Fees for short-term casual bookings will be charged in accordance with the council's adopted fees and charges at the time.

### Native title and Aboriginal land rights considerations in relation to leases, licences and other estates

When planning to grant a lease or licence on Crown reserves, the council must comply with the requirements of the Commonwealth *Native Title Act 1993* (NT Act) and have regard for any existing claims made on the land under the NSW *Aboriginal Land Rights Act 1983*.

It is the role of the council's engaged or employed native title manager to provide written advice in certain circumstances to advise if the proposed activities and dealings are valid under the NT Act (see Appendix 3 for more information).



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# 6. MANAGEMENT OF LAND BY CATEGORY

## 6.1 General Community Use

Land categorised as General Community Use is land which does not display the attributes of other categories of Community Land such as Natural Area, Park, or Sportsground. In general, it has one or more of the following attributes

- Is multi-use in nature
- Provides support structures for the development of healthy communities, such as neighbourhood centres or scout/guide halls
- Has a primarily operational function but has not been classified as operational land,
- Has a reasonably natural sate but is of insufficient size to function as Natural Area as defined by the Act

General Community Use land in the Shoalhaven Local Government Area is diverse in its nature and use. Therefore, effective management requires the integration and consideration of several factors, including consideration of the Core Objectives of General Community Use land and the range of legislation and policy applicable to it.

Crown Land which has been categorized as General Community Use must be managed with regard to the purpose for which it was originally reserved.

### Guidelines and core objectives

General community use land is defined in clause 106 of the LG (General) Regulation as land that may be made available for use for any purpose for which community land may be used, and does not satisfy the definition of natural area, sportsground, park or area of cultural significance.

The core objectives for community land categorised as general community use, as outlined in Section 36I of the LG Act, are to:

- promote, encourage and provide for the use of the land
- provide facilities on the land, to meet the current and future needs of the local community and of the wider public:
    - (a) in relation to public recreation and the physical, cultural, social and intellectual welfare or development of individual members of the public, and
    - (b) in relation to purposes for which a lease, licence or other estate may be granted in respect of the land (other than the provision of public utilities and works associated with or ancillary to public utilities).

### Key issues

This section addresses issues such as threats to the Kangaroo Valley Showground, and other impacting factors. These key issues include fourteen categories, see Table 4 below for further information.

**Table 4 Key Issues**

| **Issue** | |
|---|---|
| Community Involvement | The level of community involvement in the management and use of General Community Land varies with the range of uses the site is utilised for.<br>Land which has the primary function of facilitating community use is often looked after by a Management Committee or is formally maintained by Council. Management responsibility of the Kangaroo |



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| Issue | |
|---|---|
| | Valley Showground lies with the Kangaroo Valley (Osborne Park) Management Committee, with day-to-day supervision of the site undertaken by the live-in on-site Caretaker.<br><br>Management and maintenance of different areas throughout the Showground site varies with the ranges of use, and user groups who utilise specific areas on the site.<br><br>There is a need to ensure the site is appropriately maintained at a consistent level throughout the year. Community Groups and volunteers who provide maintenance assistance should be appropriately recorded and registered, and provided with sufficient training and insurance cover. |
| Use | General Community Use land is used in varying ways by a wide range of user groups, both from the community and visitors to the area. The nature of these uses should be consistent with the core objectives of the land.<br><br>It should be ensured that these facilities are used for public recreation purposes which promotes the physical, cultural and social welfare of the users and meets current and future population demand to allow ongoing and regular use of the site. |
| Heritage | There is one item identified under Schedule 5 of the SLEP 2014 as being of local heritage significance.<br><br>The 2004 CMP prepared for the Showground by Tropman & Tropman Architects identifies that agricultural showgrounds were generally established in the late 1800s with land being set aside when towns were identified and planned. Kangaroo Valley differs in that the current location is its third established location. The CMP determines the Showground as having historical, social, aesthetic and technical significance at a local level in Kangaroo Valley.<br><br>Opportunities and constraints of the site in relation to heritage are provided within the 2004 CMP, along with conservation procedures for the site. Council needs to ensure that any future developments over the site are consistent with the relevant legislation, and preserves the heritage significance at the Showground. |
| Proximity to other similar reserves | There are 4 showgrounds within the City of Shoalhaven, each with a unique features, topography and community however the showgrounds all provide generally similar facilities. The similar facilities include but are not limited to pavilion building, multi-use showground ring, kiosk, amenities block, showers and parking to cater for large agricultural events.<br><br>Analysis provided within Council's Community Infrastructure Strategic Plan 2017-2036 (CISP) identifies Showgrounds as the 11th most popular sport and/or recreation spaces and/or buildings in the City of Shoalhaven. The showgrounds are largely spaced out in the Shoalhaven area, with Berry, Nowra and Kangaroo Valley showgrounds located in generally the far north of the LGA while Milton Showground is centrally located.<br><br>The Showground site is generally isolated in its provision of certain community facilities within the Kangaroo Valley and wider area. The |

| Issue | |
|---|---|
| | site provides a swimming pool, multi-use sportsground, hall and equestrian area all accessible by the wider public.<br><br>It is identified in the CISP that there is generally a lack of regional parks in some areas of the Shoalhaven, which is true in the Kangaroo Valley area. Council needs to ensure the Showground site is able to continue the provision of these facilities to the Kangaroo Valley community and wider area due to the isolated nature of the facilities and the area provided for. |
| Provision of facilities | The Showground site is identified within the CISP as containing a District Sports Park, Aquatic Centre and Community Building. With multiple facilities provided at the site with a variety of user groups, it is important to consider ancillary uses to these facilities, specific user group needs and amenities.<br><br>Council needs to ensure the provision and retention of the Showground site as it provides for a valuable community recreation space and associated facilities. It should be ensured that the site continues to cater for the growing population in Kangaroo Valley, and wider City of Shoalhaven. |
| Site Boundary of Kangaroo Valley Village Pool | A licencing agreement currently exists between NSW Police and Council, due to expire in June 2021 to enable public use of the grassed area to the west of the swimming pool, part of what is legally known as Lot 4 DP 589396. The land is vacant land which was largely underutilised by NSW Police, and easily incorporated into the swimming pool area.<br><br>Council should engage in discussion with NSW Police to explore the possibility for permanent inclusion, or a long term agreement for the incorporation of land into the Showground site. |
| Maintenance | Council is responsible for ensuring the safety of all users of Council land, particular land which receives a high level of use.<br><br>The Showground site is comprised of a number of built and natural elements which need to be kept to an acceptable standard of use. The multiple accessways to the site via Moss Vale Road, the internal roads and carpark should be safe for regular vehicular use, in addition to adequate fencing along the boundary and between different sections within the Showground.<br><br>It should be ensured that regular inspections of the Showground site be undertaken to reduce risks and concerns in relation to the quality of equipment, safety and standards of built structures, access.<br><br>It is encouraged that the community and other users of the site actively report safety and maintenance concerns to Council for action. |
| Impact on adjoining properties | The types of use which may occur on land categorised as General Community Use may have the potential to impact on adjoining properties. This may occur through traffic or noise generated from community facilities, impacts directly related to the presence of public utilities, loss of privacy and noise generated from use of pedestrian accessways and the like. |

| Issue | |
|---|---|
| | The Showground site has different levels of use which would result in varied levels of impact on adjoining properties. The Kangaroo Valley Show and the Folk Festival are examples of potential significant impacts on adjoining properties with a large visitation rate which would cause strains on amenities, parking and increase noise levels and potential waste.<br><br>Where Council is considering development on General Community Use land, development will generally be subject to a Development Application. Development Applications which are assessed under the Environmental Planning and Assessment Act 1979, are required to consider impacts on adjoining properties. |
| Erosion, drainage and monitoring & maintenance of water quality | The Showground site has a number of mature trees and vegetated areas. The northern boundary of the site adjoins the Kangaroo River, and such the protection of vegetation should be a priority due to its ability to reduce erosion and improve water quality.<br><br>Stormwater drains discharging into General Community Use land and natural streams flowing through this land often carry high levels of nutrients and fertilisers, as well as other pollutants such as herbicides and pesticides. High nutrient levels promote weed species growth and are partially responsible for the spread of weeds throughout public land. Stormwater discharge and eroded channels also carry high sediment loads which impact on water quality in receiving waters.<br><br>A number of stormwater drainage systems are located on the north portion of the Showground Ring, the condition of these drains is disintegrating with broken concrete and unstable sides. Drainage systems need to be regularly maintained to ensure they are operating to the appropriate standard and are safe for users of the site.<br><br>It is noted that the Showground currently utilises low impact solutions to the problems associated with stormwater runoff and erosion and maintenance of water quality. These low impact solutions are to be given precedence over high impact engineering solutions for their aesthetic, economic and environmental rationale. High impact engineering solutions will only be used after a thorough assessment of environmental impacts. |
| Impact on native flora & fauna | The Showground site comprises both vegetated and cleared areas. The northern boundary of the site adjoins the Kangaroo River and as such, it is important that use of the Showground site and associated development does not impact on the natural areas within and in close proximity to the site.<br><br>Vegetation on the site should be well maintained to ensure the continued ecological health of the land, and improve biodiversity on the site and its surrounds.<br><br>New plantings and revegetation works on the site should be done with local, native species which attracts fauna to the area. Clearing of vegetation on the site should be only when necessary. |
| Bushfire | The Showground site is identified by the NSW Rural Fire Service (RFS) as a Neighbourhood Safer Place (NSP) ‘open space’. A NSP |

| Issue | |
|---|---|
| | is a place of last resort during a bush fire emergency, to be used when all other options cannot be put into action safely.<br><br>Council's GIS mapping shows a small portion of the south west boundary to Moss Vale Road as bushfire prone categorised as 'vegetation buffer'. The remainder of the site is not identified as bush fire prone, but due to the varying behaviours of each bushfire and the mature vegetation along the north boundary to the Kangaroo River and the south east boundary at the cattle yard, this could pose a bushfire threat.<br><br>Council, with regular discussions with the NSW RFS should ensure ongoing formal and informal inspections of the Showground site meets the guidelines and objectives of a NSW RFS NSP. |
| Accessibility | Facilities located General Community Use land should be accessible for all members of the community and visitors to the area.<br><br>New development on the Showground site is required to be in accordance with the relevant standards and guidelines legislated by the *Disability Discrimination Act 1992*. The Showground site contains a number of buildings that were located and constructed prior to accessibility standards, terraced areas and varied topography. These buildings and areas should be inspected, and access upgrades implemented to ensure equal access and opportunity over the site.<br><br>Regular site inspections should be undertaken at the Showground site to ensure that appropriate access is possible and maintained to a high standard of useability for all. |
| Access | The wider public generally has access to General Community Use land. The Showground site contains a number of open spaces which are openly accessible to the wider public, but also buildings which are under lease or licence for which the wider public has restricted access.<br><br>Council may limit access to the Showground site, or certain areas within the site when works are being undertaken or when there is potential for damage to the facility or land. Council may also limit access for the protection or rehabilitation of items of significance and vegetated areas, or where a lease has been granted over a facility or for a particular purpose. |
| Crime Prevention | Council is committed to ensuring the safety of all who reside or visit the City of Shoalhaven. As such, the NSW Government endorsed Crime Prevention Through Environmental Design strategy (CPTED) has been adopted by Council.<br><br>CPTED is a situational crime prevention method which focuses on the design and planning of built structures in cities and neighborhoods. By reducing opportunities for crime through design and place management, the likelihood of crime occurring is lowered. There is opportunity for the lighting at the Showground to be upgraded to provide additional surveillance and safety. |

| Issue | |
|---|---|
| | The Showground site should be regularly assessed against the CPTED Crime Risk Assessment method to reduce the risk of crime occurring at the site. |
| Activation | Council is committed to promoting higher and regular levels of community use of its facilities to increase social cohesion and the physical and mental health of the community.<br>The Showground site has a number of facilities that provide for a variety for organised and informal physical and social activities and passive uses.<br>Council should encourage shared use between the multiple users of the Showground site and promote multi-use facilities to ensure regular use of community infrastructure. |
| Cost Recovery | The CISP identifies tension between user groups and Council in relation to fees to use council facilities, as the community views the fees collected are not adequately being reinvested into the facilities.<br>The Showground site has many facilities that allows for commercial and retail use of the site, with the Kangaroo Valley Show being a large scale example. These additional uses for the site have the opportunity to provide alternate income streams when demand for community use is low. Increasing use, and allowing for multi-purpose use of the Showground site has the opportunity to assist Council to recover costs. |

**Management framework for reserves categorised as General Community Use**

***Volunteer Management***

Due to the large area of the Shoalhaven local government area, and the large number of community facilities, Council uses management committees to manage these facilities to their full potential. Community-based management is a cost-effective solution, and gives local communities opportunities for developing skills, and pride in contribution and achievement.

Some areas of General Community Use land have natural elements. While these elements may not fit with the criteria Natural Area or Park, they may still be managed by a volunteer group, but through Councils Bushcare/Parkcare program.

A Parkcare group may be initiated by an inquiry by a resident or community member for the Showground site. Groups are assigned a Bushcare Field Officer, whose role is to support the group through developing Hazard Identification and Risk Assessments for sites. Their role includes collaborating with Bushcare/Parkcare groups to formulate an Action Plan for the site, which may be adopted by council. Volunteer groups may implement actions which are identified in their action plan.

***Management Committees***

Under section 355 and 377 of the *Local Government Act 1993*, Council has the power to appoint Committees to delegate the management of facilities to local residents and/or organizations.

Management Committees are an extension of Council, rather than a separate entity. Facilities and funds handled by them belong to the community through Council. When Management Committees are acting within the terms of their delegated authority they are, in

effect, Council. Committee Roles include planning, managing facility use and managing facility maintenance.

Management committees are required to adhere to guidelines which ensure their proper functioning in accordance with the rules and regulations which govern Councils activities and the integration of their procedures with those of council. As such, Council prepared the Management Committee Guidelines to detail the essential roles and functions of the Committees and the protocols and procedures they must follow.

### Insurance

Council will maintain public liability insurance for the land. Council will also maintain property insurance for council assets/buildings. The property insurance does not cover third party property/equipment located at the venue or within its buildings.

All users of the land by lease, licence or other agreement will be required to obtain public liability insurance cover for a minimum amount of $20m. Evidence must be provided to Council, in the form of a Certificate of Currency. The Certificate of Currency must note the interest of 'Shoalhaven City Council and the Minister administering the Crown Lands Act are noted as interested parties for their respective rights and interests'.

Other insurance requirements may be required dependent on the special event or use (e.g. workers compensation, motor vehicle insurance, product liability, etc), as outlined in the Council's Events Policy.

### Fees and Charges

Fees and charges for the hire and use of Public reserves, recreational areas, public buildings/facilities and community services are outlined in Shoalhaven City Council's Fees and Charges Delivery Program and Operational Plan – Part 2.

### Conditions of Hire

Council has policies in place which manage the conditions of hire of Council facilities. These policies can be found on Councils website. A temporary licence may be issued by Council as part of the approval process prior to community land being used for certain activities.

### Development and use

Development on land categorised as General Community Use must be consistent with the provisions of the *Local Government Act 1993*, and in the case of Crown land, the *Crown Land Management Act 2016*, and the *Native Title Act 1993*. Development must be assessed in accordance with all relevant legislation.

Development of the Showground site must be consistent with the Core Objectives of the categorisation of the land as well as the Reserve Purpose. Development shall not materially harm the land for the purpose for which it was dedicated or reserved.

Development on the Crown land must have Council's Native Title Managers written advice in relation to Native Title and Aboriginal Land Claims and must be approved by Council in writing.

The Showground site, being categorised as General Community Use may be used for a range of functions, including but not limited to active and passive recreation uses.

### *Current use of the land*

### Condition of the land and structures

Asset conditions ratings of the land and structures measures the health of an asset. The ratings are a key parameter in determining the remaining useful life and can be used to predict how long it will be before an asset needs to be repaired, renewed or replaced.

Council's conditions rating table is located in Table 5 below and it demonstrates 100 being very poor condition to 0 which is in very good condition.

The structures at the Showground are generally between 50 – 0 which indicates that they are in fair to very good condition.

**Table 5 Condition ratings for assets on Showground site**

| Rating | Scale | Condition of asset |
|---|---|---|
| 100 | Very Poor Condition | • Structure has failed and is not operational<br>• Maintenance is not viable<br>• Unfit for purpose<br>• Environmental/contamination/pollution issues exist |
| 75 | Poor Condition | • Structure is badly deteriorated<br>• Potential structural problems<br>• Inferior appearance<br>• Major defects |
| 50 | Fair Condition | • Average condition<br>• Significant defects are evident<br>• Services are functional but maintenance is required<br>• Deferred maintenance work exists |
| 25 | Good Condition | • Minor defects<br>• Superficial deterioration<br>• Major maintenance not required |
| 0 | Very Good Condition | • No defects<br>• As new condition and appearance |

The condition of the land and structures the Showground site at the time of adoption are provided in Table 6 and Table 7 below.

**Table 6 Condition of built structures on Showground site**

| Structure | Description | Scale | Condition |
|---|---|---|---|
| West Entrance & Car Park | At-grade asphalt car park with vehicular access via separate directional verge cross-over from Moss Vale Road. Tourist Information Booth is located at the south-east corner of the car park. | 25.00 | Good Condition |
| Tourist Information Booth | Freestanding covered structure oriented north-west. | 0.00 | Very Good Condition |
| Horse Stalls | Metal structures at various locations throughout the Showground site. | 25.00 | Good Condition |



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| | | | |
|---|---|---|---|
| Storage Shed | Main covered corrugated iron building with extended verandah on the northern façade. | 25.00 | Good Condition |
| Equestrian Building | Corrugated iron building with glass windows set on concrete base covered by simple slanted roof. | 0.00 | Very Good Condition |
| Swimming Pool | Main 25m lap pool and covered toddler pool to the south. Adjacent staff building and separate plant room with machinery. | 25.00 | Good Condition |
| Shower & Change Rooms | Rectangular shaped building with separate gendered facilities. Showers and separate change room provided. | 50.00 | Fair Condition |
| Amenities Block | Square shaped building with separate gendered facilities, with disabled bathroom accessible via at-level ramp from main car park. | 0.00 | Very Good Condition |
| Community Hall | Wood panelled building of irregular shape with complex roof form. | 25.00 | Good Condition |
| Main Entrance & Car Park | At-grade asphalt car park with vehicular access through brick entrance way from Moss Vale Road. | 25.00 | Good Condition |
| Terrace Seating | Two sets of wooden seating supported by metal posts on terraced concrete base. Concrete stairs with metal railing between two sets of seats. | 50.00 | Fair Condition |
| Agricultural Pavilion | Corrugated iron building of rectangular shape with simple roof form. | 50.00 | Fair Condition |
| Children's Playground | Fenced playground with assortment of play equipment on with grassed and bark covered areas. | 25.00 | Good Condition |
| Caretaker's Cottage | Single storey wood panelled dwelling facing south towards Moss Vale Road with simple corrugated iron roof. Garage located to the west of the main house. | 25.00 | Good Condition |
| Poultry Pavilion | Corrugated iron building accessible through garage roller door or separate metal gates. | 25.00 | Good Condition |

| | | | |
|---|---|---|---|
| Bar & Covered Seating | Wooden building with simple roof which extends east forming a verandah supported by metal beams. Outdoor seating has concrete slab base. | 25.00 | Good Condition |
| Kiosk, Office & Committee Room | Constructed of wood and brick with narrow verandah along the building length on northern façade facing the Showground ring. Separate entrances for kiosk, office and committee room. | 25.00 | Good Condition |
| Judge's Booth | Standalone raised wooden building of square shape accessible via wooden steps to door on southern façade. | 75.00 | Poor Condition |
| Cattle Yard | Metal structures in parallel rows running north south. | 25.00 | Good Condition |
| East Entrance | At-grade asphalt road which provides vehicular access through metal gates from Moss Vale Road. | 25.00 | Good Condition |

**Table 7 Condition of land on Showground site**

| Land | Description | Scale | Condition |
|---|---|---|---|
| Equestrian Area | Level grassed area of rectangular shape, clear of structures and vegetation. | 0.00 | Very Good Condition |
| Showground Ring, Cricket Pitch & Sports Field | Level oval grassed area bordered by wooden fence. Cricket wicket in the centre of the Showground ring. Three drainage systems located at the northern end of the Showground Ring. | 25.00 | Good Condition |
| Woodchop Area | Well grassed area with four square concrete bases. | 25.00 | Good Condition |

### Use of the land and structures

The diversity of the Showground site provides for a diverse range of uses as detailed in Table 8 below which outlines the different users, the facilities they use and the manner in which they are used.

The uses detailed below have been informed by the Community Consultation Summary Report located in Appendix 4.

**Table 8 Summary of User Groups**

| Group | Facilities utilised | Comments |
|---|---|---|
| Osborne Park Management Committee | All of Showground | The Osborne Park Management Committee in conjunction and coordination with Council's live-in on-site Caretaker ensures the management and maintenance of the site. |
| Kangaroo Valley Agricultural & Horticultural Association | All of Showground | Operates and manages the Kangaroo Valley Show held annually, requiring exclusive use of the Showground site for the duration of the KV Show. |
| Arts in the Valley | Community Hall, Car parking | Hosts large biannual event of Arts in the Valley, along with additional performances, concerts and visual arts exhibitions throughout the year. |
| Kangaroo Valley Folk Festival | All of Showground | Operates and manages the Kangaroo Valley Folk Festival held annually. Volunteers are permitted to camp on half the oval during the festival. |
| Kangaroo Valley Gym | Agricultural Pavilion, Showground Ring and Community Hall | Utilises and operates from the Pavilion on a permanent basis, except during the KV Show and Folk Festival. Additional associated activities held on the Showground Ring and Community Hall. |
| Kangaroo Valley Community Bushfire Committee / Kangaroo Valley RFS | Community Hall / All of Showground | Community Hall used for briefings during emergencies.<br>Showground site categorised as a Neighbourhood Safer Place – a place of last resort during a bushfire emergency. |
| Yoga | Community Hall | Community hall regularly utilised for community yoga classes. |
| Kangaroo Valley Lions Club | All of Showground | Monetary contributions made to deliver Village Pool and adjacent grassed volleyball court space. |
| Ultimate Frisbee | Showground Ring | Social community group for ultimate frisbee who utilise the Showground Ring for about 40 weeks a year. |
| Latin Dancing | Community Hall | Latin dancing classes held weekly in Community Hall. |

### Current leases and licences

There are currently no leases or licences on the reserve.



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### Permissible uses / future uses

The general types of uses which may occur on community land categorised as General Community Use, and the forms of development generally associated with those uses, are set out in detail in Table 9.

The facilities on community land may change over time, reflecting the needs of the community.

**Table 9 Permissible use and development of community land categorised as General Community Use by council or the community.**

| Purpose/Use, such as… | Development to facilitate uses, such as… |
|---|---|
| Providing a location for, and supporting, the gathering of groups for a range of social, cultural or recreational purposes.<br><br>Providing multi-purpose buildings (for example, community halls and centres) with specialised community uses such as:<br><br>• casual or informal recreation<br>• meetings (including for social, recreational, educational or cultural purposes)<br>• functions<br>• concerts, inclusive of all musical genres<br>• performances (including film and stage)<br>• exhibitions and festivals<br>• fairs and parades (including the Kangaroo Valley Show, markets, and other festivals)<br>• workshops<br>• leisure or training classes<br>• designated group use (e.g. scout and girl guide use)<br>• entertainment facilities<br>• car parking (for events held on site or overflow car parking for town centre) | Development for the purposes of social, community, cultural and recreational activities, such as libraries, childcare centres, youth services, aged services, men's sheds, health services, sports.<br><br>Development includes:<br><br>• provision of buildings or other amenity areas to facilitate use and enjoyment by the community<br>• alterations and additions, whether permanent or temporary (particularly within buildings) for the purposes of addressing the needs of a particular group (for example, a stage)<br>• landscaping and finishes, improving access, amenity and the visual character of the Showground<br>• water-saving initiatives such as rain gardens<br>• energy-saving initiatives such as solar lights and solar panels<br>• car parking and loading areas<br>• advertising structures and signage (such as A-frames and banners) that:<br>  ○ relate to approved uses/activities<br>  ○ are discreet and temporary<br>  ○ are approved by the council<br>• locational, directional and regulatory signage. |

### Express authorisation of leases, licences and other estates – General Community Use

This plan of management **expressly authorises** the issue of leases, licences and other estates over the land categorised as General Community Use, listed in Table 10.



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**Table 10 Leases, licences and other estates and purposes for which they may be granted for community land categorised as General Community Use.**

| Type of tenure arrangement | Maximum term | Purpose for which tenure may be granted |
|---|---|---|
| Lease | 21 years | • health or medical practitioners associated with the relevant facility (for example, nutrition, physiotherapy)<br>• educational purposes, including libraries, education classes, workshops<br>• cultural purposes, including concerts, dramatic productions and galleries<br>• recreational purposes, including fitness classes, dance classes and games<br>• sporting uses developed/operated by a private operator<br>• kiosk, café and refreshment purposes<br>• commercial retail uses associated with the facility (e.g. sale or hire of sports goods)<br>• caravan parks and camping grounds |
| Licence | 21 years | • social purposes (including child care, vacation care)<br>• educational purposes, including libraries, education classes, workshops<br>• recreational purposes, including fitness classes, dance classes<br>• café/kiosk areas<br>• sale of goods or services that are ancillary to community land use and reserve purpose, for example flower sales at cemetery |
| Short-term licence | 12 months | • public speeches, meetings, seminars and presentations, including educational programs<br>• functions (including commemorative functions, book launches, film releases, balls, and similar activities)<br>• displays, exhibitions, fairs, fashion parades and shows<br>• events (including weddings, corporate functions, and community gatherings)<br>• concerts and other performances, including both live performances and film (cinema and TV)<br>• broadcasts associated with any event, concert, or public speech<br>• engaging in an appropriate trade or business delivering a public address, community events; auctions, markets and similar activities |
| Other estates | Individual determination | This PoM allows the council to grant 'an estate' over community land for the provision of public utilities and works associated with or ancillary to public utilities |



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| Type of tenure arrangement | Maximum term | Purpose for which tenure may be granted |
|---|---|---|
| | | and provision of services, or connections for premises adjoining the community land to a facility of the council or public utility provider on the community land in accordance with the LG Act. |

### Action plan

Section 36 of the LG Act requires that a PoM for community land details:

- objectives and performance targets for the land
- the means by which the council proposes to achieve these objectives and performance targets
- the manner in which the council proposes to assess its performance in achieving the objectives and performance targets.

Table 11 and Table 12 set out these requirements for community land categorised as General Community Use.

**Table 11 Objectives and performance targets for Core Objective 1 under CLM Act**

| The core objectives for management of community land categorised as general community use are to promote, encourage and provide for the use of the land, and to provide facilities on the land, to meet the current and future needs of the local community and of the wider public in relation to public recreation and the physical, cultural, social and intellectual welfare or development of individual members of the public | | | |
|---|---|---|---|
| s.36(3)(b)<br>**Performance Targets** | s.36(3)(c)<br>**Means of achievement of objectives** | s.36(3)(d)<br>**Manner of assessment of performance** | Responsibility (Asset Custodian/Asset Strategic Planner) |
| Ensure equal access and use for all people, including those with disabilities. | Future development on the Showground site is undertaken in accordance with the *Disability Inclusion Act 2014* and appropriate Australian Standards. | Assess useability of park through surveys and observation. | Asset Custodian |
| | Existing Showground site and features is assessed against legislative standards and requirements and upgraded accordingly. | | |



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| The core objectives for management of community land categorised as general community use are to promote, encourage and provide for the use of the land, and to provide facilities on the land, to meet the current and future needs of the local community and of the wider public in relation to public recreation and the physical, cultural, social and intellectual welfare or development of individual members of the public | | | |
|---|---|---|---|
| s.36(3)(b)<br>**Performance Targets** | s.36(3)(c)<br>**Means of achievement of objectives** | s.36(3)(d)<br>**Manner of assessment of performance** | Responsibility (Asset Custodian/Asset Strategic Planner) |
| To minimise negative impacts of use on adjoining residents. | Investigate potential impacts and prepare mitigation plans in conjunction with residents and user groups as required. | Submissions and comments received from residents adjoining land covered by this Plan of Management are recorded. | Asset Strategic Planner / Asset Custodian |
| To ensure that the Showground site of the which the Plan of Management covers is appropriately categorised. | Community land is accurately categorised, and Crown land is categorised according to the Crown Land Initial categorisation process | All community land is categorised in line with the requirements of the *Local Government Act 1993* and the *Crown Land Management Act 2016*. | Asset Strategic Planner |
| To ensure wayfinding on the Showground site and identification of facilities is clear and legible. | To provide accurate and clear signage in accordance with Council branding guidelines. | Signs erected at the site contain all relevant information, are placed at practical locations and Council's Logo is clearly displayed. | Asset Custodian |
| | Maintain signage to ensure they remain intact, clear and legible for users. | Replace signs when they become illegible, damaged / vandalised. | Asset Custodian |
| To ensure any alteration, upgrading and development on the Showground site is done in accordance with the appropriate processes. | Provide education and information to user groups and community on Council policy and legislative requirements for development on the site. | No unauthorised alterations, upgrades or development works are carried out. | Asset Strategic Planner/ Asset Custodian |
| | | Any unauthorised alteration, upgrades or development works undertaken are rectified. | |

| The core objectives for management of community land categorised as general community use are to promote, encourage and provide for the use of the land, and to provide facilities on the land, to meet the current and future needs of the local community and of the wider public in relation to public recreation and the physical, cultural, social and intellectual welfare or development of individual members of the public | | | |
|---|---|---|---|
| s.36(3)(b)<br>**Performance Targets** | s.36(3)(c)<br>**Means of achievement of objectives** | s.36(3)(d)<br>**Manner of assessment of performance** | Responsibility (Asset Custodian/Asset Strategic Planner) |
| To ensure the site is maintained in accordance with the specifications detailed in Council's Service Level Agreement. | Maintain close liaison with Council's Service Provider. | Regular scheduled inspections and identified maintenance is carried out. | Asset Custodian |
| To ensure the safety of all users. | Undertake regular inspections of the site and undertake repairs as required. | All scheduled inspections and maintenance is carried out. Additional works are undertaken if repairs are required. | Asset Custodian |
| | Undertake regular inspections of the site to determine potential risks. | All scheduled inspections and maintenance is carried out. Additional works are undertaken if repairs are required. | Asset Custodian |
| | Encourage the community to report any maintenance or risk issues immediately to Council | Incident reports made to Council are logged and actioned accordingly. | Asset Custodian/Asset Strategic Planner |
| To reduce the incidence of dumping. | Develop a strategy aimed at reducing the amount of illegal dumping which occurs on the Showground site. | Regular scheduled inspections and removal is carried out if required. | Asset Custodian |
| | Promote proper disposal methods of waste through community education | | |



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| The core objectives for management of community land categorised as general community use are to promote, encourage and provide for the use of the land, and to provide facilities on the land, to meet the current and future needs of the local community and of the wider public in relation to public recreation and the physical, cultural, social and intellectual welfare or development of individual members of the public | | | |
|---|---|---|---|
| s.36(3)(b)<br>**Performance Targets** | s.36(3)(c)<br>**Means of achievement of objectives** | s.36(3)(d)<br>**Manner of assessment of performance** | Responsibility (Asset Custodian/Asset Strategic Planner) |
| To ensure the maintenance and use of the site does not negatively impact on the natural environment. | Undertake regeneration work where required to improve the site. | Comments received regarding maintenance are recorded and actioned appropriately. | Asset Custodian |
| | Where required, revegetate the site using native species. | Where possible, native species are favoured. | |
| Maintain riparian buffers along the northern boundary adjacent to the Kangaroo River to stabilise banks and reduce erosion. | To maintain riparian buffer area and develop a plan to ensure these areas are retained. | Scheduled inspection of the identified riparian buffers to monitor environment impacts. | Asset Custodian |
| To develop and implement plans and strategies aimed at improving water quality. | Develop a program of vegetating open drains and where necessary installing low impact siltation devices. | Regular scheduled inspections and monitoring of water quality is carried out. | Asset Custodian |
| | When undertaking work in or adjacent on public land, ensure appropriate sediment controls are utilised | | |
| | Control of stormwater utilising natural rather than engineered solutions is given priority | | |
| | Develop a prioritised list of sites which require erosion control works | | |

| The core objectives for management of community land categorised as general community use are to promote, encourage and provide for the use of the land, and to provide facilities on the land, to meet the current and future needs of the local community and of the wider public in relation to public recreation and the physical, cultural, social and intellectual welfare or development of individual members of the public | | | |
|---|---|---|---|
| s.36(3)(b)<br>**Performance Targets** | s.36(3)(c)<br>**Means of achievement of objectives** | s.36(3)(d)<br>**Manner of assessment of performance** | Responsibility (Asset Custodian/Asset Strategic Planner) |
| | Negotiate with landowners to remove encroachments onto community land | | |
| Site facilities are easily accessible and well known in the community. | Vehicular and pedestrian access to the site is regularly maintained and wayfinding signage is clear and legible. | Information on facilities is kept up to date online. | Strategic Asset Planner / Asset Custodian |
| | Car parking is continually provided and public transport is located in close proximity to the Showground site. | Monitoring of car parking usage levels and assessment of existing and future public transport links. | |
| Consider the future needs of the community. | Where possible, ensure site facilities are multipurpose and adaptable to ensure a variety of possible future use. | Ensure future uses are considered and implemented. | Strategic Asset Planner |
| Consider emergency evacuation and natural disaster provision. | Ensure that there are sufficient facilities available for use during emergency evacuations. | Develop and implement emergency procedure plans and designated facilities if appropriate. | Strategic Asset Planner / Asset Custodian |
| | Ensure that facilities are strategically located to protect assets and individuals during disaster events. | | |



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| The core objectives for management of community land categorised as general community use are to promote, encourage and provide for the use of the land, and to provide facilities on the land, to meet the current and future needs of the local community and of the wider public in relation to public recreation and the physical, cultural, social and intellectual welfare or development of individual members of the public | | | |
|---|---|---|---|
| s.36(3)(b)<br>**Performance Targets** | s.36(3)(c)<br>**Means of achievement of objectives** | s.36(3)(d)<br>**Manner of assessment of performance** | Responsibility (Asset Custodian/Asset Strategic Planner) |
| | Asset protection zones are maintained and ensure fuel is reduced where possible. | Regular scheduled inspections and vegetation maintenance is carried out. | |
| To ensure use of the Showground site is consistent with the core objectives for General Community Use land. | Facilities will aim to be affordable and welcoming | During the planning process of General Community Use land, these factors will be considered | Asset Custodian |
| | General Community Use is These uses may include Scout and Guide Halls, neighbourhood centres, libraries, cultural centres, childcare centres, educational, cultural and social functions, utility easements and drainage reserves. | Comments received from community members regarding accessibility are recorded | |
| To ensure that General Community Use land is used for appropriate purposes, and in the case of Crown Land, in line with the Reserve Purpose | Monitor Showground site to ensure Showground site is being used for General Community Use purposes. | Regular assessment of uses against General Community Use purposes. | Asset Custodian / Asset Strategic Planner |

**Table 12 Objectives and performance targets for Core Objective 2 under CLM Act**

| The core objectives for management of community land categorised as general community use are to promote, encourage and provide for the use of the land, and to provide facilities on the land, to meet the current and future needs of the local community and of the wider public in relation to purposes for which a lease, licence or other estate may be granted in respect of the land (other than the provision of public utilities and works associated with or ancillary to public utilities). | | | |
|---|---|---|---|
| s.36(3)(b)<br>**Performance Targets** | s.36(3)(c)<br>**Means of achievement of objectives** | s.36(3)(d)<br>**Manner of assessment of performance** | Responsibility (Asset Custodian/Asset Strategic Planner) |
| To ensure that leases, licences and other estates are only granted if they are consistent with the Local Government Act, Crown Land Management Act and / or other relevant legislation and policy. | Ensure all applications comply with the relevant sections of the Local Government Act and other relevant legislation and policy. | Assess all applications against relevant sections of Local Government Act and other relevant legislation and policy | Asset Strategic Planner |
| To ensure that easements over community land are granted in accordance with the Local Government Act Crown Land Management Act and / or other relevant legislation and policy. | Ensure all applications comply with the relevant sections of the Local Government Act and other relevant legislation and policy. | Assess all applications against relevant sections of Local Government Act and other relevant legislation and policy. | Asset Strategic Planner |



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## APPENDICES

The appendices below show Maps, Plan of Management Legislative Framework, Aboriginal Interests in Crown Land, and the Community Consultation Summary Report prepared for the Kangaroo Valley Showground Plan of Management.

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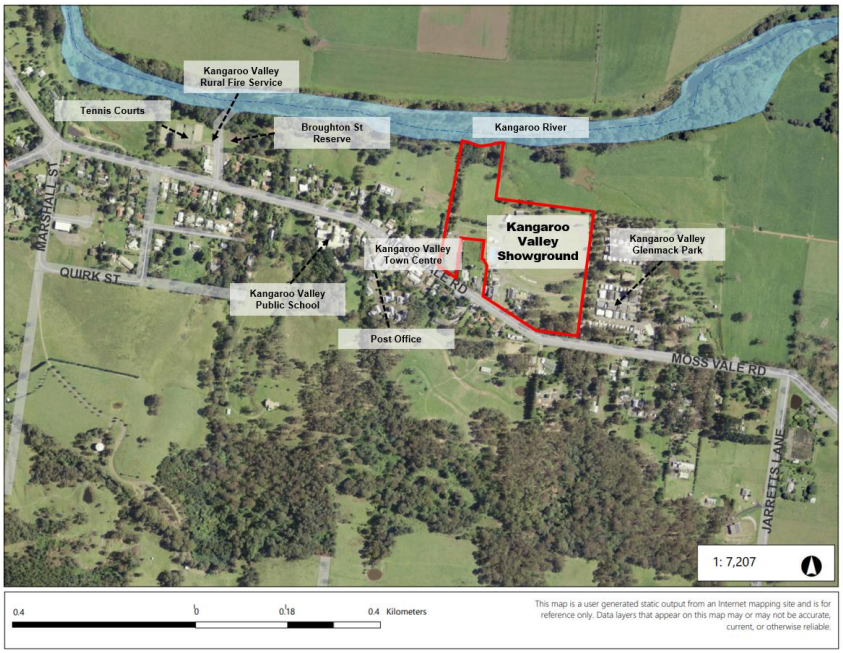
## Appendix 1 – Maps

*The Local Government (General) Regulation 2005 (Clause 113) requires that a draft plan of management that categorises an area of community land, or parts of an area of community land, in more than one category must clearly identify the land or parts of the land and the separate categories (by a map or otherwise).*



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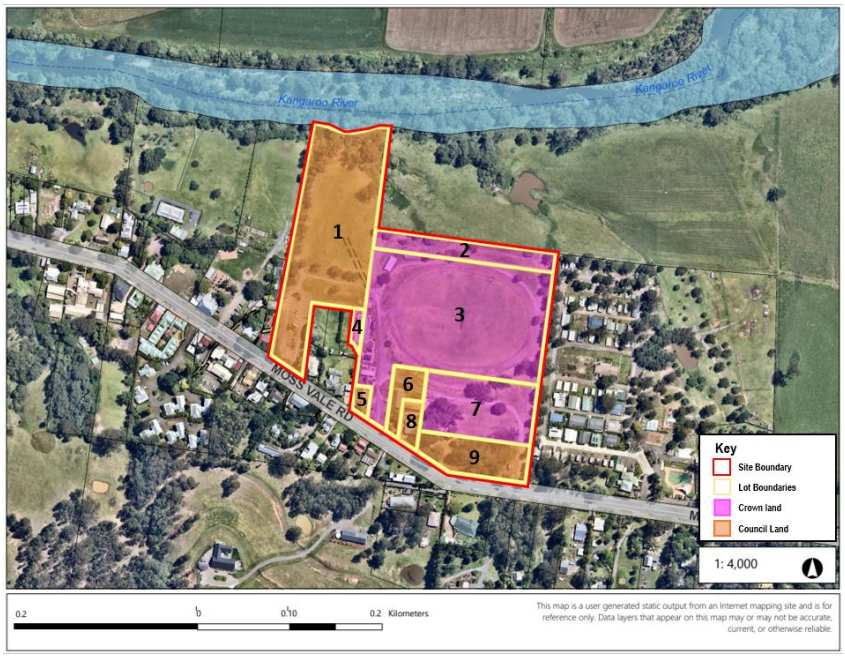
Kangaroo River
Kangaroo River
MOSS VALE RD
1
2
3
4
5
6
7
8
9
Key
Site Boundary
Lot Boundaries
Crown land
Council Land
1: 4,000
0.2
0.10
0.2 Kilometers
This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.

Kangaroo River
MOSS VALE RD
Key
A West Entrance & Car Park
B Tourist Information Booth
C Equestrian Area
D Horse Stalls
E Storage Shed
F Equestrian Building
G Swimming Pool
H Shower & Change Rooms
I Amenities Block
J Community Hall
K Main Entrance & Car Park
L Terrace Seating
M Showground Ring, Cricket Pitch & Sports Field
N Agricultural Pavilion
O Children's Playground
P Caretaker's Cottage
Q Poultry Pavilion
R Bar & Covered Seating
S Kiosk, Office & Committee Room
T Woodchop Area
U Judge's Booth
V Cattle Yard
W East Entrance
1: 3,604
0.2
0.09
0.2 Kilometers
This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.

## Appendix 2 – Plan of Management Legislative Framework

The primary legislation that impacts on how community land is managed or used is briefly described below. You can find further information regarding these acts at www.legislation.nsw.gov.au.

### Local Government Act 1993

Section 35 of the *Local Government Act 1993* (LG Act) provides that community land can only be **used** in accordance with:

- the plan of management applying to that area of community land, and
- any law permitting the use of the land for a specified purpose or otherwise regulating the use of the land, and
- the provisions of Division 2 of Chapter 6 of the Act.

Section 36 of the Act provides that a plan of management for community land must identify the following:

a) the category of the land,
b) the objectives and performance **targets** of the plan with respect to the land,
c) the means by which the council proposes to **achieve** the plan's objectives and performance targets,
d) the manner in which the council proposes **to assess its performance** with respect to the plan's objectives and performance targets,

and may require the prior approval of the council to the carrying out of any specified activity on the land.

A plan of management that applies to just one area of community land:

a) must include a description of:
   (i) the condition of the land, and of any buildings or other improvements on the land, as at the date of adoption of the plan of management, and
   (ii) the use of the land and any such buildings or improvements as at that date, and
b) must:
   (i) specify the purposes for which the land, and any such buildings or improvements, will be permitted to be used, and
   (ii) specify the purposes for which any further development of the land will be permitted, whether under lease or licence or otherwise, and
   (iii) describe the scale and intensity of any such permitted use or development.

Land is to be categorised as one or more of the following:

a) a natural area
b) a sportsground
c) a park
d) an area of cultural significance
e) general community use.

Land that is categorised as a natural area is to be further categorised as one or more of the following:

a) bushland
b) wetland
c) escarpment
d) watercourse
e) foreshore
f) a category prescribed by the regulations.



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Additionally, under section 36 of the LG Act, a site-specific PoM must be made for land declared:

- as critical habitat, or directly affected by a threat abatement plan or a recovery plan under threatened species laws (sections 36A(2) and 36B(3))
- by council to contain significant natural features (section 36C(2))
- by council to be of cultural significance (section 36D(2)).

***Classification of public land***

The LG Act requires classification of public land into either 'community' or 'operational' land (Section 26). The classification is generally made for council-owned public land by the council's Local Environmental Plan (LEP) or in some circumstances by a resolution of the council (Section 27).

Crown reserves managed by council as Crown land manager have been classified as community land upon commencement of the *Crown Land Management Act 2016* (CLM Act). Councils may manage these Crown reserves as operational land if written consent is obtained from the minister administering the CLM Act.

Classification of land has a direct effect on the council's ability to dispose of or alienate land by sale, leasing, licensing or some other means. Under the LG Act, community land must not be sold (except for scheduled purposes), exchanged or otherwise disposed of by the council, and the land must be used and managed in accordance with an adopted PoM. In addition, community land is subject to strict controls relating to leases and licences (sections 45 and 46) of the LG Act.

By comparison, no such restrictions apply to operational land that is owned by councils. For example, operational land can be sold, disposed, exchanged or leased including exclusive use over the land, unencumbered by the requirements which control the use and management of community land. Crown reserves managed by council as operational land may generally be dealt with as other operational land but may not be sold or otherwise disposed of without the written consent of the minister administering the CLM Act.

Operational land would usually include land held as a temporary asset or an investment, land which facilitates the council carrying out its functions or land which may not be open to the general public (for example, a works depot).

The classification or reclassification of council-owned public land will generally be achieved by a Local Environmental Plan (LEP) or by a resolution of council in accordance with sections 31, 32 and 33 of the LG Act. If land is not classified by resolution within a three-month period from acquisition it automatically becomes community land, regardless of whether it satisfies the objectives for community land as outlined in the LG Act.

For Crown land, Council cannot reclassify community land as operational land without consent of the minister administering the CLM Act.

## Crown Land Management Act 2016

Crown reserves are land set aside on behalf of the community for a wide range of public purposes, including environmental and heritage protection, recreation and sport, open space, community halls, special events and government services.

Crown land is governed by the CLM Act, which provides a framework for the state government, local councils and members of the community to work together to provide care, control and management of Crown reserves.

Under the CLM Act, as Council Crown land managers, councils manage Crown land as if it were public land under the LG Act. However, it must still be managed in accordance with the

purpose of the land and cannot be used for an activity incompatible with its purpose – for example, Crown land assigned the purpose of 'environmental protection' cannot be used in a way that compromises its environmental integrity.

Councils must also manage Crown land in accordance with the objects and principles of Crown land management outlined in the CLM Act. The objects and principles are the key values that guide Crown land management to benefit the community and to ensure that Crown land is managed for sustainable, multiple uses.

**Principles of Crown land management**

- Environmental protection principles are to be observed in the management and administration of Crown land.
- The natural resources of Crown land (including water, soil, flora, fauna and scenic quality) will be conserved wherever possible.
- Public use and enjoyment of appropriate Crown land are to be encouraged.
- Where appropriate, multiple uses of Crown land should be encouraged.
- Where appropriate, Crown land should be used and managed in such a way that both the land and its resources are sustained.
- Crown land is to be occupied, used, sold, leased, licensed or otherwise dealt with in the best interests of the state of NSW, consistent with the above principles.

**Crown land management compliance**

In addition to management and use of Crown reserves that is aligned with the reserve purpose(s), there are other influences over council management of Crown reserves. For example, Crown land managers may have conditions attached to any appointment instruments, or councils may have to comply with specific or general Crown land management rules that may be published in the NSW Government Gazette. Councils must also comply with any Crown land regulations that may be made.

### Native Title Act 1993

The Commonwealth *Native Title Act 1993* (NT Act) recognises and protects native title rights and interests. The objects of the NT Act are to:

- provide for the recognition and protection of native title
- establish ways in which future dealings affecting native title may proceed and to set standards for those dealings
- establish a mechanism for determining claims to native title
- provide for, or permit, the validation of past acts invalidated because of the existence of native title.

The NT Act may affect use of Crown land, particularly development and granting of tenure.

Specifically, the CLM Act makes it mandatory for council to engage or employ a native title manager. This role provides advice to council as to how the council's dealings and activities on Crown land can be valid or not valid in accordance with the NT Act.

Council must obtain the written advice from an accredited native title manager that Council complies with any applicable provisions of the native title legislation when:

a) granting leases, licences, permits, forestry rights, easements or rights of way over the land
b) mortgaging the land or allowing it to be mortgaged

c) imposing, requiring or agreeing to covenants, conditions or other restrictions on use (or removing or releasing, or agreeing to remove or release, covenants, conditions or other restrictions on use) in connection with dealings involving the land
d) approving (or submitting for approval) a plan of management for the land that authorises or permits any of the kinds of dealings referred to in (a), (b) or (c).

### Council plans and policies relating to this plan of management

Council has developed plans and policies that are concerned to some extent with the management of community land. These documents have been considered when preparing this PoM.

The following is a list of documents that have a direct association with this PoM:

- *Community Strategic Plan 2027*
- *Community Infrastructure Strategic Plan 2017-2036*
- *Development Plan and Operational Plan & Budget 2020-2021*

### Other state and Commonwealth legislation

***Environmental Planning and Assessment Act 1979***

The *Environmental Planning and Assessment Act 1979* (EP&A Act) provides the framework for planning and development across NSW and guides environmental planning instruments which provide a basis for development control.

The EP&A Act ensures that effects on the natural environment, along with social and economic factors, are considered by the council when granting approval for or undertaking works, developments or activities.

This Act is also the enabling legislation for planning policies which may have a direct influence on open space management. On a state-wide level there are State Environmental Planning Policies (SEPPs). On a regional level there are Regional Environmental Plans (REPs). On a local level there are Local Environmental Plans (LEPs) as well as Development Control Plans (DCPs).

***Aboriginal Land Rights Act 1983***

The *Aboriginal Land Rights Act 1983* (ALR Act) is important legislation that recognises the rights of Aboriginal peoples in NSW. It recognises the need of Aboriginal peoples for land and acknowledges that land for Aboriginal people in the past was progressively reduced without compensation. Crown land meeting certain criteria may be granted to an Aboriginal Land Council. This Act may affect dealings with Crown land that is potentially claimable.

***National Parks and Wildlife Act 1974***

Statutory responsibilities on the council arising from this Act specifically relate to the protection of sites of pre- and post-European contact archaeological significance. This Act may affect community land categorised as cultural significance, natural area or park.

***Biodiversity Conservation Act 2016***

> **Note:** This Act repealed several pieces of legislation including the *Native Vegetation Act 2003*, *Threatened Species Conservation Act 1995*, the *Nature Conservation Trust Act 2001*, and the animal and plant provisions of the *National Parks and Wildlife Act 1974*.

This Act covers conservation of threatened species, populations and ecological communities, the protection of native flora and fauna. This Act primarily relates to community land categorised as natural area. However, other categories may also be affected.



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The *Threatened Species Conservation Act 1995* has been repealed and superseded by the *Biodiversity Conservation Act 201*6. However, references to the former legislation remain in the LG Act and are therefore retained in this guideline.

DPIE's Energy, Environment and Science division advises that recovery plans and threat abatement plans made under the *Threatened Species Conservation Act 1995* were repealed on the commencement of the *Biodiversity Conservation Act* in 2017. These plans have not been preserved by any savings and transitional arrangement under the Biodiversity Conservation Act or LG Act, meaning pre-existing plans have no legal effect.

For this reason, requirements relating to recovery plans and threat abatement plans for local councils preparing plans of management under section 36B of the LG Act are now redundant. Councils will be advised if future amendments are made to the LG Act to enable these mechanisms.

Certain weeds are also declared noxious under this Act, which prescribes categories to which the weeds are assigned, and these control categories identify the course of action which needs to be carried out on the weeds. A weed may be declared noxious in part or all of the state.

### *Fisheries Management Act 1994*

The *Fisheries Management Act 1994* (FM Act) includes provisions for the management of state fisheries, including the conservation of fish habitats, threatened species, populations and ecological communities of fish and marine vegetation and management of the riparian zone, waterways and threatened marine/freshwater aquatic species. This relates to community land categorised as natural area (foreshore, watercourse or wetland).

Where an area of community land is declared to be critical habitat, or if that area is affected by a recovery plan or threat abatement plan under Part 7A of the FM Act, a site-specific plan of management will need to be undertaken.

#### *Rural Fires Act 1997*

This Act contains provisions for bushfire risk management and the establishment of a Bushfire Management Committee. It also includes direction on development in bushfire prone lands.

#### *Water Management Act 2000*

This Act is based on the concept of ecologically sustainable development, and its objective is to provide for the sustainable and integrated management of the water sources of the state for the benefit of both present and future generations. The Act recognises:

- the fundamental health of our rivers and groundwater systems and associated wetlands, floodplains, estuaries has to be protected
- the management of water must be integrated with other natural resources such as vegetation, native fauna, soils and land
- to be properly effective, water management must be a shared responsibility between the government and the community
- water management decisions must involve consideration of environmental, social, economic, cultural and heritage aspects
- social and economic benefits to the state will result from the sustainable and efficient use of water.

***Heritage Act 1977***

This Act contains provisions for the conservation of items of heritage and may relate to community land categorised as cultural significance or natural area.

***Commonwealth legislation***

***Environmental Protection and Biodiversity Conservation Management Act 1999***

This Act enables the Australian Government to join with the states and territories in providing a national scheme of environment and heritage protection and biodiversity conservation. It incorporates threatened species on a national level and with relevance to Matters of National Environmental Significance.

***Telecommunications Act 1997***

This Act provides for telecommunication facilities being permitted on community land without authorisation in a PoM.

***State Environmental Planning Policies***

**State Environmental Planning Policy no. 19 – Bushland in urban areas**

This planning policy deals with bushland in urban areas, so is applicable to PoMs for community land categorised as Natural Area – Bushland.

**State Environmental Planning Policy (Infrastructure) 2007**

This planning policy lists development allowed with consent or without consent on community land.

**State Environmental Planning Policy (Sydney Drinking Water Catchment) 2011**

This aims to protect quality of surface water and the ecosystems that depend on it and requires that any development would have a neutral or beneficial effect on water quality.

**State Environmental Planning Policy (Vegetation in Non-Rural Areas) 2017**

This policy deals with clearing of native vegetation in urban areas and land zoned for environmental protection.

***Other relevant legislation, policies and plans***

*Aboriginal Land Rights Act 1983*

*Biodiversity Conservation Act 2016*

*Biosecurity Act 2015*

*Catchment Management Authorities Act 2003*

*Companion Animals Act 1998*

*Disability Discrimination Act 1992*

*Environmental Planning and Assessment Act 1979*

*Environmental Protection and Biodiversity Conservation Management Act 1999 (Cth)*

*Fisheries Management Act 1994*

*Heritage Act 1977*

*Local Land Services Act 2013*

*Operations Act 1997*

*Pesticides Act 1999*

*Protection of the Environment Operations Act 1997*
*Retail Leases Act 1994*
*Rural Fires Act 1997*
*Soil Conservation Act 1938*
*Telecommunications Act 1997 (Cth)*
*Water Management Act 2000*
NSW Invasive Species Plan 2008-2015
National Local Government Biodiversity Strategy
NSW Biodiversity Strategy
A Vegetation Management Plan for the Sydney Region (Green Web Sydney)
Australian Natural Heritage Charter

## Appendix 3 – Aboriginal interests in Crown land

Crown land has significant spiritual, social, cultural and economic importance to the Aboriginal peoples of NSW. The CLM Act recognises and supports Aboriginal rights, interests and involvement in Crown land.

The management of Crown land can be impacted by the *Native Title Act 1993* (Cth) and the *Aboriginal Land Rights Act 1983* (NSW).

### Native Title

Native title describes the rights and interests that Aboriginal and Torres Strait Islander people have in land and waters according to their traditional law and customs. Native title is governed by the Commonwealth *Native Title Act 1993* (NT Act).

Native title does not transfer the land to the native title holder, but recognises the right to land and water, by providing access to the land and if applicable, compensation for any loss, diminution, impairment or other effect of the act on their native title rights and interests.

All Crown land in NSW can be subject to a native title claim under the NT Act. A native title claim does not generally affect Crown land where native title has been extinguished or it is considered excluded land.

When preparing a PoM, Council is required to employ or engage a qualified native title manager to provide advice and validate acts (developments and tenures) over the reserve, in line with the NT Act. The most effective way to validate acts under the NT Act is to ensure all activities align with the reserve purpose.

If native title rights are found to exist on Crown land, council Crown land managers may be liable to pay compensation for acts that impact on native title rights and interests. This compensation liability arises for local councils whether or not the act was validated under the NT Act.

For further information about native title and the future acts framework see the Crown lands website.

### Aboriginal Land Rights

The *Aboriginal Land Rights Act 1983* (ALR Act) seeks to compensate Aboriginal peoples for past dispossession, dislocation and removal of land in NSW (who may or may not also be native title holders).

Aboriginal land claims may be placed on any Crown land in NSW. The Department of Planning, Industry and Environment is responsible for investigating claims as defined in the ALR Act. If a claim is established, the land is transferred to the Aboriginal Land Council as freehold land.

At the time of preparing this plan of management, the Kangaroo Valley Showground is not under any claim which is affected by an undetermined Aboriginal land claim [TBC upon Native Title Assessment].



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## Appendix 4 – Community Consultation Summary Report

[to be inserted upon receipt from Consultant]

CL22.287 - Attachment 1

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Shoalhaven City Council

# Plan of Management
# Milton Showground

2021

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# 1. KEY INFORMATION

This plan of management (PoM) has been prepared by Shoalhaven City Council and provides direction as to the use and management of council-owned community land and council-managed Crown reserves classified as 'community land' in the City of Shoalhaven. The PoM is required in accordance with Section 3.23 of the *Crown Land Management Act 2016* and Section 36 of the *Local Government Act 1993*.

This PoM specifically addresses the management of Milton Showground. The PoM outlines the way the land will be used and provides the framework for Council to follow in relation to the express authorisation of leases and licence on the land.

| | |
|---|---|
| **Responsible Officer:** Joshua Hanns | **Reviewed by:** |
| **Revisions:** | **Date:** |
| **Description of Amendments:** | |
| **Author/Editor:** Courtney Fung | |
| **Review/Sign off:** | |

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# 2. INTRODUCTION

Shoalhaven City Council is located on the south coast of New South Wales, the regional centre of Nowra-Bomaderry is located approximately 160km south of Sydney. The population is mostly concentrated along the coast. Major centres include Nowra-Bomaderry, Milton-Ulladulla, Huskisson-Vincentia, St Georges Basin, Culburra Beach and Sussex inlet.

The City of Shoalhaven covers an area of over 4600 square kilometres, it contains significant areas of National Park, State Forest, Bushland and beaches and lakes, with strong natural amenity. The area is a popular among new residents, holiday makers and day trippers.

Shoalhaven City Council has a large amount of Crown land, with over 170 Crown reserves. Crown land in the Shoalhaven is varied in its use and in the purpose for which the land was reserved, however the reserve purposes typically found in the Shoalhaven are:

- Public Recreation;
- Access;
- Community Purpose;
- Bushfire Brigade;
- Study/Preservation of Native Flora;
- Cemetery;
- Public Recreation & Showground;
- Local Government Purposes;
- Wharf Facility;
- Museum;
- Public Recreation & War Memorial;
- Parking;
- Camping;
- Public Recreation & Racecourse; and
- Environmental Protection.

The categorisation of Crown land managed by Shoalhaven City Council was prepared so that the categorisation most closely relates to the reserve purpose. As a result, the most common categorisation of Crown land in the Shoalhaven is Park and Natural area.

## 2.1 Purpose of the plan of management

The *Local Government Act 1993* (LG Act) requires a plan of management (PoM) to be prepared for all public land that is classified as 'community land' under that Act.

The *Crown Land Management Act 2016* (the CLM Act) authorises local councils (council managers) appointed to manage dedicated or reserved Crown land to manage that land as if it were public land under the *Local Government Act 1993* (LG Act). Therefore, all Crown land reserves managed by council are also required to have a PoM under the LG Act.

The purpose of this PoM is to:

- contribute to the council's broader strategic goals and vision as set out in the *Shoalhaven Community Strategic Plan 2027*
- ensure compliance with the *Local Government Act 1993* and the *Crown Land Management Act 2016*
- provide clarity in the future development, use and management of the community land
- ensure consistent management that supports a unified approach to meeting the varied needs of the community.



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Detailed maps and aerial photos of the land to which this PoM applies can be found in Appendix 1 of this document. Further information about the legislative context of Crown Reserve PoMs can be found in Appendix 2 of this document.

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## 2.2 Process of preparing this plan of management

Figure 1 below illustrates the process undertaken by Council in preparing this PoM.

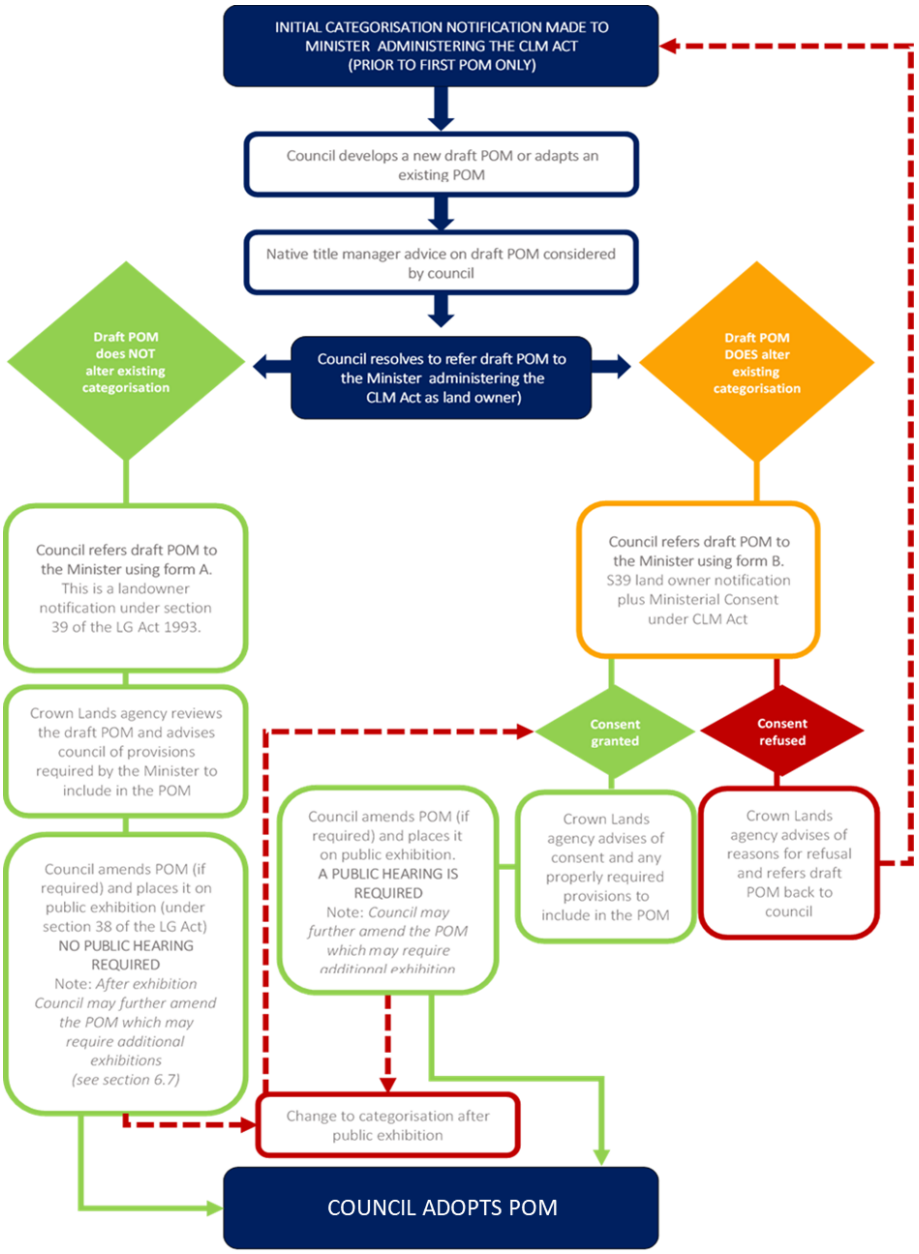


**Figure 1: process for preparing a Plan of Management for council managed Crown Reserves.**



CL22.287 - Attachment 2

## 2.3 Change and review of plan of management

This PoM will require regular review in order to align with community values and changing community needs, and to reflect changes in council priorities. Council has determined that it will review the PoM within 5 years of its adoption. However, the performance of this PoM will be reviewed on a yearly basis to ensure that the Reserve is being managed in accordance with the PoM, is well maintained and provides a safe environment for public enjoyment.

Council may continue to acquire or divest land for the benefit of the community. Land may also come into council's ownership by dedication of land for open space. The appendices to this PoM may be updated from time to time, reflecting significant changes to the condition of the community land, or to reflect new acquisitions or dedications of land.

The community will have an opportunity to participate in reviews of this PoM.

## Aboriginal interests in Crown Land

Crown land has significant spiritual, social, cultural and economic importance to the Aboriginal peoples of NSW. The CLM Act recognises and supports Aboriginal rights, interests and involvement in Crown land.

The management of Crown land may be impacted by Native Title Act 1993 (Cth) and the *Aboriginal Land Rights Act 1983* (NSW).

Further details on Aboriginal interests in Crown land are provided at Appendix 3 of this document.

## Community consultation

The engagement process for the Milton Showground plan of management was undertaken during May and June 2021. The focus of the consultation was to understand how stakeholders and the community value the land and what their vision of the Showground may be in the future. The process also sought to obtain ideas and priorities from both community and Council.

As part of the community consultation, meetings were held with key stakeholders and users of the Showground and a Community Survey hosted on Council's engagement platform. A total of 28 representatives from stakeholder groups were interviewed, over 20 members of the public attended the public drop-in session and 78 responses were received through the online survey. Council considered the feedback received before adopting the PoM. Further details of the community consultation are provided in the Community Consultation Summary Report, included in Appendix 4.

This PoM was placed on public exhibition from [XX/XX/XXXX to XX/XX/XXXX], in accordance with the requirements of section 38 of the *Local Government Act 1993*. A total of [XX] submissions were received. Council considered these submissions before adopting the PoM.

In accordance with section 39 of the *Local Government Act 1993*, prior to being placed on public exhibition, the draft PoM was referred to the Department of Planning, Industry and Environment – Crown Lands, as representative of the state of NSW, which is the owner of the Reserve. Council has included in the plan any provisions that have been required by the Department of Planning, Industry and Environment – Crown Lands.

# 3. LAND DESCRIPTION

## 3.1 Background

Public land provides the community with a variety of facilities and spaces, including local and regional parks, showgrounds, community halls, picnic areas, natural bushland, caravan parks and camping grounds. The system has developed since the 1850s in recognition of the basic needs of all members of our community to access open spaces for physical, emotional, and spiritual development and well-being.

Some public land is State owned by the New South Wales Government. However, there are large areas of State-owned Crown land that are managed by local councils, either as Crown Land Managers under the Crown Land Management Act 2016, or because the land has devolved to them under section 48 of the Local Government Act 1993.

The Milton Showground is comprised of public land in the township of Milton in the City of Shoalhaven, approximately 58km south of the Nowra CBD (See Figure 2). The Showground is a mixture of Council Owned and Crown land, for which Council is Crown land manager.

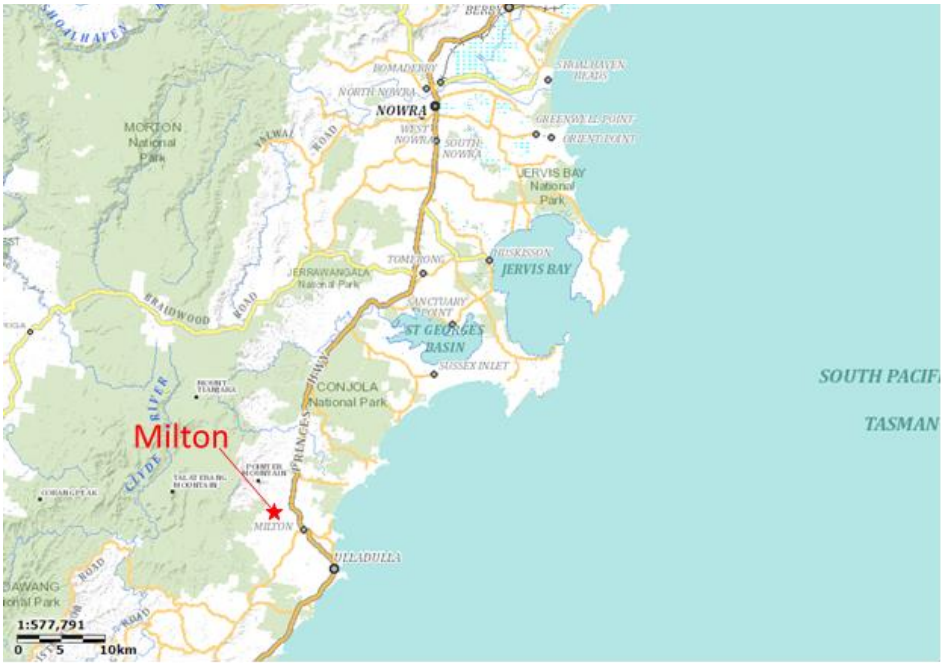


**Figure 2 Location of Milton in wider context (Source: NSW SixMaps, 2021)**

Milton Showground is one of four showgrounds in the City of Shoalhaven, the other Showground being located in Kangaroo Valley, Berry, and Nowra. Milton Showground is located on the south side of Croobyar Road, on the southern side of the Milton township. The Showground includes a diversity of significant buildings and other facilities.

Milton Showground is an important piece of public space used by many people, inclusive of both Shoalhaven residents and visitors, with social and commercial benefits for the local community. The site is multi-use in nature and is of high value to the community. The showground provides for changing community needs and interests in the area.



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## 3.2 Brief History of the Milton Showground

Aboriginal Australians were first sighted on beaches near Milton in 1770, with the first white settler in the locality being Reverend Thomas Kendall who started cedar cutting at Narrawallee Creek in 1828. Many farms were established in the area before the locality was identified as Milton in 1860 with the opening of the post office. Many homes and built structures in the area date back to 1870, with the township of Milton listed with the National Trust.

The Shoalhaven area hosted a number of ploughing matches throughout the 1860s and 1880s. An especially significant ploughing match took place in Ulladulla in July 1866 following on from an election of a committee from a public meeting on Monday 4 June 1866. The same committee reached a decision to hold an exhibition to showcase livestock, dairy produce and other farm products following a meeting in November 1866. The showcase was to be held in East Milton on the property of Mr W Martin, with classes included for cattle, pigs, poultry, grain, fruit, vegetables, butter, potatoes, horses and floral arrangements.

The exhibition was deemed so successful that the committee resolved to make the showcase an annual event. Although a few shows were hindered by natural disasters and other various reasons throughout the years, by 1874 the annual show was well established as a key event in the wider district.

A special government grant was secured in 1898/1899 by the Local MP, Captain Millard to put towards the purchase of a site as a new showground. The grant of one hundred and fifty pounds was used to purchase some 16 acres of farm opposite the central butter factory at the time, and included the cricket ground. On 1 July 1899, the old showground at East Milton was put to auction. From 1900 onwards, shows were held at the new Showground.

The shows in their schedules over the years reflected the changes in district production and development. The Governor of New South Wales officially opened the Centenary Show, held over the 21 and 22 February 1969 which was considered to be one of the most outstanding events of its kind on the South Coast up to that time.

## 3.3 Site Description

This plan of management covers the Milton Showground (Showground). The reserve information is detailed in Table 1 The Showground comprises three allotments which form a regular square shape with an area totalling approximately 7.7 hectares as illustrated in Figure 2. Two allotments are owned by the NSW State Government (Crown) while the remaining allotment is owned by Shoalhaven City Council (Council). Where the allotments are owned by the Crown, Council acts as Crown land manager under the *Crown Land Management Act 2016*.



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**Figure 3 Property Descriptions and Lot Boundaries that comprise the Showground**

This PoM is specific to the land mentioned in Table 1. Contact Council or refer to the Council's website for information about other public land not listed above.

**Table 1 Descriptions of Showground land parcels covered by Plan of Management**

| Figure Ref | Property Description | Council Reserve No. | Crown Reserve No. | Land Tenure/ Classification | Categorisation | Crown Land Purpose | Management Arrangement | Area |
|---|---|---|---|---|---|---|---|---|
| 1 | Lot 1<br>DP 630910 | SMI921 | - | Community Land | Sportsground | N/A | Council Owned | 4.00ha |
| 2 | Lot 1<br>DP 210368 | SMI921 | D580042 | Crown Reserve | General Community Use | Public Recreation | Council as Crown land Manager | 3.27ha |
| 3 | Part Lot 1<br>DP 909749 | SMI921 | D580042 | Crown Reserve | General Community Use | Public Recreation | Council as Crown land Manager | 0.40ha |

## 3.4 Site Context

The Showground is located on the outskirts of the historic town of Milton in the City of Shoalhaven Local Government Area (LGA). The main township is Milton, with the Princes Highway as the main throughfare, providing a north south link from Milton along the South Coast.

The Showground is located along the southern side of Croobyar Road (see Figure 4). The site encompasses one Council owned and managed lot of Community Land along with two lots of State-owned Crown land. The Showground comprises a variety of built structures and large areas of open space.

There are two public entry ways to the Showground, both from Cooyar Road. Each entrance point is shared access for vehicles and pedestrians. Surrounding development is generally low density residential with commercial development to the north and large lot rural and agricultural lands to the east, south and west.

The Showground provides for a wide range of users and activities inclusive of community functions, organised sport and large-scale events such as the Milton Show.

**Figure 4 Location and context of Milton Showground**

## 3.5 The Showground Site

The Showground contains a mix of built structures, vegetation and open space (illustrated in Figure 5). Majority of structures are located in the centre and north east portion of the site, with the main elements of the site being the main sportsground and stadium/pavilion. Large open grassed areas mainly used for overflow parking extend along the southern and western boundaries of the site, with the exception of the dog agility area at the south west corner of

the site and croquet court and clubhouse at the north west corner of the site. Vegetation and plantings scattered around the site with the exception of the significant row of trees along the western boundary.

**Figure 5 Site Plan**

### Landscape and Vegetation

The Showground contains a variety of landscape elements and vegetation. Open grassed areas are located largely around the perimeter of the site, with the large open areas to the west and south-west used for overflow parking. Four smaller grassed areas located adjacent to the south-west portion of road circling the showground ring more central to the site are designated camping areas. A fenced grassed area at the south-east portion of the site is used as a horse dressage area.

A mix of semi-mature and mature trees are scattered around the site, with well-established trees likely planted in the 20th and early 21st century located around the eastern part of the Showground. Two significant Radiata Pines exist at the Showground, located past the south end of the stadium/pavilion building, with the other at the south end of the woodchop arena.

### Built Structures

The built structures on the site range in construction dates and material, with some purpose built for the Showground.

The buildings and structures on the site are listed below:

- Main Entrance (western)
- Croquet Clubhouse

- Croquet Court
- Gate Ticket Office (west entrance)
- Gate Ticket Office (east entrance)
- Gravel Car Park
- Dump Point
- Public Toilets attached to Stadium/Pavilion
- Public Toilets east of Showground Ring
- Dog Agility Clubhouse
- Dog Agility Area adjacent to Dog Agility Clubhouse
- Dog Agility Area at south-west corner of Showground
- Woodchop Judging Box
- Woodchop Arena
- Poultry Pavilion
- Animal Nursery Enclosure
- Dressage Area
- Horse Stables
- Horse Yards
- Cattle Yards
- Dog Judging Box
- Dog Judging Ring
- Dog Show Arena
- First Aid Booth
- Horse Secretary's Office (Commentary Box)
- Showground Ring/Oval
- Steak Bar
- Stadium/Pavilion
- Canteen and Undercover Area
- Secretary's Office
- East Entrance

### Site Photographs

This section contains photographs of the Showground and surrounding area taken by Council staff during the site visits conducted on 10 February 2021 and 3 November 2021.

***Surrounding Area***

Croobyar Road looking east.

Croobyar Road looking north east showing residential development to the north.



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Croobyar Road looking west showing residential development to the north.

Croobyar Road looking south west showing adjacent rural lot.

Adjacent rural lot looking south from south west boundary of site.

Adjacent rural lot viewed from south east gate at south east boundary of site.

***Site Features***

Main Entrance (west) viewed from Croobyar Road showing access road and ticket booth in background.

Main Entrance (west) looking south viewed from Croobyar Road.

Main Entrance (west) showing signage and entrance gate.

Main Entrance (west) ticket booth.

Main access road into Milton Showground viewed from Main Entrance.

Gravel Car Park viewed from Ticket Booth (west) showing Stadium/Pavilion in background.

Croquet Clubhouse looking north.

Croquet Court looking south west viewed from entry gate to Court.

Open grassed area (west) looking south west from main access road showing sewerage dump point left of frame.

Open grassed area (west) looking north.

Dog agility area at south west boundary of the site viewed from open grassed area (west).

Sign located at entrance to dog agility area at south west boundary of site.

Dog agility area at south west boundary viewed from gated entrance.

Dog agility equipment at south west boundary area.

Main access road looking north towards main entrance (west).

Main access road looking east towards horse dressage area.

Main access road looking west towards south west dog agility area.

Horse dressage area looking south east.

Metal seating adjacent to horse dressage area.

Horse dressage area looking west.

South east gate looking south showing adjacent rural lot and gravel access road.

Showground site viewed from south east boundary showing horse dressage area in left of frame and horse stables in right of frame.

Horse stables looking east.

Detail of eastern side of horse stables looking south.

Detail of horse stables storage looking west.

Detail of western side of horse stables looking north.

Showground site looking west showing horse stables to the left of frame and cattle yards to right of frame.

Cattle yards.

Cattle yards looking west.

Cattle yards looking north with showground in background.

Cattle yards and concrete trough looking south.

Detail of concrete trough.

Horse yards.

Dog agility clubhouse.

Dog agility area located adjacent to dog agility clubhouse.

Dog agility area adjacent to dog agility clubhouse viewed from east.

Woodchop arena looking north.

Woodchop judging box.

Woodchop arena looking south with woodchop judging box in foreground.

Access road looking north showing stadium/pavilion in background and Camping Area 2 in frame right.

Poultry Pavilion.

Poultry Pavilion viewed from Camping Area 4.

Detail of Poultry Pavilion.

Animal Nursery Enclosure.

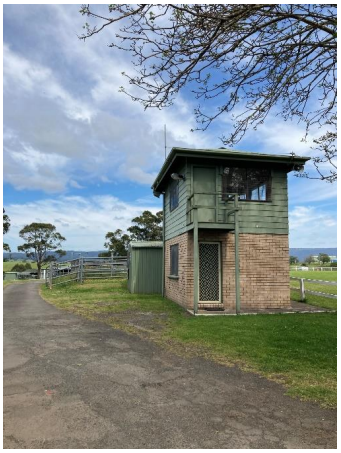
Detail of Animal Nursery Enclosure.

Access road looking west showing cattle yards on either side.

First aid booth looking north.

First aid booth looking south showing entrance.

First aid booth and Horse Secretary's Office (Commentary Box) looking north from access road.



First aid booth and Horse Secretary's Office (Commentary Box) looking west from access road.

First aid booth and Horse Secretary's Office (Commentary Box) looking south from Showground Ring/Oval.

Horse Secretary's Office (Commentary Box) looking south from Showground Ring/Oval.

Access road looking north showing Showground Ring/Oval in left of frame.

Dog judging ring.

Dog judging box.

Dog judging box looking north showing Dog Judging Ring and in right of frame and Dog Show Area in background.

Showground Ring/Oval looking west showing Stadium/Pavilion in background.

Established trees lining the east side of the Showground Ring/Oval with public toilets in right of frame.

Public toilets looking east viewed from access road.

Entry to male public toilet.

Entry to female and disabled public toilet.

Eastern boundary of the Showground side adjacent to public toilets looking south.

Showground site looking south west from north east boundary of site.

Showground site looking east from north east boundary of site.

East entrance to Showground with ticket booth (east).

Access road looking east showing ticket booth (east) and mature trees lining northern site boundary.

Detail of trees lining northern site boundary.

Seating adjacent to Showground Ring/Oval.

Showground Ring/Oval looking south viewed from access road.

Showground Ring/Oval looking south showing cricket wicket from within oval fence.

Detail of cricket wicket in the centre of the Showground Ring/Oval.

Cattle yards adjacent to Showground Ring/Oval.

Cattle yards adjacent to Showground Ring/Oval.

Cattle yards adjacent to Showground Ring/Oval.

Detail of cattle yards adjacent to Showground Ring/Oval looking west.

Showground Ring/Oval looking north.

Showground Ring/Oval looking west from cricket wicket.

Access road looking south west showing Stadium/Pavilion in background.

Access road looking south showing Showground Ring/Oval in frame left and canteen and undercover area in right of frame.

Eastern side of Stadium/Pavilion showing canteen in left of frame.

Showground Ring/Oval looking south east from access road.

Canteen and undercover area.

Showground site looking south west showing Camping Area 2 in the foreground and the Steak Bar in back left of frame.

Northern façade of Steak Bar.

Steak Bar looking west.

Steak Bar looking north west showing Stadium/Pavilion in background.

Rear façade of Steak Bar.

Camping Area 3 shown in foreground with Camping Area 4 in back left of frame.

Camping Area 1.

Public toilet attached to south west portion of stadium/pavilion showing camping signage and site plan.

Public toilet attached to Stadium/Pavilion.

Stadium/Pavilion looking south.

Main entrance to Stadium/Pavilion.

Detail of main entrance to stadium/pavilion and notice board.

Stadium/pavilion building looking south east.

Northern façade of Stadium/Pavilion.

Secretary's Office viewed from west.

Showground site looking west from main entrance showing Stadium/Pavilion in right of frame and Secretary's Office in background.

# 4. BASIS OF MANAGEMENT

Shoalhaven City Council intends to manage its community land to meet:

- assigned categorisation of community land
- the LG Act guidelines and core objectives for community land
- restrictions on management of Crown land community land.
- the council's strategic objectives and priorities
- development and use of the land outlined in Section 6 of the LG Act.

The "Basis for Management" is what underpins the way the Showground is managed. The basis for management describes stakeholders' fundamental expectations and provides directions for making decisions. Stakeholders include resident and visiting community members, community organisations, Council and Government agencies. The basis for management is therefore derived from

- community values and
- legislative and policy requirements

## 4.1 Legislative Context

The main Environmental Planning Instrument which applies to the Showground is the Shoalhaven Local Environmental Plan 2014 (SLEP 2014).

The site is zoned as RE1 – Public Recreation as shown in Figure 6 and outlined in Table 2.

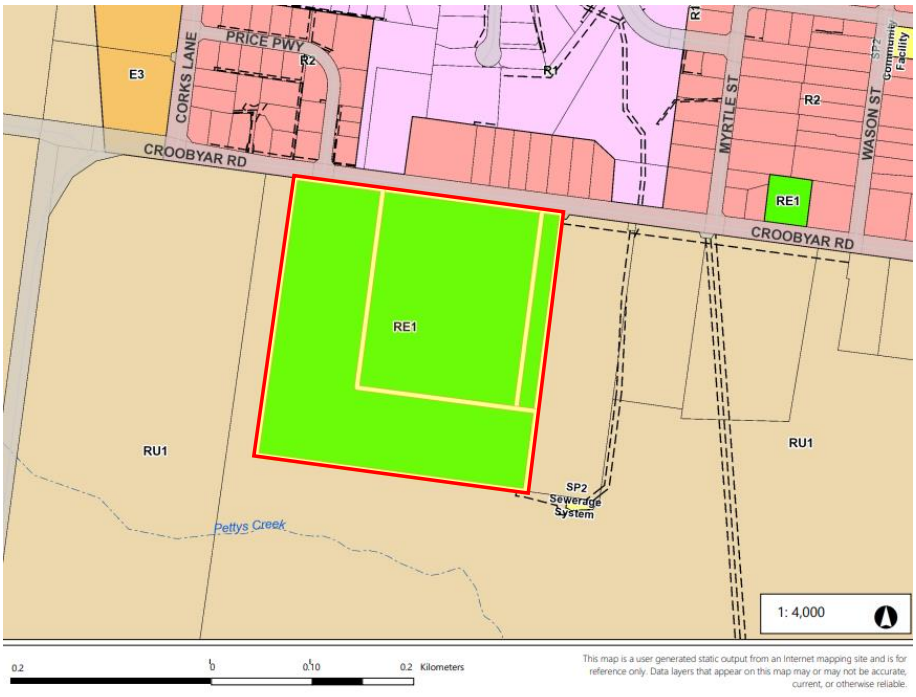



**Figure 6 Land use zoning over Showground site (Source: NSW Planning Portal 2021)**



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**Table 2 Land Use Zoning over Showground**

| Property Description | Land Use Zoning |
|---|---|
| Lot 7031 DP 1031354 | RE 1 – Public Recreation |
| Lot 1 DP 575779 | RE 1 – Public Recreation |
| Lot 1 DP 630910 | RE 1 – Public Recreation |

The objectives of RE 1 – Public Recreation are

- *To enable land to be used for public open space or recreation purposes.*
- *To provide a range of recreational settings and activities and compatible land uses*
- *To protect and enhance the natural environment for recreational purposes*

The built and natural elements of the showground are generally in accordance with the objectives listed above.

## 4.2 Heritage Context

The Showground does not contain any listed heritage items however is located directly adjacent to the "Claydon Park" Dairy Farm Complex (I267), a locally listed heritage item under the *Shoalhaven Local Environmental Plan 2014*.

## 4.3 Values – What's important about the Place

The Milton Showground is an integral part of the local Milton and Ulladulla communities. It is undoubtedly a valued site by the community and visitors. The open space and buildings are used for community purposes, private functions and events, including the annual show. It is clear the Showground is valued greatly by the community.

The importance of the Showground lies in three main areas:

**It is a place that is integral to Milton**

- brings community together
- contributes to social connectedness, spirit and wellbeing
- provides opportunity for daily exercise and recreation
- multi-purpose and multi-use in nature
- provides an indoor sports venue
- holds a place in the local psyche and community
- drives visitation in the region

**It is an aesthetic place**

- open green space
- natural beauty
- views and outlook across rolling hills and mountains
- significant vegetation and trees

**It is a place with history and agricultural connection**

- offers a sense of history and identity
- celebrates and promotes agricultural and rural activities
- a familiar place, regarded as a safe haven



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## 4.4 Categorisation of the land

All community land is required to be categorised as one or more of the following categories. Where the land is owned by the Crown, the category assigned should align with the purpose for which the land is dedicated or reserved.

The LG Act defines five categories of community land:

- **Park** – for areas primarily used for passive recreation.
- **Sportsground** – for areas where the primary use is for active recreation involving organised sports or the playing of outdoor games.
- **General community use** – for all areas where the primary purpose relates to public recreation and the physical, cultural, social, and intellectual welfare or development of members of the public. This includes venues such as community halls, scout and guide halls, and libraries.
- **Cultural significance** – for areas with Aboriginal, aesthetic, archaeological, historical, technical, research or social significance.
- **Natural area** – for all areas that play an important role in the area's ecology. This category is further subdivided into bushland, escarpment, foreshore, watercourse and wetland categories.

The categorisation of the land is identified in Appendix 1, as well as shown by maps in Appendix 1.

## 4.5 Guidelines and core objectives for management of community land

The management of community land is governed by the categorisation of the land, its purpose, and the core objectives of the relevant category of community land (see General community use). Council may then apply more specific management objectives to community land, though these must be compatible with the core objectives for the land.

The guidelines for categorisation of community land are set out in the Local Government (General) Regulation 2005. The core objectives for each category are set out in the LG Act. The guidelines and core objectives for the General Community is set out in the relevant category sections of this plan of management.

Community land is valued for its important role in the social, intellectual, spiritual and physical enrichment of residents, workers, and visitors to the City of Shoalhaven.

The intrinsic value of community land is also recognised, as is the important role this land plays in biodiversity conservation and ecosystem function.

Shoalhaven City Council encourages a wide range of uses of community land and intends to facilitate uses which increase the activation of its land, where appropriate. Within buildings, swimming pools, and recreational and sporting facilities in particular, Shoalhaven City Council intends to permit and encourage a broad range of appropriate activities.

## 4.6 Restrictions on management of Crown land

Council is the Crown land manager of the Crown reserves described in this plan of management in accordance with the legislation and conditions imposed by the minister administering the *Crown Land Management Act 2016*. The use of the land described in this plan of management must:

- be consistent with the purpose for which the land was dedicated or reserved
- consider native title rights and interests and be consistent with the provisions of the Commonwealth *Native Title Act 1993*

- consider the inchoate interests of Aboriginal people where an undetermined Aboriginal Land Claim exists
- consider and not be in conflict with any interests and rights granted under the *Crown Land Management Act 2016*
- consider any interests held on title.

## 4.7 Councils strategic objectives and priorities

Shoalhaven City Council, in consultation with the community, developed the Shoalhaven Community Strategic Plan (CSP) to identify priorities, and guide future growth and development within the LGA. The CSP identifies four themes for the City of Shoalhaven, which have direct influence on the objectives, uses and management approach for the Showground site. These themes are listed as follows:

- Theme 1 – Resilient, safe and inclusive communities
- Theme 2 – Sustainable, liveable environments
- Theme 3 – Prosperous communities
- Theme 4 – Responsible governance

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# 5. DEVELOPMENT AND USE

Shoalhaven City Council is committed to the ongoing maintenance of Crown and Community land under its management, ensuring an acceptable level of maintenance and service based on the local requirements and the use of the land and facilities. Council priorities resources based on making the best use of the available funds, while adhering to Councils resourcing strategy.

The Milton Showground is a significant landmark for recreational activities for residents of the Milton and Ulladulla villages as well as visitors.

Council's Swim, Sport and Fitness manages the facility as Asset Custodian in coordination with the Management Committee. The Asset Custodian identifies costs for maintenance and upgrades.

## 5.1 Current use of the land

This section of this PoM contains information about the existing use of the land, including:

- Condition of the land and structures;
- Use of the land and structures; and
- Current leases and licences on the land.

## 5.2 Permissible uses / future uses

Community land is valued for its important role in the social, intellectual, spiritual and physical enrichment of residents, workers, and visitors to the City of Shoalhaven.

The intrinsic value of community land is also recognised, as is the important role this land plays in biodiversity conservation and ecosystem function.

Shoalhaven City Council encourages a wide range of uses of community land and intends to facilitate uses which increase the activation of its land, where appropriate. Within buildings and recreational and sporting facilities in particular, Shoalhaven City Council intends to permit and encourage a broad range of appropriate activities.

The use of community land is often supported by appropriate ancillary development such as playground equipment, amenity blocks or food kiosks.

The general types of uses which may occur on community land categorised as General Community Use and the forms of development generally associated with those uses, are set out in section 6 of this document.

## 5.3 Express authorisation of leases and licences and other estates

Under section 46(1)(b) of the LG Act, leases, licences and other estates formalise the use of community land. A lease, licence or other estate may be granted to organisations and persons, community groups, sports clubs and associations, non-government organisations, charities, community welfare services, non-profit organisations and government authorities.

The lease or licence must be for uses consistent with the reserve purpose(s), the assigned categorisation and zoning of the land, be in the best interests of the community as a whole, and enable, wherever possible, shared use of community land.

Any lease or licence proposal will be individually assessed and considered, including the community benefit, compatibility with this PoM and the capacity of the community land itself and the local area to support the activity.

A lease is normally issued where exclusive control of all or part of an area by a user is proposed. In all other instances a licence or short-term licence or hire agreement will be issued.

### Leases and licences authorised by the plan of management

This plan of management **expressly authorises** the issue of leases, licences and other estates over the land covered by the plan of management, provided that:

- the purpose is consistent with the purpose for which it was dedicated or reserved
- the purpose is consistent with the core objectives for the category of the land
- the lease, licence or other estate is for a permitted purpose listed in the *Local Government Act 1993* or the Local Government (General) Regulation 2005
- the issue of the lease, licence or other estate and the provisions of the lease, licence or other estate can be validated by the provisions of the *Native Title Act 1993* (Cth)
- where the land is subject to a claim under the *Aboriginal Land Rights Act 1983* the issue of any lease, licence or other estate will not prevent the land from being transferred in the event the claim is granted
- the lease, licence or other estate is granted and notified in accordance with the provisions of the *Local Government Act 1993* or the Local Government (General) Regulation 2005
- the issue of the lease, licence or other estate will not materially harm the use of the land for any of the purposes for which it was dedicated or reserved.

Tables in the relevant category sections of this plan of management further identify the purposes for which leases and licences may be issued over the reserves identified in this plan of management.

### Short-term licences

Short-term licences and bookings may be used to allow the council to program different uses of community land at different times, allowing the best overall use.

Short-term licences are authorised for the purpose of:

(a) the playing of a musical instrument, or singing, for fee or reward

(b) engaging in a trade or business

(c) the playing of a lawful game or sport

(d) the delivery of a public address

(e) commercial photographic sessions

(f) picnics and private celebrations such as weddings and family gatherings

(g) filming sessions

(h) the agistment of stock.

Fees for short-term casual bookings will be charged in accordance with the council's adopted fees and charges at the time.

### Native title and Aboriginal land rights considerations in relation to leases, licences and other estates

When planning to grant a lease or licence on Crown reserves, the council must comply with the requirements of the Commonwealth *Native Title Act 1993* (NT Act) and have regard for any existing claims made on the land under the NSW *Aboriginal Land Rights Act 1983*.

It is the role of the council's engaged or employed native title manager to provide written advice in certain circumstances to advise if the proposed activities and dealings are valid under the NT Act (see Appendix 3 for more information).



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# 6. MANAGEMENT OF LAND BY CATEGORY

## 6.1 General Community Use

Land categorised as General Community Use is land which does not display the attributes of other categories of Community Land such as Natural Area, Park, or Sportsground. In general, it has one or more of the following attributes

- Is multi-use in nature
- Provides support structures for the development of healthy communities, such as neighbourhood centres or scout/guide halls
- Has a primarily operational function but has not been classified as operational land,
- Has a reasonably natural sate but is of insufficient size to function as Natural Area as defined by the Act

General Community Use land in the Shoalhaven Local Government Area is diverse in its nature and use. Therefore, effective management requires the integration and consideration of several factors, including consideration of the Core Objectives of General Community Use land and the range of legislation and policy applicable to it.

Crown Land which has been categorized as General Community Use must be managed with regard to the purpose for which it was originally reserved.

### Guidelines and core objectives

General community use land is defined in clause 106 of the LG (General) Regulation as land that may be made available for use for any purpose for which community land may be used, and does not satisfy the definition of natural area, sportsground, park or area of cultural significance.

The core objectives for community land categorised as general community use, as outlined in Section 36I of the LG Act, are to:

- promote, encourage and provide for the use of the land
- provide facilities on the land, to meet the current and future needs of the local community and of the wider public:
    - (a) in relation to public recreation and the physical, cultural, social and intellectual welfare or development of individual members of the public, and
    - (b) in relation to purposes for which a lease, licence or other estate may be granted in respect of the land (other than the provision of public utilities and works associated with or ancillary to public utilities).

### Key issues

This section addresses issues such as threats to the Milton Showground, and other impacting factors. These key issues include fourteen categories, see Table 3 below for further information.

**Table 3 Key Issues**

| **Issue** | |
|---|---|
| Community Involvement | The level of community involvement in the management and use of General Community Land varies with the range of uses the site is utilised for.<br><br>Land which has the primary function of facilitating community use is often looked after by a Management Committee or is formally maintained by Council. Management responsibility of the Milton |



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| Issue | |
|---|---|
| | Showground lies with the Milton Showground Management Committee, with day-to-day supervision of the site undertaken by The Committee. There may be potential to employ an on-site live-in Caretaker, to be consistent with the other Showgrounds in the City of Shoalhaven.<br><br>Management and maintenance of different areas throughout the Showground site varies with the ranges of use, and user groups who utilise specific areas on the site.<br><br>There is a need to ensure the site is appropriately maintained at a consistent level throughout the year. Community Groups and volunteers who provide maintenance assistance should be appropriately recorded and registered, and provided with sufficient training and insurance cover. |
| Use | General Community Use land is used in varying ways by a wide range of user groups, both from the community and visitors to the area. The nature of these uses should be consistent with the core objectives of the land.<br><br>The Showground site has both built structures and open spaces that provide for a wide range of use groups and activities that may cause conflict during peak times. The Milton Show is an annual event which requires all other users to vacate the site, having impacts on regular users who access the site for dog off-leash access, croquet, camping and indoor sports.<br><br>It should be ensured that these facilities are used for public recreation purposes which promotes the physical, cultural and social welfare of the users and meets current and future population demand to allow ongoing and regular use of the site. Agreements should be made prior to the Show between regular users and the Show Society to negotiate access and arrangements during the Show. |
| Proximity to other similar facilities | There are 4 showgrounds within the City of Shoalhaven, each with a unique features, topography and community however the showgrounds all provide generally similar facilities. The similar facilities include but are not limited to pavilion building, multi-use showground ring, kiosk, amenities block, showers and parking to cater for large agricultural events.<br><br>Analysis provided within Council's Community Infrastructure Strategic Plan 2017-2036 (CISP) identifies Showgrounds as the 11th most popular sport and/or recreation spaces and/or buildings in the City of Shoalhaven. The showgrounds are largely spaced out in the Shoalhaven area, with Berry, Nowra and Kangaroo Valley showgrounds located in generally the far north of the LGA while Milton Showground is centrally located.<br><br>The Showground provides significant open space for the Milton Community along with opportunities for passive and active recreation and camping.<br><br>It is identified in the CISP that there is generally a lack of regional parks in some areas of the Shoalhaven. Council needs to ensure |

| Issue | |
|---|---|
| | the Showground site is able to continue the provision of these facilities to the Milton Community. |
| Provision of facilities | Milton Showground is identified within the CISP as being a District Sports Park. The site is multi-use in nature for a variety of passive and active recreation opportunities. A variety of facilities are provided at the Showground, including an indoor sports stadium, community facilities and open space which cater for a variety of uses. It is important to consider all user groups, and associated ancillary uses to these facilities, specific user group needs and amenities.<br><br>Council needs to ensure the provision and retention of the Showground site as it provides for a valuable community recreation space and associated facilities. It should be ensured that the site continues to cater for Milton residents and visitors to the Showground. |
| Maintenance | Council should ensure the safety of all users of Council land, particular land which receives a high level of use.<br><br>The Showground site is highly utilised however, it has been identified built elements and structures require more attention with a lack of formal car parking, pedestrian pathways and accessibility to the Stadium/Pavilion.<br><br>It should be ensured that regular inspections of the Showground site be undertaken to reduce risks and concerns in relation to the quality of equipment, safety and standards of built structures and accessways for vehicles and pedestrians.<br><br>It is encouraged that the community and other users of the site actively report safety and maintenance concerns to Council for action. |
| Impact on adjoining properties | The types of use which may occur on land categorised as General Community Use may have the potential to impact on adjoining properties. This may occur through traffic or noise generated from community facilities, impacts directly related to the presence of public utilities, loss of privacy and noise generated from use of pedestrian accessways and the like.<br><br>The Showground site has different levels of use which would result in varied levels of impact on adjoining properties. The Milton Show is an example of potential significant impacts on adjoining properties with a large visitation rate which would cause strains on amenities, parking and increase noise levels and potential waste.<br><br>Where Council is considering development on General Community Use land, development will generally be subject to a Development Application. Development Applications which are assessed under the Environmental Planning and Assessment Act 1979, are required to consider impacts on adjoining properties. |
| Drainage | Historically, the western portion of the Showground has been impacted by insufficient drainage. In particular, high volumes of rain causes the western grassed area to become muddy and has resulted in cars becoming bogged. |

| **Issue** | |
|---|---|
| | Council needs to ensure that stormwater drainage systems need to be regular maintained to ensure they are operating to the appropriate standard to ensure safe use of the site. |
| Accessibility | Facilities located General Community Use land should be accessible for all members of the community and visitors to the area.<br><br>New development on the Showground site is required to be in accordance with the relevant standards and guidelines legislated by the *Disability Discrimination Act 1992*. The Showground site contains a number of buildings that were located and constructed prior to accessibility standards and varied topography. These buildings and areas should be inspected, and access upgrades implemented to ensure equal access and opportunity over the site.<br><br>Regular site inspections should be undertaken at the Showground site to ensure that appropriate access is possible and maintained to a high standard of useability for all. |
| Access | The wider public generally has access to General Community Use land. The Showground site contains a number of open spaces which are openly accessible to the wider public, but also buildings which have restricted access.<br><br>Council may limit access to the Showground site, or certain areas within the site when works are being undertaken or when there is potential for damage to the facility or land. Council may also limit access for the protection or rehabilitation of items of significance and vegetated areas, or where a lease has been granted over a facility or for a particular purpose. |
| Crime Prevention | Council is committed to ensuring the safety of all who reside or visit the City of Shoalhaven. As such, the NSW Government endorsed Crime Prevention Through Environmental Design strategy (CPTED) has been adopted by Council.<br><br>CPTED is a situational crime prevention method which focuses on the design and planning of built structures in cities and neighbourhoods. By reducing opportunities for crime through design and place management, the likelihood of crime occurring is lowered.<br><br>The Showground site should be regularly assessed against the CPTED Crime Risk Assessment method to reduce the risk of crime occurring at the site. |
| Activation | Council is committed to promoting higher and regular levels of community use of its facilities to increase social cohesion and the physical and mental health of the community.<br><br>The Showground site has a number of facilities that provide for a variety for organised and informal physical and social activities and passive uses.<br><br>Council should encourage shared use between the multiple users of the Showground site and promote multi-use facilities to ensure regular use of community infrastructure. |

| Issue | |
|---|---|
| Cost Recovery | The CISP identifies tension between user groups and Council in relation to fees to use council facilities, as the community views the fees collected are not adequately being reinvested into the facilities.<br><br>The Showground site has many facilities that allows for commercial and retail use of the site, with the Milton Show being a large scale example. These additional uses for the site have the opportunity to provide alternate income streams when demand for community use is low. Increasing use, and allowing for multi-purpose use of the Showground site has the opportunity to assist Council to recover costs. |
| Camping | Camping occurs at the Showground infrequently throughout the year, with the exception of occasional events such as the Milton Show. Issues have been identified where individuals camp without booking, or not paying for their time at the campground.<br><br>At the time of writing this PoM, the camping at Milton Showground was Primitive Campground under *the Local Government (Manufactured Home Estates, Caravan Parks, Camping Grounds and Movable Dwellings) Regulation 2005*.<br><br>Council has designated four areas at the Showground for camping along with associated advisory signage. Booking for camping needs to be a clearer process, and regularly monitored to ensure conditions for camping are followed. |
| Bushfire | The Showground site is identified by the NSW Rural Fire Service (RFS) as a Neighbourhood Safer Place (NSP) 'open space'. A NSP is a place of last resort during a bush fire emergency, to be used when all other options cannot be put into action safely.<br><br>Council's GIS mapping shows the southern portion of the site as being bushfire prone, categorised as 'vegetation buffer' and 'vegetation category 3'. The remainder of the site is not identified as bush fire prone, but due to the varying behaviours of each bushfire the possibility of bushfire threat still exists.<br><br>Council, with regular discussions with the NSW RFS should ensure ongoing formal and informal inspections of the Showground site meets the guidelines and objectives of a NSW RFS NSP. |

### Management framework for reserves categorised as General Community Use

***Volunteer Management***

Due to the large area of the Shoalhaven local government area, and the large number of community facilities, Council uses management committees to manage these facilities to their full potential. Community-based management is a cost-effective solution, and gives local communities opportunities for developing skills, and pride in contribution and achievement.

Some areas of General Community Use land have natural elements. While these elements may not fit with the criteria Natural Area or Park, they may still be managed by a volunteer group, but through Councils Bushcare/Parkcare program.

A Parkcare group may be initiated by an inquiry by a resident or community member for the Showground site. Groups are assigned a Bushcare Field Officer, whose role is to support



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the group through developing Hazard Identification and Risk Assessments for sites. Their role includes collaborating with Bushcare/Parkcare groups to formulate an Action Plan for the site, which may be adopted by council. Volunteer groups may implement actions which are identified in their action plan.

***Management Committees***

Under section 355 and 377 of the *Local Government Act 1993*, Council has the power to appoint Committees to delegate the management of facilities to local residents and/or organizations.

Management Committees are an extension of Council, rather than a separate entity. Facilities and funds handled by them belong to the community through Council. When Management Committees are acting within the terms of their delegated authority they are, in effect, Council. Committee Roles include planning, managing facility use and managing facility maintenance.

Management committees are required to adhere to guidelines which ensure their proper functioning in accordance with the rules and regulations which govern Councils activities and the integration of their procedures with those of council. As such, Council prepared the Management Committee Guidelines to detail the essential roles and functions of the Committees and the protocols and procedures they must follow.

### Insurance

Council will maintain public liability insurance for the land. Council will also maintain property insurance for council assets/buildings. The property insurance does not cover third party property/equipment located at the venue or within its buildings.

All users of the land by lease, licence or other agreement will be required to obtain public liability insurance cover for a minimum amount of $20m. Evidence must be provided to Council, in the form of a Certificate of Currency. The Certificate of Currency must note the interest of 'Shoalhaven City Council and the Minister administering the Crown Lands Act are noted as interested parties for their respective rights and interests'.

Other insurance requirements may be required dependent on the special event or use (e.g. workers compensation, motor vehicle insurance, product liability, etc), as outlined in the Council's Events Policy.

### Fees and Charges

Fees and charges for the hire and use of Public reserves, recreational areas, public buildings/facilities and community services are outlined in Shoalhaven City Council's Fees and Charges Delivery Program and Operational Plan – Part 2.

### Conditions of Hire

Council has policies in place which manage the conditions of hire of Council facilities. These policies can be found on Council's website. A temporary licence may be issued by Council as part of the approval process prior to community land being used for certain activities.

### Development and use

Development on land categorised as General Community Use must be consistent with the provisions of the *Local Government Act 1993*, and in the case of Crown land, the *Crown Land Management Act 2016*, and the *Native Title Act 1993*. Development must be assessed in accordance with all relevant legislation.

Development of the Showground site must be consistent with the Core Objectives of the categorisation of the land as well as the Reserve Purpose. Development shall not materially harm the land for the purpose for which it was dedicated or reserved.

Development on the Crown land must have Council's Native Title Managers written advice in relation to Native Title and Aboriginal Land Claims and must be approved by Council in writing.

The Showground site, being categorised as General Community Use may be used for a range of functions, including but not limited to active and passive recreation uses.

### *Current use of the land*

### Condition of the land and structures

Asset condition ratings measure the quality of the asset. The ratings are a key parameter in determining the remaining useful life and can be used to predict how long it will be before an asset needs to be repaired, renewed or replaced.

Council's conditions rating table is provided as Table 4 and demonstrates 100 being very poor condition to 0 being in very good condition.

The structures at the Showground are generally between 75.00 – 0.00 which indicates they are in Poor to Very Good condition.

**Table 4 Condition ratings for assets on Showground site**

| Rating | Scale | Condition of asset |
|---|---|---|
| 100 | Very Poor | • Structure has failed and is not operational<br>• Maintenance is not viable<br>• Unfit for purpose<br>• Environmental/contamination/pollution issues exist |
| 75 | Poor | • Structure is badly deteriorated<br>• Potential structural problems<br>• Inferior appearance<br>• Major defects |
| 50 | Fair | • Average condition<br>• Significant defects are evident<br>• Services are functional but maintenance is required<br>• Deferred maintenance work exists |
| 25 | Good | • Minor defects<br>• Superficial deterioration<br>• Major maintenance not required |
| 0 | Very Good | • No defects<br>• As new condition and appearance |

The condition of the land and structures the Showground site at the time of adoption are provided in Table 5 and Table 6. Please note the condition assessment for each structure was made from external inspections only.

**Table 5 Condition of built structures on Showground site**

| Structure | Description | Scale | Condition |
|---|---|---|---|



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| | | | |
|---|---|---|---|
| Main Entrance (western) | At grade asphalt road providing vehicular and pedestrian access to Showground from Croobyar Road. Metal gates with signage. | 25.00 | Good Condition |
| Gate Ticket Office (west) | Corrugated iron structure attached to eastern side of Croquet Clubhouse. | 25.00 | Good Condition |
| Croquet Clubhouse | Standalone building of corrugated iron and wood. Accessible ramp provided to verandah facing south overlooking croquet court. | 0.00 | Very Good Condition |
| Croquet Court | Flat regular square shaped croquet court surrounded by metal fencing. | 0.00 | Very Good Condition |
| Gravel Car Park | Circular shaped gravel car park. | 25.00 | Good Condition |
| Dog Agility Clubhouse | Corrugated iron building on concrete foundation accessed by concrete ramp. Covered verandah facing south with raised garden bed. | 0.00 | Very Good Condition |
| Dog Agility Area (adjacent to Dog Agility Clubhouse) | Regular shaped grassed area surrounded by metal fencing. | 0.00 | Very Good Condition |
| Dog Agility Area (south west boundary) | Fenced area with grass and woodchip areas. Wooden dog agility equipment in southern part of the area. Accessed through vestibule gates. | 25.00 | Good Condition |
| Woodchop Judging Box | Standalone weatherboard structure on concrete footings. | 50.00 | Fair Condition |
| Woodchop Arena | Open grassed area with 10 metal woodchop blocks on concrete bases. Metal seating adjacent to area. | 25.00 | Good Condition |
| Poultry Pavilion | Corrugated iron building with roof extending over eastern side, sheltering poultry cages and enclosures. | 50.00 | Fair Condition |

| | | | |
|---|---|---|---|
| Animal Nursery Enclosure | Attached to poultry pavilion with wooden fenced enclosure. | 50.00 | Fair Condition |
| Horse Stables | Corrugated iron building with metal stabling areas and shed. | 50.00 | Fair Condition |
| Horse Yards | Wooden panels running east west. | 75.00 | Poor Condition |
| Cattle Yards (north of horse stables) | Wooden fencing with multiple pen enclosures, metal gates. | 50.00 | Fair Condition |
| Cattle Yards (adjacent to Showground Ring/Oval) | Mix of metal fencing and structures and wooden panels adjacent to Showground Ring/Oval. | 75.00 | Poor Condition |
| Public Toilet (east – standalone) | Brick building with simple roof accessed on two sides from concrete walkway. | 25.00 | Good Condition |
| Dog Judging Box | Corrugated iron building with simple roof on concrete base. | 25.00 | Good Condition |
| Dog Judging Ring | Rectangular shaped grassed area with wooden fencing. | 25.00 | Good Condition |
| Dog Show Area | Rectangular shaped grassed area with wooden fencing. | 25.00 | Good Condition |
| First Aid Booth | Simple standalone corrugated iron building with extended roof to the north. | 0.00 | Very Good Condition |
| Horse Secretary's Office (Commentary Box) | Two storey building with first floor brick and second storey weatherboard on concrete base. | 25.00 | Good Condition |
| Steak Bar | Weatherboard building of irregular shape with corrugated iron roof. | 75.00 | Poor Condition |
| Stadium/Pavilion | Mix of brick and metal sheeting build with different sections attached. | 25.00 | Good Condition |
| Public Toilet (attached to Stadium/Pavilion) | Attached to stadium/pavilion building, made of brick with corrugated iron roof extending from main building. | 75.00 | Poor Condition |

| | | | |
|---|---|---|---|
| Secretary's Office | Standalone brick building on concrete base. | 50.00 | Fair Condition |
| East Entrance | At-grade asphalt road which provides vehicular access through metal gates from Croobyar Road. | 50.00 | Fair Condition |
| Ticket Office (east) | Simple corrugated iron open structure on raised concrete base. | 50.00 | Fair Condition |

**Table 6 Condition of land on Showground site**

| Land | Description | Scale | Condition |
|---|---|---|---|
| Open Grassed Area – Overflow Parking (west) | Level grassed area of rectangular shape, clear of structures and vegetation. Sewerage dumping point located on eastern side. | 25.00 | Good Condition |
| Open Grassed Area – Overflow Parking (south) | Level grassed area of rectangular shape, clear of structures and vegetation. | 25.00 | Good Condition |
| Camping Area 1 | Level grassed area of regular shape bound by wooden fence to the west. | 25.00 | Good Condition |
| Camping Area 2 | Level grassed area located adjacent to western side of Showground Ring/Oval. | 25.00 | Good Condition |
| Camping Area 3 | Level grassed area adjacent to Steak Bar. | 25.00 | Good Condition |
| Camping Area 4 | Level grassed area adjacent to Poultry Pavilion. | 25.00 | Good Condition |
| Dressage Area | Level grassed area of rectangular shape, clear of structures and vegetation bordered by wooden fence. | 25.00 | Good Condition |
| Showground Ring/Oval | Level oval grassed area bordered by wooden fence. Cricket wicket in the centre of the Showground Ring/Oval. | 25.00 | Good Condition |

### Use of the land and structures

The Milton Showground is currently utilised by the community for a variety of passive and active recreation.

The Showground is primarily managed by the Management Committee and spaces are hired out to user groups rather than managed through Leases and Licences with Council. Council will endeavour through this Plan of Management to establish formal arrangements with the historic users of the reserve.

The Showground is used as a Primitive Campground, the Community Map identifies the area approved for primitive camping and the conditions applied to these areas.

Table 7 below outlines the different users, the facilities utilised and the manner in which they are used.

The uses detailed below have been informed by the Community Consultation Summary Report located in Appendix 4.

**Table 7 Summary of User Groups**

| Group | Facilities utilised | Comments |
|---|---|---|
| Milton Show Society | All of Showground | The Showground is used for the annual show, with the entire showground utilised for the duration of the Show. |
| Ulladulla Gymnastics Club | Stadium/Pavilion | The Gymnastics Club have utilised the Stadium since 1988. The Gymnastics Club has permanent storage space within the Stadium with the equipment set up and packed away at each session. |
| Milton Ulladulla Basketball Association | Stadium/Pavilion | The stadium is the only location appropriate for basketball in the area. It is recognised as the home for basketball. |
| Milton Ulladulla Dog Training Club | Dog Agility Clubhouse, Dog Agility Areas | The Dog Training Club uses the showground for dog training, including obedience and Rally O Training, Agility training and demonstration team training several times a week throughout the year.<br>The Dog Training Club utilises the clubhouse with the fenced agility area at most times. On Sundays the club uses other areas of the showground. |
| Ulladulla United Cricket Club | Sportsground | The Showground is used for 3rd and 4th Grade fixtures as well as under 11s on Saturday and Sundays from October to March each year. |
| Ulladulla District Riders | Dressage Area | The Showground is utilised for horse events. The site is well equipped to facilitate these events. The Riders utilise |



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| | | |
|---|---|---|
| | | the showground arena, yards and the existing parking facilities. |
| Croquet | Croquet Court and Clubhouse | Currently in the process of relocating to the Ulladulla Sports Park. |
| Milton Promotion Incorporated | All of Showground | This group is a not-for-profit who co-ordinate projects and events to support Milton.<br>The group utilises the showground for events such as markets. The markets utilise much of the northern area of the showground. These events attract visitors to the township. The Markets are held monthly and are held on the first Saturday of the month, and on the Saturday of long weekends. |
| Campers/Visitors | All Camping Areas | While not a specific user group, the Showground is well used by visitors and campers. |

**Current leases and licences**

There are currently no leases or licences on the reserve.

***Permissible uses / future uses***

The general types of uses which may occur on community land categorised as General Community Use, and the forms of development generally associated with those uses, are set out in detail in Table 8.

The facilities on community land may change over time, reflecting the needs of the community.

**Table 8 Permissible use and development of community land categorised as General Community Use by council or the community.**

| Purpose/Use, such as… | Development to facilitate uses, such as… |
|---|---|
| Providing a location for, and supporting, the gathering of groups for a range of social, cultural or recreational purposes.<br>Providing multi-purpose buildings (for example, community halls and centres) with specialised community uses such as:<br>• casual or informal recreation<br>• meetings (including for social, recreational, educational or cultural purposes)<br>• functions<br>• concerts, including all musical genres<br>• performances (including film and stage)<br>• exhibitions and festivals<br>• fairs and parades, monthly markets, and other festivals)<br>• workshops | Development for the purposes of social, community, cultural and recreational activities, such as libraries, childcare centres, youth services, aged services, men's sheds, health services, sports.<br>Development includes:<br>• provision of buildings or other amenity areas to facilitate use and enjoyment by the community<br>• development (particularly within buildings) for the purposes of addressing the needs of a particular group (for example, a stage)<br>• landscaping and finishes, improving access, amenity and the visual character of the general community area<br>• water-saving initiatives such as rain gardens |

| Purpose/Use, such as… | Development to facilitate uses, such as… |
|---|---|
| • leisure or training classes<br>• designated group use (e.g. scout and girl guide use)<br>• entertainment facilities<br>• car parking (for events held on site or overflow car parking for town centre)<br>• caravan parks and camping grounds. | • energy-saving initiatives such as solar lights and solar panels<br>• car parking and loading areas<br>• advertising structures and signage (such as A-frames and banners) that:<br>  ○ relate to approved uses/activities<br>  ○ are discreet and temporary<br>  ○ are approved by the council<br>• locational, directional and regulatory signage. |

### Express authorisation of leases, licences and other estates – General Community Use

This plan of management **expressly authorises** the issue of leases, licences and other estates over the land categorised as General Community Use, listed in Table 9.

**Table 9 Leases, licences and other estates and purposes for which they may be granted for community land categorised as General Community Use.**

| Type of tenure arrangement | Maximum term | Purpose for which tenure may be granted |
|---|---|---|
| Lease | • 21 years | • health or medical practitioners associated with the relevant facility (for example, nutrition, physiotherapy)<br>• educational purposes, including libraries, education classes, workshops<br>• cultural purposes, including concerts, dramatic productions and galleries<br>• recreational purposes, including fitness classes, dance classes and games<br>• sporting uses developed/operated by a private operator<br>• kiosk, café and refreshment purposes<br>• commercial retail uses associated with the facility (e.g. sale or hire of sports goods)<br>• caravan parks and camping grounds |
| Licence | • 21 years | • social purposes (including child care, vacation care)<br>• educational purposes, including libraries, education classes, workshops<br>• recreational purposes, including fitness classes, dance classes<br>• café/kiosk areas<br>• sale of goods or services that are ancillary to community land use and reserve purpose, for example flower sales at cemetery |
| Short-term licence | • 12 months | • public speeches, meetings, seminars and presentations, including educational programs |



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| Type of tenure arrangement | Maximum term | Purpose for which tenure may be granted |
|---|---|---|
| | | • functions (including commemorative functions, book launches, film releases, balls, and similar activities)<br>• displays, exhibitions, fairs, fashion parades and shows<br>• events (including weddings, corporate functions, and community gatherings)<br>• concerts and other performances, including both live performances and film (cinema and TV)<br>• broadcasts associated with any event, concert, or public speech<br>• engaging in an appropriate trade or business delivering a public address, community events; auctions, markets and similar activities |
| Other estates | Individual determination | This PoM allows the council to grant 'an estate' over community land for the provision of public utilities and works associated with or ancillary to public utilities and provision of services, or connections for premises adjoining the community land to a facility of the council or public utility provider on the community land in accordance with the LG Act. |

### Action plan

Section 36 of the LG Act requires that a PoM for community land details:

- objectives and performance targets for the land
- the means by which the council proposes to achieve these objectives and performance targets
- the manner in which the council proposes to assess its performance in achieving the objectives and performance targets.

Table 10 and Table 11 set out these requirements for community land categorised as General Community Use.



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**Table 10 Objectives and performance targets for Core Objective 1 under CLM Act**

| The core objectives for management of community land categorised as general community use are to promote, encourage and provide for the use of the land, and to provide facilities on the land, to meet the current and future needs of the local community and of the wider public in relation to public recreation and the physical, cultural, social and intellectual welfare or development of individual members of the public | | | |
|---|---|---|---|
| s.36(3)(b)<br>**Performance Targets** | s.36(3)(c)<br>**Means of achievement of objectives** | s.36(3)(d)<br>**Manner of assessment of performance** | Responsibility (Asset Custodian/Asset Strategic Planner) |
| Ensure equal access and use for all people, including those living with disabilities. | Future development on the Showground site is undertaken in accordance with the *Disability Inclusion Act 2014* and appropriate Australian Standards.<br><br>Existing Showground site and features is assessed against legislative standards and requirements and upgraded accordingly. | Assess useability of park through surveys and observation. | Asset Custodian |
| To minimise negative impacts of use on adjoining residents. | Investigate potential impacts and prepare mitigation plans in conjunction with residents and user groups as required. | Submissions received from residents adjoining land covered by this Plan of Management are recorded. | Asset Strategic Planner / Asset Custodian |
| To ensure that the Showground site of the which the Plan of Management covers is appropriately categorised. | Community land is accurately categorised, and Crown land is categorised according to the Crown Land Initial categorisation process | All community land is categorised in line with the requirements of the *Local Government Act 1993* and the *Crown Land Management Act 2016*. | Asset Strategic Planner |



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| The core objectives for management of community land categorised as general community use are to promote, encourage and provide for the use of the land, and to provide facilities on the land, to meet the current and future needs of the local community and of the wider public in relation to public recreation and the physical, cultural, social and intellectual welfare or development of individual members of the public | | | |
|---|---|---|---|
| s.36(3)(b)<br>**Performance Targets** | s.36(3)(c)<br>**Means of achievement of objectives** | s.36(3)(d)<br>**Manner of assessment of performance** | Responsibility (Asset Custodian/Asset Strategic Planner) |
| To ensure wayfinding on the Showground site and identification of facilities is clear and legible. | To provide accurate and clear signage in accordance with Council branding guidelines. | Signs erected at the site contain all relevant information, are placed at practical locations and Council's Logo is clearly displayed. | Asset Custodian |
| | Maintain signage to ensure they remain intact, clear and legible for users. | Replace signs when they become illegible, damaged / vandalised. | Asset Custodian |
| To ensure any alteration, upgrading and development on the Showground site is done in accordance with the appropriate processes. | Provide education and information to user groups and community on Council policy and legislative requirements for development on the site. | No unauthorised alterations, upgrades or development works are carried out. | Asset Strategic Planner/ Asset Custodian |
| | | Any unauthorised alteration, upgrades or development works undertaken are rectified. | |
| To ensure the site is maintained in accordance with the specifications detailed in Council's Service Level Agreement. | Maintain close liaison with Council's Service Provider. | Regular scheduled inspections and identified maintenance is carried out. | Asset Custodian |
| To ensure the safety of all users. | Undertake regular inspections of the site and undertake repairs as required. | All scheduled inspections and maintenance is carried out. Additional works are undertaken if repairs are required. | Asset Custodian |
| | Undertake regular inspections of the site to determine potential risks. | All scheduled inspections and maintenance is carried out. Additional works are undertaken if repairs are required. | Asset Custodian |

| The core objectives for management of community land categorised as general community use are to promote, encourage and provide for the use of the land, and to provide facilities on the land, to meet the current and future needs of the local community and of the wider public in relation to public recreation and the physical, cultural, social and intellectual welfare or development of individual members of the public | | | |
|---|---|---|---|
| s.36(3)(b)<br>**Performance Targets** | s.36(3)(c)<br>**Means of achievement of objectives** | s.36(3)(d)<br>**Manner of assessment of performance** | Responsibility (Asset Custodian/Asset Strategic Planner) |
| | Encourage the community to report any maintenance or risk issues immediately to Council | Incident reports made to Council are logged and actioned accordingly. | Asset Custodian/Asset Strategic Planner |
| To reduce the incidence of dumping. | Develop a strategy aimed at reducing the amount of illegal dumping which occurs on the Showground site. | Regular scheduled inspections and removal is carried out if required. | Asset Custodian |
| | Promote proper disposal methods of waste through community education | | |
| To ensure the maintenance and use of the site does not negatively impact on the natural environment. | Undertake regeneration work where required to improve the site. | Comments received regarding maintenance are recorded and actioned appropriately. | Asset Custodian |
| | Where required, revegetate the site using native species. | Where possible, native species are favoured. | |
| Site facilities are easily accessible and well known in the community. | Vehicular and pedestrian access to the site is regularly maintained and wayfinding signage is clear and legible. | Information on facilities is kept up to date online. | Strategic Asset Planner / Asset Custodian |
| | Car parking is continually provided and public transport is located in close proximity to the Showground site. | Monitoring of car parking usage levels and assessment of existing and future public transport links. | |

| The core objectives for management of community land categorised as general community use are to promote, encourage and provide for the use of the land, and to provide facilities on the land, to meet the current and future needs of the local community and of the wider public in relation to public recreation and the physical, cultural, social and intellectual welfare or development of individual members of the public | | | |
|---|---|---|---|
| s.36(3)(b)<br>**Performance Targets** | s.36(3)(c)<br>**Means of achievement of objectives** | s.36(3)(d)<br>**Manner of assessment of performance** | Responsibility (Asset Custodian/Asset Strategic Planner) |
| Consider the future needs of the community. | Where possible, ensure site facilities are multipurpose and adaptable to ensure a variety of possible future use. | Ensure future uses are considered and implemented. | Strategic Asset Planner |
| Consider emergency evacuation and natural disaster provision. | Ensure that there are sufficient facilities available for use during emergency evacuations. | Develop and implement emergency procedure plans and designated facilities if appropriate. | Strategic Asset Planner / Asset Custodian |
| | Ensure that facilities are strategically located to protect assets and individuals during disaster events. | | |
| | Asset protection zones are maintained and ensure fuel is reduced where possible. | Regular scheduled inspections and vegetation maintenance is carried out. | |
| To ensure use of the Showground site is consistent with the core objectives for General Community Use land. | Facilities will aim to be affordable and welcoming | During the planning process of General Community Use land, these factors will be considered | Asset Custodian |

| The core objectives for management of community land categorised as general community use are to promote, encourage and provide for the use of the land, and to provide facilities on the land, to meet the current and future needs of the local community and of the wider public in relation to public recreation and the physical, cultural, social and intellectual welfare or development of individual members of the public | | | |
|---|---|---|---|
| s.36(3)(b)<br>**Performance Targets** | s.36(3)(c)<br>**Means of achievement of objectives** | s.36(3)(d)<br>**Manner of assessment of performance** | Responsibility (Asset Custodian/Asset Strategic Planner) |
| | General Community Use is These uses may include Scout and Guide Halls, neighbourhood centres, libraries, cultural centres, childcare centres, educational, cultural and social functions, utility easements and drainage reserves. | Comments received from community members regarding accessibility are recorded | |
| To ensure that General Community Use land is used for appropriate purposes, and in the case of Crown Land, in line with the Reserve Purpose | Monitor Showground site to ensure Showground site is being used for General Community Use purposes. | Regular assessment of uses against General Community Use purposes. | Asset Custodian / Asset Strategic Planner |
| To develop the Showground as an attraction for visitors | Ensure the camping facilities are developed to meet the expectations of visitors. | The showground continues to be utilised for camping and for the annual show. | Asset Custodian / Asset Strategic Planner |

**Table 11 Objectives and performance targets for Core Objective 2 under CLM Act**

| The core objectives for management of community land categorised as general community use are to promote, encourage and provide for the use of the land, and to provide facilities on the land, to meet the current and future needs of the local community and of the wider public in relation to purposes for which a lease, licence or other estate may be granted in respect of the land (other than the provision of public utilities and works associated with or ancillary to public utilities). | | | |
|---|---|---|---|
| s.36(3)(b)<br>**Performance Targets** | s.36(3)(c)<br>**Means of achievement of objectives** | s.36(3)(d)<br>**Manner of assessment of performance** | Responsibility (Asset Custodian/Asset Strategic Planner) |
| To ensure that leases, licences and other estates are only granted if they are consistent with the Local Government Act, Crown Land Management Act and / or other relevant legislation and policy. | Ensure all applications comply with the relevant sections of the Local Government Act and other relevant legislation and policy. | Assess all applications against relevant sections of Local Government Act and other relevant legislation and policy | Asset Strategic Planner |
| To ensure that easements over community land are granted in accordance with the Local Government Act Crown Land Management Act and / or other relevant legislation and policy. | Ensure all applications comply with the relevant sections of the Local Government Act and other relevant legislation and policy. | Assess all applications against relevant sections of Local Government Act and other relevant legislation and policy. | Asset Strategic Planner |



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## APPENDICES

The appendices below show Maps, Plan of Management Legislative Framework, Aboriginal Interests in Crown Land, and the Community Consultation Summary Report prepared for the Kangaroo Valley Showground Plan of Management.

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## Appendix A1 – Maps

*The Local Government (General) Regulation 2005 (Clause 113) requires that a draft plan of management that categorises an area of community land, or parts of an area of community land, in more than one category must clearly identify the land or parts of the land and the separate categories (by a map or otherwise).*

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PRICE PWY
CORKS LANE
CROOBYAR RD
MYRTLE ST
CROOBYAR RD
1
2
3
Key
Site Boundary
Lot Boundaries
Crown land
Council Land
1: 3,604
0.2
0
0.09
0.2 Kilometers
This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.

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## Appendix A2 – Plan of Management Legislative Framework

The primary legislation that impacts on how community land is managed or used is briefly described below. You can find further information regarding these acts at www.legislation.nsw.gov.au.

### Local Government Act 1993

Section 35 of the *Local Government Act 1993* (LG Act) provides that community land can only be **used** in accordance with:

- the plan of management applying to that area of community land, and
- any law permitting the use of the land for a specified purpose or otherwise regulating the use of the land, and
- the provisions of Division 2 of Chapter 6 of the Act.

Section 36 of the Act provides that a plan of management for community land must identify the following:

a) the category of the land,
b) the objectives and performance **targets** of the plan with respect to the land,
c) the means by which the council proposes to **achieve** the plan's objectives and performance targets,
d) the manner in which the council proposes **to assess its performance** with respect to the plan's objectives and performance targets,

and may require the prior approval of the council to the carrying out of any specified activity on the land.

A plan of management that applies to just one area of community land:

a) must include a description of:
   (i) the condition of the land, and of any buildings or other improvements on the land, as at the date of adoption of the plan of management, and
   (ii) the use of the land and any such buildings or improvements as at that date, and
b) must:
   (i) specify the purposes for which the land, and any such buildings or improvements, will be permitted to be used, and
   (ii) specify the purposes for which any further development of the land will be permitted, whether under lease or licence or otherwise, and
   (iii) describe the scale and intensity of any such permitted use or development.

Land is to be categorised as one or more of the following:

a) a natural area
b) a sportsground
c) a park
d) an area of cultural significance
e) general community use.

Land that is categorised as a natural area is to be further categorised as one or more of the following:

a) bushland
b) wetland
c) escarpment
d) watercourse
e) foreshore
f) a category prescribed by the regulations.



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Additionally, under section 36 of the LG Act, a site-specific PoM must be made for land declared:

- as critical habitat, or directly affected by a threat abatement plan or a recovery plan under threatened species laws (sections 36A(2) and 36B(3))
- by council to contain significant natural features (section 36C(2))
- by council to be of cultural significance (section 36D(2)).

***Classification of public land***

The LG Act requires classification of public land into either 'community' or 'operational' land (Section 26). The classification is generally made for council-owned public land by the council's Local Environmental Plan (LEP) or in some circumstances by a resolution of the council (Section 27).

Crown reserves managed by council as Crown land manager have been classified as community land upon commencement of the *Crown Land Management Act 2016* (CLM Act). Councils may manage these Crown reserves as operational land if written consent is obtained from the minister administering the CLM Act.

Classification of land has a direct effect on the council's ability to dispose of or alienate land by sale, leasing, licensing or some other means. Under the LG Act, community land must not be sold (except for scheduled purposes), exchanged or otherwise disposed of by the council, and the land must be used and managed in accordance with an adopted PoM. In addition, community land is subject to strict controls relating to leases and licences (sections 45 and 46) of the LG Act.

By comparison, no such restrictions apply to operational land that is owned by councils. For example, operational land can be sold, disposed, exchanged or leased including exclusive use over the land, unencumbered by the requirements which control the use and management of community land. Crown reserves managed by council as operational land may generally be dealt with as other operational land but may not be sold or otherwise disposed of without the written consent of the minister administering the CLM Act.

Operational land would usually include land held as a temporary asset or an investment, land which facilitates the council carrying out its functions or land which may not be open to the general public (for example, a works depot).

The classification or reclassification of council-owned public land will generally be achieved by a Local Environmental Plan (LEP) or by a resolution of council in accordance with sections 31, 32 and 33 of the LG Act. If land is not classified by resolution within a three-month period from acquisition it automatically becomes community land, regardless of whether it satisfies the objectives for community land as outlined in the LG Act.

For Crown land, Council cannot reclassify community land as operational land without consent of the minister administering the CLM Act.

## Crown Land Management Act 2016

Crown reserves are land set aside on behalf of the community for a wide range of public purposes, including environmental and heritage protection, recreation and sport, open space, community halls, special events and government services.

Crown land is governed by the CLM Act, which provides a framework for the state government, local councils and members of the community to work together to provide care, control and management of Crown reserves.

Under the CLM Act, as Council Crown land managers, councils manage Crown land as if it were public land under the LG Act. However, it must still be managed in accordance with the

purpose of the land and cannot be used for an activity incompatible with its purpose – for example, Crown land assigned the purpose of 'environmental protection' cannot be used in a way that compromises its environmental integrity.

Councils must also manage Crown land in accordance with the objects and principles of Crown land management outlined in the CLM Act. The objects and principles are the key values that guide Crown land management to benefit the community and to ensure that Crown land is managed for sustainable, multiple uses.

**Principles of Crown land management**

- Environmental protection principles are to be observed in the management and administration of Crown land.
- The natural resources of Crown land (including water, soil, flora, fauna and scenic quality) will be conserved wherever possible.
- Public use and enjoyment of appropriate Crown land are to be encouraged.
- Where appropriate, multiple uses of Crown land should be encouraged.
- Where appropriate, Crown land should be used and managed in such a way that both the land and its resources are sustained.
- Crown land is to be occupied, used, sold, leased, licensed or otherwise dealt with in the best interests of the state of NSW, consistent with the above principles.

**Crown land management compliance**

In addition to management and use of Crown reserves that is aligned with the reserve purpose(s), there are other influences over council management of Crown reserves. For example, Crown land managers may have conditions attached to any appointment instruments, or councils may have to comply with specific or general Crown land management rules that may be published in the NSW Government Gazette. Councils must also comply with any Crown land regulations that may be made.

### Native Title Act 1993

The Commonwealth *Native Title Act 1993* (NT Act) recognises and protects native title rights and interests. The objects of the NT Act are to:

- provide for the recognition and protection of native title
- establish ways in which future dealings affecting native title may proceed and to set standards for those dealings
- establish a mechanism for determining claims to native title
- provide for, or permit, the validation of past acts invalidated because of the existence of native title.

The NT Act may affect use of Crown land, particularly development and granting of tenure.

Specifically, the CLM Act makes it mandatory for council to engage or employ a native title manager. This role provides advice to council as to how the council's dealings and activities on Crown land can be valid or not valid in accordance with the NT Act.

Council must obtain the written advice from an accredited native title manager that Council complies with any applicable provisions of the native title legislation when:

a) granting leases, licences, permits, forestry rights, easements or rights of way over the land
b) mortgaging the land or allowing it to be mortgaged
c) imposing, requiring or agreeing to covenants, conditions or other restrictions on use (or removing or releasing, or agreeing to remove or release, covenants, conditions or other restrictions on use) in connection with dealings involving the land

d) approving (or submitting for approval) a plan of management for the land that authorises or permits any of the kinds of dealings referred to in (a), (b) or (c).

### Council plans and policies relating to this plan of management

Council has developed plans and policies that are concerned to some extent with the management of community land. These documents have been considered when preparing this PoM.

The following is a list of documents that have a direct association with this PoM:

- *Community Strategic Plan 2027*
- *Community Infrastructure Strategic Plan 2017-2036*
- *Development Plan and Operational Plan & Budget 2020-2021*

### Other state and Commonwealth legislation

***NSW state legislation***

***Environmental Planning and Assessment Act 1979***

The *Environmental Planning and Assessment Act 1979* (EP&A Act) provides the framework for planning and development across NSW and guides environmental planning instruments which provide a basis for development control.

The EP&A Act ensures that effects on the natural environment, along with social and economic factors, are considered by the council when granting approval for or undertaking works, developments or activities.

This Act is also the enabling legislation for planning policies which may have a direct influence on open space management. On a state-wide level there are State Environmental Planning Policies (SEPPs). On a regional level there are Regional Environmental Plans (REPs). On a local level there are Local Environmental Plans (LEPs) as well as Development Control Plans (DCPs).

***Aboriginal Land Rights Act 1983***

The *Aboriginal Land Rights Act 1983* (ALR Act) is important legislation that recognises the rights of Aboriginal peoples in NSW. It recognises the need of Aboriginal peoples for land and acknowledges that land for Aboriginal people in the past was progressively reduced without compensation. Crown land meeting certain criteria may be granted to an Aboriginal Land Council. This Act may affect dealings with Crown land that is potentially claimable.

***National Parks and Wildlife Act 1974***

Statutory responsibilities on the council arising from this Act specifically relate to the protection of sites of pre- and post-European contact archaeological significance. This Act may affect community land categorised as cultural significance, natural area or park.

***Biodiversity Conservation Act 2016***

> **Note:** This Act repealed several pieces of legislation including the *Native Vegetation Act 2003*, *Threatened Species Conservation Act 1995*, the *Nature Conservation Trust Act 2001*, and the animal and plant provisions of the *National Parks and Wildlife Act 1974*.

This Act covers conservation of threatened species, populations and ecological communities, the protection of native flora and fauna. This Act primarily relates to community land categorised as natural area. However, other categories may also be affected.



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The *Threatened Species Conservation Act 1995* has been repealed and superseded by the *Biodiversity Conservation Act 201*6. However, references to the former legislation remain in the LG Act and are therefore retained in this guideline.

DPIE's Energy, Environment and Science division advises that recovery plans and threat abatement plans made under the *Threatened Species Conservation Act 1995* were repealed on the commencement of the *Biodiversity Conservation Act* in 2017. These plans have not been preserved by any savings and transitional arrangement under the Biodiversity Conservation Act or LG Act, meaning pre-existing plans have no legal effect.

For this reason, requirements relating to recovery plans and threat abatement plans for local councils preparing plans of management under section 36B of the LG Act are now redundant. Councils will be advised if future amendments are made to the LG Act to enable these mechanisms.

Certain weeds are also declared noxious under this Act, which prescribes categories to which the weeds are assigned, and these control categories identify the course of action which needs to be carried out on the weeds. A weed may be declared noxious in part or all of the state.

### *Fisheries Management Act 1994*

The *Fisheries Management Act 1994* (FM Act) includes provisions for the management of state fisheries, including the conservation of fish habitats, threatened species, populations and ecological communities of fish and marine vegetation and management of the riparian zone, waterways and threatened marine/freshwater aquatic species. This relates to community land categorised as natural area (foreshore, watercourse or wetland).

Where an area of community land is declared to be critical habitat, or if that area is affected by a recovery plan or threat abatement plan under Part 7A of the FM Act, a site-specific plan of management will need to be undertaken.

***Rural Fires Act 1997***

This Act contains provisions for bushfire risk management and the establishment of a Bushfire Management Committee. It also includes direction on development in bushfire prone lands.

***Water Management Act 2000***

This Act is based on the concept of ecologically sustainable development, and its objective is to provide for the sustainable and integrated management of the water sources of the state for the benefit of both present and future generations. The Act recognises:

- the fundamental health of our rivers and groundwater systems and associated wetlands, floodplains, estuaries has to be protected
- the management of water must be integrated with other natural resources such as vegetation, native fauna, soils and land
- to be properly effective, water management must be a shared responsibility between the government and the community
- water management decisions must involve consideration of environmental, social, economic, cultural and heritage aspects
- social and economic benefits to the state will result from the sustainable and efficient use of water.

***Heritage Act 1977***

This Act contains provisions for the conservation of items of heritage and may relate to community land categorised as cultural significance or natural area.

***Commonwealth legislation***

***Environmental Protection and Biodiversity Conservation Management Act 1999***

This Act enables the Australian Government to join with the states and territories in providing a national scheme of environment and heritage protection and biodiversity conservation. It incorporates threatened species on a national level and with relevance to Matters of National Environmental Significance.

***Telecommunications Act 1997***

This Act provides for telecommunication facilities being permitted on community land without authorisation in a PoM.

***State Environmental Planning Policies***

**State Environmental Planning Policy no. 19 – Bushland in urban areas**

This planning policy deals with bushland in urban areas, so is applicable to PoMs for community land categorised as Natural Area – Bushland.

**State Environmental Planning Policy (Infrastructure) 2007**

This planning policy lists development allowed with consent or without consent on community land.

**State Environmental Planning Policy (Sydney Drinking Water Catchment) 2011**

This aims to protect quality of surface water and the ecosystems that depend on it and requires that any development would have a neutral or beneficial effect on water quality.

**State Environmental Planning Policy (Vegetation in Non-Rural Areas) 2017**

This policy deals with clearing of native vegetation in urban areas and land zoned for environmental protection.

***Other relevant legislation, policies and plans***

*Aboriginal Land Rights Act 1983*

*Biodiversity Conservation Act 2016*

*Biosecurity Act 2015*

*Catchment Management Authorities Act 2003*

*Companion Animals Act 1998*

*Disability Discrimination Act 1992*

*Environmental Planning and Assessment Act 1979*

*Environmental Protection and Biodiversity Conservation Management Act 1999 (Cth)*

*Fisheries Management Act 1994*

*Heritage Act 1977*

*Local Land Services Act 2013*

*Operations Act 1997*

*Pesticides Act 1999*

*Protection of the Environment Operations Act 1997*

*Retail Leases Act 1994*
*Rural Fires Act 1997*
*Soil Conservation Act 1938*
*Telecommunications Act 1997 (Cth)*
*Water Management Act 2000*
NSW Invasive Species Plan 2008-2015
National Local Government Biodiversity Strategy
NSW Biodiversity Strategy
A Vegetation Management Plan for the Sydney Region (Green Web Sydney)
Australian Natural Heritage Charter

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## Appendix A3 – Aboriginal interests in Crown land

Crown land has significant spiritual, social, cultural and economic importance to the Aboriginal peoples of NSW. The CLM Act recognises and supports Aboriginal rights, interests and involvement in Crown land.

The management of Crown land can be impacted by the *Native Title Act 1993* (Cth) and the *Aboriginal Land Rights Act 1983* (NSW).

### Native Title

Native title describes the rights and interests that Aboriginal and Torres Strait Islander people have in land and waters according to their traditional law and customs. Native title is governed by the Commonwealth *Native Title Act 1993* (NT Act).

Native title does not transfer the land to the native title holder, but recognises the right to land and water, by providing access to the land and if applicable, compensation for any loss, diminution, impairment or other effect of the act on their native title rights and interests.

All Crown land in NSW can be subject to a native title claim under the NT Act. A native title claim does not generally affect Crown land where native title has been extinguished or it is considered excluded land.

When preparing a PoM, Council is required to employ or engage a qualified native title manager to provide advice and validate acts (developments and tenures) over the reserve, in line with the NT Act. The most effective way to validate acts under the NT Act is to ensure all activities align with the reserve purpose.

If native title rights are found to exist on Crown land, council Crown land managers may be liable to pay compensation for acts that impact on native title rights and interests. This compensation liability arises for local councils whether or not the act was validated under the NT Act.

For further information about native title and the future acts framework see the Crown lands website.

### Aboriginal Land Rights

The *Aboriginal Land Rights Act 1983* (ALR Act) seeks to compensate Aboriginal peoples for past dispossession, dislocation and removal of land in NSW (who may or may not also be native title holders).

Aboriginal land claims may be placed on any Crown land in NSW. The Department of Planning, Industry and Environment is responsible for investigating claims as defined in the ALR Act. If a claim is established, the land is transferred to the Aboriginal Land Council as freehold land.

At the time of preparing this plan of management, the Milton Showground is not under any claim which is affected by an undetermined Aboriginal land claim [TBC upon Native Title Assessment].



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Shoalhaven City Council

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Shoalhaven City Council

# Plan of Management
# Berry Showground

2022

# Plan of Management
## for
# Berry Showground

## for Shoalhaven City Council

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CONTROLLED DOCUMENT
"Plan of Management for Berry Showground"

| Version | Date | Status |
|---|---|---|
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Prepared by: Alan Ginns, Pamela Fletcher and Levente Laczko
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# 1. INTRODUCTION

The Village of Berry is located within the Shoalhaven City Council local government area on the NSW South Coast. It is approximately 145 kilometres from Sydney and 215 kilometres from Canberra. Berry Showground is located near the centre of Berry slightly towards the village's southern margin.

## 1.1 Berry Showground Precinct

Berry Showground (or "Hazelberry Park") occupies a central place within the Village of Berry, being located between the village's main street and its railway station. It has been the venue for local agricultural shows since 1888 and is highly valued by the local community, as a cultural and social asset that is enjoyed both by the residents of Berry and visitors from beyond the village.

The Berry Showground ("the Showground") is public land – part of a Crown Reserve for which Shoalhaven City Council is the appointed Crown Land Manager. David Berry Memorial Park abuts the Showground in the south-east. It is part Crown Reserve and part Council-owned community land. The block of land south of Station Road is Council-owned operational land. Day-to-day management of these areas is largely carried out by the Berry Showground Management Committee, a group of volunteers who represent the site's main user groups, appointed as a Management Committee under the *Local Government Act 1993*.

Together the above three areas form the "Berry Showground Precinct", as addressed by this Plan of Management.

### 1.1.1 Berry Showground

The Showground comprises several distinct spaces or elements, the main areas being the:

- oval (or arena or show ring) and ring road, along with the grandstand and adjacent toilets/changerooms;
- Pavilion ("Agricultural Pavilion"), Rural Youth Hall and nearby toilets in the north-west corner;
- Berry Village Pool, a separate area on Albany Street fenced from the remainder of the Showground;
- northern grass (and road) open area;
- playground area, rotunda, and nearby toilets in the north-east corner;
- Former Council Chambers building and Alexandra Street entrance;
- campground area, and horse stables, in the south;
- woodchop arena and surrounding facilities/buildings in the south-east;
- livestock yards of the site's south-west corner; and
- the cattle lawn (animal judging area) and nearby animal shelters/pavilions west of the campground.



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The Showground offers a very appealing setting for a range of community, sporting, cultural, leisure or recreation, festive, and camping uses – as well as the more traditional and long-standing rural or agricultural events. These activities are founded on the Showground's buildings and facilities, heritage character, accessibility and attractive landscape.

The site's built elements include several striking heritage buildings or other structures of interest – notably the Agricultural Pavilion, Former Council Chambers, grandstand building, a timber rotunda, and the historic Alexandra Street entrance.

The Rural Youth Hall sits adjacent to the northern Albany Street entrance and two small children's playgrounds are located in the Showground's north-east corner. Elsewhere four toilet or amenities blocks are scattered around the main Showground area – to support the site's public, sporting and camping uses (one also including changerooms and shower facilities).

The Showground's traditional agricultural activities are supported by an array of built elements. This includes a variety of yards and stalls, races and loading ramps, four open animal pavilions, a large enclosed pavilion, two low stands of covered tiered seating at the woodchop arena, a combined storage shed and animal nursery, and a mix of other smaller structures (such as judges or broadcast boxes, sheds, food and refreshment kiosks, covererd parking/storage spaces, and other facilities) mostly in the site's south.

Along the Showground's southern boundary the former "Regal Lodge" horse stables comprise four sets (in two rows) of open stables or stalls, some with adjoining yards. Today these stables have bene re-used for a range of purposes. The adjacent campground area does not, at present, have any purposes-built structures, with the camp office and laundry both located in converted parts of the former stables and camper making shared use of the toilet/amenities block behind the grandstand.

The fenced Berry Village Pool on Albany Street features a 19 metre main pool and a smaller wading pool, an entry kiosk/office and lifeguard's hut, and separate male and female toilets/changerooms.

Large attractive mature trees are a feature of the Showground's landscape, many having historic significance. The expansive open oval, surrounded by a low fence (with occasional floodlights), is the site's other dominant landscape element. Large trees ring much of the oval enhancing its appeal, along with a striking stand of large Eucalypts near the playground. Elsewhere trees line many parts of the Showground's boundaries – notably a stand of large Camphor Laurels and Brush Box and Figs south from the main Albany Street entrance and a collection of larger trees in front of the Pavilion at the corner of Victoria and Albany Streets. Groups of trees also occur around the woodchop arena and in the site's south-west corner and including the cattle lawn (animal



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*Figure 1 The Berry Showground Precinct (Berry Showground and associated areas)*
(base/aerial photography source: Shoalhaven City Council)

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judging area) which is a small grass area fringed by scattered trees. The campground is an open grassed areas cut by access roads with only a few scattered trees, while the smaller area north of the oval is similarly an open area of grass and roadways.

The Showground is a community focal point and venue for various events and festivals – from the annual Berry Agricultural Show each January and the Fairgrounds Festival in December, through the monthly Berry Markets and weekly Berry Farmers' Market, to one-off events.

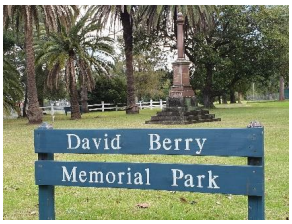
Several community groups use the site's many buildings or other facilities, and the oval hosts rugby league in winter as well as occasional equestrian or other sporting events.

The campground, with an on-site manager, is also an increasingly frequently used part of the site. The Berry Village Pool is a popular, if seasonal, attraction and activity space in its own right.

People also enjoy the Showground for more leisurely activities such as walking, dog-walking and children's play as well as fitness training.

### 1.1.2 David Berry Memorial Park

David Berry Memorial Park is a landscaped parkland area, of scattered trees and palms set in mown grass. The area does not contain any significant structures, the park's focal point being a memorial column/monument. The park is fenced separately to the main Showground space.




David Berry Memorial Park is used mainly for passive leisure activities and as a scenic space, as well as to occasionally support events being held on the Showground (or Anzac Park on the opposite side of Alexandra Street) and in the past by community or special interest groups (such as the local kennel club).

### 1.1.3 Station Road Block

The Station Road block is a flat to undulating area of unmanaged grass, which is occasionally slashed when this site (or parts of it) is used in conjunction with events being held on the Showground.

This block sits between Station Road and the South Coast Rail Line, and is undeveloped except for some metal yards at its western end.



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## 1.2 Purpose of a Plan of Management

A plan of management (PoM) is prepared to provide a framework and guide the future management of a "community land" asset under Council management – such as a park, sportsground, showground or bushland reserve. The PoMs set out management objectives and performance targets for these areas as well as providing directions as to how an area is intended to be protected, used, managed and maintained into the future. A PoM for an area of public land or open space usually includes a landscape concept or masterplan, which shows the location of key physical or spatial elements of the plan or provides a convenient "snapshot" of key elements.

Both the *Local Government Act 1993* (*LG Act 1993*) and the *Crown Land Management Act 2016 (CLM Act 2016)* include provisions regarding the preparation of PoMs for lands under a local council's management, how a PoM is to be prepared (including community comment and engagement requirements), and what a PoM must include or address.

PoMs are important documents, prepared in consultation with the community, and serve as an agreement between a Council and the community as to how a place is to be managed, its values protected, and how an area may be used. Current uses and activities are identified and future uses and activities, including leases and licences, are approved by a PoM.

Further information about the legislative context of PoMs under the *LG Act 1993* and *CLM Act 2016* is provided at Appendix 1.

### 1.2.1 Why Council has Prepared this Plan of Management

Berry Showground (also known as "Hazelberry Park") is currently managed under the existing "*Hazelberry Park" / The Berry Showground Plan of Management* as adopted by Shoalhaven City Council in June 2006 and by the (then) Department of Lands in October 2006.

From 1 July 2018 the *CLM Act 2016* requires local councils that are the managers of a dedicated or reserved area of Crown land to manage that land as if it were public land under the *LG Act 1993.* This includes preparing and adopting PoMs according to the requirements of the *LG Act 1993*. Berry Showground ("Hazelberry Park"), which makes up the majority of the area covered by this Plan of Management, is part of Crown Reserve No. 81105. Shoalhaven City Council is the appointed Crown Land Manager for this Crown Reserve. The new *CLM Act 2016* requires that a Council manager of a Crown Reserve must prepare a new PoM – consistent with the requirements and procedures of the *LG Act 1993* – even where there is a previous PoM already in place. Shoalhaven City Council must comply with this legislative requirement.

The *LG Act 1993* requires local councils to classify public land as either community or operational land. The Act requires that a PoM be prepared for all public land that is classified as "community land".

The western portion of David Berry Memorial Park is also part of Crown Reserve No. 81105. The eastern part of David Berry Memorial Park comprises community land owned and managed by Shoalhaven City Council for the benefit of the community. The small land parcel at the junction of Alexandra and Gillam Streets (Lot 1 DP17263) is also Council-owned community land. Both these areas are also included in the existing adopted *"Hazelberry Park" / The Berry Showground Plan of Management* and are addressed by this Plan of Management (as is required for community land by the *LG Act 1993*).



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The block of land south of Station Road is owned by Shoalhaven City Council and classified as "operational land". Operational land is typically land held to facilitate the normal functions and operations of a council – such as a works depot or a council garage – and is not generally open to the public. Operational land does not require a PoM under the *LG Act 1993*. However the Station Road block is also included in the existing adopted *"Hazelberry Park" / The Berry Showground Plan of Management*. At times this Station Road block is used to support events and activities within the Showground. It also has the potential to be used for a wider range of activities, or more often, as part of the overall Showground area. In recognition of this, and its previous inclusion in the existing adopted PoM, the Station Road block is also included in this Plan of Management (despite its operational status).

This new Plan of Management is also intended to ensure compliance with the *LG Act 1993* and *CLM Act 2016*; provide clarity in the future development, use and management of the community land; and ensure consistent management that supports a unified approach to meeting the varied needs of the community.

This Plan of Management provides directions for how the site is now enjoyed by the community and visitors as well as how it can be managed, developed and used into the future. It will:

- provide clarity in the future development, use and management of this important community land asset;
- chart a future for the Berry Showground Precinct that recognises and enhances its character and appeal;
- protect the site's heritage values and other assets;
- accommodates the many and varied uses or activities occurring on the site, and ensures delivery of services to Council's required standards;
- address the site's management issues or challenges;
- authorise any leases or licences or special permits;
- ensure that the area is managed in an environmentally and financially sustainable manner; and
- ensure compliance with the *Local Government Act 1993* and the *Crown Land Management Act 2016*.

## 1.3 Process of Preparing this Plan of Management

The process outlined below has been followed – to the current Draft Plan of Management exhibition stage – to prepare this *Berry Showground Plan of Management*. Figure 2 broadly outlines the plan preparation process overall (with the current Draft Plan exhibition stage shown in red). Appendix 2 provides an overview of the wider preparation, agency review/approval, and adoption process for PoMs within the context of the *LG Act 1993* and *CLM Act 2016*.

- Discussions with Council staff to draw on available in-house expertise and knowledge of the site. "Walk-over" site familiarisation with Council staff and Management Committee members.

- Collation, review and analysis of background and "directions" documents. Review of the current 2006 *"Hazelberry Park" / The Berry Showground Plan of Management* and other available data from Council. Sourcing and review of other background information regarding the site and its values, uses, legislative and planning context.



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- Detailed on-ground assessments of the site, undertaken over the course of several site visits – including "use and condition" assessments, site and functional analysis, and constraints/opportunities assessments.
- On-ground assessment of surrounding parks, reserves and other open space areas within Berry – to provide a parks and recreation context for the Berry Showground Precinct.
- An extensive community engagement/consultation process – including an information sheet and feedback form, letterboxing neighbouring and nearby residences, an on-line survey and feedback opportunity (via the "Get Involved Shoalhaven" website), notifications to known users, two on-site drop-in information and discussion "kiosks", two focus groups involving key user groups and stakeholders, and the detailed analysis of all feedback/ outcomes (see Section 3.3 and Appendix 6).

*Figure 2 Plan of management preparation process*

- Several meetings and workshops with the Berry Showground Management Committee.
- Meetings with, and/or advice from, Council officers involved in the planning, management and day-to-day operation of the site, its facilities, and uses.
- Preparation and several revisions of preliminary directions and key elements to include in this Draft Plan of Management, and particularly addressing the site's facilities and developments, for Council's and the Management Committee's review and comment, and the subsequent evolution of agreed directions and actions.
- Preparation of this Draft Plan of Management for Council's and Crown Land's (Department of Planning, Industry and Environment) approval for public exhibition. Amendments following Council consideration and feedback.
- Draft Plan of Management on exhibition for community comment and feedback (as required by the *LG Act 1993*).

## 1.4 Change and Review of this Plan of Management

Typically a PoM will remain relevant and have a time horizon of approximately ten years. However, management strategies and actions can be reviewed and updated prior to this "use-by" date if required.

This Plan of Management will require regular review in order to align with community values and changing community needs, and to reflect changes in Council priorities. Implementation of this Plan and its on-going relevance will be reviewed annually as part of Council's internal and external reporting processes. This is to ensure that the site is being managed in accordance with this Plan of Management, is well maintained, and provides a safe environment for public use and enjoyment.

Consideration of the need for a major review and update of this Plan of Management should occur ten years from the date of adoption of the Plan, if not undertaken prior. The community will have an opportunity to participate in revision of this Plan of Management.

## 1.5 Structure of this Plan of Management

### 1.5.1 Structure of this Plan

This Plan of Management has been divided into six sections – as outlined below.

1. **Introduction.** Describes PoMs; why and how they are prepared; how they are reviewed and amended; and what is included in this Plan of Management.

2. **Land Description.** Describes the lands to which this Plan of Management relates and provides a description of these areas, their features or assets, and how they are now used.

3. **Basis for Management.** Gives an introduction to the legislative and land use planning requirements of a PoM, and this Plan of Management's linkages to or alignment with other key planning and policy documents. Summaries feedback from the community consultation undertaken in developing this Plan of Management. Identifies the values of Berry Showground Precinct and categorisation of the area's community lands (as required by section 36 of the *Local Government Act 1993*) and associated core management objectives.

4. **Development and Use.** Introduces the permissible uses of the area (further detailed in Section 5). Describes the framework around leases and licences on community land and Crown land. Provides an overview of this Plan of Management's broad management directions and key on-ground actions for the future use and development of the Berry Showground Precinct, including the area's layout or overall configuration and patterns of use (as shown on Figure 9).

5. **Management of Land by Category.** Details the future use, development and management of Berry Showground Precinct – over three separate parts describing the future management of the two community land categories ("General Community Use" and "Park" – Berry Showground and David Berry Memorial Park, respectively) and the uncategorised area (Station Road block). Each section includes:



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- the overall management intent, and more detailed management objectives;
- the key issues, threats or management challenges to address;
- the current condition and use of land and structures;
- permissible uses and developments;
- the express authorisation of any leases, licences or other estates; and
- a detailed management action table, or set of tables, that present a range of individual actions or processes to guide the management, use and development of the community land category or area in question.

6. **Funding and Implementation.** Addresses factors around implementation of this Plan of Management's key management actions, as well as a schedule for its review.

### 1.5.2 Compliance with Legislative Requirements

The *Local Government Act 1993* sets out a number of requirements or factors that must be included in, or addressed by, a PoM for community land.

This Plan of Management has been prepared in accordance and compliance with these requirements – as shown in Table 1.

**Table 1 Compliance with *Local Government Act 1993* Requirements**

| ***Local Government Act 1993* Requirement** | **Relevant Section(s) of this Plan** |
|---|---|
| Description of the condition and uses of the land, and (any) buildings or improvements, as at the PoM's date of adoption | Section 2 and Section 5 |
| Categorisation of community land | Section 3 |
| Core objectives for management of community land | Section 3 and Section 5 |
| Purpose(s) for which the land, and any buildings or improvements, will be permitted to be used | Section 5 |
| Purpose(s) for which any further development of the land will be permitted (whether under lease or licence or otherwise) | Section 5 |
| Description of the scale and intensity of any permitted uses or developments | Section 5 |
| Authorisation of leases, licences or other estates | Section 4 and Section 5 |
| Performance targets | Section 5 |
| Means of assessing the achievement of objectives and performance targets | Section 5 |

This Plan of Management has also been prepared in recognition of, and to realise, the "principles of Crown land management" as set out in the *Crown Lands Management Act 2016* (the principles of Crown land management are outlined in Appendix 1.



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# 2. LAND DESCRIPTION

## 2.1 Land to Which This Plan Applies

This Plan of Management covers the area described as Berry Showground (also known as "Hazelberry Park"), David Berry Memorial Park, and an area of Council-owned land along the southern side of Station Road.

It comprises the following areas, as shown on Figure 3 and also set out in Table 2.

- Crown Reserve No. 81105 – comprising Lot 1 DP 940561 and Lots 3, 4 and 5 DP 17263 with a total area of 6.77 hectares (67,715.88 square metres). Crown Reserve No. 81105 covers all of the Berry Showground ("Hazelberry Park") as well as the western part of David Berry Memorial Park (as discussed further below). This land is owned by the Crown and managed by Shoalhaven City Council as the appointed "Council manager" for this Crown Reserve in accordance with the *Crown Land Management Act 2016.*

  The area covered by Lot 1 DP 940561 was originally proclaimed as a public park under the *Public Parks Act 1912* in the NSW Government Gazette No. 61 of 23 April 1913, having been "purchased for purpose of public recreation". This area was subsequently Reserved from sale (No. 81105) "for public recreation" as notified in the NSW Government Gazette No. 97 of 3 October 1958. On 24 November 1958 the "Council of the Shire of Shoalhaven" was appointed as Trustee of Reserve No. 81105, and this land was also vested in the Trustee "for an estate in fee simple, to hold for the purpose of public recreation" (under the *Public Trusts Act 1897*) – by separate notices in the NSW Government Gazette No. 119 of 28 November 1958.

  Lots 4 and 5 DP 17263 (together 1,633.1 square metres) were reserved from sale "for public recreation" and added to Crown Reserve No. 81105 in 1986, as notified in the NSW Government Gazette No. 195 of 19 December 1986.

  The following year Lot 3 DP 17263 (714.5 square metres) was similarly reserved from sale "for public recreation" and added to Crown Reserve No. 81105, as notified in the NSW Government Gazette No. 159 of 9 October 1987.

- Lot 1 DP 1167057 is an area of community land, owned and managed by Council, covering approximately 2,850 square metres. It forms the eastern part of David Berry Memorial Park.

- Lot 1 DP 17263 is a small area of community land, owned and managed by Council, covering approximately 150 square metres. It is a small triangular area of land north of Gillam Street.

- Lot 3 DP 840080 is an area of land south of Station Street, between the road reserve and the rail corridor, which is owned by Shoalhaven City Council and classified as operational land. It covers an area of approximately 5,415 square metres. Operational land does not require a plan of management (or categorisation) under the *Local Government Act 1993*. However this block has been included in this Plan of Management for the reasons outlined in Section 1.2.1.



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*Figure 3 Land to which this Plan of Management applies – the Berry Showground Precinct comprising Berry Showground ("Hazelberry Park"), David Berry Memorial Park, Lot 1 DP 17263, and Station Road operational land*
(base/aerial photography source: Google Earth)

**Table 2 Land to Which This Plan Applies**

| Parcel | Approx. area (sq m) | Land Tenure / Classification | Name | Crown Land Purpose | Management Responsibility |
|---|---|---|---|---|---|
| Lot 1 DP 940561 | 65,368.28 | Crown Reserve | Berry Showground | Proclaimed as Public Park (23 April 1913) Public Recreation (notified 3 October 1958) | Council, as Crown Land Manager |
| Lot 4 DP 17263 | 869 | Crown Reserve | Part Berry Showground. Part David Berry Memorial Park. | Public Recreation (notified 19 December 1986) | Council, as Crown Land Manager |
| Lot 5 DP 17263 | 764.1 | Crown Reserve | David Berry Memorial Park | Public Recreation (notified 19 December 1986) | Council, as Crown Land Manager |
| Lot 3 DP 17263 | 714.5 | Crown Reserve | David Berry Memorial Park | Public Recreation (notified 9 October 1987) | Council, as Crown Land Manager |
| Lot 1 DP 1167057 | 2,855 | Community Land | David Berry Memorial Park | n/a | Council |
| Lot 1 DP 17263 | 153 | Community Land | - | n/a | Council |
| Lot 3 DP 840080 | 5,416 | Operational Land | - | n/a | Council |

### 2.1.1 Native Title

The introduction of the Commonwealth *Native Title Act 1993* recognised the existence of traditional ownership and interest in land and waters that indigenous Australians hold according to their traditions, laws and customs. It describes the process for the recognition of Native Title rights – including mechanisms for Aboriginal and Torres Strait Islander People to establish the existence of Native Title, lodge Native Title claims, determine and validate the extinguishment of Native Title, and dealing with land and waters where Native Title persists. This includes the provision for Aboriginal and Torres Strait Islander People to lodge claims over Crown land.

The NSW *Crown Land Management Act 2016* requires that on Crown land (including where managed by a local council – such as Crown Reserve No. 81105) Native Title rights/interests must be addressed (unless Native Title has been surrendered, extinguished or legally determined to no longer exist). Any dealings in land or water by a Crown land manager that affect (impair or extinguish) Native Title are classified as "future acts" and must comply with the *Native Title Act 1993*. Examples of a "future act", on Crown land, might include the



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granting of freehold title, or a lease or licence, or the construction of public works. The *Native Title Act 1993* sets out procedures to follow before such "future acts" can be validly carried out.

However, as noted in the adopted 2006 *"Hazelberry Park" / The Berry Showground Plan of Management*, the land making up today's Berry Showground ("Hazelberry Park") had previously been granted as part of a freehold estate (the Berry/Wollstonecraft Coolangatta Estate). Any Native Title interests that may have existed on this land were therefore lawfully extinguished by the granting of these original freehold titles.

The vesting of Crown Reserve No. 81105 in the (then) Council of the Shire of Shoalhaven as "an estate in fee simple" in 1958 would also have had the effect of extinguishing Native Title in this area – but noting that in 1958 Crown Reserve No. 81105 only comprised Lot 1 DP 940561 (the addition of Lots 3, 4 and 5 DP 17263 to the Crown Reserve post-date this vesting).

No current Native Title Claims under the Commonwealth *Native Title Act 1993*, or Aboriginal Land Claims under the NSW *Aboriginal Land Rights Act 1983*, are known to affect the subject lands.

## 2.2 Berry Showground

### 2.2.1 Summary Description

Berry Showground is a significant community asset and area of open space on the central southern margin of Berry, strategically located between the village centre and railway station (as shown on Figure 4).

*Figure 4 Setting of the Berry Showground Precinct within the Village of Berry*
(base/aerial photography source: Google Earth)



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The residential roads surrounding the Showground – Alexandra Street (to the east), Albany Street (west) and Victoria Street (north) – service long established, low density, quiet residential areas. Berry Pool is located mid-block on Albany Street and is discreetly fenced. David Berry Memorial Park (as described in Section 2.3 below) abuts the Showground in the south-east (at the southern end of Alexandra Street). The southern boundary of the Showground is Station Road, which also accesses Berry Railway Station (located south/south-east of David Berry Memorial Park).

The Showground's principal elements (as shown on Figure 5) are the:

- oval (or arena or show ring), plus the encircling trees and ring of perimeter seating or parking spaces;
- Federation style grandstand, and the shared amenities block adjacent to the south-west;
- Berry Village Pool complex;
- Italianate style Pavilion ("Agricultural Pavilion" or "Lodge Broughton");
- Rural Youth Hall;
- campground and associated facilities;
- playground and rotunda, and nearby heritage items, in the north-east corner;
- Former Council Chambers building on Alexandra Street;
- Alexandra and Albany Street public vehicle entrances;
- ring road, encircling most of the oval and providing access to the campground;
- northern grass and road open area;
- the Albany Street unsealed parking area;
- woodchop arena and surrounding facilities;
- "Regal Lodge" horse stables and nearby yards;
- array of yards, and other livestock and equine holding/handling facilities, in the south-west corner;
- cattle lawn (animal judging area) and nearby animal shelters/pavilions;
- stand-alone toilet blocks – in the north-east, north-west and east;
- perimeter fencing and trees along the site's boundary; and
- service or special purpose entry points and roads, and storage or utility spaces and facilities.

Road Boundaries and Showground Entrances

The Showground's road frontages or other boundaries are fully fenced, in a variety of styles – from newer high palisade style fencing along the northern parts of the site, to high chainwire mesh fencing topped with barbed wire, as well as on-boundary structures in some places. Despite the varied boundary fencing styles, the Showground's street frontages are an important visual element of the site – with mature tress located along much of the site's perimeter.

There are multiple entries to the Showground, however most are locked or only open for specific uses or events.

The major public access points, which are usually open, are – the main Alexandra Street entry and Albany Street entry (in the north-western corner near Victoria Street) both offering vehicle and pedestrian access, and the pedestrian gate at the corner of Victoria and Alexandra Streets. Pedestrian entry to the Berry Village Pool is available from Albany Street when open. A full list of Showground entries is given in Table 3.



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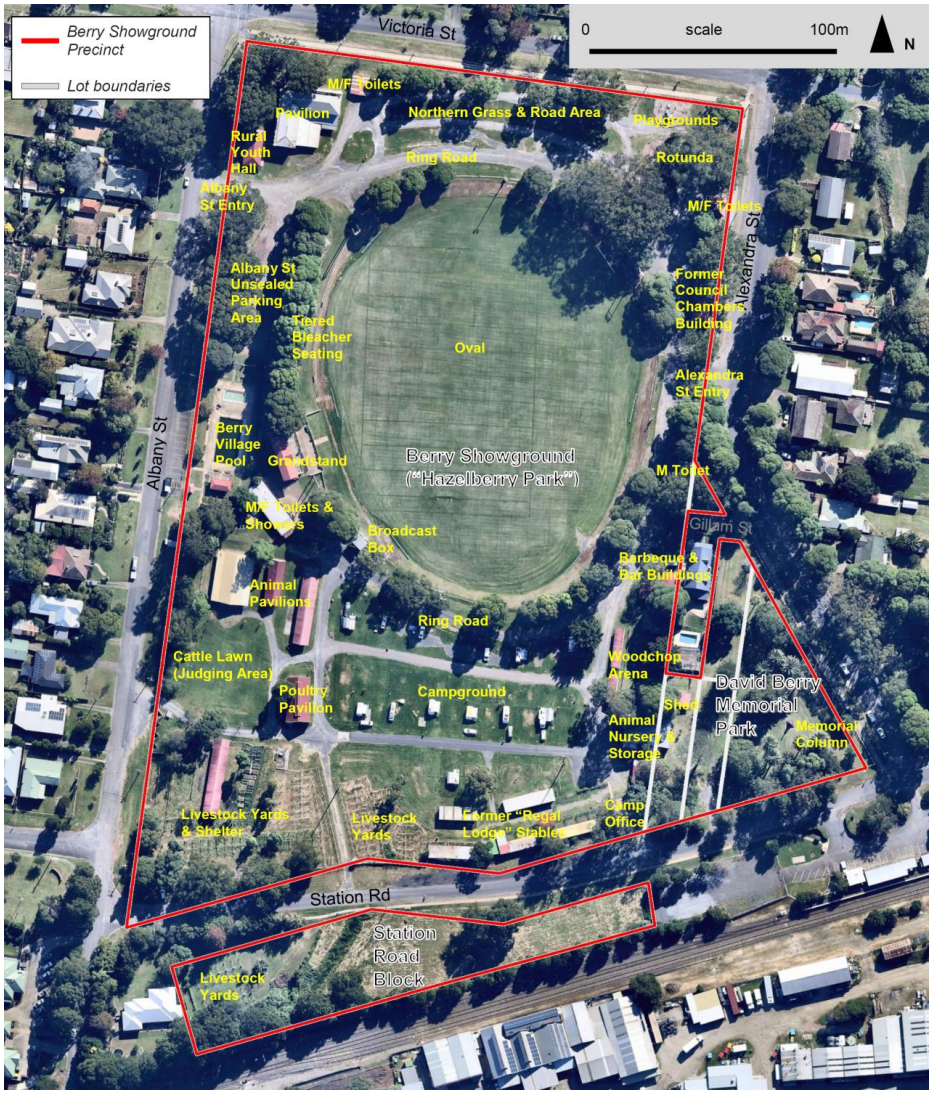


*Figure 5 Principal elements/features of the Berry Showground Precinct*
(base/aerial photography source: Google Earth)

**Table 3 Showground Entry Points**

| Road Frontage | Entrances |
|---|---|
| Alexandra Street | Double-gated vehicle entry ("Hazelberry Park" memorial gates) plus central ticket booth - "everyday" vehicle and pedestrian access (but "undedicated" - shared with road entry) |
| | Pedestrian gates at north-east corner (Victoria and Alexandra Streets), |
| | Two external doors to Former Council Chambers Building (streetside, locked) |
| Albany Street | Double vehicle gates (with ticket booth) and adjacent pedestrian gate (separate) in north-west - "everyday" vehicle and pedestrian access (both lockable, but usually open) |
| | Double entry doors to Rural Youth Hall (streetside, locked) |
| | Single pedestrian gate (usually locked) in fenced boundary, between the Pavilion and Rural Youth Hall |
| | Gated pedestrian entry to Berry Pool (open as per pool hours) |
| | Double vehicle gates at south end of Berry Pool (locked, service access) |
| | Single pedestrian gate south of Berry Pool (permanently locked), accesses northern end of cattle lawn |
| | Double vehicle gates (locked when not in use, and small ticket booth) in south-west - "special" vehicle access to cattle lawn, animal pavilions, yards and campground |
| | Four gated animal unloading/loading ramps, adjacent to "special" vehicle entry |
| Victoria Street | Double entry doors to Pavilion, access from the corner of Victoria and Albany Streets |
| | Single pedestrian gate (usually locked) in fenced boundary on northside of Pavilion |
| Station Road | Double vehicle gates at south-east corner (locked, service access, campground acess) |
| | Mid-block double vehicle gates (locked when not in use, and small ticket booth) in south-west - "special" vehicle access to yards, cattle lawn, animal pavilions, campground and oval/ring road |
| | Mid-block double vehicle gates (usually locked, adjacent/west of "special" vehicle entry) - direct access to yards and livestock areas |
| | Separate vehicle and pedestrian gates in Showground/David Berry Memorial Park fence (eastside of woodchop arena) – "special" access during festivals & major events (requires access via David Berry Memorial Park) |

Oval and Grandstand

The Showground's dominant elements and focal point, in terms of the area's use and appearance, is a central arena or oval and adjacent Federation style grandstand.

The oval is largely encircled by attractive mature trees (mainly Brush Box and some striking taller Eucalypt species in the north-east) and ringed by a metal post-and-rail fence with a range of seating (both bench and bleacher seating) in places. It is accessed by several boundary gates – for vehicles, players, pedestrians and other users, and livestock – to allow access for



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the Berry Show, sporting uses (including spectators' vehicles for on-ground parking/watching), festivals, events, walkers and causal users. In winter the oval is marked out with a senior rugby league field, off centre to the west. It is the "main ring events" area at the heart of the Berry Show and the "centre stage" or activity space for festivals and other major events.

The grandstand sits off the oval's south-western side, slightly higher than the arena/oval level. It offers tiered plastic and timber seating under a high roof on the upper level, accessed by steps at each end, with a large open room used for a range of purposes below. A paved forecourt sits in front of the grandstand (oval side) defined by picket fencing with a gate and timber/gravel boxed steps leading down to the oval. The grandstand's appeal is enhanced by large mature trees that flank it on each side.

A sealed "ring road" runs around much of the arena/oval (apart from the grandstand north to the Albany Street entrance). A narrow band of grass and regularly spaced trees sits between the ring road and the oval's perimeter fence in the north and south. This is mainly used for parking, including spectator parking during sporting matches.

The ring road links the Alexandra Street and Albany Street vehicle entries, and runs south from the Alexandra Street entry to the campground.

Behind, south-west of, the grandstand is a long low amenities block – offering male and female toilets and showers (two separate rooms for each sex) plus a separate all-abilities accessible toilet. These facilities are variously shared between campground patrons and sporting users (when matches are being played) as well as the toilets being available for public use. A canteen/kiosk and nearby small grassy terrace is located in the block's southern end. The building also contains a chemical storeroom and utilities space for the adjacent Berry Village Pool (abutting the building's western side). A sealed courtyard sits between the amenities block and grandstand, accessed by an upslope extension of the ring road and nearby campground roads.

A small, separate, two level broadcast or commentary "box" is located beside the oval near the foot of this sloped roadway.

<u>Agricultural Pavilion and Rural Youth Hall</u>

A cluster of three buildings are located in the Showground's north-east corner.

The centrepiece of these is the "Agricultural Pavilion" (also known as "Lodge Broughton") – an outstanding example of a late nineteenth century recreational building. The Pavilion is a high large "L-shaped" building, constructed of red brick on dressed freestone foundations, with multiple Italianate features and striking double entrance doors in a rounded arch at its



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north-west corner. This main entrance/forecourt, at the junction of Victoria and Albany Streets, is surrounded by mature Camphor Laurel trees.

The Pavilion's rear (south/south-eastern) façade is more functional, with a lower "annexe" area that in-fills the more substantial structure's L-shape and is now finished in more contemporary materials. Stepped and/or ramp entrances are provided to the rear entrance to the Pavilion and Show Secretary's Office.

The adjacent Rural Youth Hall (5 to 6 metres offset from the Pavilion) sits between this larger building and nearby Albany Street entrance. It is a simple, single storey, weatherboard building on brick piers with step and ramp access to a main entrance at its south-eastern corner.

A toilet block is sited only 3 metres from the Pavilion's north-east corner. It is a more recent brick structure with a corrugated metal gabled roof, offering male and female toilets and a separate all-abilities accessible toilet (as well as the Showground's main electrical switchboard).

Albany Street Carpark

South from this cluster of buildings, and the Albany Street entry, is the Albany Street carpark. This is an elongated unsealed/gravelled open area, flanked by large overhanging Camphor Laurels and Brush Boxes along Albany Street and Brush Boxes to the east along the oval's perimeter. Several tiered bleacher seat sets are positioned under these trees along the oval's north-western boundary (although moveable these units have been in place for an extended time). The Berry Village Pool is located south of this area.

Berry Village Pool

The Berry Village Pool is located on the Showground's Albany Street frontage, south of the Albany Street carpark and north of the cattle lawn and animal sheds.

This facility is fully fenced, with user access (seasonally) via a gate on Albany Street with adjacent 90° roadside carparking (including one marked disabled parking space). The complex is not normally accessible, internally, from the Showground.

The complex includes a main pool (19 metres long, with 4 lanes) and a toddler/wading pool (partially sheltered by a shade cover) with a concrete pool deck and floodlighting. Separate male and female amenities and changerooms are provided, as well as lifeguard station and entry/kiosk building off the southern end of the main pool. The surrounds to the pool deck are grassed, with a few items of picnic furniture around the lawn and pool deck. Locked service gates are located on the northern and eastern fences – a double vehicle



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gate to the north and a single vehicle gate plus adjacent pedestrian gate in the south-east.

The pool operates seasonally from November to March (with various opening times weekdays, weekends and public holidays) and is also used in conjunction with festivals and events by arrangement.

Northern Grass and Road Area

East from the Pavilion, between the oval and perimeter road north to the Victoria Street boundary, is a large open space. This area, approximately 120 metres long and 30 metres wide, is criss-crossed with a network of gravel/cracker dust compacted roadways and remnant patchy/worn grass or bare areas. It does not present as appealing "parkland" – with no trees (other than around the margins),is uneven in places and at times impacted by drainage flows/problems. This large open space is the centre of the area now used by the monthly Berry Markets, and where amusements and sideshows are usually located during the Berry Show.

Two small, older style, cricket nets sit at the western end of this area (near the north-western toilet block) and available for casual, albeit infrequent, use by the public. The area immediately south of the nets is an expanse of sealed or gravelled roadway.

North-east Corner (Alexandra and Victoria Streets)

The Showground's north-east corner features a pedestrian entry, in a palisade boundary fence, at the corner of Victoria and Alexandra Streets. Just inside this entry is the Sir John Hay Memorial Fountain – a marble, sandstone and concrete drinking fountain dating from 1915 – and the nearby Centenary of Federation Memorial Tree (a juvenile Evergreen Magnolia within a pool-style fence, with a plaque on a stone plinth).

This corner of the Showground is dominated by a well-patronised junior playground – as two small collections of play equipment, with soft-fall surrounds but without any built shade. A small octagonal open timber rotunda sits beside the playground's swings offering a sheltered seating area. The rotunda was relocated to the Showground in 1936 and contains much of its original fabric from the late 1880s.

South-east of the playground and rotunda, is a toilet block – painted in heritage colours – offering male and female toilets, including accessible facilities. Although being positioned on the Showground's Alexandra Street boundary, this building can only be accessed from inside the site. It is used both by Showground users as well as travellers and workers.

Former Council Chambers Building

Some 30 metres south from the playground toilet block is the Former Council Chambers Building ("A. H. Society Former Council Chambers"), a Federation style brick building with a hipped corrugated metal roof built in 1912. The building features a small bullnose verandah on its Alexandra Street face with two doors (usually locked to public access). This structure houses the original timber Council meeting table and a vault from its period as a bank. The



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Former Council Chambers building is not accessible to the public and only used for Berry Show Society Committee meetings and range of support or administrative purposes for festival and major events.

The area between the oval ring road, Former Council Chambers Building, rotunda and playgrounds functions as an informal parking area for people using the toilets or visiting the playground or Showground generally. This part sealed part gravel area detracts from this precinct, in particular the Former Council Chambers Building, and permits carparking close to the playground and rotunda. Several large mature Eucalypt trees are a feature of this area, but are being adversely impacted by vehicle activity in this space.

Alexandra Street "Hazelberry Park" Entry

The Alexandra Street entry, the main "Hazelberry Park" entrance featuring two trachyte pillar gate posts and a commemorative plaque, is south of the Former Council Chambers building.

This main Showground entrance, with separate entry and exit lanes, features a small central entry/ticket booth. Narrow vehicle lanes and tight turns, especially on exit, have been a problem here for larger/longer vehicles.

Eastern Bar, Barbeque and Toilet Buildings

Located south of the Alexandra Street entry is a narrow area dominated by the nearby oval ring road and bare gravel areas. A small toilet block (male only) of simple masonry block construction is located in this area.

Further south, narrow open grassed areas beside the ring road provide a frontage to two small bar and barbeque buildings with a regimented array of picnic tables nearby under a metal shelter (on the site of the former Poultry Pavilion).

Woodchop Arena

The Showground's south-east corner includes a mix of structures and activities. The woodchop arena ("Jim Harris Arena") is a rectangular open grass area in which are set 10 fixed blocks. Two small covered stands (the "Toby and Lila Davis Stand" and "Bill Ingold and Pat Ryan Stand") are located along the small arena's western margin, and an elevated announcer's booth or steward's box to the south (as part of the adjacent animal nursery and storage shed).

A small shed/garage style building is located on the fenced eastern edge of the woodchop arena, but is accessed from the adjacent David Berry Memorial Park. It is mainly used for storing equipment for, and supporting, dog shows and competitions.



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Animal Nursery and Storage Area

The animal nursery and storage shed, south from the woodchop arena, is a timber and corrugated iron shed used as an animal nursery during the Berry Show and for machinery and equipment storage at other times. It also houses the woodchop steward's box on its northern side. Replacement of this facility, with a superior storage/utility structure, is programmed and has development consent. Storage (shipping) containers and outdoor storage areas are located beside and south of the current nursery and storage shed.

Campground

The Showground's campground takes up much of the southern portion of the site. The oval ring road form the northern boundary of the campground (along the oval perimeter and encircling trees) from just north of the woodchop arena. To the south the campground is defined by the former "Regal Lodge" horse stables, and westward by the Poultry Pavilion and yards.

The campground is an open grassy area, approximately 110 metres east-west and 70 metres north-south, serviced by a series of sealed access/circulation roads. Vehicle entry to the area is limited, by an "honour" system, to campground patrons.

The campground offers 48 sites (mostly grassed although some worn patches are paved with crusher dust) and serviced with power outlets, water taps and drainage pits. There are few trees to provide amenity or shade.

A camp office is situated to the south-east, as an adapted/modified structure at the end of the southernmost row of stables, with a small (six spaces) sealed parking area in front including a signposted disabled parking bay.

Campers use the shared amenities block behind the grandstand – approximately 45 metres north-east of the campground's closet point (and up a sealed vehicle access). However patrons using the campground's eastern portion are required to have their own "on-board" toilet and shower, due to these sites being beyond the regulated distance from these shared amenities.

The camp laundry is a makeshift/modified facility in the end of the northernmost row of stables. A camp kitchen was developed in the Poultry Pavilion, off the campground's western side, but this facility is closed due to health regulations.

Former "Regal Lodge" Stables

South of the campground are two rows of horse stables, the former "Regal Lodge Stables", the southern row of which also forms the Showground's boundary "fence" to Station Road. The southern row of stables also includes open stalls along their northside.

The stables provide horse holding and handling facilities during the Berry Show, equestrian events, and at other times (such as during evacuation or emergency incidents). Two stables



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are used, under agreement, by a local veterinary clinic. Other stables, and a larger shelter, are used for storage.

An array of yards are located just west of the stables (and south of the campground), and along the eastern side of the gravel service and emergency access road entering from Station Road. This gravel road joins the campground road network near the Poultry Pavilion, which then connects north to the oval ring road. Development consent has been obtained to widen and seal this access as a double lane roadway.

Livestock Yards (South-west Corner)

West of the Station Road entry and access road, the Showground's south-west corner is an array of yards/pens, races, rails and larger fenced enclosures provided with scattered water troughs. Most of these are uncovered, although one double row of stalls is sheltered beneath an open pavilion. The yards are grassed and the fencing made from a variety of metal rail lines and piping (some of which may pose a hazard to animals).

This area is used during the Berry Show and other livestock events, for equestrian events, and at other times (such as during evacuations or emergencies). Some yards are also used to store event and festival equipment, such as portable seating. Older mature Coral Trees have been replaced by newer young shade tree plantings in this area. Large mature Camphor Laurel trees are located nearby along the Station Road boundary and part of the Albany Street boundary. A fenced grassed alleyway, or wide race, runs from gates on Station Road in this area's south-east. The yards are also accessed, at their north-west corner, by elevated stock unloading and loading ramps accessed directly from Albany Street.

A gravel service/access road runs from a gated entry on Albany Street (adjacent to the stock ramps) along the yard area's northern edge to join the campground road network, and Station Road access, near the Poultry Pavilion. North of this access road is the cattle lawn.

Cattle Lawn and Animal Pavilions

The cattle lawn (animal judging area) is a gently sloping grassed area, approximately 35 to 40 metres square, with a small commentary/judging box off its western side (beside Albany Street).

Three open animal pavilions or shelters are located immediately north and north-east of the lawn – west to east these are the Cattle Shed, Heifer Shed (signposted on-site as the "Goat Pavilion") and Goat Shed which also has livestock washdown bays and an open water tank nearby. A fenced grassed access runs along the area's western and northern margins to a service/loading ramp (with a locked gate) near the southern end of the shared amenities block behind the grandstand.

This entire area is used for livestock display and judging during the Berry Show and for cattle or livestock events at other times. It is also the site of the weekly Berry Farmers Markets



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(in dry weather) and used for a variety of purposes (secondary stage, bar, "kids zone", etc.) during festivals and event, as well as occasionally for private outdoor functions.

East of the cattle lawn, west of the campground, is the Poultry Pavilion. It is a large contemporary style metal shed with multiple doors housing a former camp kitchen (now closed) in its southern end with poultry cages, tables and other equipment stored at the opposite end. A grey and black waste water dump point is located, outside, at the building's south south-west – for campground patrons and other Showground users.

### 2.2.2 Use of Land and Structures

The Berry community highly values the Showground's accessibility and its use for a variety of special event, community, sporting, leisure and recreation, tourism and scenic purposes.

These range from large annual events or festivals, such as the Berry Show or Fairgrounds Festival which make use of the entire Showground (including the campground), to casual personal leisure pursuits such as dog walking or relaxing.

The Showground is open daily for public access to the grounds, amenities buildings, playground and picnic facilities, and market grounds (other than during major ticketed or controlled access events – including major sporting matches). Access to the site's other buildings is by arrangement only. Vehicle access to the campground is "controlled" by an honour system, with temporary signs and mobile barriers requesting entry by campground patrons or those with bookings only.

<u>Sporting Uses</u>

Sporting use of the Showground is at present focused on rugby league, with the oval and associated facilities being the home ground for the Berry-Shoalhaven Heads Magpies Rugby League Football Club.

- Site used for both training and matches, from January though to August or September, for both men's and women's teams.
- Training usually held three times a week.
- Senior games on a weekend can attract up to 1,000 spectators, watching from within and around the perimeter of the oval as well as in the grandstand.
- Spectators are permitted to park their cars inside the oval, to the east and south of the playing field.
- Senior games require controlled/ticketed entry under Group 7 (South Coast Rugby League Competition) rules.

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- The Pavilion annexe serves as the home team changeroom, and teams (home and away) also use the changerooms in the shared amenities block behind the grandstand.
- The Club also operates a canteen in the amenities block on match days, and uses the grandstand as a bar after games as well as for functions.

Local schools make use of the oval for sport and fitness activities, and occasionally use other parts the Showground.

Markets

Markets are major users of the Showground – both the weekly Berry Farmers Markets and the regular Berry Markets.

- Berry Farmers Market is held weekly on the cattle lawn and under nearby animal pavilions (accessed via the stock ramp entrance on Albany Street).
- Held in the Albany Street carpark or elsewhere when these sites are unsuitable for use.

- The Berry Markets (or "Berry Country Fair") is held monthly, except for February).
- One of the village's popular visitor drawcards – featuring over 200 stalls offering handmade products, arts and crafts, local produce, clothing, leather goods, books, plants, collectables and bric-a-brac.
- Visited by 8,000 or more people on each occasion.
- Held across the northern parts of the Showground – centred on the northern open grass and road area but also wrapping around the outer edge of the oval, west into the Albany Street carpark and extending south-east down to the Alexandra Street entrance.
- Oval is used for visitor and stallholder car parking.

Major Events

The Showground has a sizeable calendar of major events – both community activities such as Australia Day celebrations and large commercial events such as music festivals.

Some of these are long-standing users of the site. The annual Berry Agricultural Show is the largest and most long-standing of these. Table 4 lists the scheduled major annual events that now use all parts of the Showground site.

The annual Berry Agricultural Show, traditionally held at the end of January, is a very popular rural show with a history stretching back over 130 years.

- Berry Show occupies the entire Showground area and all its buildings (but excluding the pool area) each year.

**Table 4 Annual Schedule of Major Events at Berry Showground**

| Timing | Event | |
|---|---|---|
| January | Australia Day Barbeque and Family Activities - centred on the bar and barbeque facilities (north of woodchop arena) and south-eastern portion of oval; organised by Rotary Club of Berry; attracts around 500 people. |  source: Rotary Club of Berry |
| May | Big Country Music Festival - one day music festival occupying entire Showground (excluding woodchop arena and pool); focused on oval but uses other parts of Showground for bars, food and refreshments, children's entertainment, back-of-house facilities, and staff and artist parking |  source: Big Country Facebook page |
| | Berry Celtic Festival - occupies northern part of Showground (the grass and road area) also sometimes makes use of grandstand's lower space and Pavilion; features "clan stalls" and food outlets; no on-site parking; attracts around 3,000 visitors; held by the Rotary Club of Berry. |  source: www.clanhopeaustralia.org |
| | National Motoring Heritage Day - one day event; display of vintage, historic and classic vehicles, motorbikes and caravans; usually featuring over 1,000 vehicles and several hundred private and commercial exhibitors; focused on oval (excluding heavy vehicles) and northern half of site from grandstand around to Alexandra Street entrance (does not, directly, use campground); organised by Shoalhaven Historic Vehicle Club; attracts an estimated 2,000 visitors. |  source: www.berry.org.au |



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| Timing | Event | |
|---|---|---|
| September | Berry Small Farm Field Days - two day event, typically held over a Friday and Saturday; offers small farm machinery and equipment displays, fencing and other small farm infrastructure, livestock, demonstrations, talks, land management advice, garden or horticulture supplies; food and refreshments space; mostly takes place on oval and surrounds (including erecting large marquees and yards); organised by Rotary Club of Berry; attracts around 5,000 attendees. |   |
| November | Fairgrounds Festival - a major two day music festival; occupies entire Showground (including exclusive use of Berry Village Pool); features multiple stages, food outlets and bars, merchandise and on-site camping; typically attracts in the order of 8,000 people. |   |
| | Cattle and Calves Show - centred on the cattle lawn and adjacent animal sheds, held irregularly. |  |
| December | Berry Christmas Street Parade - circles and terminates in Showground arena; organised by Rotary Club of Berry. |   |
| | New Year's Eve fireworks - on oval; organised by Rotary Club of Berry; attracts around 4,000 people. | |



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- Berry Show offers all the elements of a country show – cattle shows (both dairy and beef breeds), a two day horse show (including hack, sporting and show jumping), a rodeo, poultry and goats and other livestock, woodchop competitions, local arts and crafts exhibitions and competitions (paintings/arts, photography, crafts, flowers, preserves and cooking), an animal nursery, commercial and industrial exhibitions, rides and amusements, show bags, and sideshows.

Other large occasional or one-off events make use of the Showground on an ad hoc basis – such as the Berry Duathlon/Triathlon, regional events (such as the L'Étape Australia road cycling event), fire-fighter training or competitions, community gatherings, and fund-raising or awareness raising events.

Many of the site's larger events:

- do not accommodate on-site parking, for patrons, instead operating off-site parking with shuttle services to the Showground (usually to shuttle bays on Station Road);
- use the Council-owned block on the south side of Station Road as an overflow or special purpose parking area (such as the Berry Show and Fairgrounds Festival);
- require use of the Showground before and after their scheduled dates, for set-up and pull-down (for example the Fairgrounds Festival books the site for a full 7 day block, and also requires all of November to be "on hold' until the dates for headline acts and hence the Festival can be confirmed, and the Big Country Music Festival books a 5 day window); and. Major event may require the relocation or rescheduling of matches where using the oval during the rugby league season.

Campground

The campground is primarily used:

- by tourists and others for short-stay accommodation – in caravans, campervans, motor homes, tents, swags and similar readily mobile forms of shelter;
- to accommodate visitors to special activities – such as festivals, equestrian competitions or other events
- for other, non-accommodation, purposes during major events – including exhibitions and displays, food and refreshment facilities, parking, or providing mobile toilets and showers.

Major event or special uses of this area require the campground to be vacant prior to these large events.

Berry Village Pool

The Berry Village Pool – when open between November and March – is used for swimming, water play, relaxing and socialising on a fee for entry basis. A range of individual entry, concession entry and season passes are available. The pool has also previously been used as a venue for swimming lessons.

Club and Community Group Activities

A variety of community and special interest groups make use of the Showground's buildings.

- The Lodge Broughton (Masonic Lodge) has been meeting in the Agricultural Pavilion since it was constructed over 130 years ago. They have exclusive use of the Pavilion's eastern wing, the "Lodge room", except during the Berry Show.
- Other groups use the Pavilion's "supper room" and "ante-room", the Rural Youth Hall, and occasionally the lower room of the grandstand or elsewhere at varying intervals. These groups range from a town band and line dancers to art tutorial groups.

Casual Leisure/Recreation, Social or Tourism Uses

Casual or informal leisure and recreation activities are regular "background" uses of the Showground. These include:

- activities such as children and families or carers using the playground, walking and dog-walking, bike riding and "learn to ride", ball games and casual play, sitting and relaxing (in cars or outdoors), and personal well-being activities;
- jogging and other personal fitness training;
- independent sport and skills practice;
- personal trainers using various parts of the Showground – both the grounds and outdoor facilities (however none are at present licenced for such use);
- consuming takeaway food and picnicking or casual meals; and
- residents and carers from the nearby Masonic Nursing Home in Albany Street using the area for exercise, walking, relaxation and respite.

The Showground's facilities, both indoor and outdoor spaces, are occasionally used for functions, family gatherings or celebrations, and other social events.

The site's heritage and scenic values support uses such as sightseeing and scenic viewing, heritage appreciation and photography. For other short-stay visitors it is simply a convenient rest or toilet stop (especially the north-eastern toilet block).

Rural and Support/Management Uses

The horse stables and livestock yards in the Showground's south-west are:

- heavily used during the Berry Show, along with other animal sheds and pavilions around the cattle/judging lawn;
- used to support other agricultural, livestock and equestrian events at various times of the year;
- used to hold livestock, horses, and other animals evacuated to the Showground during bushfires and other emergencies;
- occasionally used by patrons of the nearby Berry Equestrian Centre seeking stabling or stalls with the ability to camp adjacent; and

- used to support other major events – such as serving as recycling and waste holding areas.

Two of the horse stables are used, by arrangement, by a local veterinary clinic as a venue for providing large animal veterinary services while others have been adapted and used as the campground office and camp laundry.

Many locations around the Showground, mainly in the south of the site, are used as sheltered/enclosed or open storage and utility areas to support the site's maintenance and operation. This includes the storage of materials and equipment for approved users of the site – from cupboards storing musical instruments to shipping containers full of equipment for major festivals.

## 2.3 David Berry Memorial Park

### 2.3.1 Summary Description

David Berry Memorial Park adjoins the south-eastern corner of Berry Showground. It sits at the corner of Alexandra Street (to the east) and Station Road (to the south), with the Berry Railway Station on the other side of Station Road opposite the Park's south-east corner. The triangular shaped reserve is truncated to the north by the Gillam Street road reserve.

The site is primarily an attractive "parkland" area of mown grass under scattered trees and palms. The trees are a mix of mature native and exotic species, while the palms were reportedly relocated from Anzac Park on the opposite (eastern) side of Alexandra Street. They are all planted in an irregular pattern, and there are no formal garden areas.

The Park is well maintained – but not provided with any paths, seating or other park furniture and is unlit. Its centrepiece is the David Berry Memorial Column and Pedestal – a polished granite column on a granite pedestal, set on a stepped stone base. Dedicated in December 1897, in its present location, the pedestal bears the inscription to "the late David Berry … as a kind and considerate landlord and true friend of the people." A timber slat park name sign sits nearby, in front of this memorial on the Alexandra Street frontage.

The Park's treed and grassed area is fenced along its Alexandra Street frontage, and part of Station Road, by a heritage-style fence of large capped posts and large twin rails. Narrow breaks in the fence, one on each road frontage, allow pedestrian entry to the Park with another informal pedestrian entry point in the far north (at the corner of Gillam and Alexandra Streets). The decorative boundary fence was restored in 2010, however subsequent growth of adjacent trees has since pushed fence out of alignment in some places. The post-and-rail fence does not extend all the way along the Station Road frontage to the Showground's corner, leaving a gap of approximately 30 metres – which allows uncontrolled vehicle entry. A short section of asphalt and gravel "driveway"



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enters the Park at the end of this fence. Grass areas inside this access point show evidence of vehicle wear and compaction (mainly along the Park's western edge).

The Park's western boundary takes a variety of forms:

- in the north it abuts a private residence (2 Gillam Street), with a mixture of paling timber fence plus a short section of white picket fencing in the north;
- south of this residence, the Park's boundary with the Showground is mostly a high chainwire mesh fence topped with barbed wire, with a smaller shed also forming part of the boundary (this shed faces/opens onto the Park, via a roller door to the south and shuttered window under an awning facing east);
- a wide vehicle gate and a pedestrian gate are set in the chainwire mesh fence to the north and south of this shed (respectively), these connect to the adjacent woodchop arena within the Showground (however both are locked – other than during festivals, major events or other approved uses/occasions – and there is no public pedestrian, or vehicle, access available directly between the Park and the Showground);
- further south the rear wall of the existing animal nursery and storage building forms the central part of this common boundary, before another section of a high chainwire mesh fence continues to Station Road.

Lot 1 DP 17263

Although not formally part of David Berry Memorial Park (the two areas having discrete Council "reserve numbers"), Lot 1 DP 17263 is located nearby on the opposite (northern) side of Gillam Street.

This small triangular parcel of land abuts Gillam and Alexandra Streets and the Showground's chainwire mesh and barbed wire boundary. It is isolated from the remainder of the fenced Showground area and from David Berry Memorial Park. This entire area is planted/landscaped – with a dense ground cover of Lomandra species under a large Camphor Laurel tree, with some Camphor Laurel saplings and shrub regrowth. The concrete footpath beside Alexandra Street runs past this block, with a garden-style backed set beside the footpath in the north (but it is not clear if this sits within this lot or the road reserve).

### 2.3.2 Use of Land and Structures

David Berry Memorial Park is an appealing area of green parkland that enhances the streetscape of Alexandra Street and Station Road, and also provides a welcoming scene for people arriving by train. It is principally a local park, however it appears to receive very little use for casual or independent leisure or recreation, or even for through access (with walkers predominantly remaining on the adjacent Alexandra Street footpath). The lack of a path and park furniture does not encourage or invite casual use of the space.

The Nowra District Kennel Club has been an occasional user of the Park in the past – for dog shows and events (two or three times a year), and also stored show and competition equipment in the shed on the Park's western boundary.



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source: Berry Show Society

During the Berry Show the Park has variously been used for:

- dog competitions, displays or events (presented by the Nowra District Kennel Club);
- car parking and access to the arena for woodchop entrants; and
- other "back-of-house" functions.

David Berry Memorial Park also serves as a back-of-house area for other major events at the Showground, notably the larger music festivals – mainly for car parking (for artists, staff, vendors and concessionaires) and other support functions. The Park is also used as a parking area for Anzac Day services and other commemorations held at Anzac Park, on the opposite side of Alexandra Street.

Management and maintenance of David Berry Memorial Park is, in effect, shared between the Berry Showground Management Committee and Council. Council works crews undertake most of the grounds maintenance and presentation tasks at the site, while the Management Committee's involvement is more focused toward the Park's role in major event use and management.

Lot 1 DP 17263 north of Gillam Street is not actively used, other than serving as an attractive addition to the Alexandra Street streetscape, and is managed by Council.

## 2.4 Station Road Block (Council Owned Operational Land)

### 2.4.1 Summary Description

The land owned by Shoalhaven City Council on the southern side of Station Road – opposite Berry Showground – extends from a residential lot and existing dwelling (at the corner of Station Road and Albany Street) east to a fenced compound (associated with Berry Railway Station). The South Coast Rail Line abuts the block's southern edge. This area was purchased by Council from the (then) State Rail Authority in 1995, at the request of the Berry Show Society – and intended as an addition to the Showground for use by the Show Society and other groups.

It is:

- a block of undeveloped land, roughly rectangular, running between Station Road and the rail line; and
- predominantly a flat open area of unmanaged grass, which is occasionally slashed when intended to be used in conjunction with events at the Showground.

source: Google Earth

Approximately a third of the way along the block from the west, a small drainage channel/gutter angles off Station Road towards the south-west (and is also fed by piped drainage from the Showground). The channel is overgrown with weeds and grasses. To the west is the block's more frequently mown/maintained area which includes two sets of simple, open, metal-railed yards (24 yards in total) separated by a central grassed lane. This area is enclosed in the north (along Station Road), and beside the channel, by a post and wire fence with a timber paling fence along part of the private property boundary to the west. The yard area is accessed by a farm-style gate on Station Road, opposite the Showground's



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western service access road (allowing for the direct movement of horses, stock and other items across Station Road between these two areas).

The two-thirds of the block east from the drainage channel is a large unfenced overgrown grass area, usually vacant but slashed prior to any use of this space in conjunction with the Showground (such as overflow parking or storage). The common (southern) boundary along the rail line is fenced with the remains of a timber post-and-wire fence, however the condition and effectiveness of this varies. Unmanaged trees, saplings and other plantings (mostly Camphor Laurels, Privet and weed shrubs and vines) also line this boundary, mainly growing within the rail corridor.

Two large trees (Camphor Laurels) are located towards Station Road in the unfenced grassed area, and a line of screen plantings containing native trees runs along the Station Road boundary and verge past the western yards. A narrow concrete footpath is located along the southern side of Station Road from the Railway Station to Albany Street, with two streetlights and a single backed seat positioned beside the path (between the drainage channel to the block's eastern end).

Areas along the block's south-western boundary, on both sides of the drainage channel, have been mapped by Council as flood liable areas – but only at a 1% annual exceedance probability.

### 2.4.2 Use of Land and Structures

The principal use of the Station Road block is as an additional or "overflow" utility and service/support area during the Annual Berry Show and other major events at the Showground. This typically includes horse (and stock) holding in the yards, as well as parking horse floats and other vehicles in the yard area and across the wider site. The area also supports equestrian and other rural/agricultural events during the year.

Major events also use the space (as part of their approvals for the main Showground area) – more often the larger area away from the western yards – for staff parking, as a "staff camp", or for "special needs" parking (in the area opposite the western service access into the Showground) and other purposes.

At other times the site is largely unused and "dormant", as an area of tall/overgrown grass and presents as simply vacant open or "wasteground". Despite the block's easy access there is little apparent sign of rubbish dumping, vehicle entry and damage, or vandalism.

Other than the metal railed yards and sections of boundary fence, there are no other "structures" on the block (the area was previously rented by a horse trainer, however no improvements from this time remain). The Berry Showground Management Committee maintains and manages the block as part of their overall responsibility for day-to-day management of the Showground.



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# 3. BASIS OF MANAGEMENT

The future management, use and development of the Berry Showground Precinct is founded on and shaped by a number of considerations – including:

- the *Local Government Act 1993* guidelines and core objectives for community land, and provision around the development and use of public land (including by lease or licence) as outlined in Section 6 of the Act;
- restrictions on management of Crown land community land;
- other legislative requirements or provisions;
- the assigned categorisation (as required under the *Local Government Act 1993*) of the site's community land;
- Council's strategic objectives and priorities as well as existing plans, strategies and policies
- the community's and Council's aspirations for the area;
- the site's values, current uses and facilities/developments and their condition, and the issues and pressures or threats to which the site and its values are subject;
- the site's context within Berry's wider network of parks, reserves and open space; and
- the realities of Council's budget or resources and management capabilities.

This Plan of Management has been developed based on, and considering, these factors and framework.

## 3.1 Legislative Framework and Requirements

Planning, management and use of the Berry Showground Precinct must be consistent with, and is framed by, a range of Commonwealth and State legislation. The most relevant of these, along with other applicable pieces of legislation, are listed in Appendix 1.

## 3.2 Planning and Policy Framework

A number of existing adopted State or regional level planning or policy documents are applicable or provide guidance, to varying degrees, for planning the Berry Showground Precinct.

### 3.2.1 Regional and State-level Planning Documents

The more relevant regional and State-level planning documents are listed below – along with links to the documents themselves.

- *Illawarra Shoalhaven Regional Plan 2041* (2021)
  This plan (prepared by the NSW Department of Planning, Industry and Environment) is intended to set the strategic framework for the Illawarra-Shoalhaven region. It aims to



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protect and enhance the region's assets and plan for a sustainable future for the Wollongong, Shellharbour, Kiama and Shoalhaven local government areas.

https://www.planning.nsw.gov.au/Plans-for-your-area/Regional-Plans/Illawarra-Shoalhaven/Illawarra-Shoalhaven-Regional-Plan-2041

- *NSW Greener Places Policy* (2020)
  An urban green infrastructure policy, is intended to guide the design, planning and delivery of green infrastructure across the state to ensure they are strategically planned, designed, and managed to enhance the quality of urban life. The policy is supported by a *Greener Places Design Guide* (at present in draft form).

  https://www.governmentarchitect.nsw.gov.au/resources/ga/media/files/ga/design-guides/framework-document-greener-places-2020-06-02.pdf

- *Draft NSW Public Spaces Charter* (2020)
  A Draft Charter to support the planning, design, management and activation of public spaces across NSW – applying to public open spaces, public facilities and streets. It identifies ten principles for quality public space – open and welcoming, community-focused, culture and creativity, local character and identity, green and resilient, healthy and active, local business and economies, safe and secure, designed for people, and well managed.

  https://www.dpie.nsw.gov.au/__data/assets/pdf_file/0003/484761/NSW-Public-Spaces-Charter.pdf

- *Everyone Can Play – A Guideline to Create Inclusive Playspaces* (2019)
  A best practice resource and guideline for councils, designers and the community to assist in creating high quality playspaces, which are designed to include everyone in the community regardless of age, ability or cultural background.

  https://www.planning.nsw.gov.au/-/media/Files/DPE/Guidelines/everyone-can-play-guideline-2019-02-20.pdf

### 3.2.2 State Environmental Planning Policies

The following State Environmental Planning Policies (SEPPs) are relevant, to varying extents, to the planning and management of the Berry Showground Precinct:

- *State Environmental Planning Policy (Infrastructure) 2007*;
- *State Environmental Planning Policy (Exempt and Complying Development Codes) 2008*; and
- *State Environmental Planning Policy No. 64 – Advertising and Signage*.

### 3.2.3 Local Planning Controls

***Local Strategic Planning Statement***

In accordance with a State-wide direction from the (then) NSW Department of Planning and Environment, Shoalhaven City Council has prepared a "Local Strategic Planning Statement" – known as *Shoalhaven 2040 - Our Strategic Land-use Planning Statement* (adopted by Council in September 2020). A local strategic planning statement is a high-level plan that brings together state and regional objectives for land use planning.

*Shoalhaven 2040* sets the scene for how the Shoalhaven Local Government Area will grow and develop over time. Along with the *Shoalhaven Community Strategic Plan 2017-2027* and



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Council's *Delivery Plan and Operational Program* (*DPOP*) it will allow Council to plan, co-ordinate and implement the community's vision for the next 20 years. It will guide updates and amendments to Council's Local Environmental Plan(s), Development Control Plan(s) and Local Contributions Plan(s) and also assist in the prioritisation of strategic planning projects.

*Shoalhaven 2040* identifies 16 "planning priorities" sitting under the 2 "directions" of enhancing and managing the City's economic growth and preserving and enhancing the City's natural and built environments and lifestyles. The planning priorities and related actions most relevant for the Berry Showground Precinct include the following.

- Priority 7 Promoting a responsible visitor economy – Action 7.2 Consider reviewing the planning controls for caravan parks and campgrounds to ensure consistent controls across Shoalhaven (immediate).
- Priority 11 Adapting to natural hazards through building resilience – Action 11.2 Consider the development of an Urban Greening Strategy, if appropriate, to address the management of and increase green infrastructure in urban areas (short-term).
- Priority 14 Heritage items and places – Action CW14.1 Administration and management of heritage items, heritage conservation areas, and archaeological sites; Action CW14.2 Delivery of an annual heritage assistance grants program to provide funding to support the maintenance and conservation of local heritage items; Action 14.1 Continue to investigate and consider the establishment of a Heritage Design Advisory Service/resource to provide advice and guidance on development involving heritage items and places, strategic heritage planning, amendments to LEP heritage schedules and Council's management of heritage items and places (immediate, and on-going); Action 14.3 Consider the development of a program for the preparation of heritage interpretation plans for Shoalhaven's settlements (short-term); and Action 14.4 Consider the development of conservation management plans or updated plans for council owned and managed heritage item and places (medium-term).
- Priority 15 Scenic and cultural landscapes – Action 15.1 Consider, where appropriate, the identification of scenic and landscape values and the development of appropriate controls to protect and enhance identified values (short-term).
- Priority 16 Promoting events and public art – Action CW16.1 Review of planning controls relating to the temporary use of land for temporary use developments; and Action 16.1 Consider updating planning controls, where required, to better promote and support public events to activate public spaces, including sporting facilities (short term).

***Shoalhaven Local Environmental Plan 2014***

A PoM's provisions must be consistent with the land uses and developments permissible for an area under a local environmental plan and other planning regulations.

The *Shoalhaven Local Environmental Plan 2014* (*SLEP 2014*) is Council's key local land use planning document. It is shaped in accordance with the relevant standard environmental planning instrument under section 33A of the *Environmental Planning and Assessment Act 1979*. The *SLEP 2014* sets out Council's planning and land use objectives, as well as permitted and prohibited developments plus other controls, for all parts of the local government area. It designates land use zones, development objectives and permissible uses for every parcel of land within the Shoalhaven City Council area.

All areas covered by this Plan of Management are zoned as RE1 (Public Recreation) under the *SLEP 2014*. Table 5 shows the land uses that are permitted with or without Council's consent, and prohibited, with this zones.

**Table 5 Permitted and Prohibited Land Uses – RE1 Public Recreation Zone**

| Permitted Without Consent | Permitted With Consent | Prohibited |
|---|---|---|
| Nil. | Agriculture; Aquaculture; Boat building and repair facilities; Boat sheds; Building identification signs; Camping grounds; Car parks; Caravan parks; Charter and tourism boating facilities; Centrebased child care facilities; Community facilities; Eco-tourist facilities; Entertainment facilities; Environmental facilities; Environmental protection works; Function centres; Heliports; Information and education facilities; Kiosks; Markets; Recreation areas; Recreation facilities (indoor); Recreation facilities (major); Recreation facilities (outdoor); Restaurants or cafes; Respite day care centres; Roads; Sewerage systems; Water recreation structures; Water supply systems. | Any development not specified in item 2 or 3. |

The objectives of the RE1 Public Recreation Zone are to:

- *to enable land to be used for public open space or recreational purposes*;
- *to provide a range of recreational settings and activities and compatible land uses*; and
- *to protect and enhance the natural environment for recreational purposes*.

The *SLEP 2014* defines and elaborates many of the "Permitted With Consent" land uses.

For example a "community facility" is defined as "a building or place - (a) owned or controlled by a public authority or non-profit community organisation, and (b) used for the physical, social, cultural or intellectual development or welfare of the community, but does not include an educational establishment, hospital, retail premises, place of public worship or residential accommodation." While a "caravan park" is defined as "land (including a camping ground) on which caravans (or caravans and other moveable dwellings) are, or are to be, installed or placed."

These definitions are informative in describing the full suite of land uses than can occur, with consent, in the Berry Showground Precinct. Other relevant definitions are listed in Appendix 3.

The *SLEP 2014* also maps the fenced area of Berry Showground (Lot 1 DP 940561), the eastern part of David Berry Memorial Park (Lot 1 DP 1167057 only) and the small triangular area north of Gillam Street (Lot 1 DP 17263) as "Heritage Item – General" (on *Heritage Map - Sheet HER_019E*).

Schedule 5 Environmental Heritage (Part 1 Heritage Items) of the *SLEP 2014* includes two listings (Item Nos 32 and 36) within the Berry Showground Precinct. Item No. 32 lists the main Showground area as well as citing multiple individual elements within it (as well as including Lot 1 DP 17263). Item No. 36 covers David Berry Memorial Park (the eastern portion, Lot 1 DP 1167057, only). Both items are listed as being of "local" significance only. These listed heritage items, and the elements they cite, are detailed on Table 6 and shown on Figure 6.



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**Table 6 Schedule 5 Environmental Heritage Items Within the Berry Showground Precinct (*Shoalhaven Local Environmental Plan 2014*)**

| Item No. | Item | Cited ("Included") Features |
|---|---|---|
| 32 | Berry Showground group and trees | ▪ Victorian agricultural pavilion<br>▪ Rotunda<br>▪ Poultry shed (demolished post 2014)<br>▪ Wood chopping arena<br>▪ Cattle yards<br>▪ Alexandra Street entrances<br>▪ Sir John Hay Memoria Fountain<br>▪ Former Berry Municipal Chambers<br>▪ *Araucaria bidwilli* (Bunya Pine)<br>▪ *Araucaria cunninghamii* (Hoop Pines)<br>▪ *Ficus* sp (Fig tree)<br>▪ *Erythrina* sp (Coral trees) (removed post 2014)<br>▪ *Eucalyptus* sp (Eucalyptus trees)<br>▪ *Magnolia* sp (Magnolias)<br>▪ *Photinia serratifolia* (Photinia)<br>▪ *Callitris macleayana* (Cypress)<br>▪ *Cinnamomum camphora* (Camphor Laurels)<br>▪ *Camellia* sp (Camellias) |
| 36 | David Berry Memorial Park | ▪ David Berry Memorial Column and pedestal |

Clause 5.10 Heritage Conservation of the *SLEP 2014* requires that development consent be obtained (with some exceptions) before:

- demolishing, moving or altering the exterior (including changes to a building's external detail, fabric, finish or appearance) of a heritage item, an Aboriginal object, or an item (a building, work, relic or tree) within a heritage conservation area;
- making internal structural changes to a building listed as a heritage item;
- disturbing or excavating an archaeological site causing a relic to be discovered, exposed, moved, damaged or destroyed; and
- erecting a building on land, or subdividing land, on which a heritage item is located.

Before granting such development consent clause 5.10(4) requires Council (or the consent authority) to consider a proposal's effect on the heritage significance of the item or area concerned. A heritage assessment or other heritage management document may be required to assess a proposal's potential impacts on heritage significance (clause 5.10[5]), including the preparation of a "heritage conservation management plan" (clause 5.10[6]).

The *SLEP 2014* also maps:

- the entire Berry Showground Precinct as "Class 5" on the acid sulfate soils mapping (*Acid Sulfate Soils Map - Sheet ASS_019*) which requires development approval for certain works likely to disturb, expose or drain acid sulfate soils and cause environmental damage (clause 7.1); and
- the maximum allowable height of (new) buildings within the entire Berry Showground Precinct as 8.5 metres, the same as for the greater majority of the Berry Village (*Height of Buildings Map - Sheet HOB_019E*).



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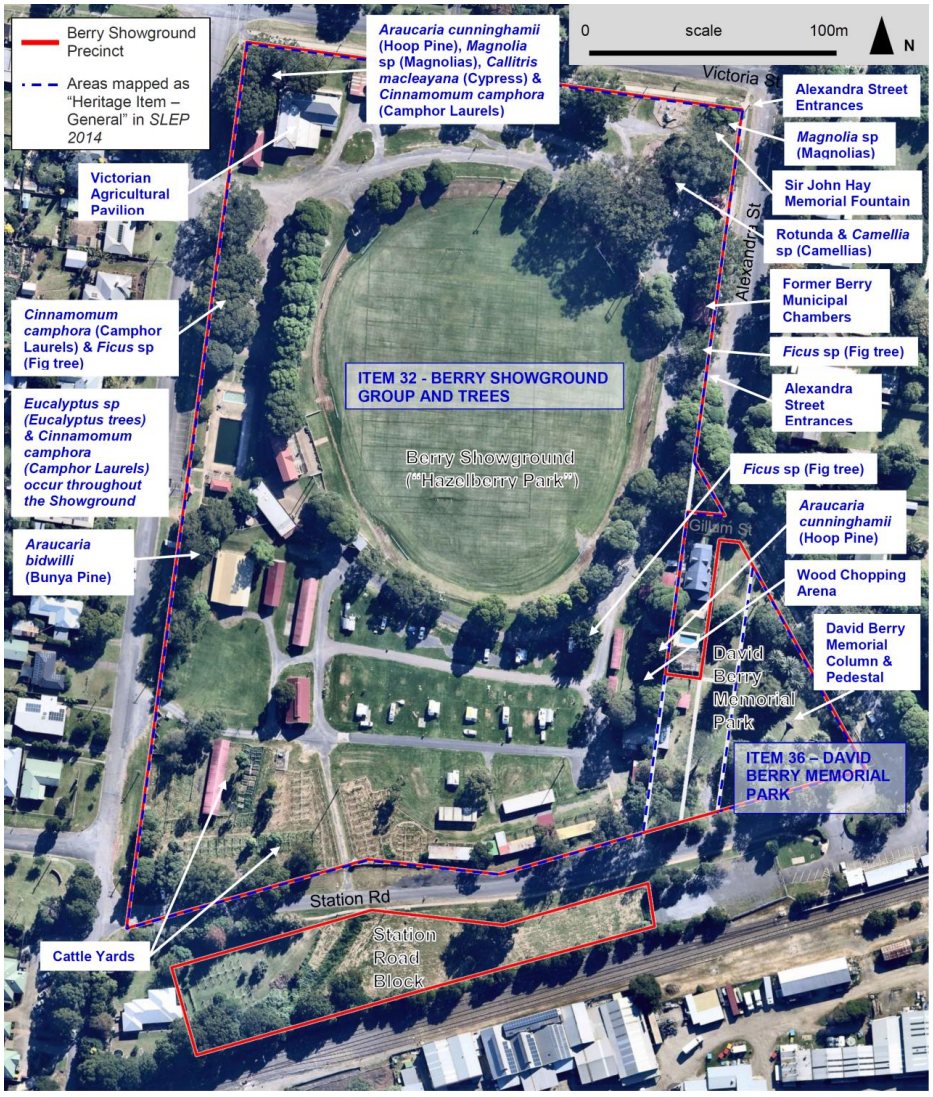


*Figure 6 Heritage items (as mapped) and their cited elements (as detailed in Schedule 5) in the Shoalhaven Local Environmental Plan 2014*
(base/aerial photography source: Google Earth)

***Shoalhaven Development Control Plan 2014* (as amended 2015)**

The *Shoalhaven Development Control Plan 2014* (*SDCP 2014*) is a more detailed planning document that sets out standards and controls in relation to both development generally (for individual buildings to master-planned sites and subdivisions) as well as for specific types of activity or development and for specific localities.

### 3.2.4 Shoalhaven City Council Strategies, Plans and Policies

Several Council strategies, plans or reports provide planning and management directions applicable, to varying degrees, to the Berry Showground Precinct. Some provide broad principles or directions, and others include more specific recommendations. This Plan of Management should align with these current plans and policies and they have a direct influence on its objectives, uses and management approach.

The documents of most relevance, or providing specific guidance, for the Berry Showground Precinct are the:

- *Shoalhaven 2027 Community Strategic Plan*;
- *Aquatic Facilities – Shoalhaven Swim and Fitness Asset Management Plan* (2018); and
- *Shoalhaven Swim Sport and Fitness Community Facilities Business Plan 2019-2024* (2019).
- *Community Infrastructure Strategic Plan 2017-2036* (2017).

These three documents are discussed individually in Appendix 4, which also summaries the main directions or implications for the area as included in other Council strategies, plans or reports.

The following adopted Council policies are of most relevance for the planning and management of the Berry Showground Precinct (other polices that may be applicable, for specific issues or under certain circumstances, are listed in Appendix 4).

- *Occupation of Council Owned or Managed Land (2020)* (POL19/40). This policy provides guiding principles for the on-going professional management of occupancies over Council owned or managed land (with the exception of committees established under Sections 355 and 377 of the *Local Government Act 1993*).

- *Events (2019)* (POL17/75). This policy defines the process under which events are to be held on Council owned or controlled land. An application to Council is required along with a detailed management plan covering traffic, waste, toilets, disability inclusion and accessibility and event sustainability. Templates are supplied by Council to assist applicants in preparing these management plans. Fees and charges are payable. Some events can attract in-kind assistance and provision of infrastructure by Council. The policy covers terms and conditions as well as aspects such as insurance, consultation, risk management, waste, vehicle management, noise, fireworks, food income, promotion, alcohol, music, the Police, fires and temporary structures.

- *Heritage Strategy 2019-2022 (2019)* (POL18/79). This policy outlines Council's commitment to heritage management by, among other actions, managing local heritage in a positive manner and by role-modelling proper management of Council owned heritage assets.

- *Work Health and Safety (2019)* (POL19/6). This policy sets out the commitments by Council to provide a healthy and safe workplace or spaces for workers and visitors.



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- *Sportsground Management (2018)* (POL17/58). The policy outlines the process by which local sporting associations and/or peak sports bodies are able to forward planning, policy and funding recommendations to the Shoalhaven Sports Board from whom Council receives subsequent recommendations. The policy also addresses user groups' responsibilities including applicable fees (floodlighting charges are not applied); line-marking costs; supply, maintenance and placement of seasonal goal posts; maintenance and preparation of turf wickets; cleaning of amenities after use; and maintenance of the interior of any clubrooms. It provides that closures due to wet weather or hot weather conditions will be managed by those user groups with ground allocations or the relevant management committee. Costs to repair excessive damage to a ground by its allocated use/user group are to be met by the allocated user group. Showgrounds are excluded from the policy's perimeter fence provisions.

- *Tree Management (2018)* (PO16/10). This policy applies to trees on Council owned and/or managed lands, including road reserves and Crown lands. The policy relates to Section G4 of the *Shoalhaven Development Control Plan 2014*. It provides the assessment procedure under which trees can be pruned or removed. The public can make application to Council about a tree on public land.

- *Management Committees (2017)* (POL16/189). This policy indicates that such committees will be established under Sections 355 and 377 of the *Local Government Act 1993* and will function in accordance with Shoalhaven City Council's *Management Committee Guidelines* (refer to Section 5.2 for a discussion of these guidelines and to Appendix 7 for further information).

- *Temporary Storage (Shipping) Container on Public Land (2017)* (POL16/218). This policy provides a framework under which containers can be used on public land (usually one per site for a five year period, unless otherwise arranged with Council in exceptional circumstances).

- *Use and Hire of Community Facilities for Commercial Activities (2017)* (POL16/177). This policy provides that, generally, Council's community facilities (buildings and reserves) cannot be used to conduct commercial or retail activities. However, a development application to carry out such activities can be considered under Clause 39C of the *Shoalhaven Local Environmental Plan 2014*. Consent can be granted for temporary use for up to 28 days in any one year subject to conditions.

## 3.3 Community Consultation

A number of community engagement measures were undertaken prior to preparation of the Draft Plan of Management. The aim was to encourage and provide opportunities for users, neighbours, community groups, other stakeholders and the wider community to provide their ideas, inputs and opinions about the Berry Showground Precinct and its future use, development and management. The engagement measures undertaken (as described in more detail in Appendix 5) included:

- a range of actions to raise community awareness of this Plan of Management's preparation and the opportunities for input;
- two "drop-in information and discussion kiosks" held on-site at the Showground;
- two focus groups with known stakeholders or key users of the Showground (by invitation);



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- a “walk over” inspection of the site and two workshops with the Berry Showground Management Committee (the Committee has been closely involved in preparation of this Plan of Management throughout);
- several meetings or workshops with those Council staff having a role in the planning, development or day-to-day management of the Berry Showground Precinct as well as other interested staff; and
- a joint workshop, with Council officers and member of the Berry Showground Management Committee, to provide directions for the Draft Plan of Management.

The community engagement efforts resulted in up to 623 “aware” participants (although this may include some double-counting) – comprising those who visited the “Get Involved Shoalhaven” webpage, received a letterbox drop, participated in an engagement activity, or provided comment/input. Of these 623 “aware” participants, 149 were actively “engaged” in the consultation process – as follows:

- 93 people completed an on-line survey;
- 2 people left comments on Council’s “guestbook”;
- 8 people completed hard-copy feedback forms;
- 4 people submitted an e-mail or written submission;
- 26 people attended an on-site drop-in kiosk; and
- 16 people represented organisation or users at the key stakeholder focus groups.

The most commonly expressed views of those community members who participated in this engagement process are briefly summarised below (excluding the key stakeholder focus groups). A more detailed discussion of the engagement outcomes is provided in Appendix 5, and an analysis of all responses received is included in Appendix 6.

The key values of the Berry Showground Precinct, or reasons why the site is important, most frequently identified by respondents, by far, were:

- as a venue for events and major/larger uses (23.3% of all “values” comments offered) – specifically citing markets, festivals and special events, and the Annual Berry Show; and
- as a place accommodating multiple uses and activities (22.7% of all “values” comments offered) – more frequently cited uses were as a sports venue, a versatile/flexible site catering for multiple activities or uses, informal childrens’ play and a place for fitness/exercise or general recreation, and a dog-walking venue.

Around 9-10% of all “values” responses identified the area’s “community values”, the Showground’s history and heritage, the area’s green open space and parkland character, and the site’s facilities (the playground, swimming pool, camping area and toilets).

Only approximately three-quarters of all respondents nominated issues or challenges they felt needed attention in the area’s planning and management. Respondents identified a wide variety of issues or challenges. However the condition, adequacy or lack of general leisure and recreation facilities/furniture attracted by far the most comments (21.9% of all “issues” responses). The Showground’s toilets and the playground were the most regularly cited facilities of concern– together attracting 16.7% of comments. Other issues and challenges commonly cited – in the 9-11% of comments range – were:

- the condition and maintenance of the grounds;
- access, movement and carparking problems;
- protecting the site’s history and heritage;
- a range of issues relating to the campground; and
- balancing and better managing the area’s diverse uses/activities.

Respondents’ suggested changes and management solutions proposed for the Berry Showground Precinct broadly mirrored the issues and challenges raised – with improved or



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additional facilities and park furniture the most frequently suggested changes or improvements (17.2% of all "improvements" comments).

Feedback from this initial community consultation process helped shape this Plan of Management's planning directions and management actions.

## 3.4 Values of the Berry Showground Precinct

Values are what make a place important, they can be based on a site's inherent attributes (such as cultural heritage or biodiversity values) or be ascribed to a place through usage or as perceived/nominated by the community, or both.

A PoM is a "values-based document" – meaning that management objectives and actions are shaped to reflect, maintain and enhance the values of a place. Values-based planning is seen as preferable, and more long-lasting and durable, than preparing PoMs that are focused on current management issues alone.

A number of core values have been identified for the Berry Showground Precinct, as covered by this Plan of Management. The area's values derive from:

- its history and continuous use as a venue for agricultural and rural shows and activities;
- its heritage buildings and other historic elements, including the site's layout and internal relationships which retains much of the site's original configuration offering a relatively intact example of an early colonial agricultural showground;
- the appealing mature landscape, with attractive established trees, and the site's scenic character and aesthetic qualities;
- its importance as an extensive green open space, and its parkland areas and facilities, that support a diversity of leisure, recreation and community uses;
- its long established use for organised sport;
- its role as an accessible public space, near the centre of the village, for both formal and informal use and role as a community or social focal point;
- its buildings/facilities and spaces, accommodating a variety of community purposes as well as private functions;
- its regular use for special events, festivals and other major community or visitor and tourism activities;
- the campground, and its role in supporting local tourism and special event uses of the site;
- providing a venue for water-based leisure and recreation; and
- the area's contribution to enhancing the local amenity and streetscape.

Community feedback during the Draft Plan of Management's preparation (see Section 3.3 above and Appendix 6) strongly identified the Showground's role as a venue for major events and regular larger uses – such as markets, festivals and special events, and the Annual Berry Show – as a key value (23.3% of all comments offered).

People similarly highly valued the role and capacity of the area to accommodate multiple uses and activities (22.7% of all comments offered) – ranging from organised sport, through childrens' play and independent leisure and recreations activities, to personal fitness uses and dog-walking.



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The community also nominated the Showground's role as a community focal point and shared space or "meeting" place, its place in Berry's history and the site's heritage buildings and values, the area's trees and green open space or parkland character, and its various facilities (playground, swimming pool, toilets and campground) as other important values of the area – identified in between 9% and 11% of responses.

Table 7 lists the assessed level of significance for each of the major values identified for the Berry Showground Precinct. (Refer to Section for a fuller description of the assets and attributes that underlie these values.)

**Table 7 Values Identified for the Berry Showground Precinct, and Their Assessed Level of Significance**

| Value | Basis of Value and Significance | Level of Significance | Key Issues * |
|---|---|---|---|
| Historic heritage | The Showground has been assessed as being historically, aesthetically and socially representative at a State level. The entire Showground (and specific historic heritage features within it – including some trees), and David Berry Memorial Park, is listed as a heritage item – of local significance – under the Shoalhaven LEP. | High | Protection of heritage values & assets.<br>Appropriate uses & adaptive re-use. |
| Venue for agricultural/ rural shows, major events, and large community or social activities | Traditional, and continuing, venue for the annual Berry Show and other agricultural/rural events and activities. Popularity of markets, and other regular community or social events, for locals and visitors. Major events/festival supporting Village's tourism economy. Community places a high value on the site's use for a variety of regular community and major events. | High | Continued suitability and use.<br>Balancing major events with other site values & uses. |
| Green open space, scenic landscape and aesthetics | Large area of scenic open space within Berry Village. Community places a high value on the site's large open green spaces, mature trees/landscapes, and open parkland areas. Important contribution to local streetscape and amenity. | Medium | Maintaining quality green open space.<br>Tree protection & succession plantings. |
| Organised sports | One of two (public) venues in Berry catering for organised, field-based, sport. Long term association with local rugby league team. Community values the site's sports facilities and uses. | Medium | Improved facilities.<br>Gender equity. |
| Casual leisure and recreation, fitness and socialising | Well patronised and valued by the surrounding community for casual/independent leisure and recreation (both passive and active) and socialising. Accommodates a diverse range of use and activities. | Low | Continued suitability and use.<br>Improved facilities. |



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| Value | Basis of Value and Significance | Level of Significance | Key Issues * |
|---|---|---|---|
| Water-based leisure and recreation | Only publicly accessible aquatic leisure and recreation facility within Berry Village. | Medium | Improved facilities. |
| Community, group and private use venue | Buildings, facilities and spaces offering spaces suitable for a variety of uses – by community groups, for family or social gatherings, educational uses, and private functions. | Low | Improved facilities.<br>Greater community use |
| Short-term, event and tourism accommod-ation | Campground is a valuable asset offering short-term visitor and tourism accommodation, and supporting major events at the site. | Medium | Continued use.<br>Regulatory compliance.<br>Improved facilities. |

* Generalised or overview only, for a detailed discussion of issues and management challenges see Sections 5.3.2, 5.4.2 and 5.5.2.

## 3.5 Management Issues or Challenges

Threats to the values, and uses, of the Berry Showground Precinct and other current or foreseeable management issues or challenges need to be considered in shaping this Plan of Management. This is to ensure that these management issues or challenges, and possible threats to values, are adequately addressed by a PoM's management objectives and actions.

Threats or issues for the Berry Showground Precinct have been identified from:

- on-site inspections and assessments of the site's threats and management issues or challenges;
- discussions with Council staff, the Management Committee, and as identified from previous Council reports/studies;
- Council's works and maintenance schedules, and condition assessments, for the site and its various built assets;
- inputs from focus groups involving the Showground's key users;
- the outcomes of the wider community engagement measures (see Section 3.3 above and Appendix 6); and
- evidence and experience from similar Showgrounds and other site's with comparable values and usage characteristics.

The major threats, issues or management challenges (excluding small-scale, site-specific or day-to-day operational matters) identified for the site are listed in each relevant category section of this Plan of Management (Sections 5.3.2, 5.4.2 and 5.5.2).



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## 3.6 Categorisation of the Land

### 3.6.1 Categorisation and Plans of Management

The *Local Government Act 1993* (section 36) requires that community land is "categorised" as one or more of the following categories.

- **Park** – for areas primarily used for passive recreation.
- **Sportsground** – for areas where the primary use is for active recreation involving organised sports or the playing of outdoor games.
- **General Community Use** – for all areas where the primary purpose relates to public recreation and the physical, cultural, social, and intellectual welfare or development of members of the public (this includes venues such as community halls, scout and guide halls, and libraries).
- **Cultural Significance** – for areas with Aboriginal, aesthetic, archaeological, historical, technical, research or social significance.
- **Natural Area** – for all areas that play an important role in a place's ecology (land categorised as Natural Area is to be further sub-divided into one of the following six categories – Bushland, Wetland, Escarpment, Watercourse, Foreshore, or a category prescribed by the regulations).

The *Crown Land Management Act 2016* provides that these same requirements now also apply to Crown reserves under the control of a Council manager – such as Berry Showground (Crown Reserve 81105). For such lands owned by the Crown, the category assigned should align with the purpose for which the land is dedicated or reserved.

The *Local Government Act 1993* does not require Council owned land that is classified as operational land – as is the case for the Station Road block (Lot 3 DP 840080) – to be categorised.

A PoM is required to identify the category, or categories, that apply to an area of community land or to a Crown reserve under a Council manager.

Categorisation is an important step in the planning process, as the *Local Government Act 1993* sets out management objectives for each of the above categories and sub-categories. Accordingly this Plan of Management's core objectives, management framework, and the directions or actions to be pursued in the site's management are set out and described by category (as detailed in Sections 5.3 and 5.4) – in accordance with the relevant "plan of management template" from the Crown Lands Division (Department of Planning, Industry and Environment).

The *Local Government (General) Regulation 2005* (clauses 102 to 111) sets out guidelines for the categorisation of community land, including the attributes or values warranted for areas to be included in the various categories. These guidelines are summarised in Table 8.

The (then) Department of Local Government's *Practice Note on Public Land Management (revised edition, 2000)* also provides advice and guidelines for categorising community land. It states:

- *Council must have regard to the guidelines in determining a category (cl.9) but are not required to adopt any category merely because the land fits the description in the guidelines. Council should look at all the circumstances of the land in making a decision as to categorisation. For example, a piece of land may seem to satisfy the guidelines for more than one category. Council has a discretion in this case to look at the land in context, taking into account all relevant material before determining a category. It is important that Council be able to justify a decision*; and



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- *It is strongly recommended that the land in each category not overlap. Overlapping categories may cause conflict in management objectives and will create confusion in the minds of Council staff and the community.*

### 3.6.2 Current Categorisation of the Land

The current *"Hazelberry Park" / The Berry Showground Plan of Management, 2006* only categorised those two portions of the site that were then (and still remain) community land owned by Shoalhaven City Council.

These areas, as listed below, were both categorised as Park (as shown on Figure 7).

- David Berry Memorial Park, Lot 1 DP 1167057 (at the time of the 2006 Plan this parcel was Part Lot 10 DP 751268 [Portion 10]); and
- Lot 1 DP 17263, the small triangular block on the north side of Gillam Street.

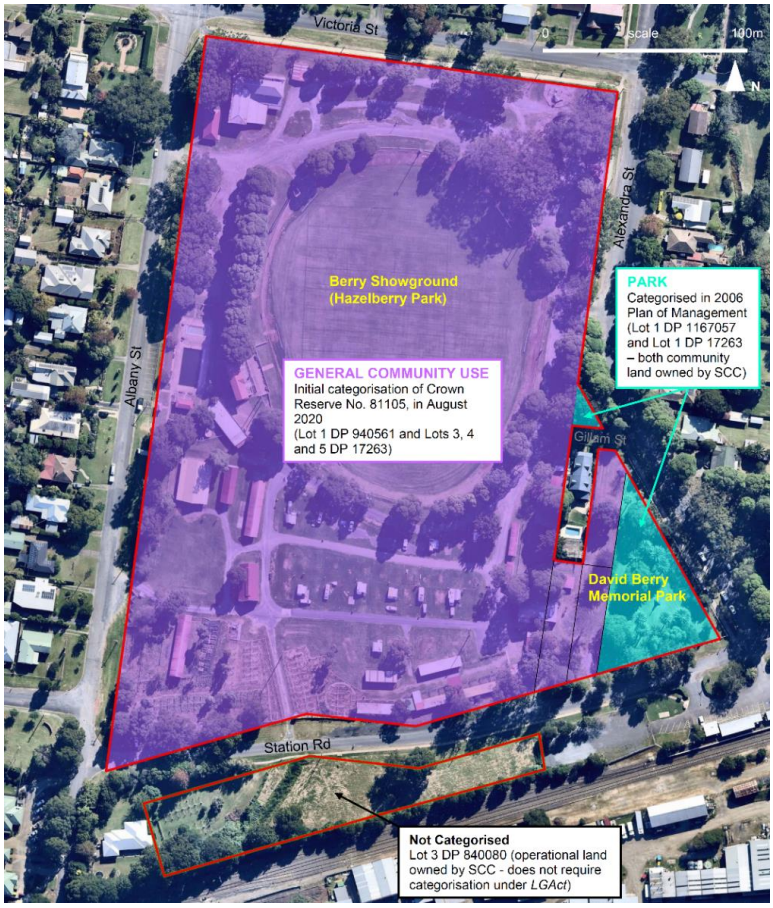


*Figure 7 Current categorisation of the land*
(base/aerial photography source: Google Earth)



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No other land parcels were required to be categorised when the 2006 Plan was prepared. The then *Crown Lands Act 1989* did not require the categorisation of Crown lands managed by a local council (such as Crown Reserve No. 81105).

However when the new *Crown Land Management Act 2016* came into force on 1 July 2018 this required (under section 3.23) that councils assign "one or more categories of community land referred to in section 36 of the *Local Government Act 1993*" to all Crown reserves under a council's management. This included the Berry Showground (Crown Reserve No. 81105). These initial categorisations were required to be those that most closely aligned with the reservation purpose of the Crown reserve.

Shoalhaven City Council subsequently sought, and in August 2020 gained, approval from the Department of Planning, Industry and Environment - Crown Lands (as delegate of the Minister for Water, Property and Housing) for the "initial categorisation" of Crown Reserve No. 81105 as "General Community Use". The reservation purpose for Crown Reserve No. 81105 is "public recreation", and the Department deemed categorisation as General Community Use to be consistent with such a reservation purpose.

However the subsequent preparation of a PoM allows a council, and the community, the opportunity to review, and potentially alter, the initial categorisation of a Crown reserve under their management.

### 3.6.3 Proposed Recategorisation of the Land

Considering the values, uses, type and level of development, and management (current and proposed) of the various parts of the site this Plan of Management has identified the most appropriate/applicable categorisation for the area as **General Community Use** and **Park** – as elaborated below.

These areas are shown on Figure 8, and the rationale for the site's categorisation is outlined in Table 8.

As shown on Figure 8:

- **General Community Use** – applies to the entire existing enclosed (fenced) area of the Showground, as well as a strip of land in the site's south-east along the south-western side of David Berry Memorial Park (behind, east of, the current woodchop arena, animal nursery building and storage area) – comprising Lot 1 DP 940561 and part of Lot 4 DP 17263; and
- **Park** – applies to the greater majority of David Berry Memorial Park (excluding the strip of land in along area's south-western margin, as described above) as well as the small triangular parcel of land on Alexandra Street (north of Gillam Street) – comprising Lot 1 DP 1167057, Lot 3 DP 17263, Lot 5 DP 17263 and part of Lot 4 DP 17263 as well as Lot 1 DP 17263.

As it is classified as operational land, the Council owned block south of Station Road (Lot 3 DP 840080) does not require categorisation under the *Local Government Act 1993*.



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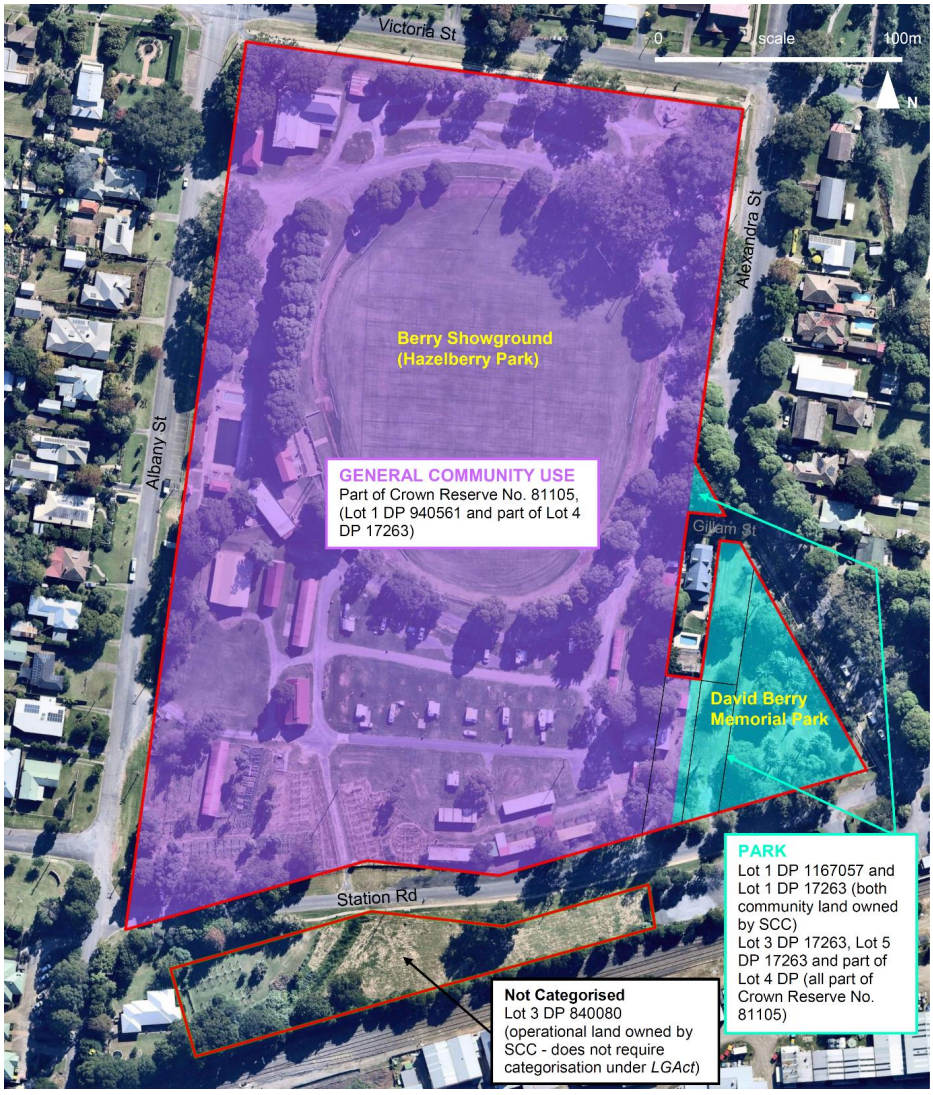


*Figure 8 Proposed recategorisation of the land*
(base/aerial photography source: Google Earth)

**Table 8 Rationale for Recategorisation of the Land**

| Category (or Sub-category) | Guideline for Categorisation (*Local Government (General) Regulation 2005)* | Applicability to the Land |
|---|---|---|
| Natural Area | Land, whether or not in an undisturbed state, possessing a significant geological feature, geomorphological feature, landform, representative system or other natural feature/attribute sufficient to further categorise the area as bushland, wetland, escarpment, watercourse or foreshore. | Not applicable – no areas or features are present that warrant categorisation as Natural Area or any of the sub-categories (bushland, wetland, escarpment, watercourse or foreshore) |
| Sportsground | Land used (or proposed to be used) primarily for active recreation involving organised sports or the playing of outdoor games. | Not applicable. While the oval and some associated facilities are used for organised sports in the winter season (with the potential for sports use at other times) this area/facilities are used for a variety of other community and special events which significantly extends the use of this area beyond simply being a venue primarily for sport and active recreation. |
| **Park** | Land that is (or is proposed to be) improved by landscaping, gardens or the provision of non-sporting equipment and facilities, for use mainly for passive or active recreational, social, educational and cultural pursuits. | **Applicable.** David Berry Memorial Park (the area east of the Showground fence and private residence) is managed, and predominantly used, as a landscaped and passive leisure/recreation space. The area's scenic/amenity values complement Anzac Park on the opposite side of Alexandra Street. Despite having limited potential for passive leisure/recreation use, the small triangular parcel of land north of Gillam Street is a managed landscaped space (mainly mature trees) that contributes to the Alexandra Street streetscape. |
| Area of Cultural Significance | Land that is an area of Aboriginal significance, of aesthetic significance (by virtue of a strong visual/sensory appeal, a significant landmark, or features of technical or architectural excellence), of | Not applicable. The site contains numerous buildings, memorials, trees and other elements that are listed as being of historic heritage significance at the local level. The area is also of considerable scenic/amenity appeal, and a place of on-going social significance for the Berry community. These local heritage features are scattered around the site, interspersed with features or areas assessed as being of little or no heritage significance (as well as intrusive |



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| Category (or Sub-category) | Guideline for Categorisation (*Local Government (General) Regulation 2005)* | Applicability to the Land |
|---|---|---|
| Area of Cultural Significance (cont'd) | archaeological significance, of historical significance, of technical or research significance, or of social significance. | elements). While some features or discrete areas within the site could justify a cultural significance categorisation, such a fragmentary or piecemeal approach would present a challenge in the co-ordinated management of the area. Many of the local heritage features also directly support the community's use and enjoyment of site – for sports, passive leisure/recreation, scenic enjoyment, community group activities, larger or regular community uses/events, and special events – that contribute to the area's on-going social significance. Appropriate management of the site's local heritage (and social) values is also not reliant on its categorisation as an area of cultural significance. |
| **General Community Use** | Land that is or may be made available for use for any purpose for which community land may be used, whether by the public at large or by specific sections of the public, and is not required to be categorised as a natural area under section 36A, 36B or 36C of the Act and does not otherwise satisfy the guidelines for categorisation as a natural area, a sportsground, a park or an area of cultural significance. | **Applicable.** The Berry Showground Precinct, as a whole, supports a diversity of community uses – including organised sport on the oval and water-based recreation at the Berry Village pool, regular events such as community or farmers' markets, the Annual Berry Show as well as a variety of other agricultural events, hosting special interest/community group activities, caravan/camping and tourist stays in the campground, independent sport and fitness activities, passive leisure and recreation, dog walking/exercise, social gatherings, children's play, and scenic/heritage appreciation. Given this multiplicity of overlapping, and often complementary, uses a general community use categorisation is the most appropriate for the entire (fenced) Showground area. This categorisation also includes a strip of land along the south-western side of David Berry Memorial Park (behind, east of, the current woodchop arena, animal nursery and storage area) to enable this area to be incorporated and fenced within the main Showground area to be used for, or support, the activities occurring in this larger central part of the site. |



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## 3.7 Core Objectives for Managing Community Land

The management of community land is governed by the categorisation of the land, its purpose, and the core management objectives of the community land category that applies to an area (as descried in Section 3.6 above).

A council may then apply more specific management objectives to community land, although these must be compatible with the legislatively prescribed core objectives for the land.

The "core objectives for management" for each community land category (and sub-category in the case of Natural Area categorisations) are set out in section 36 of the *Local Government Act 1993*.

The core management objectives for the two community land categories identified for the lands covered by this Plan of Management – General Community Use and Park (as described in Section 3.6.3 above) – are described below. The more detailed management objectives set out for each of the General Community Use and Park categories, in the relevant category sections of this Plan of Management (see Sections 5.3.1 and 5.4.1), elaborate and incorporate and are consistent with these over-arching management objectives.

The core management objectives for community land categorised as **General Community Use**, as set out in section 36I of the *Local Government Act 1993*, are:

- to promote, encourage and provide for the use of the land; and
- to provide facilities on the land, to meet the current and future needs of the local community and of the wider public -
  - (a) in relation to public recreation and the physical, cultural, social and intellectual welfare or development of individual members of the public, and
  - (b) in relation to purposes for which a lease, licence or other estate may be granted in respect of the land (other than the provision of public utilities and works associated with or ancillary to public utilities).

The core management objectives for community land categorised as **Park**, as set out in section 36G of the *Local Government Act 1993*, are:

- to encourage, promote and facilitate recreational, cultural, social and educational pastimes and activities; and
- to provide for passive recreational activities or pastimes and for the casual playing of games; and
- to improve the land in such a way as to promote and facilitate its use to achieve the other core objectives for its management.

## 3.8 Restrictions on the Management of Crown Land

Council, as the Crown land manager of Crown Reserve No. 81105, must manage this parcel of Crown land in accordance with the legislation and conditions imposed by the Minister administering the *Crown Land Management Act 2016*. The use of Crown Reserve No. 81105 must therefore:

- be consistent with the purpose for which the land was dedicated or reserved (specifically "public recreation");
- consider, and not be in conflict with, any interests and rights granted under the *Crown Land Management Act 2016*;



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- consider any other “interests held on title” that may relate to the land;
- consider any Native Title rights and interests, and be consistent with the provisions of the Commonwealth *Native Title Act 1993*; and
- consider the inchoate interests of Aboriginal people where an undetermined Aboriginal Land Claim exists.

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# 4. DEVELOPMENT AND USE

## 4.1 Current Use of the Land

The current uses of the Berry Showground Precinct are described in those sections of this Plan of Management listed below:

- Section 2.2.2 describes the current uses of Berry Showground;
- Section 2.3.2 describes the current uses of David Berry Memorial Park (as well as the small triangular parcel of land north of Gillam Street, Lot 1 DP17263); and
- Section 2.4.2 describes the current uses of the Station Road block (the Council owned operational land).

The relevant community land category sections of this Plan of Management – for the areas categorised as General Community Use and Park – contain information about the existing condition and use of the land and structures within these areas (see Sections 5.3.3 and 5.4.3). The existing condition and use of the land and structures within the Station Road block (operational land) are described in Section 5.5.3.

### 4.1.1 Current Leases and Licences

There are no current leases, licences or other estates (such as other permit or hire arrangements) in place over the areas covered by this Plan of Management.

A number of regular or recurrent users of the Berry Showground Precinct (predominately the main/fenced Showground area), or its various facilities, have done so under lease or licence arrangements in the past. However none of these arrangements are known to remain current.

## 4.2 Permissible Uses and Future Uses

Community land is valued for its important role in the social, intellectual, spiritual and physical enrichment of residents, workers, and visitors to the Shoalhaven City Council area. The intrinsic value of community land is also recognised, as is the important role this land can play in biodiversity conservation and ecosystem function where these attributes/systems are present.

Shoalhaven City Council encourages a wide range of uses of community land and intends to facilitate uses which increase the activation of its land, where appropriate. Within buildings, swimming pools, and recreational and sporting facilities in particular, Council seeks to permit and encourage a broad range of appropriate activities.

The use of community land is often supported by appropriate ancillary developments – such as playground equipment, amenity blocks or food kiosks.



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The general types of uses, and the forms of development generally associated with those uses, which may occur on those areas categorised as General Community Use and Park are set out in Section 5.3.4 (for the area categorised as General Community Use) and Section 5.4.4 (for the areas categorised as Park). Section 5.5.4 sets out the general types of uses, and the forms of development permissible within the Station Road block. However as this land is classified as operational land Council is also able, if it sees fit, to use and develop this land for purposes other than as prescribed by this Plan of Management.

Authorised leases, licences or other estates that Council may grant over the areas covered by this Plan of Management are discussed in general terms in Section 4.3 below, and elaborated for those areas categorised as General Community Use and Park in Section 5.3.5 and Section 5.4.5 respectively. Section 5.5.5 authorises particular leases, licences or other estates on the Station Road block, but again Council may also grant other leases, licences or other estates over this area of operational land if it so chooses.

### 4.2.1 Restricted and Prohibited Activities

Council also has the authority to restrict and prohibit activities.

Section 632A of the Local *Government Act 1993* enables a council to "declare any public place (or any part of a public place) in the council's area to be an alcohol prohibited area". The southern (car-based spectator end) of the oval now operates as an alcohol free zone during rugby league matches. Generally within the Showground the service of alcohol is permitted only as part of the conditions of an event or approved activity, and then only in accordance with applicable liquor licencing conditions.

Activities that are prohibited or restricted in the Berry Showground Precinct include, but are not limited to, the following:

- depositing rubbish – including breaking or leaving any bottle, glass, syringe or other objects likely to present a risk to public safety;
- taking a dog into any dog-prohibited areas, including those locations specified under the *Companion Animals Act 1998*;
- leaving dog or other offensive animal faeces – outside of approved areas or the conditions of an event or approved activity;
- camping or overnight stays – outside of approved areas or the conditions of an event or approved activity;
- fires – outside of approved areas or the conditions of an event or approved activity;
- operating drones or metal detectors, unless with approval;
- practicing golf, archery or similar "projectile" activities;
- fireworks, unless with approval
- helicopter landings, except with approval or in emergencies;
- unauthorised discharging of firearms; and
- interfering with or damaging any Council building, equipment, furniture, or landscape plantings.

In addition, clause 9 (conduct prohibited in dedicated or reserved Crown land) of the *Crown Land Management Regulation 2018* sets out a number of activities that are prohibited within dedicated or reserved Crown land. Clause 13 of the Regulation also set outs a range of activities that can be prohibited on Crown land (by direction or notice under Part 9 of the *Crown Land Management Act 2016*). Shoalhaven City Council may also prohibit, by signage, certain activities in the Berry Showground Precinct from time to time.



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## 4.3 Express Authorisation of Leases, Licences and Other Estates

A lease, license or permit is a contract between a land owner (or an authorised manager) and another entity, granting that entity a right to occupy a particular area for a specific period of time. Under section 46(1)(b) of the *Local Government Act 1993* leases, licences and other estates formalise the use of community land.

Leases typically afford exclusive use, while licenses allow multiple and non-exclusive use, of an area.

A lease is typically required where exclusive use or control of an area is warranted. This may be due to the nature of an activity, necessary for effective management, to deliver maximum community benefit, for security and/or safety matters, or where such more secure tenure can be justified. Leases may be granted for exclusive use to any group or organisation for any community purpose as determined by a council, and be subject to such terms and as a council may provide.

A licence, or short-term licence or hire agreement, is usually more appropriate where intermittent or short-term use or control of an area is required, or more practical, or more desirable. A number of licences for different users can apply to the same area at the same time, provided there is no conflict of interest. Licences can also be "conditioned" or subject to such terms as a council may see fit.

The definition of "estate" under Section 21 of the NSW *Interpretation Act 1987* includes other rights over land such as easements, including "interest, charge, right, title, claim, demand, lien and encumbrance, whether at law or in equity."

Section 46(3) of the *Local Government Act 1993* specifies that a council must not grant a lease or licence for a period exceeding 21 years (or 30 years with the relevant Minister's consent). This includes any period for which a lease or licence could be renewed under the exercising of an option.

Section 46A of the *Local Government Act 1993* requires that councils publicly tender for leases, licences and other estates on community land over 5 years duration, unless they are to be granted to a not-for-profit organisation. Proposed lease, licence or other estates for a period in excess of 5 years must be advertised and community comment sought (under Section 47(1) of the Act). Any comments a council receives must be considered, and a lease must not proceed if an objection to the proposed lease has been received (other than with the consent of the Minister administering the *Local Government Act 1993*).

### 4.3.1 Express Authorisation of Current Leases and Licences

This Plan of Management expressly authorises existing lease and licence agreements in place over the lands, or part(s) thereof, as covered by this Plan of Management to continue until the end of their current term, including any leases and licence agreements issued under the former *Crown Lands Act 1989* that are still current.

Leased or licensed areas may be renewed or altered in the future to reflect changes in community needs (or the management requirements of Natural Areas). This Plan of Management expressly authorises the negotiations for new lease or license renewals if so desired by Council and the incumbent lessee or licensee.



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### 4.3.2 Considerations in Authorising Leases, Licences and Other Estates

In deciding whether to grant a lease, licence, or other estate (or other permit or hire arrangements) Council will consider whether the proposed use or activity:

- is consistent with the provisions of the *Local Government Act 1993* and *Crown Lands Management Act 2016* and associated regulations (including provisions around the grant and notification of a lease, licence or other estate);
- is for a permitted purpose as listed in the *Local Government Act 1993* or the *Local Government (General) Regulation 2005*;
- is consistent with the purpose for which Crown Reserve No. 81105 was reserved – and the issue of a lease, licence or other estate will not materially harm the use of this area of Crown land for any of the purposes for which it was dedicated or reserved;
- is consistent with the principles of Crown land management;
- is consistent with the objectives, directions and provisions of this Plan of Management;
- is consistent with the core management objectives for the respective categorisation of the area in which the proposed use/activity will occur;
- is permissible under the site's land use zoning in the *Shoalhaven Local Environmental Plan 2014*;
- is consistent with relevant Council policies – notably the *Occupation of Council Owned or Managed Land Policy* (POL19/40), *Use and Hire of Community Facilities for Commercial Activities Policy* (POL16/177), *Events Policy* (POL17/75) and others;
- is in the best interests of the community as a whole, and will enable, wherever possible, shared use of community land;
- will not cause significant damage to an area;
- is consistent with, and unlikely to have a significant adverse impact on, a site's and wider area's values, intended character and settings;
- will cause unacceptable disturbance/impacts for neighbours and/or surrounding land uses;
- will provide identifiable benefits for the community or particular users/groups;
- will exclude or unduly disadvantage or displace other users, or is likely to unacceptably impair an area's reasonable enjoyment by others; and/or
- will place excessive demands on Council's, or the Management Committee's, management or administrative capacity.

Where relevant/applicable for a subject area of Crown land, Council must also consider if the issue of the lease, licence or other estate (and the terms/conditions of a lease, licence or other estate) can be validated by the provisions of the Commonwealth *Native Title Act 1993* (see Section 4.3.4 below).

Any lease or licence proposal will be individually assessed and considered, including the community benefit, compatibility with this Plan of Management and the capacity of the community land itself and the local area to support the activity.

The specific purposes for which leases and licences may be issued for those parts of the site categorised as General Community Use and Park are described in Section 5.3.5 and Section 5.4.5 respectively. Section 5.5.5 authorises particular leases, licences or other estates on the Station Road block, however Council may also grant other leases, licences or other estates over this area of operational land if it so chooses.



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### 4.3.3 Short-term Licences

Short-term licences and bookings may be used to allow the council to programme different uses of community land at different times, allowing for the best overall use.

Section 46(1)(b)(iii) of the *Local Government Act 1993* permits a Council to grant a short-term licence for a "short-term casual purpose" – as prescribed by clause 116 of the *Local Government (General) Regulation 2005* – "in accordance with an express authorisation in the plan of management and such provisions of the plan of management". Clause 116(1) of the Regulation lists these prescribed short-term casual purposes as:

(a) the playing of a musical instrument, or singing, for fee or reward;
(b) engaging in a trade or business;
(c) the playing of a lawful game or sport;
(d) the delivery of a public address;
(e) commercial photographic sessions;
(f) picnics and private celebrations such as weddings and family gatherings;
(g) filming sessions; and
(h) the agistment of stock.

However such prescribed short-term casual purposes are only permissible "if the use or occupation does not involve the erection of any building or structure of a permanent nature" (clause 116[2]).

This Plan of Management expressly authorises the granting of short-term licences or bookings for the purposes listed above (as set out in clause 116(1) of the *Local Government (General) Regulation 2005*). All short-term licences or bookings would be subject to Council's standard conditions for hire and approval processes. Fees for short-term casual licences or bookings will be charged in accordance with Council's adopted fees and charges at the time.

### 4.3.4 Native Title and Aboriginal Land Rights Considerations in Relation to Leases, Licences and Other Estates

Where relevant/applicable for a subject area of Crown land, when planning to grant a lease or licence on a Crown reserve a council must comply with the requirements of the Commonwealth *Native Title Act 1993* and also have regard for any existing claims made on the land under the NSW *Aboriginal Land Rights Act 1983*.

A Council must obtain written advice from a person qualified to act as a "Native Title Manager" (for the purposes of Part 8 of the *Crown Land Management Act 2016*) to advise if the proposed activities and dealings are valid under the *Native Title Act 1993* (see Section 3.1.1).

Where an area of Crown land is subject to a claim under the *Aboriginal Land Rights Act 1983* the issue of any lease, licence or other estate will not prevent the land from being transferred in the event such a land claim being granted.



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# 5. MANAGEMENT OF LAND BY CATEGORY

## 5.1 Introduction

### 5.1.1 Guide to "Management of Land by Category" Sections and Management Action Tables

This section describes the future management of the Berry Showground Precinct according to the allocated community land categories of General Community Use and Park as well as for the uncategorised Station Road block (classified as operational land) – as shown on Figure 8.

Each of these three areas is addressed in a separate section. Each section includes:

- the overall management intent, and more detailed management objectives, for an area;
- the issues, threats or management challenges and other planning considerations to address;
- the current condition and use of the area's land and structures;
- permissible uses and developments; and
- the express authorisation of any leases, licences or other estates.

Each section concludes with a Management Action Table, or set of tables, that present a range of individual actions or processes that will guide the management, use and development of the community land category or area in question. Management actions are grouped by theme or "aspect of management".

Each Management Action Table contains the following information.

**Action No.**
Each management action has a unique reference identifier (alpha/numeric), for ease of reference/identification and cross-referencing.

**Objective(s)**
The objectives listed in the Management Action Tables are summarised from the list of management objectives identified for each community land category or area (in Sections 5.3.1, 5.4.1 and 5.5.1)

**Performance Target**
Performance targets describe the goal or outcome that a management action is intended to achieve.

**Management Actions (Means of Achievement)**
Actions, initiatives, tasks or directions proposed to be undertaken to achieve the applicable management objectives and performance targets or to address identified issues/needs. They comprise both specific on-ground or tangible actions, as well as policies and management directions or guidelines, at a variety of scales and specificity. All management actions will require either recurrent commitments in the form of funding and personnel or one-off



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allocations of funds for specific initiatives in this Plan of Management. Therefore implementation of the management actions will necessarily be prioritised and staged over time.

**Priority**

The identified priorities give an indication of both a management action's relative importance, and the preferred timing of each action (noting that many actions will be "on-going" and will apply or continue throughout the site's management and/or the life of this Plan of Management) – as follows.

- **HIGH** – Essential to achievement of the area's overall management objectives, or where there is potential for the public to be exposed to an unacceptable level of risk, or there is potential for a serious threat to an area's or attribute's values or the environment and warranting funding consideration until achieved (or to sustain on-going management activities).

- **Medium** – These actions are desirable to enhance achievement of the area's overall management objectives, or to address issues that meet a significant community need, or to improve management outcomes and ideally should be implemented within the life of this Plan.

- Low – These actions are useful for the overall management of the area or address issues that have longer-term impacts (such as meeting less urgent community needs or improving inefficient services) and should be undertaken if resources permit.

**Means of Assessment**

Means of assessment set outs practical measures and mechanisms as to how the implementation of a management action, and achievement of performance targets, is to be assessed.

CW&MR in the "means of assessment" column in the Management Action Tables refers to use of Council's capital works and/or maintenance records by which the tangible works or actions proposed can be monitored or assessed.

### 5.1.2 Masterplan

The Management Actions Tables in Sections 5.3.6, 5.4.6 and 5.5.6 present a range of on-ground or tangible actions across the entire Berry Showground Precinct. These will affect the arrangement, provision of facilities and infrastructure, appearance and character, and future functioning or use of the site. However the existing overall broad layout of the Berry Showground Precinct will be retained – in terms of the general location of facilities/developments, activity spaces and usage areas, presentation and appearance. This is also consistent with area's categorisation.

The Masterplan, or "concept plan", as shown at Figure 9, provides an overview of this Plan of Management's broad management directions and key on-ground actions for the future use and development of Berry Showground, David Berry Memorial Reserve, Lot 1 DP 17263, and the Station Road (operational land) block. This includes the area's intended layout or configuration. It provides a convenient "snapshot" of the location of major physical or spatial components and the key elements of this Plan of Management's key elements. However the Masterplan is an illustrative or guiding document only, and should be read in conjunction with this Plan of Management.



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*Figure 9 Masterplan*
*(refer to "explanatory notes" on the following pages for a description of each Item shown)*
(base/aerial photography source: Google Earth)

| MASTERPLAN EXPLANATORY NOTES | |
|---|---|
| **Access and Circulation** | |
| A1 | "Everyday" pedestrian entrance. Upgrade to "statement" entrance. |
| A2 | "Everyday" vehicle entrance. Upgrade for passenger/small vehicle access only. Provide separate pedestrian entrance/gate to north. Refurbish/protect heritage elements. Retain entry/ticket booth. |
| A3 | "Everyday" vehicle entrance. Existing pedestrian gate/entrance to north. |
| A4 | Pool entry. Upgrade in conjunction with relocation of lifeguard/kiosk/lifeguard hut (F21) and/or to improve all-abilities accessibility (if needed). |
| A5 | Reseal oval ring road, retain as single lane in most parts (as shown). Install flush kerb for roadway definition and to prevent edge break-up. Protect nearby trees from vehicle impacts. |
| A6 | Seal existing twin gravel roads, each as single lane, with flush kerb to define/contain and to prevent edge break-up. Realign for efficient layout and at end of northern lane (to allow for proposed sports facilities building (F2). Install intercept drainage. |
| A7 | New vehicle entry for campground and events, dual-lane sealed. Everyday access to campground and large vehicle entry/exit for major events. Provide separate pedestrian entrance/gate. (Requires partial removal of horse stables.) |
| A8 | Realign/reseal entry/western section of oval ring road, as dual-lane with flush kerb (reinforced) to define/contain and to prevent edge break-up. Access for larger vehicles (for major event use). |
| A9 | Realign/reseal campground and oval access road, as dual-lane with flush kerb (reinforced where necessary) to define/contain and to prevent edge break-up. Campground road and oval access for larger vehicles (for major event use). In conjunction with proposed Station Rd entry (A7). |
| A10 | Reconfigure roadway and intersection, to allow for proposed camp kitchen (F13) (dependent on campground detailed design – see Note). |
| A11 | Realign/reseal section of oval ring road inside Alexandra St entry, as dual-lane (for turning/passing traffic). |
| A12 | Upgrade oval access gates (north-west and south-east). Multiple/alternate gates for vehicle access (to better manage wear). Wide gates or removable fence panels for large vehicle access (for major event use). |
| A13 | "Special-purpose" vehicle entry – for approved uses, livestock, major events, service, emergency, etc. Widen and seal existing gravel entry road. |
| A14 | "Special-purpose" vehicle entry – for approved uses, livestock, major events, service, etc. |
| A15 | New all-abilities path accessing Pavilion and Rural Youth Hall existing access ramps - connects to proposed angle parking (A16) and proposed Albany St footpath (A17). |
| A16 | New roadside carpark (90° or angled) on Albany St, up to 8 spaces (including disabled bay). |
| A17 | Extend footpath from Victoria St along Albany St, past proposed carpark (A16) to existing pedestrian entry (A3). |
| A18 | New all-abilities path from oval ring road to Pool's Albany St entry (linking Showground and campground with Pool), with upper link to/from grandstand's rear terrace. |
| A19 | New roadside angled carpark, up to 8 spaces (including disabled bay) on Station Rd – to serve proposed multi-purpose community facility (F25). Realign existing Station Rd footpath. |
| **Grounds and Landscape** | |
| G1 | Retain/protect Brush Box trees encircling the oval, protect/isolate from vehicle impacts. Undertake succession plantings to ensure permanence. |
| G2 | Upgrade oval surface (re-profile, drainage, irrigation upgrades, etc.). Maintain quality grass cover. |
| G3 | Retain and enhance the Showground's existing trees. Tree management and succession plantings to perpetuate the site's abundant tree cover and character. |
| G4 | Retain and enhance David Berry Memorial Park's attractive "open parkland" setting and character. |

| MASTERPLAN EXPLANATORY NOTES (cont'd) | |
|---|---|
| **Grounds and Landscape (cont'd)** | |
| G5 | Enhance the north-east corner's attractive "parkland" setting, improve amenity landscaping and shade plantings, seal gravel footpaths and divert incoming drainage. Install removable barriers to control for vehicle setbacks from playground. |
| G6 | Reduce and break up excess gravelled/sealed area, control/reduce vehicle access. Enhance appearance, reinstate grass and amenity landscaping. Ensure vehicle setbacks from Former Council Chambers. |
| G7 | Reinforce/improve open grassed areas between proposed single lane sealed roads (A6). Install intercept drainage (low-profile). |
| G8 | Landscape improvements to Pavilion forecourt, heritage themed. Protect significant trees. Install gravel paths. Exclude vehicle access/parking. |
| G9 | Reduce and break up excess gravelled/sealed area. Enhance appearance, reinstate grass and amenity landscaping. Ensure vehicle setbacks from Pavilion, provide 3-4 gravel carparks on southside of building. Install intercept drainage. |
| G10 | Retain as largely unsealed compacted/gravelled area, as parking and activity space. Protect flanking trees from vehicle impacts. |
| G11 | Upgrade Showground's boundary fencing (progressively for entire perimeter). |
| G12 | Extend David Berry Memorial Park fencing (matching existing fence style) along Station Rd boundary. Install wide vehicle gate (for vehicle access and major event use). |
| G13 | Realign Showground/David Berry Memorial Park boundary fence slightly to east (to align with categorisation boundary). Relocate/rebuild existing on-boundary shed (within this area) if necessary. |
| G14 | Improve roadside drainage and ponding issues along Victoria St boundary and at Victoria/Alexandra St intersection (at "statement" pedestrian entrance – A1). |
| G15 | Naturalise unmanaged and overgrown drainage line. |
| G16 | Realign (correct) western end of Showground/Station Rd boundary to follow cadastral boundaries. Extend adjoining livestock yards area into enlarged Showground space. |
| **Cultural Heritage** | |
| H1 | Conserve/maintain the Pavilion, manage as a significant heritage feature. Undertake sympathetic internal refurbishment/renovation of Annexe to support its adaptive re-use for a greater/more diverse range of activities. |
| H2 | Conserve/maintain the Former Council Chambers, manage as a significant heritage feature. Undertake sympathetic internal refurbishment/renovation to support adaptive re-use for suitable activities. Supporting paved outdoor space adjacent to north (if warranted). |
| H3 | Conserve/maintain the grandstand, manage as a heritage item and integral feature of the Showground. Upgrade lower level for greater/more diverse uses. |
| H4 | Repair/replace oval fence (heritage style - low picket fence or similar). |
| H5 | Conserve/maintain the Rotunda and John Hay Memorial Fountain (as part of north-east "parkland" area – G5). |
| **Facilities and Developments** | |
| F1 | Maintain perimeter bench and bleacher seating around oval. Upgrade as needed. |
| F2 | New sports facilities building - 2 unisex changerooms, umpires room and gym or storage (220m² max. footprint, single storey). Public M&F (accessible) toilets available to public when building not being used for sport. Set back from Pavilion's eastern façade, with planted screening. Remove existing toilet block and cricket nets. |
| F3 | Renovate 2 existing changerooms for unisex use. Retain M&F public toilets and accessible toilet. Retain Pool machinery/operations space. |

| MASTERPLAN EXPLANATORY NOTES (cont'd) | |
|---|---|
| **Facilities and Developments (cont'd)** | |
| F4 | Retain and upgrade playground (for junior ages) as key part of north-east "parkland" area (G5). Provide shade (structural and deciduous trees). |
| F5 | Retain/maintain exiting M & F toilet block. Rebuild or upgrade, and enlarge (70m² max. footprint, single storey), if required. Modify to allow managed public access from Alexandra St (no street entry during controlled access events). |
| F6 | New refreshments kiosk (115m² max. footprint, single storey), BBQ & bar with seating/dining areas adjacent. North of woodchop arena. Remove both existing buildings. |
| F7 | Retain/maintain existing M only toilet block. Replace with new M&F (accessible) toilet block (24m² max. footprint, single storey) closer to woodchop arena facilities. |
| F8 | Retain/maintain woodchop arena in present location, configuration and scale. |
| F9 | Redevelop storage shed/animal nursery, provide new facility with enclosed and covered areas (350m² max. footprint, single storey). Additional open storage/utility area to south, if required (following realignment of boundary fence – G13). |
| F10 | Restore, or rebuild, broadcast box. |
| F11 | Remove all horse stables and extend campground area to southern boundary, access via possible short loop road (one-way). (Campground layout dependent on detailed design – see Note.) |
| F12 | New campground amenities block - M&F toilets/showers (accessible), camp laundry and storage space (200m² max. footprint, single storey). Meeting regulatory capacity requirements and located within 100m of all camp sites. (Campground layout dependent on detailed design – see Note.) |
| F13 | New campground kitchen, part open part covered (125m² max. footprint, single storey), adjacent picnic tables & BBQs. Sited for possible use during Show & major events. (Campground layout dependent on detailed design – see Note.) |
| F14 | New campground office (60m² max. footprint, single storey) and entry layby on proposed dual-lane entry road (A7). (Requires partial removal of horse stables.) (Campground layout dependent on detailed design – see Note.) |
| F15 | New multi-purpose shed (420m² max. footprint, single storey, low-profile elevation/roofline) with flexible internal configuration for range of functions – stables, livestock, emergency incidents, Annual Show, major events, etc. Remove existing yards, new adjacent yards on east side. |
| F16 | Reconfigure/upgrade livestock yards to better accommodate rural, major event, emergency and other uses. Extend or duplicate existing open pavilion/covered area (to 400m² max. footprint, single storey, open) if required. Retain trees, plant extra shade trees. |
| F17 | Retain/maintain cattle lawn and surrounding animal pavilions in present location, configuration and scale. Remove camp kitchen from Poultry Pavilion. |
| F18 | Retain/maintain existing yards, and area for additional livestock yards (temporary or permanent) if required. |
| F19 | Area, in west, for additional livestock yards (temporary or permanent) if required. Space for event, special or overflow parking area. Fence Station Rd boundary if/when needed. Tree planting for future shade. |
| F20 | Retain/maintain Rural Youth Hall. Consider relocation to suitable site elsewhere in Showground. |
| F21 | Relocate entry/office, lifeguard hut and kiosk (to allow for southward extension of main pool – F22). |
| F22 | Redevelop/extend main pool (to south) to 25 metres length, and retain/refurbish wading pool – in long term. Facility and amenity improvements – in short term. |
| F23 | New M&F changerooms and showers/toilets, all-abilities accessible, as single building (120m² max. footprint, single storey). Remove both existing changeroom/toilet buildings. Provide additional grass/passive use space. |

| MASTERPLAN EXPLANATORY NOTES (cont'd) | |
|---|---|
| **Facilities and Developments (cont'd)** | |
| F24 | Install additional seating/park furniture in David Berry Memorial Park. |
| F25 | New multi-purpose community facility (330m² max. footprint, single storey), and associated outdoor spaces. |

**Note:** Campground layout, within the "Campground zone" shown, is **indicative only and subject to review and detailed design**. Including the campground's overall layout, road pattern, traffic direction/flows, building locations, etc.). However no net loss in number of sites, and a limit of 50 sites maximum. No intrusive features across the campground's central area, to allow for other uses (Annual Show, major events, etc.). Shade/amenity tree plantings in selected areas.

It is also important to recognise that implementation of the various Masterplan elements, and other actions in this Plan of Management, will necessarily be staged over time – as priorities or circumstances require, and as resources become available (see Section 6).

## 5.2 Management Framework

Under the *Crown Land Management Act 2016* Shoalhaven City Council is the "Council Crown Land Manager" of Crown Reserve Number 81105 – which includes all of Berry Showground and the western part of David Berry Memorial Park. This Act requires a local council that has management responsibility for an area of reserved Crown land (a "council manager") to manage that land as if it were, and in accordance with, the public land provisions of the *Local Government Act 1993*.

Also under the *Local Government Act 1993* Shoalhaven City Council owns and is responsible for management of – the community land that makes up the eastern part of David Berry Memorial Park and the small triangular parcel of land north of Gillam Street (Lot 1 DP 17263), as well as for the area of operational land that makes up the Station Road block.

Similar to many other Council owned or managed assets the day-to-day management of the Berry Showground, and to a degree David Berry Memorial Park and the Station Road block, is carried out by a group of volunteers as a "management committee" – appointed by Council under Section 377 of the *Local Government Act 1993*. The Berry Showground Management Committee is made up of representatives of the Showground's main user groups and other community members. The Berry Show Society is well-represented on the current Management Committee.

The Berry Village Pool is not part of the Berry Showground Management Committee's ambit. Due to its level of infrastructure, complexities of operation, and risk management issues the pool complex is managed directly by Council.

Significantly Committees must prepare a "Facility Management Plan" for their site or facility. Council's *Management Committee Guidelines* require that these plans set out:

- a Committee's goals, objectives, actions and achievements;
- details of "bookable spaces";
- lists of regular users and hirers;
- facility maintenance details (including contractor contacts and schedules);



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- asset management plans with operational and capital works details;
- work health and safety, and risk management (including an evacuation procedure); and
- a reporting and responsibilities checklist.

Facility Management Plans are important documents in providing direction for both the Management Committee and Council in terms of how a place is to operate, be developed and maintained, and how it can be enjoyed by the community. The *Facility Operation Manual - Berry Showground, 2019-2020* at present provides this operational guidance for the Berry Showground Management Committee in the Showground area's day-to-day management (excluding the Berry Village Pool complex).

In practical terms while the Berry Showground Management Committee has day-to-day operational and management responsibility for the Berry Showground Precinct, Council's Precinct Co-ordinators work in collaboration with the Berry Showground Management Committee on many operational projects on the site.

## 5.3 General Community Use

The majority of the area covered by this Plan of Management is categorised as General Community Use. As shown on Figure 8 this is made up of the entire existing enclosed (fenced) area of Berry Showground (comprising all of Lot 1 DP 940561) and a small strip of land along the south-western side of David Berry Memorial Park behind (east of) the current woodchop arena, animal nursery building and storage area (comprising part of Lot 4 DP 17263).

### 5.3.1 Guidelines and Core Objectives

Overall the management aim for the majority of the site that has been categorised as General Community Use is to manage, maintain and where appropriate sympathetically adapt or develop Berry Showground to provide a range of community uses and benefits while protecting and enhancing the site's core values both now and into the future.

The following individual management objectives elaborate this intent.

- To continue to provide a multi-purpose, flexible and high quality civic asset to accommodate the annual Berry Show and other rural or agricultural events, major events and festivals, organised sport, community activities and uses, short-term camping or caravan stays, independent leisure and recreation activities, emergency refuge and management functions, and other appropriate uses.

- To maintain and manage Berry Showground's facilities and grounds to a high standard to ensure safety, functionality and presentation – commensurate with community expectations and usage levels while acknowledging and addressing revenue, budgetary and resource constraints.

- To ensure the site continues to provide a high quality venue for the annual Berry Show and other rural or agricultural events offering an adequate array of functional and efficient pavilions, display areas, sheds, yards and other activity spaces.



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- To upgrade facilities and provide increased capacity for sporting activities, to the standard of a district quality sport and recreation facility.
- To improve the appearance, appeal and functionality of the campground and ensure this facility meets all regulatory requirements.
- To continue to provide an attractive setting and range of facilities to accommodate a variety of independent outdoor casual leisure, recreation and social activities to meet the varied interests of the community for independent outdoor leisure and recreation.
- To support greater use of the site's facilities for community group and independent use and provide for a range of community activities, gatherings and ancillary uses.
- To continue to provide a venue for festivals, major events and regular events/attractions – where appropriate to the site's settings and values – to support Berry's tourism appeal and deliver local economic benefits.
- To balance potentially competing uses of the site, in both location and timing, and by applying a precinct approach for accommodating the range and variety of uses in order to minimise any user group conflicts.
- To protect, interpret and celebrate the cultural heritage values of Berry Showground and its numerous heritage items as an intact example of an early agricultural showground that showcases the region's agriculture, livestock and cultural heritage.
- To better use or activate the Showground's heritage buildings with uses and activities sympathetic to, or not diminishing, their heritage values.
- To protect and enhance the visual character and scenic qualities of the Berry Showground – as an expansive area of open space, not dominated by built elements, featuring stands of mature trees, heritage structures, attractive internal views and readily identifiable activity precincts located within a village and rural setting.
- To provide for suitable new, redeveloped or expanded facilities and usage areas, as guided by the Masterplan for the Berry Showground Precinct, to cater for existing and appropriate new uses and activities.
- To ensure any new buildings and structures are sited, designed and developed to be sympathetic with or contribute to, and not detract from, the heritage values and overall appearance of the Showground.
- To enhance access to Berry Showground, and improve the safety and ease of movement in and around the area.
- To ensure the Showground and its facilities are – as far as practicable – accessible, convenient and available for use by people of all ages, the elderly, mobility impaired or people with a disability.
- To ensure that a safe environment is provided for all users of the area, minimising physical and health risks as appropriate for the activities being undertaken.
- To manage activities and use of Berry Showground having regard to any adverse impacts on nearby residences.



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- To provide greater opportunities for Berry Showground to expand revenue generating opportunities (and reduce net operating costs), where viable and without harming the site's core values or community access/enjoyment of the area.
- To issue and manage any leases, licences or other estates for the benefit of the community, users and the Showground's management and without harming the site's core values.
- To manage Berry Showground in a sustainable manner, addressing the impacts of climate change and reinforcing the site's role as an attractive cool green area within the Village of Berry.
- To comply with applicable legislative and policy requirements, and ensure environmental efficiencies are maintained at the site.
- To continue to actively involve key users of Berry Showground and the wider community in the area's management.
- To implement an efficient and co-ordinated system of management for the Berry Showground which meets the needs of the community and users groups, as well as Council as the area's ultimate manager.
- To better integrate, and make more effective use of, the Station Road block to support activities within the Berry Showground.

The above objectives are consistent with the core objectives for community land categorised as General Community Use as set out in Section 36I of the *Local Government Act 1993* (as described in Section 3.7).

### 5.3.2 Issues and Management Challenges

The major issues and management challenges relating to the Showground site (the area categorised as General Community Use) are listed in Table 9 below, grouped by theme or topic area. (Small-scale, site-specific or day-to-day operational matters have largely been excluded.)

**Table 9 Key Issues and Management Challenges – Showground (General Community Use) Area**

| Theme | Issues |
|---|---|
| Site Layout | ▪ The Showground has been developed and modified incrementally, and slightly ad hoc, over time – which is part of its character, but has also resulted in some conflicting or unusually sited activities and functional inefficiencies.<br>▪ The livestock yards in the Showground's south-west lie "dormant" or un-used for extended periods, and appear to "sterilise" large areas of the Showground – but are essential for holding agricultural shows, livestock/rural events and during emergencies.<br>▪ The private residence on Gillam Street is an incongruous inholding within the Showground site, with ramifications both for the Showground's activities and residents' amenity. |



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| Theme | Issues |
|---|---|
| Access and Circulation | ▪ The Showground's "main" Alexander Street entry is too narrow for larger caravans and articulated vehicles (especially on exit), with occasional damage to the heritage stone pillars and entry booth's eaves/roof.<br>▪ Campground traffic now uses the Alexander Street entry, some distance from the campground (and campground traffic overlaps with sports traffic when games are being held).<br>▪ Existing special purpose vehicle entries, off Station Road and Albany Street, are narrow single-lane gravel – and the Station Road access is constrained by yards on both sides.<br>▪ The oval ring road is generally only single-lane or slightly wider, with undefined edges and gravel or compacted margins.<br>▪ The oval ring road and other sealed roads are uneven, patchy, pot-holed and have broken road surfaces in places. They are generally poor to fair quality only.<br>▪ Large exposed/protruding tree roots around the oval create parking problems/inconvenience for car-based spectators and general parking.<br>▪ Articulated and larger vehicle can have difficulty accessing the oval during major festivals and events, often requiring removal of sections of the oval perimeter fence.<br>▪ The campground's road arrangements features one-way routes and poor vehicle turning circles, and doesn't readily accommodate longer vehicles.<br>▪ The Pavilion's front door is not obvious or promoted as its main entry.<br>▪ Drainage issues on Victoria Street can limit patron carparking along this street at times.<br>▪ Occasional water ponding problems at the corner of Victoria and Alexander Streets can hamper pedestrian access to the site (via the "memorial" gates).<br>▪ Some pedestrians and or other users may also feel discouraged or uncomfortable to enter or pass through the campground area.<br>▪ The connection between the Showground and David Berry Memorial Park is not well realised – in visual, physical, access and usage terms.<br>▪ Signage within the Showground (orientation, interpretive, advisory, etc.) is very limited. |
| All-abilities Access | ▪ There is only one permanent (marked) disabled parking bay in the Showground (at the campground office).<br>▪ The Showground has very few internal paths – making access/movement for mobility impaired users challenging.<br>▪ The sloping roadway between the campground and shared amenities block is not all-abilities access compliant and can be a problem for older or mobility impaired visitors.<br>▪ Most buildings/facilities do not provide for all-abilities access or are not compliant with DDA Standards and Guidelines. However not all buildings/facilities can be easily retrofitted to provide all-abilities access due to heritage constraints, original design/form (such as the grandstand's tiered seating) or cost.<br>▪ The north-eastern and north-western toilet blocks both include disabled facilities, however neither are accessed by all-abilities paths.<br>▪ The existing bleacher seating units along the oval's north-western margin do not provide for wheelchair/all-abilities access. |
| Grounds and Landscape | ▪ The oval surface is undulating, sloping (draining to the south-east) and boggy in places and generally in poor condition. The area is only partially irrigated (approximately two- thirds coverage) at present.<br>▪ Near surface irrigation pipes on the oval may be issues for (or damaged by) staking/pegging or heavy loads in this area during festivals and major events.<br>▪ Bare and worn areas occur inside the oval's two vehicle access points.<br>▪ The oval's metal pipe and rail perimeter fence is in poor condition and unattractive.<br>▪ The northern grass and road area is uneven (dips and hollows) in parts, impacted by stormwater flows and eroded in places. Vehicle movement is uncontrolled and the area presents as a less managed space with bare ground and patchy or worn grass.<br>▪ The northern portion of the site is prone to stormwater sheet flows and drainage problems (with associated ponding and scour issues) – from the main Albany Street entrance and Pavilion, across the northern grass and road area, to the |

| Theme | Issues |
|---|---|
| Grounds and Landscape (cont'd) | playground and "memorial" pedestrian gates. However any drainage solutions should acknowledge the requirements and constraints of the uses of this space.<br>▪ Stormwater drainage from the adjacent un-kerbed section of Albany Street flows into the Showground impacting the cattle lawn and surrounds.<br>▪ The Pavilion forecourt – at the intersection of Victoria and Albany Streets – is poorly presented (now a bare area under large, screening trees and used for informal car parking).<br>▪ There are very few garden beds or other amenity/decorative plantings in the Showground.<br>▪ The large gravelled and cracker dust area, with no separation of pedestrians and vehicles, south of the playground is unattractive and detracts from this space.<br>▪ Sections of the Showground's boundary fencing remain in poor condition.<br>▪ The Showground's landscape will need to be managed in the context of increasing temperature and rainfall extremes due to the effects of climate change. |
| Trees | ▪ The Showground's mature trees are of outstanding aesthetic quality, make an important contribution to the site and townscape, and many are listed as a local heritage item – warranting their special protection and management.<br>▪ There is very little tree planting, as succession planting for the replacement of existing mature trees or for amenity purposes, within the Showground.<br>▪ Uncontrolled carparking under tree canopies and on exposed roots compacts soils, injures tree roots and diminishes tree health.<br>▪ Mature trees adjacent to, or within, roadways show evidence of occasionally being "scalped" and damaged by vehicles.<br>▪ Mature trees around and close to the oval ring road in many places limit the capacity to widen the road while maintaining tree health.<br>▪ There are no shade tree across the campground's central open area.<br>▪ Suckering Camphor Laurel trees, such as around the Pavilion, can cause damage to nearby buildings/infrastructure. |
| Heritage Manage-ment | ▪ The Showground has been assessed as being historically, aesthetically and socially representative at a state level. However in terms of statutory heritage protections it is only listed as an item of local significance in the *Shoalhaven Local Environmental Plan 2014*.<br>▪ Built heritage values, constraints and approval requirements need to be adequately addressed or recognised in development and maintenance activities. Special development assessment and approval requirements apply for works such as making changes to the detail, fabric, finish or appearance of a heritage building.<br>▪ The *Berry Showground Conservation Management Plan* (2003) is now outdated and refers to several features/areas no longer present.<br>▪ The "showground ring" and "Agricultural Pavilion" have been identified as features of exceptional heritage significance – warranting special measures for their protection, use and presentation.<br>▪ The oval's metal pipe and rail fence is unsympathetic and inconsistent with this significant heritage feature.<br>▪ The Pavilion and Former Council Chambers buildings are poorly presented when viewed from within the Showground.<br>▪ The large area of asphalt and gravel beside the Former Council Chambers is unattractive and poorly presents this heritage building.<br>▪ The large area of bare gravel, compacted earth and roadways to the south and east of the Pavilion is unattractive and poorly presents this heritage building.<br>▪ The two commemorative stone gate posts at the Alexander Street entry, of heritage value, are prone to vehicle damage (especially from caravans and larger vehicles).<br>▪ The Sir John Hay Memorial fountain is poorly presented with unsympathetic metal bollards inconsistent with its historic character.<br>▪ The horse stables are a feature of moderate heritage value but have deteriorated to where restoration/remediation is unlikely to be feasible, and would entail replacing much of the historic fabric.<br>▪ Signage or other interpretation explaining the Showground's heritage features/values is largely absent. |

| Theme | Issues |
|---|---|
| Recreation and Community Facilities | ▪ Many of the site's buildings and facilities are an older design and of limited functionality for contemporary uses, with high maintenance demands.<br>▪ The Pavilion Annexe is in poor internal condition (requiring works such as internal wall and ceiling linings) with an unattractive cluttered area at its junction with the main building.<br>▪ Numerous works are required, or have been identified, to improve the condition, capacity, utility and presentation of the grandstand.<br>▪ There are no purpose designed/built sporting changerooms now available within the Showground which is a drawback for organised sporting use of the oval.<br>▪ The Pavilion Annexe is not custom-built or fit-for-purpose (no team toilets or showers) as sports changerooms – and a discordant use of this building's original purpose and heritage values.<br>▪ Consecutive games involving male and female teams, requiring the "crossover" use of facilities, can strain changeroom availability/capacity – with female sports teams sometimes preparing for matches in the open.<br>▪ The shared amenities block is used both by sporting teams and campground patrons – resulting in these facilities at times being unavailable to campground patrons and creating usage conflicts.<br>▪ The shared amenities block is an older style facility, but maintained in good to fair condition. However these facilities are at their capacity limit when the campground is reasonably full.<br>▪ The Showground's three stand-alone toilet blocks (excluding those within the pool complex) are serviceable facilities maintained in good or fair condition. However community feedback expressed the desire for upgraded/modernised, cleaner and additional toilets.<br>▪ The small toilet block north of the woodchop arena is male-only.<br>▪ Travellers, trades people, truck drivers and others enter the Showground site simply to use the toilets, principally the north-eastern toilet block near the playground.<br>▪ The Showground's buildings are generally under-utilised by the wider community (e.g. by clubs, community groups or individual bookings). The perceived poor condition of buildings and/or rooms, and lack or suitable/supporting equipment or facilities, is seen as limiting their appeal and suitability for greater community use.<br>▪ Kitchens and food preparation areas in several of the Showground's buildings are generally in poor condition/usefulness, deterring greater community use and limiting the ability to cater for large events.<br>▪ Bench seating around the oval's perimeter is in poor condition (and has numerous asbestos posts/uprights). The bleacher seating units are uncovered with cleanliness (bird droppings, sap and leaves) and shade issues. The grandstand's older style (timber plank) tiered seating is rudimentary.<br>▪ Additional seating is necessary to support major events at the Showground.<br>▪ The two separate arrays of play equipment are at present unshaded, contrary to best practice standards.<br>▪ The Showground is generally lacking in park furniture items to support casual leisure and recreation use – such as park benches, tables, drinking water fountains/stations, bins/rubbish facilities, etc. No formal picnic or barbeque facilities are provided for public use.<br>▪ The cricket nets are in poor condition and only occasionally/rarely used (and not used by organised sporting groups).<br>▪ The small covered seating arrays at the woodchop arena (the Toby and Lila Davis Stand and the Bill Ingold and Pat Ryan Stand) are structurally compromised and in need of repair.<br>▪ The animal nursery and storage shed is in extremely poor condition. The *Berry Showground Conservation Management Plan* identifies it as a feature of little heritage significance.<br>▪ The horse stables are in poor repair and now used for a variety of purposes for which they were not originally intended or designed. The *Berry Showground Conservation Management Plan* identifies them as a feature of moderate heritage value, however restoration/remediation is unlikely to be feasible.<br>▪ The broadcast box at the south-west side of oval is in very poor repair. |

| Theme | Issues |
|---|---|
| Camp-ground | ▪ Some aspects of the campground's layout, facilities and operation are inconsistent with the requirements of the *Local Government (Manufactured Home Estates, Caravan Parks, Camping Grounds and Moveable Dwellings) Regulation 2005*.<br>▪ Several camp sites are beyond the prescribed distance from amenities (under the requirements of the regulation) – requiring users to have their own "on-board" shower and toilet facilities to use these sites.<br>▪ The campground's small makeshift office is substandard (sited in a modified/extended horse stable) and does not present well to patrons and other Showground users.<br>▪ The campground's current road layout has one-way sections, tight intersections, poor vehicle turning circles and can be problematic for longer vehicles.<br>▪ The campground warrants its own amenities block. Patrons now use the shared amenities block with sporting teams (making some facilities unavailable, or generating conflict, when games are taking place). These facilities are not centrally located and not easily accessible from all parts of the area (and are also non-complaint with applicable regulations).<br>▪ The campground lacks a camp kitchen (the former camp kitchen in the Poultry Pavilion was closed as it was not compliant with health guidelines).<br>▪ The existing campground laundry is an improvised facility located in a repurposed horse stable.<br>▪ The campground now offers few leisure or amenity features – such as barbeques or picnic facilities.<br>▪ The campground requires additional storage space (covered and enclosed) to support its effective operation and management.<br>▪ Fire services within the campground are inadequate at present, and patrons report that the area can suffer from low water supply/pressure at times.<br>▪ The campground only has a manager on-site during daylight/business hours, and lacks a full-time on-site management presence. |
| Berry Village Pool | ▪ The Berry Village Pool complex dates from 1963 with the end of this facility's serviceable life forecast to be 2024 (according to Council's *Aquatic Facilities Shoalhaven Swim and Fitness – Asset Management Plan*, 2018).<br>▪ The pool complex is not (usually) accessible from within the Showground.<br>▪ Many users consider that the Berry Village Pool's opening season, and opening hours, are too short.<br>▪ The Pool complex can appear unattractive when closed (and less regularly maintained) during the cooler months. |
| Managing Uses and Events | ▪ Appropriately balancing competing and sometimes conflicting or exclusive activities, uses or events, across the Showground's buildings and facilities.<br>▪ Appropriately balancing use and enjoyment of Showground with protecting and enhancing the site's assets and other values as well as its accessibility to the public.<br>▪ The Showground's heritage importance, landscape and public open space values, finite capacity and resilience, as well as the limits of management resources/capacity together mean the area may not be able to satisfy all usage requests (especially under increasing demand pressures).<br>▪ Large sporting events, and spectator parking, can intrude on the campground's northern margins and disturb some patrons.<br>▪ Inter-relationships of the Showground's various uses/activities and their implications (e.g. conflicts, crowding, displacement, exclusion) require careful monitoring and management. Planning should endeavour not to disadvantage long-standing activities, but also to avoid hindering or neglecting less frequent uses or precluding future opportunities.<br>▪ The Showground's busy calendar of major events, including the set up and pull down and ground "recovery" windows each side of a large event, can sterilise an area or disrupt the schedules for other uses.<br>▪ Major events or activities that require the entire Showground area (or much of it), or the oval, displace other uses and activities – especially in the case of those large events using both the oval and campground area.<br>▪ Music festivals and major events can disturb or inconvenience surrounding residents (e.g. excessive noise, parking congestion, light spill, litter, etc.). |



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| Theme | Issues |
|---|---|
| Managing Uses and Events (cont'd) | ▪ The Showground's facilities (notably the playground and toilets) are not available to the wider community and visitors during exclusive use or ticketed events.<br>▪ To support major festivals and events – such as exhibition areas during the Berry Show, food and beverage marquees during events, festival camping, etc. – the main/central campground area has to be kept as an open level/gassed area, relatively free of obstructions, if it is to continue to support these other uses and activities.<br>▪ Licenced (alcohol) areas need to be defined or fenced/contained when operational. Event organisers are responsible for compliance with liquor and service of alcohol regulations.<br>▪ The Showground's power infrastructure/supplies are inadequate for, and need to be supplemented to support, larger events – notably music festivals.<br>▪ Additional power bollards/outlets are warranted in the northern grass and road area – to better support a range of major activities/uses of this larger open space.<br>▪ Some community groups seek the exclusive use of, or preferential access to, certain Showground buildings or facilities.<br>▪ The Showground's oval may be subject to additional demands for sports use in the short term during redevelopment of the Boongaree Sports Precinct (formerly Berry District Park). |
| Safety | ▪ Vehicle and pedestrian traffic share the Showground's "main" Alexander Street entry, with pedestrians forced to use the roadways.<br>▪ The playground and rotunda not separated/protected from vehicle movement and parking areas.<br>▪ Perimeter fencing needs to recognise the full range of activities undertaken on the oval and the varying requirements of these uses, including safety issues (such as for equestrian events).<br>▪ Trees can present hazards for visitors – risk of branch fall, trip hazards of large protruding or exposed roots, and falling Bunya Pine cones (seasonally).<br>▪ Event organisers/promoters are usually required to prove the anticipated number of visitors (or booking numbers) can be safely accommodated and managed, and must prepare safety/emergency plans).<br>▪ Additional emergency exit points may be required to safely accommodate large events or concentrations of people in certain parts of the site.<br>▪ Water reticulation and fire hydrants/services require upgrading around the Showground. |
| Mainten-ance and Manage-ment | ▪ Council inspections and works programmes have identified an extensive list of repairs and maintenance works required to the Showground's buildings and other infrastructure – of varying scale, severity and priority.<br>▪ Built heritage conservation management measures can be expensive and require specialist inputs.<br>▪ Maintenance requirements require prioritising and adequate resourcing. The Showground suffers a sizeable repairs and maintenance backlog, with an over reliance on reactive maintenance in the past.<br>▪ Community attitudes that the Showground requires a greater maintenance effort and a general upgrade, and perception that the site has been static "for about 15 years".<br>▪ Any future increases in usage levels will place extra demands on the site's management and maintenance.<br>▪ The Showground has a number of scattered ad hoc storage areas, used by a variety of groups. Improved storage facilities and capacity are warranted.<br>▪ The Showground, including the campground, offers few opportunities for waste recycling at present. |
| Administ-ration | ▪ The respective roles and responsibilities of Council and the Management Committee in relation to the Showground's planning, management and operation require clarification and on-going adherence.<br>▪ Large event organisers have to deal both with the Council and Management Committee which can cause inefficiencies, confusion or communication problems.<br>▪ The campground booking system is managed off-site (on-line or by telephone) through Council's Shoalhaven Visitors Centre – occasionally causing confusion for |



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| Theme | Issues |
|---|---|
| Administ-ration (cont'd) | intending patrons and communications problems between the Visitors Centre and campground manager.<br>▪ Many licence and permit arrangements for use of the Showground have yet to be formalised, with some unlicenced operators and activities now using or occurring within (or operating from) the site |
| Costs and Funding | ▪ The community places a priority on the Showground's standards of presentation and maintenance as well as its use/enjoyment for multiple purposes, requiring that the site is adequately funded and maintained.<br>▪ The Showground's fee and charges are determined on a partial cost recovery basis (as per Council's annual Fees and Charges schedule). Council supplements the Showground's operating budget, and any capital works, from other Council revenues as well as seeking funds from grant programme and other sources.<br>▪ Heritage values, protection and approval requirements can be a constraint on development and commercial potentials. These considerations require balancing with other management demands, values and uses of the site.<br>▪ Recognising its revenue generation and tourism values, as well as its transient and low-cost accommodation functions, concurrent use of the campground jointly with other Showground activities is desirable wherever practicable.<br>▪ Current fees do not reflect full cost recovery for operation of the campground (campground fees are set by Council as part of the annual Fees and Charges schedule).<br>▪ Major events that require closure or exclusive use of the campground can impact revenue (even where camping fees and/or compensation are included in event approvals), via the potential loss of longer duration bookings which overlap with an event.<br>▪ Fees for hire/use of the Showground's various buildings, rooms or facilities are set by Council, as part of the annual Fees and Charges schedule. |
| Cadastral | ▪ A cadastral anomaly occurs at the Showground's far south-western corner, where a portion of Station Road (near its intersection with Albany Street) has been constructed across a small part of the Showground land. |

### 5.3.3 Current Condition and Use of the Land and Structures

The following Table 11 describes the current condition of the land (grounds) and structures (buildings, infrastructure and other facilities) within the Berry Showground (the area categorised as General Community Use) – as required by Section 36(3A) of the *Local Government Act 1993*.

The "asset condition" of the Showground's land and structures is described using Shoalhaven City Council's conditions ratings and scales as shown in Table 10 below.

**Table 10 Shoalhaven City Council Condition Ratings for Assets**

| Rating | Scale | Condition of Asset |
|---|---|---|
| 100 | Very Poor Condition | ▪ Structure has failed and is not operational<br>▪ Maintenance is not viable<br>▪ Unfit for purpose<br>▪ Environmental/contamination/pollution issues exist |
| 75 | Poor Condition | ▪ Structure is badly deteriorated<br>▪ Potential structural problems<br>▪ Inferior appearance<br>▪ Major defects |



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| Rating | Scale | Condition of Asset |
|---|---|---|
| 50 | Fair Condition | ▪ Average condition<br>▪ Significant defects are evident<br>▪ Services are functional but maintenance is required<br>▪ Deferred maintenance work exists |
| 25 | Good Condition | ▪ Minor defects<br>▪ Superficial deterioration<br>▪ Major maintenance not required |
| 0 | Very Good Condition | ▪ No defects<br>▪ As new condition and appearance |

**Table 11 Current Condition of Land and Structures – General Community Use**

| Area | Land / Structures | Description | Scale | Condit-ion |
|---|---|---|---|---|
| *Described clockwise from main Alexandra Street entrance* | | | | |
| **Main Entry - Alexandra St** | Alexandra St entry | Separate entry and exit bitumen roadways off Alexandra St / gate posts 2x are trachyte pillars with commemorative plaques and metal gates ("Hazelberry Parklands") / Rotary time capsule at eastern gate / flanking chainwire mesh fences | 50.00 | Fair |
| | Alexandra St gate house (ticket box) | Masonry booth, corrugated metal gable hipped roof building | 50.00 | Fair |
| | Perimeter road to oval/show ring | Un-kerbed bitumen road around oval/show ring from Alexandra St entry to the south-east / narrow and patchy surface | 50.00 | Fair |
| **Showground Facilities (south-east corner)** | Showground toilets (male only) | Painted brick toilet block, openings at ceiling level for ventilation and skillion roof / concrete path from ring road / cracker dust in wider area around building | 50.00 | Fair |
| | Large shelter with multiple picnic tables | Aluminium picnic shelter with aluminium picnic tables and bench units 8x on concrete slab / food van parked (at present) on northern end of concrete slab | 25.00 | Good |
| | Grounds – between Alexandra St entry and large picnic shelter | Mown grassed area with mature trees / water meter / water tap / lamp post with power board DB09 (contains asbestos notice) / disused concrete slab against fenced boundary (near Gillam Street) | 50.00 | Fair |
| | "Rotary BBQ and Grill" (formerly "Apex Club Kiosk") | Timber building with sheet metal roof / awning on concrete pad / tap nearby | 50.00 | Fair |
| | "Publicans Booth" (with kitchen) | Masonry building with flat corrugated metal roof, front awning and concrete floor / 2x 2 floodlamps on awning / metal posts 3x | 50.00 | Fair |

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| Area | Land / Structures | Description | Scale | Condit-ion |
|---|---|---|---|---|
| **Showground Facilities (south-east corner) (cont'd)** | Woodchop area/grounds – "Jim Harris Arena" | Grassed arena with metal wood chopping posts 10x set in concrete pods (in front of spectator stands) with 6x metal lidded holes to the east / lamp post with power box (no I.D.) / floodlight 2x lamps 5m high / fire pit on timber pallet | 25.00 | Good |
| | Woodchop stands – "Toby & Lila Davis Stand" and "Bill Ingold & Pat Ryan Stand" | Low-level stands with concrete floors, tiered seating and corrugated metal skillion roofs supported on timber posts and are partially clad with vertical timber slats / 1x loud speaker and 1x floodlight / split log post and rail fence separates pavilions from arena | 75.00 | Poor |
| | Woodchop announcer's booth / Animal Nursery and storage shed | Timber stewards box (constructed 1979) 2 storey with timber stairs plus flood light and loud speakers (2x) with attached timber and corrugated iron shed / ring roadside area used for massed storage of wheelie bins | 100.00 | Very poor |
| | Shed/garage (on fence to east side of woodchop arena) | Sheet metal garage with roller door entry on southside accessed from David Berry Memorial Park (awning and window on east side) / no entry points from the showground side / flanked by locked metal mesh vehicle gate topped with 2x barbed wire to north and locked pedestrian metal mesh gate to south, in adjoining chainwire mesh fence (gates give access between Showground area and David Berry Memorial Park) | 50.00 | Fair |
| | Shipping containers | Metal shipping containers 3x located south of animal nursery shed | 50.00 | Fair |
| | Carport | Metal-roofed carport, supported by 3x posts southside and shipping container northside | 25.00 | Good |
| | Eastern vehicle entry off Station Rd | Locked mesh metal vehicle double gates topped with barbed wire 2x / grassed driveway to camping area / cracker dust driveway from Station Rd | 50.00 | Fair |
| | Perimeter fence | Chainwire mesh fence topped by 3x strand barbed wire (old) on Alexandra Street and David Berry Memorial Park boundary and around private residence (small section of timber paling fence on southern boundary of residence) | 50.00 | Fair |
| **Campground** | Camping and caravanning area with access roads and grassed sites | Camp sites in 3x blocks – 14x (north), 26x (centre) and 8x (south) sites / posts 18x with power outlets and tap outlets per site / floodlight 1x 15m high with lamps 2x / light pole 4m high 1x / stormwater inlet pits 6x / drainage swale along western side of area (piped under crossroads) / cross roads 2x with advisory signs / 10kph speed limit / one way road system | 25.00 | Good |
| | Campground office | Converted facility in former stables / painted corrugated iron structure with awning / adjacent to Station Rd boundary | 75.00 | Poor |
| | Campground office car park | 4x car spaces plus 1x disabled space / bitumen seal un-kerbed | 50.00 | Fair |



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| Area | Land / Structures | Description | Scale | Condit-ion |
|---|---|---|---|---|
| **Campground (cont'd)** | Perimeter road to oval/show ring | Un-kerbed bitumen road around show ring forms northern boundary of campground / narrow and patchy surface | 50.00 | Fair |
| **Horse Stables, Campground Laundry and Yards** | Horse stables (some with yards), camp laundry and storage areas | Two rows of stables, two buildings in each row / metal and timber stables / some with yards.<br>▪ Southern row, east end - stables and fenced yards 5x (yards include hitching rails) / campground (and stables) office at east end / small carport with storage shed and locked room behind in centre / stables and fenced yards 3x / hay shed and storage structure (with flood light)<br>▪ Northern row, east end - stables 4x (no yards) / camp laundry at eastern end (HWS, gas bottle and meter box at rear of laundry) / clotheslines 2x nearby / water taps 4x on rear of building wall<br>▪ Southern row west end - stables and fenced yards 5x / water tap nearby / metal farm gate from alley between rows of northern and southern stables gives access to fenced yards (adjacent to the west)<br>▪ Northern row west end - stables and fenced yards 4x / water taps 6x on rear of building wall plus power outlets 6x | 75.00 | Poor |
| | Shipping containers | Metal shipping containers 3x / located between eastern and western southern stables | 50.00 | Fair |
| | Stable grounds | Internal area between rows of stables / gravel/cracker dust and grass / can be gated to house/contain horses / metal post and rail fence with metal farm gate links north-east and north-west stables with cracker dust driveway through campgrounds to access road / in east camp laundry is linked to camp office by metal post and rail fence (and planting area) with metal farm gates adjacent to laundry and at eastern end / metal gate at west end (adjacent to yards to west) | 50.00 | Fair |
| | Yards (horse and livestock), west of stables | Fixed metal yards / 4x alleyways with total 35x yards / 3 metal farm gates - in north-east corner (plus water tap), in mid-northern fence (plus tap) and at north-west corner (plus tap) / floodlight, on treated timber pole 15m high with power box (no I.D.) / 4x loud speakers and 1x lamp / Station rod entry road to west | 50.00 | Fair |
| **Cattle, Horse and Livestock Yards (south-west corner)** | Western vehicle entry off Station Rd | Locked double metal mesh vehicle gates topped with 2x strand wire (3x padlocks - indicating 3x user groups ?) / cracker dust access/driveway to bitumen edge of Station Rd | 50.00 | Fair |
| | Small ticket box, Station Rd entry | Small metal open ticket booth (mobile) | 75.00 | Poor |



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| Area | Land / Structures | Description | Scale | Condit-ion |
|---|---|---|---|---|
| **Cattle, Horse and Livestock Yards (south-west corner) (cont'd)** | Fenced animal yards in south-west corner | Mixed array of yards/pens, races, rails and larger fenced enclosures (most uncovered/open) over grassed area / one set of undercover stalls under an open corrugated metal gable roof shelter / approximately 94x yards in open and 20x undercover / water troughs/tanks and small concrete animal washdown bay / fenced grassed alley/race runs from locked metal mesh gates at Station Rd | 50.00 | Fair |
| | Vehicle and animal washdown bay | Concrete bay with drainage and adjacent rails | 25.00 | Good |
| | Perimeter fence | Part chainwire mesh fence topped by 3x strand barbed wire (old) / includes western entry gate off Station Rd plus gate to grassed alley in western yards | 50.00 | Fair |
| **Cattle Lawn (Animal Judging Area)** | Southern vehicle entry off Albany St | Double chainwire mesh gates topped with 4x strand barbed wire (old) (single padlock) (gap in fencing infilled with metal bars to halt pedestrian entry) / cracker dust driveway to bitumen edge of Albany St / cracker dust road from gate to link to internal road network in campground / adjacent floodlight 1x lamps 2x / adjacent to cattle/stock ramps | 50.00 | Fair |
| | Small ticket box, Albany St entry | Small metal open ticket booth (mobile) | 75.00 | Poor |
| | Cattle/stock ramps | Painted chain wire mesh fencing and gates 4x topped with 3x barbed wire / concrete walls on street boundary retaining raised ground to allow trucks to offload/load animals / adjacent to southern Albany St entry gate | 25.00 | Good |
| | Cattle/stock judging lawn | Grassed area (slopes slightly to east) / accessed by cracker dust driveways from internal road network in campground / perimeter trees (west and south) | 25.00 | Good |
| | Cattle/stock lawn judges and commentary box | Small flat roofed weatherboard structure / 2x loud speakers / power board adjacent to locked door / timber bench in front / shuttered window overlooking judging ring and side awning to south-west with shelf | 50.00 | Fair |
| | Grassed accessway from judging ring to gated loading ramp | Grassed accessway with metal fencing/rials (adjacent to Albany St boundary) / from cattle lawn commentary box to loading ramp located south of pool complex / nearby concrete water trough | 25.00 | Good |
| | Cattle Shed | Large metal roofed shelter (open-sided) on hardened/sealed / roof gutters and downpipes at northern end / 2x internal flood lights under shelter roof ridgeline / 3x flood lights at southern end plus 1x loud speaker / 1x flood light at northern end | 25.00 | Good |
| | Heifer Shed (signed as "Goat Pavilion") | Metal roofed shelter (open-sided) on concrete slab with roof gutters and downpipes at northern end / 2x internal flood lights under shelter roof ridgeline / nearby cattle ramp with locked farm gate and concrete retaining wall | 25.00 | Good |



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| Area | Land / Structures | Description | Scale | Condit-ion |
|---|---|---|---|---|
| **Cattle Lawn (Animal Judging Area) (cont'd)** | Goat Shed – with cattle/stock washing bays and water trough adjacent (previously "Alpaca Shelter") | Large metal roofed shelter with concrete floor and open sides and ends (no roof gutters) / 2x loud speakers at southern end / nearby round concrete water trough / cow wash bay on western side with 10x taps and hitching rail / 2x internal flood lights under shelter roof ridgeline / concrete pad at northern end with 3m high vertical pipe stand | 25.00 | Good |
| | Poultry Pavilion | Large metal shed (enclosed), with large roller door and standard door at south end and sliding doors on both west and east sides / houses camp kitchen (no longer in use) with several dining tables and chairs / third of area is used to stored poultry cages and tables and floodlights / light pole with power box (DB19) adjacent to north-east corner / flood light pole 5m high in south-west corner | 25.00 | Good |
| | Wastewater dump point | Grey and black waste water dump point (at south-west corner of Poultry Pavilion) | 25.00 | Good |
| | Perimeter fence | Chainwire mesh fence topped with 3x strand barbed wire on Albany Street (new) | 0.00 | Very Good |
| **Berry Village Pool Complex** | Perimeter fence with pool entry gate and gated service entry on Albany Street | Chainwire mesh topped with barbed wire 3x rows with entrance gate on Albany Street / main entry with painted brick pillars and metal palisade fencing and a timber framed metal roof over (signs 3x on outside, and emergency information box attached to pillar) / adjacent metal bike racks 2x on concrete pad 8x slots / locked service vehicle gates 2x | 50.00 | Fair |
| | Internal (Showground side) perimeter fence to pool complex | Chainmesh fence topped with barbed wire 3x rows (separtign pool complex from rest of Showground) / locked vehicle gate (with a locked pedestrian gate) in eastern fence near grandstand for service access / second locked pedestrian gate to access rear of pool plant room / a metal palisade fence with locked pedestrian gate located between brick piers along the northern perimeter | 50.00 | Fair |
| | Main Pool | 19m long (4 lane) in-ground concrete and tiled pool (dating from 1963) | 50.00 | Fair |
| | Wading Pool | Shallow wading/r toddler pool (9 x 4.5m approximately) / in-ground concrete and tiled pool (dating from 1963) / metal shade frame over western end | 50.00 | Fair |
| | Amenities buildings | 2 pre-fabricated concrete structures / corrugated metal gable roof, weatherboard gable ends and timber finials / female building - cubicles 2x, sink 1x, timber bench / male building - cubicles 2x, urinal 1x, sink 1x, timber bench / hot water systems | 50.00 | Fair |

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| Area | Land / Structures | Description | Scale | Condit-ion |
|---|---|---|---|---|
| **Berry Village Pool Complex (cont'd)** | Entry/kiosks building – including lifeguard's room, first aid room and administrat-ion | Weatherboard structure / gable hipped corrugated metal roof with timber finials / timber ramp and set of steps to door / metal roller screens 2x to kiosk windows / door and other windows with wire mesh security screens / loud speaker / safety signs fixed to wall / automated external defibrillator available on-site / alarm for emergency assistance | 50.00 | Fair |
| | Pool grounds/ surrounds | Concrete pool apron/surrounds, edged by concrete swale with inlet pits / concrete paths leading to entry gates and changerooms / pool deck / grassed site with some trees. / low concrete retaining wall at western edge of pool deck (with small garden area) / planting along fence to the pool plant room (with raised timber edging) | 50.00 | Fair |
| | Outdoor furniture / infrastructure | Painted timber and metal picnic table on concrete pad 1x / treated timber unfixed table bench settings 2x / painted timber and concrete backed seats on concrete pad 1x and on concrete pool deck 4x / small metal mesh bin cages on post 3x / safety signs 2x / floodlights 2x lamps 3x poles (10m high) | 50.00 | Fair |
| | Fenced pool plant compound | Water treatment/purification, pumping and metering equipment / concrete tanks / piping/ enclosed by chainwire mesh fence topped with barbed wire 3x with access gate (locked) | 50.00 | Fair |
| **Grandstand and Sports Amenities** | Grandstand with covered tiered seating and café/ function/utilit y space beneath | Masonry building with tiered seating on upper level and timber balustrading / flagpole / large room at ground floor (café) / roller doored window on northern side / Federation plaque attached (2001) / paved forecourt oval/ring side defined by picket fencing plus mesh sheeting north and south ends to extend higher (approximately 2m high) / gate in picket fence to give access to oval/ring via timber boxed steps with gravel treads / post with 1x speaker and power outlet | 25.00 | Good |
| | Shared sports/ amenities block | Low rectangular painted brick amenities building with corrugated metal skillion roof / includes canteen with awning and shuttered window/counter at east end / locked home team change room (used by female campers) / locked disabled toilet / locked visiting team change room (used by male campers) / female toilets and male toilets open to the public / roller door access to the pool plant room between toilets / small chainwire mesh enclosure with power pole | 25.00 | Good |

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| Area | Land / Structures | Description | Scale | Condit-ion |
|---|---|---|---|---|
| **Grandstand and Sports Amenities (cont'd)** | Grandstand and shared sports/ amenities block surrounds | Grassed terraced (above stone retaining wall topped with timber post and rail fence) with bench seats 2x adjacent to kiosk at south end of amenities building / light post with lamp and 2x floodlights 4-5m g high pole at retaining wall / pebblecreted forecourt between amenities building and grandstand plus timber bollards / forecourt accessed by a steep driveway from the south (not all-abilities accessible) off end of the un-kerbed oval ring road / planting bed and narrow a grassed area along adjoining pool fence / patchy bitumen driveway (end of un-kerbed ring road) from the grandstand to the Albany St carpark in north | 50.00 | Fair |
| **Oval (Showground Arena)** | Oval and main show arena | Sports oval and showground ring / oval surface undulating slopes to south-east / sub-surface irrigation over part of area only (approximately two- thirds coverage) / poorly drained and boggy/pugged in places / marked sports field (rugby league) 1x off-centre to west / enclosed by metal post and rail fence (replaced previous picket fence in 1964) | 50.00 | Fair |
| | Grounds between the oval/arena perimeter fence and ring road | Floodlights 20m high 6x (1x with 3x lamps and 2x speakers; 1x with 4x lamps, 1x with 3x lamps plus nearby power board and post [DB15A], 1x with 3x lamps plus loud speakers 2x (and adjacent light pole 4mH), 1x with 4x lamps, 1x with 3x lamps) all new in 2020 / 12x tiered bleacher seating sets (including 4x portable units) under mature trees in north-west / single bench seats around oval perimeter fence in north/north-east and south-west / vehicle gate in oval fence and cracker dust accessway and nearby pedestrian gate (new) in north-west / locked metal vehicle gate in oval fence with dirt accessway in north-east / locked vehicle gate with grassed accessway, and metal vehicle gate in oval fence with eroded cracker dust accessway (and concentrated stormwater flows) in south-east / cattle fencing and metal gates 2x to oval/arena with gravel/grass accessway in south-west / cattle fencing and pebblecreted laneway to oval/arena from ring road in south-west / directional signpost (for Berry Show) in north-west / power box on post (DB13) in north-west / post (3m high) with loud speakers 2x and power box DB16 (and defunct power board) in south-east / metal advertising signs / post with 2x speakers and power box DB10 in south-west / irrigation/water outlets and inlet pits on margins of oval and ring road / Broadcast Box and Memorial Tree in south-west | 50.00 | Fair |
| | Broadcast Box | Weatherboard clad two-storey building with corrugated metal skillion roof / concrete apron / loud speaker at roof level 2x (in south-west corner) | 75.00 | Poor |

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| Area | Land / Structures | Description | Scale | Condit-ion |
|---|---|---|---|---|
| **Oval (Showground Arena) (cont'd)** | Memorial tree | Cape Chestnut tree 3-4m high / raised painted timber edging (poor cond) with small metal plaque on stone plinth | 75.00 | Poor |
| **Albany St Carpark** | Ring road | Un-kerbed bitumen road with ill-defined/broken margins / flanked by gravel and cracker dust area / terminates grandstand grounds in south | 50.00 | Fair |
| | Carpark and activity space | Unsealed / mostly gravel and cracker dust surface / treated timber hitching post with 3x rings / wheelie bins 2x plus bollards 2x / light post with power box (DB12, DB20) / light pole 8m high 1x | 50.00 | Fair |
| | Perimeter fence | Chainwire mesh fence topped by 3x strand barbed wire | 0.00 | Very good |
| **Albany St Entry** | Northern vehicle entry, Albany St ("Ray Ison Gate") | 1.5 lane bitumen access (patched) flanked by grass / metal palisade double vehicle gates flanked by short sections of metal palisade fencing / pedestrian gate (metal palisade) adjacent to north | 25.00 | Good |
| | Gate house (ticket box) at "Ray Ison Gate" | Small weatherboard clad booth, open fronted, with corrugated metal skillion roof | 75.00 | Poor |
| | Ring road | Bitumen road from entry gate linking to main un-kerbed ring road (and Albany Street carpark to south / ill-defined/broken margins flanked by wide areas of compacted gravel | 50.00 | Fair |
| **Pavilion, Rural Youth Hall and North-west Corner** | Rural Youth Hall (Junior Farmers) (established 1958) | Weatherboard building on brick piers with corrugated metal hipped roof / ramp up and steps to entrance door on eastern elevation / double doors (locked) on western/roadside elevation / door on northern elevation (with steps) / western elevation is open to Albany Street, with boundary fence linking to south-west and north-west corners of building) | 50.00 | Fair |
| | Pavilion Main Hall / Secretary's Office (Berry Show Office) / Annex / Masonic Hall | Late Victorian L-shaped building (constructed 1888) of red brick on dressed freestone foundations (rendered and painted on southern and eastern walls) with multiple Italianate features / "main" Pavilion entry to north-west via striking double entrance doors in rounded arch and 3 framed steps ups (Masonic Lodge entry, floodlights 2x over door, plaque (fixed 2010) notes Lodge meeting on this site since 1885 and 25 year old time capsule also laid) / Pavilion entry on southern side via ramp and set of steps / Annexe "infills" south-east inside corner of L-shape as timber clad by corrugated metal on masonry base, with metal roof / Annexe opens to south via double doors at ground level, large windows on south and east sides / Show Office located at east corner of Annexe with eastern external door and 3 simple concrete steps | 50.00 | Fair |



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| Area | Land / Structures | Description | Scale | Condit-ion |
|---|---|---|---|---|
| **Pavilion, Rural Youth Hall and North-west Corner (cont'd)** | Pavilion entry/ forecourt | Area of gravel, bare earth and grass with large/mature Camphor Laurels and other trees / at junction of Victoria and Albany Streets / gravelled vehicle access from intersection to informal parking area in front of Pavilion main entry doors | 50.00 | Fair |
| | Showground toilets – north-west | Brick toilet block with corrugated metal gable roof / male, female and disabled toilets / electrical switch room and meter board / accessed by gravel/cracker dust road from un-kerbed main ring road | 50.00 | Fair |
| | Grounds (internal) | Pavilion, Rural Youth Hall and toilet block set in grassed grounds with large areas of cracker dust and gravel flanking nearby roadways / light poles (4-5m high) with power box (DB06) | 50.00 | Fair |
| | Perimeter fence | Chainwire mesh fence topped by 3x strand barbed wire (new) / Pedestrian gates to west (locked) and north (open) of Pavilion | 0.00 | Very good |
| **Northern (Grass and Road) Area** | Grounds | Patchy grass with crusher dust paved roadways 2x and bare/eroded areas / perimeter mature tree plantings along boundary fence in north / timber frame with 4x taps / light poles (4-5m high) with power box (DB06, DB07, DB22, DB15) / pole with power board only (2m high) (DB03, DB04,DB05, DB08, DB17 / large power board with 2x speakers on 3m high post / mature trees at east end (some damaged by impacts from vehicles) | 50.00 | Fair |
| | Cricket nets | Nets 2x with wire mesh cage and gates / artificial turf half-pitches / short | 75.00 | Poor |
| | Ring road | Single lane un-kerbed bitumen road between northern grass/road (markets) area and oval/arena | 50.00 | Fair |
| | Perimeter fence | Chainwire mesh fence topped by 3x strand barbed wire on Victoria Street boundary (new) | 0.00 | Very good |
| **Playground and Former Council Chambers (north-east corner)** | Pedestrian entry gate, corner of Victoria and Alexandra Street | New metal fence and gate - 2.5m high metal pool-style/palisade fence on splay at corner with central gate in same materials / bitumen forked apron inside gates leads to crusher dust pathways 2x (south towards toilet block, and west between playgrounds) | 0.00 | Very good |
| | Sir John Hay Memorial Fountain | Marble, sandstone and concrete drinking fountain (erected 1915) / 8x painted metal bollards surrounding fountain in a square / just inside north-eastern pedestrian gate | 50.00 | Fair |
| | Playgrounds | Separate, but nearby, play equipment clusters / 2x raised timber edged pits with bark softfall / larger (northern) area with mutli-unit play equipment and spring toy / smaller (southern) area with swing set 2x seats / nearby painted timber and concrete backed seat on concrete pad / eroded area between playgrounds | 50.00 | Fair |
| | Centenary of Federation Memorial Tree | Evergreen Magnolia 3-4m high with pool-style metal fence tree guard / plaque on stone plinth / wide circular concrete edge / near playground | 50.00 | Fair |

| Area | Land / Structures | Description | Scale | Condit-ion |
|---|---|---|---|---|
| **Playground and Former Council Chambers (north-east corner) (cont'd)** | Rotunda shelter | Octagonal shaped open timber structure with corrugated metal roof / stencilled concrete floor, circular timber posts, timber balustrading and seating along balustrade and king (central) post / built c1888 and relocated to this position in 1936 (with much of original fabric remaining) / Camelias 3-4m high 2x nearby | 25.00 | Good |
| | Showground toilets – north-east | Masonry toilet block with paint finish and coloured corrugated metal roof (finished in heritage colours) / female - 4x cubicles, 2x sinks / male - 2x cubicles and 1x urinal, 2x sinks / disabled toilet – locked / on Alexandra St boundary but accessed from within Showground only / uneven ground makes all-abilities access difficult | 25.00 | Good |
| | A. H. Society Former Council Chambers | Brick Federation building built 1912 with hipped corrugated metal roof (finished in heritage colours) / doors 2x (locked) on western (internal) facade / doors 2x (locked), and bull-nosed covered verandah for half of building, on Alexandra St frontage / concrete path adjacent to north and west walls (western path close to ring road) / contains original timber Council timber table / metal light pole 3m high, with power box, at south-west corner | 50.00 | Fair |
| | Ring road | Single lane bitumen un-kerbed ring road between oval/arena and Former Council Chambers Building and south of playgrounds / several large Eucalypts adjacent / advisory signs (neighbourhood safer place, speed limit 15kph, dogs on lead, and camp office direction sign) | 50.00 | Fair |
| | Grounds - includes informal parking at amenities block | Expansive gravel and cracker dust paved informal access and parking area between ring road, toilet block and Former Council Chambers Building / connects to northern road/grass area to north-west / remainder grassed / several large Eucalypts trees (some damaged by impacts from vehicles) | 75.00 | Poor |
| | Perimeter fence (north) | Chainwire mesh fence topped by 3x strand barbed wire on Victoria Street boundary (new) | 0.00 | Very good |
| | Perimeter fence (east) | Chainwire mesh fence topped by 3x strand barbed wire on Alexandra Street (old) | 75.00 | Poor |

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Table 12 describes the current uses of the land (grounds) and structures (buildings, infrastructure and other facilities) within the Berry Showground (the area categorised as General Community Use) – as required by Section 36(3A) of the *Local Government Act 1993*.

**Table 12 Current Uses of Land and Structures – General Community Use**

| Area | Land / Structures | Uses |
|---|---|---|
| *Described clockwise from main Alexandra Street entrance* | | |
| **Main Entry - Alexandra St** | Alexandra St entry | Main "everyday" public vehicle and pedestrian entry / Provides for access for vehicles and pedestrians around the Showground, to the campground to the south, to the playground and northern road/grass areas, and between the main Alexandra and Albany St entries / Access (at present) for large vehicles and service access during Berry Show, festivals and major events / Ticketing and access management during major events and "controlled access" sporting matches / Ring road used for independent fitness training, walking, dog-walking and cycling |
| | Alexandra St gate house (ticket box) | |
| | Perimeter road to oval/show ring | |
| **Showground Facilities (south-east corner)** | Showground toilets (male only) | This area provides facilities used during the Berry Show and other events and festivals / Such as – male toilet block (also usually open to public), food and beverage outlets, seating for food consumption, bars, woodchop event area, support spaces for festivals (dressing rooms, backstage bar, artist liaison, etc.), animal nursery (during Berry Show) / Storage in enclosed and covered areas / Areas for overflow parking |
| | Large shelter with multiple picnic tables | |
| | Grounds – between Alexandra St entry and large picnic shelter | |
| | "Rotary BBQ and Grill" (formerly "Apex Club Kiosk") | |
| | "Publicans Booth" (with kitchen) | |
| | Woodchop area/grounds – "Jim Harris Arena" | |
| | Woodchop stands – "Toby & Lila Davis Stand" and "Bill Ingold & Pat Ryan Stand" | |
| | Woodchop announcer's booth / Animal Nursery and storage shed | |
| | Shipping containers | Storage in enclosed and covered areas, as well as in shipping containers / Area for overflow parking |
| | Carport | |
| | Shed/garage (on fence to east side of woodchop arena) | Storage and administration for dog shows and trials |
| | Eastern vehicle entry off Station Rd | Locked service and emergency vehicle access from eastern end of Station Rd |
| | Perimeter fence | Site enclosure/security |
| **Campground** | Camping and caravanning area with access roads and grassed sites | Short term camping, caravan and other mobile accommodation stays / Festivals and events camping / Food and beverage and other ancillary uses for festivals and events / Exhibition space and parking area during the Berry Show / Campground management and administration and used by campground manager / Roads for access (ring road terminates at grandstand in north-west) |
| | Campground office | |
| | Campground office car park | |
| | Perimeter road to oval/show ring (terminating) | |



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| Area | Land / Structures | Uses |
|---|---|---|
| **Horse Stables, Campground Laundry and Yards** | Horse stables (some with yards), camp laundry and storage areas | Used during the Berry Show (accommodates up to 700 horses over the entire duration of Show) and stabling during other equestrian or rural activities/events / Used by local veterinary clinic for large animal veterinary services / Stable hire for horses in transit / Used for emergency evacuation housing for horses and large animals / Storage for campground and other major users of Showground (such as festivals) / Laundry used by campground patrons |
| | Shipping containers | |
| | Stable grounds | |
| | Yards (horse and livestock), west of stables | |
| **Cattle, Horse and Livestock Yards (south-west corner)** | Western vehicle entry off Station Rd | Locked event, service and emergency vehicle access from western end of Station Rd / Access management/control |
| | Small ticket box, Station Rd entry | |
| | Fenced animal yards in south-west corner | Animal holding and handling areas to support Berry Show and other livestock, equestrian or rural activities/events / Livestock access to/from Station Rd / Livestock and large animal holding during emergencies or evacuations / Berry Show equipment storage (portable seating sets, trailers, etc,) / Waste holding/sorting area and utility space for major events / Vehicle washing (for rural and campground users) |
| | Vehicle and animal washdown bay | |
| | Perimeter fence | Site enclosure/security |
| **Cattle Lawn (Animal Judging Area)** | Southern vehicle entry off Albany St | Locked event, service and emergency vehicle access from southern end of Albany St / Access management/control |
| | Small ticket box, Albany St entry | |
| | Cattle/stock ramps | Livestock unloading/unloading to south-western yards and wider Showground site |
| | Grassed accessway (from judging ring to gated loading ramp) | Farm machinery or equipment, and livestock, unloading/loading from ramp – to oval/arena and wider Showground site |
| | Cattle/stock judging lawn | Cattle and other livestock exhibition, judging and holding / Markets / Festival and event use (stage, bars, refreshments, children's activities, etc.) / Private parties and functions (occasional) / Storage of seating and other furniture/equipment (outdoor and under cover) / former camp kitchen (in Poultry Pavilion, now closed) |
| | Cattle/stock lawn judges and commentary box | |
| | Cattle Shed | |
| | Heifer Shed (signed as "Goat Pavilion") | |
| | Goat Shed – with cattle/stock washing bays and water trough adjacent (previously "Alpaca Shelter") | |
| | Poultry Pavilion | |
| | Wastewater dump point | Liquid waste disposal for campground patrons and other site users |
| | Perimeter fence | Site enclosure/security |
| **Berry Village Pool Complex** | Perimeter fence with pool entry gate and gated service entry on Albany Street | Access management/control / Site enclosure/security |
| | Internal (Showground side) perimeter fence to pool complex | |
| | Main Pool | Water based leisure and recreation / Pool complex open to the public from November to March for swimming and related activities / Swim |
| | Wading Pool | |
| | Amenities buildings | |

| Area | Land / Structures | Uses |
|---|---|---|
| **Berry Village Pool Complex (cont'd)** | Entry/kiosks building – including lifeguard's room, first aid room and administrat-ion | safety/lessons and fitness/exercise / Socialising / Used for events and festivals (by approval and arrangement only) |
| | Pool grounds/ surrounds | |
| | Outdoor furniture / infrastructure | |
| | Fenced pool plant compound | Pool (water) supply/holding, treatment, quality and operations / Swimming pool complex maintenance |
| **Grandstand and Sports Amenities** | Grandstand with covered tiered seating and café/ function/utility space beneath | Grandstand and forecourt used by organised sports, Berry Show, events and festivals (spectator and socialising area) / Lower grandstand used by festivals and events (bar and refreshments, VIP area, etc.) as well as by sporting groups (bar during matches, functions, socialising, etc.) and can be hired for meetings, events and functions / Canteen/kiosk used during organised sports games, Berry Show and events / Amenities used by the public, campground patrons and as changerooms during organised sports matches / Grandstand steps used by personal trainers and grandstand seating usually accessible to public for passive leisure/recreation and socialising |
| | Shared sports/ amenities block | |
| | Grandstand and shared sports/ amenities block surrounds | |
| **Oval (Showground Arena)** | Oval and main show arena | Oval/arena used for main ring events (including equestrian events and rodeo) during Berry Show and large equestrian or rural events / Oval/arena and surrounds used for organised sport (at present winter only) for training and matches, spectator parking, spectators and casual seating / Oval/arena used for festivals and major events (including stages, bars, food outlets and dining areas, exhibition and activity space, merchandise and sales, parade areas, access, etc.) / Oval (outer) perimeter used for spectator parking during sporting matches / Firework displays and parade areas for community events / Major event support facilities around oval perimeter (event headquarters, first aid facilities, back-of-house services, judging and announcing facilities, seating, etc.) / Oval perimeter (internal and external) used for markets and market parking / Oval used for casual leisure and recreation, including fitness and skills training, when not used for other purposes / Personal trainers / External areas used for parking, seating and access to oval/arena / Broadcast Box used during Berry Show and major events or festivals (such as first aid room) and referee's changeroom |
| | Grounds between the oval/arena perimeter fence and ring road | |
| | Broadcast Box | |
| | Memorial tree | |
| **Albany St Carpark** | Ring road (terminating) | Car parking / Exhibits and displays during the Berry Show / Merchandise, sales, stalls, back of house and other uses during festivals and major events / Markets / Spectator area for sports, Berry Show and major festivals/events / Vehicle access to northside of grandstand and pool / Casual leisure and recreation / Independent fitness training, walking, dog-walking and cycling |
| | Carpark and activity space | |
| | Perimeter fence | Site enclosure/security |



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| Area | Land / Structures | Uses |
|---|---|---|
| **Albany St Entry** | Northern vehicle entry, Albany St ("Ray Ison Gate") | Main "everyday" public vehicle and pedestrian entry / Ticketing and access management during major events and "controlled access" sporting matches |
| | Gate house (ticket box) at "Ray Ison Gate" | |
| | Ring road | Provides access/movement for vehicles and pedestrians around the Showground, to the Albany St carpark and utility space, to the northern road/grass area, and between the main Albany and Alexandra St entries / Access for large vehicles and service access during Berry Show, festivals and major events / Independent fitness training, walking, dog-walking and cycling |
| **Pavilion, Rural Youth Hall and north-west corner** | Rural Youth Hall (Junior Farmers) (established 1958) | Used for Berry Show as well as support functions for festivals and major events / Used by local community groups and private users (available for hire for functions, meetings, etc.) |
| | Pavilion Main Hall / Secretary's Office (Berry Show Office) / Annex / Masonic Hall | Used for Berry Show (including produce displays/judging and Show Secretary's Office), variety of support functions for festivals and major events, and by local community groups and private users (can be hired for functions, meetings, etc.) / Lodge Broughton meeting rooms/space since 1880s / Storage for community groups and other regular users / Annexe used as changeroom for organised sports (home team), training and sports equipment storage / Show Secretary's Office, administration and storage / Surrounding grounds and roadways used for markets, supporting activities for festivals and major events (such as barbecues and merchandise) and available for casual leisure and recreation use / Forecourt used for access and informal carparking |
| | Pavilion entry/ forecourt | |
| | Grounds (internal) | |
| | Showground toilets – north-west | Toilet block for public use / Main Showground electrical switchboard |
| | Perimeter fence | Site enclosure/security |
| **Northern (Grass and Road) Area** | Grounds | Markets / Amusement rides, sideshows and other uses during Berry Show / Stalls, outdoor dining areas, amusements, exhibition and display space, parking and other uses during festivals and major events / Spectator, sports and general carparking / Vehicle and pedestrian movement around site / Casual leisure and recreation use (including independent fitness training, walking, dog-walking and cycling |
| | Ring road | |
| | Cricket nets | Casual recreation use (occasional only) |
| | Perimeter fence | Site enclosure/security |
| **Playground and Former Council Chambers (north-east corner)** | Pedestrian entry gate, corner of Victoria and Alexandra Street | Main "everyday" public pedestrian entry, including from the nearby village centre |
| | Sir John Hay Memorial Fountain | Children's play / Picnicking / Used during festivals and major events for secondary stages/performances, outdoor dining area, parking and other purposes / Heritage appreciation / Public toilets, used by Showground users and travellers / Casual leisure/recreation use and socialising |
| | Playgrounds | |
| | Centenary of Federation Memorial Tree | |
| | Rotunda shelter | |
| | Showground toilets – north-east | |



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| Area | Land / Structures | Uses |
|---|---|---|
| **Playground and Former Council Chambers (north-east corner) (cont'd)** | A. H. Society Former Council Chambers | No public access at present / Used by Berry Show Society Committee for meetings and administration / Used as support and back-of-house facilities for festivals and major events |
| | Ring road | Provides access/movement for vehicles and pedestrians around the Showground, to the playground area and northern road/grass area, and between the main Alexandra and Albany St entries / Spectator parking during sporting matches / Access for large vehicles and service access during Berry Show, festivals and major events / Independent fitness training, walking, dog-walking and cycling |
| | Grounds - includes informal parking at amenities block | Carparking for the playground, toilets and during sporting matches / Access/movement for vehicles and pedestrians to the playground area and northern road/grass area, and around the Showground |
| | Perimeter fence (north) | Site enclosure/security |
| | Perimeter fence (east) | Site enclosure/security |

### 5.3.4 Permissible Uses and Developments

The purposes for which Berry Showground (the area categorised as General Community Use) will be permitted to be used – including the land and existing, as well as future, buildings and improvements – are:

- agricultural and horticultural shows, equine and livestock activities, farm field days and other rural-focused activities;
- minor to major events, festivals, markets and fairs;
- produce, cooking, arts and crafts, flower and garden, creative industries and other special interest exhibitions and competitions;
- organised, and informal, sporting or recreation activities and games (including training), and associated facilities or infrastructure;
- community facilities and community events;
- short stay caravan or camping accommodation, and special event camping or accommodation, in a designated campground or other approved areas;
- independent recreation, leisure and other passive activities or pastimes or casual play and games, and associated furniture, facilities or infrastructure;
- playgrounds;
- school and community group/club uses;
- cultural, social and educational pastimes and activities;
- health, physical, cultural, social and intellectual welfare or development of the community and community members;
- community celebrations and commemorations;
- protection of cultural heritage features;
- local visual/scenic, amenity, environmental and climatic amelioration functions and benefits as well as sustainable land management;
- emergency centre and refuge;
- permissible leases, licences or other estates to meet the current and future needs of the local community and wider public; and
- carparking, maintenance depots, and other utilities/services to support the area's access, use and management.



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These purposes are consistent with the public purpose of Crown Reserve Number 81105 (which comprises all of the area categorised as General Community Use) which was gazetted, in 1958, as "Public Recreation". However in consideration of the wide diversity of uses of Berry Showground it is prudent that appropriate additional purposes (under the *Crown Land Management Act 2016*) are added to this original "Public Recreation" purpose.

The use of Berry Showground must also be consistent with the provisions of the *Shoalhaven Local Environmental Plan 2014* which zones the entire site as RE1 Public Recreation. As described in Section 3.2.2 the objectives of this land use zone are to enable use for public open space or recreational purposes, provide a range of recreational settings and activities and compatible land uses, and protect and enhance the natural environment for recreational purposes. The RE1 Public Recreation zone identifies a wide range of land uses or activities that are "permitted with consent". The above purposes are consistent with this RE1 Public Recreation zoning.

A PoM is required – under Section 36(3A) of the *Local Government Act 1993* – to specify the purposes for which the land, any buildings or improvements, and any further development of the land will be permitted (whether under lease or licence or otherwise). These permitted purposed are as listed above. A PoM also enables land uses and activities to be more specifically described and defined in relation to the particular values, attributes, uses and context of a specific park or reserve – beyond the broader direction set out by the gazetted public purpose (for Crown Reserves) and applicable land use zoning requirements.

Accordingly the permissible uses and developments of Berry Showground (the area categorised as General Community Use) are detailed in the following Tables 13 and 14. Some of the activities and developments listed below may require development consent.

Table 13 lists permissible uses, which elaborate the broader "permitted purposes" by means of a list of descriptive illustrative or exemplar activities or uses. Table 13 lists many – but not all – of the wide range of activities or uses that are consistent with Berry Showground's permitted purposes. It is by necessity an extensive list, reflecting (and driven by) the wide diversity of uses now made of the site, as well as appropriate potential future uses.

These uses have been drawn from observations of those activities/uses (and management operations or activities) now occurring in the Showground, possible other or additional activities/uses that are consistent with the permitted purposes and the Showground's values, and activities/uses that can or do typically occur in other comparable rural showgrounds. The list in Table 13 is not intended to be exhaustive, and so is not prohibitive in terms of excluding any "illustrative" or "exemplar" activities or uses not included (where these can be shown to be consistent with the site's permitted purposes).

Similarly Table 14 describes those developments, structures or facilities that are considered permissible in order to support or facilitate appropriate use of the Berry Showground (the area categorised as General Community Use). Again it is an extensive list, reflective of the area's existing facilities and the diversity of uses that are or may potentially be made of the site.

The facilities on community land may change over time, reflecting the needs of the community. This Plan of Management expressly authorises the development of new buildings, structures and facilities – and the refurbishment or redevelopment of buildings and structures (consistent with heritage protection/management requirements where applicable) – which support the purposes and permissible uses of the Berry Showground. However any developments that would further encroach on the Showground's accessible/usable open space areas should preferably be minimised – unless it can be demonstrated that a proposed development meets a critical need, or represents a more efficient use of an area or existing

facility, or is the redevelopment of an existing out-dated or inadequate facility, or provides a clear community benefit and is consistent with the objectives of this Plan of Management.

**Table 13 Permissible Uses and Activities (Illustrative or Exemplar Uses/Activities) – General Community Use**

| Permissible Uses |
|---|
| Advertising (with approval and in association with on-site uses, activities and events only) |
| Agricultural shows, competitions, exhibitions, displays and field days |
| Amusement rides (or carnival rides) and "sideshows" – in association with agricultural shows, festivals and other approved events |
| Art exhibitions/displays |
| Artistic pursuits |
| Ball games and play (casual/independent or informal activities) |
| Birdwatching |
| "Boot camps" and similar commercial group fitness training (with approval) |
| Busking |
| Camping, caravanning or other short-stay accommodation – in designated campground or in association with approved events/activities |
| Car parking – for vehicle-based sports watching |
| Car/vehicle parking – in approved sites/areas only |
| Casual or informal leisure and recreation |
| Casual or informal sporting activities, games or training – not organised or club-based (no fixed or permanent structures, no line-marking, no lighting) |
| Ceremonies, commemorations and community celebrations |
| Children's play and playground use – including adventure play or nature play |
| Classes and lessons – educational, vocational, pastimes and leisure, etc. (indoor and outdoor) (with approval and subject to licence or permit conditions) |
| Commemorations and memorial services (with approval) |
| Commercial exhibitions – in association with agricultural shows and other approved events |
| Commercial (or large scale) filming and commercial photography (with approval where required) |
| Commercial operations servicing/supporting approved uses, events or activities (e.g. food and beverage sales, amusements, personal trainers, merchandise sales, mobile refreshment vendors, etc.) (with approval as necessary) |
| Commercial tourism activities (with approval) |
| Community uses and events – such as community group use, social or sporting club use, service club/organisation use, cultural events, displays and exhibitions, demonstration days, competitions, club "meets", "come and try" days, fund-raising and charity events, etc. (with approval and subject to licence or permit conditions) |
| Community gardening |
| Community health services – mobile |
| Community tree planting and Landcare activities |
| Concerts and musical or dramatic performances |
| Conferences |
| Corporate or promotional events (with approval) |
| Cultural events |
| Cultural or historic heritage and archaeological investigations (with appropriate approvals as necessary) |
| Cycling (including road bikes, mountain bikes, BMX and learn-to-ride) – in approved areas, or on approved routes, only (if/where appropriate) |
| Dog walking/exercising – on-leash (subject to regulations and dog prohibited places) |



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| Permissible Uses |
|---|
| Dog walking – commercial (with approval) |
| Drainage and stormwater management |
| Educational activities (rural/agricultural, heritage, environmental, etc.) and interpretation |
| Emergency operations/responses – including emergency vehicle access and helicopter landing |
| Emergency training and competitions |
| Environmental education and outdoor learning |
| Environmental monitoring, assessment, management, remediation and protection or activities |
| Equestrians events, competitions and displays |
| Erosion control and remediation works |
| Evacuation and emergency refuge – for people (designated Neighbourhood Safer Place) and livestock or large animals |
| Events and gatherings (with approval and subject to licence or permit conditions) |
| Exhibitions, displays, demonstration and extension events, field days, etc. |
| Fairs, fetes, carnivals and similar (with approval and subject to licence or permit conditions) |
| Fee collection |
| Festivals and events (music festivals, club “meets”, gala days, “fun days”, etc.) (with approval and subject to licence or permit conditions) |
| Family gatherings/celebrations (subject to size/approval threshholds) |
| Filling, levelling or draining of land |
| Filming and photography |
| Fire risk/hazard management activities |
| Functions (with approval) |
| Grass, grounds and garden maintenance (including drainage, irrigation and earthworks) |
| Heritage conservation works – including excavation and salvage (with any necessary approvals) |
| Informal well-being or “mind-body exercises” – such as Tai Chi, yoga, Pilates or Qigong |
| Landscaping and amenity works (installation and maintenance, including irrigation) |
| Large social gatherings/functions/events (with approval) |
| Liquor-licensed areas and bars – in association with agricultural shows, festivals, senior sporting matches and other approved events |
| Livestock displays, competition and sales |
| Livestock and stabling – temporary holding of livestock and horses |
| Maintenance of foreign services/utilities |
| Markets, boot sales, “trash and treasure” days and the like |
| Meetings (including for social, recreational, educational, cultural or management purposes) |
| Mobile vending (with approval) – refreshments, coffee carts, etc. |
| Music festivals (all genres) |
| Natural habitat protection, enhancement or creation |
| Nature appreciation and photography |
| Organised group use or activities (with approval) – community groups, religious organisations, Scout and Girl Guide use, etc. |
| Organised and/or competitive sporting activities and events – including training and competitions/tournaments – both seasonal/periodic and occasional or specific/one-off events (with approval), including ticketed/controlled entry sporting events and commercially organised/sponsored events (subject to approval and conditions) |
| Operation and management of stormwater detention basins, artificial wetlands or similar |
| Outdoor cinema |
| Oval maintenance – including earthworks, profiling, irrigation, drainage, top-dressing, line-marking, boundary fencing, boundary seating, etc. |
| Parades |

| Permissible Uses |
|---|
| Park management, operation and maintenance activities – including authorised management and service vehicle access |
| Passive leisure and recreation activities – such as walking/strolling, dog-walking, "kick-about" or casual ball games, informal games, children "burning off energy", sitting and relaxing, sunbathing, reading or studying, listening to music, daydreaming, and other casual/informal independent leisure and recreation activities |
| Performances – indoor or outdoor (all forms – stage, film, roving, etc.) |
| Personal skills training and tuition |
| Personal training, fitness groups and other commercial well-being activities (such as yoga, Pilates or Tia chi) (with approval) |
| Photography (personal) |
| Picnicking and barbeques (in specified areas, and with controls on the size and type of portable barbeques if necessary) |
| Protection, restoration, presentation, maintenance and management of historic heritage features/items/material – with any necessary approvals |
| Protection/management of any Aboriginal cultural heritage material (including salvage) – with any necessary approvals |
| Provision, upgrading and maintenance of essential services/utilities |
| Public address and speeches |
| Public gatherings (with approval) |
| Residential uses – for on-site caretaker or manager |
| Rest stop |
| Running, jogging and independent fitness training |
| Safety works – for users, neighbours and passers-by (both hard/built and landscaping works) |
| Sale of food and drink, light refreshments, etc. – mobile (with approval) |
| Scenic or landscape viewing/ appreciation |
| School use (with approval) – for sporting, health and well-being, educational and leisure/recreation uses |
| Skateboard or scooter riding and other "small-wheel" activities (such as in-line skates, roller skis, etc.) for recreation/leisure – in approved areas, or on approved routes, only (if/where appropriate) |
| Sightseeing |
| Site management, safety, enforcement and regulation activities |
| Socialising and social activities, groups and gatherings (independent/informal activities) – subject to size/approval threshholds if necessary, and in designated facilities/premises with approval |
| Sporting clubs, and associated social or community activities (subject to leases, licences or other approvals as required) |
| Storage by sporting groups or other approved users (with approval as necessary) |
| Stormwater management and stormwater quality improvement works – including installation and cleaning/maintenance |
| Sunbathing |
| Sustainable land management activities/operations |
| Swimming (including swimming and water safety lessons), water sports and recreation, and water play |
| Tree and vegetation management activities/works (including tree planting, isolating/falling hazardous trees, etc.) |
| Veterinary and animal husbandry services |
| Volunteer activities (with approval, and in support of or associated with site's management) |
| Walking – for pleasure or fitness |
| Watching organised sports and other activities/events, exhibitions, parades, etc. |

| Permissible Uses |
|---|
| Water supply and storage works – to support the area's management and operation |
| Weddings and large family/social events (with approval) |
| Weed and pest animal control activities |
| Woodchopping competitions, displays and training |
| Workshops, training or educational events |

**Table 14 Permissible Developments, Structures or Facilities – General Community Use**

| Permissible Developments, Structures or Facilities (to facilitate permissible uses) |
|---|
| Advertising structures and signage (including digital) – temporary and relating to approved events, uses and activities only |
| Amusement and carnival rides, side shows and other amusement/entertainment facilities – temporary and only in association with agricultural shows, festivals and other approved events |
| Bicycle parking and storage facilities |
| Biobanking and carbon sequestration initiatives |
| Bubblers and drinking water stations |
| Campground office/administration |
| Camping and caravan area, with associated facilities |
| Canteen and/or kiosk facilities – where supporting or associated with other approved sporting or recreation/leisure activities |
| Changerooms and shower/toilet facilities |
| Children's playgrounds/equipment, softfall and shade structures |
| Climbing walls (outdoor) |
| Community facilities – such as multi-purpose buildings, halls and other infrastructure or amenities (including internal facilities) and outdoor/covered facilities – to provide for use and enjoyment by the community for social, community-based club, group use, educational, cultural and leisure or recreational purposes (subject to leases, licences or other approvals as required) |
| Community gardens |
| Convenience store/kiosk – in association with operation of the campground, and small-scale facility only |
| Drainage works and structures |
| Dump points (for chemical toilets) |
| Educational facilities |
| Electric vehicle charging stations |
| Electrical power bollards, boxes or access points – to support operation of the campground and approved events and uses |
| Entry and ticketing booths |
| Entries – for vehicles (driveways, gates, etc.) and pedestrians (gates, paths, turnstyles, etc.) |
| Environmental facilities |
| Emergency reception/management offices |
| Erosion control structures |
| Fences, gates, barriers and enclosures – such as chainwire or palisade fencing, post and rail fencing, gates, bollards, sandstone blocks, large logs, wheelstops and the like (to control access/entry and direct the movement of vehicles and people) |
| First aid and medical facilities – to support approved events and uses |
| Fitness/exercise equipment |
| Food preparation and serving areas, and related facilities – permanent, and temporary (where associated with approved event and uses) |



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| Permissible Developments, Structures or Facilities (to facilitate permissible uses) |
|---|
| Flagpoles |
| Floodlights for sports and major events – permanent, and temporary (where associated with approved event and uses) |
| Garages and carports |
| Garden beds |
| Grandstands and bleacher seating |
| Hand rails/barriers |
| Information boards |
| Irrigation systems – for sports fields and activity areas, as well as for landscaping purposes |
| Judging, stewards and announcer boxes/facilities |
| Kiosks/cafés (excluding restaurants), food outlets or refreshment areas – including temporary or pop-up facilities associated with agricultural shows, festivals, sporting matches and other approved events |
| Landscaping – planting areas, garden beds, lawns and amenity spaces (shade, sensory areas, etc.) as well as "hard" landscape structures or features (such as paving, retaining walls, edging, etc.) |
| Lifeguard office/station |
| Lighting – where essential for public safety and the protection of assets (while minimising nuisance light spill) |
| Livestock display and judging areas – open, covered or enclosed |
| Manager or caretaker residence |
| Mobile health service facilities (breast cancer screening, blood donation, etc.) |
| Monuments and memorials – both built (fountains, obelisks, plaques, etc.) and living (commemorative or memorial trees) |
| Outdoor dining areas (associated with kiosks, cafes or approved community facilities/uses) |
| Pathways – sealed and unsealed |
| Picnic tables, seating, barbecues (fixed) and other park furniture |
| Plant rooms, mechanical/electrical equipment, air-conditioning and other support infrastructure to provide/supply building and facility services |
| Premises providing spaces for exhibitions, competitions, displays (including art and craft displays) and demonstrations – in association with agricultural/rural and community events/activities |
| Premises providing community-focused sporting, social or community club facilities – in both indoor or outdoor settings and including food, refreshment (including liquor licences where appropriate) and socialising (excluding gaming facilities) – subject to leases/licences and other regulations or approvals as required |
| Public art – temporary and permanent |
| Ramps – for all-abilities access |
| Renewable energy devices – such as solar panels, batteries, reticulation systems, etc. |
| Roads – sealed and unsealed |
| Rotundas and band stands |
| Rubbish bins and recycling receptacles/stations |
| Seating – fixed, tiered and mobile |
| Shelters and shade structures |
| Signage – identification, locational, directional, interpretive, historic/commemorative, safety and regulatory |
| Solar lighting |
| Special purpose and event spaces – such as woodchop arenas, cattle judging lawns, cattle sheds, stables and lunge/riding rings, multi-purpose sheds/barns, etc. |
| Sporting facilities – developments or facilities for conducting and facilitating organised sport (both amateur and professional) including ovals/grounds, goalposts, wickets, sight screens, changerooms, shower/toilet facilities, team benches or "dug-outs" (preferably mobile), |



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| Permissible Developments, Structures or Facilities (to facilitate permissible uses) |
|---|
| official's facilities, spectator seating and facilities, fences, nets and safety measures, lighting, scoreboards, and the like |
| Sports training enclosures (small) – such as cricket practice nets or golf driving cages |
| Storage areas/buildings, maintenance depots or yards, and other facilities to support the area's management and maintenance |
| Sheds, shelters or open pavilions – for livestock, agricultural and community use |
| Stables and yards |
| Stormwater detention basins, storage tanks and other stormwater control and harvesting measures |
| Stormwater treatment and water quality improvement devices (including artificial wetlands) |
| Swimming or wading pools and associated aquatic recreational facilities |
| Temporary facilities to support approved events, uses and activities – such as stages and shelter, lighting, power supplies, event offices/administration, volunteer centres/facilities, water stations, food and refreshment outlets (including bars, with appropriate liquor licences), markets and merchandise outlets, display and exhibition spaces, crowd control barriers, shuttle bays, back-of-house areas/facilities (for artists and staff), waste stations and handling areas, parking, service/utility areas, etc. |
| Temporary sound and public address systems – for approved events, uses and activities |
| Temporary tents, marquees, shade shelters and other non-permanent structures – for approved events, uses and activities (including markets) |
| Temporary yards, pens/stalls, rails, races, crushes and other infrastructure to support approved livestock and equestrian events, uses and activities |
| Ticket machines |
| Toilets |
| Vehicle access, parking and loading areas |
| Walking tracks and boardwalks |
| Water bores – to support the site's management and operation |
| Water quality and treatment plants – for aquatic facilities |
| Water sensitive urban design (WSUD) structures – such as rain gardens, swales, etc. |
| Water taps and drains – to support operation of the campground and other approved events and uses |
| Yards, pens/stalls, rails, races, crushes, exercise rings, hitching posts/rails, troughs, shelter, washdown bays, loading/unloading ramps and other infrastructure to support the handling, holding and display of livestock and horses |

***Scale and Intensity of Use and Development***

Section of 36(3A) of the *Local Government Act 1993* requires that a PoM (applying to a specific area) describes "the scale and intensity" of the purposes for which the land, buildings or improvements will be permitted to be used, and for any further development of the land that will be permitted. This applies to Community Land as well as Crown Land under a Council-manager (as required by the *Crown Land Management Act 2016*).

The intensity of use, multiplicity of activities or uses, and real or perceived crowding or congestion and overall "busyness" of the Berry Showground – as envisaged or permitted by this Plan of Management – may be somewhat greater than at present.

However this greater intensity of use, and variety of activities, will be provided for and managed so as not to significantly compromise the site's value as an outstanding rural showground accommodating a range of agricultural and community uses, markedly impact its heritage features and character, degrade its value as an attractive and accessible open space,

unacceptably disadvantage other users, or unduly impair the wider community's amenity.

Overall Berry Showground (the area categorised as General Community Use) will be managed and maintained to least its current condition or better – including the specific improvements and developments (both built works and grounds/landscape measures) or other actions specified in this Plan of Management.

Increased intensity of use across the Showground will, or is likely to, arise as a consequence of a number of factors. The various management actions describing the specific proposed actions or changes discussed below are described in Section 5.1.6 (and key developments also shown on Figure 9).

The number and size of major events (agricultural shows, music festival and other large events) at the Showground is unlikely to increase significantly. Although a range of improvements are proposed, these are chiefly intended to improve the running and management of these large events and manage their impacts, rather than to specifically attract or accommodate more such uses. However there is the potential to better schedule (or "smooth out") major events across the year, to reduce timing clashes and overlaps, as well as to possibly accommodate additional large-scale uses of the Showground.

The proposed upgrading of sporting facilities – changerooms, spectator areas, seating, etc. – may result in greater use of the site for organised sport, both competition games and training. Other organised sports may also be attracted to use the Showground, in addition to rugby league. More intensive or efficient scheduling of sporting uses, and school or other recreational uses, would also see greater use of the oval. Consequently the oval is likely to be more intensively used for organised sports (if approved/licensed). The scale and intensity of sporting activities can be managed by the seasonal licensing or allocation process (see Section 5.3.5 below) along with associated conditions of use. The scale and intensity of sporting use of the oval will also be limited by the capacity of the surface to withstand use, and in consideration of any requirement to maintain the ground conditions to safely support other uses (such as agricultural shows or major events and festivals). The oval may also be closed during and after wet weather, in accordance with Council's *Sportsgrounds Management Policy*, to minimise damage to the area.

Improvements to the campground – the provision of a separate/dedicated amenities block, redeveloped camp kitchen, and other facilities – are very likely to see patronage of this facility increase when these are in place and the site promoted. However this Plan of Management does not propose increasing the overall capacity of the campground, to more than the 50 site "threshold" (as applicable for facility provision standards) as set out in the *Local Government (Manufactured Home Estates, Caravan Parks, Camping Grounds and Moveable Dwellings) Regulation 2005*. Intensity of use of the campground can, under routine circumstances, be managed by the camp site booking system.

Refurbishment, and improvements to the presentation and functionality, of the interiors of the Showground's heritage buildings and other structures will attract additional community use, functions and independent use of these facilities. These facilities are therefore likely to be more intensively used – depending on heritage conservation, management and other limitations. The frequency and intensity of such uses can be managed through the licencing or booking process, with any applicable conditions, which will be implemented in relation to the use of these facilities (also see Section 5.3.5 below).

Proposed enhancements to the Showground's landscape and scenic appeal – in conjunction with the upgrading of facilities such as the playground and park furniture, refurbished toilets, and possible additional attractions such as cafes or display spaces – are all anticipated to increase the site's appeal and use for a range of casual leisure and recreation uses.



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Measures are also proposed that will encourage greater access to, or transit through, the Showground by walkers and others. However the site has considerable capacity to absorb such increases in casual/independent use, which is also likely to be staggered throughout the day.

Proposed improvements to the northern grass and road area (site of the Berry Markets) will improve the presentation and utility of this part of the Showground. However this is unlikely to have a significant impact in terms of increased usage frequencies or intensity across this area.

Any extension to the season, or increase in the daily opening hours, of the Berry Village Pool can be expected to result in heavier or more extended use of this facility. Progressive upgrading of this asset, and ultimately replacement of the pools, may see a rise in patronage however the intensity of use of this attraction is constrained by the relatively limited user catchment it serves. Increased campground patronage and any additional major events may have flow-on effects in term of increased pool usage.

Proposed replacement off the existing horse stables with a new multi-purpose shed/stables building and adjacent yards – as well as improvements to the standard, layout and efficiency of the yards and other animal facilities in the site's south-west corner – will possibly result in somewhat greater use of this area for equestrian and livestock uses or events. This may consequently see slight increases in the use of related parts of the Showground such as the cattle lawn, campground and oval.

Only a minor increase in the site's permanent carparking capacity is proposed which, given the amount of parking now available within the Showground, is unlikely to intensify the area's usage. However the proposed development of a major entry for caravans and larger vehicles off Station Street – as shown on Figure 9 – and designating the existing Alexander Street entry as standard/single vehicle will result in more intensive use of Station Street (and the southern portion of Alexander Street, plus potentially Albany Street) by caravans and larger (event) vehicles. The upgrading of the Station Street entry to the livestock yards area may have a similar effect during agricultural events. The impact of traffic and parking associated with major festivals and events (including major sporting events) can be managed by licence or approval conditions that require the preparation of a traffic and parking management plan or similar (see Section 5.3.5 below).

At present Berry Showground inclusive of the Berry Village Pool (the area categorised as General Community Use) has approximately 3,650 square metres of built or roofed/sheltered space. This is scattered throughout the site as 36 individual structures (excluding the two small mobile entry booths). These range from small built elements such as the roofed entry gate to the Berry Village Pool (approximately 12 square metres) to large buildings such as the Pavilion and Grandstand (approximately 570 square metres and 210 square metres respectively).

If all the built or roofed/sheltered structures proposed in (and permitted by) this Plan of Management were to be realised this "level of development", or the overall built/roofed footprint, within the area categorised as General Community Use would increase by 760 square metres – to a total of approximately 4,410 square metres. This would represent an increase of around 21%. Most of this additional built footprint would be situated in the southern parts of the Showground where:

- the existing stables (5 adjacent structures) would be replaced by the proposed multi-purpose shed (as a single structure);
- a new amenities block, camp kitchen and office would be provided as part of the redevelopment of the campground;
- replacement and enlarged maintenance and storage facilities developed in the south-east corner;

- the separate bar and grill buildings, north of the woodchop arena, redeveloped as a new single building "food and beverage" outlet; and
- additional sheltered or open pavilion space provided as part of the south-western yards.

However due to the proposed removal of some existing structures, and the redevelopment of others (both enlarging and combining some existing buildings), this increase in the Showground's total built footprint would be spread across 33 buildings or structures. This is 3 fewer than are now found on the site.

The new buildings/structures or redevelopments that may be carried out during the life of this Plan, that will result in an increase in the Showground's built footprint (excluding the possible redevelopment of existing structures largely within their existing form and footprint – such as the broadcast box and cattle judging box), include the following. Full details of these proposed new structures or redevelopments are provided in Table 20 (Management Actions).

- A new multi-purpose shed, with a flexible internal configuration, to replace the existing former "Regal Lodge" stables (comprising 580 square metres across 5 individual structures) – to a maximum footprint of 420 square.

- Redevelopment of the Animal Nursery and storage shed/animal nursery (of approximately 218 square metres) with a new facility(s) offering both enclosed and covered areas – to a maximum footprint of 350 square metres.

- Redeveloping the north-western toilet block (of approximately 65 square metres) near the Pavilion, to offer two unisex changerooms as well as possibly an umpires room and gym or store (and designed for use as public toilets when not used for organised sport) – to a maximum footprint of 220 square metres.

- A new campground amenities block, offering male and female toilets/showers and a camp laundry – to a maximum footprint of 200 square metres.

- New, or expanded, areas of sheltered or open pavilion space in the south-western yards – to a maximum footprint of 200 square metres.

- A new campground kitchen – to a maximum footprint of 125 square metres.

- Redeveloping, and replacing, the existing separate male and female pool changerooms/toilets (together approximately 60 square metres) with a new single facility – to a maximum footprint of 120 square metres.

- Redeveloping and consolidating the existing "Rotary BBQ" and adjacent "Apex Kiosk and Bar" north of the woodchop arena (together approximately 80 square metres) into a new single refreshments kiosk – to a maximum footprint of 115 square metres (plus outdoor covered areas and adjacent with seating/dining areas).

- Redeveloping and enlarging, along with internal reconfigurations for improved access/utility, the existing north-eastern toilet block (of approximately 45 square metres) – to a maximum footprint of 70 square metres.

- A new campground office, replace the existing facility (of approximately 25 square metres) – to a maximum footprint of 60 square metres.

- A new small toilet block, offering male and female (or unisex/non-gender) facilities, to replace the existing small male-only toilet block (of approximately 14 square metres) south of the Alexandra Street entrance – to a maximum footprint of 24 square metres.

### 5.3.5 Express Authorisation of Leases, Licences and Other Estates – General Community Use

Table 15 lists those leases, licences or other estates (permit, agreement or hire arrangements) that Council may enter into with third parties for use or management of Berry Showground (the area categorised as General Community Use) – as consistent with the relevant legislation and guided by the current versions of applicable Council policies.

**Table 15 Leases, Licences and Other Estates and Purposes for Which they may be Granted – Berry Showground (General Community Use)**

| Type of Tenure Arrangement | Maximum Term | Purpose for Which Tenure may be Granted |
|---|---|---|
| Lease | 10 years | • Caravan parks and camping grounds – compliant with the requirements of the *Local Government (Manufactured Home Estates, Caravan Parks, Camping Grounds and Moveable Dwellings) Regulation 2005*.<br>• Specialist veterinary or livestock services.<br>• Café, kiosk and refreshment purposes – including outdoor dining areas.<br>• Community uses – by organised community groups, service organisations, not-for-profit organisations, or other suitable users (including individuals). Incorporating any necessary provisions for an area to be made available for other users/uses and the terms of this availability/use. |
| Licence | 5 years | • Caravan parks and camping grounds – compliant with the requirements of the *Local Government (Manufactured Home Estates, Caravan Parks, Camping Grounds and Moveable Dwellings) Regulation 2005*.<br>• Short-term uses of the Showground, or parts thereof, for major events – such as agricultural shows; rural events or displays; demonstration or "extension" events and field days; rural and equestrian competitions; music and other festivals; enthusiast events, meets or displays; concerts and dramatic productions; outdoor cinemas; sports carnivals or specialist sporting events; and similar. Including the temporary erection of stages, lighting, seating, food and liquor or refreshment outlets, amusement rides and other associated elements.<br>• Livestock and animal housing, handling and short-term agistment – including during emergencies.<br>• Specialist veterinary or livestock services.<br>• Markets – including famers market, craft or community markets, "boot sales", and similar.<br>• Activities of organised sporting associations or sporting clubs – for use of ovals or grounds, changerooms and toilets (including toilets accessible for public use), equipment and machinery storage, canteen, administration or meeting rooms, club rooms and social spaces, viewing areas, and other ancillary uses. May be |



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| Type of Tenure Arrangement | Maximum Term | Purpose for Which Tenure may be Granted |
|---|---|---|
| | | licences or bookings for recurring seasonal use – but for a period not exceeding 5 years (per approval).<br>• Community events and celebrations – including parades and community fireworks.<br>• Community uses – by organised community groups, service organisations, not-for-profit organisations, or other suitable users (including individuals).<br>• Small commercial and/or group uses – including personal trainers, fitness coaches, "boot camp" operators, aerobics groups, personal/small group sport or skills coaching, commercial dog-walkers, Pilates classes, yoga or Tai Chi groups, and similar.<br>• Café, kiosk and refreshment purposes – including outdoor dining areas.<br>• Mobile food/beverage vans.<br>• Mobile leisure, recreation or sporting equipment hire.<br>• Emergency purposes, when the need arises, and emergency response training. |
| Short-term Licence or Permit | Annual or seasonal or once-off | • Casual or one-off hire by organised sporting associations or sporting clubs.<br>• Small commercial and/or group uses – including personal trainers, fitness coaches, "boot camp" operators, aerobics groups, personal/small group sport or skills coaching, commercial dog-walkers, Pilates classes, yoga or Tai Chi groups, and similar.<br>• One-off or occasional community events and celebrations – including parades and community fireworks.<br>• One-off or occasional community uses – by organised community groups, service organisations, not-for-profit organisations, or other suitable users (including individuals).<br>• One-off or occasional social events – including weddings, celebrations, functions and community gatherings<br>• One-off or occasional concerts, musical or entertainment events and other performances, including both live performances and recorded/remote.<br>• Educational purposes – including workshops, classes, field trips, and similar.<br>• Mobile food/beverage vans.<br>• Mobile leisure, recreation or sporting equipment hire.<br>• One-off or occasional corporate functions (subject to appropriate pre-requisites and restrictions, suitable for the scale and character of the site, and to the benefit or enjoyment of the local community).<br>• Displays, exhibitions and demonstrations.<br>• Broadcasts associated with any event, concert, community event, public speech, or similar<br>• Commercial/professional filming and photography – as required by the *Filming Related Legislation Amendment* |

| Type of Tenure Arrangement | Maximum Term | Purpose for Which Tenure may be Granted |
|---|---|---|
| Short-term Licence or Permit (cont'd) | | *Act 2008*, and provisions of the *Local Government Act 1993* and *Local Government (General) Regulation 2005*.<br>• Short-term casual licences for the purposes authorised by Clause 116 of the *Local Government (General) Regulation 2005* (see Section 4.3.3). Such casual uses must not – involve erecting any permanent building/structure, continue for more than 3 consecutive days, and (if recurring) not continue to recur for longer than a period of 12 months. |
| Other estates | | This Plan of Management allows Shoalhaven City Council to grant "an estate" over Community Land (or Crown land managed as Community Land) for the provision of public utilities and works associated with or ancillary to public utilities and provision of services, or connections for premises adjoining the land to a facility of the Council or public utility provider on the community land in accordance with the *Local Government Act 1993*. |

### 5.3.6 Action Plan – Management Action Tables

The following Management Action Tables present a range of actions that will guide the management, use and development of Berry Showground (the area categorised as General Community Use) over the coming 10 years and possibly longer.

The management actions have been identified in response to the area's values, the threats to these values and other management issues, the area's current uses and patterns of use, known user and community values and views or aspirations as expressed through the various community consultation measures during this Plan's preparation, the identified management objectives, key directions and actions from the *Berry Showground Agricultural Pavilion Conservation Management Plan* (2002) and *Berry Showground Conservation Management Plan* (2003), and funding and resourcing considerations.

The management actions have been grouped as follows:

- Showground layout and management framework;
- access and circulation;
- grounds and landscape;
- cultural heritage;
- facilities and developments;
- use and community enjoyment; and
- management and administration.



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**Table 16 Showground Layout and Management Framework – Objectives, Performance Targets, Actions, Priority, and Means of Assessment – for Areas Categorised as General Community Use**

| Action No. | Objective(s) | Performance Target | Showground Layout and Management Framework – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| **Showground Layout** | | | | | |
| LMF1 | Protection of cultural heritage features/values.<br>Protect and enhance landscape character and scenic qualities.<br>Protect and enhance open space character/ qualities.<br>Multi-purpose and flexible venue for a diversity of uses. | Showground layout, facilities and activity areas not significantly altered from the present situation, and complies (over time) with the provisions of this Plan of Management. | The overall layout of the Showground, in terms of the location and extent of the area's main activities and facilities, will remain largely as is with no significant changes. The Showground's heritage qualities include its layout and landscape. The site's original form and configuration can still be clearly understood, and its character as a late 19th Century agricultural showground as well as the area's mature landscape are core values of the site.<br>The only notable changes proposed are described elsewhere in this Plan of Management (chiefly in Table 20) and shown on Figure 9. The possible reconfiguration of the campground is proposed, as well as the development of additional facilities, as part of upgrading and improvements to this increasingly popular facility. However no increase in the number of sites offered is proposed and the campground will continue to occupy, and be limited to, it present "footprint" within the Showground (and the former stables areas – see Action FD25). | **HIGH** (on-going) | Showground layout plan.<br>Observation and photographic records.<br>CW&MR.<br>Implementation audits and reporting. |
| LMF2 | Efficient and co-ordinated management. | Showground boundary fence, and enclosed area, extended to better align boundary with existing infrastructure (and follow categorisation border). | The extent of the "enclosed" Showground site will be marginally increased in the area's far south-east, along its boundary with David Berry Memorial Park. The Showground's boundary fence will be relocated slightly (approximately 10 metres) to the east – as shown on Figure 9 – to align with the eastern side of the small shed on this boundary (on the woodshop arena's eastern side, fronting David Berry Memorial Park). This realigned boundary fence will follow the border of the "General Community Use" and "Park" categorisation areas, and have negligible impact on the usable area or appeal of David Berry Memorial Park. A vehicle gate, or indent/kink, will be required at the north end of this realigned fence to allow for continued vehicle access from David Berry Memorial Park to the roller door at the south end of the | **Medium** | Showground layout plan.<br>CW&MR.<br>Observation. |

| Action No. | Objective(s) | Performance Target | Showground Layout and Management Framework – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| LMF2 (cont'd) | | | small on-boundary shed (or alternatively, vehicle access could be gained internally via the Showground and woodchop arena). (Also see Action FD46) | | |
| LMF3 | Multi-purpose and flexible venue for a diversity of uses. Efficient and co-ordinated management. | "Inholding" added to the Showground site and repurposed to support the area's use and management. | If 2 Gillam Street were to come on the open market, or if the owner approaches Council (or the State Government) to negotiate its sale, Council will consider the purchase of this property as an addition to the Showground site. If assessed as suitable this residence could be used as a campground or Showground manager's residence, adapted for use as a multi-purpose community space, support major events, or used for other purposes appropriate to the Showground's values, activities and character. | Low | Acquisition and appropriate use of property/ residence. |
| **Management Responsibilities** | | | | | |
| LMF4 | User and community involvement in management. Efficient and co-ordinated management. Legislative and regulatory compliance. | On-going effective, sympathetic and efficient management of the Showground by the Management Committee – consistent with Council's management committee guidelines. Showground effectively managed – consistent with Council's legislative obligations and | Council will continue to use the Management Committee model (as consistent with Sections 355 and 377 of the *Local Government Act 1993*) for the day-to-day management of the Showground (the area categorised as General Community Use).<br>The Berry Showground Management Committee will function as an extension of Council – operating within their delegated authority under the *Local Government Act 1993* and managing the Showground's facilities and funds as community owned assets on behalf of Council and the community. As such the Berry Showground Management Committee will be required to follow and comply with Council's current *Management Committee Guidelines* (and any subsequent revisions of these guidelines) to ensure they operate within and consistent with the legislative roles and responsibilities of local government, comply and align with the policies and procedures of Shoalhaven City Council, and are administered and operate in accordance with Council's published procedures and requirements for management committees. (Also see Table 23)<br>The Management Committee will comply with, and be bound by, the provisions of this Plan of Management. | **HIGH** (on-going) | Management Committee in place and functioning effectively and efficiently. Committee's annual reports to Council. Council audits. User, neighbour and community feedback. |

| Action No. | Objective(s) | Performance Target | Showground Layout and Management Framework – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| LMF4 (cont'd) | | meeting community expectations. Showground managed consistent with this Plan. | | | |
| LMF5 | Efficient and co-ordinated management. Legislative and regulatory compliance. User safety. Protection of cultural heritage features/values. Protect and enhance landscape character and scenic qualities. Protect and enhance open space character/ qualities. | Showground effectively managed – consistent with Council's legislative obligations and meeting community expectations. Effective and co-ordinated management of the Showground – consistent with this Plan. | Regardless of the Management Committee's day to day and overarching management role/responsibilities (see Action LMF4 above), Council may carry out any works or management actions as described in this Plan (or any other actions Council is empowered to undertake by relevant legislation) across all or any parts of the Showground. Works/actions necessary to ensure public safety and reduce risks or to prevent significant degradation of the site's values or the environment – including situations where the Management Committee or an approved lessee/licensee is not able to or has failed to implement priority actions in these areas – would be priority "triggers" for such Council management action/intervention.<br>Where appropriate, Council may seek to recover costs from an approved lessee/licensee in those circumstances where management action/intervention has been necessary due to a lessee/licensee not implementing the conditions of any agreement, any prescribed management actions or not undertaking other measures as required. | **HIGH** (on-going) | Compliance audits and reporting. Observation. Liaison with Management Committee and lessees/ licensees. User, neighbour and community feedback/ complaints. |
| LMF6 | Efficient and co-ordinated management. | Showground effectively managed – consistent with Council's legislative obligations and meeting community | Council may, at its absolute discretion, cease managing the Showground (the area categorised as General Community Use) under the Management Committee model and take direct responsibility for the day-to-day management of the Showground as part of the Council's wider open space and community facilities management programmes. | **HIGH** (on-going) | Volume and frequency of Council's open space and community facilities management resources dedicated to the |

| Action No. | Objective(s) | Performance Target | Showground Layout and Management Framework – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| LMF6 (cont'd) | | expectations. Effective and co-ordinated management of the Showground – consistent with this Plan. | | | Showground. |



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**Table 17 Access and Circulation – Objectives, Performance Targets, Actions, Priority, and Means of Assessment – for Areas Categorised as General Community Use**

| Action No. | Objective(s) | Performance Target | Access and Circulation – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| **Vehicle and Pedestrian Entrances** | | | | | |
| AC1 | Access and ease of movement.<br>User safety.<br>High quality, safe, functional and presentable community asset. | Continued ease of entry to the Showground for vehicles and pedestrians.<br>Enhanced sense of arrival and entry, especially from the two Alexandra Streets entries. | Public access to the Showground will continue, under normal or "everyday" situations, to be via:<br>▪ the Alexandra Street entry – offering vehicle entry/exit, but no dedicated pedestrian gate at present (see Actions AC4 and AC5 below);<br>▪ the Albany Street (North) entry, near Victoria Street – offering a double-lane vehicle entry/exit and a separate adjoining pedestrian gate; and<br>▪ the pedestrian gate at the corner of Victoria and Alexandra Streets.<br>Improvements to these three main public entrances will be made as/when required, to enhance their appearance and safe functioning. The Victoria and Alexandra Streets pedestrian entry may be upgraded to offer a more substantial or impressive entrance reflecting its formality and significance, preferably using a form and materials historically appropriate to the site. | **HIGH** (and on-going) | Observation.<br>CW&MR.<br>Photographic records. User feedback. |
| AC2 | Access and ease of movement. | Continued ease of entry to the pool complex. | Public access to the Berry Village Pool complex, under normal or "everyday" situations when open for use, will continue to be via the existing pedestrian gate entry on Albany Street. This entry will also continue to provide for all-abilities access. | **HIGH** (on-going) | Observation.<br>User feedback. |
| AC3 | Multi-purpose and flexible venue for a diversity of uses.<br>Balanced and equitable use and enjoyment.<br>User safety. | Effective and equitable management of public access to approved events. | Entry to all or parts of the Showground – for pedestrians and/or vehicles – may be managed or limited during special events (such as the Berry Show, festivals, major events, controlled/ticketed entry sporting matches, and other approved times – by entry fees, ticketing or other access controls/restrictions. (Also see Action AC33) | **HIGH** (on-going) | Observation.<br>Permissions and conditions for special events and approved uses. User feedback/ complaints. |



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| Action No. | Objective(s) | Performance Target | Access and Circulation – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| AC4 | Access and ease of movement.<br>High quality, safe, functional and presentable community asset.<br>Protection of cultural heritage features/values. | Enhanced presentation of major site entrance, and continued entry for vehicles.<br>Protection of heritage features.<br>Compliance with vehicle entry arrangements. | The Alexandra Street entry will be upgraded in the short-term to provide a more appealing main entry and to better protect the heritage elements of the "Hazelberry Park" Memorial Gates (the trachyte pillar gate posts – assessed as a heritage feature of high significance by the *Berry Showground Conservation Management Plan*, 2003). The entry/ticket booth will be retained and maintained.<br>When the new Station Road (East) entry is developed (see Action AC6 below), use of the Alexandra Street entry will be restricted to passenger/small vehicles only (by signage and physical means, such narrowing or low entry arches). | **HIGH** | CW&MR.<br>Photographic records.<br>Observed level of compliance.<br>Incidence of damage to heritage items and entry/ticket booth. User feedback. |
| AC5 | Access and ease of movement. | Pedestrian gate provided and in use. Vehicle and pedestrian traffic separated. | A new pedestrian gate, open for use under normal or "everyday" situations, will be provided just north of the existing Alexandra Street vehicle entrance – to enable the safe separation of vehicle and pedestrian traffic. | **Medium** | CW&MR.<br>Observation.<br>User feedback. |
| AC6 | Access and ease of movement.<br>Compliant, functional and appealing campground.<br>High quality venue for rural or agricultural events.<br>Venue for festivals and major events.<br>User safety. | More direct vehicle access to campground.<br>Easier access to showground for large vehicles.<br>Vehicle and pedestrian traffic separated. | A new double-lane sealed entry road, and adjacent separate pedestrian gate, will be developed off Station Road at the Showground's south-eastern corner – in the vicinity of the existing service access gates and campground office (as shown on Figure 9). When developed this will become the main entry/exit serving the campground for use by caravans, campervans, motor homes and other large vehicle access to the Showground.<br>It will also be the preferred entry/exit point for large/heavy vehicles, semi-trailers and other service vehicles associated with approved festivals or major events. In conjunction with the existing Albany Street (North) double-lane entry/exit, this new entrance will provide more direct "through" access to the oval/show ring (via the south-eastern and north-western gates in the perimeter fence – see Action GL6). | **HIGH** (and on-going) | CW&MR.<br>Observation.<br>User and event organiser feedback. |

| Action No. | Objective(s) | Performance Target | Access and Circulation – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| AC7 | Access and ease of movement.<br>High quality venue for rural or agricultural events.<br>Venue for festivals and major events. | Upgraded service, emergency and special purposes vehicle access. | The existing Station Road (West) vehicle entrance and service access will be retained and upgraded to a 6-7 metre wide (two way) sealed surface. This entry will be used for service and emergency access as well as for approved purposes or events (such as during the Berry Show, livestock and equipment entry, and during approved festival or major events including for pedestrian use). The existing small transportable entry/ticket booth may be relocated and used elsewhere as/when needed.<br>Upgrading of this access should preferably precede, or coincide with, development of the adjacent proposed multiple-purpose shed (see Action FD31) | **Medium** (and on-going) | CW&MR.<br>Observation.<br>User and event organiser feedback. |
| AC8 | Access and ease of movement.<br>High quality venue for rural or agricultural events.<br>Venue for festivals and major events. | Livestock, service, emergency and special purposes vehicle access. | The existing Albany Street (South) vehicle entrance and access road will be retained, and upgraded if necessary, as a livestock, service and emergency access as well as for other approved purposes or events (such as during the Berry Show, markets, livestock and equipment entry, and during approved festival or major events including for pedestrian use). The existing small transportable entry/ticket booth may be relocated and used elsewhere as/when needed. The adjacent four gated livestock unloading/loading ramps will be maintained and upgraded as/when required. | **Medium** (on-going) | CW&MR.<br>Observation.<br>User and event organiser feedback. |
| AC9 | User safety.<br>High quality venue for rural or agricultural events.<br>Venue for festivals and major events. | Adequate service, emergency and special purposes vehicle access. | Vehicle gates for service, emergency and special purpose (for use as part of approved events) uses will be maintained elsewhere around the Showground's perimeter as well as in internal fences where necessary (such as the pool complex's fencing). This includes the vehicle gates off Station Road directly accessing the south-western livestock yards, vehicle gates near the woodchop arena, and the three existing vehicle gates to the pool complex. | **Medium** (on-going) | Showground layout plan.<br>Grounds maintenance records.<br>Observation. |
| AC10 | Access and ease of movement.<br>User safety.<br>Venue for festivals and major events. | Adequate pedestrian and emergency vehicle access. | Existing pedestrian gates for service, emergency and special purpose (for use as part of approved events) uses will be maintained around the Showground's perimeter – including near the Pavilion, near the woodchop arena, and between the pool complex and cattle lawn. Additional pedestrian entry/exit points | **Medium** (on-going) | Showground plans. Grounds maintenance records.<br>Observation. |

| Action No. | Objective(s) | Performance Target | Access and Circulation – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| AC10 (cont'd) | | | will be provided onto Victoria and Albany Streets, and elsewhere, if required (such as serving as additional emergency exits during large events). | | Event organiser feedback. |
| AC11 | Multi-purpose and flexible venue for a diversity of uses. Access and ease of movement. | Managed external access to buildings along the Showground's perimeter. | External pedestrian access to buildings along the Showground's perimeter will be permitted for approved users, during approved events and at other times with approval. | **Medium** (on-going) | Observation. Permissions and conditions for special events and approved uses. User and event organiser feedback. |
| **Internal Circulation and Movement** | | | | | |
| AC12 | Access and ease of movement. High quality, safe, functional and presentable community asset. | High standard oval ring road as part of site's principal vehicle movement route. | Reseal the oval ring road, including the installation of a flush kerb to define/contain the road surface. Retain the majority of the ring road as a single-lane or slightly wider, with double-lane sections inside the Alexandra Street and Albany Street (North) main entries, as well as occasional wider sections to allow for passing traffic where required and feasible. The oval ring road may be realigned slightly to offset the carriageway from major trees where possible (also see Action GL10). (Also see Action SR4) | **HIGH** | CW&MR. Observation. |
| AC13 | Access and ease of movement. Compliant, functional and appealing campground. High quality, safe, functional and presentable community asset. | High standard oval ring road as part of site's principal vehicle movement route. Safe and effective roadway/ circulation network in campground. | The southern portion of the oval ring road, along the northern margin of the campground, may be realigned or modified as necessary to accommodate the final layout and design of the campground and its roadway/circulation network (including traffic direction/flows) – as shown, indicatively only and subject to subsequent detailed design, on Figure 9. This includes possible reconfiguration of the intersection west/north-west of the woodchop arena. | **HIGH** | CW&MR. Showground and campground layout plans. Observation. |
| AC14 | Access and ease of movement. High quality, safe, | High standard access to support major events and | When the new Station Road (East) major entrance is developed (see Action AC6 above) the section of road from this entry to the south-eastern gates/access in the oval perimeter fence will be | **HIGH** | CW&MR. Showground layout plan. |

| Action No. | Objective(s) | Performance Target | Access and Circulation – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| AC14 (cont'd) | functional and presentable community asset. Venue for festivals and major events. | campground use. | upgraded to a double-lane seal. This is to enable direct access to the oval, and campground area, for large/heavy vehicles, semi-trailers and other service vehicles associated with approved festivals or major events (in conjunction with the existing Albany Street [North] double-lane entry/exit as a more direct "through" access to the oval/show ring) | | Observation. User and event organiser feedback. |
| AC15 | High quality, safe, functional and presentable community asset. Multi-purpose and flexible venue for a diversity of uses. Access and ease of movement. | Improved utility and appearance of northern grass and road area. | The existing pair of gravel accessways in the northern grass and road area will be sealed as single-lane roads with flush kerbs or hardened edges (to define/contain the road surface and assist with drainage). The alignment of these roads may be adjusted to improve the layout/efficiency and use of this space – as shown, indicatively only, on Figure 9 – for markets and other major uses. Avoiding trip hazards, the ability to support large vehicles and heavy point loadings, and proposed drainage works (see Action GL32) will need to be addressed in the design/specification of these roadways. The western end of these roads will be configured to allow for proposed redevelopment of the north-western toilet block (see Action FD9) and amenity improvements in this area (see Action AC19 below). | **Medium** | CW&MR. Showground layout plan. User and event organiser feedback. |
| AC16 | Access and ease of movement. High quality venue for rural or agricultural events. | Effective vehicle access to/within livestock facilities. | Access/service roads serving the livestock facilities in the Showground's south-west (the livestock pavilions, cattle lawn and yards) will predominantly be grassed or gravelled surfaces. Selected accesses, or sections, may be hardened or sealed – if necessary for ease of use or in problem areas. | **Medium** (on-going) | CW&MR. Observation. User feedback/ complaints. |
| AC17 | High quality, safe, functional and presentable community asset. Access and ease of movement. | Internal roads maintained in good condition. Repairs promptly carried out. | The Showground's internal roads will be maintained in a safe, serviceable and good condition. Necessary road repairs will be undertaken promptly to ensure that problem sites do not present a hazard for users or encourage avoidance (and vehicles impacting adjacent areas). | **HIGH** (on-going) | CW&MR. Observation. User feedback/ complaints. |
| AC18 | User safety. Access and ease of movement. | Low vehicle speeds on all internal roads. | The Showground's internal roads will be managed as low speed, shared use, zones. The campground and Showground's north- | **HIGH** (on-going) | CW&MR. Observed vehicle speeds. User |



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| Action No. | Objective(s) | Performance Target | Access and Circulation – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| AC18 (cont'd) | High quality, safe, functional and presentable community asset. | | east corner (the playground/picnic area) will be priority locations for low speed, shared use, zones.<br>Signage, as well as physical measures, will be used to advise and enforce low vehicle speeds. Raised thresholds, speed humps or other physical measures may be installed to assist in speed management where these are practical – designed in acknowledgement of the Showground's caravan, motorhome and larger traffic and also including end "protection" or barriers (such as planted areas, large stone blocks, bollards, etc.) where effective to prevent avoidance. | | and community feedback/ complaints regarding excessive vehicle speeds. |
| AC19 | High quality, safe, functional and presentable community asset. Attractive venue for casual leisure, recreation and social activities. User safety. | Enhanced appearance and reduced road and vehicle dominance. Improved site amenity. | The large partially sealed and partially gravelled/compacted areas in the Showground's north-east corner (from the Former Council Chambers to the playground) and east/south-east of the Pavilion (south of the existing toilet block) will be reduced in extent, and the appearance of these areas enhanced (with less road and vehicle dominance/use). Measures that may be employed to achieve this (singly or in combination) include defining roadways/edges, restoring grassed areas, bollards and other vehicle barriers, amenity plantings, new trees plantings, and other measures. However formalised/defined parking areas will be avoided (see Action AC27 below). (Also see Actions GL23, GL26 and GL28) | **Medium** | CW&MR. Observation. |
| AC20 | Multi-purpose and flexible venue for a diversity of uses. Sustainable and cost-effective management. | Continued approved vehicle access to the grandstand and shared amenities block. | Vehicle access (from the south-east) will be maintained to the sealed area between the grandstand and nearby shared amenities block – to enable access for service/maintenance, delivery/set-up for approved uses, and during approved events. However formalised parking will not be provided at this site. Access to this area will be signposted as authorised vehicles only. | **Medium** (on-going) | Observation. User feedback. |
| AC21 | High quality, safe, functional and presentable community asset. | Internal roads and main public entries appropriately named. | Consideration will be given to naming the Showground's internal roads and main public entrances – to recognise the site's heritage, enhance its character/identify, and assist in user orientation. | Low | Observation. User feedback. |

| Action No. | Objective(s) | Performance Target | Access and Circulation – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| AC22 | High quality, safe, functional and presentable community asset. Attractive venue for casual leisure, recreation and social activities Access and ease of movement. User safety. | Improved facilities for pedestrian access/movement. | Pedestrian paths will be maintained, and new paths provided as/where needed, in areas of casual leisure/recreation use or facility sites (such as the Showground's north-east corner and within the pool complex), in association with buildings/amenities (see Action AC30 below), as part of landscape improvement works, or to provide key all-abilities accessible links (see Action AC31 below). | **Medium** (on-going) | CW&MR. Showground layout plan. User feedback |
| AC23 | User safety. High quality, safe, functional and presentable community asset. Attractive venue for casual leisure, recreation and social activities. | Separation of pedestrians and vehicles in high risk locations. | Where warranted, and feasible, high use pedestrian routes will be separated from roadways and vehicle movement areas within the site – by providing safe walking routes alongside the oval ring road (grassed or hardened and defined/protected from the carriageway by bollards, trees or other sympathetic vehicle barriers) or graveled/ hardened paths elsewhere as needed. | Low | CW&MR. Showground layout plan. User feedback. |
| **Carparking** | | | | | |
| AC24 | Access and ease of movement. Equity of access. | More appropriately located carparking to service the Pavilion and Rural Youth Hall. | A new roadside carpark will be developed between the Albany Street (North) entry and the intersection of Albany and Victoria Streets, as shown on Figure 9. The carpark will be located in the Albany Street road reserve and have a capacity of 6 to 8 vehicles, including 1 disabled parking bay, as sealed 90° or angled parking bays The carpark will be linked to upgraded paths and all-abilities access to the Pavilion and Rural Youth Hall (see Action AC30 below). Development of the carpark should preferably precede, or coincide with, landscape improvements to the Pavilion forecourt (see Action GL25). | **Medium** | CW&MR. User feedback. |
| AC25 | Access and ease of movement. | Internal parking proximate to the Pavilion and Rural | A small number of parking bays (maximum 3 or 4 bays) may be formalised at the rear (south) of the Pavilion and east of the Rural Youth Hall. These bays should be defined by gravel/hardening | Low | CW&MR. Observation and photographic |

| Action No. | Objective(s) | Performance Target | Access and Circulation – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| AC25 (cont'd) | | Youth Hall. Enhanced southern curtilage of Pavilion. | (edged/contained as necessary) and wheelstops or other low-profile barriers. If these bays are not required (or until developed) this bare/worn area will be renovated and managed as grass or low amenity plantings. | | records. User feedback. |
| AC26 | Compliant, functional and appealing campground. Access and ease of movement. | Short-term parking for user checking in or visiting campground. Safe and efficient traffic movement to/from the campground. | When the new Station Road (East) double-lane/major entrance is developed (see Action AC6 above) an entry layby and visitor parking area, including 1 disabled parking bay, will be provided at the Showground's entrance close to the campground office – as shown, indicatively only, on Figure 9. This layby will be large enough to at least accommodate 1 vehicle plus caravan (layby) and 2 vehicles (layby or angled parking). Carparking for the campground manager will also be provided at a suitable location near the campground office. | **HIGH** | CW&MR. Showground and campground layout plans. Observation and photographic records. User and campground manager feedback. |
| AC27 | Access and ease of movement. User safety. Protect and enhance landscape character and scenic qualities. Multi-purpose and flexible venue for a diversity of uses | Effective provision and management of car parking in keeping with the Showground's character. Less formally managed car parking does not compromise the area's values, visitor safety and range of uses. | Other than the two proposed more structured/designated carparking areas (behind the Pavilion and inside new Station Road entry – see Actions AC26 and AC25 above) everyday carparking within the Showground will generally be less formalised or defined – in keeping with the area's character as an easily accessed and less structured casual usage space. Parking will be more typically managed by those places where car parking is prevented or deterred – such as under or close to trees (see Action GL10) or intruding into the playground/picnic space (see Action AC19 above).<br>Car parking may be more closely controlled, and designated parking areas/spaces provided or identified, in those areas where "free" car parking is presenting an issue – such as posing safety hazards, impacting tree health, preventing other uses, or compromising heritage features. Special carparking management measures will usually be part of approved major events/uses at the Showground. | **Medium** (on-going) | Observation and photographic monitoring. User feedback/ complaints. |
| AC28 | Multi-purpose and flexible venue for a diversity of uses. | Albany Street carpark retained as a serviceable | The existing Albany Street carparking and general use area will be retained as an unsealed compacted/gravelled area – to support the range of uses made of this space (carparking, markets, | **Medium** (on-going) | Observation and photographic monitoring. |



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| Action No. | Objective(s) | Performance Target | Access and Circulation – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| AC28 (cont'd) | Access and ease of movement. Protect and enhance landscape character and scenic qualities | multi-use space. Flanking mature trees protected. | exhibits and displays, spectator access, pool access, circulation, etc.). Measures may be introduced to protect the large trees along each side of this space from damage by vehicles and other activities (see Action GL10). Drainage and ponding issues, unevenness and other issues will be addressed as required. The existing central light poles and electrical boxes may be relocated to more to useful/effective positions if warranted. | | CW&MR. User feedback. |
| **All-abilities Access** | | | | | |
| AC29 | Equity of access. | Improved all-abilities access. | Ensure, to the extent practicable, that existing (and proposed) Showground buildings, facilities/infrastructure, attractions and key activity areas offer all-abilities access – for access and/or use by people with physical disabilities or mobility challenges and the elderly.<br>Provision of all-abilities access (compliant with applicable design standards) may not be achievable in practice for certain Showground areas, facilities or activities in some instances – such as:<br>▪ livestock handling facilities and activities;<br>▪ where heritage fabric or values and character/appearance would be unacceptably impacted; or<br>▪ where retrofitting structures may be excessively disruptive, physically or visually, or cost prohibitive (such as the viewing level of the grandstand). | **HIGH** (on-going) | Accessibility audits. Positive feedback from users. CW&MR. |
| AC30 | Equity of access. Accommodate community and group activities. | Improved all-abilities access to the Pavilion and Rural Youth Hall. | A new all abilities accessible sealed path will be developed from the proposed carpark on Albany Street (see Action AC24 above) to the existing access ramps to the rear (south) of the Pavilion and Rural Youth Hall – as shown, indicatively only, on Figure 9. A new path will also connect to the Pavilion's main (north-western) entrance and proposed landscaped forecourt to this heritage building (see Action GL25). Pedestrian gates will be provided in the Showground's boundary fencing in this area where required. | **Medium** | CW&MR. Observation and photographic records. User feedback. |
| AC31 | Equity of access. Compliant, | All-abilities access to the shared | A new all-abilities accessible sealed path will be developed from the Albany Street boundary, at the south-western corner of the | **Medium** | CW&MR. Observation and |

| Action No. | Objective(s) | Performance Target | Access and Circulation – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| AC31 (cont'd) | functional and appealing campground. Access and ease of movement. | amenities block from the campground. "Missing link" in all-abilities access route around entire oval. Day-to-day all-abilities access from campground and inside Showground to pool complex. | pool complex, to the south-western corner of the shared amenities block (at the rear of the sports canteen) – as shown on Figure 9. From here it will join the wide sealed apron of this building which leads to the courtyard between this building and the grandstand. A short section of shared use footpath will be developed from the boundary end of this new path (where a new pedestrian gate will also be installed) along Albany Street to the pool complex's entrance.<br>A connecting pathway will be developed from just west of the existing loading ramp (near the corner of the shared amenities block) to run east across and down slope alongside the canteen's grassed terrace, to the roadway approximately opposite the broadcast box. This path will be to all-abilities gradient and standards (enabling wheelchair and all-abilities access to the shared amenities block from the campground, and around the entire oval) and may include a short switchback if necessary.<br>These paths may require repositioning/realignment of the existing loading ramp (slightly to the south) as well as widening of the bench at the south-western corner of the shared amenities block. Handrails and amenity landscape works will be included as required. | | photographic records. Positive feedback from users and campground patrons. |
| AC32 | Equity of access. Venue for festivals and major events. | Improved all-abilities direct access to the pool complex from within the Showground. | A new or upgraded all-abilities connection will be provided from the rear of the grandstand to, and into, the pool complex for use – with approval – during major events. | Low | CW&MR. Observation and photographic records. Event organiser feedback |
| **Traffic Management** | | | | | |
| AC33 | User safety. Access and ease of movement. High quality venue for rural or | Safe and effective management of traffic generated by major events. Disturbance and | Traffic movement in and around the Showground may be managed or restricted during major events or special activities – such as the Berry Show, music festivals, major events, large scale sporting uses, and other approved uses likely to generate significant traffic, require special use of public roads or potentially | **HIGH** (on-going) | Observation. Permissions and conditions for special events and approved |

| Action No. | Objective(s) | Performance Target | Access and Circulation – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| AC33 (cont'd) | agricultural events.<br>Venue for festivals and major events.<br>Neighbour amenity. | inconvenience of neighbours and wider community minimised. | cause access or amenity issues for the surrounding area. The preparation and implementation of a traffic management may be an approval condition for major events when necessary. This may include temporary or overflow parking areas, closing or restricting access to surrounding roads, and the requirement for off-site parking and shuttle services to/from the Showground | | uses. Neighbour and user feedback/ complaints. |
| AC34 | High quality venue for rural or agricultural events.<br>Venue for festivals and major events.<br>Access and ease of movement.<br>User safety.<br>Neighbour amenity. | Use of Station Road to support major events.<br>Safe and effective management of major event traffic. | All or part of Station Road, between Albany and Alexandra Streets, may be closed to through or general traffic during approved major events or special activities at the Showground – to allow access/use by event traffic (including car parking for officials, participants or patrons associated with an event) as well as the movement of livestock, equipment, vehicles and other items along the road or to/from the Showground and the Station Road block (when this area is being used to support major events – see Table 30). | **Medium** (on-going) | Observation. Incidence of part or full closures of Station Road. Permissions and conditions for special events and approved uses. Neighbour and user feedback/ complaints. |



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**Table 18 Grounds and Landscape – Objectives, Performance Targets, Actions, Priority, and Means of Assessment – for Areas Categorised as General Community Use**

| Action No. | Objective(s) | Performance Target | Grounds and Landscape – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| **General** | | | | | |
| GL1 | Protect and enhance open space character / qualities.<br>Protect and enhance landscape character and scenic qualities.<br>Attractive venue for casual leisure, recreation and social activities | "Open parkland" character of majority of the Showground retained, as an important part of the area's appeal and leisure / recreation value and use. | Retain the Showground's largely "open parkland" character (other than those locations where existing facilities occur, or where additional/new facilities are proposed as approved elsewhere in this Plan) – as a modified/managed landscape, typified by extensive open grass areas with scattered or clumped trees and occasional "islands" of plantings or minor garden areas. These readily accessible areas will continue to be managed as attractive and usable open space, that is an important part of the site's character, and is core to providing the setting and appeal for the area's independent leisure and recreation uses. This includes retaining the oval as an accessible open (grassed) space for informal leisure, recreation and community uses – when not used for organised sport or other approved purposes/events. | **HIGH** (on-going) | Observation.<br>User feedback. |
| **Oval / Show Ring / Arena** | | | | | |
| GL2 | Multi-purpose and flexible venue for a diversity of uses.<br>High quality, safe, functional and presentable community asset. | Good quality oval surface, and greater ground serviceability and availability. | Upgrade the oval surface by re-profiling, improving drainage and irrigation, and returfing to improve its appeal and utility for organised sports and other uses.<br>This may include centering, or more appropriate positioning/orientation, of playing fields as well the location of other intensively used areas (such as vehicle entry/exit points, rodeo arena, etc.). | **HIGH** | CW&MR. Fewer cancelled games/training or disrupted uses due to poor playing surface or oval condition.<br>Oval appearance.<br>User feedback/ complaints. |
| GL3 | Multi-purpose and flexible venue for a diversity of uses. | Good quality oval surfaces, and ground | Maintain and manage the oval's grassed surface (including mowing regimes, turf/ground condition, grass cover vigour, drainage, and worn/bare areas) in accordance with Council's | **HIGH** (on-going) | Field availability and usage levels.<br>Condition |

| Action No. | Objective(s) | Performance Target | Grounds and Landscape – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| GL3 (cont'd) | High quality, safe, functional and presentable community asset. District quality sport and recreation facility. | serviceability. | adopted service standards for a district level park/reserve or higher. Including grassing bare/patchy areas of the former trotting track around the show ring's perimeter.<br>Grassed surface to be adequate to provide a suitable playing surface for organised sports (e.g. rugby league), to accommodate wear and tear of organised events (such as foot traffic, movement of heavy vehicles, pegging and staking of stalls, fixing of rodeo fencing, etc.), to accommodate parked vehicles, and other anticipated uses. | | monitoring and oval appearance. User feedback/ complaints. |
| GL4 | Sustainable and cost-effective management. | Reduced incidence of sub-surface pipe damage. Greater utility of oval. | Install sub-surface irrigation and drainage, or any other pipework, to avoid on-going damage from events and activities – for which pegging/staking, movement/parking of vehicles (including heavy vehicles), stage or other temporary structures, and other significant works are required. | **Medium** | Incidence of pipe damage and repair. Maintenance records. |
| GL5 | User safety. New buildings/ structures sympathetic to heritage and landscape values. High quality, safe, functional and presentable community asset. | Safe, presentable and fit-for-purpose oval perimeter fence. Complementing the oval and Showground's heritage values. | Repair or replace the oval perimeter fence with a low profile fence of an appropriate/accurate heritage style. Designed to ensure the safety of oval uses/users (including equestrian and livestock activities) and meet the applicable sports guidelines and the requirements of the varied activities undertaken on/within the oval. Such as a low picket fence, with a high-positioned upper rail and rounded picket tops for safety or with a timber capping rail. | **HIGH** | CW&MR. Oval appearance. User feedback/ complaints. |
| GL6 | Venue for festivals and major events. High quality venue for rural or agricultural events. | Effective access for large vehicles, without detracting from the oval's presentation. | The oval's perimeter fence will include wide gates and/or removable panels in the area of existing entry/exit points in the oval's south-east and north-west, and elsewhere if required, to allow for large vehicle access (such as for festivals, major events and the annual Berry Show). The south-east oval access will be sited/aligned to be easily accessible from the proposed new south-eastern vehicle entry on Station Road (see Action AC6), and the north-west oval access positioned for ease of use relative to the nearby Albany Street vehicle entry/exit. | **HIGH** | CW&MR. Oval appearance. User feedback/ complaints. |

| Action No. | Objective(s) | Performance Target | Grounds and Landscape – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| GL7 | High quality, safe, functional and presentable community asset. | Good quality oval surfaces. Minimum impact vehicle entry/exit. | Maintain vehicle entry/exit points to the oval to manage grass wear, compaction/erosion and sediment control – by rotating entry/exit point (via alternative gates or removable sections of oval perimeter fence, for larger vehicle and event access), improved resilience, safely and sympathetically hardening impacted surfaces, or other measures as/where required. | Low (on-going) | Condition and appearance of vehicle entry/exit points. Maintenance records. Condition monitoring. |
| **Trees** | | | | | |
| GL8 | Protect and enhance landscape character and scenic qualities. | No overall reduction in tree numbers or cover. Showground's continued appeal as a well-treed public space. | Continue to manage Berry Showground as a stronghold for the retention of a large assemblage of trees, including some striking mature specimens, within the context of the wider residential setting and close to the village centre. | **HIGH** (on-going) | Periodic tree audits. Photographic monitoring. Community feedback. |
| GL9 | Protect and enhance landscape character and scenic qualities. Protection of cultural heritage features/values. | Encircling backdrop of trees to the oval/show ring maintained and enhanced. | Maintain the ring of mature trees that roughly encircle, and provide a background and sense of enclosure for, the oval/show ring. These encircling trees are mostly Brush Box, and are a scenic highlight of the Showground as well as being identified as a landscape element of heritage significance in the *Berry Showground Conservation Management Plan* (2003). Retain and conserve these trees, and enhance/infill the oval's perimeter tree plantings where necessary – using Brush Box species (and if practical with specimens propagated from the trees already on-site). Tree health will be maintained and supported by special management actions/interventions (see Action GL10 below). | **HIGH** (on-going) | Periodic tree audits. Grounds maintenance records. Photographic monitoring. Community feedback. |
| GL10 | Protect and enhance landscape character and scenic qualities. High quality, safe, functional and | Damage to trees from Showground use and human impact minimised. On-going high levels of tree health. | Protect/guard existing trees from damage (from vehicle intrusion such driving over and parking in the root zone, soil compaction, vandalism, etc.) that will compromise tree health or might increase their potential to be hazardous. Particularly those trees in high use/traffic areas or of considerable scenic value. | **HIGH** (and on-going) | Periodic tree audits. Photographic monitoring. Grounds maintenance records. Number |

| Action No. | Objective(s) | Performance Target | Grounds and Landscape – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| GL10 (cont'd) | presentable community asset | | Apply measures such as vehicle exclusion from and protection of the root zone (using low fencing, large bollards, large placed rocks, wheel stops, etc.), mulching or surrounds planting (with low/groundcover species) beneath trees, bollards/barriers or other protection of trees within or close to roadways, pest and disease control, damage repair treatments, etc. | | of damaged or hazardous trees removed. |
| GL11 | Protect and enhance landscape character and scenic qualities.<br>Compliant, functional and appealing campground.<br>High quality venue for rural or agricultural events. | Enhanced tree cover and site amenity/shade. | Trees for shade will be planted, to improve amenity and scenic qualities as well as to control ambient temperatures:<br>▪ within the campground, but in locations to avoid conflicts or inconvenience when this area is used for other authorised activities (such as for the Berry Show, festivals or major events, or other approved uses requiring relatively large uninterrupted open areas);<br>▪ within the south-western yards and livestock area (also see Action GL12 below);<br>▪ around the cattle lawn; a<br>▪ around the Showground's boundary; and<br>▪ elsewhere around the Showground as warranted (excluding the northern grass and road area – see Action GL21). | **HIGH** | Grounds maintenance records.<br>Photographic records and monitoring. User and community feedback. |
| GL12 | Protect and enhance landscape character and scenic qualities.<br>High quality venue for rural or agricultural events.<br>Protection of cultural heritage features/values. | Enhanced tree cover and site amenity/shade.<br>Acknowledgement of previous heritage plantings. | Row plantings of shade trees will be undertaken in the south-western yards and livestock area – to provide shade and enhance the appearance of this area.<br>Coral Trees, dating from the 1940s, previously occurring in/around the cattle lawn and south-western livestock areas (but since removed) were assessed as a landscape element of heritage significance in the *Berry Showground Conservation Management Plan* (2003). They were considered as typical rural plantings to shade cattle and a colourful backdrop to this part of the Showground. Coral trees will be considered for some of these row plantings in the south-western yards area – where they will not pose a risk to the general public or have an unacceptable potential to spread as an environmental weed – to reflect their previous occurrence in/around the nearby cattle lawn. An alternative to replanting Coral trees could be Illawarra Flame Trees. | **Medium** | Grounds maintenance records.<br>Photographic records and monitoring. User feedback. |

| Action No. | Objective(s) | Performance Target | Grounds and Landscape – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| GL13 | Protect and enhance landscape character and scenic qualities. Protection of cultural heritage features/values. | On-going high levels of memorial tree health. | The Showground's identified and signposted memorial trees – the Centenary of Federation Memorial Tree (Magnolia species) near the north-eastern pedestrian entry, and the memorial Cape Chestnut Tree on the oval's south-west side – will be protected and appropriately managed using suitable arboricultural practices and any necessary protective measures (see Action GL10 above). | **Medium** (on-going) | Periodic tree audits. Photographic monitoring. Grounds maintenance records. |
| GL14 | Protect and enhance landscape character and scenic qualities. User safety. Protection of cultural heritage features/values. | No overall reduction in tree numbers or cover. Showground's continued appeal as a well-treed public space. | Prepare and implement a Tree Renewal or Succession Planting Programme to replace trees that have been (or will be) removed and to guide the staged replacement planting of trees and removal of over-mature trees. The heritage values of the existing trees will be considered when selecting species for new tree plantings.<br>Succession tree plantings (preferably using advanced specimens of native tree species, also see Action GL15 below) will be undertaken around the Showground as/where required – to deliver scenic, heritage, shade, amenity, biodiversity and micro-climate amelioration benefits.<br>The Succession Planting Programme will endeavour to avoid the concentrated removal of trees from a single area, to ensure that the Showground's character as a well-treed attractive space is not diminished. Trees will not be removed (other than in emergencies or as elsewhere prescribed in this Plan) unless subject to an arborist's report and/or consistent with the Succession Planting Programme and as approved by Council's delegated authority. | **HIGH** (and on-going) | Tree Renewal or Succession Planting Programme prepared. Grounds maintenance records. Periodic tree audits. Photographic records and monitoring. |
| GL15 | Protect and enhance landscape character and scenic qualities. User safety. Sustainable and cost-effective management. | Selection of suitable tree species. Showground's continued appeal as a well-treed public space. Tree health, presentation, | Develop a list of suitable tree species for future plantings in the Showground – considering potential safety and other impacts which may arise when trees are mature, heritage values, landscaping considerations, tree placement requirements, and management demands.<br>Preference will be given to the use of native tree species, suited to site conditions, consistent with the Showground's current character and to improve biodiversity/habitat values – unless significant | **Medium** | Suitable tree species list prepared and being applied. Grounds maintenance records. Periodic tree audits. |

| Action No. | Objective(s) | Performance Target | Grounds and Landscape – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| GL15 (cont'd) | | visitor safety, and sustainable management requirements. | heritage factors favour the use of specific non-native species. The implications of climate change will also be considered in species suitability and selection for future tree plantings. Given the large size of the Showground and the amount of available grounds, preference will be given to selecting large tree species (subject to the proposed location) rather than trees with a small habit. Environmental weed species will generally not be selected, nor will species that are potentially likely to become weed species given the evolving conditions under climate change. Suitable tree species will also be guided by Council's *Town Street Tree Planting Strategy* (Policy Number POL17/80). | | |
| GL16 | Sustainable and cost-effective management. Protect and enhance landscape character and scenic qualities. Protection of cultural heritage features/values. | Effective management of trees species that are existing, or potential, environmental weeds. Protection of buildings/ infrastructure, and particularly heritage features. | Staged removal and immediate replacement of tree species considered to be environmental weeds will be undertaken within the context of the current heritage values of existing trees (as described in the applicable two Conservation Management Plans [2002 and 2003]). At a minimum suckering growth from existing trees will be regularly removed to avoid spreading of problem species (e.g. Camphor Laurels) or damage to buildings/infrastructure – with priority to heritage buildings/features at risk. Self-sown tree species will also be removed where they may cause damage to nearby buildings/infrastructure. | Low | Grounds maintenance records. Periodic tree audits. |
| GL17 | Protect and enhance landscape character and scenic qualities. | On-going high levels of tree health. Limited inadvertent tree damage or loss. | Trees will be managed in accordance with current best practices, as well as consistent with Council's *Tree Management Policy - Public Land* (Policy Number POL16/10) and in consultation with Council's Tree Management Officer as/when required. This includes tree planting and any necessary remediation/pruning (such as to maintain clearance for buildings or utility services, for safety reasons, or to improve the structure/health and presentation of a specimen). Significant pruning and other specialist tasks (such as root mapping/pruning or excavating around/near trees) will only be conducted by, or under the supervision of, a suitably qualified person. | **Medium** (on-going) | Grounds maintenance records. Periodic tree audits. Photographic monitoring. |

| Action No. | Objective(s) | Performance Target | Grounds and Landscape – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| GL18 | User safety | Arborist inspections undertaken. Tree hazard issues addressed. | Trees will be audited by a qualified arborist every 3 years (minimum) to asses for tree health, structural integrity and safety issues – including a "safe and useful life expectancy" assessment for all mature trees. Necessary actions to isolate, or make safe, any trees assessed as hazardous (by the arborist report or as otherwise observed) will be promptly undertaken, including staged removal as recommended by the arborist and in accordance with Council's *Tree Management Policy - Public Land* (Policy Number POL16/10). Proposed remedial works will be undertaken in consultation with Council's Tree Management Officer. | **HIGH** (on-going) | Arborist inspection report/findings. Grounds maintenance records and observation. |
| GL19 | User safety | Pre-event tree inspections undertaken. Tree hazard issues addressed. | The condition of trees be monitored, by visual inspection by a suitably experienced person (such as Council's Tree Management Officer), before major events that are expected to draw large crowds to the Showground (such as the Berry Show or music festivals). Necessary actions to isolate, or make safe, any trees identified as potentially hazardous will be promptly undertaken. Pre-event tree inspections, and any safety measures, may be part of the lease/license/permit agreements for major event organisers. | **Medium** (on-going) | Pre-event tree inspection outcomes and responses. |
| GL20 | User safety. | Reduced hazards and no serious safety incidents from falling cones. | Special measures may be employed – such as signage and temporary exclusion fencing – to provide for visitor safety from falling cones around the Bunya Pine (located between the cattle lawn and pool complex on the site's western boundary) when in season, generally December to March. | **Medium** (on-going) | Grounds maintenance records. Number of safety incidents and complaints. |
| **Parklands and Open Space** | | | | | |
| GL21 | Multi-purpose and flexible venue for a diversity of uses. Protect and enhance open space character/ qualities. | Presentation and utility of northern grass and road area, with good quality grass cover between roadways. Few bare/worn areas. | The northern grass and road area will be renovated and maintained to limit areas of pavement to the nominated road pattern (see Action AC15) and to maintain the remaining areas as grass. These grassed areas will be maintained as such, and not repaired with other surface materials such as crusher dust. Existing areas of patched grasslands will be renovated to grass. Suitable irrigation may be provided across this area to support grass condition if necessary. | **Medium** (on-going) | Grounds maintenance records. Photographic monitoring. |

| Action No. | Objective(s) | Performance Target | Grounds and Landscape – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| GL21 (cont'd) | | | Trees will only be maintained/planted around the margin of this area, to retain the core of this area as a relatively large uninterrupted open space for markets, festivals/events and other uses. | | |
| GL22 | Protect and enhance open space character/ qualities. Attractive venue for casual leisure, recreation and social activities. | Open grass/lawn and parkland areas retained, as an important part of the Showground's appeal and leisure/recreation value and uses. | Maintain the open grass/lawn, and "parkland" (trees and grass), areas outside the fenced oval area as guided by Council's adopted service standards, and practices/guidelines for grass management in passive use parklands. Including – mowing regimes (summer and winter), aerating, seeding/oversowing, irrigation and fertilising (with limitations and/or caution in proximity to drainage lines), and weed control – to ensure that all grassed/parkland setting areas are maintained in a reasonable condition in terms of usability and appearance. | **Medium** (on-going) | Grounds maintenance records. Photographic monitoring. User and community feedback. |
| GL23 | Protect and enhance open space character/ qualities. Attractive venue for casual leisure, recreation and social activities. Protection of cultural heritage features/values. | An attractive focal area for casual leisure/recreation activities. | The Showground's north-east corner – focused on the playground and other leisure/recreation facilities (existing and proposed) – will be a priority location for enhancing as an attractive parkland area, to improve the landscape setting of this popular casual use space. These improvements may include deciduous trees for summer shade. The Rotunda's landscape setting may be enhanced to reflect the "landmark character" and heritage significance of this structure (as recommended in the *Berry Showground Conservation Management Plan* [2003]). | **Medium** | CW&MR. Grounds maintenance records. Photographic monitoring. User and community feedback. |
| GL24 | Sustainable and cost-effective management. Protect and enhance landscape character and scenic qualities. | Effective management of any priority or environmental weeds. | Priority and environmental weeds occurring within the Showground will be managed/removed in accordance with Council's various weed management plans and the *South East Regional Strategic Weed Management Plan 2017-2022*. | Low | Grounds maintenance records. Photographic monitoring. |



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| Action No. | Objective(s) | Performance Target | Grounds and Landscape – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| **Building Surrounds** | | | | | |
| GL25 | Protect and enhance landscape character and scenic qualities. Protection of cultural heritage features/values. Attractive venue for casual leisure, recreation and social activities. | An attractive forecourt and setting for the Pavilion, and site frontage to Victoria and Albany Streets. | The forecourt to the Pavilion – at the intersection of Victoria and Albany Streets – will be landscaped/renovated to exclude vehicle entry and parking, to provide an attractive setting to enhance this heritage building and the streetscape, to improve amenity, to improve pedestrian/all-abilities access, to provide for casual public seating, and to manage/protect/restore heritage features (as described in the *Berry Showground Agricultural Pavilion Conservation Management Plan*, 2002) including significant trees of heritage value. Low plantings, set among existing trees, will be preferred – as consistent with CPTED guidelines (see Action MA35). (Also see Action CH8) | **Medium** | CW&MR. Grounds maintenance records. Photographic monitoring. Community feedback |
| GL26 | Protection of cultural heritage features/values. Protect and enhance landscape character and scenic qualities. | Vehicles set back from the Pavilion, by attractive and sympathetic measures. | To protect the Pavilion and its immediate curtilage, the southern and eastern sides of this structure will be protected by bollards, low garden beds or other measures to define the limits of vehicle movement and parking areas – with the intervening areas managed as grass (or gravel where subject to foot traffic). The measures used (including amenity planting species selected) will be consistent with, and complement, the heritage character of the Pavilion. | **Medium** | CW&MR. Grounds maintenance records. Photographic records and monitoring. |
| GL27 | Protection of cultural heritage features/values. | Visual separation and screening between the heritage Pavilion and toilet block. | The existing toilet block located close to the Pavilion's north-eastern corner will be screened from this heritage building by appropriate plantings – as consistent with CPTED guidelines (see Action MA35). (Also see Action FD9). | Low | Grounds maintenance records. Photographic records. |
| GL28 | Protection of cultural heritage features/values. Protect and enhance landscape character and scenic qualities. | Vehicle movement and parking set back from the Formers Council Chambers, by attractive and sympathetic measures. | The western side of the Former Council Chambers will be protected by bollards, low garden beds or other measures to define the limits of vehicle movement and parking areas – with the intervening areas managed as grass or sealed pathways. The measures used (including amenity planting species selected) will be consistent with, and complement, the heritage character of the building. | Low | CW&MR. Grounds maintenance records. Photographic records and monitoring. |

| Action No. | Objective(s) | Performance Target | Grounds and Landscape – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| **Amenity Planting Areas (Garden Beds/Plantings)** | | | | | |
| GL29 | Protect and enhance landscape character and scenic qualities. Protect and enhance open space character/ qualities. | Greater use/occurrence of amenity plantings. Enhanced Showground appearance, at small/site scale. | Amenity planting areas will be provided as required within the context of isolating trees for protection/health, to complement buildings or other structures, to provide/improve amenity, to screen internal fences (such as around the pool complex), to direct pedestrian and other movements, and to manage erosion. Planting areas can incur a high maintenance commitment and will generally be small in area and only be provided where no other solutions are suitable or can be readily employed. Low growing species will be preferred – as consistent with CPTED guidelines (see Action MA35). | **Medium** (on-going) | Grounds maintenance records. Photographic records. User and community feedback. |
| GL30 | Protection of cultural heritage features/values. Protect and enhance landscape character and scenic qualities. | Views and relationships between heritage, or other, buildings are not obscured. | When providing amenity planting areas, sightlines between buildings and facilities and across the Showground will be maintained. | **Medium** (on-going) | Grounds maintenance records. Photographic records and monitoring. |
| GL31 | Protect and enhance landscape character and scenic qualities. Sustainable and cost-effective management | Amenity plantings suited to conditions/use, and unlikely to become weed problems. | Amenity plantings will preferably use native plant species suited to site conditions, to improve biodiversity/habitat values, unless heritage considerations warrant the selection of other species. Environmental weed species will generally not be used, nor will species that are potentially likely to become weed species given the evolving conditions under climate change. | **Medium** (on-going) | Grounds maintenance records. Photographic records. |
| **Stormwater Management** | | | | | |
| GL32 | Multi-purpose and flexible venue for a diversity of uses. Protect and enhance open | Improved drainage and utility across northern grass and road area and playground/picnic | The northern grass and road area, as well as the Albany Street entrance and paved area south of the Pavilion (upslope) and the playground/picnic area in the Showground's north-eastern corner (downslope), will be renovated to provide improved drainage to reduce stormwater flows across these areas (and halt associated | **HIGH** | CW&MR. Observation. User feedback. |



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| Action No. | Objective(s) | Performance Target | Grounds and Landscape – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| GL32 (cont'd) | space character/ qualities. Sustainable and cost-effective management. | area. | erosion damage and sedimentation). The nature and design of these drainage improvements will consider, and not compromise, the uses of these areas – for markets, amusement rides and sideshows, festival and major event uses, vehicle movement and parking, and others. Avoiding trip hazards, minimising any loss of usable/open space, the ability to support large vehicles and heavy point loadings, and other factors will need to be addressed. Renovation/improvement works may include reprofiling and edging roads/accessways, reprofiling/levelling grassed areas, shallow grassed swales, spoon drains, rollover drains, pits and pipes, etc. Engineering expertise/input will be obtained as necessary. | | |
| GL33 | Neighbour amenity. Sustainable and cost-effective management. | Reduced drainage impacts on neighboring property. | Drainage improvements will be undertaken in the Showground area adjacent to the Gillam Street residence (inholding) to halt excessive stormwater drainage onto the private land. | **Medium** | CW&MR. Observation. Neighbour feedback/ complaints. |
| GL34 | Sustainable and cost-effective management. | Improved management of stormwater. | Drainage improvements will be undertaken using a water sensitive urban design (WSUD) approach – such as rain gardens, vegetated detentions basins, etc. – in line with Council's adopted policies, guidelines and standards. Where required the Showground will be retrofitted with WSUD treatments or devices to better manage stormwater and provide for its re-use where feasible. | **Medium** | CW&MR. |
| **Showground Boundaries and Adjacent Streets** | | | | | |
| GL35 | High quality, safe, functional and presentable community asset. Protect and enhance landscape character and scenic qualities | All boundary fences replaced/upgraded to a more presentable type. | The current programme to replace old chainmesh and barbed wire boundary fences to the Showground with new more appealing, but still effective, fencing (such as metal palisade fencing) will continue until all boundary fences have been upgraded/ replaced. Service, special purpose or emergency vehicle access points, and public vehicle and pedestrian entry points, will be retained/provided (see Table 17). Boundary plantings will be undertaken in conjunction with the boundary fence where advantageous to further enhance the site's streetscape. (Also see Actions P10, P20 and CH8) | **Medium** | CW&MR. Observation. Photographic records. Community feedback. |

| Action No. | Objective(s) | Performance Target | Grounds and Landscape – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| GL36 | Access and ease of movement. | Drainage problems along Victoria Street roadside reduced, and utility for Showground users improved. | Council will undertake works to improve drainage along the southern side of Victoria Street to prevent water ponding in this areas to allow for improved car parking and access to the Showground. | **Medium** | CW&MR. Observation. Neighbour and community feedback. |
| GL37 | Access and ease of movement. High quality, safe, functional and presentable community asset. | Drainage problems outside the Showground's north-eastern pedestrian entry addressed and access improved. | Council will undertake works to improve drainage and prevent occasional water ponding at the intersection of Victoria and Alexandra Streets and creating access problems at the Showground's north-eastern pedestrian entry. | **Medium** | CW&MR. Observation. Neighbour and community feedback. |
| GL38 | Multi-purpose and flexible venue for a diversity of uses. Sustainable and cost-effective management. | Reduced or negligible inflows of stormwater. | Council will undertake works to prevent/redirect stormwater drainage from Albany Street from entering the Showground in the vicinity of the cattle lawn and Albany Street (South) entrance. | Low | CW&MR. Observation. User feedback. |



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**Table 19 Cultural Heritage – Objectives, Performance Targets, Actions, Priority, and Means of Assessment – for Areas Categorised as General Community Use**

| Action No. | Objective(s) | Performance Target | Cultural Heritage – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| **General** | | | | | |
| CH1 | Protection of cultural heritage features/values.<br>Sympathetic activation or adaptive use of heritage buildings.<br>Protect and enhance landscape character and scenic qualities.<br>High quality, safe, functional and presentable community asset.<br>Legislative and regulatory compliance. | Heritage and aesthetic values of items of items having "exceptional" or "high" heritage significance are protected. | Priority in heritage conservation and management efforts will be given to those elements/features of the Showground assessed as being of "exceptional" or "high" heritage significance by the *Berry Showground Conservation Management Plan* (2003) – including both built and landscape elements. Specifically the:<br>▪ Agricultural Pavilion (exceptional heritage significance) – including views to/from, and relationship with, the show ring/oval;<br>▪ Showground ring (exceptional) – the location and configuration of the Showground ring as well as its immediate surrounds, including the encircling Box Trees (high);<br>▪ Former Council Chambers (high);<br>▪ Rotunda (high) (also see Action GL23);<br>▪ Alexandra Street vehicle entry memorial gates (high) and<br>▪ various stands of trees, or individual trees, trees in and around the site (high) – the 4 large mature trees along the Showground's boundary in the Albany Street informal parking area, the array of trees in the Showground's north-east corner, individual Eucalypt trees remaining along the campground's southern edge, and the Bunya Pine on the Albany Street boundary just south of the pool (see Table 18).<br>These features will be conserved and maintained as an integral components of the Showground and as heritage items of recognised importance to the community. This will be realised through efforts to retain built heritage items and conserve their form, appearance and early/significant fabric and features (as described elsewhere in this Table 19) as well as to efforts to retain and protect the health and appearance of significant trees and provide for their replacement with the same or similar species over time (as described in Table 18 above). | **HIGH** (on-going) | Built condition monitoring and audits.<br>Photographic monitoring and records.<br>CW&MR.<br>Heritage assessments and reports. Arborist reports and grounds maintenance records and observations.<br>Community feedback. |



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| Action No. | Objective(s) | Performance Target | Cultural Heritage – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| CH2 | Protection of cultural heritage features/values. Sympathetic activation or adaptive use of heritage buildings. High quality, safe, functional and presentable community asset. Protect and enhance landscape character and scenic qualities. | Heritage, traditional uses and aesthetic values recognised and managed in association with other management and use directions. | The following features or areas, assessed as being of "moderate" heritage significance by the *Berry Showground Conservation Management Plan* (2003), will be managed to recognise and maintain their heritage values or uses, in parallel with other identified priority management actions where necessary (as identified for these features/areas below in this Table 19 or elsewhere in this Plan). These sites include:<br>▪ the grandstand;<br>▪ the woodchop arena;<br>▪ the horse stables – the former "Regal Lodge Stables" (pending proposed redevelopment of this area – see Action FD25);<br>▪ livestock yards in the Showground's south-west corner;<br>▪ the cattle lawn and judges box;<br>▪ the oval broadcast box;<br>▪ male and female amenities block in the Pool Complex (pending proposed redevelopment of this areas – see Action FD42);<br>▪ the Albany Street (North) entrance;<br>▪ the Rural Youth Hall;<br>▪ significant specimen trees in the vicinity of the Pavilion (also see Action CH8 below);<br>▪ the Victoria Street "public presentation area" – the northern grass and road area (also see Actions GL21 and GL32);<br>▪ the children's playground (also see Action FD11); and<br>▪ John Hay Memorial Fountain. | **HIGH** (on-going) | Built condition monitoring and audits. Photographic monitoring and records. CW&MR. Heritage assessments and reports. Grounds maintenance records and observations. Community feedback. |
| CH3 | Protection of cultural heritage features/values. Sympathetic activation or adaptive use of heritage buildings. Legislative and regulatory | Management of heritage features/values as compliant with this Plan of Management and as guided by applicable Conservation | The conservation policies described for the Showground's heritage features and values – in the *Berry Showground Agricultural Pavilion Conservation Management Plan* (2002) and *Berry Showground Conservation Management Plan* (2003), or any subsequent updated/replacement conservation management plans (see Action CH22 below) – will generally be observed and implemented unless otherwise indicated by, or contrary to, particular management actions or other provisions in this Plan of Management. | **Medium** (on-going) | Audited implementation of, or compliance with, Plan of Management and Conservation Management Plan provisions. |



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| Action No. | Objective(s) | Performance Target | Cultural Heritage – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| CH3 (cont'd) | compliance. | Management Plans. | | | |
| CH4 | New buildings/structures sympathetic to heritage and landscape values. Protection of cultural heritage features/values. Sympathetic activation or adaptive use of heritage buildings. High quality, safe, functional and presentable community asset. Legislative and regulatory compliance. | Minimal adverse impacts on heritage values from new developments or significant external modifications to existing structures. | New developments, or significant external modifications to existing structures, should:<br>▪ consider the heritage significance of the building(s) or structure(s) concerned as well as the heritage significance of the Showground as a whole, including its structures and landscape elements, and as far as practicable not intrude upon or diminish this significance;<br>▪ be sympathetic to the character of the building(s) concerned, their surrounds/setting, and to the character of the Showground in general; and<br>▪ be designed, and situated, to minimise potential impacts on the settings of heritage buildings/features as well as the overall heritage value and character of the Showground, including critical views and heritage relationships.<br>Any proposed new developments or significant maintenance works at the Showground should consider the conservation policies in those current conservation management plans applying to the Showground (see Action CH22 below) as well as legislative requirements, necessary planning approvals and relevant Council policies. | **Medium** (on-going) | Photographic monitoring and records. Heritage assessments and reports. CW&MR. Grounds maintenance records and observations. Community feedback. |
| CH5 | New buildings/structures sympathetic to heritage and landscape values. Protection of cultural heritage features/values. | The character/ presentation of existing heritage buildings is not diminished by new "replica" buildings. | New buildings within the Showground, especially in proximity to existing heritage buildings/structures, will not be designed to present a heritage façade/character, or "mimic" the site's heritage buildings in style/appearance, but will be of a sympathetic or neutral architectural style – so as not to detract from the (external) heritage character and presentation of existing structures. (Also see Action CH21 below) | **Medium** (on-going) | Designs and character of new buildings. CW&MR. Showground layout plans. Photographic records. Observation. |



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| Action No. | Objective(s) | Performance Target | Cultural Heritage – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| **Pavilion** | | | | | |
| CH6 | Protection of cultural heritage features/values. | Effective conservation efforts to protect and manage the Pavilion's heritage fabric and values – as compliant with this Plan of Management and as guided by applicable Conservation Management Plans. | The Pavilion will continue to be conserved and managed as a late Victorian (circa 1900s) agricultural pavilion – acknowledging and reflecting its original purpose as an agricultural hall and meeting place for Lodge Broughton (Masonic Lodge). The *Berry Showground Agricultural Pavilion Conservation Management Plan* (2002) and *Berry Showground Conservation Management Plan* (2003) provide conservation policies and implementation guidelines for protecting and managing the heritage fabric of this building – including internal and external works, detailed features and finer architectural elements, fixtures and fittings, finishes and appearance, and characteristic or distinguishing features of the Pavilion. These conservation management plans (or subsequent documents – see Action CH22 below) will help guide the physical conservation efforts for the Pavilion and its surrounds. | **HIGH** (on-going) | CW&MR. Photographic monitoring and records. Heritage assessments and reports. User and community feedback. |
| CH7 | Sympathetic activation or adaptive use of heritage buildings. Multi-purpose and flexible venue for a diversity of uses. High quality, safe, functional and presentable community asset. Protection of cultural heritage features/values. | Sympathetic internal improvements to the annexe and associated spaces to support greater/more diverse use of this space. | The Pavilion's "annexe" and "secretaries office" and associated spaces will be internally refurbished and renovated to increase their utility/appeal and to enable greater/more diverse use of these spaces – for community, sporting, special event and other uses. These works may include linings and internal finishes, accessibility improvements (including external doors and windows), upgraded kitchen amenities or wet areas, additional and upgraded toilets (including all-abilities accessible facilities), additional storage space, improved lighting, and others. Any works will be sympathetic to the building's form and heritage values, including its long-established uses. Accordingly any renovations will continue to accommodate the Berry Show Secretaries Office. The renovated annexe will no longer be used solely for organised sports, however it will not be renovated until alternative sporting changerooms are available (see Action FD9). Appropriate heritage advice, and any necessary approvals, will be sought as part of this refurbishment/renovation. | **HIGH** | CW&MR. Photographic records. Heritage advice, assessments and reports. User and community feedback. |

| Action No. | Objective(s) | Performance Target | Cultural Heritage – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| CH8 | Protection of cultural heritage features/values. Protect and enhance landscape character and scenic qualities. | An historically sympathetic, and attractive, forecourt and setting for the Pavilion and site frontage to Victoria and Albany Streets. | The Pavilion's forecourt – fronting the intersection of Victoria and Albany Streets – will be landscaped/renovated, preferably to reflect a late 19th Century style landscape. Landscape designs and features (such as pathways, plantings and fencing) should be sympathetic to the historical layout, appearance and uses of this space as well as its contributions to the local streetscape and visual connection between the Pavilion and nearby Berry Court House. Specimen trees of heritage significance – including a Hoop Pine (*Araucaria cunninghamii*), three mature Camphor Laurel trees, a Cypress Pine (*Callitrus macleayana*), and a mature Magnolia species – will be protected and incorporated in any landscape improvements. Historically incorrect plantings may be replaced with more sympathetic species as appropriate. Gateposts (of an historically accurate style) may be reinstated to the Pavilion's entry, as an "entry statement", and paths should preferably be gravel surfaced (unless if/where sealed paths are necessary to provide all-abilities access). A more appropriate location and fencing style should also be considered for the chainmesh and barbed wire fences abutting each side of the Pavilion, with gates where required. (Also see Actions GL25 and AC30) | **Medium** | CW&MR. Grounds maintenance records. Photographic records. User and community feedback |
| CH9 | Equity of access. Sympathetic activation or adaptive use of heritage buildings. Protection of cultural heritage features/values. | More sympathetic and compliant all-abilities access to the Pavilion. | The existing ramp access to the rear (south) of the Pavilion, accessing the "supper room" entrance, will be upgraded or retrofitted to be more sympathetic to this building's heritage significance and southern façade as well as better complying with applicable all-abilities access standards. | Low | CW&MR. Photographic records. User feedback. |
| **Former Council Chambers** | | | | | |
| CH10 | Sympathetic activation or adaptive use of heritage buildings. | Sympathetic internal improvements to support | The Former Council Chambers may be internally renovated – within the constraints of heritage conservation requirements and procedures – to accommodate its potential adaptation and use for a range of appropriate (approved) purposes (see Action | **Medium** | CW&MR. Photographic records. Heritage advice, |



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| Action No. | Objective(s) | Performance Target | Cultural Heritage – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| CH10 (cont'd) | Multi-purpose and flexible venue for a diversity of uses. High quality, safe, functional and presentable community asset. Protection of cultural heritage features/values. | greater/more diverse use of this space. | UCE9). Appropriate heritage advice, and any necessary approvals, will be sought as part of this refurbishment/renovation. | | assessments and reports. User and community feedback. |
| **Buildings, Structures and Features of "Moderate" Heritage Significance** | | | | | |
| CH11 | Protection of cultural heritage features/values. Sympathetic activation or adaptive use of heritage buildings. Protect and enhance landscape character and scenic qualities. High quality, safe, functional and presentable community asset. Legislative and regulatory compliance. | Grandstand's heritage and aesthetic values protected, and views/ relationships with other parts or features of the Showground maintained. | Although relocated (in 1936, from its original 1893 site nearer the Pavilion) and substantially restored and rehabilitated (in 1987-8) the grandstand remains a central feature of the Showground and is assessed as having "moderate" heritage significance by the *Berry Showground Conservation Management Plan* (2003). Accordingly the grandstand will be conserved and maintained as an integral component of the Showground and as a heritage building of on-going importance to the community.<br>The grandstand is also an important "landmark" at the Showground, contributing to the area's heritage character and overall appearance of the Showground site. The grandstand's views to/from, and relationship with, the show ring/oval; across the oval to/from the Alexandra Street vehicle entry memorial gates and the Alexandra/Victoria Street pedestrian entry; and to/from the Pavilion are considered to be of "moderate" heritage significance. These views will be maintained in any tree planting (including successions planting), amenity plantings and other landscape works. | **HIGH** (on-going) | Built condition monitoring and audits. Photographic monitoring and records. CW&MR. Heritage assessments and reports. Grounds maintenance records and observations. Community feedback. |
| CH12 | Protection of cultural heritage features/values. | Woodchop arena's heritage values protected and appropriately | The woodchop arena will be retained in its present location, configuration and scale – as an integral component of the Showground and acknowledgement of the importance of the past logging industry to the district community (as well as a space used | **Medium** (on-going) | CW&MR. Photographic monitoring and records. User |

| Action No. | Objective(s) | Performance Target | Cultural Heritage – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| CH12 (cont'd) | Multi-purpose and flexible venue for a diversity of uses. | managed. Arena retained in its present location, configuration and scale. | to support major events). The arena's structures and key elements (such as the small spectator stands/seating and various log-holds) should be conserved and maintained as far as practicable, or renovated or replaced by like structures. The woodchop steward/broadcast box may be replaced by a similar facility when the adjacent animal nursery and storage area is redeveloped (see Action FD45). | | and community feedback. |
| CH13 | Protection of cultural heritage features/values. Sustainable and cost-effective management. User safety. | Retention and safe maintenance of the stables, until redeveloped as part of the upgraded campground. | The horse stables along the Showground's Station Road boundary (the former "Regal Lodge Stables") will be retained and maintained to an acceptable level of safety and serviceability – and continue to be used for a variety of equestrian, livestock, storage and campground support purposes – until this area is redeveloped as part of the reconfiguration and upgrading of the adjacent campground (see Action FD25), and these activities accommodated in new/alternative facilities and areas (see Action FD31).<br>The stables were assessed as having "moderate" heritage significance by the *Berry Showground Conservation Management Plan* (2003) recognising the long association of the Regal Lodge Stables with the Showground. However Regal Lodge Stables subsequently moved from the site and the stables have now deteriorated to a state where restoration/remediation is unlikely to be feasible, and would entail replacing much of the historic fabric, as well as now being used for a variety of purposes they were not originally intended or designed for. | **Medium** | CW&MR. Photographic monitoring and records. User feedback. |
| CH14 | Protection of cultural heritage features/values. High quality venue for rural or agricultural events. | Heritage values and role of livestock yards and associated structures protected and appropriately managed. | The livestock yards and associated structures for cattle, horses and other large animals in the site's south-west corner will be conserved and maintained – as an integral component of the Showground and its rural/agricultural functions and history.<br>Significant fabric and features of this area and associated structures should be retained where practicable – however the area may also be reconfigured and upgraded to better accommodate the livestock and other uses of this area (see Action | **Medium** (on-going) | CW&MR. Photographic monitoring and records. User feedback. |



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| Action No. | Objective(s) | Performance Target | Cultural Heritage – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| CH14 (cont'd) | | | FD32 and FD31). Heritage tree plantings may also be undertaken in this area (see Action GL12). | | |
| CH15 | Protection of cultural heritage features/values. High quality venue for rural or agricultural events. Multi-purpose and flexible venue for a diversity of uses. | Cattle lawn and commentary/ judges box retained in present location, configuration and scale. Heritage values and role protected and appropriately managed. | The cattle lawn and commentary/judges box will be retained in the present location, configuration and scale and this area conserved and maintained – as an integral component of the Showground and its rural/agricultural functions and history (as well as a space used to support other uses and major events at the Showground). The commentary/judges box will be retained and refurbished, or (if structurally compromised or beyond economic repair) rebuilt in approximately in its current location and to a similar form and style. Heritage tree plantings may also be undertaken in this area (see Action GL12). | **Medium** (on-going) | CW&MR. Photographic monitoring and records. User and community feedback. |
| CH16 | Protection of cultural heritage features/values. Multi-purpose and flexible venue for a diversity of uses. | Retention of oval/show ring broadcast box in a safe and serviceable condition. | Retain and refurbish the oval/show ring broadcast box, or if structurally compromised or beyond economic repair, rebuild the broadcast box in approximately in its current location and to a similar form and style as the current structure. | **Medium** (on-going) | CW&MR. Photographic monitoring and records. User and community feedback. |
| CH17 | Protection of cultural heritage features/values. Multi-purpose and flexible venue for a diversity of uses. | Retention and safe maintenance of the heritage values and role of the Rural Youth Hall. | The Rural Youth Hall is assessed by the *Berry Showground Conservation Management Plan* (2003) as having "moderate" heritage significance (but is also described as an intrusive element detracting from the nearby Pavilion). The Rural Youth Hall will be conserved and maintained as part of the Showqround's heritage and as a facility that supports community and special event uses – pending possible relocation of this facility (see Action CH18 below). | **Medium** (on-going) | CW&MR. Photographic monitoring and records. User and community feedback. |
| CH18 | Protection of cultural heritage features/values. Multi-purpose and flexible venue for a diversity of uses. | Enhanced presentation and heritage setting of the Pavilion. Rural Youth Hall retained within Showground for | Consider possibly relocating the Rural Youth Hall (to reduce obstruction/intrusion on the nearby Pavilion) to another location elsewhere in the Showground where it can still be used to support the area's varied uses/activities – and implement if warranted and feasible. Appropriate relocation sites may be within the two zones identified in the *Berry Showground Conservation Management Plan* (2003) as "possible areas for | Low | CW&MR. Showground layout plans. Photographic records. User and community feedback. |

| Action No. | Objective(s) | Performance Target | Cultural Heritage – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| CH18 (cont'd) | | community, special event and other uses. | sympathetic redevelopment" – the livestock yards in the south-western corner where the possible reconfiguration of this area is proposed (see Action FD32), or along the Showground's eastern margin (south from the Alexandra Street entry almost to the Station Road boundary) where other facility improvement works are proposed. | | |
| CH19 | Protection of cultural heritage features/values. Protect and enhance landscape character and scenic qualities. | Heritage values and appearance protected and appropriately managed. Functionality enhanced. | The John Hay Memorial Drinking Fountain will be conserved and maintained as a significant local memorial prominently located at one of the Showground's principal entries and casual activity areas. The fountain will be restored to full working order, if practical, and a more sympathetic means used to protect/define this features immediate area. | **Medium** (on-going) | CW&MR. Photographic monitoring and records. User and community feedback. |
| **Maintenance** | | | | | |
| CH20 | Protection of cultural heritage features/values. High quality, safe, functional and presentable community asset. Sustainable and cost-effective management. | No significant degradation of heritage values. Built heritage items maintained to accepted standards, and heritage character and presentation retained or enhanced. | Regular monitoring and necessary maintenance or repairs will be undertaken on the Showground's existing built heritage features – both routine/programmed maintenance and opportunistic or responsive maintenance and repairs – to ensure the protection of heritage values and the presentation/appearance of these features as valued community assets. This will range from major structural and safety issues, through water penetration/damage and ventilation or pest infestation and other threats to remaining fabric, to consistent/accurate heritage colour schemes and finishes as well as other aesthetic or presentation matters. | **HIGH** (on-going) | CW&MR. Observation. Photographic monitoring and records. Heritage assessments and reports. User and community feedback. |
| CH21 | Protection of cultural heritage features/values. | Built heritage items maintained to, and new developments consistent with, heritage character and presentation. | A palette of colours, materials and finishes consistent with the historical use of the site may be developed to help guide the maintenance of existing buildings/structures and the design of new developments. | Low | Guidelines prepared. Observation. CW&MR. |

| Action No. | Objective(s) | Performance Target | Cultural Heritage – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| **Heritage Processes** | | | | | |
| CH22 | Protection of cultural heritage features/values. | Up-to-date policies and directions for management of the site's heritage features and values. | The two conservation management plans applying to the Showground – the *Berry Showground Agricultural Pavilion Conservation Management Plan* (2002) and *Berry Showground Conservation Management Plan* (2003) – are nearly 20 years old. Many elements of the Showground have changed over this time. An updated conservation management plan, or plans, will be prepared – with priority to a new conservation management plan for the Showground site as a whole (including David Berry Memorial Park). | Low | New or updated conservation management plan(s) prepared. |
| CH23 | Protection of cultural heritage features/values. Efficient and co-ordinated management. | Heritage matters recognised and adequately addressed in planning and management decisions as well as on-site works and major uses/activities. | Ensure that members of the Management Committee, Council officers dealing with the Showground (especially those responsible for overseeing works), contractors undertaking work on or near heritage features, and organisers of approved major events have an awareness and understanding of the area's heritage significance and heritage protection requirements/protocols. This will include familiarity with the conservation policies and directions of the current conservation management plan(s) for the area. | **Medium** | Type and frequency of heritage information provided to managers, users and others. Demonstrated levels of awareness and understanding. |
| CH24 | Protection of cultural heritage features/values. Sympathetic activation or adaptive use of heritage buildings. | Best practice heritage conservation and management, and in accordance with and applicable processes and guidelines. | Applicable heritage conservation and management guidelines will be followed to the greatest extent practicable in managing the Showground's heritage features and values. The Australian ICOMOS *Burra Charter* (2013) defines the basic principles and guidance for the conservation and management of cultural heritage places. The *Burra Charter* does not require that a place be "frozen in time" but sets out the conservation principles, procedural requirements and processes for managing heritage assets – addressing all aspects from preserving original fabric and maintenance, through changes and adaptation, to new works and minor demolition.<br><br>Key conservation and management guidelines or principles for new works or interventions (including repairs) include: | **HIGH** (on-going) | Observed compliance with heritage conservation and management processes/ guidelines and quality of outcomes. |



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| Action No. | Objective(s) | Performance Target | Cultural Heritage – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| CH24 (cont'd) | | | ▪ new works should be informed by research, survey and justification as/where warranted;<br>▪ new works should be planned, carefully designed and implemented to avoid diminishing the heritage significance of the subject buildings/features and have limited impact on significant fabric (as far as practicable retaining the maximum amount of existing significant fabric in-situ);<br>▪ where possible new works should be reversible, sympathetic and clearly identifiable as new fabric; and<br>▪ ensure that new works are adequately documented. | | |
| CH25 | Protection of cultural heritage features/values. Legislative and regulatory compliance. | Major heritage works undertaken in compliance procedures/ protocols and by suitably skilled and experienced personnel. No unintentional or unplanned impacts on heritage features/values. | Works on heritage building or features, and original fabric, likely to significantly affect heritage values should be carried out by suitably skilled and experienced personnel – including the planning/specification, implementation and documentation of works. | **HIGH** (on-going) | Observed compliance with heritage processes/ guidelines and quality of outcomes. Background and skill-set of personnel undertaking major heritage related works. |
| CH26 | Protection of cultural heritage features/values. Legislative and regulatory compliance. | Identification and appropriate management of historic/ archaeological relics or any Aboriginal cultural heritage materials. Management in compliance with legislative obligations. | Care will be taken in relation to the possible occurrence of historic/archaeological relics or materials when excavations or other ground-breaking works are being undertaken – especially in the vicinity of heritage structures or areas of former development/uses (such as the former croquet lawns and tennis courts). Relics may be salvaged, and specialist heritage advice/assistance sought, as necessary.<br>Any Aboriginal cultural heritage materials uncovered within the site will be appropriately managed as consistent with the *National Parks and Wildlife Act 1974*.<br>Personnel undertaking excavations in areas with the potential for | **Medium** (on-going) | Incidence of discovery and appropriate management of historic/ archaeological relics or materials or Aboriginal cultural heritage materials. |

| Action No. | Objective(s) | Performance Target | Cultural Heritage – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| CH26 (cont'd) | | | sub-surface remains will be alerted to this, instructed on the identification of such materials, and made aware of the required actions if sub-surface remains are found. | | |
| CH27 | Protection of cultural heritage features/values. Legislative and regulatory compliance. | Heritage assessment and development approval procedures followed where required. | Appropriate approvals will be obtained for works (including new works/developments, modifications or significant maintenance projects) likely to impact those heritage items within the Showground listed under the *Shoalhaven Local Environmental Plan 2014*. Redevelopment or new works proposals will also be considered against the conservation policies in the applicable conservation management plan(s) (see Action CH22). Depending on the nature and extent of a proposed development, Council may require the preparation of a "heritage assessment" or "heritage management document" under Clauses 5.10 Heritage Conservation of the Local Environmental Plan. (Also see Action MA28) | **HIGH** (on-going) | Type and number of projects assessed. Development approvals obtained where required. |
| CH28 | Protection of cultural heritage features/values. New buildings/structures sympathetic to heritage and landscape values. Legislative and regulatory compliance. | Adverse impacts from surrounding new developments on Showground's heritage values minimised. | Council will consider the potential for negative impacts on the heritage significance and setting of the Showground when assessing and granting development approvals for new or significant developments in adjoining streets. | Low (on-going) | Incidence of adjoining development proposals assessed. |
| CH29 | Protection of cultural heritage features/values. Legislative and regulatory compliance. | Appropriate level of heritage recognition and protection for the Pavilion. | Investigate possibly nominating the Pavilion and other significant heritage items/features within the Showground, or Berry Showground as a whole for listing on the State Heritage Register (as an item of State heritage significance) considering the pros and cons of such a listing for the area's protection, use and management. | Low | Council investigations and consideration completed. |

| Action No. | Objective(s) | Performance Target | Cultural Heritage – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| **Heritage Interpretation** | | | | | |
| CH30 | Improved user and community awareness and appreciation. High quality, safe, functional and presentable community asset. | Increased user and community appreciation and understanding of the Showground's past and its heritage significance. | Develop and install, at appropriate locations, on-site interpretive signage (or other interpretive measures if suitable – such as public art, installations, "apps", QR codes, etc.) to present the Showground's European (post 1788) history, the history and functions of various Showground elements (former and extant), and remaining features/areas of heritage significance or interest. Suitable off-site (remote or digital) interpretive material may also be developed. The Pavilion, show ring and former Council Chambers – as well long-standing uses/users of the site (such as Berry Show, Lodge Broughton and the Berry Silver Band) will be priority elements for interpretation.<br>The Aboriginal associations, and pre-contact history and land management, of the Showground area and Berry Village more widely may also be included as part of these interpretive measures.<br>If warranted, an interpretation plan may be prepared for the entire Showground (including David Berry Memorial Park) to guide the planning, themes, techniques, siting and preparation of interpretive materials. | **Medium** | Improved on-site interpretive signs/measures in place. Availability of off-site interpretive material. Increased levels of community awareness. Community and user feedback. |
| CH31 | Improved user and community awareness and appreciation. High quality, safe, functional and presentable community asset. | Increased user and community appreciation and understanding of Showground's past. | Where appropriate (and unlikely to interfere with other uses) on-site interpretive features – such as interpretive art/sculpture or other installations – may be used to present former facilities or activities. Such as – location of the former poultry pavilion, the former croquet lawn or tennis courts, and if/when removed (see Action FD25) the site of the stables/former "Regal Lodge Stables". | Low | On-site interpretive features in place. Increased levels of community awareness. Community and user feedback. |



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**Table 20 Facilities and Developments – Objectives, Performance Targets, Actions, Priority, and Means of Assessment – for Areas Categorised as General Community Use**

| Action No. | Objective(s) | Performance Target | Facilities and Developments – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| **Built Facilities of "Exceptional" or "High' Assessed Heritage Significance** | | | | | |
| See Table 19 for management actions relating to conservation management measures (including works to the interiors and usage spaces) for the Pavilion and Former Council Chambers, as well as management measures for the Rotunda and Alexandra Street memorial gates. | | | | | |
| FD1 | Multi-purpose and flexible venue for a diversity of uses. Sympathetic activation or adaptive use of heritage buildings. | Improved site amenity. Provision of an outdoor space to support a variety of approved uses. | A paved/hardened outdoor area may be developed immediately north of the Former Council Chambers (around, and retaining, the existing trees in this space) as shown on Figure 9, to be used to support or in conjunction with approved uses of this heritage building – such as an outdoor seating/dining area, display space or gathering area. A separate pedestrian gate may be provided in the adjacent boundary fence to serve this area if warranted. | **Medium** | CW&MR. Photographic records. User feedback. |
| **Oval / Show Ring, Surrounds and Organised Sport Facilities** | | | | | |
| Also see Actions GL2, GL3 and GL4 for management actions relating to upgrading and maintaining the oval's surface.<br>Also see Actions GL5, GL6 and GL7 for management actions relating to the oval's perimeter fence and vehicle entry points. | | | | | |
| FD2 | District quality sport and recreation facility. Protection of cultural heritage features/values. Multi-purpose and flexible venue for a diversity of uses. | Improved spectator amenity. Retention of oval's heritage character. | Maintain, and continue to provide, simple bench seating around the oval's perimeter – notably in the north, north-east and south-east – as traditional spectator areas, and elements of heritage significance identified by the *Berry Showground Conservation Management Plan (2003)*. Undertake remedial safety works as required. | **Medium** (on-going) | CW&MR. Photographic records. User feedback. |
| FD3 | District quality sport and recreation facility. Multi-purpose and flexible venue for a diversity of uses. | Improved spectator amenity. Equity of access. | Maintain existing bleacher seating, under the large Brush Box trees, around the oval's west and north-west margin. Provide shade/covering to selected seat sets to improve spectator amenity. Retrofit all-abilities access to selected seat sets if feasible.<br><br>Replace these older bleacher seat sets with mobile or fixed (light- | **Medium** (on-going) | CW&MR. Photographic records. User feedback. |



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| Action No. | Objective(s) | Performance Target | Facilities and Developments – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| FD3 (cont'd) | | | weight) bleacher seating, covered and offering all-abilities access, at end of current seating's serviceable life. | | |
| FD4 | District quality sport and recreation facility. Neighbour amenity. | Effective floodlighting of oval for approved uses. Any nuisance impacts minimised. | Maintain floodlighting of the oval/show ring to support the dusk and evening use of this area for sporting activities as well as during major events and other approved uses. Adjust floodlighting to accommodate any modifications, such as field location or orientation, and emerging uses as well as to address any nuisance/intrusive light spill issues for neighbours. | **HIGH** (on-going) | CW&MR. Sporting groups feedback. Neighbour feedback/ complaints. Observation. |
| FD5 | Multi-purpose and flexible venue for a diversity of uses. | Improved spectator amenity. Equity of access. | Provide new mobile bleacher seating, including some units with provision for all-abilities access/seating and removable shade/covering, for placement and use as/where warranted during organised sports, major events and other approved uses (and stored safely on-site at other times). | **Medium** (on-going) | Availability and incidence of use. User feedback. |
| FD6 | High quality, safe, functional and presentable community asset. Multi-purpose and flexible venue for a diversity of uses. Protection of cultural heritage features/values. | Key Showground asset, and central feature of the site, maintained to safe, functional and visually appealing standards. | Continue to maintain the grandstand in a safe, serviceable and attractive condition. Necessary repairs will be undertaken promptly to ensure user safety and convenience, and a programme of regular monitoring and scheduled maintenance/replacement works implemented to address more significant upkeep requirements. All works will acknowledge and be sympathetic to protection of the structure's heritage values/significance, as identified by the *Berry Showground Conservation Management* Plan (2003), and its visual prominence/appeal. | **HIGH** (on-going) | CW&MR. Photographic records. User feedback. |
| FD7 | Multi-purpose and flexible venue for a diversity of uses. | Improved venue and facilities for sports, community and major event use. | Renovate the lower level of the grandstand (including internal finishes, lighting, etc.) and upgrade the existing food preparation and bar facilities to improve their functionality, capacity and presentation. To support greater use of this space for functions, events, sporting and community uses, and other approved activities as well as during the Berry Show and other major events. | **HIGH** | CW&MR. Photographic records. Frequency and variety of approved uses. User feedback. |

| Action No. | Objective(s) | Performance Target | Facilities and Developments – Management Actions (Means of Achievement) | Priority | Means of Assessment |
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| FD8 | Multi-purpose and flexible venue for a diversity of uses.<br>Legislative and regulatory compliance.<br>User safety.<br>Neighbour amenity. | Support for sporting, community and special event uses of the grandstand area. Any nuisance impacts minimised. | The grandstand's lower level and adjacent forecourt area (overlooking the oval) may continue to be subject to an appropriate liquor licence from Liquor and Gaming NSW. No on-going licences relating to gaming or liquor, other than Limited Licence (Single or Multi-function) liquor licences, will be permitted. All licence conditions will be strictly complied with and enforced. | **Medium** (on-going) | Appropriate liquor licence in place and conditions observed. Other site users and neighbor feedback / complaints |
| FD9 | District quality sport and recreation facility.<br>Suitable new, redeveloped or expanded facilities and usage areas.<br>High quality, safe, functional and presentable community asset.<br>New buildings/ structures sympathetic to heritage and landscape values.<br>Multi-purpose and flexible venue for a diversity of uses. | Increased changeroom capacity and standard of facilities for organised sport.<br>Address shortage of female sports and changeroom facilities.<br>Provision of upgraded toilet facilities. Minimise adverse visual impact on nearby heritage features. | The existing toilet block, at the north-east corner of the Pavilion, and the nearby cricket nets will be replaced by a new sports building and public toilet – as shown on Figure 9. This new building will include 2 unisex changerooms (with toilets and showers) as well as possibly a small umpires/officials room and gym or storage space. It will have a building footprint of no larger than 220 square metres (excluding surrounding paved areas and any covered verandahs, rainwater tanks, and other ancillary elements) and be single storey only. It will be designed to permit public access to separate male and female toilets (including all-abilities accessible facilities) when not used for organised sport. It will continue to incorporate the Showground's main switchboard.<br>This new sports building will be sited slightly north of the Pavilion so as not to unduly intrude on the eastern facade of this heritage building. Screening plantings will be established between this building and the Pavilion and along this new building's rear elevation to Victoria Street – as consistent with CPTED guidelines (see Action MA35). | **HIGH** | CW&MR.<br>Photographic records. Sports users and community feedback. |
| FD10 | District quality sport and recreation facility.<br>Multi-purpose and flexible venue for a diversity of uses. | Continued availability of campground and public amenities/ toilets. Improved changeroom | The shared amenities block (behind the grandstand) will be retained and maintained in a serviceable and presentable condition.<br>When a dedicated amenities block is provided for the campground's normal use, the existing male and female changeroom/showers in this facility will be refurbished to better | **HIGH** (on-going) | CW&MR.<br>Photographic records. Sports users and community feedback. |

| Action No. | Objective(s) | Performance Target | Facilities and Developments – Management Actions (Means of Achievement) | Priority | Means of Assessment |
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| FD10 (cont'd) | High quality, safe, functional and presentable community asset. | capacity and standard of facilities for organised sport, including female sports. | function as unisex changerooms for organised sport and other approved uses. The separate male, female and all-abilities toilets will be retained for public use. | | |
| **Casual Leisure and Recreation Facilities** | | | | | |
| FD11 | Attractive venue for casual leisure, recreation and social activities. | Safe, serviceable and appealing play spaces maintained to relevant standards. | Maintain the existing playground in a safe, serviceable and attractive condition (according to Council's asset inspection and maintenance programme, as well as by repairing or replacing elements as/when required), and compliant as far as possible with the relevant Australian Standards. Improve softfall areas and progressively update and diversify the range of play equipment provided – while maintaining the playground as a local facility mainly targeted to infants and young children. Play equipment should, preferably, be in keeping with the Showground's heritage character and the facility's assessment as a site of heritage significance by the *Berry Showground Conservation Management Plan* (2003), | **HIGH** (on-going) | CW&MR. Photographic records and condition audits. User feedback. |
| FD12 | Attractive venue for casual leisure, recreation and social activities. | Playground users effectively shaded. | Provide shade cover (structural) to the two existing areas of play equipment (also see Action GL23). | **HIGH** (on-going) | CW&MR. Photographic records. User feedback. |
| FD13 | User safety. Attractive venue for casual leisure, recreation and social activities. | Vehicles excluded from close proximity to playground, and passive use area, under everyday circumstances. | Install removable bollards or other appropriate barriers (preferably relocatable) to prevent vehicle intrusion or parking unacceptably close to the play areas, Rotunda and amenity landscaped areas in the Showground's north-east corner. Low seating walls and/or raised garden beds could be used as barriers, where these will not significantly reduce the potential for surrounding areas to be used for other approved activities. (Also see Action GL23) | **HIGH** | CW&MR. Photographic records. Incidence of unacceptably close vehicle access. User complaints. |

| Action No. | Objective(s) | Performance Target | Facilities and Developments – Management Actions (Means of Achievement) | Priority | Means of Assessment |
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| FD14 | Protect and enhance open space character/ qualities. Access and ease of movement. | Improved access and amenity for playground and Showground users. | Upgrade the two gravel access routes, from the Victoria and Alexandra Streets pedestrian entry that pass through the playground, passive use and parkland area, as sealed/hardened footpaths (also see Action GL23). | **Medium** | CW&MR. Photographic records. |
| FD15 | New buildings/ structures sympathetic to heritage and landscape values. Attractive venue for casual leisure, recreation and social activities. | Upgraded play equipment and spaces, compliant with relevant standards and in keeping with site's character. | The playground will be renewed/redeveloped when the existing play equipment and settings approach the end of their safely serviceable life, or sooner if recommended by Council's *Shoalhaven Playground Replacement Programme*. Consider the NSW *Everyone Can Play Guidelines* and play equipment appropriate to the Showground's heritage character when developing a new playground. | **HIGH** | CW&MR. Condition audits. User feedback. |
| FD16 | Attractive venue for casual leisure, recreation and social activities. | Adequate number and location of park furniture and passive use facilities. | Provide and maintain additional supporting low-key leisure/recreation furniture and facilities – such as seating/benches or other park furniture, "bubblers" and bottle refill stations, rubbish and recycling bins, dog water points, dog waste disposal bins and litter bags, safety railings and barriers, etc. – at appropriate sites around the Showground (principally in those areas more regularly accessed and enjoyed by casual users). However formal barbeque facilities will not be provided for the general public's use. | **Medium** (on-going) | CW&MR. Number, standard and location of park furniture and passive use facilities. User feedback. |
| FD17 | High quality, safe, functional and presentable community asset. Multi-purpose and flexible venue for a diversity of uses. | Continued availability of serviceable and well-maintained toilets for Showground users and the public. | The north-eastern toilet block (near the Alexandra and Victoria Streets pedestrian entry) will be retained and maintained in a serviceable and presentable condition. | **HIGH** (on-going) | CW&MR. User feedback. |
| FD18 | High quality, safe, functional and presentable community asset. | Continued availability of serviceable and well-maintained | If feasible within the existing layout/configuration of the north-eastern toilet block, streetside entrances to the male and female toilets will be provided to allow direct public access from Alexandra Street (including any adjustments necessary to the | **Medium** | CW&MR. Toilet deign. User feedback. |

| Action No. | Objective(s) | Performance Target | Facilities and Developments – Management Actions (Means of Achievement) | Priority | Means of Assessment |
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| FD18 (cont'd) | Multi-purpose and flexible venue for a diversity of uses. | toilets for Showground users and the public. | site's boundary fencing). These external entrances will be lockable, to allow access to the Showground to be managed during controlled entry/ticketed events and activities.<br>When the north-eastern toilet block is to be replaced/rebuilt it may be expanded by up to 175% of its current footprint (no larger than 70 square metres – excluding surrounding paved areas, rainwater tanks, and other ancillary elements). When replaced/rebuilt the new layout will preferably include the ability to divide and "lock-off" both the male and female sections into two separate internal areas – to allow access both from within the Showground and from Alexandra Street under everyday usage, as well as enabling access to the Showground to be managed during controlled entry/ticketed uses while still providing some public toilet facilities accessible from Alexandra Street (without permitting entry to the wider site). | | |
| FD19 | High quality, safe, functional and presentable community asset. Multi-purpose and flexible venue for a diversity of uses. | Continued availability of serviceable and well-maintained toilets for Showground users and the public. | The small male-only toilet block (south of the main Alexandra Street entrance) will be retained and maintained in a serviceable and presentable condition. | **HIGH** (on-going) | CW&MR. User feedback. |
| FD20 | Multi-purpose and flexible venue for a diversity of uses. High quality, safe, functional and presentable community asset. New buildings/ structures sympathetic to heritage and landscape values. | Improved availability of female and all-abilities accessible toilets. Toilet facilities better sited to support other Showground uses/activities. | The small male-only toilet block (south of the main Alexandra Street entrance) will be replaced by a new toilet block located approximately 30-40 metres further south (closer to the woodchop arena) – as shown on Figure 9. This new facility will offer male and female (or unisex/gender-neutral) toilets and an all-abilities accessible toilet, and preferably be of a more contemporary style (such as external hand basins and open/flow through ventilation) while being sympathetic to the Showground's overall character. It will have a footprint of no larger than 24 square metres (excluding rainwater tanks and other ancillary elements) and be single storey only. | **Medium** | CW&MR. Showground layout plan. Photographic records. User feedback. |

| Action No. | Objective(s) | Performance Target | Facilities and Developments – Management Actions (Means of Achievement) | Priority | Means of Assessment |
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| FD20 (cont'd) | | | This new facility will be developed at the end of the existing toilet's serviceable life, or sooner if warranted (such as to support redevelopment of the bar and barbeque facilities north of the woodchop arena – see Action FD37). | | |
| **Campground** | | | | | |
| FD21 | Compliant, functional and appealing campground. High quality, safe, functional and presentable community asset. Multi-purpose and flexible venue for a diversity of uses. | Campground managed, maintained and perceived as a major asset and key part of wider Showground site. | The campground will be maintained, managed and operated as an appealing short-stay tourism asset as well as a key element of the wider site to support the Showground's other functions/uses. It will continue to be presented and managed as an integral part of Showground – physically, visually and functionally – and not physically separated from the remainder of the Showground site or unreasonable limits placed on public access/movement into or through this area. | **HIGH** (on-going) | Regular campground operation reports and site audits. Council inspections and observation. Campground patron and other Showground user feedback. |
| FD22 | Compliant, functional and appealing campground. High quality, safe, functional and presentable community asset. Legislative and regulatory compliance. | Campground capacity does not exceed 50 sites, while accommodating a range of overnight and short-stay uses. Campground layout and elements, and management, complies with relevant legislation/ regulation. | The campground's capacity will continue to be limited to 50 or fewer defined sites. The mix of site sizes and site types (such as powered or unpowered, tent only, or pull-through sites, etc.) should preferably accommodate a range of potential users – from vehicle-based camping and swags, through campervans and caravans, to mobile homes and "five-wheelers" (if practical).<br>The size and spacing of individual sites, access standards, utility services, shower and toilet facilities, laundry facilities, fire services, waste management, other facilities or services – as well as length of stay provisions/limits – will be compliant with the requirements of the *Local Government (Manufactured Home Estates, Caravan, Camping Grounds and Moveable Dwellings) Regulation 2005* and other applicable legislation/regulations. | **HIGH** (on-going) | Campground layout/sites plan. Regular campground operation reports and site audits. Council inspections and observation. Campground patron feedback. |

| Action No. | Objective(s) | Performance Target | Facilities and Developments – Management Actions (Means of Achievement) | Priority | Means of Assessment |
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| FD23 | Compliant, functional and appealing campground. High quality, safe, functional and presentable community asset. Multi-purpose and flexible venue for a diversity of uses. | Planned upgrading and development of the campground that is guided by a detailed design that is consistent with this Plan's directions and requirements. | The campground area – as defined (as its maximum permissible extent) on Figure 9 – will be subject to detailed design in the short to medium term (or sooner if warranted) to guide the layout and upgrading or further development of this facility within the requirements and parameters set out in this Plan of Management. Figure 9 shows an indicative campground layout only – based on the current campground configuration and operation, possible locations for proposed additional facilities, and other actions in this Plan that will affect the campground in future – and may be modified/refined by a detailed design for the defined campground area.<br><br>The campground's detailed design will include:<br>▪ the siting and size of individual sites, but limiting the number of sites to 50 or fewer (see Action FD22);<br>▪ the campground's "internal" road/accessway network and traffic directions/flows (see Action FD24 below);<br>▪ removal of the existing horse stables, and extension of the campground to the Showground's southern cadastral boundary (see Action FD25 below and Action CH13);<br>▪ location of the proposed amenities block (see Action FD26 below);<br>▪ location of the proposed camp office and entry layby (see Action FD28 below); and<br>▪ location of the proposed camp kitchen (see Action FD27 below);<br>▪ retaining the central campground area as a mostly uninterrupted open space (see Action FD29 below);<br>▪ the provision of supporting infrastructure/facilities (see Action FD30 below); and<br>▪ providing shade and amenity tree plantings in appropriate locations. | **HIGH** | Detailed design prepared and compliant with Plan of Management directions and requirements. |
| FD24 | Compliant, functional and appealing campground. | Safe and efficient campground access and movement | The campground's "internal" road/accessway network, traffic directions/flows and other traffic management measures may be modified from the existing pattern to achieve greater safety or efficiency or to continue to allow for other Showground uses – as | **HIGH** | Campground layout plan. Observation. CW&MR. |

| Action No. | Objective(s) | Performance Target | Facilities and Developments – Management Actions (Means of Achievement) | Priority | Means of Assessment |
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| FD24 (cont'd) | Access and ease of movement.<br>User safety. | network. Planned upgrading and development of the campground. | per the site's subsequent detailed design (see Action FD23 above). This includes possible reconfiguration of the intersection west/north-west of the woodchop arena – as shown on Figure 9. Surface drains, utility bollards or access points, and other features may be altered as necessary. The campground's road layout should allow for continued vehicle access to and from the grandstand area (from the south-east) and retaining that section of the oval ring road passing through the campground as close to the oval and encircling trees as practicable. | | Campground patron and other Showground user feedback. |
| FD25 | Compliant, functional and appealing campground.<br>Suitable new, redeveloped or expanded facilities and usage areas. | Planned upgrading and development of the campground. | The existing horse stables area – now used for a variety of veterinary, occasional equestrian or livestock, storage, and campground purposes – will be demolished and the campground extended into this area (also see Action CH13). The area south of the stables to the Showground's cadastral boundary (see Figure 9) will also be developed/used as part of the campground and a new boundary fence erected as necessary. | **Medium** | Campground layout plan.<br>CW&MR. |
| FD26 | Compliant, functional and appealing campground.<br>Suitable new, redeveloped or expanded facilities and usage areas.<br>Legislative and regulatory compliance. | Dedicated campground amenities provided, and complaint with applicable regulations/ legislation. | A new amenities block will be developed to service the campground under everyday operations, as well as to support major events and other approved uses. The new amenities block will offer male and female toilets and showers (including all-abilities accessible facilities), a camp laundry and possibly a small storage or utility area. It will have a footprint of no larger than 200 square metres (excluding surrounding paved areas, sheltered areas, rainwater tanks, and other ancillary elements) and be single storey only. The new amenities block will be positioned to be within 100 metres of all designated sites (as shown indicatively on Figure 9), and be designed to offer sufficient capacity and facilities to meet the requirements set out in the *Local Government (Manufactured Home Estates, Caravan Parks, Camping Grounds and Moveable Dwellings) Regulation 2005*. | **HIGH** | CW&MR.<br>Campground layout plan.<br>Campground patron and other Showground user feedback. |
| FD27 | Compliant, functional and | Upgraded campground facilities and | A camp kitchen will be developed at a convenient location for use by campground patrons under everyday operations. Its siting will also consider the potential for use during major events and other | Medium | CW&MR.<br>Campground layout plan. |

| Action No. | Objective(s) | Performance Target | Facilities and Developments – Management Actions (Means of Achievement) | Priority | Means of Assessment |
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| FD27 (cont'd) | appealing campground. Suitable new, redeveloped or expanded facilities and usage areas. Multi-purpose and flexible venue for a diversity of uses. | activity areas. | approved uses (such as possibly servicing the woodshop arena during the Berry Show, and show ring during major events) as shown indicatively on Figure 9. It will preferably be a partly built/enclosed and partly open/covered space, with adjacent landscaped picnic tables and eating areas (and barbeques if appropriate). It will have a footprint of no larger than 125 square metres of enclosed or undercover areas (excluding surrounding paved areas, rainwater tanks, and other ancillary elements) and be single storey only. | | Campground patron and other Showground user feedback. |
| FD28 | Compliant, functional and appealing campground. Suitable new, redeveloped or expanded facilities and usage areas. | Upgraded campground facilities. Improved campground arrival experience and clear contact point for patrons. | A new stand-alone campground office, and entry layby, will be developed at an appropriate location just inside the Showground's and campground's new double-lane vehicle entrance on Station Road (see Action AC6). This building will have a footprint of no larger than 60 square metres (excluding surrounding paved areas, access ramps, sheltered verandahs, rainwater tanks, and other ancillary elements) and be single storey only. It will be all-abilities accessible, and served by an adjacent entry layby and short-term parking area (see Action AC26). Staff carparking will also be provided nearby. | **HIGH** | CW&MR. Campground layout plan. Campground patron feedback. |
| FD29 | Multi-purpose and flexible venue for a diversity of uses. | The campground continues to offer a central clear open space area to support other Showground uses/activities. | No intrusive/obstructive developments (such as raised concrete pads, shade shelters, artificial or hard surfacing e.g. synthetic turf, concrete etc.) will be installed in the central or "core" campground area, with this area to be mostly uninterrupted open space. This is to enable this area to accommodate other uses – such as the Berry Show, major events or other approved uses – that require a largely level and uninterrupted grassed open space area free from obstacles and obstructions. | **HIGH** (on-going) | CW&MR. Observation and photographic records. Showground user feedback. |
| FD30 | Compliant, functional and appealing campground. | Adequate services/utilities to meet anticipated demands and safety requirements. | Utilities within the campground (such water and electrical reticulation, drainage and greywater disposal, fire services, etc.) will be upgraded as necessary to meet safety requirements and anticipated demand levels. The campground's utilities, especially electricity, will preferably also have sufficient capacity to support | **HIGH** (on-going) | CW&MR. Campground patron and other Showground user feedback. |

| Action No. | Objective(s) | Performance Target | Facilities and Developments – Management Actions (Means of Achievement) | Priority | Means of Assessment |
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| FD30 (cont'd) | Multi-purpose and flexible venue for a diversity of uses. | | other uses of this space (such as the Berry Show, exhibitions and displays, and ancillary uses/activities during major events). | | |
| **Cattle Lawn, Livestock Yards and Animal Pavilions** | | | | | |
| Also see Actions CH2 and CH15 for management actions relating to the cattle lawn and nearby animal pavilions.<br>Also see Actions CH2 and CH14 (and CH18 and MA26) for management actions relating to the livestock yards.<br>Also see Actions AC16, GL11 and GL12 for management actions relating to access roads and trees in these areas. | | | | | |
| FD31 | High quality venue for rural or agricultural events.<br>Multi-purpose and flexible venue for a diversity of uses.<br>Suitable new, redeveloped or expanded facilities and usage areas.<br>New buildings/ structures sympathetic to heritage and landscape values. | Improved equestrian and livestock facilities.<br>Additional multi-purpose covered or enclosed space.<br>Emergency reception and management/ operations facility. | A new multi-purpose shed will be developed immediately east of the Station Road (West) entry and access/service road – as shown on Figure 9 – and the existing stock yards in this area removed/relocated.<br><br>This rural-style shed will offer a flexible internal configuration (such as using internal moveable/fold-away panels or removable rails) to accommodate a range of functions – such as stables and equestrian uses, livestock holding and display, supporting emergency incidents (especially horse and livestock accommodation), displays and exhibitions, activities as part of the Berry Show and major events, or other approved uses. Part of the shed may also be enclosed/dedicated as a small utility or office space – for administrative or management uses (for example functioning as a reception and emergency incident management office when the Showground is functioning as an emergency evacuation/refuge area) or other purposes.<br><br>The new multi-purpose shed will have a footprint of no larger than 420 square metres of enclosed area (excluding surrounding paved areas, rainwater tanks, and other ancillary elements) and preferably have a low-profile elevation/roofline while still allowing for adequate ventilation. A row of yards associated with, and accessible from, this shed may be provided along its eastern side – adjacent to the expanded campground. An additional gate may be installed in the Showground boundary fence, if necessary, to allow for direct access to this structure from Station Road. This facility should preferably be available for use prior to removal of | **Medium** | CW&MR.<br>Showground layout plan.<br>Photographic records. User feedback. |

| Action No. | Objective(s) | Performance Target | Facilities and Developments – Management Actions (Means of Achievement) | Priority | Means of Assessment |
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| FD31 (cont'd) | | | the nearby horse stables (see Action FD25 above). Its construction should avoid impacting the existing tree (*Eucalyptus robusta*) just to the east of this site. | | |
| FD32 | High quality venue for rural or agricultural events. Multi-purpose and flexible venue for a diversity of uses. | Continued provision of adequate livestock facilities to support the central roles/uses of the Showground. | The existing livestock yards in the Showground's south-west corner will be retained and maintained fit for purpose.<br>These yard may be reconfigured or upgraded to better accommodate livestock/rural, major event, emergency and other approved uses. This may include increasing their capacity (including to compensate for the loss of yards due to construction of the new multi-purpose shed – see Action FD31 above), improving the yards' functioning and efficiency, better catering for flexible use of this area, improving animal welfare and user safety, or providing additional yards to the south-west. Existing trees in this area will be retained, as far as practicable, and additional shade trees planted (see Action GL12). | **HIGH** (on-going) | CW&MR. Showground layout plan. Photographic records. User feedback. |
| FD33 | High quality venue for rural or agricultural events. | Continued provision of adequate livestock facilities to support the central roles/uses of the Showground. | The south-western livestock yards will generally be retained and managed primarily as an open area. However the existing open pavilion/covered area will be retained/maintained and additional covered area capacity provided in this area – up to doubling of the existing covered area (up to a total covered area of 400 square metres). This may be as an extension to the existing open pavilion/covered area or as one or more additional shelters. | **Medium** (on-going) | CW&MR. Showground layout plan. Photographic records. |
| FD34 | High quality venue for rural or agricultural events. Multi-purpose and flexible venue for a diversity of uses. | Continued provision of adequate areas/facilities to support varied roles/uses of the Showground. | The cattle lawn, nearby open animal pavilions and the Poultry Pavilion will be retained and maintained fit for purpose. Management of this area/facilities will acknowledge and allow for their multiple uses – including for livestock/rural purposes, as part of the Berry Show, as a venue for markets and displays, during major events, for emergencies, and other approved uses. Existing trees in this area will be retained, as far as practicable, and additional shade trees planted (see Action GL11). | **HIGH** (on-going) | CW&MR. Photographic records. User feedback. |
| FD35 | High quality venue for rural or agricultural | Removal of non-compliant use/facility. | The camp kitchen (now closed) will be removed from the Poultry Pavilion and this facility re-purposed primarily for Berry Show and agricultural uses as well as other appropriate/approved uses. | **Medium** | Photographic records. User feedback. |

| Action No. | Objective(s) | Performance Target | Facilities and Developments – Management Actions (Means of Achievement) | Priority | Means of Assessment |
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| FD35 (cont'd) | events.<br>Multi-purpose and flexible venue for a diversity of uses.<br>Legislative and regulatory compliance. | Continued provision of adequate areas/facilities to support varied roles/uses of the Showground. | | | |
| **Woodchop Arena and Surrounds** | | | | | |
| FD36 | High quality venue for rural or agricultural events.<br>Multi-purpose and flexible venue for a diversity of uses. | Continued provision of an adequate woodchop area/facility to support a central role/use of the Showground, and other approved activities/uses. | The woodchop arena and surrounding/supporting facilities will be retained and maintained fit for purpose for woodchop and related events during the Berry Show and other times. The woodchop steward/broadcast box may be replaced by a similar facility when the adjacent animal nursery and storage area is redeveloped (see action FD45).<br>Any developments in this area will acknowledge, and allow for, occasional use of this space during major events and other approved uses/activities – including movement between the Showground and David Berry Memorial Park, and emergency access. The small shed on the arena's eastern side (fronting David Berry Memorial Park) may be refurbished or redeveloped (at its current size/scale), including being relocated elsewhere along this boundary if necessary to allow better access through this area. | **HIGH** (on-going) | CW&MR.<br>Showground layout plan.<br>Photographic records. User feedback. |
| FD37 | Multi-purpose and flexible venue for a diversity of uses. | Provision of improved facilities to support the Showground's varied roles/uses. | The two small buildings north of the woodchop arena (the "Rotary BBQ" and adjacent "Apex Kiosk" and bar) may be redeveloped as a new single "food and beverage" outlet – as shown on Figure 9. This new building will be no larger than 115 square metres (excluding surrounding paved areas, sheltered verandahs, rainwater tanks, and other ancillary elements) and be single storey only. Nearby outdoor seating/dining areas may be developed in association with this new building, including modifications to the existing picnic space/tables on the former poultry pavilion site.<br>This building will be sited to ensure access to/from the woodchop arena and stands is not impeded (including movement through this | **Medium** | CW&MR.<br>Showground layout plan.<br>Photographic records. User feedback. |

| Action No. | Objective(s) | Performance Target | Facilities and Developments – Management Actions (Means of Achievement) | Priority | Means of Assessment |
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| FD37 (cont'd) | | | area to/from David Berry Memorial Park) or prevent the future provision of temporary/mobile bleacher seating, or more permanent spectator stands, at the northern side of the arena. Any outdoor seating/dining areas provided south of this building may also serve as spectator areas for the woodchop arena. | | |
| **Berry Village Pool** | | | | | |
| FD38 | High quality, safe, functional and presentable community asset. Attractive venue for casual leisure, recreation and social activities. User safety. Legislative and regulatory compliance. | Berry Village Pool managed in accordance with regulatory requirements and standards, and meets community expectations. | Council will continue to operate and maintain the Berry Village Pool in accordance with statutory requirements and industry best practice. The Pool and surrounds will be kept clean, safe and tidy with water quality achieving the prescribed health standards – including requirements of the *Public Health Act 2010* and *Public Health Regulation 2012*. Day to day management of the Pool will be guided by the Office of Local Government's *Practice Note No. 15 - Water Safety*, Royal Life Saving Australia's *Guidelines for Safe Pool Operation* and other relevant guidelines – including any local "Pool Operations Manual" prepared by Council. | **HIGH** (on-going) | CW&MR. Regular water quality testing and reports. Observation. User feedback/ complaints. |
| FD39 | High quality, safe, functional and presentable community asset. Attractive venue for casual leisure, recreation and social activities. Equity of access. | Provision of improved aquatic and visitor facilities. Enhanced community leisure/recreation and fitness asset. | Capital renewal or replacement works, and other upgrades or improvements, for the Berry Village Pool's various components will generally be guided by Council's *Aquatic Facilities Shoalhaven Swim and Fitness Asset Management Plan*. This includes:<br>▪ on-going replacement or upgrades to the water treatment equipment and piping;<br>▪ minor building maintenance/improvements and new or upgraded user facilities (including installation of an all-abilities pool access chair/lift); and<br>▪ in the mid-term, refurbishing and extending the main pool (southwards) from its current 17 metres to 25 metres (also see Action FD41 below) and refurbishment of the wading pool – as shown on Figure 9. | **HIGH** (on-going) | CW&MR. Pool site plan. Observation and photographic records. User feedback. |
| FD40 | Attractive venue for casual leisure, recreation and | Provision of improved visitor facilities for Pool | Additional supporting furniture and low-key facilities – such as seating/benches, picnic tables, and shade shelters – will be | **Medium** | CW&MR. Observation. Number and type |



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| Action No. | Objective(s) | Performance Target | Facilities and Developments – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| FD40 (cont'd) | social activities. | users. Enhanced community leisure/recreation and fitness asset. | provided within the Pool area to enhance the passive leisure/recreation use of this facility. | | of park furniture and passive use facilities. User feedback. |
| FD41 | High quality, safe, functional and presentable community asset. Attractive venue for casual leisure, recreation and social activities. | Improved functionality of Pool complex and quality visitor facilities for users. Enhanced community leisure/recreation and fitness asset. | The existing entry, kiosk and lifeguard building at the southern end of the main pool will be relocated to accommodate the planned extension of this pool to 25 metres (see Action FD39 above), and simultaneously increasing the area of lawn/open space for leisure/passive uses. This moveable structure will be relocated to the Pool area's south-west corner, positioned close to the existing pedestrian entrance (as shown, indicatively only, on Figure 9), or a new building constructed (to approximately the same size and scale as this existing structure). All-abilities access will be provided to this structure and the Pool's internal path network modified as necessary. The service vehicle access to the Pool area from Albany Street will be relocated if required. | **HIGH** | CW&MR. Pool site plan. Photographic records. User feedback. |
| FD42 | High quality, safe, functional and presentable community asset. Attractive venue for casual leisure, recreation and social activities. Equity of access. | Provision of improved visitor facilities for Pool users. Enhanced community leisure/recreation and fitness asset. | A new single changeroom, shower and toilet facility will be constructed to replace the existing separate male and female amenities blocks. These existing facilities are assessed as being of "moderate" heritage significance by the *Berry Showground Conservation Management Plan* (2003). However they require considerable on-going maintenance to ensure their structural integrity and present poorly as outdated and inadequate facilities for users, as well as adding to the extent of building "clutter" on the site. The existing separate changerooms will be maintained in a safe, serviceable and presentable condition until this new facility is developed.<br><br>This new changeroom building will offer separate male and female areas (including all-abilities accessible facilities), and preferably be located in the south-east of the Pool complex (including extending the Pool enclosure/fencing in this area if necessary) to free-up lawn and open space for leisure/passive uses – as shown, indicatively only, on Figure 9. It will be will be no larger than 120 square metres (excluding surrounding paved | **Medium** | CW&MR. Pool site plan. Photographic records. User feedback. |

| Action No. | Objective(s) | Performance Target | Facilities and Developments – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| FD42 (cont'd) | | | areas, rainwater tanks, and other ancillary elements) and be single storey only. The Pool's internal path network will be modified to provide all-abilities access to this new facility. | | |
| FD43 | Attractive venue for casual leisure, recreation and social activities. High quality, safe, functional and presentable community asset. | Improved amenity, and screening/ privacy, of Pool area. | The existing chainmesh and barbed wire fence along the internal/Showground sides of the Pool complex will be replaced with a more appropriate and attractive fence type, such as palisade fencing, and appropriately landscaped/screened. | Low | CW&MR. Photographic records. |
| **Signage** | | | | | |
| FD44 | Interpret and celebrate cultural heritage values. High quality, safe, functional and presentable community asset. | Improved signage and information for Park users. | Prepare and implement a Signage Strategy addressing:<br>▪ improving the site's identity/naming and entry signage;<br>▪ interpretation of the site's key values, history and heritage buildings/features;<br>▪ facilities and activity opportunities;<br>▪ orientation and wayfinding;<br>▪ safety and warning signs; and<br>▪ regulatory/ordinance information (including information regarding the regulations around dogs).<br>Signage styles may be consistent with Council's wider signage style/standards or employ a style developed specifically for the Showground's character and values. Preference for simple signs, incorporating pictograms, to be accessible to users from culturally and linguistically diverse backgrounds. | **Medium** | Observation. CW&MR. Positive feedback from Showground users. |
| **Management Facilities** | | | | | |
| FD45 | Suitable new, redeveloped or expanded facilities and usage areas. Efficient and co- | Improved and centralised storage capacity. Improved management and | The existing Animal Nursery and storage shed will be replaced with a new facility, part enclosed and part covered (as warranted), to serve as a central storage space, equipment depot and management/maintenance support facility for the Showground (as well as the adjacent David Berry Memorial Park and Station Road | **HIGH** | CW&MR. Showground layout plan. Photographic records. |

| Action No. | Objective(s) | Performance Target | Facilities and Developments – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| FD45 (cont'd) | ordinated management. | support facilities. | block). This new building, constructed in the same location, will be no larger than 350 square metres of enclosed or covered space (excluding surrounding paved areas, rainwater tanks, and other ancillary elements) and be single storey only. | | |
| FD46 | Efficient and co-ordinated management. | Improved storage, management and support facilities and capacity. | Additional storage and management facilities/infrastructure – such as sheds, carports and covered areas, machinery parking, and open yards or laydown areas – may be developed in the area south of the new storage building (see Action FD45 above) – as shown on Figure 9. Existing trees in this area will be retained and protected from adverse impacts. | **Medium** | CW&MR. Showground layout plan. Photographic records. |
| FD47 | Efficient and co-ordinated management. Legislative and regulatory compliance. User safety. | Compliant hazardous materials store available and in use. | An appropriate hazardous materials store will be formalised, within the storage and management support area in the Showground's south-west (see Actions FD45 and FD46 above), compliant with Safe Work NSW requirements. (Also see Actions MA39 and MA40). | **HIGH** | CW&MR. Photographic records. |
| **Utilities** | | | | | |
| FD48 | Efficient and co-ordinated management. | Utilities adequate to meet the majority of usage conditions/ scenarios. | Utilities within and servicing the Showground will be upgraded as necessary to support existing and future usage levels and the variety of activities at the site.<br>Priority will be given to water supply and reticulation, including for fire services, as well as electricity supplies to and within buildings (consistent with heritage considerations/constraints).<br>Electricity supply and sewerage services will be upgraded as required. However these services need not be provided at a scale to fully meet the demands of the largest events held at the Showground (such as music festivals), and event organisers may be required to provide supplementary/temporary services such as generators and mobile toilets/showers. | **HIGH** (on-going) | CW&MR. User and event organiser feedback. |
| FD49 | Multi-purpose and flexible venue for | Improved electricity | Additional power bollards/outlets will be developed across the northern grass and road area – to better support the possible | Medium | CW&MR. Observation. |



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| Action No. | Objective(s) | Performance Target | Facilities and Developments – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| FD49 (cont'd) | a diversity of uses. Protect and enhance open space character/ qualities. | availability across northern grass and road area. | range of activities/uses of this space – preferably located around the edges of this area to retain the core zone as a relatively large uninterrupted open space. | | User and event organiser feedback. |

**Table 21 Use and Community Enjoyment – Objectives, Performance Targets, Actions, Priority, and Means of Assessment – for Areas Categorised as General Community Use**

Also see *Section 5.3.4 - Permissible Uses and Developments* and *Section 5.3.5 - Express Authorisation of Leases, Licences and Other Estates*.

| Action No. | Objective(s) | Performance Target | Use and Community Enjoyment – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| **General** | | | | | |
| UCE1 | Protection of cultural heritage features/values. High quality venue for rural or agricultural events. Accommodate community and group activities. | Continuation of long-term traditional uses of the Showground. | The Showground's heritage value includes its traditional use for those activities that have a long-term association with the site or its various elements. Priority in the approval and allocation of uses of the Showground will continue to be afforded to these long-standing uses. Specifically the annual Berry Show (including use of the Pavilion as an agricultural hall), rural/agricultural events, and Lodge Broughton's and the Berry Silver Band's use of various rooms in the Pavilion. | **HIGH** (on-going) | Observation and recorded patterns of use. User group satisfaction and feedback. |
| UCE2 | High quality venue for rural or agricultural events. | Continued suitability to accommodate the Berry Show and its future growth/evolution. | Any future development within the Showground should ensure the continued viability of holding the Annual Berry Show on the site. | **HIGH** (on-going) | Showground layout plan. Berry Show Society feedback. Observation. |
| **Annual Berry Show and Major Events** | | | | | |
| UCE3 | High quality venue for rural or agricultural events. Venue for festivals and major events. Balanced and equitable use and enjoyment. User safety. Neighbour amenity. | Continued occasional use of approved areas of the site for major events. Showground's values unimpaired, and no significant impacts for other | Use of the entire Showground site, or parts thereof, will continue to be permitted for the Annual Berry Show, music festivals, and other major events (from rural/agricultural events, to exhibitions or displays, to major "meets" or sports events, etc.). This includes the site's buildings and other infrastructure, including the campground and the Berry Village Pool (with Council approval), as well as David Berry Memorial Park and the Station Road block when warranted. This major event use will include regularly scheduled events, such as the Annual Berry Show, as well as occasional or once-off bookings. | **HIGH** (on-going) | Booking/approval records for major events, and specific areas/facilities used. Feedback from attendees, and organiser feedback and satisfaction. |



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| Action No. | Objective(s) | Performance Target | Use and Community Enjoyment – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| UCE3 (cont'd) | Revenue generation. | users or neighbours. | All such larger special events will be subject to Council's *Events Policy* and other policies and procedures as applicable. All such events will require Council approval – which may include special conditions around traffic and parking, vehicle access, temporary structures, food and alcohol, noise and lighting controls, access/use and protection of heritage features, additional services and utilities requirements, waste management, on-site security and crowd safety, protection of trees, approved storage areas and durations (before and after an event, or on-going), wet weather conditions, bonds and reinstatement obligations, insurances, neighbour liaison requirements, and other issues. Some larger special events may also warrant, or require, Development Approval (see Action MA29). | | Showground user and neighbour feedback/ complaints. Post-event site condition assessments. |
| UCE4 | Balanced and equitable use and enjoyment. | Minimal disruption/ inconvenience for other significant users and activities. | The schedule of major events that will involve use of all or extensive portions of the Showground, and particularly those effecting the oval/show ring and campground, will be determined as far in advance as practicable (in addition to established/known annual events). This is to ensure sufficient time is afforded to enable impacted organised sporting events and campground bookings to be managed/adjusted. | **Medium** (on-going) | Periods of advance notice afforded. Degree of disruption for other Showground activities/uses. User feedback/ complaints. |
| UCE5 | Venue for festivals and major events. Balanced and equitable use and enjoyment. Neighbour amenity. Revenue generation. | Maximised use of Showground for major events. Showground's values unimpaired, and no significant impacts for existing major events or other users or neighbours. | The Management Committee and Council may promote and consider opportunities for additional bookings and greater use of the Showground site, or parts thereof, for major events throughout the year – especially in "quieter" periods when additional events could support Berry's tourism economy. However the requirements of regularly scheduled events (including long-standing uses – see Actions UCE1 and UCE2 above), and the booking "window" and set-up/pull-down requirements of these existing or pre-eminent major events will be significant considerations. The appropriateness of an event to the Showground's values and character/setting, potential for unduly disrupting other established Showground activities (such as organised sports, regular markets and campground | **Medium** | Booking/approval records for major events, and specific areas/facilities used. Degree of disruption for other Showground activities. Site condition assessments. User and |

| Action No. | Objective(s) | Performance Target | Use and Community Enjoyment – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| UCE5 (cont'd) | | | patronage), wear and tear and resilience of the Showground's grassed and open space areas and other assets, the management demands of any extra events, neighbour amenity issues, and potential revenue generation will also be considerations. | | neighbour feedback/ complaints. |
| UCE6 | Venue for festivals and major events. Balanced and equitable use and enjoyment. Neighbour amenity. | Managed use of Showground for major events to ensure values unimpaired, and no significant impacts for existing major events or other users or neighbours. | If warranted the number of major events that can take place within the Showground, or within specific parts of the site, may be capped within a set period, or "blackout periods" enforced when events will not be approved. | **Medium** (on-going) | Booking/approval records for major events, and specific areas/facilities used. |
| UCE7 | Neighbour amenity. | Neighbours and surrounding areas not unduly disturbed/ inconvenienced during major events. | Promote awareness among local residents regarding use of the Showground for major events likely to cause some degree of local disruption/inconvenience. Provide Council contact numbers to report noise, parking infringements, or litter issues or for other complaints. Resident inconvenience may be addressed through special parking/access arrangements, temporary signage or other measures. Liaison with neighbours and implementing measures to reduce or manage their disturbance/inconvenience may be part of the approval conditions for major events. | **Medium** (on-going) | Measures implemented and their observed/ reported effectiveness. Issues specific monitoring (e.g. noise levels). Neighbour feedback and complaints. |
| **Use of Heritage Buildings** | | | | | |
| UCE8 | Accommodate community and group activities. Multi-purpose and flexible venue for a diversity of uses. | Greater use of heritage buildings for approved activities. Heritage values unimpaired, and | The Management Committee (or Council) will promote and consider opportunities for additional uses of the Showground's heritage buildings – specifically the Pavilion, Former Council Chambers and the grandstand (chiefly the structure's lower/enclosed areas) as well as the Rural Youth Hall. Greater | **HIGH** (on-going) | Number of bookings/ approvals for use of heritage buildings and type of activities |

| Action No. | Objective(s) | Performance Target | Use and Community Enjoyment – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| UCE8 (cont'd) | Balanced and equitable use and enjoyment. Sympathetic activation or adaptive use of heritage buildings. Revenue generation. | no significant impacts for other users. | use of these spaces, both for regular/on-going and once-off uses, may be made for activities such as:<br>▪ multi-purpose community spaces;<br>▪ group/club meetings or activities (book clubs, music groups, sporting clubs, hobby groups, IT clubs, disability services or care groups, seniors groups, youth groups, special interest groups/clubs, etc.);<br>▪ classes and lessons (arts and crafts, music, dance, Pilates, yoga, Tai Chi, language, IT and computers, etc.);<br>▪ other community group uses or gatherings – such as group meetings, public talks/lectures, etc.;<br>▪ demonstrations and displays;<br>▪ approved organised community events (see Action UCE13 below);<br>▪ approved social or large family gatherings, functions or group use (see Action UCE22 below); and<br>▪ approved small-scale or low-key commercial uses (see Action UCE26 below).<br><br>Greater uses of these buildings may be limited until internal improvements have been completed to accommodate or support such greater/more diverse use of some of these spaces.<br><br>Approvals for the use of these spaces will consider the other uses/users (existing and future) of a venue, and on-going exclusive access/use arrangements will generally be avoided (also see Action UCE1). Rooms/spaces will not simply be predominantly used for storage purposes that renders them unavailable for use by the wider community. Approvals will also be cognisant of the heritage values of these buildings, and activities with potential to impact a site's heritage fabric or values may be refused or have appropriate conditions attached to any approvals. Use of these spaces will be subject to Council's *Occupation of Council Owned or Managed Land Policy* or *Events Policy* where relevant. | | approved. User feedback. Condition assessments and monitoring of heritage buildings/spaces. |

| Action No. | Objective(s) | Performance Target | Use and Community Enjoyment – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| UCE9 | Sympathetic activation or adaptive use of heritage buildings.<br>Multi-purpose and flexible venue for a diversity of uses.<br>Revenue generation.<br>Neighbour amenity. | Greater use of heritage building for approved activities.<br>Heritage values unimpaired, and no significant impacts for other users or neighbours. | All or part of the Former Council Chambers may be repurposed and used – within the constraints of heritage conservation requirements and procedures, and subject to approval and suitable terms (including lease or licence arrangements – see Section 5.3.5) – to accommodate potential uses such as:<br>▪ an information or display centre – such as a visitor information centre, heritage information centre or museum/display space (including presenting the Showground's past);<br>▪ an arts and craft space – such as a community art facility, local arts/craft outlet, or exhibition space (including a facility supporting the nearby Berry School of Arts Hall);<br>▪ a café/kiosk or restaurant;<br>▪ a multi-purpose community space or exhibition space; or<br>▪ a similar facility open to, or serving, the local community and visitors.<br>An appropriate activity within Former Council Chambers could also use the proposed adjoining paved/hardened outdoor area immediately north of this building (see Action FD1).<br>Use of the Former Council Chambers will be subject to Council's *Occupation of Council Owned or Managed Land Policy* and other policies where relevant and also consider other uses/users (existing and potential) of this facility/area, neighbour amenity and parking issues. Potential uses may also require Development Approval (Also see Action MA28) | **Medium** | Suitable permit or lease/licence arrangements in place for appropriate use of the Former Council Chambers.<br>Observation.<br>User feedback.<br>Neighbour feedback/ complaints. |
| **Organised Sporting Uses and Oval / Show Ring** | | | | | |
| UCE10 | District quality sport and recreation facility.<br>Balanced and equitable use and enjoyment. | Continued use of the oval and associated sporting facilities.<br>Equitable (seasonal) access and use for organised sport. | Continue to use the oval/show ring – as well as the surrounds and associated facilities (existing and proposed) such as the grandstand, changerooms and perimeter seating – as a venue for organised sports (including training and other ancillary purposes). At present for rugby league over the winter season.<br>Allocate and manage organised sporting use of these facilities:<br>▪ in accordance with Council's *Sportsgrounds Management Policy* and sportsfield licencing/hire/booking procedures; | **HIGH** (on-going) | Approved organised sport uses.<br>Observation and recorded patterns of use.<br>Consistency with relevant policies and procedures. |

| Action No. | Objective(s) | Performance Target | Use and Community Enjoyment – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| UCE10 (cont'd) | | | ▪ within the context of Council's overall management of the demand for organised sporting venues relative to sports field availability/suitability across the wider Shoalhaven area; and<br>▪ acknowledging the long-term association of the Berry Shoalhaven Heads Magpies Rugby League Football Club with the Showground site. | | User group satisfaction and feedback. |
| UCE11 | District quality sport and recreation facility. Balanced and equitable use and enjoyment. | Greater use of oval and sporting facilities. Equitable (seasonal) access and use for organised sport. | Provide for additional/other organised sporting activities/uses of the oval/show ring – across both seasons – where this:<br>▪ can be accommodated and adequately managed;<br>▪ does not disadvantage or impede use of the Showground by other (established) sporting groups or major events;<br>▪ is within acceptable impacts on playing surfaces and assets;<br>▪ is consistent with Council's relevant policies and procedures;<br>▪ does not unduly preclude opportunities for informal leisure/recreation use by the wider community;<br>▪ does not unduly disturb neighbouring residents; or<br>▪ does not generate significant amenity impacts. | **Medium** (on-going) | Approved organised sport uses. Observation and recorded patterns of use. Consistency with relevant policies and procedures. User group satisfaction and feedback. |
| UCE12 | Balanced and equitable use and enjoyment. | Greater use of oval and supporting facilities. | Encourage greater use of the oval/show ring and surrounding/supporting facilities – where this does not impede the predominant use of the asset for organised sports, the annual Berry Show, and other major events. Such as opportunities for the site to be used by schools for sport and health/fitness activities, sports carnivals, community celebrations, performances, etc. The grandstand's facilities may also be used, with approval, for organised community events or large family/social/community gatherings (see Actions UCE13 and UCE22 below). | **Medium** (on-going) | Approved uses. Observation and recorded patterns of use. |
| **Organised Community and Special Events** | | | | | |
| UCE13 | Accommodate community and group activities. Balanced and equitable use and enjoyment. | Continued use of approved areas of the Showground for organised community events. Showground's | Use of the Showground site, or parts thereof, will continue to be permitted for organised community events – both regular events (such as country markets or fairs, "farmers markets" or New Year's Eve fireworks) as well as special or one-off community events. | **HIGH** (on-going) | Booking/approval records for organised community events, and specific |

| Action No. | Objective(s) | Performance Target | Use and Community Enjoyment – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| UCE13 (cont'd) | User safety.<br>Neighbour amenity.<br>Revenue generation. | values unimpaired, and no significant impacts for other users or neighbours. | This type of use will generally be smaller, have fewer infrastructure or facility requirements and have a smaller site footprint than major events (such as the Berry Show, music festivals, and other larger activities). They may include markets or fairs, outdoor cinemas, community celebrations or commemorations, fireworks, "carols in the park", parades, community/public meetings, clean-up days, special sport or recreation events, special interest events or competitions, exhibitions, etc. Organised community events may make use of both the outdoor and covered or indoor/built spaces of the Showground, as approved (also see Action UCE8 above).<br>These organised community events will be subject to Council's *Events Policy* and other policies and procedures as applicable. All such organised community events will require Council approval – which may include special conditions around traffic and parking, vehicle access, temporary structures, food and alcohol, noise and lighting controls, access/use and protection of heritage features, additional services and utilities requirements, waste management, on-site security and crowd safety, protection of trees, approved storage areas and durations (before and after an event, or on-going), bonds, insurance, neighbour liaison requirements, and other issues. Some larger events may also warrant, or require, Development Approval (see Action MA29). | | areas/facilities used. Feedback from attendees, and organiser feedback and satisfaction. Showground user and neighbour feedback/ complaints. Post-event site condition assessments. |
| UCE14 | Accommodate community and group activities.<br>Balanced and equitable use and enjoyment.<br>User safety.<br>Neighbour amenity.<br>Revenue generation. | Maximised use of Showground for organised community events.<br>Showground's values unimpaired, and no significant impacts for other users or neighbours. | Those organised community events that now regularly occur on parts of the Showground, and are established uses of the site, will be prioritised. However the Management Committee (or Council) may promote and consider opportunities for additional community events and encourage greater use of parts of the Showground site for other smaller or short duration community activities/events – either as recurring organised community events or once-off uses.<br>In determining the suitability of established or additional organised community events consideration will be given to overall site usage levels/pressures (both for the area in question and the Showground as a whole), potential impacts for other established | **Medium** (on-going) | Booking/approval records for organised community events, and specific areas/facilities used. |

| Action No. | Objective(s) | Performance Target | Use and Community Enjoyment – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| UCE14 (cont'd) | | | uses/users of the area, the appropriateness of an event to the Showground's values and character/setting, and other issues as detailed (for major events) at Action UCE5 above. However as the Showground is an important community space for the Village, efforts will be made to accommodate additional smaller limited duration community events wherever practicable. | | |
| **Livestock and Other Rural / Agricultural Uses** | | | | | |
| UCE15 | High quality venue for rural or agricultural events. | Showground continues to be used for a range of traditional, and additional, livestock and rural/agricultural purposes. | The Showground will continue to accommodate livestock, agricultural and rural focused uses, activities and events – for activities ranging from major events such as the annual Berry Show and farm field days, through livestock sales and judging or equestrian competitions, to small-scale activities. The Showground will also continue to be used as an emergency evacuation and holding area for livestock and other farm animals, particularly large animals. (Also see Action UCE1) | **HIGH** (on-going) | Booking/approval records or incidence of livestock and rural uses, and specific areas/facilities used. Observation. User feedback. |
| UCE16 | High quality venue for rural or agricultural events. Balanced and equitable use and enjoyment. | Showground continues to be used for a range of traditional, and additional, livestock and rural/agricultural purposes. No significant impacts for other activities, or the Showground's values/assets. | Livestock and rural events will typically be focused on the ova/show ring, cattle lawn and surrounding animal shelters/pavilions, south-western yards, existing stables (until removed for enlargement/redesign of the campground – see Action CH13), proposed multi-purpose shed if/when developed (see Action FD31) and woodchop arena. However these areas or facilities will also be available for, and managed to enable and support, use by a range of other Showground activities or events – from the oval/show ring which is at the core of the Showground's multiple uses, to the south-western yards where the infrastructure is more limiting in terms of feasible alternative uses.<br>Approvals for livestock and rural/agricultural uses of these areas or facilities will consider the overall site usage levels/pressures (both for the area in question and the Showground as a whole), potential impacts for other established uses/users of an area, the appropriateness of an event, and other factors. However in recognitions of the Showground's traditional rural/agricultural roles | **Medium** (on-going) | Booking/approval records or incidence of livestock and rural uses, and specific areas/facilities used. Observation. User feedback. |

| Action No. | Objective(s) | Performance Target | Use and Community Enjoyment – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| UCE16 (cont'd) | | | and associations efforts will be made to accommodate livestock and rural/agricultural uses wherever practicable. | | |
| UCE17 | High quality venue for rural or agricultural events. | Availability of on-site llivestock and animal husbandry services to support the Showground's livestock/rural functions. | Livestock and animal husbandry services – such as veterinary services or farrier and other equine services – will be permitted at a suitable site(s) within the Showground's (in the Showground's animal holding and handling areas). These services may be provided on a temporary/mobile basis or from an appropriately located dedicated site/facility – subject to necessary permit or lease/licence arrangements (see Section 5.3.5). | **Medium** | Livestock and animal husbandry services available. Suitable permit or lease/licence arrangements in place. |
| **Camping and Overnight Uses** | | | | | |
| UCE18 | Compliant, functional and appealing campground. Multi-purpose and flexible venue for a diversity of uses. Venue for festivals and major events. | Campground continues to be the focus of camping and overnights stays. Use of the campground and overnight stays elsewhere in the Showground effectively managed during major events. | Camping or overnight stays within the Showground will continue to be restricted to the campground area, unless specifically permitted elsewhere in association with approved major events or other uses (or in emergencies). The campground will continue to be made available for sole use, for camping or other purposes, as part of approved major events. | **HIGH** (on-going) | Observation. Incidence of special approvals for major events relating to use of the campground and/or overnight stays permitted elsewhere in the Showground. |
| UCE19 | Compliant, functional and appealing campground. Revenue generation. | A campground booking system appealing to patrons and functional for the facility's operation. Improved campground marketing and | Council will ensure that an efficient, effective and user-friendly booking system is in place for the campground – to service intending patrons as well as to assist/support any on-site campground manager. The campground booking system will provide for "blackout" periods, when public use of the facility is not available due to scheduled/approved major events. | **HIGH** (on-going | Booking system in place and effective. Campground patron and other user feedback. Incidence and type of campground |

| Action No. | Objective(s) | Performance Target | Use and Community Enjoyment – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| UCE19 (cont'd) | | profile. | Council and/or the Management Committee will continue to advertise and promote the campground through appropriate means. | | advertising and promotion. |
| UCE20 | Compliant, functional and appealing campground. User safety. | Patrons aware of the campground's facilities/offerings, as well as being informed of and abide by the site's code of conduct. | Prepare appropriate "campground guide and code of conduct" information for campground patrons to provide orientation and user information, safety information, site rules and appropriate behaviours or protocols (including around sharing the Showground with other users), and the history and significance of Berry Showground. | Medium | Appropriate information prepared and available to intending users and for patrons at check-in. |
| **Informal Leisure / Recreation Uses and Social Gatherings** | | | | | |
| UCE21 | Attractive venue for casual leisure, recreation and social activities. Balanced and equitable use and enjoyment. | Maximum opportunities for community to use and enjoy the Showground's open space areas and facilities. | Continue to provide for and encourage on-going community use of the Showground's freely accessible open space areas and facilities (such as the playground, Rotunda, landscaped areas, public toilets, etc.) for a range of independent or casual uses. This may include activities such as – informal leisure and recreation, play, relaxation, casual socialising, scenic appreciation, personal fitness activities, and other independent or casual use by members of the community – to ensure on-going regular use and enjoyment of the site. This excludes those times when the site, or parts of it, is being used for approved controlled entry or ticketed events.<br>This will include access (pedestrian only) to the oval / show ring, other than when being used for organised sports or other approved events/activities. Casual public access/use of the campground area will be managed when necessary to avoid excessive disturbance for campground patrons, however unreasonable limits will not be placed on casual/informal public access to and through this area. | **HIGH** (on-going) | Observation. Frequency of exclusion of the wider community due to controlled entry or ticketed events. User feedback. |
| UCE22 | Accommodate community and group activities. Balanced and equitable use and | Continued use of approved areas or facilities for large family/social gatherings or | Continue to accommodate casual use of the Showground for occasional family gatherings, large picnics, functions, weddings (including wedding photography), other family ceremonies (such as naming or commitment ceremonies), large social or community gatherings (non-corporate) and similar larger family or social | **HIGH** (on-going) | Booking records for large family/social gatherings and use, and specific |

| Action No. | Objective(s) | Performance Target | Use and Community Enjoyment – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| UCE22 (cont'd) | enjoyment. Attractive venue for casual leisure, recreation and social activities. Neighbour amenity. | group use. Minimal inconvenience for other users and neighbours. | gatherings. These occasional social/community gatherings may make use of both the outdoor and indoor areas of the Showground, as approved.<br>Such social/community gatherings or group use will require a booking/approval when beyond certain size thresholds (as set by the Management Committee or Council), or for certain types of activity, or that involve setting up temporary structures (such as a jumping castle or marquee) and will be subject to Council's *Events Policy* or *Occupation of Council Owned or Managed Land Policy* where relevant. Large family/social group use will principally be permitted within the Showground's outdoor areas, however the use of covered areas or buildings/internal spaces will be considered where appropriate (such as the grandstand's lower level, or heritage buildings). | | areas/facilities used. Feedback from attendees. User and neighbour feedback. |
| UCE23 | Legislative and regulatory compliance. Attractive venue for casual leisure, recreation and social activities. User safety. | Dogs in the Showground effectively managed, consistent with legislation and Council guidelines, for the enjoyment and safety of all users. | The Showground will be continue to be designated and managed as an on-leash dog area only – unless off-leash dogs and other canine activities are permitted as part of approved major or special event uses or as part of a licenced/permit approved activity. The management of dogs within the site will also be aligned with the requirements of the *Companion Animals Act 1998* and *Companion Animals Regulation 2008*. Parts of the Showground may also be dog-prohibited zones should this be deemed necessary by Council. | **Medium** (on-going) | Observations and compliance/ enforcement records. User satisfaction and number of complaints annually. |
| **Use of the Berry Village Pool** | | | | | |
| UCE24 | Village or district quality aquatic facilities. Attractive venue for casual leisure, recreation and social activities. | Berry Village Pool continues to serve as a valued community leisure, recreation and fitness asset. | The Berry Village Pool will continued to be managed, by Council (including via appropriate contract management, if warranted), as part of and consistent with Council's wider provision and operation of aquatic facilities across the Shoalhaven local government area. Exclusive use of the Pool area may be approved as part of major events on the Showground site (see Action UCE3 above). | **HIGH** (on-going) | Pool patronage levels. Incidence of approved exclusive use. User feedback. |

| Action No. | Objective(s) | Performance Target | Use and Community Enjoyment – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| UCE25 | Village or district quality aquatic facilities.<br>Attractive venue for casual leisure, recreation and social activities.<br>Neighbour amenity. | Maximise use of the Berry Village Pool. No significant impacts for neighbours. | Consideration will be given to extending the opening hours of the Berry Village Pool, and the length of the pool's operating season. Factors such as demand and usage levels, staffing and financial viability, and neighbour amenity will be considered in setting Pool hours/season. | **Medium** | Pool opening hours and season. User feedback.<br>Neighbour feedback/ complaints. |
| **Commercial / Corporate Activities** | | | | | |
| UCE26 | Multi-purpose and flexible venue for a diversity of uses.<br>Balanced and equitable use and enjoyment.<br>Neighbour amenity.<br>Revenue generation. | Appropriate small-scale commercial uses operating within specified areas/facilities within the Showground with approval. Site values unimpaired, and no significant impacts for other users or neighbours. | Small-scale or low-key commercial uses that are consistent with the Showground's values and purposes (and do not involve the construction of a permanent building or structure) will be permitted within specified areas of the Showground (including within existing or proposed structures/buildings) at the Management Committee's or Council's discretion – under an appropriate licence or permit, and in accordance with any applicable policies (such as the *Use and Hire of Community Facilities for Commercial Activities* and *Occupation of Council Owned or Managed Land* policies) or guidelines and necessary registration requirements.<br>Such uses might include personal trainers, "boot camps", aerobics groups, commercial dog-walkers, dance classes, yoga or Tai Chi classes, public talks, bicycle hire, small musical/vocal performances, mobile food/refreshment vending (such as ice cream vans, "coffee carts", etc.), and the like. | **HIGH** (on-going) | Approval records and observation.<br>User and neighbour feedback/ complaints.<br>Participant and operator feedback.<br>Incidence of unapproved uses/operators. |
| UCE27 | Multi-purpose and flexible venue for a diversity of uses.<br>Balanced and equitable use and enjoyment.<br>Neighbour amenity.<br>Revenue | Occasional appropriate corporate events, at specified areas/facilities, within the Showground with approval. Site | Occasional use of the Showground may be permitted for corporate hire, events and other uses – as guided by Council's *Use and Hire of Community Facilities for Commercial Activities* and *Events Policy* and other applicable policies and procedures. Such corporate events and activities will require a booking/approval and may be subject to special requirements or conditions around minimising exclusive access/use, temporary structures, banners/signage and advertising, food and alcohol, | **Medium** (on-going) | Booking records for corporate use, and specific areas/facilities used. User and neighbour feedback/ complaints. |

| Action No. | Objective(s) | Performance Target | Use and Community Enjoyment – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| UCE27 (cont'd) | generation. | values unimpaired, and no significant impacts for other users or neighbours. | noise and lighting control, waste management, bonds, insurance, and other issues. Approval will not generally be granted for commercial events that are solely commodity or product marketing, or advertising, oriented. | | Organiser feedback and satisfaction. |
| **Commercial Filming and Photography Uses** | | | | | |
| UCE28 | Balanced and equitable use and enjoyment. Multi-purpose and flexible venue for a diversity of uses. Legislative and regulatory compliance. Neighbour amenity. Revenue generation. | Commercial filming and photography accommodated as appropriate with no significant impacts on Showground values, other users or neighbours. | Commercial/professional filming and photography will be permitted within the Showground – as required by the *Filming Related Legislation Amendment Act 2008* – as guided by Council's *Film and Video Production In Public Reserves and Public Places Policy* (and the Department of Local Government Filming Protocol 2009). Council will consider applications (consistent with the 2009 Filming Protocol) if they are of a non-commercial, educational or community service nature and will not impact resident and business access/amenity. Such commercial/professional filming and photography will require a booking/approval and may be subject to special requirements or conditions around traffic and parking management, exclusive use, noise and other disruptions, safety, and other matters. | Low (on-going) | Approval records and observation. Applicant satisfaction. Showground user neighbour feedback. |
| **Monitoring and Managing Booked / Approved Uses** | | | | | |
| UCE29 | Multi-purpose and flexible venue for a diversity of uses. Balanced and equitable use and enjoyment. Sustainable and cost-effective management. Neighbour amenity. | Maximum community use/benefits with no significant impacts on the Showground's values, other users or neighbours. | The frequency, scale and location of specially booked/approved uses (from large annual events, through regular community or special events, to occasional or infrequent uses such as wedding and commercial photography) within the Showground will be monitored. Approved uses will be managed as necessary – including a limit on the number of events over a given period and/or in a specific area/facility – to ensure these uses do not adversely impact the site's values, unacceptably disadvantage other uses/users, or cause unacceptable inconvenience/disturbance for neighbours. (Also see Action UCE6) | **Medium** (on-going) | Booking/approval records and observation. User and neighbour feedback/ complaints. |

**Table 22 Management and Administration – Objectives, Performance Targets, Actions, Priority, and Means of Assessment – for Areas Categorised as General Community Use**

| Action No. | Objective(s) | Performance Target | Management and Administration – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| **Management Committee** | | | | | |
| MA1 | User and community involvement in management. Efficient and co-ordinated management. | On-going effective, sympathetic and efficient mangemt of the Showground's assets, values and uses by the Management Committee. | Council will continue to manage the Showground using the Management Committee model as a cost-effective management model that involves and "invests" the local community and user groups in the site's maintenance, management and use. The roles/functions and operation/administration of the Management Committee will be guided by, and consistent with, Council's current *Management Committee Guidelines* (and any subsequent revisions). The Management Committee will continue to exercise their delegated authority as an extension of Council, consistent with the *Management Committee Guidelines*, and appropriately manage the Showground facilities and funds as highly valued and community owned assets. | **HIGH** (on-going) | Management Committee in place and functioning effectively and efficiently. Committee's annual reports to Council. Council audits. |
| MA2 | Efficient and co-ordinated management. Sustainable and cost-effective management. High quality, safe, functional and presentable community asset. | An up-to-date, document to provide an agreed direction and guide for the Management Committee in the management and operation of the Showground. | The Management Committee will prepare a "Facility Management Plan" for the Showground – as required by the current *Management Committee Guidelines* (and any subsequent revisions) – to guide the Committee in key aspects of the site's use, maintenance, operational and capital works, safety and risk management as well as setting out the Committee's responsibilities and reporting framework. The "Facility Management Plan" is to be consistent with the directions and actions set out in this Plan of Management. It will complement this Plan by serving as an annual operational plan for the Showground for the Management Committee's guidance and Council's oversight.<br>The "Facility Management Plan" is to be reviewed and updated, and provided each year for Council endorsement (as required by the *Management Committee Guidelines* or as otherwise required by Council). | **HIGH** (on-going) | "Facility Management Plan" reviewed and updated each year, and Council endorsement obtained. |



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| Action No. | Objective(s) | Performance Target | Management and Administration – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| MA3 | User and community involvement in management. Efficient and co-ordinated management. | Management Committee is sufficiently representative of all groups using or closely associated with the Showground. | Council will periodically review the composition/membership of the Management Committee to ensure that it continues to be representative of all groups who use or are closely associated with the Showground. Council may adjust the make-up of the Committee, and advertise to promote community involvement and/or fill vacancies on the Committee, from time to time in accordance with the current *Management Committee Guidelines* (and any subsequent revisions). | **Medium** (on-going) | Number, frequency and outcome of Council reviews. Representative-ness of Management Committee. |
| MA4 | User and community involvement in management. Efficient and co-ordinated management. | Suitably informed and skilled Management Committee. | Council will ensure that Management Committee members receive adequate training and information to support them in the effective, efficient, equitable/balanced and compliant management of the Showground. This may include areas such as work health and safety obligations and processes, emergency procedures, heritage management obligations and procedures, chemical use and storage, financial probity, works approvals, requirements of the current *Management Committee Guidelines* (and any subsequent revisions), managing volunteers, and others. | **Medium** (on-going) | Number and type of information or training packages provided. Assessed/ demonstrated knowledge level and skills of Management Committee members. |
| MA5 | User and community involvement in management. Efficient and co-ordinated management. | Improved Management Committee profile. Greater user/visitor appreciation and understanding of the Committee and its roles. | The public profile of the Management Committee and its role in managing the Showground will be enhanced. This may include dedicating a space (a shared use area if appropriate) within the site as a Management Committee "office", publicising the Committee's contact details, and better presenting/explaining the Committee's roles and responsibilities to Showground users and casual visitors (such as by an on-site notice board or signage with relevant information for users/visitors). | **Medium** | Additional awareness, information and promotional measures in place. Level of user/visitor appreciation and understanding of the Committee and its role. |
| **Resourcing, Management and Maintenance** | | | | | |
| MA6 | Efficient and co-ordinated management. | Adequate resources and funding available | Council will assist the Management Committee in terms of resources and/or funding essential or beneficial for the sound management, protection and community enjoyment of the | **HIGH** (on-going) | Type, scale and frequency of Council inputs, |

| Action No. | Objective(s) | Performance Target | Management and Administration – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| MA6 (cont'd) | Revenue generation. | for the Showground's management and use. | Showground. This may include inputs and assistance such as – capital works funding and implementation (see Action MA27), undertaking agreed maintenance or other works (see Actions MA9 and MA8 below), providing maintenance subsidies, sourcing grant funding (such as for heritage works or community facilities), providing specialist advice and assistance (such as compliance and regulatory or planning/approvals requirements), in-kind assistance, and other contributions/involvement as deemed necessary by Council. | | assistance or involvement. |
| MA7 | High quality, safe, functional and presentable community asset. Efficient and co-ordinated management. | All facilities are safe, available, fit for purpose and presentable. Good to high standards of serviceability, condition and presentation of user facilities and infrastructure. | All user facilities and infrastructure within the Showground will be cleaned, maintained and managed to ensure they are in a safe, serviceable and presentable condition (such as park furniture, play equipment, toilets, shelters, water stations, bins, signage, sealed or surfaced paths, barriers, etc.). This will include both programmed and opportunistic maintenance, repairs and replacement. Facilities will be maintained to their current standards or better as/where warranted – and in accordance with Council's adopted service standards for parks and reserves, the endorsed "Facility Management Plan" for the Showground, and any applicable asset management plans. Facility maintenance requirements may be included in any lease or licence arrangements for specific areas/assets where applicable (see Section 5.1.5). | **HIGH** (on-going) | Maintenance records, and regular inspections/ audits. User feedback and satisfaction, and number of complaints annually. |
| MA8 | High quality, safe, functional and presentable community asset. Efficient and co-ordinated management. Sustainable and cost-effective management. | All facilities are safe, available, fit for purpose and presentable. Good to high standards of serviceability, condition and presentation of user facilities and infrastructure. Co-ordinated and co- | Regular/day-to-day and periodic or larger maintenance efforts will be the responsibility of the Management Committee – as guided by the endorsed "Facility Management Plan" as well as the maintenance responsibilities and expenditure thresholds set out in the current *Management Committee Guidelines* (and any subsequent revisions).<br>Council may also arrange with the Management Committee to be responsible for undertaking specific maintenance tasks – such as (for example) mowing the oval/show ring, waste removal and recycling, addressing significant drainage issues, safety matters, heritage conservation works and a variety actions associated | **HIGH** (on-going) | Maintenance records, and regular inspections/ audits. Clear delineation of Management Committee's and Council's respective maintenance tasks and |

| Action No. | Objective(s) | Performance Target | Management and Administration – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| MA8 (cont'd) | | operative management activities between Management Committee and Council. | with the campground's operation. The purpose of such Council involvement will be to supplement the Management Committee's resources and expertise, provide efficiencies, address specialist areas/requirements, and otherwise assist in the Showground's maintenance, presentation and operation in order to deliver the maximum community benefit. | | responsibilities. User feedback and satisfaction, and number of complaints annually. |
| MA9 | High quality, safe, functional and presentable community asset. Efficient and co-ordinated management. Sustainable and cost-effective management. | All facilities are safe, available, fit for purpose and presentable. Good to high standards of serviceability, condition and presentation of user facilities and infrastructure. | Council will continue to be responsible for major maintenance and improvements within the Showground – such as roads and car parking, building extensions or roofing and major structural works, external painting, major plumbing or electrical repairs, and fire safety – as set out in the current *Management Committee Guidelines* (and any subsequent revisions). (Also see Action MA27) | **HIGH** (on-going) | CW&MR. Maintenance records, and regular inspections/ audits. User feedback and satisfaction, and number of complaints annually. |
| MA10 | Compliant, functional and appealing campground. User safety. Efficient and co-ordinated management. | An effective on-site management presence and visitor contact servicing the campground. | An on-site campground caretaker/manager will continue to be based within the campground during normal operating hours (or other periods as necessary). An after-hours or emergency contact will also be provided for campground patrons for use after-hours or when the campground caretaker/manager is unavailable. | **HIGH** (on-going) | Campground caretaker/ manager in place. After-hours or emergency contact provided. |
| MA11 | Compliant, functional and appealing campground. User safety. Efficient and co-ordinated management. | An effective full-time on-site management presence and visitor contact servicing the campground. | If warranted by the frequency/levels of use of the campground, or as/when otherwise considered necessary, a full-time on-site campground caretaker/manager will be based within or close to the campground. Accommodation for such a full-time management presence will be provided by a caravan, mobile home or other appropriate transportable dwelling located within or on the margins of the campground itself. (Also see Action LMF3) | **Medium** | Full-time on-site campground caretaker/ manager in place. |

| Action No. | Objective(s) | Performance Target | Management and Administration – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| MA12 | Village or district quality aquatic facilities. Attractive venue for casual leisure, recreation and social activities. Sustainable and cost-effective management. | Berry Village Pool maintained to acceptable standards of safety, serviceability, condition and presentation. | Maintenance of the Berry Village Pool will continue to be Council's responsibility (including management and maintenance of this facility through an appropriate contract management arrangement, if warranted). The facility will be maintained in accordance with statutory requirements, Council's *Aquatic Facilities Shoalhaven Swim and Fitness Asset Management Plan* (or other subsequent/applicable asset management plan[s]), and industry best practice. | **HIGH** (on-going) | Maintenance records, and regular inspections/ audits. User feedback and satisfaction, and number of complaints annually. |
| MA13 | Efficient and co-ordinated management. Multi-purpose and flexible venue for a diversity of uses. | Minimal disruption to Showground's major events and other significant uses. | As far as possible, substantial maintenance works will be scheduled to avoid or minimise disruption to regular major events of significant community occasions within the Showground. | **Medium** (on-going) | Maintenance schedules. Event organiser feedback/ complaints. User and community feedback/ complaints. |
| **Fees / Charges and Revenue** | | | | | |
| MA14 | Revenue generation. Efficient and co-ordinated management. | Showground fees and charges consistent with Council's wider cost recovery framework. | Fees charged for use of the Showground and/or its various facilities will be in accordance with Council's published *Fees and Charges* – as adopted and notified annually by Council. The Management Committee's application of these fees and charges will be guided by, and consistent with, the current *Management Committee Guidelines* (and any subsequent revisions). Fees and charges will be publicised through appropriate measures – including being prominently displayed at the campground office (see Action FD28). | **HIGH** (on-going) | Fees and charges as applied. |
| MA15 | Revenue generation. Balanced and equitable use and enjoyment. | Fees/charges tailored to major events or particular activities where appropriate. | Council, and/or the Management Committee with Council's concurrence, may negotiate special fees/charges arrangements with the organisers of major events – such as daily hire fees for set-up/pull-down periods for music festivals, additional water supply charges for major livestock events/tenants, special fee | **Medium** | Fees and charges as applied. Cost recovery percentage annually. |

| Action No. | Objective(s) | Performance Target | Management and Administration – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| MA15 (cont'd) | | | arrangements for members of the Showman's Guild, reduced charges for charity or community service activities, etc. | | |
| MA16 | Revenue generation. Compliant, functional and appealing campground. | Improved campground occupancy rates and increased tourism profile. | The campground and its facilities will be actively advertised and promoted – to better capitalise on its potential role as the Showground's key revenue generating asset. | **Medium** (on-going) | Advertising and promotional measures in place and effective. |
| MA17 | Revenue generation. Protect and enhance landscape character and scenic qualities. Protection of cultural heritage features/values. | Appropriate charges for on-site advertising. Appropriate form and placement of advertising signs. | Advertising signage within the Showground will be subject to an appropriate fee. The erection of advertising signs will also require Council approval – under the current *Management Committee Guidelines* (and any subsequent revisions) – and should be sympathetic to the Showground's character and setting. Any advertising signage at heritage structures, if permitted, should be free standing so as not to impact on significant heritage fabric and be readily removable. | **Medium** | Records of advertising fees charged and approvals granted. Observation. |
| MA18 | Revenue generation. Sustainable and cost-effective management. Efficient and co-ordinated management. | Maximum cost recovery and re-investment of fees and revenue generated on-site back into the Showground. | Income from leases/licences, permits, hiring charges or other fee and charges generated on-site will be returned to help fund the Showground's maintenance, protection, management, improvement, presentation and use – to the fullest extent possible under the *Local Government Act 1993* and *Crown Lands Management Act 2016* as well as consistent with the current *Management Committee Guidelines* (and any subsequent revisions). | **HIGH** (on-going) | Showground's annual budget. Cost recovery percentage annually. |
| MA19 | Revenue generation. | Securing additional funds for expenditure at the Showground. | Council will regularly pursue grant and external funding to assist in the Showground's maintenance, protection, management, improvement, presentation and use. | **Medium** (on-going) | Amount of grant and external funding secured. |



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| Action No. | Objective(s) | Performance Target | Management and Administration – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| **Monitoring** | | | | | |
| MA20 | Efficient and co-ordinated management. High quality, safe, functional and presentable community asset. | Regular/scheduled inspections of the Showground's facilities and assets to assist their upkeep, management and use. | The Management Committee will undertake monthly inspections of the Showground's facilities and assets – as required by the current *Management Committee Guidelines* (and any subsequent revisions). The Committee will also inspect facilities and assets in response to user or community complaints.<br>Council staff will also opportunistically inspect the Showground's facilities and assets as part of their normal duties. | **HIGH** (on-going) | Management Committee inspections undertaken and documented. Number of Council inspections and reports. |
| MA21 | Management of leases, licences or other estates. Efficient and co-ordinated management. | Compliance with terms and conditions of approved leases or licences. | Undertake periodic inspections and monitoring of any lessees, licensees or other permit holders operating within the Showground, to ensure terms and conditions of approvals are being met. | **Medium** (on-going) | Inspections/audit and monitoring reports. Incidence of compliance (or otherwise) with conditions. |
| **Stakeholder and Neighbour Engagement / Liaison** | | | | | |
| MA22 | Neighbour amenity. User and community involvement in management. | Neighbours aware of and engaged in the Showground's management. Neighbours adequately informed of major uses/events. | The Management Committee and Council will continue to liaise with the Showground's neighbours and surrounding land users to ensure that – their views are considered in the site's management, they are aware of planned larger events and activities, and appropriate/practical measures can be put in place to reduce undue disturbances or impacts for neighbours or nearby land users. | **Medium** (on-going) | Frequency and nature of neighbour liaison. Level of neighbour awareness and reduced number of complaints annually. |
| MA23 | User and community involvement in management. Efficient and co-ordinated | Effective engagement of volunteers, on approved projects. Management Committee and | Engage with, and support, volunteers and user groups to assist in the Showground's maintenance and management. Volunteer programmes will be directed towards projects and priorities consistent with the directions of this Plan of Management and the approved "Facility Management Plan", and be guided by Council's relevant policies and guidelines (notably the *Work* | **Medium** | Number of volunteer projects annually. Participant satisfaction and feedback. |

| Action No. | Objective(s) | Performance Target | Management and Administration – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| MA23 (cont'd) | management. | Council's management resources supplemented. | *Health and Safety Policy*). | | |
| **Information and Promotion** | | | | | |
| MA24 | Efficient and co-ordinated management. Revenue generation. | Improved on-line and promotional information for Showground users and intending users. | Ensure up-to-date information regarding the Showground is available on Council's website, along with the availability of other promotional and pre-visit information as/when required – and particularly in relation to the campground. To provide intending visitors with easy access to the latest information concerning the Showground and its facilities/opportunities. | **Medium** | Availability and quality of pre-visit information. Positive feedback from users. |
| MA25 | High quality, safe, functional and presentable community asset. | Improved naming and identification of Showground. | On-site signage naming/identifying and promoting the Showground will be upgraded or installed at major entry points and prominent boundaries – notably along the site's northern boundary and eastern boundaries. | **Medium** | Improved entry and boundary signs in place. User feedback. |
| **Land Tenure** | | | | | |
| MA26 | Efficient and co-ordinated management. High quality venue for rural or agricultural events. | Correction of land tenure anomaly/ encroachment. Increased area available for Showground purposes. | Council will realign the western end of Station Road, at its intersection with Albany Street, to relocate the sealed carriageway to outside the Showground's cadastral boundary (off Lot 1 DP940561) and back onto the road reserve. The Showground's boundary fence will be realigned as necessary and the former section of roadway rehabilitated and the area used to extend the south-western livestock yards. (Also see Action FD32) | Low | CW&MR. Observation. |
| **Planning and Development Approvals** | | | | | |
| MA27 | Efficient and co-ordinated management. | Council works approvals obtained where/when required. | Council approval will be required for any capital works or other major works over a prescribed cost (at present $5,000) proposed by the Management Committee – as required by the current *Management Committee Guidelines* (and any subsequent revisions). | **HIGH** (on-going) | Type and number of capital works or other major works approved. |

| Action No. | Objective(s) | Performance Target | Management and Administration – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| MA28 | Legislative and regulatory compliance.<br>Protect and enhance landscape character and scenic qualities.<br>Protect and enhance open space character/ qualities.<br>Protection of cultural heritage features/values. | Ensure environmental assessment and development approval procedures followed where required. | All major new works, developments or larger maintenance projects undertaken in the Showground with the potential to significantly impact the area's values, or the potential for serious impacts on surrounding land uses, will be subject to appropriate impact assessment or approval procedures (including opportunities for community consultation/input, as necessary), and development consents and other approvals/permits obtained – in accordance with applicable legislative, planning, policy and process requirements (including cultural heritage assessments and approvals where required/warranted). | **Medium** (on-going) | Type and number of projects assessed.<br>Development approvals obtained where required. |
| MA29 | Legislative and regulatory compliance. | Ensure environmental assessment and development approval procedures followed where required. | Some major events, and other large community or special events, may warrant or require development approval. Obtaining any such development approvals will be the responsibility of the event organiser and may be a condition of any event licence or approval process. (Also see Actions UCE3 and UCE13). | **Medium** (on-going) | Development approvals obtained where required. |
| **Safety, Security and Hazards** | | | | | |
| MA30 | User safety.<br>Legislative and regulatory compliance.<br>Multi-purpose and flexible venue for a diversity of uses. | Showground effectively managed as an emergency/ evacuation facility. | During declared emergencies, operational management of the Showground may be placed under the direction of the Local Emergency Operations Controller or appropriate emergency services/response agencies – as guided by any adopted *Shoalhaven Emergency Management Plan* and applicable legislation. | **HIGH** (on-going) | Incidence of emergency management situations. |
| MA31 | User safety.<br>Efficient and co-ordinated | Multiple emergency vehicle access points. | Maintain all service/management and emergency vehicle access points around the Showground's perimeter to ensure controlled but unimpeded access for emergency and authorised vehicles. | **HIGH** (on-going) | Observation.<br>Showground layout plan. |



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| Action No. | Objective(s) | Performance Target | Management and Administration – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| MA31 (cont'd) | management. | Unimpeded emergency vehicle access to site, and within Showground to critical activity areas. | Emergency vehicle access points will be clearly signposted and managed to ensure ready accessibility. Alternative service and emergency vehicle access points will be available/established where feasible. The provision and location of infrastructure and other elements within the site – such as seating, fencing or barriers, landscaping and other potential obstructions – will consider the need for maintaining adequate emergency vehicle access within the Showground. | | CW&MR. |
| MA32 | User safety. Efficient and co-ordinated management. Legislative and regulatory compliance. | Safety audits completed at least annually. Safety issues promptly and adequately addressed. | The Committee will collaborate/participate in an "Annual Facility Work, Health and Safety Inspection" with Council – to ensure that all facilities adhere to Council's work, health and safety standards and determine any remediation or improvement actions required. Critical work, health and safety improvement works will be undertaken as a priority. | **HIGH** (on-going) | Annual Facility Work, Health and Safety Inspections completed. Close-out records for critical works. Observation. |
| MA33 | User safety. | Arborist inspections undertaken. Tree hazard issues addressed. | Trees will be audited by a qualified arborist every 3 years (minimum) to asses for tree health, structural integrity and safety issues and necessary actions undertaken to address identified hazards. | **HIGH** (on-going) | Inspection findings. Grounds maintenance records and observation. |
| MA34 | User safety. Neighbour amenity. Protection of cultural heritage features/values. | User and site security enhanced. Impacts or disturbances for neighbours minimised. | Additional lighting may be installed where required for user safety and site security (including motion-sensitive security lighting for buildings and other assets if warranted). Directional glare-shielded lights or similar (to reduce light "spill" and disturbance of nearby residents) will be employed as necessary. Solar lighting options will be used where feasible. | **Medium** | CW&MR. Observation. User and neighbour feedback/ complaints. |
| MA35 | User safety. | Reduction in anti-social behaviours and incidents. Enhanced site security. | Ensure that Crime Prevention Through Environmental Design (CPTED) principles are considered in the planning, siting and design, and management of Showground facilities, amenity or screening plantings and other landscape treatments and activity areas. | **Medium** (on-going) | Number of reported/ recorded incidents. User feedback. |

| Action No. | Objective(s) | Performance Target | Management and Administration – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| MA36 | User safety.<br>Efficient and co-ordinated management. | User safety and enjoyment.<br>Improved compliance with site's access and usage regulations. | Continue regular (and on demand) Council Ranger/enforcement patrols within the Showground to (among others):<br>▪ provide for contact with users/visitors and present a "visible management presence";<br>▪ ensure compliance with applicable restrictions/regulations (such as parking controls, off-leash dogs, tree protection, litter, vandalism and graffiti, etc.);<br>▪ deter anti-social behaviour;<br>▪ assist/support the campground manager; and<br>▪ address possible or emerging security issues. | **HIGH** (on-going) | Number and frequency of Ranger/ enforcement patrols. Number of enforcement actions annually. |
| MA37 | User safety.<br>User and community involvement in management.<br>Efficient and co-ordinated management. | Reduced incidence of anti-social behaviour or safety/security issues. | Encourage Showground users/visitors and neighbours to report incidents of anti-social behaviour and security concerns to Council (or Police). | Low (on-going) | Number of reported/ recorded anti-social behaviour incidents. |
| MA38 | High quality, safe, functional and presentable community asset.<br>Efficient and co-ordinated management. | Reduced incidence of graffiti vandalism. | Promptly manage graffiti incidents within the Showground in accordance with Council's *Graffiti Management Policy* and current graffiti response/management procedures. | **Medium** (on-going) | Number of graffiti remediation works needed annually. |
| MA39 | Legislative and regulatory compliance.<br>User safety. | Only storage and use of authorised fuels and chemicals. | Only fuels, chemicals (including herbicides, pesticides and cleaning products) and other hazardous materials meeting Safe Work NSW requirements are to be stored and used on-site (in the site's day-to-day management). | **HIGH** (on-going) | Materials manifests.<br>Safety inspections and reports |
| MA40 | Legislative and regulatory compliance.<br>User safety. | Safe storage and use of authorised fuels and chemicals. | All fuels and flammable materials, chemicals, and other hazardous materials will be clearly identified, safely and securely stored (in appropriately designed and secured facilities/sites), and handled and used in accordance with Safe Work NSW | **HIGH** (on-going) | Safety inspections and reports. Incident reports. |

| Action No. | Objective(s) | Performance Target | Management and Administration – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| MA40 (cont'd) | | | requirements (including the availability and use of on-site storage manifests and Material Safety Data Sheets). | | |
| **Sustainability** | | | | | |
| MA41 | Sustainable and cost-effective management. | Reduced waste outputs and increased recycling in all aspects of the Showground's use and management. | Upgrade the Showground's waste management system (by measures such improved practices, providing recycling bins/station, visitor information, etc.) to reduce waste generation and increase the proportion of waste being recycled as well as to encourage and promote waste minimisation and recycling by users/visitors. The campground will be an initial priority area for these improvements. | **Medium** | Recycling facilities upgraded. Percentage increases in recycling, and reduction in waste, volumes. |
| MA42 | Sustainable and cost-effective management. | Reduced waste outputs and increased recycling. | Include waste minimisation and recycling requirements as part of the permits/approvals for major events as well as in any lease or licence arrangements. | Low | Measured/ reported waste volumes reduced, and recycling volumes increased. |
| MA43 | Sustainable and cost-effective management. Protection of cultural heritage features/values. | Supplementation of mains water supplies. Improved sustainability performance. | Include rainwater tanks to harvest stormwater as part of new buildings/structures and retrofit to existing structures (within the constraints of heritage values and requirements – where feasible and practical). | **Medium** | CW&MR. Volume of storage installed. Observation. |
| MA44 | Sustainable and cost-effective management. | Improved sustainability performance. Progressive implementation of climate change adaptation and impact mitigation measures. | Consider Ecologically Sustainable Development (ESD) principles in the Showground's on-going management and future developments – and apply where feasible and efficient. Including acknowledgement of the likely impacts of climate change on the site's amenity, user comfort and landscape plantings. | **Medium** | Observed extent of application, and achievement, of ESD principles, and climate change adaptation and impact mitigation measures. |

| Action No. | Objective(s) | Performance Target | Management and Administration – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| MA45 | Sustainable and cost-effective management. | Responsible chemical use. Reduced health and environmental risks. | Manage fertiliser, herbicide, pesticide and other chemical use – on the oval/show ring, open grass areas, gardens and elsewhere – as consistent with accepted health and environmental standards and to minimise run-off into local waterways. | **Medium** (on-going) | Monitored levels of chemical use, and compliance with best-practice standards. |
| MA46 | Sustainable and cost-effective management. | Cost and resource savings realised. | Periodically review/audit the Showground's energy and water consumption, and identify actions to reduce wastage and overall usage levels. | Low | Reviews/audits complete. Actions/ improvements undertaken. |
| **Foreign Services / Utilities and Easements** | | | | | |
| MA47 | Efficient and co-ordinated management. Protect and enhance landscape character and scenic qualities. | Negligible impacts on Showground's values and uses by utilities and foreign services. | Council will liaise with utility providers and foreign service operators with infrastructure through or within the Showground, to establish effective and on-going communication protocols and procedures regarding their management requirements/operations and measures to reduce impacts on the site and its values – especially in relation to (as/where relevant) service access and maintenance operations, development and activity/use constraints, spills and overflow management, protecting heritage sites/values and trees, and visitor safety. | Low (on-going) | Discussions undertaken. Utility and foreign service management agreements where necessary are in place, effective, and observed. |
| MA48 | Legislative and regulatory compliance. Protect and enhance landscape character and scenic qualities. | Provision for essential public utilities while protecting the Showground's assets, values and uses. | Council will grant easements through the Showground for stormwater management and other public utilities (to the extent permitted/required by the *Local Government Act 1993*, *Crown Lands Management Act 2016* and other applicable legislation) with conditions as required to ensure the protection of the site's assets, values and uses. | Low (on-going) | Number of new easements granted. |

| Action No. | Objective(s) | Performance Target | Management and Administration – Management Actions (Means of Achievement) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| MA49 | Protect and enhance landscape character and scenic qualities. | No new utilities or foreign services installation or easements. | Council will oppose the creation of any additional (foreign) services or utility installations, or easements, through the Showground – unless there is an advantage for the site and its management, or an overriding community benefit. | **Medium** (on-going) | Incidence of new utilities or foreign services. |

## 5.4 Park

As shown on Figure 8, David Berry Memorial Park is categorised as Park. This comprises all of Lot 1 DP1167057 (Council owned Community Land) as well as all of Lot 3 and Lot 5 DP17263 and part of Lot 4 DP 17263 (all part of Crown Reserve Number 8115, being Crown land under Council's management). The small separate triangular parcel – Lot 1 DP 17263, north of Gillam Street – is also categorised as Park.

### 5.4.1 Guidelines and Core Objectives

Overall the management aim for those areas categorised as Park – David Berry Memorial Park and Lot 1 DP 17263 – is to manage and maintain these areas as green spaces offering attractive venues for passive leisure and recreation uses and approved low-key community or group activities, enhance the amenity of their surroundings, and where appropriate support major events being held on the adjacent Showground.

The following individual management objectives elaborate this intent.

- To maintain and enhance the attractive parkland and green open space character and scenic qualities of these areas – as areas of scattered trees in lawn and/or areas of landscape plantings.
- To continue to provide an attractive setting for independent outdoor leisure and recreation, relaxing, socialising, children's play and casual games, family or social gatherings, and similar casual passive or low-key uses.
- To provide a venue for occasional group or community use/events appropriate to an area's setting and values (with any necessary permits or approvals and without impacting significantly on a site's values, appearance, other users, or the amenity of neighbours).
- To occasionally support, or be used as part of, approved major events taking place on the adjoining Showground site, or ceremonies and other community events being held on Anazac Park on the opposite side of Alexandra Street (with any necessary permits or approvals and without impacting significantly on a site's values, appearance, other users, or the amenity of neighbours).
- To maintain and manage the grounds, and any facilities, to a high standard to ensure their safety, functionality and presentation – commensurate with community expectations and usage levels while acknowledging and addressing revenue, budgetary and resource constraints.
- To better manage vehicle entry to David Berry Memorial Park.
- To protect cultural heritage features/values, and foster a wider understanding and appreciation of the site's history and heritage features.
- To contribute to the amenity and scenic quality of the Alexandra Street streetscape.
- To be part of an attractive "gateway" to Berry for visitors arriving by train.
- To issue and manage any licences, permits or other estates for the benefit of the community, users and the area's management and without harming core values.



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- To manage the area in a sustainable manner addressing the impacts of climate change, and compliant with applicable legislative and policy requirements.

- To provide for visitor safety.

The above objectives are consistent with the core objectives for community land categorised as Park as set out in Section 36G of the *Local Government Act 1993* (as described in Section 3.7).

### 5.4.2 Issues and Management Challenges

The main issues or management challenges identified for those areas categorised as Park (David Berry Memorial Park and Lot 1 DP 17263 north of Gillam Street) are listed in Table 23 (excluding small-scale, site-specific or day-to-day operational matters).

**Table 23 Key Issues and Management Challenges – Park**

| Theme | Issues |
|---|---|
| Site Layout | ▪ The development and management of David Berry Memorial Park does not fully capitalise on its location as part of the "gateway" to Berry for visitors arriving by train.<br>▪ The private residence off Gillam Street is an incongruous inholding within the overall Council managed area, with ramifications both for area's use/activities and the residents' amenity. |
| Access, Circulation and All-abilities Access | ▪ Pedestrian entry to the David Berry Memorial Park is confined to only a few points, and the large/heavy fence limits the site's "permeability".<br>▪ The Park has no internal or through paths. Any paths developed within David Berry Memorial Park should be strong enough to not be damaged by occasional vehicle or truck traffic.<br>▪ The Park is not readily all-abilities accessible.<br>▪ The heritage-style post-and-rail boundary fence does not extend all the way along the Station Road frontage (to join the Showground's fence). Uncontrolled vehicle access into the David Berry Memorial Park is possible from Station Road, the short section of asphalt and gravel driveway at the end of this truncated boundary fence "invites" such vehicle access.<br>▪ Formalised public entry to Lot 1 DP 17263 is not viable – or desirable – given this site's small size, location, and density of landscape plantings.<br>▪ Unimpeded vehicle and pedestrian access between David Berry Memorial Park and the Showground must be maintained if the Park is to continue to effectively support major events within the Showground.<br>▪ There is no everyday public pedestrian access available between the Park and the Showground. The connection between the Park and the Showground is not well realised – both visually and physically. |
| Grounds and Landscape | ▪ Bare and worn areas occur inside the semi-formal vehicle access point and in places along the Park's western edge.<br>▪ Repeated carparking under tree canopies and close to trunks compacts soils, injures tree roots and diminishes tree health.<br>▪ There are no younger trees within David Berry Memorial Park. Replacement or succession plantings will be required to maintain tree numbers and replace ageing and existing mature trees.<br>▪ David Berry Memorial Park has no garden beds or areas of low amenity/decorative plantings.<br>▪ The likely impacts of climate change need to be considered in future tree and amenity plantings. |



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| Theme | Issues |
|---|---|
| Heritage Management | ▪ Both the eastern part of David Berry Memorial Park and Lot 1 DP17263 are local heritage items listed in the Shoalhaven Local Environmental Plan 2014 (and also fall within the wider "Berry Showground Heritage Conservation Area" identified by the 2018 Shoalhaven Heritage Review – however this Conservation Area is not listed under the Shoalhaven Local Environmental Plan 2014).<br>▪ The historical value of David Berry Memorial Park is not presented to visitors, beyond simply the presence of the monument and column, with no on-site interpretation or other explanation/information of the site's history and heritage values. |
| Recreation and Community Facilities | ▪ The lack of park furniture is a limitation/deterrent to casual leisure or recreational use of David Berry Memorial Park.<br>▪ The provision and siting of any park furniture, facilities or other elements within the Park should acknowledge its other functions/uses and not unduly restrict these activities.<br>▪ There are no nearby public toilet facilities. |
| Managing Uses and Events | ▪ Major events that require use of David Berry Memorial Park effectively "sterilise" this area and deter or displace other users and activities, as well as potentially disturbing or inconveniencing surrounding residents. |
| Management and Maintenance | ▪ Nearby trees have pushed sections of the Park's boundary fence out of alignment in places.<br>▪ The chainmesh wire fence topped with barbed wire, and the western wall/facade of the Animal Nursery and storage building, present an unattractive and intrusive backdrop for David Berry Memorial Park. |
| Safety | ▪ Trees can present hazards for visitors – risk of branch fall, trip hazards of large protruding or exposed roots.<br>▪ "Crime Prevention Through Environmental Design" (CPTED) guidelines require consideration in any future plantings, to ensure adequate visibility to and within the Park. |

### 5.4.3 Current Condition and Use of the Land and Structures

The following Table 24 describes the current condition of the land (grounds) and structures (buildings, infrastructure and other facilities) within those areas categorised as Park – as required by Section 36(3A) of the *Local Government Act 1993*. The same Shoalhaven City Council condition rating scale is used as described at Section 5.3.3.

**Table 24 Current Condition of Land and Structures – Park**

| Area | Land / Structures | Description | Scale | Condit-ion |
|---|---|---|---|---|
| **David Berry Memorial Park** | Trees/palms set in lawn, and park name sign | Mown grassed area with scattered mature trees and palms / painted timber and concrete seats 2x on concrete pads / painted routed timber park signs 2x | 25.00 | Good |
| | David Berry Memorial Column and Pedestal | A polished granite column on a granite pedestal, resting on a stepped bluestone base / inscriptions on 4x sides / unveiled November 1897 | 25.00 | Good |



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| Area | Land / Structures | Description | Scale | Condit-ion |
|---|---|---|---|---|
| **David Berry Memorial Park (contd)** | Boundary fence (roads) | Painted concrete post and two timber rail fence on Alexandra St and Station Rd boundaries / post-rail fence runs full length of Alexandra St boundary, with openings for pedestrian access located at south-east corner 1x and at northern end 1x / Station Rd post-rail fence extends 66m from eastern corner (with Alexandra St) west to informal driveway/access (unfenced for 26m at western corner), with opening for pedestrian access located at south-east corner 1x / growth of adjacent trees has pushed boundary fence out of alignment, or leaning, in places / short section of boundary on Gillam St is a simple timber post-and-rail fence (single rail, single panel) | 50.00 | Fair |
| | Asphalt and gravel informal driveway | Patchy asphalt, gravel and compacted earth driveway/access at western end of Station Rd boundary fence / worn grass end of access | 75.00 | Poor |
| | Boundary fence (Gillam St residence) | Paling timber fence in south / short section of low white picket fence in the north | 50.00 | Fair |
| | Boundary fence (Showground) | See Table 11 | | |
| **Lot 1 DP 17263 (small triangular lot north of Gillam Street)** | Plantings | Grassed/planted area with mature street trees and regrowth / adjoins road reserve and footpath along Alexandra St to east / backed garden-style park bench on footpath / chainwire mesh fence with barbed wire top on showground boundary to west / unfenced boundary to Gillam St to south | 25.00 | Good |

Table 25 describes the current uses of the land (grounds) and structures (buildings, infrastructure and other facilities) within those areas categorised as Park (David Berry Memorial Park and Lot 1 DP 17263 north of Gillam Street) – as required by Section 36(3A) of the *Local Government Act 1993*.

**Table 25 Current Use of Land and Structures – Park**

| Area | Land / Structures | Uses |
|---|---|---|
| **David Berry Memorial Park** | Trees/palms set in lawn, and park name sign | Amenity/landscape plantings / Enhancement of streetscape of Alexandra St and Station Rd / Passive leisure and recreation / Parking, event space, food and beverage, participant and artist facilities, access, storage, back-of-house functions and other uses or support functions for the Berry Show and festivals or major events on adjacent Showground / Dog shows, events and competitions by kennel club / Used by other community or special interest groups (occasional) / Special purpose carparking for commemorations or events at Anzac Park (opposite) / Heritage appreciation |
| | David Berry Memorial Column and Pedestal | |
| | Asphalt and gravel informal driveway | |



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| Area | Land / Structures | Uses |
|---|---|---|
| **David Berry Memorial Park (cont'd)** | Boundary fence (roads) | Park definition / Site enclosure/security |
| | Boundary fence (Gillam St residence) | |
| | Boundary fence (Showground) | |
| **Lot 1 DP 17263 (small triangular lot north of Gillam Street)** | Plantings | Amenity/landscape plantings / Enhancement of streetscape of Alexandra St |

### 5.4.4 Permissible Uses and Developments

The purposes for which those areas categorised as Park will be permitted to be used – including the land and existing, as well as future, buildings and improvements – are:

- independent casual or informal leisure, recreation and other passive activities or pastimes and associated furniture, facilities or infrastructure;
- casual play or games;
- cultural, social and educational pastimes and activities;
- school and community group/club uses;
- health, physical, cultural, social and intellectual welfare or development of the community and community members;
- community events, celebrations and commemorations;
- protection of cultural heritage features;
- local scenic, visual, amenity, environmental protection, sustainable land management and climatic amelioration functions and benefits;
- carparking and other low-impact support or back-of-house functions and other activities associated with approved events on associated/nearby lands;
- stormwater management and water quality protection/improvement; and
- permissible licences, permits or other estates to meet the current and future needs of the local community and wider public.

Due to its small size, being located largely separated (in physical or access terms) from other areas covered by this Plan, and the existing landscape plantings over the whole site – Lot 1 DP 17263 (the small triangular area north of Gillam Street) will only be suited to a small subset of the above purposes or the following permissible uses and activities in Table 26.

The above purposes are consistent with the public purpose of Crown Reserve Number 81105 (which comprises the western part of David Berry Memorial Park) which was gazetted, in 1958, as "Public Recreation".

The use of those areas categorised as Park must also be consistent with the provisions of the *Shoalhaven Local Environmental Plan 2014* which zones both David Berry Memorial Park and Lot 1 DP 17263 as RE1 Public Recreation. As described in Section 3.2.2 the objectives of this land use zone are to enable use for public open space or recreational purposes, provide a range of recreational settings and activities and compatible land uses, and protect and enhance the natural environment for recreational purposes. The RE1 Public Recreation zone identifies a wide range of land uses or activities that are "permitted with consent". The above purposes are consistent with this RE1 Public Recreation zoning.

The permissible uses and developments of those areas categorised as Park (as required under Section 36(3A) of the *Local Government Act 1993*) are detailed in the following Tables



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20 and 21. Some of the activities and developments listed below may require development consent.

Table 26 lists permissible uses, which elaborate the above broader "permitted purposes" with a list of descriptive illustrative or exemplar activities or uses. This list of permissible uses have been drawn from observations of those activities/uses (and management operations or activities) now occurring in these areas, possible other or additional activities/uses that are consistent with the permitted purposes and the values of these sites, and activities/uses that can or do typically occur in other comparable open space settings. The list in Table 26 is not intended to be exhaustive, and so is not prohibitive in terms of excluding any "illustrative" or "exemplar" activities or uses not included (where these can be shown to be consistent with the site's permitted purposes).

Similarly Table 27 describes those developments, structures or facilities that are considered permissible in order to support or facilitate appropriate use of the area categorised as Park.

**Table 26 Permissible Uses and Activities (Illustrative or Exemplar Uses/Activities) – Park**

| Permissible Uses |
|---|
| Advertising (with approval and in association with on-site uses, activities and events only) |
| Art exhibitions/displays |
| Artistic pursuits |
| Back-of-house, operational, and other service or support uses associated with approved events or activities on Berry Showground or Anzac Park – including commercial activities (with approval as necessary) |
| Ball games and play (casual/independent or informal activities) |
| Birdwatching |
| "Boot camps" and similar commercial group fitness training (with approval) |
| Busking |
| Car and vehicle parking – in association with approved events/activities on Berry Showground or Anzac Park or on other approved occasions |
| Casual or informal leisure and recreation, casual games or play |
| Casual personal fitness, skills or sports training (not organised or club-based) |
| Ceremonies, commemorations, memorial services or community celebrations (with approval) |
| Children's play, including adventure play or nature play – free/unstructured, with no facilities provided |
| Commercial (or large scale) filming and commercial photography (with approval where required) |
| Community uses and events (with approval and subject to licence or permit conditions) – such as community group use, social or sporting club use, service club/organisation use, cultural events, displays and exhibitions, fund-raising and charity events, etc. |
| Community gardening |
| Community tree planting and Landcare activities |
| Concerts, musical or entertainment events and other performances – small/low-key performances only |
| Cultural events |
| Cultural or historic heritage and archaeological investigations (with appropriate approvals as necessary) |
| Dog shows, displays, competitions or events (with approval) |
| Dog walking/exercising – on-leash (subject to regulations and dog prohibited places) |
| Dog walking – commercial (with approval) |



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| Permissible Uses |
|---|
| Drainage, stormwater management, and stormwater quality improvement works – including installation and cleaning/maintenance |
| Emergency operations/responses – including emergency vehicle access |
| Environmental education and outdoor learning |
| Environmental monitoring, assessment, management, remediation and protection or related activities |
| Erosion control and remediation works |
| Evacuation and emergency refuge |
| Fairs, fetes, carnivals and similar (with approval, and subject to size limits and licence or permit conditions) |
| Family gatherings/celebrations (subject to size/approval threshholds) |
| Fee collection – in association with approved events/activities on Berry Showground |
| Filling, levelling or draining of land |
| Filming and photography |
| Fire risk/hazard management activities |
| Grass, grounds and garden maintenance (including drainage, irrigation and earthworks) |
| Heritage appreciation and interpretation |
| Heritage conservation works – including excavation and salvage (with any necessary approvals) |
| Informal well-being or “mind-body exercises” – such as Tai Chi, yoga, Pilates or Qigong |
| Landscaping and amenity works (installation and maintenance, including irrigation) |
| Liquor-licensed areas and bars – in association with approved events/activities on Berry Showground only |
| Maintenance of foreign services/utilities |
| Meetings (including for social, recreational, educational, cultural or management purposes) |
| Mobile vending (with approval) – refreshments, coffee carts, etc. |
| Natural habitat protection, enhancement or creation |
| Nature appreciation and photography |
| Organised group use or activities (with approval) – community groups, religious organisations, Scout and Girl Guide use, etc. |
| Outdoor classes and lessons – educational, vocational, pastimes and leisure, etc. |
| Park management, operation and maintenance activities – including authorised management and service vehicle access |
| Passive leisure and recreation activities – such as walking/strolling, dog-walking, “kick-about” or casual ball games, informal games, children “burning off energy”, sitting and relaxing, sunbathing, reading or studying, listening to music, daydreaming, and other casual/informal independent leisure and recreation activities |
| Personal training, fitness groups and other commercial well-being activities (such as yoga, Pilates or Tai Chi) (with approval) |
| Photography (personal) |
| Picnicking |
| Protection, restoration, presentation, maintenance and management of historic heritage features/items/material – with any necessary approvals |
| Protection/management of any Aboriginal cultural heritage material (including salvage) – with any necessary approvals |
| Provision, upgrading and maintenance of essential services/utilities |
| Public address and speeches |
| Public gatherings (with approval) |
| Sale of food and drink, light refreshments, etc. – mobile (with approval) or in association with approved events/activities on Berry Showground or Anzac Park or other approved occasions |
| Scenic or landscape viewing/appreciation |

| Permissible Uses |
|---|
| School use (with approval) – for sporting, health and well-being, educational and leisure/recreation uses |
| Sightseeing |
| Site management, safety, enforcement and regulation activities |
| Socialising and social activities, groups and gatherings (independent/informal activities) – outdoor and subject to size/approval threshholds if necessary |
| Sustainable land management activities/operations |
| Tree and vegetation management activities/works (including tree planting, isolating/falling hazardous trees, etc.) |
| Uses and activities as part of, or to support, the annual Berry Show |
| Volunteer activities (with approval, and in support of or associated with site's management) |
| Walking – for pleasure or fitness |
| Weddings and large family/social events (with approval) |
| Weed and pest animal control activities |

**Table 27 Permissible Developments, Structures or Facilities – Park**

| Permissible Developments, Structures or Facilities (to facilitate permissible uses) |
|---|
| Advertising structures and signage (including digital) – temporary and relating to approved events, uses and activities only |
| Bicycle parking facilities |
| Bubblers or drinking water stations, and taps |
| Community gardens |
| Drainage works and structures |
| Electrical power bollards, boxes or access points – to support back-of-house, operational, and other services associated with approved events or activities on Berry Showground or Anzac Park |
| Entries – for vehicles (driveways, gates, etc.) and pedestrians (gates, paths, turn-styles, etc.) |
| Environmental facilities |
| Erosion control structures |
| Fences, gates, hand rails and barriers |
| First aid and medical facilities – temporary, in association with approved events or activities on Berry Showground or Anzac Park |
| Food preparation and serving areas, and related facilities – temporary, in association with approved events or activities on Berry Showground or Anzac Park |
| Flagpoles |
| Garden beds |
| Information boards and interpretive signs |
| Irrigation systems |
| Landscaping – planting areas, garden beds, trees, lawns and amenity spaces (shade, sensory areas, etc.) as well as "hard" landscape structures or features (such as paving, retaining walls, edging, etc.) |
| Lighting – for public safety and the protection of assets (while minimising nuisance light spill) |
| Monuments and memorials – both built (fountains, obelisks, plaques, etc.) and living (commemorative or memorial trees) |
| Pathways – sealed and unsealed |
| Public art – temporary and permanent |
| Ramps – for all-abilities access |
| Renewable energy devices – such as solar panels, batteries, reticulation systems, etc. |
| Seating, picnic tables, rubbish/recycling bins and other low-key park furniture |

| Permissible Developments, Structures or Facilities (to facilitate permissible uses) |
|---|
| Signage – identification, locational, directional, interpretive, historic/commemorative, safety and regulatory |
| Solar lighting |
| Temporary tents, marquees, shade shelters and other non-permanent structures – in association with approved events or activities on Berry Showground or Anzac Park |
| Toilets – temporary/portable, in association with approved events or activities on Berry Showground or Anzac Park |
| Vehicle access (entries/driveways) – sealed and unsealed |
| Water bores – to support the site's management and operation |
| Water sensitive urban design (WSUD) and stormwater management structures – such as rain gardens, stormwater detention basins, water quality improvement devices, etc. |

***Scale and Intensity of Use and Development***

The range of activities or uses, intensity of use, and levels of development as envisaged or permitted by this Plan of Management for David Berry Memorial Park, and Lot 1 DP17263, are largely equivalent or comparable to the current situation at these sites.

Greater use of the Showground for major events may see slightly more frequent use of the Park for back-of-house or supporting use, however no permanent developments or facilities are proposed to support such uses. Additional minor park future and access elements – such as seating and pathways – may be provided. However these would be limited in number and carefully sited.

Overall this Plan of Management does not propose any significant changes to the intensity of use and development, or the character, of David Berry Memorial Park that would degrade its value as an attractive and accessible open space.

This Plan also does not propose any material changes to the intensity of use and development, or the character, of Lot 1 DP 17263 (the small triangular area north of Gillam Street).

Both areas will be managed and maintained to least their current condition or better.

### 5.4.5 Express Authorisation of Leases, Licences and Other Estates – Park

No leases are authorised over David Berry Memorial Park.

Table 28 lists those licences or other estates (permit, agreement or hire arrangements) that Council may enter into with third parties for use or management of David Berry Memorial Park (categorised as Park) – as consistent with the relevant legislation and guided by the current versions of applicable Council policies.

Table 28 does not apply to Lot 1 DP 17263 – as this Plan of Management does not authorise any leases, licences and other estates over this small triangular area north of Gillam Street. (Otherwise than as may be authorised by Clause 116 of the *Local Government (General) Regulation 2005* – however such uses are likely to be impractical given the size and nature of this lot).



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**Table 28 Licences and Other Estates and Purposes for Which they may be Granted – David Berry Memorial Park (Park)**

| Type of Tenure Arrangement | Maximum Term | Purpose for Which Tenure may be Granted |
|---|---|---|
| Licence | 5 years | • Short-term uses for back-of-house, operational, service or support uses, and other functions associated with approved events/activities on Berry Showground or Anzac Park or on other approved occasions.<br>• Markets – including famers markets, craft or community markets, "boot sales", and similar.<br>• Community uses – by organised community groups, service organisations, not-for-profit organisations, or other suitable users (including individuals).<br>• Organised community events and celebrations.<br>• Small commercial and/or group uses – including personal trainers, fitness coaches, "boot camp" operators, aerobics groups, commercial dog-walkers, Pilates classes, yoga or Tai Chi groups, and similar.<br>• Mobile food/beverage vans.<br>• Emergency purposes (when the need arises) |
| Short-term Licence or Permit | Annual or seasonal or once-off | • Small commercial and/or group uses – including personal trainers, fitness coaches, "boot camp" operators, aerobics groups, commercial dog-walkers, Pilates classes, yoga or Tai Chi groups, and similar.<br>• One-off or occasional community events and celebrations<br>• One-off or occasional community uses – by organised community groups, service organisations, not-for-profit organisations, or other suitable users (including individuals).<br>• One-off or occasional social events – including weddings, celebrations, functions and community gatherings<br>• One-off or occasional concerts, musical or entertainment events and other performances – small/low-key performances only.<br>• Outdoor educational purposes<br>• Mobile food/beverage vans<br>• Commercial/professional filming and photography – as required by the *Filming Related Legislation Amendment Act 2008*, and provisions of the *Local Government Act 1993* and *Local Government (General) Regulation 2005*.<br>• Short-term casual licences for the purposes authorised by Clause 116 of the *Local Government (General) Regulation 2005* (see Section 4.3.3). Such casual uses must not – involve erecting any permanent building/structure, continue for more than 3 consecutive days, and (if recurring) not continue to recur for longer than a period of 12 months. |
| Other estates | | This Plan of Management allows Shoalhaven City Council to grant "an estate" over Community Land (or Crown land managed as Community Land) for the provision of public utilities and works associated with or ancillary to public utilities and provision of services, or connections for premises |



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| Type of Tenure Arrangement | Maximum Term | Purpose for Which Tenure may be Granted |
|---|---|---|
| Other estates (cont'd) | | adjoining the land to a facility of the Council or public utility provider on the community land in accordance with the *Local Government Act 1993*. |

### 5.4.6 Action Plan – Management Action Table

The Management Action Table (Table 30) presents a range of actions that will guide the management, use and development of those areas categorised as Park – David Berry Memorial Park and Lot 1 DP 17263 – over the coming 10 years and possibly longer.

The management actions have been identified in response to the values and nature of these areas, the threats to these values and other management issues, the current uses and patterns of use, the known user and community values and views or aspirations as expressed through the various community consultation measures during this Plan's preparation, the identified management objectives, and funding and resourcing considerations.

The majority of these management actions relate to David Berry Memorial Park, with only a single simple management action applying to Lot 1 DP 17263 (the small triangular area north of Gillam Street).

In addition, many of the management actions previously identified in relation to the Showground (the area categorised as General Community Use) are of a general nature or application. As such they will also apply to the areas categorised as Park – in addition to those actions descried in Table 30 below. These "also applicable" management actions are listed in the following Table 29.

**Table 29 Management Actions Also Applicable to Areas Categorised as Park (Mainly to David Berry Memorial Park)**

| Management Element / Topic | Applicable Management Actions (Means of Achievement) |
|---|---|
| Showground Layout | LMF3 |
| Management Responsibilities | LMF4, LMF5, LMF6 |
| Internal Circulation and Movement | AC17 |
| All-abilities Access | AC29 |
| Traffic Management | AC33, AC34 |
| Trees | GL15, GL16 to GL19, GL24 |
| Amenity Planting Areas | GL31 |
| Stormwater Management | GL33, GL34 |
| Boundaries and Adjacent Streets | GL35 |
| Heritage Processes | CH23 to CH28 and CH30 |
| Woodchop Arena and Surrounds | FD36 |
| Signage | FD44 |
| Utilities | FD48 |
| Community Use and Enjoyment - General | UCE1 and UCE2 |
| Annual Berry Show and Major Events | UCE3 to UCE7 |
| Livestock and Other Rural/Agricultural Uses | UCE15 |
| Informal Leisure/Recreation Uses | UCE23 |



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| Management Element / Topic | Applicable Management Actions (Means of Achievement) |
|---|---|
| Commercial Filming and Photography | UCE28 |
| Monitoring and Managing Booked/Approved Uses | UCE29 |
| Management Committee | MA1 to MA5 |
| Resourcing, Management and Maintenance | MA6 to MA9 and MA13 |
| Fees/Charges and Revenue | MA14, MA15 and MA17 to MA19 |
| Monitoring | MA20 and MA21 |
| Stakeholder and Neighbour Engagement/Liaison | MA22 and MA23 |
| Information and Promotion | MA24 and MA25 |
| Planning and Development Approvals | MA27 to MA29 |
| Safety, Security and Hazards | MA30 to MA33 and MA35 to MA40 |
| Sustainability | MA41, MA42 and MA44 to MA46 |
| Foreign Services/Utilities and Easements | MA47 to MA49 |

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**Table 30 Objectives, Performance Targets, Actions, Priority, and Means of Assessment – for Areas Categorised as Park**

| Action No. | Objective(s) | Performance Target | Management Actions (Means of Achievement) – Areas Categorised as Park | Priority | Means of Assessment |
|---|---|---|---|---|---|
| **PART A – DAVID BERRY MEMORIAL PARK** | | | | | |
| **Access** | | | | | |
| P1 | Access and ease of movement. | Greater access and "permeability", and improved access to/from Anzac Park. | An additional pedestrian opening will be provided in the boundary fence along Alexandra Street. | Low | CW&MR. Observation. |
| P2 | Access and ease of movement. Maintain and enhance green open space character and scenic parkland qualities. Support space for, or part of, festivals or major events or commemorations. | Managed access to Park for service, emergency and authorised vehicles. Minimum practical impact on the Park's appearance and green space. Entry by unauthorised vehicles controlled. | A new, hardened, vehicle entry point and wide vehicle gate(s) will be developed west of the existing access point – in the western end of the extended Station Road fence, near the Showground boundary (see Action P18) – to provide for service, emergency and authorised vehicle access to the Park. This vehicle entry will be sealed in part, and only extend a short distance into the Park where it will become permeable or grass-cell paving (if feasible), before merging into/with the grassed area. This "driveway" will be sited to avoid impacting the large trees on/near the Park boundary in this area. | **HIGH** | CW&MR. Park layout plan. Photographic records. |
| P3 | Support space for, or part of, festivals or major events or commemorations. User safety. | Safe, efficient and adequate movement between these areas during major events. Emergency and special purpose vehicle access. | The existing vehicle gate and the pedestrian gate connecting the Park and Showground (via the woodchop area) will be retained and upgraded as necessary to allow for safe and efficient movement between these areas during major events (and to serve as emergency exits if required). Suitable vehicle and pedestrian gates will be incorporated in any new boundary fence in this area. The existing on-boundary shed in this area may also be repositioned elsewhere along this boundary to enable freer movement between the Park and Showground (see Action FD36). | **HIGH** (on-going) | Park layout plan. Observation and photographic records. CW&MR. Event organiser feedback. |



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| Action No. | Objective(s) | Performance Target | Management Actions (Means of Achievement) – Areas Categorised as Park | Priority | Means of Assessment |
|---|---|---|---|---|---|
| P4 | Support space for, or part of, festivals or major events or commemorations. User safety. | Effective and equitable management of public access during major events. | Entry to all or parts of the Park – for pedestrians and/or vehicles – may be managed or limited when the area is being used as part of or to support major events – such as the Berry Show, festivals, major events and other approved times. | **HIGH** (on-going) | Observation. Permissions and conditions for major events and approved uses. User feedback/ complaints. |
| **Grounds and Landscape** | | | | | |
| P5 | Maintain and enhance green open space character and scenic parkland qualities. Attractive venue for casual leisure, recreation and social activities. Contribution to Alexandra Street streetscape. Contribution to an attractive Berry "gateway". | "Open parkland" character of the Park retained/ maintained – as central to its scenic qualities/appeal and as an attractive setting for passive leisure/recreation. | Retain the Park's existing "open parkland" character – typified by open grass areas with scattered or clumped trees or palms and, potentially, occasional areas of garden or amenity plantings. The Park will continue to be managed as an attractive and usable open space and setting for independent leisure and recreation uses, as a scenic asset contributing to the amenity of Alexandra Street and part of the "gateway" to Berry for visitors/residents arriving by train. | **HIGH** (on-going) | Observation and photographic records. Grounds maintenance records. Community and Park user feedback. |
| P6 | Maintain and enhance green open space character and scenic parkland qualities. Attractive venue for casual leisure, recreation and social activities. | High quality, attractive and serviceable grass cover. | Maintain and manage the Park's grassed areas in accordance with Council's adopted service standards for a local park or passive use parklands – or better (given the Park's higher profile and "gateway" role for visitors/residents arriving by train). Including, as required – mowing regimes (summer and winter), grass cover vigour, returfing or restoring worn/bare areas, ground condition, aerating, seeding/oversowing, irrigation/drainage, and fertilising (with limitations and/or caution in proximity to drainage lines), and weed control. | **HIGH** (on-going) | Grounds maintenance records. Photographic monitoring. Community and user feedback. Event organiser feedback. |



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| Action No. | Objective(s) | Performance Target | Management Actions (Means of Achievement) – Areas Categorised as Park | Priority | Means of Assessment |
|---|---|---|---|---|---|
| P6 (cont'd) | Support space for, or part of, festivals or major events or commemorations. | | Grassed surface to be adequate to provide an appealing venue for passive leisure and recreation as well as presenting as a scenic parkland – while also being able to accommodate the wear and tear of occasional major event use/support (such as car parking, concentrated foot traffic, movement/parking of large vehicles, pegging/staking of stalls or marquees, temporary structures, and other anticipated uses).<br>Sub-surface irrigation (and drainage) may be installed to assist in grass and landscape maintenance (also see Action GL4 regarding protection of irrigation/pipework). | | |
| P7 | Maintain and enhance green open space character and scenic parkland qualities. Management of licences, permits or other estates. | Park's grass cover and landscape not adversely impacted by major event use. High quality, attractive and serviceable grass cover. | Remediation of grass surfaces, and the area's attractive parkland character, will be included in the licence/permit conditions (and any bond arrangements) for approved major events making use of the Park (see Action UCE3). | **HIGH** (on-going) | Specific conditions applied in bookings/ approvals for major events. Post-event site condition assessments. Grounds maintenance records. |
| P8 | Maintain and enhance green open space character and scenic parkland qualities. Attractive venue for casual leisure, recreation and social activities. Contribution to Alexandra Street | No overall reduction in tree numbers or cover. Park's continued appeal as an attractive well-treed public space. | Succession or replacement/renewal planting of trees (and palms) will be undertaken – to replace those that have been (or will be) removed and to guide the staged replacement planting of trees (and palms). The heritage values of the existing trees (and palms) will be considered when selecting species for new plantings. These plantings will aim to retain the current number/density of trees and palms now present across the Park.<br>Removal and succession/replacement planting efforts will endeavour to avoid the concentrated removal of trees or palms from a single area, to ensure that the Park's character as a well-treed attractive space is not diminished. Trees will not be removed (other than in emergencies or as elsewhere prescribed in this | **Medium** (on-going) | Grounds maintenance records. Periodic tree audits. Photographic records and monitoring. |

| Action No. | Objective(s) | Performance Target | Management Actions (Means of Achievement) – Areas Categorised as Park | Priority | Means of Assessment |
|---|---|---|---|---|---|
| P8 (cont'd) | streetscape. Contribution to an attractive Berry "gateway". | | Plan) unless subject to an arborist's report and/or as approved by Council's delegated authority. | | |
| P9 | Maintain and enhance green open space character and scenic parkland qualities. | Damage to trees from major events minimised. On-going high levels of tree health. | Temporary barriers or other short-term removable measures may be installed to protect/guard existing trees and palms from damage when the Park is used as part of, or to support, major events – to prevent vehicle intrusion (such driving over and parking in the root zone, soil compaction, vandalism, etc.), facilities and activity spaces, storage, or other uses that may compromise tree health (or increase a tree's potential to become hazardous). | **HIGH** (on-going) | Observed compliance with exclusion/ protection measures. Photographic monitoring. Incidence of tree damage. |
| P10 | Maintain and enhance green open space character and scenic parkland qualities. Attractive venue for casual leisure, recreation and social activities. | More attractive backdrop for the Park. Screening of intrusive elements. | Screening or amenity plantings will be established where suitable along the boundary security fence between the Park and Showground, as well as the blank or unsightly facades of on-boundary buildings (where appropriate), to screen or soften these features (and the Showground utility/service or storage areas behind them) when viewed from the Park and Alexandra Street (also see Action P3 above regarding maintaining efficient movement between these two areas). | **Medium** | Grounds maintenance records. Observation and photographic records. User feedback. |
| P11 | Maintain and enhance green open space character and scenic parkland qualities. Attractive venue for casual leisure, recreation and social activities. High quality, safe, | Enhanced Park appearance. | Small gardens beds or other amenity planting areas may be established and maintained at selected sites around the Park. Planting areas can incur a high maintenance commitment and will generally be small in area. Low growing native species will be preferred – as consistent with CPTED guidelines (see Action MA35). Garden beds and amenity plantings will be carefully sited to maintain the majority of the area as uninterrupted open space, and to minimise any constraints they might pose for other uses of the Park (such as supporting or as part of major events, dog shows/events, community group use, or approved carparking). | **Medium** (on-going) | Grounds maintenance records. Photographic records. User and community feedback. |

| Action No. | Objective(s) | Performance Target | Management Actions (Means of Achievement) – Areas Categorised as Park | Priority | Means of Assessment |
|---|---|---|---|---|---|
| P11 (cont'd) | functional and presentable community asset. | | | | |
| **Cultural Heritage** | | | | | |
| P12 | Protection and promotion of cultural heritage features/values. | Heritage value and appearance protected and appropriately managed. | The David Berry Memorial Column and Pedestal will be conserved and maintained as a significant local memorial and focal point of the Park (and feature of the "gateway" to Berry for train travellers). | **Medium** (on-going) | CW&MR. Photographic monitoring and records. Community feedback. |
| P13 | Protection and promotion of cultural heritage features/values. | Heritage value and appearance protected and appropriately managed. | Temporary barriers or other short-term removable measures may be installed to protect the David Berry Memorial Column and Pedestal when the Park is used as part of, or to support, major events – to prevent vehicle impact or other accidental damage. | **HIGH** (on-going) | Observed compliance with exclusion/ protection measures. Photographic monitoring. Incidence of accidental damage. |
| P14 | Protection and promotion of cultural heritage features/values. | Increased user and community appreciation and understanding of the monument's history and heritage significance. | Develop and install on-site interpretive signage (or other interpretive measures if suitable – such as "apps", QR codes, etc.) to present the story of David Berry and background/history of the Memorial Column and Pedestal. Suitable off-site (remote or digital) interpretive material may also be developed. | **Medium** | On-site interpretive signs/measures in place. Availability of off-site interpretive material. Community and user feedback. |
| P15 | Protection and promotion of cultural heritage features/values. | Increased user and community appreciation and understanding of | Develop and install on-site interpretive signage or other suitable interpretive measures (such as "apps", QR codes, remote or digital techniques, etc.) to present other stories or messages about the | Low | Interpretive signs or other measures in place or |

| Action No. | Objective(s) | Performance Target | Management Actions (Means of Achievement) – Areas Categorised as Park | Priority | Means of Assessment |
|---|---|---|---|---|---|
| P15 (cont'd) | | the Park's history, values and stories. | Park of interest (such as the connections of the palm trees to Anzac Park). | | available. Community and user feedback. |
| **Facilities and Developments** | | | | | |
| P16 | Access and ease of movement. Attractive venue for casual leisure, recreation and social activities. High quality, safe, functional and presentable community asset. | Improved pedestrian access into and through the Park. Improved amenity and enhanced user enjoyment. | Construct a short, sealed, footpath on a gently meandering alignment through the Park – from the existing Station Road pedestrian entry (opposite the Berry Railway Station) to the existing pedestrian entry in the Park's north. The path will be designed and constructed to the necessary standard so as not to fail or degrade when the Park is used for or to support major events (notably under the impacts of car or heavy vehicle traffic or parking). | **Medium** | CW&MR. Park layout plan. Photographic records. User feedback |
| P17 | Attractive venue for casual leisure, recreation and social activities. High quality, safe, functional and presentable community asset. | Limited number of suitably sited park furniture and passive use facilities. | Provide and maintain a limited number of low-key leisure/recreation furniture or facilities – such as seating/benches, picnic tables, "bubblers" and bottle refill stations, rubbish/recycling bins, and other minor items – at selected sites within the Park. These park furniture items will be carefully sited to maintain the majority of the area as uninterrupted open space, and to minimise any constraints they might pose for other uses of the Park (such as supporting or as part of major events, dog shows/events, community group use, or approved carparking). However formal barbeque facilities and large group use facilities will not be provided. | **Medium** (on-going) | CW&MR. Number and location of park furniture and passive use facilities. Park layout plan. Photographic records. User feedback. |
| P18 | Access and ease of movement. High quality, safe, functional and presentable community asset. | Park fully enclosed by boundary fence and unauthorised vehicle entry controlled. Consistent boundary fence style. | Extend the Park's boundary fence westward along Station Road, to join the south-western corner of the Showground's boundary fence. This new section of fence will match the style of the Park's existing boundary fence. Include a wide vehicle gates(s) in the western part of this fence (near the Showground boundary) for service, emergency and authorised vehicle use (see Action P2 above). | **HIGH** | CW&MR. Photographic records. |

| Action No. | Objective(s) | Performance Target | Management Actions (Means of Achievement) – Areas Categorised as Park | Priority | Means of Assessment |
|---|---|---|---|---|---|
| P19 | High quality, safe, functional and presentable community asset. Contribution to an attractive Berry "gateway". Contribution to Alexandra Street streetscape. | Effective and attractive boundary fence. | The Park's boundary fence will be repaired where required, and the Alexandra Street and Station Road fence maintained in a presentable and serviceable condition. The Park's boundary fence will be of a higher, more attractive, standard than a typical local park fence – given its location as part of the "gateway" to Berry for visitors/residents arriving by train. | **HIGH** (on-going) | CW&MR. Photographic records. |
| P20 | Maintain and enhance green open space character and scenic parkland qualities. Attractive venue for casual leisure, recreation and social activities. | More attractive presentation and backdrop for the Park. | The existing chainmesh and barbed wire fence along the Showground's shared boundary with the Park will be replaced with a more appropriate and attractive fence type, such as palisade fencing (appropriately landscaped/screened – see Action P10 above). (Also see Action P3 above regarding maintaining efficient movement between these two areas.) | **Medium** | CW&MR. Photographic records. |
| P21 | User safety. | User and site security enhanced. Impacts or disturbances for neighbours minimised. | If required for user safety and/or site security, lighting may be installed at selected points in the Park (including motion-sensitive security lighting). Bollard lighting or directional glare-shielded lights or similar (to reduce light "spill" and disturbance of nearby residents) will be employed as necessary. Solar lighting options will be used where feasible. | **Medium** | CW&MR. Observation. User and neighbour feedback/ complaints. |
| P22 | Support space for, or part of, festivals or major events or commemorations. Maintain and enhance green open space | Improved electricity availability across selected areas of the Park. Minimal constraints for other uses, or | If required a limited number of discreetly located power bollards/outlets will be provided within the Park, to better support use of this area in association with approved major events within Showground. These will preferably be located around the western margins of the Park (retaining the majority of the area as uninterrupted open space), and sited to minimise any constraints | **Medium** | CW&MR. Observation. Event organiser feedback. User feedback. |

| Action No. | Objective(s) | Performance Target | Management Actions (Means of Achievement) – Areas Categorised as Park | Priority | Means of Assessment |
|---|---|---|---|---|---|
| P22 (cont'd) | character and scenic parkland qualities. | adverse impacts on the Park's appearance. | they might pose for other uses of the area (such as dog shows/events, community group use, or approved carparking). | | |
| **Use and Community Enjoyment** | | | | | |
| P23 | Attractive venue for casual leisure, recreation and social activities. | On-going opportunities for independent, casual and unstructured leisure and recreation enjoyment of the Park's open space. | Continue to permit/support use of the Park for independent or casual leisure and recreation, such as – informal leisure and recreation, play, relaxation, socialising, scenic and heritage appreciation, personal fitness activities, and other independent unstructured use by members of the community. However only limited furniture/facilities will be provided to accommodate such uses (see Action P17 above) – with these uses being informal, unstructured or free-form and casual activities. | **HIGH** (on-going) | Observation. User feedback. |
| P24 | Support space for, or part of, festivals or major events or commemorations. Management of licences, permits or other estates | Continued occasional use of the Park in association with approved major events. Site's values unimpaired, and no significant impacts for other users or neighbours. | Occasional use of the Park (or parts thereof) will continue to be permitted as part of, or to provide supporting/back-of-house services for, the Annual Berry Show, music festivals, and other major events held (with approval, and special conditions if/as warranted) on the Showground. This will include both regularly scheduled events, such as the Annual Berry Show, as well as occasional or once-off bookings. (Also see Action UCE3) | **HIGH** (on-going) | Booking/approval records for major events. Feedback from attendees, and organiser feedback and satisfaction. User and neighbour feedback/ complaints. Post-event site condition assessments. |
| P25 | Support space for, or part of, festivals or major events or commemorations. Accommodate | Continued occasional use of the Park in association with commemorations | Occasional use of the Park (or parts thereof) will continue to be permitted for carparking, and other appropriate support services/uses, in association with commemorations and other community events at Anzac Park on the opposite side of Alexandra Street. Such uses will be subject to Council's *Events* | **Medium** (on-going) | Booking/approval records. Feedback from attendees, and organiser |



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| Action No. | Objective(s) | Performance Target | Management Actions (Means of Achievement) – Areas Categorised as Park | Priority | Means of Assessment |
|---|---|---|---|---|---|
| P25 (cont'd) | appropriate community and group activities. Management of licences, permits or other estates. | and events at Anzac Park. Site's values unimpaired, and no significant impacts for other users or neighbours. | *Policy* and other policies and procedures as applicable, and will require Council approval (which may include special conditions as warranted). (Also see Action UCE3) | | feedback and satisfaction. User and neighbour feedback/ complaints. Post-event site condition assessments. |
| P26 | Accommodate appropriate community and group activities. Attractive venue for casual leisure, recreation and social activities. Management of licences, permits or other estates. | Continued occasional use of the Park for large family/social gatherings or group use. Minimal inconvenience for other users and neighbours. | Continue to accommodate casual use of the Park for family gatherings, large picnics, weddings (including wedding photography), other family ceremonies (such as naming or commitment ceremonies), and similar family or social/community gatherings. These uses will generally be low-key activities, with minimal facility requirements (uses involving temporary structures, such as a marquee, will require approval), that are in keeping with the Park's values and character/setting, and will not adversely impact the site (including considering overall site usage levels/pressures).<br>Such social/community gatherings or group use will require a booking/approval when beyond certain size thresholds (as set by the Council) or for certain types of activity, and will be subject to Council's *Events Policy* or *Occupation of Council Owned or Managed Land Policy* where relevant. | **Medium** (on-going) | Booking records. Feedback from attendees. User and neighbour feedback/ complaints. Post-event site condition assessments. |
| P27 | Accommodate appropriate community and group activities. Attractive venue for casual leisure, recreation and social activities. | Continued occasional use of the Park for organised community or group activities. Site's values unimpaired, and no significant impacts for other | Occasional use of the Park (or parts thereof) by community groups, clubs and associations, schools, environmental groups, service organisations, charities and non-profit organisations, and similar organised bodies will continue to be permitted. These uses will generally be low-key activities, with fewer infrastructure or facility requirements, that are in keeping with the Park's values and character/setting, and will not adversely impact the site (including considering overall site usage levels/pressures).<br>These organised community uses will be subject to Council's *Events Policy* or *Occupation of Council Owned or Managed Land* | **Medium** (on-going) | Booking/approval records. Feedback from attendees, and organiser feedback and satisfaction. User and neighbour feedback/ |



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| Action No. | Objective(s) | Performance Target | Management Actions (Means of Achievement) – Areas Categorised as Park | Priority | Means of Assessment |
|---|---|---|---|---|---|
| P27 (cont'd) | Management of licences, permits or other estates. | users or neighbours. | *Policy* and other policies and procedures as applicable. All such organised community uses will require Council approval – which may include special conditions as required. | | complaints. Post-event site condition assessments. |
| P28 | Accommodate appropriate community and group activities. Attractive venue for casual leisure, recreation and social activities. Management of licences, permits or other estates. | Small-scale commercial uses operating within the Park if appropriate. Site values unimpaired, and no significant impacts for other users or neighbours. | Small-scale or low-key commercial uses that are consistent with the Park's values and capacity (and do not involve the construction of a permanent structure) will be permitted at Council's discretion – under an appropriate licence or permit, and in accordance with any applicable policies or guidelines and necessary registration requirements. Such uses might include personal trainers, "boot camps", aerobics groups, mobile food/refreshment vending (such as ice cream vans, "coffee carts", etc.), and the like.<br>Impacts on the Park's character and appeal as a passive leisure/recreation venue, and the quality/condition of its parkland setting, will be important decision criteria and monitoring benchmarks for any such uses. | Low (on-going) | Approval records. Monitoring and observation. User and neighbour feedback/ complaints. Incidence of unapproved uses/operators. |
| P29 | Support space for, or part of, festivals or major events or commemorations. Management of licences, permits or other estates. | Overnight use of the Park limited and rigorously managed. | No camping or overnight stays will be permitted within the Park – unless specifically permitted in association with approved major events or other approved uses (and then under strict limitations), or in emergencies. | **HIGH** (on-going) | Observation. Incidence of special approvals associated with approved major events or other approved uses. |
| **Management and Administration** | | | | | |
| P30 | Attractive venue for casual leisure, recreation and social activities. User safety. | The Park is well maintained and managed as an important scenic and passive leisure/recreation asset. | Council will continue to actively assist the Management Committee in the maintenance and management of the Park – particularly in regard to the routine maintenance of its open space/parkland assets and setting (involving activities such as lawn mowing, tree health, garden maintenance, facility/fence repairs and maintenance, and similar grounds maintenance tasks). | **HIGH** (on-going) | Grounds maintenance records. Observation and photographic records. User and neighbor feedback. |

| Action No. | Objective(s) | Performance Target | Management Actions (Means of Achievement) – Areas Categorised as Park | Priority | Means of Assessment |
|---|---|---|---|---|---|
| P31 | Contribution to an attractive Berry "gateway". Support space for, or part of, festivals or major events or commemorations. User safety. | Suitable event and attraction information presented for train arrivals. | Temporary signs (including banners, printed panels, electronic variable message boards, etc.) may be erected in the Park to inform visitors arriving by train of current or special events taking place in Berry or the Showground, or of a tourism/promotional nature, or other information. All such temporary signs will require Council approval. The size, aesthetics, appearance and safety of the installation/fixing of such temporary signs will be important considerations. | **Medium** (on-going) | Number and nature of temporary signs approved. |
| **PART B – LOT 1 DP 17263 (NORTH OF GILLAM STREET)** | | | | | |
| P32 | Contribution to Alexandra Street streetscape. | Gillam Street parcel maintained as a small heavily planted part of the road corridor. | This small triangular area of land north of Gillam Street will continue to be managed entirely as a heavily planted area, presenting as part of the Alexandra Street road verge. Council will have responsibility for the care and maintenance of this area (including any existing seating that may located within this block, if retained). | **Medium** (on-going) | Council works and maintenance records. Photographic records. |



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## 5.5 Station Road Block (Uncategorised)

Council's Station Road block is classified as "operational land". As such the *Local Government Act 1993* does not require that a PoM be prepared for, or apply to, such land – nor that they are categorised according to the Act's requirements for the management of Council-owned areas classified as "community land".

However the Station Road block is regularly used to support events and activities within the Showground on the opposite side of Station Road. A small set of yards has also been built on the land, by the Berry Show Society (with Council consent) in 2005, to support this occasional use. The Station Road block and its possible future uses were addressed in the 2006 *"Hazelberry Park" / The Berry Showground Plan of Management*. The land also has additional unrealised potential to support the use and enjoyment of the Showground, as well as possibly serving other useful community purposes.

For these reasons, despite being uncategorised operational land, management directions for the Station Road block have been included in this Plan of Management so as to:

- provide a framework for the better co-ordinated use and management of this block as part of the wider/overall Berry Showground Precinct; and
- better realise the land's potential for other community uses and benefits.

### 5.5.1 Management Objectives

Overall the management aim for the Station Road block is to better accommodate and make greater use of the site as part of, or to support, events and activities within the Berry Showground as well as to offer additional facilities and opportunities for the community's use of this space.

The following individual management objectives elaborate this intent.

- To make more effective use of the block to support, or be used as part of, approved events and activities taking place at Berry Showground and to broaden the range of such possible supporting, operational or other event-related uses of the block.
- To provide for the development of suitable new facilities on part of the site, as guided by the Masterplan for the Berry Showground Precinct, to support community, group and independent use for appropriate leisure, recreation, education, social or community well-being activities.
- To improve the block's fencing and security.
- To improve the extent and standards of vehicle and pedestrian access and movement within, as well as to and from, the block.
- To maintain and manage the block, its grounds, and any facilities to a standard fit for purpose and safe use.
- To improve the appearance and presentation of the block.
- To manage weeds and introduced plant species.
- To identify and address any environmental hazards or risks, and to provide for visitor safety.



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- To issue and manage any leases, licences or other estates for the benefit of the community and site users as well as the block's (and wider Showground's) management.
- To manage the area in a sustainable manner addressing the impacts of climate change, and compliant with applicable legislative and policy requirements.
- To retain, and broaden, opportunities for additional uses of the block in future.

The *Local Government Act 1993* does not prescribe any management objectives for uncategorised operational land.

### 5.5.2 Issues and Management Challenges

Issues and management challenges relating to the management, use and development of the (uncategorised) Station Road block are listed in Table 31 below, grouped by theme or topic area.

**Table 31 Issues and Management Challenges – Station Road Block (Uncategorised)**

| Theme | Issues |
|---|---|
| Site Layout | ▪ The drainage channel effectively divides the block into two usable parts. |
| Access and Circulation | ▪ The area has no obvious or semi developed/formalised access tracks or routes into or around the block (other than the western entrance gate to the yards). |
| Grounds and Landscape | ▪ At present the majority of the area presents as an unmanaged vacant open space with no community use, leisure, recreation or other facilities.<br>▪ The ground surface across most of the block, especially the area east of the drainage channel, is uneven and rutted or bumpy in places. This can present a hazard for pedestrians (and possibly for livestock), and in places is not well-suited for vehicles. The high thick grass cover can also disguise surface hazards.<br>▪ The drainage channel is heavily weed infested, and many of the trees around the block's margins are exotic species.<br>▪ The central portion of the block is almost devoid of shade trees or any larger vegetation.<br>▪ Parts of the block east and west of the drainage channel (mainly along the rail line boundary) are mapped as flood liable areas – but only at a 1% annual exceedance probability (one in one hundred year flood event). |
| Facilities | ▪ The block is not connected to water, sewer or power services – which limits it usage and development potential. |
| Managing Uses and Events | ▪ The block provides a valuable livestock holding/handling, vehicle parking, storage and general support/utility area for larger events or busy periods at the Showground. Loss of this "overflow" space could adversely impact the Annual Berry Show and other major events at the Showground (especially those occupying the entire area). |
| Management and Maintenance | ▪ Upgrading, management and on-going upkeep of the Station Road block as landscaped parkland or "manicured" open space would be a sizeable demand on the Management Committee's resources.<br>▪ Unauthorised vehicle entry and damage to the ground surface, rubbish dumping, fires, vandalism and other anti-social or illegal activities are on-going risks in view of the block's unfenced road boundary and semi-secluded location. |
| Safety | ▪ The lack of fencing along Station Road, and adequate fencing along the rail line, present a hazard to any uncontrolled stock that may be on the block. |



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| Theme | Issues |
|---|---|
| Safety (cont'd) | ▪ Due to possibly unknown past uses of the site by the (then) State Rail Authority, as well as proximity of the rail line, there is a risk that part of the Station Road block may have residual land contamination. Shoalhaven City Council had previously identified former and current railway land in Station Road as potentially contaminated. A 1999 preliminary environmental assessment of the land adjoining the Station Road block to the east concluded, from a review of the site's history, that there was no evidence of potential past environmental contamination due to prior land use. However the potential for contaminated land remains a possibility. |

### 5.5.3 Current Condition and Use of the Land and Structures

The following Table 32 describes the current condition of the (uncategorised) Station Road block – as required by Section 36(3A) of the *Local Government Act 1993*. The same Shoalhaven City Council condition rating scale is used as described at Section 5.3.3.

**Table 32 Current Condition of Land and Structures – Station Road Block (Uncategorised)**

| Area | Land / Structures | Description | Scale | Condit-ion |
|---|---|---|---|---|
| **Station Road Block** | Open metal-railed yards – west of drain | Metal fenced yards 24x separated by a central grassed lane, with perimeter fencing / yards set in mown grass area | 25.00 | Good |
| | Fencing and fringing trees/vegetation – to yards (west of drain) | Post and strained wire (farm-style) fence and electric fence to east of yards / timber paling fence along part of private property boundary in west / post and strained wire (farm-style) fence and boundary plantings to north, west and south / farm gate on Station Rd (opposite Showground entry) / mature trees and planting along southern boundary / mature trees along Station Rd (northern boundary) | 50.00 | Fair |
| | Vegetated drainage channel | Overgrown drainage channel / runs from a timber barriered outlet on south side of Station Rd south-west to block's southern boundary (with rail line) / also fed by piped drainage under Station Rd from Showground | 75.00 | Poor |
| | Open grassed area – east of drain | Uneven open grass area, with a few scattered trees / occasionally slashed / remains of fence along Station Rd (few posts only) | 75.00 | Poor |
| | Southern boundary fencing (along rail line) | Remains of timber post-and-wire fence, farm-style fence / variable continuity and effectiveness | 75.00 | Poor |
| | Eastern boundary fencing | Chainwire mesh fence topped with 3x barbed wire | 25.00 | Good |

Table 33 describes the current uses of the (uncategorised) Station Road block – as required by Section 36(3A) of the *Local Government Act 1993*.

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**Table 33 Current Use of Land and Structures – – Station Road Block (Uncategorised)**

| Area | Land / Structures | Uses |
|---|---|---|
| **Station Road Block** | Open metal-railed yards – west of drain | Horse and livestock holding/handling for the Berry Show and major events or festivals on the Showground / Horse float and vehicle parking / Back-of-house and support functions for major Showground events/uses |
| | Fencing and fringing trees/vegetation – to yards (west of drain) | |
| | Vegetated drainage channel | Stormwater management |
| | Open grassed area – east of drain | Occasional car/vehicle parking, staff or special purpose camping, storage and other back-of-house or support functions for the Berry Show and major events or festivals on the Showground |
| | Southern boundary fencing (along rail line) | Site enclosure/security |
| | Eastern boundary fencing | |

### 5.5.4 Permissible Uses and Developments

Appropriate purposes for which the Station Road block could be used – including the land and existing, as well as future, buildings and improvements – are:

- activities as part of, in association with, or to support agricultural and horticultural shows, equine and livestock events, farm field days and other rural activities taking place on the adjacent Showground;
- activities as part of, in association with, or to support major events, festivals, markets, fairs and the like taking place on the adjacent Showground;
- community facilities;
- short stay caravan or camping accommodation in support of an approved event, activity or use of the Showground;
- structured leisure, recreation, cultural, social and educational uses;
- protection of cultural heritage features;
- local visual/scenic, amenity, environmental and climatic amelioration functions and benefits as well as sustainable land management;
- stormwater management and water quality protection/improvement;
- land and environmental remediation; and
- permissible leases, licences or other estates to meet the current and future needs of the local community and wider public.

Use of the Station Road block must be consistent with the provisions of the *Shoalhaven Local Environmental Plan 2014* which zones the area as RE1 Public Recreation. This requirement applies to the site regardless of its operational land classification. As described in Section 3.2.2 the objectives of this land use zone are to enable use for public open space or recreational purposes, provide a range of recreational settings and activities and compatible land uses, and protect and enhance the natural environment for recreational purposes. The RE1 Public Recreation zone identifies a wide range of land uses or activities that are "permitted with consent". The above purposes are consistent with this RE1 Public Recreation zoning.



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Permissible uses and developments of the Station Road block are detailed in the following Tables 34 and 35. Some of the activities and developments listed below may require development consent.

Table 34 lists permissible uses, which elaborate the broader "permitted purposes" with a list of descriptive illustrative or exemplar activities or uses. This list of permissible uses has been drawn from observations of those activities/uses (and management operations or activities) now occurring on the block as well as possible other or additional activities/uses that are consistent with the area's permitted purposes and values/attributes. The list in Table 34 is not intended to be exhaustive, and so is not prohibitive in terms of excluding any "illustrative" or "exemplar" activities or uses not included (where these can be shown to be consistent with the site's permitted purposes).

Similarly Table 35 describes those developments, structures or facilities that are considered permissible in order to support or facilitate appropriate use of the Station Road block.

It should be noted that – although this Plan of Management provides directions for the use, development and management of the Station Road block – because this area is classified as operational land Shoalhaven City Council is also able, if it sees fit, to use and develop this land other than as described by this Plan of Management.

**Table 34 Permissible Uses and Activities (Illustrative or Exemplar Uses/Activities) – Station Road Block (Uncategorised)**

| Permissible Uses |
|---|
| Advertising (with approval and in association with on-site uses, activities and events only) |
| Birdwatching |
| Camping, caravanning or other short-stay accommodation – to support or as part of an approved agricultural show, competition, exhibition/display, field day, music festival or other major events within the Showground |
| Car/vehicle parking – in approved sites/areas only |
| Casual self-reliant (unsupported by facilities) passive leisure, recreation or play – such as walking (for pleasure or fitness), dog-walking (on-leash), nature/adventure play, personal fitness activities, etc. |
| Classes and lessons – educational, vocational, pastimes and leisure, etc. – centred on built facilities (indoor and outdoor) (with approval and subject to licence or permit conditions) |
| Commercial (or large scale) filming and commercial photography (with approval where required) |
| Community gardening |
| Community tree planting and Landcare activities |
| Community uses – such as community group use, social or sporting club use, service club/organisation use, cultural events, displays and exhibitions, workshops, demonstration days, fund-raising and charity events, etc. – centred on built community facilities (indoor and outdoor) (with approval and subject to licence or permit conditions) |
| Contaminated land remediation and management |
| Cultural or historic heritage and archaeological investigations (with appropriate approvals as necessary) |
| Dog walking/exercising – on-leash (subject to regulations and dog prohibited places) |
| Dog walking – commercial (with approval) |
| Drainage and stormwater management – including drainage line restoration, revegetation or management |
| Emergency operations/responses – including emergency vehicle access and helicopter landing |



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| Permissible Uses |
|---|
| Environmental monitoring, assessment, management, remediation and protection or activities |
| Erosion control and remediation works |
| Evacuation and emergency refuge – for people and livestock/large animals |
| Fee collection |
| Filling, levelling or draining of land |
| Filming and photography |
| Fire risk/hazard management activities |
| Flood protection or management works |
| Grass, grounds and garden maintenance (including drainage, irrigation and earthworks) |
| Heritage conservation works – including excavation and salvage (with any necessary approvals) |
| Horse and livestock holding and handling – including in permanent or temporary yards |
| Interpretation |
| Landscaping and amenity works (installation and maintenance, including irrigation) |
| Maintenance of foreign services/utilities |
| Mobile vending (with approval) – refreshments, coffee carts, etc. |
| Natural habitat protection, enhancement or creation |
| Nature appreciation and photography |
| Organised group use or activities (with approval) – community groups, religious organisations, Scout and Girl Guide use, etc. |
| Operation and management of stormwater detention basins, artificial wetlands or similar |
| Outdoor learning – environmental and other outdoor education activities |
| Overflow or ancillary area used as part of an approved agricultural show, competition, exhibition/display, field day, music festival or other major events within the Showground |
| Park management, operation and maintenance activities – including authorised management and service vehicle access |
| Photography (personal) |
| Protection, restoration, presentation, maintenance and management of historic heritage features/items/material – with any necessary approvals |
| Protection/management of any Aboriginal cultural heritage material (including salvage) – with any necessary approvals |
| Provision, upgrading and maintenance of essential services/utilities |
| Safety works – for users, neighbouring land uses, and passers-by (both hard/built and landscaping works) |
| Site management, safety, enforcement and regulation activities |
| Stormwater management and stormwater quality improvement works – including installation and cleaning/maintenance |
| Sustainable land management activities/operations |
| Tree and vegetation management activities/works (including tree planting, isolating/falling hazardous trees, etc.) |
| Vehicle parking, animal holding/handling, service or support uses, storage and other back-of-house or operational uses (including for commercial service providers, such as catering and merchandise) – where associated with an approved agricultural show, competition, exhibition/display, field day, music festival or other major events within the Showground |
| Volunteer activities (with approval, and in support of or associated with the site's management) |
| Warm-up/preparation area for equestrian or livestock events/competitions (within the Showground) |
| Water supply and storage works – to support the area's management and operation |
| Weed and pest animal control activities |

**Table 35 Permissible Developments, Structures or Facilities – Station Road Block (Uncategorised)**

| Permissible Developments, Structures or Facilities (to facilitate permissible uses) |
|---|
| Access tracks and roads – sealed and unsealed |
| Advertising structures and signage (including digital) – temporary and relating to approved events, uses and activities only |
| Biobanking and carbon sequestration initiatives |
| Community gardens |
| Drainage works and structures |
| Earthworks and ground-shaping structures |
| Electrical power bollards, boxes or access points |
| Entries – for vehicles (driveways, gates, etc.) and pedestrians (gates, paths, turnstyles, etc.) |
| Environmental facilities |
| Erosion control structures |
| Fences, gates, barriers and enclosures (to control access/entry and direct the movement of vehicles and people) |
| Ground protection, hardening or erosion control works – such as gravel sheeting, grass cells, geo-fabric reinforcement, etc. |
| Information and interpretation boards |
| Irrigation systems |
| Landscape structures or features – "hard" or built landscape elements (such as retaining walls, terracing, ramps, paving, edging, tree guards/barriers, etc.) |
| Lighting – where essential for public safety and the protection of assets (while minimising nuisance light spill) |
| Multi-purpose community facility/building (including indoor and outdoor/covered spaces) – to provide for use and enjoyment by the community for organised group, cultural, educational, social, and leisure or recreational purposes (subject to leases, licences or other approvals as required) |
| Planting area – such as tree planting and screening plantings |
| Renewable energy devices – such as solar panels, batteries, reticulation systems, etc. |
| Seating |
| Signage – identification, locational, directional, interpretive, historic/commemorative, safety and regulatory |
| Solar lighting |
| Storage areas, maintenance depots or yards, and other facilities to support the Showground area's management and maintenance |
| Stormwater detention basins, storage tanks and other stormwater control and harvesting measures |
| Stormwater treatment and water quality improvement devices (including artificial wetlands) |
| Temporary facilities, shelters, structures and services – to enable the area to function as a support, operational, back-of-house or ancillary space for an approved agricultural show, competition, exhibition/display, field day, music festival or other major events within the Showground |
| Temporary tents, marquees, shade shelters and other non-permanent structures – for, or to support, approved agricultural show, competition, exhibition/display, field day, music festival or other major events within the Showground |
| Temporary yards, pens/stalls, rails, races, crushes and other livestock holding/handling infrastructure |
| Utilities and services |
| Vehicle access, parking and loading areas |
| Water bores – to support the site's management and operation |
| Water sensitive urban design (WSUD) structures – such as rain gardens, swales, etc. |
| Water supply points and drains |



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| Permissible Developments, Structures or Facilities (to facilitate permissible uses) |
|---|
| Yards, pens, rails, races and other facilities (such as water points and troughs) for short-term livestock holding/handling – open/unroofed only (but may include provision for temporary shade coverings) |

***Scale and Intensity of Use and Development***

The range of activities or uses, intensity of use, and forms of development as envisaged or permitted by this Plan of Management for the Station Road block are likely to see:

- more frequent use of the area in association with major events on the Showground;
- additional minor infrastructure items – to support its role as an ancillary, operational and "overflow" area for the Showground;
- improvements to the area's overall presentation and appearance; and
- a somewhat greater focus of management and maintenance efforts.

However, should it eventuate, the most significant intensification of development and use (as well as a marked change in the appearance and character of this block) will be the construction and use of a proposed multi-purpose community facility at the site's eastern end – as shown on Figure 9.

This will represent a new building – and the first building – on this at present undeveloped site. It is proposed as a single storey structure, with a maximum footprint of 330 square metres (including outdoor covered areas – but excluding surrounding paved areas, rainwater tanks, landscaping, and other ancillary elements) as well as nearby roadside angled carparking on Station Road (see Actions SR17 and SR4). Operation of such a facility will generate a degree and frequency of activity and use in this eastern end of the Station Street block in an area that is now essentially un-used.

### 5.5.5 Express Authorisation of Leases, Licences and Other Estates – Station Road (Uncategorised)

Authorisation for use of the Station Road block as part of, or in association with, an approved agricultural show, competition, exhibition/display, field day, music festival or other major event within the Showground will form part of or be included within the whole/overall licence or other estate (permit, agreement or hire arrangements) arrangement for these larger activities – see Section 5.3.5 and Table 15.

For other uses, that are not part of or associated with larger events/uses of the Showground, Table 36 lists those leases, licences or other estates (permit, agreement or hire arrangements) that Council may enter into with third parties for use or management of the Station Road block or specific facilities/areas within it – as consistent with the relevant legislation and guided by the current versions of applicable Council policies.

However it should be noted that – although this Plan of Management provides directions for the use, development and management of the Station Road block – because this area is classified as operational land Shoalhaven City Council may also grant other leases, licences or other estates over this area of operational land if it so chooses.



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**Table 36 Leases, Licences and Other Estates and Purposes for Which they may be Granted – Station Road Block (Uncategorised)**

| Type of Tenure Arrangement | Maximum Term | Purpose for Which Tenure may be Granted |
|---|---|---|
| Lease | 10 years | • Community uses (of built community facilities) – by organised community groups, educational groups or organisations, service organisations, not-for-profit organisations, or other suitable users (including individuals). Incorporating any necessary provisions for an area to be made available for other Park users/uses and the terms of this availability/use. |
| Licence | 5 years | • Livestock and animal housing, handling and short term agistment – including during emergencies.<br>• Markets – including famers market, craft or community markets, "boot sales", and similar.<br>• Community uses (of built community facilities) – by organised community groups, educational groups or organisations, service organisations, not-for-profit organisations, or other suitable users (including individuals). Incorporating any necessary provisions for an area to be made available for other Park users/uses and the terms of this availability/use.<br>• Mobile food/beverage vans.<br>• Emergency purposes, when the need arises, and emergency response training. |
| Short-term Licence or Permit | Annual or seasonal or once-off | • Casual or one-off hire by organised sporting clubs/associations, organised community groups, service organisations, not-for-profit organisations, or other suitable users or sporting clubs.<br>• One-off or occasional community events.<br>• Mobile food/beverage vans.<br>• Displays, exhibitions and demonstrations.<br>• Commercial/professional filming and photography – as required by the *Filming Related Legislation Amendment Act 2008*, and provisions of the *Local Government Act 1993* and *Local Government (General) Regulation 2005*.<br>• Short-term casual licences for the purposes authorised by Clause 116 of the *Local Government (General) Regulation 2005* (see Section 4.3.3). Such casual uses must not – involve erecting any permanent building/structure, continue for more than 3 consecutive days, and (if recurring) not continue to recur for longer than a period of 12 months. |
| Other estates | | This Plan of Management allows Shoalhaven City Council to grant "an estate" over operational land for the provision of public utilities and works associated with or ancillary to public utilities and provision of services, or connections for premises adjoining the land to a facility of the council or public utility provider on the community land in accordance with the *Local Government Act 1993*. |



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### 5.5.6 Action Plan – Management Action Table

The Management Action Table (Table 38) presents a range of actions that will guide the management, use and development of the Station Road block (the area of uncategorised operational land owned by Council) over the coming 10 years and possibly longer.

The management actions have been identified in response to the attributes and nature of this area, current uses and patterns of use, identified management issues and opportunities, known user and community values and views or aspirations (as expressed through the various community consultation measures during this Plan's preparation), the identified management objectives, and funding and resourcing considerations.

Many of the management actions previously identified in relation to the Showground (the area categorised as General Community Use) are of a general nature or application. As such they will also apply to the Station Road block – in addition to those actions descried in Table 38 below. These "also applicable" management actions are listed in the following Table 37.

**Table 37 Management Actions Also Applicable to – Station Road Block (Uncategorised)**

| Management Element / Topic | Applicable Management Actions (Means of Achievement) |
|---|---|
| Showground Layout | LMF3 |
| Management Responsibilities | LMF4 to LMF6 |
| Internal Circulation and Movement | AC17 and AC18 |
| All-abilities Access | AC29 |
| Traffic Management | AC33 and AC34 |
| Trees | GL15, GL16 to GL19 and GL24 |
| Stormwater Management | GL34 |
| Heritage Processes | CH26, CH28 |
| Signage | FD44 |
| Utilities | FD48 |
| Community Use and Enjoyment - General | UCE1 and UCE2 |
| Annual Berry Show and Major Events | UCE3 to UCE7 |
| Livestock and Other Rural/Agricultural Uses | UCE15 |
| Informal Leisure/Recreation Uses | UCE23 |
| Commercial Filming and Photography | UCE28 |
| Monitoring and Managing Booked/Approved Uses | UCE29 |
| Management Committee | MA1 to MA5 |
| Resourcing, Management and Maintenance | MA6 to MA9 and MA13 |
| Fees/Charges and Revenue | MA14, MA15 and MA17 to MA19 |
| Monitoring | MA20 and MA21 |
| Stakeholder and Neighbour Engagement/Liaison | MA22 and MA23 |
| Information and Promotion | MA24 and MA25 |
| Planning and Development Approvals | MA27 to MA29 |
| Safety, Security and Hazards | MA30 to MA33 and MA35 to MA40 |
| Sustainability | MA41 to MR43 and MA44 to MA46 |
| Foreign Services/Utilities and Easements | MA47 to MA49 |



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**Table 38 Objectives, Performance Targets, Actions, Priority, and Means of Assessment – for Station Road Block (Uncategorised)**

| Action No. | Objective(s) | Performance Target | Management Actions (Means of Achievement) – Station Road Block (Uncategorised) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| **Access and Carparking** | | | | | |
| SR1 | Improved access and ease of movement. | Greater access and "permeability", to/from the site | Pedestrian gates will be provided at appropriate points along the proposed boundary fence on Station Road (see Action SR12), including at the eastern end to provide access to the proposed community facility/building (see Action SR17). | **HIGH** | CW&MR. Photographic records. |
| SR2 | Improved access and ease of movement. A more effective support space for, or part of, major Showground events. | Managed and passable/resilient access to the block for approved users and other authorised vehicles. Entry by unauthorised vehicles controlled. | The existing vehicle entry and gate accessing the western yards will be upgraded if/when warranted, and one or more vehicle entry points (with wide vehicle gate[s]) will be provided along the proposed boundary fence (see Action SR12) on Station Road east of the drainage channel – to provide vehicle access to this area for approved uses as well as for service and emergency vehicles. These vehicle entries will be sealed in part, and only extend a short distance into the site before becoming gravelled or permeable/grass-cell paving (if feasible) or grassed. | **HIGH** | CW&MR. Site layout plan. Photographic records. User feedback. |
| SR3 | Improved access and ease of movement. A more effective support space for, or part of, major Showground events. Retain and broaden future use opportunities. | Managed and passable access routes within the block. Negligible adverse site impacts. | If warranted, access routes may be provided or defined within the block – preferably as delineated routes over grass, compacted routes, or sheeted surfaces – to allow for flexibility and realignment of routes to suit evolving usage demands/patterns. Problem areas, in terms of tafficability or degradation, may be gravel sheeted, treated or hardened if necessary. | **Medium** (on-going) | CW&MR. Site layout plan. Photographic records. Observed problem areas. User feedback/ complaints. |
| SR4 | Improved access and ease of movement. Equity of access. | Appropriately located carparking to service the proposed community | A new roadside carpark will be developed on the south side of Station Road near the proposed community facility/building (see Action SR17) to service this facility – as shown indicatively on Figure 9. The carpark will be located chiefly in the road reserve and have a capacity of up to 8 vehicles (or as required by | **HIGH** | CW&MR. Site layout plan. Photographic records. |



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| Action No. | Objective(s) | Performance Target | Management Actions (Means of Achievement) – Station Road Block (Uncategorised) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| SR4 (cont'd) | | facility/building | applicable planning regulations) and include at least 1 disabled parking bay, as sealed 45° or angled parking bays. Realignment of the existing narrow roadside footpath will be required around the carpark. The carpark will be linked to the proposed all-abilities access path to the community facility/building (see Action SR17). Development of the carpark should coincide with construction of the community facility/building. | | |
| **Grounds and Landscape** | | | | | |
| SR5 | Identify and address environmental hazards or risks to users.<br>Manage grounds and facilities fit for purpose.<br>User safety. | All areas available and/or developed for use meet prescribed safe contamination levels. | Council will undertake investigations to identify any contaminated land issues affecting the Station Road block – and especially the area of the proposed community facility/building (see Action SR17). Appropriate site remediation measures will be implemented, as and where required, to ensure that an area complies with the prescribed standards or contaminant thresholds to be suitable for safe human access and use. Any areas not meeting the acceptable contamination levels will not be developed or used, and may be fenced off or isolated as/when necessary. | **HIGH** (and on-going) | Contaminated land investigations completed and any necessary remediation or exclusion actions undertaken. |
| SR6 | A more effective support space for, or part of, major Showground events.<br>Manage grounds and facilities fit for purpose.<br>User safety. | Ground surface capable of safely supporting anticipated types and frequency of use. | Undertake filling and levelling, other earthworks, soil profiling/conditioning and other measures to bring the ground surface to a suitable standard to safely accommodate pedestrian and livestock traffic, vehicles (movement and parking), temporary facilities/structures and activity spaces – chiefly across the less regularly used area east of the drainage channel. Including drainage works/improvements where required. | **HIGH** | Grounds maintenance records or CW&MR.<br>Photographic records. |
| SR7 | Manage grounds and facilities fit for purpose.<br>Improved appearance and presentation.<br>Sustainable and cost-effective | Attractive and serviceable grass cover. | Maintain a full and vigorous grass cover over the majority of the Station Road block to support its use as an overflow and utility space. The block's grassed areas will be regularly slashed or mown to improve the area's everyday appearance and prevent it becoming/appearing "overgrown". The grassed areas will also receive other, more intensive, management measures periodically – such as restoring worn/bare areas, irrigation/watering, fertilising (with limitations and/or caution in proximity to drainage lines), and | **HIGH** (on-going) | Grounds maintenance records.<br>Photographic monitoring.<br>Community and user feedback.<br>Event organiser |

| Action No. | Objective(s) | Performance Target | Management Actions (Means of Achievement) – Station Road Block (Uncategorised) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| SR7 (cont'd) | management.<br>A more effective support space for, or part of, major Showground events.<br>Manage weeds and introduced plants.<br>User safety. | | controlling weeds or shrub regrowth. Grass management efforts will increase in advance of known peak use times, to ready the site for periods of heavy and/or more frequent use and to be capable of better accommodating the resulting wear and tear (from car parking, concentrated foot and livestock traffic/use, movement/parking of large vehicles, temporary structures, activity zones, and other anticipated uses/pressures) as well as to improve user convenience and safety. | | feedback. |
| SR8 | Manage grounds and facilities fit for purpose.<br>Improved appearance and presentation. | Additional shade and improved appearance, with no significant limitations on the site's use. | Grouped tree planting, using native species, will be undertaken at selected locations to provide shade and improve the area's appearance. Planting sites, and extent, will be carefully selected so as not to unduly limit the block's role as a support, overflow and utility space or impair its adaptability/flexibility for varying patterns of use. Tree groups will be protected by suitable barriers (large placed rocks or logs, sturdy fencing, etc.) to protect them from damage when the block is being used as part of, or to support, major events. All trees will be monitored/managed for user safety (see Actions GL17 to GL19). | **Medium** | Grounds maintenance records.<br>Photographic records and monitoring. |
| SR9 | Improved appearance and presentation.<br>Manage weeds and introduced plants. | Improved screening of rail line and enhanced site amenity. | Reinforcement tree and large shrub planting will be undertaken along the block's boundary with the South Coast Rail Line to better screen this feature (and reinforce the boundary fencing – see Action SR13). Liaise with Transport for NSW/RailCorp regarding any limitations around tree planting near rail corridors, and suitable species, if necessary. (Also see Action GL24 regarding removal of priority and other environmental weeds). | Low | Grounds maintenance records.<br>Photographic records. |
| SR10 | Identify and address environmental hazards or risks to users.<br>Manage weeds and introduced | Improved drainage channel functioning and reduced flooding.<br>Naturalised and more appealing drainage line. | The drainage channel will be cleaned and upgraded (if necessary to increase its capacity) as a rock armoured/battered channel. Priority and other environmental weeds will be removed/controlled, and the channel/rock batters planted with appropriate native species. The channel will be managed/maintained as a naturalised drainage line. | **Medium** (and on-going) | CW&MR.<br>Grounds maintenance records.<br>Photographic records and monitoring. |



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| Action No. | Objective(s) | Performance Target | Management Actions (Means of Achievement) – Station Road Block (Uncategorised) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| SR10 (cont'd) | plants.<br>Sustainable and cost-effective management.<br>Improved appearance and presentation. | | | | |
| **Facilities and Developments** | | | | | |
| SR11 | Retain and broaden future use opportunities.<br>A more effective support space for, or part of, major Showground events.<br>Manage grounds and facilities fit for purpose. | Site retained as a largely open area able to accommodate a diversity of approved uses. | Other than improvements to the block's fencing, additional permanent yards, and the proposed community facility/building (see Actions SR12, SR13, SR14, SR15 and SR17 below) no other substantial above-ground facilities or infrastructure will be developed within the Station Road block – so as to maintain this site as a predominantly open area that offers the capability and flexibility to accommodate a range of uses in support of, or as part of, approved major events within the Showground. | **HIGH** (on-going) | Site layout plan.<br>Photographic records. |
| SR12 | Improved fencing and security.<br>Improved appearance and presentation. | More effective control of vehicle access and delineation of property boundary.<br>Improved presentation of site as managed land. | Construct a fence along the block's Station Road boundary, east, from the drainage channel. This boundary fence will preferably be a simple post-and-rail or post-and-wire style, so as to not excessively separate the block visually from Station Road, but still able to effectively manage vehicle entry to the site and contain any loose livestock within the block. A more decorative boundary fence style may be employed in the vicinity of the proposed community facility/building in the block's eastern end (see Action SR17). | **HIGH** | CW&MR.<br>Photographic records.<br>Community feedback. |
| SR13 | Improved fencing and security.<br>User safety. | More secure/effective fence along rail corridor. | Repair/upgrade or replace the existing fence along the block's boundary with the South Coast Rail Line. This fence may be a more substantial security-style to deter access to the rail corridor. Liaise with Transport for NSW/RailCorp as required. | **Medium** | CW&MR.<br>Photographic records. |

| Action No. | Objective(s) | Performance Target | Management Actions (Means of Achievement) – Station Road Block (Uncategorised) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| SR14 | A more effective support space for, or part of, major Showground events.<br>Manage grounds and facilities fit for purpose and safe. | Effective facilities for horse and livestock handling/holding. | The existing livestock yards (west of the drainage channel) will be retained and may be reconfigured or upgraded, including the construction of additional yards, to better and more safely accommodate their supporting or overflow horse and livestock handling/holding uses (or to compensate for the loss of yards due to construction of the Showground's proposed multi-purpose shed – see Action FD31). These yards will continue to be open/unroofed (but may include provision for temporary shade coverings). Sheds, shelters or open pavilions will not be developed. Additional tree plantings may be undertaken in this area to provide shade. | **HIGH** (on-going) | CW&MR. Photographic records. User feedback. |
| SR15 | A more effective support space for, or part of, major Showground events.<br>Manage grounds and facilities fit for purpose and safe. | Additional facilities for horse and livestock handling/holding. No significant reduction in the overall area available for other uses, or major constraints on other uses. | If required up to 24 additional livestock yards may be constructed immediately east of the drainage channel, to have convenient access to the Showground's western service access road (on the opposite side of Station Road) – as shown indicatively on Figure 9. Any new yards will open/unroofed (but may include provision for temporary shade coverings) and additional tree planting may be undertaken to provide shade. Sheds, shelters or open pavilions will not be developed. | **Medium** (on-going) | CW&MR. Site layout plan. Photographic records. User feedback. |
| SR16 | A more effective support space for, or part of, major Showground events.<br>Manage grounds and facilities fit for purpose and safe.<br>Management of licences, permits or other estates. | Station Road block functions effectively to support approved Showground uses. Any impacts from use effectively remediated. | Temporary facilities may be provided on the Station Road block as necessary to enable its use as part of and/or to provide "overflow", supporting or back-of-house services for approved activities within the Showground (see Action SR19). Such temporary facilities may include elements such as – delineated parking areas, yards and stock loading ramps, livestock holding/handling infrastructure, tents or marquees, shade shelters, portable generators, portable toilets and showers, camping facilities (including campervans and caravans), portable and modular buildings ("demountables"), first aid facilities, fencing and barricades, lighting, etc.<br>These temporary facilities are only to be in place for the duration of an approved event or use, as well as an appropriate set-up and | **HIGH** (on-going) | Booking/approval records and conditions. Observation. . Organiser feedback and satisfaction. Post-event site condition assessments. |

| Action No. | Objective(s) | Performance Target | Management Actions (Means of Achievement) – Station Road Block (Uncategorised) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| SR16 (cont'd) | | | pull-down period. Preference should be given to facilities that generate the least practicable impact on the site, and require a minimum of restoration/remediation effort. | | |
| SR17 | Provision of new built facilities to accommodate community use. Sustainable and cost-effective management | Additional venue and opportunities for a diversity of community/group uses and activities. Functional, sensitively designed and sustainable building. | Develop a new multi-purpose community facility/building, located at the eastern end of the Station Road block – as shown indicatively on Figure 9. This building will offer a range of spaces/facilities (both indoor and covered outdoor spaces) capable of supporting a variety of uses/activities. It may include elements such as:<br>▪ multi-purpose rooms or spaces – available for community use/bookings;<br>▪ a kitchen or food preparation area, with storage;<br>▪ storage (furniture, users' materials/equipment, etc.); and<br>▪ access to outdoor space.<br>The building will have a maximum footprint of 330 square metres (including outdoor covered areas – but excluding surrounding paved areas, rainwater tanks, landscaping, and other ancillary elements). It will be single storey only, with a preferred maximum height of 5 metres above surrounding ground levels, and avoid rooftop elements (such as air conditioning or machinery units, but excluding solar panel arrays) that will increase its height/bulk. The structure will be designed to be low maintenance, and apply best-practice ecologically sustainable development principles. The facility will meet all-abilities access standards, including pathways connecting to the nearby on-street parking areas (see Action SR4). Surrounding paths and hardened areas, utilities (including rainwater tanks), and tree and/or landscape plantings (considering passive surveillance requirements) will be incorporated into the building's design and construction.<br>Council will consult with potential community users/groups in the design of, and elements to include in, this building. It will be designed using shared-use principles, to ensure the facilities developed are as multi-purpose and flexible in design/use as | **HIGH** | CW&MR. Site layout plan. Observation. Community/user groups feedback. |

| Action No. | Objective(s) | Performance Target | Management Actions (Means of Achievement) – Station Road Block (Uncategorised) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| SR17 (cont'd) | | | possible, and acknowledging the requirements of a range of possible community users. | | |
| SR18 | Retain and broaden future use opportunities.<br>A more effective support space for, or part of, major Showground events. | Improved availability of utilities/services within and across the site. Minimal constraints for diverse and flexible use of the space. | Utilities (water, sewer and power) may be extended to, and reticulated within, the block to improve its capacity and appeal to support a range of uses/activities – now and in the future.<br>If warranted a number of "services hubs" or outlets – offering all or some of power bollards/outlets, water points, and sewer connections – may also be installed to support the block's use. However any such installations will be carefully selected so as not to unduly limit the block's role as a support, overflow and utility space or impair its adaptability/flexibility for varying patterns of use. | **Medium** | CW&MR. |
| **Use and Community Enjoyment** | | | | | |
| SR19 | A more effective support space for, or part of, major Showground events.<br>Management of licences, permits or other estates. | Continued use of the block in association with approved major events. Site unimpaired, and no significant impacts for other users or neighbours. | Use of the Station Road block will continue to be permitted as part of and/or to provide "overflow", supporting or back-of-house services for approved activities within the Showground – such as the Annual Berry Show, equestrian or livestock events/competitions, exhibitions/displays, field days, music festival, large sporting events/carnivals, or other major events. This will include both regularly scheduled events, such as the Annual Berry Show, as well as occasional or once-off bookings. (Also see Action UCE3)<br>On occasion approval may also be given for appropriate uses of the Station Road block that are not part of or associated with a larger event on the Showground. However any such "stand-alone" uses would be infrequent and must be consistent with the block's purposes and permissible uses, as described in Section 5.5.4.<br>These uses of the Station Road block will be managed under appropriate licence, hire or permit arrangements (see Section 5.5.5, Section 5.3.5 and Section 4.3) – and subject to applicable Council policies and procedures.<br>The proposed community facility/building (see Action SR17) will | **HIGH** (on-going) | Booking/approval records.<br>Feedback from attendees, and organiser feedback and satisfaction.<br>User and neighbour feedback/ complaints.<br>Post-event site condition assessments. |

| Action No. | Objective(s) | Performance Target | Management Actions (Means of Achievement) – Station Road Block (Uncategorised) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| SR19 (cont'd) | | | generally not be available, or included, as part of these uses of the block. | | |
| SR20 | Provision of new built facilities to accommodate community use. Management of licences, permits or other estates | Well-patronised multi-purpose community facility/building. A range of community uses, and users, supported. | The proposed multi-purpose community facility/building (see Action SR17) will be available for regular/on-going and once-off uses, for activities such as:<br>▪ group/club meetings or activities (book clubs, music groups, sporting clubs, hobby groups, IT clubs, service clubs/organisations, disability services or care groups, seniors groups, youth groups, special interest groups/clubs, etc.);<br>▪ classes and lessons (arts and crafts, music, dance, Pilates, yoga, Tai Chi, language, IT and computers, etc.);<br>▪ public talks/lectures and educational activities;<br>▪ demonstrations, displays, exhibitions and workshops;<br>▪ community/public meetings;<br>▪ fund-raising and charity events;<br>▪ approved organised community events (generally low-key events);<br>▪ approved social or large family gatherings, functions or group use (see Action UCE22); and<br>▪ approved small-scale or low-key commercial uses (see Action UCE26).<br>These uses will be managed under appropriate licence, hire or permit arrangements (see Section 5.5.5 and Section 4.3) – which may include special conditions as required. They will be subject to Council's *Events Policy*, or *Occupation of Council Owned or Managed Land Policy*, or *Use and Hire of Community Facilities for Commercial Activities* and other policies and procedures as applicable. Approvals for the use of the multi-purpose community facility/building, or its various spaces, will consider the other uses (existing and future) of a venue – and on-going exclusive access/use arrangements will generally be avoided. | **HIGH** (on-going) | Number of bookings/ approvals for multi-purpose community facility/building, and type of activities approved. User feedback. Condition assessments of building. |
| SR21 | A more effective support space for, or part of, major | Overnight use of the block appropriately | Camping or overnight stays within the Station Road block will only be permitted in association with approved major events or other approved uses of the Showground (and then under strict | **HIGH** (on-going) | Observation. Incidence of special approvals |

| Action No. | Objective(s) | Performance Target | Management Actions (Means of Achievement) – Station Road Block (Uncategorised) | Priority | Means of Assessment |
|---|---|---|---|---|---|
| SR21 (cont'd) | Showground events.<br>Management of licences, permits or other estates. | managed. | conditions – such as around the provision of sanitation facilities and power). Camping or overnight stays will also be permitted in emergencies. | | associated with approved major events or other approved uses. |
| **Management and Administration** | | | | | |
| SR22 | Manage grounds and facilities fit for purpose.<br>User safety.<br>Sustainable and cost-effective management. | On-going effective management and use of the block. | Council will assist the Management Committee in the maintenance and management of the Station Road block in accordance with Council's *Management Committee Guidelines* – and particularly in regard to major infrastructure or development projects as well as user/public safety. | **HIGH** (on-going) | Management Committee's annual reports to Council.<br>Incidence and nature of Council's management involvement.<br>User feedback. |



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# 6. FUNDING AND IMPLEMENTATION

## 6.1 Funding

This Plan of Management contains a substantial list of management actions.

Some of these are management guidelines, providing policies or directions to guide future decision-making for the management of the Berry Showground Precinct.

However many are physical actions that will require the commitment of Management Committee and/or Council funds or resources – such as staff time – to implement. The Management Committee and Council do not have the capacity to undertake all of these, more resource-intensive, management actions immediately.

Management and development of the Berry Showground Precinct will ultimately be reliant on, and largely determined by, the funding and resources available to the Management Committee and Council.

As such the area's capital works must be assessed against the other priorities of Shoalhaven City Council. Budget allocations will be assigned as part of Council's wider rolling Council Delivery Program and shorter-term annual Operational Plans, annual budget cycles and business planning for Council's various units. Similarly, maintenance demands and other management actions will have to be prioritised by the Management Committee and Council from the full suite of tasks involved in the site's management and upkeep.

Council also provides funds and resources for the operational management of the Showground – including staff salaries, contract services, major repairs and maintenance, and the like – and raises some income from the area's use (such as entry fees for the Berry Village Pool and major event charges). The Management Committee similarly generates income from operation of the campground as well as other bookings and fees. However overall revenues are invariably less than the total annual cost of the site's management and development.

In view of these financial realities/constraints a priority was assigned to each Management Action identified in Section 5 – High, Medium or Low – to reflect their relative importance and implementation timing in order to best achieve the Plan's objectives. Actions can also be single once-off tasks or, as for many actions, "on-going" – where the action in question will require funding throughout the Showground's management and/or the life of this Plan. As noted above, many actions which are of a more management guideline, policy or direction-setting character may not require the direct allocation of resources.

Funding and resources may come from many sources – including specific-purpose grant funding, lessee or licencee involvement and responsibilities, corporate donations, sponsorship, volunteer involvement, stakeholder fund raising, entry fees, advertising and other charges, bequeaths, and others.

As a result of this "reality", identified Management Actions of different priority may proceed in differing orders or at different rates – and high priority actions need not necessarily precede lower priority actions. Implementation of some actions may also be contingent on or



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influenced by the results of other actions, changing management circumstances, or opportunities to gain management efficiencies. In some cases, the resources to deliver a low priority or longer-term action may be available before a high priority action. This may be due to the amount of money required, or the project being funded from resources other than Council or Management Committee funds, or factors outside of either's control.

## 6.2 Evaluation, Reporting and Review

### 6.2.1 Evaluation and Reporting

The objectives, actions and performance measures outlined in this Plan of Management provide a basis for qualitative reporting on the performance of Council and the Management Committee in managing the Berry Showground Precinct and progress in implementing this Plan. Evaluation of performance should be undertaken at the end of each financial year to align with Council's reporting requirements and the Management Committee's annual report to Council.

The site's management, development and financial performance should – ideally – be included in Council's Annual Report. Council may also choose to audit and report on the implementation of this Plan of Management as part of its established reporting practices.

### 6.2.2 Review

Typically a PoM will remain relevant and have a time horizon of approximately ten years. However, management objectives and actions can be reviewed and updated prior to this "use-by" date if required.

Implementation of this Plan of Management and its on-going relevance will be reviewed annually as part of Council's internal and external reporting processes.

Consideration of the need for a major review and update of this Plan of Management should occur ten years from the date of adoption of the Plan, if not undertaken prior.



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# APPENDICES

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# APPENDIX 1
# Relevant Commonwealth and State Legislation

## Commonwealth Legislation

**Commonwealth *Environmental Protection and Biodiversity Conservation Management Act 1999***

This Act enables the Australian Government to join with the states and territories in providing a national scheme of environment and heritage protection and biodiversity conservation. It provides for the protection and management of environment, and especially for Matters of National Environmental Significance. These include nationally and internationally significant flora, fauna, ecological communities and heritage places. It provides for the identification and listing of nationally threatened native species and ecological communities, as well as the protection of migratory species and wetlands of international importance ("Ramsar wetlands").

**Commonwealth *Telecommunications Act 1997***

This legislation regulates the activities of major participants in the telecommunications industry. It enables those telecommunications companies licensed as "carriers" (by the Australian Communications and Media Authority) to install a limited range of facilities without seeking State (or Territory) planning approval. These are most commonly "low-impact facilities" such as small unobtrusive radio-communications antennae and dishes placed on existing towers or buildings, housings (underground and above ground), underground cables, and temporary emergency facilities. However approval for the majority of telecommunications facilities, such as mobile phone towers or most radio-communications towers and overhead cables, now falls under the with relevant State/Territory planning laws and are usually dealt with by local government authorities. The Act provides for telecommunication facilities being permitted on community land without authorisation in a PoM.

There are no telecommunications facilities developed on the site at present.

**Commonwealth *Native Title Act 1993***

The Commonwealth *Native Title Act 1993* (*NT Act 1993*) recognises and protects Native Title rights and interests. The objects of the *NT Act 1993* are to:

- provide for the recognition and protection of Native Title;
- establish ways in which future dealings affecting Native Title may proceed and to set standards for those dealings;
- establish a mechanism for determining claims to Native Title; and
- provide for, or permit, the validation of past acts invalidated because of the existence of Native Title.

The *NT Act 1993* may affect the use of Crown land, particularly development and granting of tenure. Specifically, the NSW *Crown Land Management Act 2016* makes it mandatory for a local council to engage or employ a "Native Title Manager". This role provides advice to a council as to how the council's dealings and activities on Crown land can be valid or not valid in accordance with the *NT Act 1993*.



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Councils must obtain the written advice from an accredited Native Title Manager that they comply with any applicable provisions of this Native Title legislation, in respect to Crown land, when:

a) granting leases, licences, permits, forestry rights, easements or rights of way over the land;
b) mortgaging the land or allowing it to be mortgaged;
c) imposing, requiring or agreeing to covenants, conditions or other restrictions on use (or removing or releasing, or agreeing to remove or release, covenants, conditions or other restrictions on use) in connection with dealings involving the land; and
d) approving (or submitting for approval) a PoM for the land that authorises or permits any of the kinds of dealings referred to in (a), (b) or (c).

See Section 2.1.1 for discussion of Native Title matters in relation to the Berry Showground Precinct.

**Commonwealth *Disability Discrimination Act 1992***

This Act promotes the rights of people with disabilities and provides protection against discrimination based on defined disabilities – including access to public places and facilities such as open space and parks.

## State Legislation

- Key State Legislation

***Crown Land Management Act 2016*, *Crown Land Management Regulation 2018* and Principles of Crown Land Management**

Crown reserves are land set aside on behalf of the community for a wide range of public purposes – including environmental and heritage protection, recreation and sport, open space, community halls, special events and government services.

The former *Crown Lands Act 1989* (and some associated legislation) was repealed on 1 July 2018 and has now been replaced by the *Crown Land Management Act 2016* (*CLM Act 2016*). Crown land is now governed by this new *CLM Act 2016*, which provides a framework for the State government, local councils and members of the community to work together to provide care, control and management of Crown reserves. The new *CLM Act 2016* improves the governance of Crown land, including Crown reserves (such as at Berry Showground), and more closely aligns the planning and management of Council-managed Crown reserves with the management of community lands under the *Local Government Act 1993* as well as providing for strengthening community involvement.

Managers of Crown reserves under the previous legislation are automatically appointed as Crown land managers under the new *CLM Act 2016*, and will continue to have management responsibility for these reserves. The new Act authorises a local council that has management responsibility for an area of dedicated or reserved Crown land (a "council manager") – as Shoalhaven City Council is for Crown Reserve No. 81105 – to manage that land as if it were, and in accordance with, the public land provisions of the *Local Government Act 1993*.



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Further, with some specific exceptions, section 3.22 of the *CLM Act 2016* requires that a council manager of a Crown reserve "must manage the land as if it were community land under the *Local Government Act 1993*" and has "for that purpose all the functions that a local council has under that Act in relation to community land (including in relation to the leasing and licensing of community land)". However, a council must still manage a Crown reserve in accordance with the reservation purpose of the land and it cannot be used for an activity incompatible with its purpose (for example, Crown land assigned the purpose of "environmental protection" cannot be used in a way that compromises its environmental integrity).

Sections 3.22 and 3.23 of the Act also stress that the provisions for councils to manage Crown reserves as if they were "community land" specifically apply in the case of "land that is a public reserve (as defined in the *Local Government Act 1993*)" – which includes public parks and Crown reserves dedicated or reserved for public recreation where a council has been appointed as manager of the reserve trust – and in this situation a council "must manage the land as a public reserve under that Act" (the *Local Government Act 1993*).

Section 3.23 of the Act requires a council manager of an area of reserved Crown land to:

- categorise the land, using the community land categories under section 36 of the *Local Government Act 1993* (as discussed below); and
- prepare and adopt a plan of management for the reserved Crown land in accordance with the plan of management provisions of the *Local Government Act 1993* (Division 2 of Part 2 of Chapter 6 of the Act).

The *CLM Act 2016* also provides that any existing lease, licence or permit issued under the previous legislation will continue for their agreed term. However from 1 July 2018 all new leases, licences and permits are to be issued under the new legislation. Section 3.15 of the new *CLM Act 2016* also allows the Minister to make, and publish, Crown land management rules "for or with respect to the management of dedicated or reserved Crown land by Crown land managers".

The overall result of these legislative changes is that Shoalhaven City Council must prepare this new Plan of Management, and manage the Berry Showground Precinct, in accordance with the community land provisions of the *Local Government Act 1993* – including in relation to categorisation of the land; the preparation of PoMs; and leases, licences and permits.

The new *Crown Land Management Regulation 2018* supports the new *CLM Act 2016*. The Regulation is a statutory document that prescribes principles and rules relating to the use and management of Crown land in NSW.

Councils must also manage Crown land in accordance with the objects and principles of Crown land management outlined in the *CLM Act 2016*. The objects and principles are the key values that guide Crown land management to benefit the community and to ensure that Crown land is managed for sustainable, multiple uses. Similar to the former legislation, the new *CLM Act 2016* sets out the "principles of Crown land management" (in section 1.4) – as:

*(a) that environmental protection principles be observed in relation to the management and administration of Crown land, and*
*(b) that the natural resources of Crown land (including water, soil, flora, fauna and scenic quality) be conserved wherever possible, and*
*(c) that public use and enjoyment of appropriate Crown land be encouraged, and*
*(d) that, where appropriate, multiple use of Crown land be encouraged, and*
*(e) that, where appropriate, Crown land should be used and managed in such a way that both the land and its resources are sustained in perpetuity, and*

*(f) that Crown land be occupied, used, sold, leased, licensed or otherwise dealt with in the best interests of the State consistent with the above principles.*

***Local Government Act 1993* and *Local Government (General) Regulation 2005***

The *Local Government Act 1993* (*LG Act 1993*) is the primary legislation governing the management of community land by local councils, including the preparation and operation of plans of management. As such, it applies directly to those parts of the site that are "community land" owned and managed by Shoalhaven City Council.

As explained above, under the new *Crown Land Management Act 2016* the park planning and certain other provisions of the *Local Government Act 1993* now also formally apply to dedicated or reserved Crown lands that are managed by a local council (a "council manager") – such as the Crown Reserve No. 81105 which makes up all of Berry Showground and part of David Berry Memorial Park – in the same manner as they do for council owned and managed community lands.

The *LG Act 1993* requires that a plan of management be prepared for community land. It also requires that areas of community land be categorised in accordance with the Act's nominated categories of Natural Area (further categorised as Bushland, Wetland, Escarpment, Watercourse or Foreshore, or a category otherwise prescribed by the legislation or regulations), Sportsground, Park, Area of Cultural Significance, or General Community Use. The Act then sets out "core management objectives" for each of these categories, or sub-categories, as a broad guide to their management.

Section 35 of the *LG Act 1993* provides that community land can only be used in accordance with:

- the plan of management applying to that area of community land, and
- any law permitting the use of the land for a specified purpose or otherwise regulating the use of the land, and
- the provisions of Division 2 of Chapter 6 of the Act.

The *Local Government (General) Regulation 2005* provides guidelines and criteria to assist in the categorisation of community land, the preparation and adoption of plans of management and other management matters such as the issuing of leases, licences and short term/causal permits on community land.

► Other State Legislation (Chronological Order)

***Biodiversity Conservation Act 2016***

Changes to the biodiversity laws within New South Wales came into effect on the 25th August 2017 with commencement of the new *Biodiversity Conservation Act 2016*. This new legislation repeals (and replaces) the former *Threatened Species Conservation Act 1995*, the *Nature Conservation Trust Act 2001* and parts of the *National Parks and Wildlife Act 1974*. (The *Native Vegetation Act 2003* was also repealed in August 2017, through amendments to the *Local Land Services Act 2013*.)

The *Biodiversity Conservation Act 2016* covers conservation of threatened species, populations and ecological communities, and the protection of native flora and fauna. It aims to ensure a balanced approach to land management and biodiversity conservation across the state, and protect threatened species and threatened ecological communities, through the application of a risk-based approach to regulating interactions and impacts of human activity

on native plants, animals and communities. The new legislation only applies to the terrestrial environment.

The Act sets out a process for listing threatened plants and animals (now aligned with relevant International Union for Conservation of Nature standards), and establishes the "Saving our Species" biodiversity conservation programme for threatened species and threatened ecological communities. Building on the former threatened species legislation this new Act continues to provide for the identification and listing of threatened species (Schedule 1), threatened ecological communities (Schedule 2), key threatening processes (Schedule 4), protected animals (Schedule 5) and protected plants (Schedule 6). It establishes new measures for the conservation of areas considered to be "of outstanding biodiversity value", according to established criteria (replacing the critical habitat provisions of the former threatened species legislation).

The Act also establishes a new regulatory framework and method for assessing, managing and offsetting the biodiversity impacts of proposed developments – under an expanded "Biodiversity Offsets Scheme". It provides for a private land conservation framework with provision for three tiers of voluntary agreements on private lands – Biodiversity Stewardship Agreements (in-perpetuity agreements for the creation of biodiversity credits), conservation agreements and Wildlife Refuge agreements.

***Biosecurity Act 2015***

The *Biosecurity Act 2015* came into force in 2017 (replacing the former noxious weeds legislation and numerous other pieces of legislation). It is intended to provide an up-dated and more integrated framework for protecting the State from the threat of weeds, pests, diseases and other contaminants. Broadly the Act aims to manage biosecurity risks from animal and plant pests and diseases, weeds and contaminants by:

- preventing their entry into NSW;
- quickly finding, containing and eradicating any new entries; and
- effectively minimising the impacts of those pests, diseases, weeds and contaminants that cannot be eradicated through rigorous management arrangements.

The Department of Primary Industries (which oversees the Act's operation and implementation) has responsibility for the administration of priority weed control and control of vertebrate pests. However the Act is chiefly implemented and enforced by "Local Control Authorities", such as local councils, who have specific responsibilities for the regulation of weeds (with co-ordination of weed and pest control efforts also aided by Local Land Services).

Under the Act invasive weeds are known as "priority weeds" of differing classes (or as a "biosecurity matter"), which are considered a "priority" in terms of eradication or control in NSW. As for species previously labelled noxious or environmental weeds, priority weeds are plants that have the potential to pose a biosecurity risk to human health, the economy, the environment or have other social/cultural impacts.

The management of vertebrate pests is also an element of a local council's overall land management responsibility. Under the Act councils have certain legislative requirements to control declared vertebrate pests on community land.

***Civil Liability Act 2002***

The *Civil Liability Act 2002* reformed the common law principles governing negligence liability and, significantly for recreation activities, introduced the requirement for a greater degree of probability in determining whether there is a foreseeable risk of harm to which a reasonable



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person would have responded. The Act has a broad scope, applying to any claim for harm resulting from negligence (whether the claim is brought in tort, contract, under statute, or otherwise) and covers personal injury as well as property damage and economic loss.

The Act provides for a general "assumption of risk" (sections 5F to 5I) across many areas, including recreational activities, whereby there is no duty of care (such as on the part of a site or land manager) to warn another person of a risk that is "obvious" unless the person requested information about the risk (or specific other circumstances, such as if there is a risk of death or injury from professional services).

An "obvious risk" is a risk that that would have been obvious to a reasonable person in the same circumstances (as the injured party) or are "risks that are patent or a matter of common knowledge" (section 5F). Risks can be obvious even though there is a low probability of their occurrence, and they can also be obvious even though they are not prominent, conspicuous or physically observable. People, such as recreational participants, are presumed to be aware of an obvious risk – unless they can prove, "on the balance of probabilities", that they were not aware of it. A person does not need to be aware of the precise risk, but merely the type or kind of risk – the Act places the onus on the injured party.

The Act also addresses "inherent risks", or the "risk of something occurring that cannot be avoided by the exercise of reasonable care and skill", with the provision that "a person is not liable in negligence for harm suffered by another person as a result of the materialisation of an inherent risk" but that this does not remove the duty to warn people (such as recreational participants) of a risk (section 5I).

Division 5 of the Act specifically addresses "Recreational Activities" with section 5K defining a "recreational activity" in broad terms to include "(a) any sport (whether or not the sport is an organised activity), and (b) any pursuit or activity engaged in for enjoyment, relaxation or leisure, and (c) any pursuit or activity engaged in at a place (such as a beach, park or other public open space) where people ordinarily engage in sport or in any pursuit or activity for enjoyment, relaxation or leisure".

In addition to the Act's "obvious risk" provisions, there is no duty of care owed to a person engaging in a recreational activity if they have been warned of the risk (such as a site manager's warning(s) to visitors or recreational participants). Such warnings can be oral or in writing, and do not need to be specific but can be a general warning ("so long as the risk warning warns of the general nature of the particular risk"), and there is no requirement to establish "receipt or understanding" of a warning. However the Act prescribes several qualifications around such warnings – including:

- for incapable persons, the risk warning has to be given either to an accompanying person or a parent of the incapable person;
- the warning must be given prior to engagement in a recreational activity; and
- the fact of a risk warning does not, of itself, mean that the risk is not an inherent or obvious risk or that a duty of care is owed in relation to the risk.

The Act also defines a "dangerous recreational activity" as a "recreational activity that involves a significant risk of physical harm". Section 5L(1) of the Act excludes liability for negligence by a defendant (such as a park manager) for harm suffered by a person (plaintiff) "as a result of the occurrence of what was an obvious risk of a dangerous recreational activity engaged in by the plaintiff". This applies whether or not a person was aware of the risk (section 5L(2)).

***State Emergency and Rescue Management Act 1989***

This Act relates to the management of State emergencies and rescues and aims to provide for appropriate and effective prevention, preparation, response and recovery measures for emergency situations.

The Act establishes the State Disasters Council and deals with emergency management at the State, District and Local levels via respective emergency management committees and emergency operations controllers. It allows for expeditious measures to be taken during a "state of emergency" by-passing usual steps to ensure that emergency officers are able to perform such functions as necessary to promote safety (e.g. evacuation by order; other safety measures such as to take possession or use property for the purposes of responding to the emergency). Under the Act, the Premier of NSW has the ability to declare that a "state of emergency" exists in the whole or part of NSW when there is significant and widespread danger to life and or property in the State. It is an offence under the Act to hinder emergency services officers in the execution of their duties during such a "state of emergency".

Section 29 (1) of the Act delegates the preparation and review of Emergency Management Plans to Local Emergency Management Committees. A Local Emergency Management Plan typically sets out agreed arrangements and procedures for the control of emergency situations and the co-ordination of resources during emergencies at a local or regional level.

***Environmental Planning and Assessment Act 1979***

The *Environmental Planning and Assessment Act 1979* (*EP&A Act 1979*) is the the primary piece of land use and planning legislation in New South Wales and provides the framework for planning and development across the State. It allows for the creation of a range of environmental planning instruments (at various levels of government) and sets requirements for assessment and approval of activity or development proposals providing a basis for development control.

The *EP&A Act 1979* ensures that effects on the natural environment, along with social and economic factors, are considered by the council when granting approval for or undertaking works, developments or activities.

This Act is also the enabling legislation for planning policies which may have a direct influence on open space management. On a state-wide level there are State Environmental Planning Policies (SEPPs). On a regional level there are Regional Environmental Plans (REPs). On a local level there are Local Environmental Plans (LEPs) as well as Development Control Plans (DCPs).

**Heritage Act 1977**

This *Heritage Act 1977* provides for the identification and registration of items of State or local heritage significance – being those places, buildings, works, relics, moveable objects, and precincts considered as being of heritage significance. The Act seeks to protect and conserve such items of heritage significance through the operation and establishment of the Heritage Council of NSW and its associated functions. It contains measures for the protection of listed sites – including requirements for maintenance, preparation of Heritage Management Plans, and approval of works with the potential to have an adverse impact on heritage values.

The Act also provides for operation of the "State Heritage Register" where items of State or local heritage significance can be listed (no features in the Berry Showground Precinct are at present listed on the State Heritage Register). The effect of listing an item on the Register is

that a person cannot damage, destroy, alter or move the item, building or land without approval from the Heritage Council (although the Act enables the Heritage Council to provide exemptions from these approval requirements under certain conditions).

Under the Heritage Act, owners of items listed on the State Heritage Register are required to ensure that heritage significance is maintained and to achieve minimum standards of maintenance and repair. The Act provides for the issuing of Heritage Orders by the Minister (or the Heritage Council) to control potential developments that may harm the heritage value of an item (a place, building, work, relic, moveable object or precinct).

Sections 139 to 146 of the Act set out the provisions for disturbance or excavation of any "archaeological relics". Approval is required under these provisions to impact or harm archaeological relics.

***National Parks and Wildlife Act 1974***

The *National Parks and Wildlife Act 1974 (NPW Act 1974)* contains provisions to protect and conserve habitats, ecosystems and wildlife, landforms/landscapes and natural features of significance. It also establishes the National Parks and Wildlife Service and provides it with responsibility for the management of national parks and other conservation reserves, native flora and fauna protection, the protection of Aboriginal sites/resources, and administration of the *Biodiversity Conservation Act 2016*.

The *NPW Act 1974* is the principal legislation governing the protection and management of Aboriginal heritage in the State. The Act defines an Aboriginal Object as "any deposit, object or material evidence (not being a handicraft made for sale) relating to the Aboriginal habitation of the area that comprises New South Wales, being habitation before or concurrent with (or both) the occupation of that area by persons of non-Aboriginal extraction, and includes Aboriginal remains". All Aboriginal objects, including sites with physical evidence, are protected under the Act regardless of their size or level of significance or land tenure (with the exception of Commonwealth Lands). The Act makes it an offence to damage, deface, destroy, disturb or collect any Aboriginal object or evidence or site without the approval of the Director (with some exceptions). The Act also provides for the reservation and gazettal of lands as an Aboriginal Area, or the declaration and gazettal of lands as a Protected Archaeological Area.

► Other State Legislation (List Only) (Chronological Order)

- *Disability Inclusion Act 2014* – provides for the provision of services for, and inclusion of, people with a disability.
- *Local Land Services Act 2013* – addresses land, water, natural resources and biosecurity management. This includes the control of weeds and noxious/pest animals through Regional Weed Committees and Regional Pest Animal Committees – made up of local control authorities, public and private landholders, and community members and co-ordinated by Local Land Services (the Shoalhaven City Council area is part of the South-east Local Land Services region).
- *Smoke-free Environment Act 2000* and *Smoke-free Environment Regulation 2016* – prescribes controls regarding smoking tobacco (prohibited within 10 metres of a playground or a spectator area for/while watching an organised sporting event).
- *Water Management Act 2000* – to provide for the sustainable and integrated management of water sources, including guidelines to protect and enhance the quality of water in rivers.
- *Companion Animals Act, 1998* – requires environmental initiatives by councils to promote

responsible animal ownership, provides for owners to have effective control of dogs and cats in public places, prohibits dogs within 10 metres of a playground and food preparation/consumption areas and some recreation areas, and provides for the declaration of Wildlife Protection Areas.

- *Rural Fires Act 1997* and *Fire Brigades Act* – these address fire and bushfire safety issues, risk reduction and management (including local council responsibility for the construction and maintenance of fire trails on public lands they manage), the Rural Fires Act 1997 contains provisions for bushfire risk management and directions on development in bushfire prone lands.
- *Contaminated Land Management Act 1997* – regulates contaminated sites in NSW.
- *Protection of the Environment Operations Act 1997* – addresses environmental offences, air quality, water quality, pollution control and noise control. It is also the principal legislation governing waste management and landfill sites in NSW including the issuing of environment protection licences and environmental auditing requirements.
- *Aboriginal Land Rights Act 1983* – recognises the rights of Aboriginal Peoples in NSW and their need for land, it acknowledges that land for Aboriginal People in the past was progressively reduced without compensation and provides that Crown land meeting certain criteria may be granted to an Aboriginal Land Council (as such this Act may affect dealings with Crown land that is potentially "claimable").
- *Soil Conservation Act 1938* – addresses the mitigation of erosion and conservation of soil resources.

## State Environmental Planning Policies

- *State Environmental Planning Policy (Infrastructure) 2007*

  This SEPP assists local governments and the communities they support by simplifying the process for providing essential infrastructure and enabling greater flexibility in the location, development and upkeep of infrastructure and service facilities. It includes specific planning provisions and development controls for a range of infrastructure works or facilities including parks and other public reserves, roads, emergency services, electricity delivery, and telecommunications networks. The following clauses are of particular relevance for parks and other public reserves such as Berry Showground and David Berry Memorial Park.

  Clause 66 allows for certain construction or maintenance works to be undertaken as "exempt development" (subject to certain conditions and compliances set out in Clause 20) in parks and other public reserves – including Crown land (under a Crown land manager).

  These include (among others) – sporting facilities (including goal posts, sight screens and fences providing visual impacts on surrounding land uses are minimal), routine maintenance of playing fields and other infrastructure (including roads providing access to or within those playing fields), gates, park entry booths or ticket machines, play equipment (including soft-fall surfaces), park furniture items (seats, picnic tables, barbecues, bins, shelters or shade structures), landscaping and landscape maintenance, vehicle barriers, walking tracks, raised paths (including boardwalks), ramps and stairs, handrail barriers, and bicycle parking or storage facilities. Such exempt development must involve "no greater disturbance of native vegetation than necessary" and "not result in an increase in stormwater run-off or erosion".

Additionally Clause 65 of the SEPP permits specified works to be undertaken on community land or Crown land (under a Crown land manager) without consent "if the development is for the purposes of implementing a plan of management adopted for the land". These "without consent works " include (among others) – recreation areas and outdoor recreation facilities (excluding grandstands), information boards and other information facilities, lighting (with controls around light spill), landscaping and irrigation, visitor/user amenities (such as toilets, change rooms, food preparation and related facilities), roads, single storey car parks, pedestrian pathways and bridges, viewing platforms, bridges, cycleways, environmental management works, and maintenance depots.

Clauses 128 and 129 of the SEPP refer to waterway or foreshore management activities.

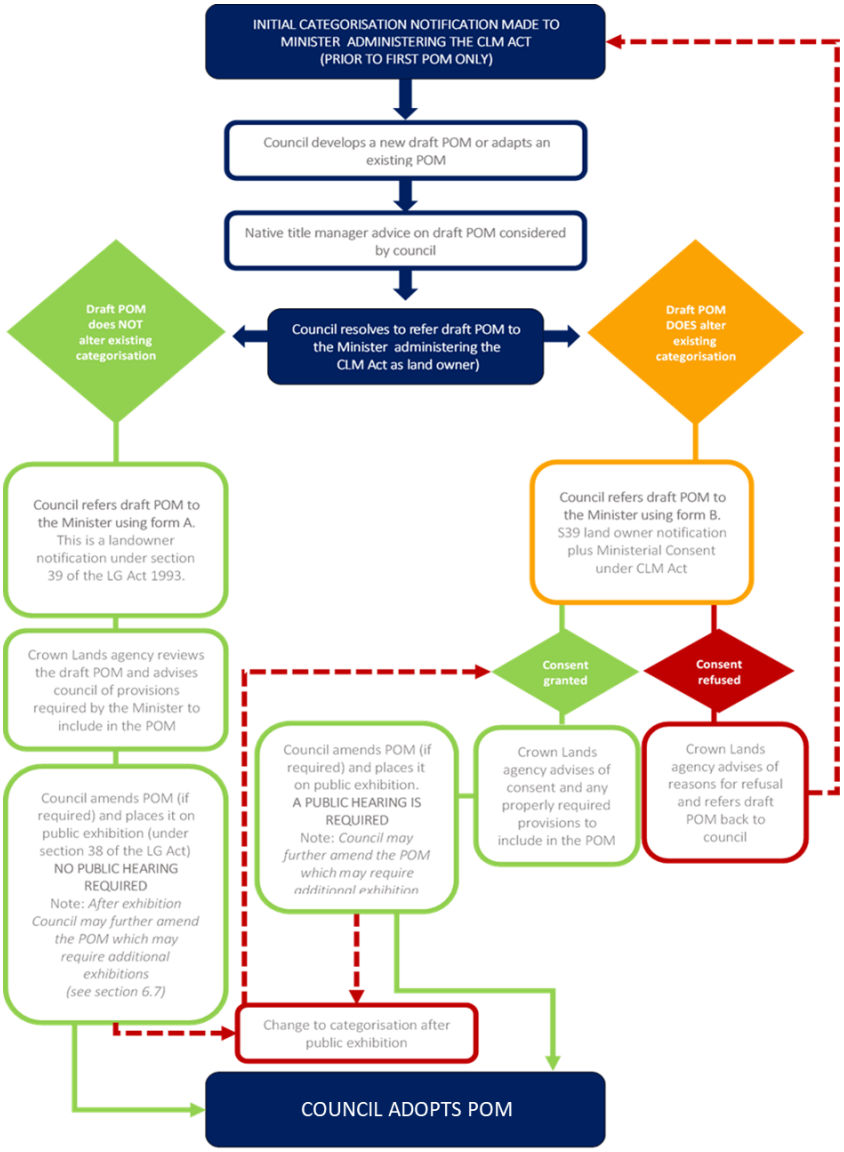
- *State Environmental Planning Policy (Exempt and Complying Development Codes) 2008*

  This SEPP specifies exempt and complying development, and has State-wide application. Exempt development may be carried out without the need for development consent under the *Environmental Planning and Assessment Act 1979*. Such development is not exempt from any approval, licence, permit or authority that is required under any other Act and adjoining owners' property rights and the common law still apply.

- *State Environmental Planning Policy No. 64 – Advertising and Signage*

  This SEPP sets out planning controls for advertising and signage applying Statewide. Clause 10 provides that, despite other environmental planning instruments, the display of an advertisement is prohibited on land which is zoned as open space. However this clause does not apply to the "the display of an advertisement at a public sporting facility situated on land zoned public recreation under an environmental planning instrument, being an advertisement that provides information about the sponsors of the teams or organisations using the sporting facility or about the products of those sponsors."

## APPENDIX 2
## Overall Plan of Management Preparation, Agency Review/Approval, and Adoption Process




Source: Crown Land Division, Department of Planning, Industry and Environment

## APPENDIX 3
## Definitions of Selected Land Uses, Relevant to the RE1 Public Recreation Zone, *Shoalhaven Local Environmental Plan 2014*

- Agriculture means any of the following—
  (a) aquaculture,
  (b) extensive agriculture,
  (c) intensive livestock agriculture,
  (d) intensive plant agriculture

- Camping ground means an area of land that has access to communal amenities and on which campervans or tents, annexes or other similar portable and lightweight temporary shelters are, or are to be, installed, erected or placed for short term use, but does not include a caravan park.

- Caravan park means land (including a camping ground) on which caravans (or caravans and other moveable dwellings) are, or are to be, installed or placed.

- Community facility means a building or place -
  (a) owned or controlled by a public authority or non-profit community organisation, and
  (b) used for the physical, social, cultural or intellectual development or welfare of the community, but does not include an educational establishment, hospital, retail premises, place of public worship or residential accommodation.

- Entertainment facility means a theatre, cinema, music hall, concert hall, dance hall and the like, but does not include a pub or registered club

- Environmental facility means a building or place that provides for the recreational use or scientific study of natural systems, and includes walking tracks, seating, shelters, board walks, observation decks, bird hides or the like, and associated display structures.

- Function centre means a building or place used for the holding of events, functions, conferences and the like, and includes convention centres, exhibition centres and reception centres, but does not include an entertainment facility.

- Information and education facility means a building or place used for providing information or education to visitors, and the exhibition or display of items, and includes an art gallery, museum, library, visitor information centre and the like.

- Kiosk means premises that are used for the purposes of selling food, light refreshments and other small convenience items such as newspapers, films and the like.

- Market means an open-air area, or an existing building, that is used for the purpose of selling, exposing or offering goods, merchandise or materials for sale by independent stall holders, and includes temporary structures and existing permanent structures used for that purpose on an intermittent or occasional basis.



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- Recreation area means a place used for outdoor recreation that is normally open to the public, and includes -
  (a) a children's playground, or
  (b) an area used for community sporting activities, or
  (c) a public park, reserve or garden or the like,
  and any ancillary buildings, but does not include a recreation facility (indoor), recreation facility (major) or recreation facility (outdoor).

- Recreation facility (indoor) means a building or place used predominantly for indoor recreation, whether or not operated for the purposes of gain, including a squash court, indoor swimming pool, gymnasium, table tennis centre, health studio, bowling alley, ice rink or any other building or place of a like character used for indoor recreation, but does not include an entertainment facility, a recreation facility (major) or a registered club.

- Recreation facility (major) means a building or place used for large-scale sporting or recreation activities that are attended by large numbers of people whether regularly or periodically, and includes theme parks, sports stadiums, showgrounds, racecourses and motor racing tracks.

- Recreation facility (outdoor) means a building or place (other than a recreation area) used predominantly for outdoor recreation, whether or not operated for the purposes of gain, including a golf course, golf driving range, mini-golf centre, tennis court, paint-ball centre, lawn bowling green, outdoor swimming pool, equestrian centre, skate board ramp, go-kart track, rifle range, water-ski centre or any other building or place of a like character used for outdoor recreation (including any ancillary buildings), but does not include an entertainment facility or a recreation facility (major).

- Restaurant or cafe means a building or place the principal purpose of which is the preparation and serving, on a retail basis, of food and drink to people for consumption on the premises, whether or not liquor, take away meals and drinks or entertainment are also provided.

# APPENDIX 4
# Relevant Shoalhaven City Council Strategies, Plans and Policies

## COUNCIL STRATEGIES AND PLANS

***Shoalhaven 2027 Community Strategic Plan***

The *Shoalhaven 2027 Community Strategic Plan* (*SCSP 2027*) is the community's, and Council's, ten year plan reflecting the aspirations and needs (and wants) of the Shoalhaven community over the next 10 years. It is intended to help set the priorities and confirm strategies and activities that best achieve the community's desired outcomes for the future.

The *SCSP 2027* is one of Council's key over-arching guidance documents and will assist or steer it in creating other plans, as well as State and Federal agencies also applying it in the development of their own strategies or plans for the Shoalhaven.

The *SCSP 2027* forms one element of the "The Shoalhaven Integrated Plan" – along with the Delivery Programme (a four year programme), Operational Plan (a one year plan), and Council's Resourcing Strategy.

The following key themes and priorities are identified in the *SCSP 2027* – including those issues, values or matters the community identified as being of importance – that are relevant for the Berry Showground Precinct.

- Theme 1. Resilient, safe and inclusive communities. Applicable matters of community importance are – improvements to our parks and reserves, focus on better sporting facilities, better facilities for children and youth, activities for youth and young families, a close and involved community, an inclusive community, increased number of cultural events, and provide more dog friendly areas. Theme 1 priorities are – 1.1 build inclusive, safe and connected communities, 1.2 activate communities through arts, culture and events, and 1.3 support active, healthy liveable communities.

- Theme 2. Sustainable, liveable environments. Applicable matters of community importance are – retain amenity of the area, keep the village feel, more paths (and better maintenance of the ones we have), more cycleways, maintain our infrastructure, protection and restoration of the natural environmental, sustainable/renewable energy, and mitigate and adapt to climate change. Theme 2 priorities are – 2.1 improve and maintain road and transport infrastructure, 2.2 plan and manage appropriate and sustainable development, 2.3 protect and showcase the natural environment.

- Theme 3. Prosperous communities. Applicable matters of community importance are – invest in tourism, build a vibrant community, and help to build sporting facilities that bring growth and jobs to Shoalhaven. The single Theme 3 priority is – 3.1 maintain and grow a robust economy with vibrant towns and villages.

- Theme 4. Responsible governance. Applicable matters of community importance are – green bins and better ways to recycle waste, and more park bins. Theme 4 priorities are – 4.1 deliver reliable services, 4.2 provide advocacy and transparent leadership through



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effective government and administration, and 4.3 inform and engage with the community about the decisions that affect their lives

***Aquatic Facilities – Shoalhaven Swim and Fitness Asset Management Plan* (2018)**

This Asset Management Plan (AMP) addresses all 12 pools or aquatic facilities (Council's "swim and fitness" services and the associated infrastructure) across the local government area. It notes that Berry Village Pool was built in 1963 and had (in 2018) a total assessed asset value of nearly $2 million, but that the facility's currently forecast end-of-life was 2024 and rated its current condition as "poor to very poor".

The AMP sets out an "Asset Management Improvement Plan" applicable to all Council pools/aquatic facilities and includes a "Projected 10-Year Capital Renewal and Replacement Works Program" which identifies the following works (by year, and using 2018 cost estimates) at the Berry Village Pool:

- 2020 – hypo dosing pump ($2,500);
- 2021 – Berry backwash tank 3 ($50,000), chemical analyser controller ($10,000), electrical switchboard 3 ($10,000) and pump control panel 3 ($8,000);
- 2022 – structure-A-10 ($9,000);
- 2023 – floor coverings ($2,160), structure-E-40 ($9,000), recirculating pump 5 ($13,000), recirculating pump 5 ($15,000), subterranean hydraulics 5 ($69,000), concrete shared/pedestrian path ($55,566) and stainless steel pool ladder with handrail ($16,000);
- 2024 – picnic table ($5,000), filter cells ($90,000), pedestrian disabled lift chair ($18,000), main swimming pool replacement ($839,900) and smaller swimming pool replacement ($230,850);
- 2025 – no new works identified; and
- 2026 – bench seats ($13,500).

***Shoalhaven Swim Sport and Fitness Community Facilities Business Plan 2019-2024* (2019)**

This Business Plan was prepared with a five-year horizon to provide an over-arching direction for the community facilities (specifically buildings) managed by "Shoalhaven Swim, Sport and Fitness" which was (then) a business unit of Council (as part of the [then] Finance, Corporate and Community Services Group). It was to act in conjunction with Council's *Community Infrastructure Strategic Plan 2017-2036*.

The Business Plan applied to Berry Showground. It listed the site's asset (Appendix A in the plan) and noted that the Showground is managed by a management committee. It did not address the Berry Village Pool.

The Business Plan's underlying "principles" were to – provide quality facilities, increase the use of facilities, increase the value of facilities, improve oversight, recognise service value, and apply evidence-based management.

It proposed that a "Facility Management Plan" should be prepared for each asset(s) addressing – a reviews of the current situation, identification of additional opportunities under the current conditions, and opportunities into the future. The Facility Management Plan was to sit below PoMs and masterplans in the hierarchy of documents relating to community facilities.

The Business Plan expressed concern that management committees across the local government area were reducing in number and that it was important for Council to continue supporting these committees in the daily operation of assets/facilities. It recommended, and



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set out, future directions for booking and usage, fee structure and collection, customer service focus and facility performance measures.

Specific to Berry Showground it recommended that the current PoM be updated, as required by the *Crown Land Management Act 2016* and to inform preparation of a Facility Management Plan for the site (going into detail regarding the aspects to be addressed by a Facility Management Plan and the supporting documents to be prepared). It also specifically recommended the following. "In order to ensue [sic] camping is regularised at relevant showground sites - e.g. Berry and Milton, the Plan of Management process should be used to ensure appropriate approvals and operational parameters are in place. Subsequent and regular approvals under the *Local Government Act 1993* would also be required on an on-going basis. Similarly, event approval, management and compliance should also be captured, with regular processes in place to ensure that event activities receive and are compliant with relevant approvals."

**Other Council Strategies, Plans or Reports**

| Plan / Strategy / Document | Key Directions or Implications for the Berry Showground Precinct |
|---|---|
| *Delivery Program - Operational Plan and Budget 2020/21* | Programed capital works include $5,000 for Berry Village Pool. Tasks nominated by Council to undertake in 2020/21 include - prepare a Master Plan for Berry Showground by June 2021 (item 1.1.02.01). |
| *Delivery Program - Operational Plan Fees and Charges 2020/21* | Part 2 includes those fees and charges applying to showgrounds. For Berry Showground fees and charges are identified for – air conditioning, bump-in and bump-out for major events/uses, use of buildings (such as the Pavilion, Former Council Chambers, Rural Youth Hall, grandstand rooms, stock sheds and wing of Pavilion, floodlighting, use of the Showground, use of David Berry Memorial Park for dog shows, use of power points in the grounds, camping sites or for use of the whole campground.<br>Part 1 covers waste management and water charges. |
| *Delivery Program - Operational Plan and Budget 2019/20* | Programed capital works included $440,000 for fire compliance at Berry Showground buildings and property. |
| *Shoalhaven Contributions Plan 2019* | No expenditure of contributions are noted for the Berry Showground Precinct. |
| *Performance Report – July to December 2019* | Notes that Work Health and Safety inspections of public halls and management committee facilities were undertaken at Berry Showgrounds, and remedial actions implemented. |
| *Asset Management Plans* | Council has prepared Asset Management Plans (AMPs) for selected assets so as to provide a comprehensive process to deliver services in a financially sustainable manner.<br>The following AMPs reference the Berry Showground Precinct (or elements thereof):<br>▪ *Parks and Reserves - Playgrounds AMP* (last reviewed April 2014) – existing Berry Showground playground assessed as in good condition<br>▪ *Parks and Reserves AMP* (last reviewed April 2014) – included assessment of the following components within the Berry Showground precinct:<br>▫ Alexandra Street Reserve (Berry Showground) – good |



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| Plan / Strategy / Document | Key Directions or Implications for the Berry Showground Precinct |
|---|---|
| *Asset Management Plans* (cont'd) | condition;<br>▫ Berry Showground surrounds (included "public amenities, A&H Society Building, eastern gate house, grandstand and meeting room, Rural Youth Hall, western gate house, memorial, pathway, picnic table, benches, pavilions, playground, sheds and shelters) – good condition; and<br>▫ David Berry Memorial Park memorial and benches – good condition.<br>The AMP included a risk management procedure including:<br>▫ details to undertake an inspection and requirements for documentation and assessment;<br>▫ a table detailing response times for intervention and repair;<br>▫ hazard inspection checklist; and<br>▫ playground inspection record.<br>▪ *Public Amenities AMP* (last reviewed April 2014) – proposed the following for Berry Showground:<br>▫ refurbishing the existing facilities in the north-west area (Victoria Street) in 2024 (then current condition was assessed as fair) ranked 30th in priority;<br>▫ refurbishing the existing facilities in the north-east area (Alexandra Street) in 2072 (then current condition was assessed as good) ranked 29th in priority;<br>▫ refurbishing the existing facilities behind the grandstand in 2048 (then current condition was assessed as fair) ranked 81st in priority;<br>▫ refurbishing the existing facilities in the south-east area (Alexandra Street) in 2051 (then current condition was assessed as fair) ranked 28th in priority. |
| *Community Satisfaction Survey 2018* | The main findings in regard to the community's satisfaction with Shoalhaven City Council's performance included:<br>▪ 46% of respondents were satisfied or very satisfied;<br>▪ 17% were dissatisfied or very dissatisfied;<br>▪ the following services showed significantly higher performance in 2018 compared to 2017 – "community buildings and halls" and "parks, playgrounds and reserves";<br>▪ for facilities, swimming pools were ranked second in terms of the average satisfaction rating (3.9 score, or 73% of respondents) and "public amenities" ranked lowest at 36% (3.1);<br>Strategic advantages identified included:<br>▪ parks, playgrounds and reserves (3.6);<br>▪ Council's support for local events (3.5);<br>▪ facilities and services for the disabled (3.4); and<br>▪ types of events in the Shoalhaven (3.6).<br>Key vulnerabilities identified included:<br>▪ provision of cycleways and footpaths (3.0 and 2.8);<br>▪ Council's actions are in-line with community expectations (2.8);<br>▪ opportunities to participate in Council decision making processes (2.8); and<br>▪ informing the community of Council decisions, activities and services (3.0).<br>Potential vulnerabilities identified included – management of stormwater and drainage, provision of carparks, management of street trees, and public toilets. |



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| Plan / Strategy / Document | Key Directions or Implications for the Berry Showground Precinct |
|---|---|
| *Community Satisfaction Survey 2018* (cont'd) | Areas of opportunity identified included – swimming pools, sporting fields, and community buildings and halls.<br>Respondents felt that the Shoalhaven offered a relaxed lifestyle in a beautiful setting (rating 83.1 on the "Personal Wellbeing Index" – against a national average of 75). Residents live an active lifestyle, and many walk to a destination each week. |
| *Public Open Space Plan 2008 (*now superseded*)* | This now superseded document provided 15 general management strategies – broken into recommended actions in regards to meeting future open space needs, funding, partnerships with other open space land managers and maintenance issues over the entire local government area. It did not contain a register of public open space. |
| *Community Infrastructure Strategic Plan 2017-2036 (2017)* | This Plan makes recommendations for the future provision, priorities and funding of Council-managed community infrastructure at local, district and regional levels. It addressed both open space and recreation lands as well as community buildings.<br>The Plan included all parts of the Showground Precinct – which it labelled "Berry Showground", "Berry Memorial Park", "Berry Swimming Pool" and "Station Street Reserve Berry". However it made no specific recommendations for these areas, but noted that:<br>▪ Berry Showground was located in Planning Area One which was "well serviced with community infrastructure" but that "a large proportion of the community infrastructure is lacking variety, multiuse [sic] and ageing"; and<br>▪ sports usage of Berry Showground (which it noted was used for winter rugby league only with no summer sports users) was "low". |

## OTHER COUNCIL POLICIES

- Access Areas for Dogs (2017) (POL21/22) – there are no off leash areas for dogs within the Showground precinct. Council resolved on 11 June 2019 to consult with the community about additional off leash areas.
- Asbestos (21.02.2017) (POL16/57) – describes roles and responsibilities and requirements for management and disposal of asbestos.
- Asset Management (12.12.2017) (POL16/79) – establishes the framework for management through the development of detailed facility specific Asset Management Plans (relevant plans are addressed in Section 3.2.3).
- Asset Management Strategy (18.07.2017) (POL17/67) – gives effect to the Asset Management Policy and defines the structure by which the Asset Management Plans (AMPs) for particular assets are written. Assets for which AMPs have been developed and relevant to this PoM include Aquatic Facilities; Playgrounds; Parks and Reserves; and Public Amenities.
- Community Engagement (undated) – Council commits to engaging the community in public decision making through informing, consulting, involving, collaborating and empowering. The policy contains a matrix to determine the appropriate level of engagement given the potential level of community impact (high or low) and the extent of the proposed impact (citywide or local).
- Demolition and renovation of buildings containing asbestos (15.08.2017) (POL16/236) – identifies the framework under which suggested works are to be undertaken.



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- Electric vehicle (EV) charging station on public land (7.05.2019) (POL18/32) – defines the arrangements under which EV charging stations are to be provided. The Showground contains one charging point.
- Film and video production in public reserves and public places (27.03.2018) (POL16/62) – Council encourages such activities and provides this policy to inform applicants undertaking such activities of Council's expectations – covering insurances, bonds, damages, permissible times, notifications, parking, environmental factors, and penalties.
- Graffiti management (23.04.2013) (POL16/147) – Council provides a commitment to the management of graffiti through eradication, engagement, education, enforcement and evaluation.
- Park management (21.02.2017) (POL17/7) – the policy addresses funding of park infrastructure, naming, and provision of facilities. It applies to public open space used for passive recreation only.
- Plaques and memorials (Draft) (POL19/70) – identifies the circumstances under which plaques and memorials can be erected and the process under which approval can be sort. Reasons to install a plaque or memorial are to commemorate an individual, an organisation or a significant event that have contributed to the Shoalhaven community.
- Public art (27.06.2017) (POL16/197) – provides a policy for the development, planning, acquisition, maintenance, de-accessioning and integration of public art that supports the development of a diverse range of permanent, temporary and ephemeral artworks in public places which contribute to the social, cultural, environmental and economic value of the Shoalhaven region. This policy is supported by the document *Developing Public Art – Themes and 'Sense of Place' 2013*. The support document provides themes (for Berry - compliment rural village character, reflect tourist events using local artists where possible) and locations for the LGA (including "Alexander Street Pathway, Berry – east side of Berry Showground"). The document also provides samples of best practice and an implementation plan. For the Village of Berry it identifies the following – artwork to be incorporated along the designated route of the art trail from the Recreation Park to the Railway Station (low priority).
- Public information signs (18.07.2017) (POL16/159) – provides a framework for the provision of directional signage, banner signs and service club signs on public land plus the use of public infrastructure for such a purpose.
- Risk management (20.03.2018) (POL16/204) – outlines Council's commitment to risk management in all aspects of its operations.
- Waste minimisation and management guidelines (18.12.2019 – next review date 3.12.2022) (POL18/42) – the guidelines encourage efficient waste minimisation and resource recovery for demolition, construction and on-going use of developments. The policy outlines the requirements of a Waste Management Plan.
- Water safety (13.06.2017) (POL16/220) – covers amongst other aspects Council's management of swim and fitness facilities. Applies to Berry Village Pool. The policy notes several government and commercial guidelines and notes for pool operation under which Council's management will be guided.

# APPENDIX 5
# Community Consultation Measures and Summary of Contributions

## A5.1 Draft Plan of Management Engagement and Input Measures

**Awareness Raising**

A number of community engagement measures were undertaken prior to preparation of the Draft Plan of Management. The aim of the community engagement process was to encourage and provide a range of opportunities for users, neighbours, community groups, other stakeholders and the wider community to provide their ideas, inputs and opinions about the Berry Showground site and its future use, development and management.

The following measures were undertaken to raise awareness of the Draft Plan's preparation and opportunities for input:

- the preparation of a new Berry Showground Plan of Management, and opportunities for people to be involved or contribute their views, was promoted via the "Current Community Consultations" and "Major Projects and Works – Engagement" pages on Council's website, as well as on the "Get Involved Shoalhaven" webpage;
- contact was made, by e-mail and/or telephone, with known stakeholders or user groups;
- a project information sheet – "Berry Showground - Plan of Management and Masterplan" – was prepared for distribution to interested people/groups, to respond to requests for information, for downloading from the "Get Involved Shoalhaven" web page, and for promotional use;
- a four page (five question) "Berry Showground: Its Future - Your Views" reply-paid Feedback Form was prepared to enable people to offer their views on the area – the values or importance of the place, uses they make of the area, the management issues or challenges they see, how Council should manage the area and any improvements or changes to the area (if any) they would suggest, and other comments (the Feedback Form was also available for downloading from the "Get Involved Shoalhaven" web page);
- an on-line survey (using similar questions/fields based on the above Feedback Form) was uploaded to the "Get Involved Shoalhaven" web page;
- the Information Sheet and Feedback Form were directly letterboxed to all properties opposite the site (37) and to a random selection of properties located within a 300 metre radius of the site (165) – in total over 200 letterbox "drops" were made);
- large awareness and promotional posters were installed at 9 locations around and within the site; and
- on social media via Council's Facebook page (and "organically" via other Facebook pages, such as the "Berry Town Crier" page).

**Two On-site "Drop-in Information and Discussion Kiosks"**

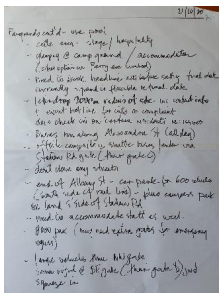
Two on-site "drop-in information and discussion kiosks" were held – each for 4 hours duration – on Thursday 17 September 2020 (2pm to 5.30pm, cut short by rain) in the Showground's

north, and Saturday 19 September 2020 (9.30am to 2.00pm) at the Albany Street entrance. Temporary signs were installed elsewhere around the site directing people to these kiosks and the Saturday session was also promoted by the on-ground sports announcers on the day.

Each kiosk included a large aerial photo, copies the Information Sheet and Feedback Forms (for distribution), other display information about the site, and 3 sets of butchers paper "comments boards" where participants could record their views or comments under the headings of "Things You Like", "Problems You See" and "Changes You Suggest".

The Thursday kiosk attracted 11 participants (7 male and 5 female, predominantly middle aged or older) and the Saturday kiosk attracted 15 participants (5 male and 10 female, mainly late middle aged participants).

**Two Stakeholder Focus Groups**



Two focus groups were held (during October 2020) for known stakeholders or key users of Berry Showground (as advised/identified by Council). Participation was by invitation only. A total of 16 key users groups or stakeholders participated in these focus groups (from 24 invitees) – as listed in the table below.

Discussions covered an explanation of the background to the Plan of Management's preparation, how/where/when participants used the Berry Showground Precinct, trends in their activities and likely future use(s), the Showground's appeal and benefits/advantages for them, current challenges and problems, any preferred changes or improvements (and any changes to avoid), and any other matters participants cared to raise. Written submissions were also later provided by a number of participants (in addition to information that many groups provided/tabled at the sessions).

| Key User or Stakeholder Group [1] | Invited [2] | Participated in Focus Group [3] | Provided Follow-up Submission/ Information |
|---|---|---|---|
| Australian Caravan Club (and Camping Association) | ✓ | ✓ | ✓ |
| Berry Farmers Markets | ✓ | | |
| Berry Line Dancers | ✓ | | |
| Berry Public School | ✓ | | |
| Berry Show Society | ✓ | ✓ | |
| Berry Showground Campground Manager | ✓ | ✓ | |
| Berry Silver Band | ✓ | ✓ | ✓ |
| Berry Spinners and Weavers | ✓ | ✓ | ✓ |
| Berry Sunday Markets | ✓ | ✓ | |

| Key User or Stakeholder Group [1] | Invited [2] | Participated in Focus Group [3] | Provided Follow-up Submission/ Information |
|---|---|---|---|
| Berry Triathlon/Duathlon | ✓ | ✓ | |
| Berry Veterinary Clinic | ✓ | | |
| Berry-Shoalhaven Heads Magpies Rugby League Football Club | ✓ | ✓ | |
| Big Country Festival | ✓ | ✓ | |
| Fairgrounds Festival | ✓ | ✓ | |
| Lodge Broughton 131 | ✓ | | |
| National Motoring Heritage Day | ✓ | ✓ | |
| Rotary Celtic Festival | ✓ | ✓ | |
| Rotary Christmas Parade | ✓ | ✓ | |
| Rotary Fireworks | ✓ | ✓ | |
| Rotary Small Farm Field Days | ✓ | ✓ | |
| South Coast Basse and Pilates | ✓ | | |
| South Coast Food and Wine Festival | ✓ | | |
| Southern Tablelands Holstein Dairy Cow Judging | ✓ | ✓ | |
| Berry Watercolour Painting Group | ✓ | | |

1 User/stakeholder groups identified by Council and/or Berry Showground Management Committee

2 Original e-mail invitation and reminder e-mail

3 Focus Groups held Tuesday 20 October and Wednesday 21 October 2020

**Berry Showground Management Committee Meetings/Workshops**

The Berry Showground Management Committee has been closely involved in preparation of this Plan of Management, including the following activities:

- a "walk over" inspection of the Berry Showground was undertaken with the Management Committee and Council officers at the project's outset (August 2020) – to gain an appreciation of the site, it values and current uses, issues or challenges, and future plans or desired directions;
- an Issues, Options and Possible Directions Workshop (November 2020) to further discuss the site's values, uses, management issues or challenges, "things that work well now", suggested changes, desired future directions and priorities as well as to review/discuss the outcomes of the community/user/stakeholder engagement activities;
- a meeting (December 2020) to review and discuss possible options and directions for the preliminary Plan of Management; and
- a joint workshop, with Council officers, to review and resolve outstanding items, and to provide directions for the Draft Plan of Management (March 2021).

Feedback and input was also received from Management Committee members, via Council's Project Manager, throughout the Draft Plan of Management's preparation.

**Council Stakeholder Meetings/Workshops**

A number of meetings or workshops were held with those Shoalhaven City Council staff having a role in the planning, development or day-to-day management of the Berry Showground Precinct – as well as other interested staff. These provided a valuable perspective of the site and its future, from the "internal" viewpoint of Council – and particularly in regard to the Berry Village Pool and the management of major events.

A joint workshop, involving Council officers Management Committee members, was held in March 2021 to review and finalise directions for the Draft Plan of Management.

## A5.2 Community Feedback, Views and Inputs

The community engagement efforts resulted in up to 623 "aware" participants (although this may include some double-counting) – comprising those who visited the "Get Involved Shoalhaven" webpage, received a letterbox drop, participated in an engagement activity, or provided comment/input.

Of these 623 "aware" participants, 149 were actively "engaged" in the consultation process – as follows:

- 93 people completed the on-line survey;
- 2 people left comments on Council's "guestbook";
- 8 people completed hard-copy feedback forms;
- 4 people submitted an e-mail or written submission;
- 26 people attended an on-site drop-in kiosk; and
- 16 people represented organisation or users at the key stakeholder focus groups.

**Profile of Respondents**

The 107 people who completed the on-line survey, left messages on Council's "guestbook", submitted hard-copy feedback forms, or provided an e-mail or written submission were:

- predominantly female (73% female to 27% male);
- dominated by people aged 36 to 55 years old (42.1%) followed by those aged 56 to 70 year (29.9%), people aged 26 to 35 years (11.2%) and those aged 71 years or over (8.4%) – while respondents under 25 years of age were extremely under-represented at 3.7%; and
- mainly residents of Berry (64.5%) or localities/villages within 10 kilometres of Berry (20.5%).

From observation, most of the 26 people who attended the two on-site drop-in kiosks were in the middle aged or late middle aged groups with an approximately equal representation of men and women.

The comments of 133 people were able to be analysed in detail – comprising those who completed a survey (in any form), provided other forms of written submission, or those people who offered their views at the two on-site drop-in kiosks (as notes written on the 3 comments boards). Respondents were free to offer multiple comments/inputs to the questions in the on-line survey and hard copy feedback form. Multiple comments could also be offered at the drop-in kiosks – both verbally and as respondents' written views. This resulted many more



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comments, or "response items", for each of the following areas than simply the total number of participants and surveys, forms or submissions received.

The input and feedback received from these 133 contributors is summarised below – for the key factors of the area's values, issues or challenges, and aspects identified for change/improvement or preferred future directions. A more detailed analysis is provided at Appendix 6.

The comments from the 16 organisations represented at the key users/stakeholder focus groups were documented and considered in a separate process.

**Values (467 comments)**

When asked what they saw as the key values of the Showground area or why the site is important, the two top responses – by far – were:

- as a venue for events and major/larger uses, identified in 109 comments (23.3% of all comments offered) – specifically citing markets (the weekly Farmer's Market and Monthly Market), festivals and special events, and the Annual Berry Show; and
- as a place accommodating multiple uses and activities, identified in 106 comments (22.7% of all comments offered) – more frequently cited uses were as a sports venue (22 comments), a versatile/flexible site catering for multiple activities or uses (19 comments), informal childrens' play and a place for fitness/exercise (13 comments each), as a recreation venue (generally/non-specific) (10 comments) and a place to walk the dog (9 comments).

The area's next most highly valued aspects were – in approximately equal terms – its community values (51 comments, 10.9%), its history and heritage (50 comments, 10.7%) and the area's green open space and parkland character (46 comments, 9.9%). Respondents viewed the Showground as an important community asset, as a shared space and as a meeting place or community focal point where "Berry comes together here". The Showground was also seen as part of Berry's history, valued for its "historic character and charm" and the site's heritage buildings and historic architecture. The Showground's value as "green space", its open grassed areas (including the oval) and the site's old/established trees and landscape values were also identified as important.

The site's facilities (the playground, swimming pool, camping area and toilets) and the Showground's overall character – as an attractive or appealing place with a country showground "feel" and an agricultural/rural character – were identified by 42 comments (9.0%) and 34 comments (7.3%) respectively.

All 133 contributors nominated one or more values for the Showground area.

**Issues or Challenges (210 comments)**

Only approximately three-quarters (73.7%) of the 133 respondents nominated matters they saw as issues or challenges "requiring attention" in the Berry Showground Precinct (35 respondents did not identify any issues/challenges, or chose not to respond to this question).

Respondents identified a wide variety of issues or challenges they felt needed attention in the area's planning and management. However the condition, adequacy or lack of general leisure and recreation facilities/furniture attracted by far the most comments – 46 comments, representing 21.9% of all the issues/challenges responses. The area's toilets (their cleanliness and age as well as the need for upgraded or modernised and additional toilets)



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and the playground (the need for an upgraded or more contemporary playground, and additional play facilities) were the two most frequently cited concerns – together attracting 16.7% of all comments. Other notable facilities/furniture issues were a perceived lack of seating (including shaded seating) and a general shortage of park furniture (such as rubbish bins and drinking water).

Other issues and challenges commonly cited – all in the 9-11% of comments range – were:

- the condition and maintenance of the grounds (poor maintenance levels, specific problems or poorly presented areas, drainage issues, the risk of reductions in available greenspace, tree damage or poor tree health) – 24 comments (11.4%);
- access, movement and carparking problems (inadequate carparking on-site and in surrounding streets, the poor standards of internal roads, uneven surfaces or trip hazards and a lack of paths, and poor access/facilities for disabled people) – 21 comments (10.0%);
- protecting the site's history and heritage was identified in 20 comments (9.5%) – including poor maintenance/up-keep and conservation of heritage buildings/architecture and the need to update and repair historic buildings; and
- a range of issues identified in relation to the caravan/camping area (20 comments, 9.5%) – including removing or reducing the campground (as a drain on Showground's upkeep/management),the facility being seen as unsightly or old/tired and detracting from the Showground's appearance, poor condition of the shared-use toilets and water supply problems; and
- balancing and better managing the area's uses/activities (especially concerns that there are too many large or "private" events and too many markets, an excessive focus on tourism and big events, and the need to make greater use of vacant buildings/facilities particularly by independent users or groups) – 19 comments (9.0%).

Other issues or challenges nominated were around perceived poor maintenance and upkeep generally (16 comments, 7.6%) and the poor condition of the oval and limited/poor quality sports facilities (15 comments, 7.1%).

**Areas for Change/Improvement and Preferred Future Directions (274 comments)**

Suggested changes and management solutions proposed by respondents broadly mirrored the issues and challenges raised (only 17 respondents, 12.8%, did not offer any suggested changes or improvements, or did not respond to this opportunity).

Improved or additional facilities and park furniture were the most frequently suggested changes or improvements – cited by 47 comments (17.2%). This covered a range of suggestions, including:

- 16 comments regarding playgrounds – seeking an improved and/or enlarged playground, provision of shade to the existing play facilities, better playground maintenance, or an additional playground;
- improved and/or better maintained toilets, and additional public toilets (9 comments);
- extra seating – for sports, events and general use;
- various other facilities or improvements – extra shade and cooling features, picnic and barbeque facilities, or a fenced off-leash dog area.

Other changes or improvements regularly offered – all in the 8-10% of range (23 to 29 comments) – were:

- improvement to existing buildings (in general, or for specific facilities notably kitchens and toiles) or a new building to support greater community use, improvements to the oval (surface, drainage, levels, etc.), and improved sports changerooms and showers – 29 comments (10.6%);



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- improvements to the Showground's entrances (safety, utility and presentation) and internal road (notably the oval perimeter road) – 27 comments (10.0%);
- changes to the area's accessibility, uses and activities (26 comments, 9.5%) – to better cater for community group, smaller and low-key uses, to make greater use of the Showground buildings, and to ensure the site remains a freely accessible community space; and
- a range of suggested improvements or modifications to the campground (23 comments, 8.4%) – including upgrading the campground (to meet prescribed legislative and industry standards), better landscaping and screening of the facility, provision of an on-site manager (and manager's residence), and an improved booking system and marketing.

Suggestions around events and major uses of the site (24 comments, 8.8%) offered divergent views on several issues – some respondents sought more music events while others preferred fewer and better managed festivals, some people wanted more events for locals or "community events" and fewer for tourists, some suggested fewer events generally while others recommended more events and more regular use of venue, others saw more agricultural activities and events celebrating the traditional uses or "original purposes" of the Showground as being desirable.

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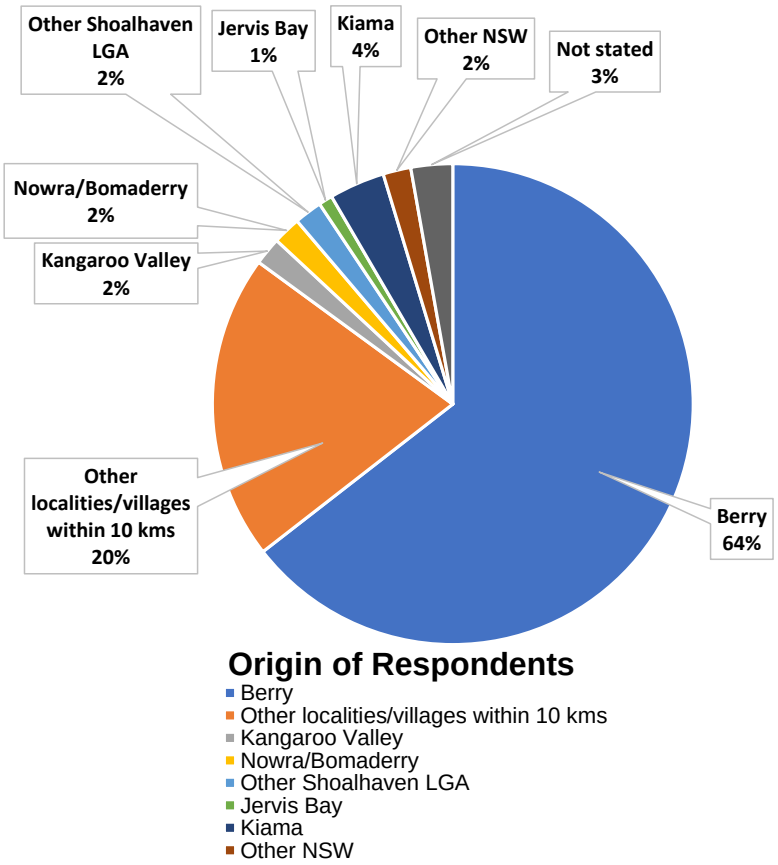
## APPENDIX 6
## Community Consultation Outcomes – Detailed Analysis

### Berry Showground Engagement – Origin of Respondents

- **Total number of completed Feedback Forms = 107**
- **People who completed the on-line survey, left messages on Council's "guestbook", submitted hard-copy feedback forms, or provided an e-mail or written submission**



## Berry Showground Engagement – VALUES

- **Total number engagement participants = 133**
- **Total number of people responding to Q1 ("What do you value or like most about Berry Showground, or why is the place important to you ?") or otherwise identifying the *"*things you like*"* at/about the Showground = 133**

| Value Group | Sub-point | No. of comments | % of all comments |
|---|---|---|---|
| **Community Values** | | | |
| | Meeting place / Community focal point / Berry comes together here | 22 | 4.7 |
| | Community asset / Community space for all / Open space to share / Town's heart | 22 | 4.7 |
| | Tourism attraction for Berry | 5 | 1.1 |
| | Appeals to all ages | 2 | 0.4 |
| | **Sub-total** | **51** | **10.9** |
| | ***44 respondents** = 33.1% of people who identified values (33.1% of all engagement participants)* | | |
| **Accessibility** | | | |
| | Central location / Close to shops / Close to railway station | 14 | 3.0 |
| | Ease of access / Accessible to all / Public | 8 | 1.7 |
| | **Sub-total** | **22** | **4.7** |
| | ***20 respondents** = 15.0% of people who identified values (15.0% of all engagement participants)* | | |
| **Facilities** | | | |
| | Playground | 15 | 3.2 |
| | Swimming Pool | 10 | 2.1 |
| | Camping area | 10 | 2.1 |
| | Toilets | 7 | 1.5 |
| | **Sub-total** | **42** | **9.0** |
| | ***31 respondents** = 23.3% of people who identified values (23.3% of all engagement participants)* | | |
| **Appearance / Character** | | | |
| | Attractive / Appealing / Beautiful / Inviting | 23 | 4.9 |
| | Agricultural or rural character / Country showground feel | 11 | 2.4 |
| | **Sub-total** | **34** | **7.3** |
| | ***33 respondents** = 24.8% of people who identified values (24.8% of all engagement participants)* | | |
| **Open Green Space / Parkland** | | | |
| | Open space / Green space / Open grassed areas / Oval | 29 | 6.2 |
| | Trees (old/established) / Shade / Natural appeal / Landscape values | 16 | 3.4 |



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| Value Group | Sub-point | No. of comments | % of all comments |
|---|---|---|---|
| | David Berry Memorial Park | 1 | 0.2 |
| | **Sub-total** | **46** | **9.9** |
| | ***40 respondents** = 30.1% of people who identified values (30.1% of all engagement participants)* | | |
| **Uses and Activities** | | | |
| | Venue for sport / Sporting asset / Sports facilities / Long-standing sporting venue | 22 | 4.7 |
| | Accommodates multiple activities or uses / Versatile or flexible layout | 19 | 4.1 |
| | Place for informal children's' play | 13 | 2.8 |
| | Venue to exercise / Place for fitness training | 13 | 2.8 |
| | A place for recreation (generally, non-specific) | 10 | 2.1 |
| | Venue or appeal for dog-walking | 9 | 1.9 |
| | Venue for picnics, family gatherings or social events | 8 | 1.7 |
| | Peaceful / Place to relax / Usually not crowded or busy | 7 | 1.5 |
| | Caters for community groups | 3 | 0.6 |
| | Place to learn to drive | 2 | 0.4 |
| | **Sub-total** | **106** | **22.7** |
| | ***63 respondents** = 47.4% of people who identified values (47.4% of all engagement participants)* | | |
| **History / Heritage** | | | |
| | Historic character and charm | 19 | 4.1 |
| | Heritage buildings / Historic architecture | 16 | 3.4 |
| | History (generally) / Part of Berry's history | 13 | 2.8 |
| | Historic trees | 2 | 0.4 |
| | **Sub-total** | **50** | **10.7** |
| | ***37 respondents** = 27.8% of people who identified values (27.8% of all engagement participants)* | | |
| **Events and Major / Larger Uses** | | | |
| | Markets (weekly Farmer's Market and Monthly Market) | 45 | 9.6 |
| | Festivals and special events | 39 | 8.4 |
| | Annual Berry Show | 25 | 5.4 |
| | **Sub-total** | **109** | **23.3** |
| | ***62 respondents** = 46.6% of people who identified values (46.6% of all engagement participants)* | | |
| **Other** | | | |
| | Asset, but under-used | 2 | 0.4 |
| | Emergency evacuation centre | 1 | 0.2 |
| | Size (large area) | 1 | 0.2 |
| | Good venue for filming projects | 1 | 0.2 |
| | Hitching rail for horses in Albany St carpark | 1 | 0.2 |



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| Value Group | Sub-point | No. of comments | % of all comments |
|---|---|---|---|
| | New LED lights | 1 | 0.2 |
| | **Sub-total** | **7** | **1.5** |
| | ***7 respondents** = 5.3% of people who identified values (5.3% of all engagement participants)* | | |
| | **Total Comments** | **467** | |
| | ***100.0% of all engagement participants identified one or more values (or "things they like") (133 engagement participants)*** | | |
| | **No response / not stated** | **0** | |
| | **Total no response / not stated** | **0 *engagement participants*** | |

* Sub-total percentages may not total due to rounding.

**Selected Representative Quotes:**

- Central. The trees and shade. The layout. The close proximity to the shops.
- Creates a community, heritage and agricultural/rural feel for the town.
- Open space for use. We mainly use it to ride bikes with kids, play sport on oval, play on equipment in playground and for walking.
- Great for young families.
- I love the historic nature of the buildings, the trees, the space and the location. It is such a versatile space. The views to the escarpment are lovely too.
- Trees for shade and amenity (for lunch underneath).
- Toilets.
- It's holds [sic] so many important events in our towns [sic] past, current and future! The annual Berry Show being the absolute most important.
- The diverse range of use.
- Heritage, environment, location, community, gathering place for community events.
- It's [sic] heritage buildings and old world charm which captivate the essence of Berry.
- Like the existing character.
- The grandstand is good for spectators.
- It's very pretty and historic, it has beautiful trees, it's peaceful. It feels like a central gathering place in our community. I love to walk through there with my dog (who loves it too), we often meet other dog owners there too. It serves the community in so many different ways. I love to attend the farmers markets to do my shopping, where I often meet people I know.
- Fairgrounds and market are good.
- The Berry show, its history and a meeting place for locals.
- It's a great venue, it's functional whilst being an historic site too. Many memories have been had there, there is no need to change or upgrade it.
- Proximity of the campground and showground to town, can walk, and it's a nice town.
- Like it the way it is.
- A shady place to play, beautiful historic grandstand, love the pool, and the playground is the best we have in town. Love the markets, and festivals!
- The entire space. Wonderful to go to the farmers market there weekly. The trees are magnificent. It has that wonderful hometown country appeal.
- Trees.
- It is an open space for the community to share activities be it sport or markets or just for a walk.
- Swimming pool.



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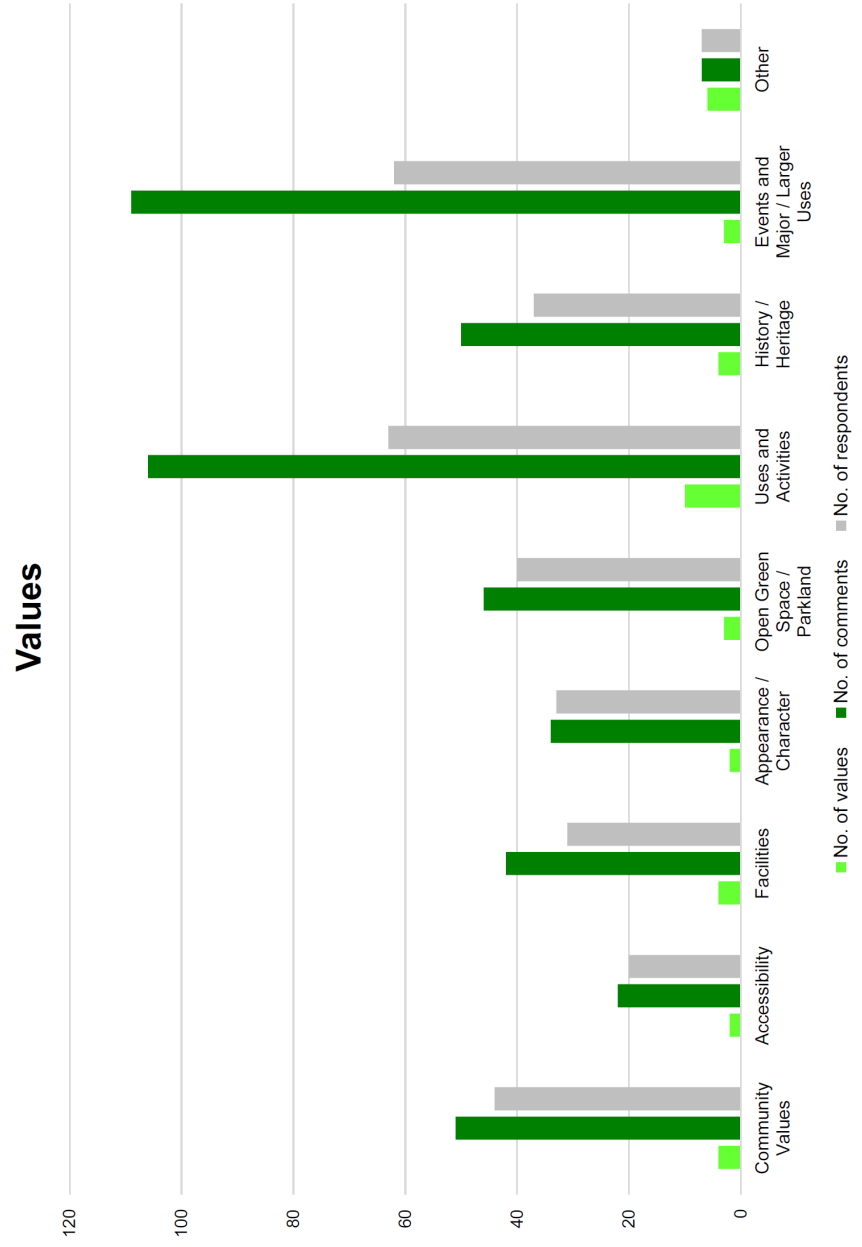
- Events – market, music festivals, sport, the variety.
- Berry Showground has been the heart of our community ever since I moved here almost 14 years ago.
- Opportunities for numerous community events.



## Berry Showground Engagement – ISSUES AND CHALLENGES

- **Total number engagement participants = 133**
- **Total number of people responding to Q3 ("what do you see as the main issues or challenges requiring attention") or otherwise identifying one or more issues or challenges = 98**

| Issue Group | Sub-point | No. of comments | % of all comments |
|---|---|---|---|
| **Threat of Development and Reduced Access** | | | |
| | Risk overdevelopment of space / Temptation to "fill with things" / Jeopardising attractive open space appeal | 6 | 2.9 |
| | Future limits on open and accessible use by public / Threats to community access and use | 4 | 1.9 |
| | **Sub-total** | **10** | **4.8** |
| | ***8 respondents** = 8.2% of all people who identified issues and challenges (6.0% of all engagement participants)* | | |
| **Maintenance and Upkeep** | | | |
| | Poor levels of maintenance (overall/generally) / Whole park needs an upgrade (generally) / More Council investment needed | 12 | 5.7 |
| | Poor food preparation areas in buildings and older areas / kitchen in grandstand poor condition | 3 | 1.4 |
| | Poor condition of buildings and rooms (limits community use) | 1 | 0.5 |
| | **Sub-total** | **16** | **7.6** |
| | ***15 respondents** = 15.3% of all people who identified issues and challenges (11.3% of all engagement participants)* | | |
| **Access, Movement and Carparking** | | | |
| | Inadequate carparking (on-site and in surrounding streets) | 5 | 2.4 |
| | Poor quality of internal roads | 4 | 1.9 |
| | Poor quality pathways / uneven surfaces and trip hazards | 4 | 1.9 |
| | Poor facilities/access for disabled people | 4 | 1.9 |
| | Main gate in poor repair / unappealing main gate entry (Alexander Street) | 2 | 1.0 |
| | Too much asphalt/roadway | 1 | 0.5 |
| | Carparking in Memorial Park is damaging and inappropriate | 1 | 0.5 |
| | **Sub-total** | **21** | **10.0** |
| | ***17 respondents** = 17.3% of all people who identified issues and challenges (12.8% of all engagement participants)* | | |
| **Grounds / Open Space / Green Space** | | | |
| | Poor maintenance of grounds and green space (generally) | 6 | 2.9 |
| | Threat of reduction in green space and trees / Lack of any landscape plan | 4 | 1.9 |

| Issue Group | Sub-point | No. of comments | % of all comments |
|---|---|---|---|
| | Lack of gardens | 4 | 1.9 |
| | Specific problem areas – northern "market" area in poor condition (jumble of grass /gravel/roads, too much gravel) / North-west corner (in front of Pavilion) in poor condition and overgrown | 3 | 1.4 |
| | Damage to trees and tree health | 2 | 1.0 |
| | Fencing generally poor or inadequate | 2 | 1.0 |
| | Flooding and drainage issues – problems off north-east corner / drainage issues (non-specific) | 2 | 1.0 |
| | Need more trees | 1 | 0.5 |
| | **Sub-total** | **24** | **11.4** |
| | ***15 respondents** = 15.3% of all people who identified issues and challenges (11.3% of all engagement participants)* | | |
| **Oval and Sports Facilities** | | | |
| | Oval surface needs improvement (surface and drainage) | 4 | 1.9 |
| | Update or upgrade grandstand / poor maintenance of grandstand | 4 | 1.9 |
| | Poor standard fencing to oval/showground / oval fence needs repair | 3 | 1.4 |
| | Poor standard of sports changerooms | 3 | 1.4 |
| | Poor maintenance of sports facilities and spectator seating | 1 | 0.5 |
| | **Sub-total** | **15** | **7.1** |
| | ***13 respondents** = 13.3% of all people who identified issues and challenges (9.8% of all engagement participants)* | | |
| **Swimming Pool** | | | |
| | Pool season/hours too short | 2 | 1.0 |
| | Lack of internal entry/access to pool | 1 | 0.5 |
| | **Sub-total** | **3** | **1.4** |
| | ***3 respondents** = 3.1% of all people who identified issues and challenges (2.3% of all engagement participants)* | | |
| **Caravan / Camping Area** | | | |
| | Limit/remove campground (give preference to locals' use of this space) / Campground limits extent/use of green space | 5 | 2.4 |
| | Campground is unsightly, old, tired and detracts from area's appearance / Campground is drain on Showground's upkeep/management | 4 | 1.9 |
| | Poor water pipes/supply at campground / Campground fire-fighting measures are non-compliant | 3 | 1.4 |
| | Poor condition of campground toilets / conflict for toilets during sporting uses | 2 | 1.0 |
| | Campground (and Showground) needs full-time on-site manager / Campground office sub-standard | 2 | 1.0 |
| | Campground does not meet legislated standards | 1 | 0.5 |
| | Alexander Street entry is problematic or campground traffic | 1 | 0.5 |
| | Campground fees are excessive | 1 | 0.5 |

| Issue Group | Sub-point | No. of comments | % of all comments |
|---|---|---|---|
| | Campground booking system is cumbersome, contains incorrect information and limited by (with poor internet) | 1 | 0.5 |
| | **Sub-total** | **20** | **9.5** |
| | ***10 respondents** = 10.2% of all people who identified issues and challenges (7.5% of all engagement participants)* | | |
| **Facilities and Furniture (Other / Generally)** | | | |
| | Toilet issues – more, upgraded, cleaner or modernise | 18 | 8.6 |
| | Playground issues – more, upgraded or contemporary type | 17 | 8.1 |
| | Lack of seats / lack of shaded seating | 4 | 1.9 |
| | Park furniture items lacking – more bins/rubbish facilities needed, need more drinking water fountains/stations | 3 | 1.4 |
| | Lack of picnic and BBQ facilities | 2 | 1.0 |
| | Lack of fenced off-leash dog zone | 1 | 0.5 |
| | Lack of café/kiosk (especially for events) | 1 | 0.5 |
| | **Sub-total** | **46** | **21.9** |
| | ***35 respondents** = 35.7% of all people who identified issues and challenges (26.3% of all engagement participants)* | | |
| **Balancing and Management of Uses / Activities** | | | |
| | Too many large or private events / Too much tourist focus (more needed for residents and businesses) / Caters too much to and too many markets (more "community events needed) | 7 | 3.3 |
| | Make greater use of vacant Show buildings/facilities / Too controlled/structured access and use for independent users or groups (more flexibility needed) | 4 | 1.9 |
| | More priority needed to retaining agricultural use and events | 2 | 1.0 |
| | Crowding and conflicts between uses (organised versus independent use) | 2 | 1.0 |
| | Special events or activities displace other uses (and poor communications or notice) | 1 | 0.5 |
| | More priority needed to retaining sporting use and heritage | 1 | 0.5 |
| | Northern "market" area is barely used (most of time) | 1 | 0.5 |
| | Some former uses/users "missing" or declined (spinners and weaver, poultry) | 1 | 0.5 |
| | **Sub-total** | **19** | **9.0** |
| | ***16 respondents** = 16.3% of all people who identified issues and challenges (12.0% of all engagement participants)* | | |
| **Neighbour Issues / Impacts** | | | |
| | Noise too loud from music events | 4 | 1.9 |
| | Parking congestion and disruption for neighbours during events | 3 | 1.4 |
| | **Sub-total** | **7** | **3.3** |
| | ***4 respondents** = 4.1% of all people who identified issues and challenges (3.0% of all engagement participants)* | | |



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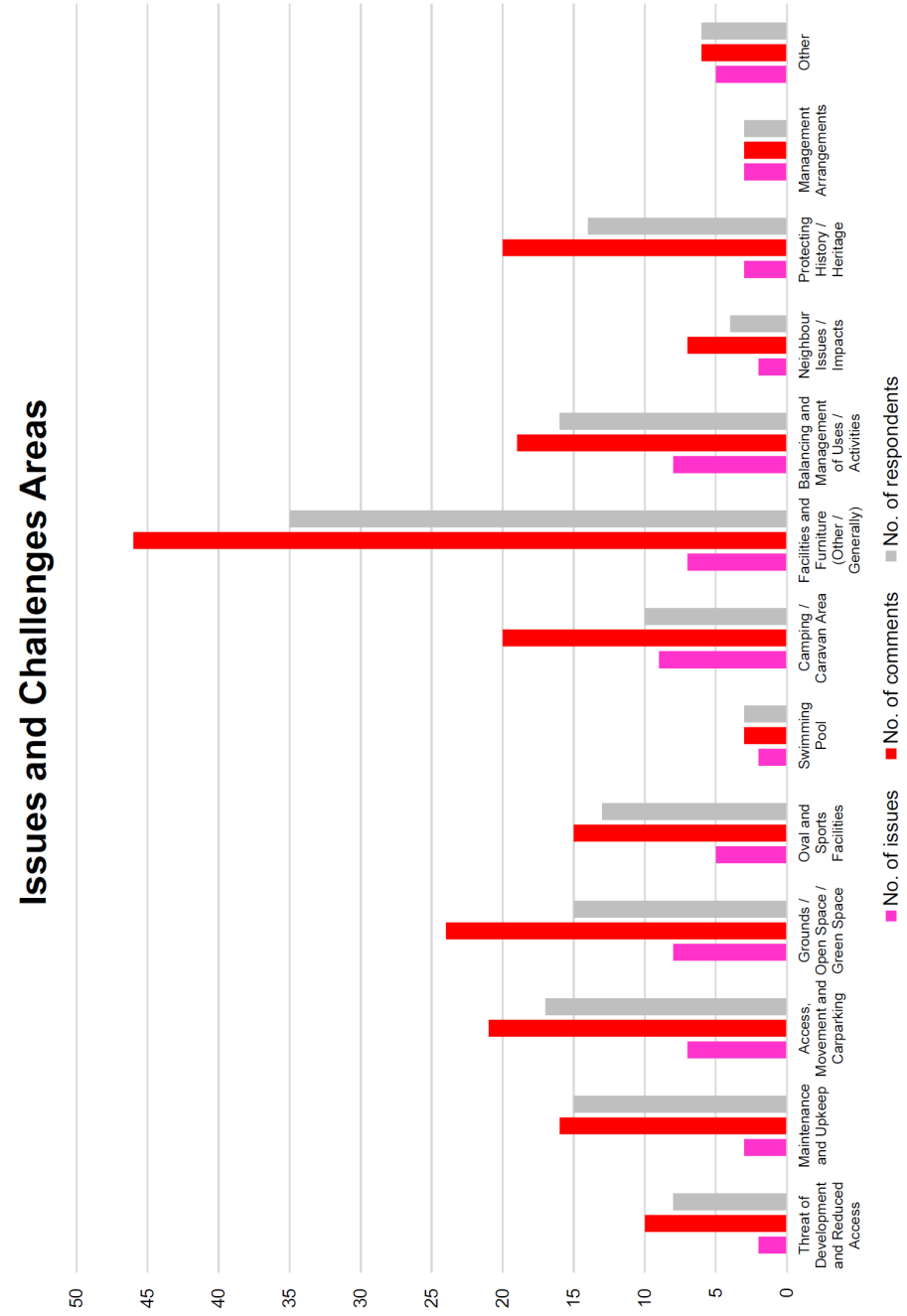
| Issue Group | Sub-point | No. of comments | % of all comments |
|---|---|---|---|
| **Protecting History / Heritage** | | | |
| | Lack of upkeep of "old buildings" / Poor maintenance and conservation of heritage buildings/architecture / Need for updating and repair of historic buildings | 16 | 7.6 |
| | Need to retain cultural heritage and historic value (generally) | 2 | 1.0 |
| | Poor condition of monuments | 2 | 1.0 |
| | **Sub-total** | **20** | **9.5** |
| | ***14 respondents** = 14.3% of all people who identified issues and challenges (10.5% of all engagement participants)* | | |
| **Management Arrangements** | | | |
| | Priority to keeping management by "the community" | 1 | 0.5 |
| | Management Committee needs more youth/young engagement | 1 | 0.5 |
| | SCC management role/involvement not efficient or effective / Management Committee should have more autonomy or control | 1 | 0.5 |
| | **Sub-total** | **3** | **1.4** |
| | ***3 respondents** = 3.1% of all people who identified issues and challenges (2.3% of all engagement participants)* | | |
| **Other** | | | |
| | Poor safety and security / Anti-social activities / Lack of secure perimeter fence | 2 | 1.0 |
| | Excessive cost for big events (lower costs would bring more events) | 1 | 0.5 |
| | IT system for community or group use bookings not user-friendly | 1 | 0.5 |
| | Unacceptable/excessive use of glyphosate ("Round-up") | 1 | 0.5 |
| | "Vote by the public" | 1 | 0.5 |
| | **Sub-total** | **6** | **2.9** |
| | ***6 respondents** = 6.1% of all people who identified issues and challenges (4.5% of all engagement participants)* | | |
| | **Total comments** | **210** | |
| | ***73.7% of all engagement participants who identified one or more issues or challenges (98 engagement participants)*** | | |
| **No response / not stated** | | **35** | |
| | **Total no response / not stated** | **35 *engagement participants*** | |
| | ***26.3% of all engagement participants did not identify any issues or challenges (or did not answer this question) (35 engagement participants)*** | | |

* Sub-total percentages may not total due to rounding.

**Selected Representative Quotes:**

- Camping at showground. Need to ensure limit numbers to ensure space can be used by local community.
- Playground needs upgrading.

- Limited private events as this is a community space and community should be able to access.
- Cleaner more modern toilet facilities.
- Playground really needs updating.
- Upgrade to the park it's been like that for about 15 years.
- Keeping the history & beauty of the site by keeping the trees & Grandstand (with required renovations) intact.
- Making sure that the caravan park does not impact too much on the fabric of the show ground, and that it remains completely open and available for public use.
- Playground is awful. Toilets are really dark, dated and smelly. They feel unsafe."
- Lack of maintenance.
- Make sure character of Showground is maintained and that it retains its use for community gatherings.
- It looks very unattractive and unappealing for such a central space. Perhaps try to smarten up the facilities, the playground, etc. ? Also, it should be used more often for community events rather than just for camping and markets.
- Uneven football field.
- Keeping the restoration works up to date so future generations can enjoy and visit the show grounds.
- Update the small rooms that can be hired out, so they're more attractive and presentable.
- Make some disabled friendly areas.
- Main pavilion is inadequate.
- Accessible pathways into buildings including toilets and the grandstand.
- Keep development to a minimum upgrade and not change its character. Keep the "modern developers" out of the place.
- Upgrade the disabled facilities & pathways through the market side of the grounds. Gravel pathways not suitable for disabled access.
- There should be a fenced dog off leash zone with play equipment.
- Pool should have longer hours and season.
- Lack of change room facilities for home and away team, limited shower facilities.
- The seating in the Grandstand is often unusable because of bird droppings. Should be better cleaned especially before an event.
- Attach a commercial kitchen to the existing pavilion so it can assist caterers of large events to be able to provide meals in a clean and more hygienic environment.
- Adequate maintenance of infrastructure, improvement of open space areas, repair of and additional fencing.
- Multiple uses at same time and conflicts that occur.
- Haphazard in terms of roads, poor drainage, trip hazards.

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## Berry Showground Engagement – CHANGES, IMPROVEMENTS AND FAVOURED DIRECTIONS

- **Total number engagement participants = 133**
- **Total number of people responding to Q4 ("changes, improvements or new directions would you like to see") or otherwise offering suggested changes and improvements = 116**

| Change Group | Sub Point | No. of comments | % of all comments |
|---|---|---|---|
| **Don't Change Anything** | | | |
| | Leave as is / No major change | 14 | 5.1 |
| | **Sub-total** | **14** | **5.1** |
| | ***14 respondents** = 12.1% of people suggesting changes or improvements (10.5% of all engagement participants)* | | |
| **Character** | | | |
| | Retain rural character and appeal as a "country showground" and as part of Berry's character/appeal / Do not modernise | 8 | 2.9 |
| | Retain the open quality and space / Don't overdevelop or "fill-up with things" | 3 | 1.1 |
| | Do not over commercialise / Protect public asset from excess private use (and ensure user pays) | 3 | 1.1 |
| | Retain site's beauty and scenic quality / Retain as a peaceful place or setting | 2 | 0.7 |
| | Better integration of spaces around main showground/oval | 1 | 0.4 |
| | Maintain as a "greater whole" (numerous public buildings on public land) | 1 | 0.4 |
| | **Sub-total** | **18** | **6.6** |
| | **14 respondents** = 12.1% of people suggesting changes or improvements (10.5% of all engagement participants) | | |
| **Maintenance, Upkeep and Appearance** | | | |
| | More or better repairs, maintenance and painting / Improve overall appearance (generally/non-specific) / "Tidy up" | 11 | 4.0 |
| | "Update" the site (generally/non-specific) | 2 | 0.7 |
| | **Sub-total** | **13** | **4.7** |
| | ***13 respondents** = 11.2% of people suggesting changes or improvements (9.8% of all engagement participants)* | | |
| **History / Heritage / Cultural Heritage** | | | |
| | Retain, protect and manage area as heritage asset | 7 | 2.6 |
| | Improved upkeep of historic buildings / Restore Grandstand and old buildings | 4 | 1.5 |
| | Acknowledge and promote Aboriginal history / Aboriginal memorial | 2 | 0.7 |
| | Restore/maintain historic monuments | 2 | 0.7 |
| | Sub-total | **15** | **5.5** |
| | ***13 respondents** = 11.2% of people suggesting changes or improvements (9.8% of all engagement participants)* | | |

| Change Group | Sub Point | No. of comments | % of all comments |
|---|---|---|---|
| **Entry, Movement and Carparking** | | | |
| | Improvements to entry points (variously – beautify main Alexander St entrance and install ceremonial entry / upgrade north-west Albany St as main entrance / upgrade all vehicle entry points and provide separate pedestrian entries / widen Alexandra/Victoria Sts pedestrian gate for emergency use / upgrade entries with welcome signs and annual events programme) | 6 | 2.2 |
| | Improve/upgrade road around oval / Seal unsealed internal roads | 4 | 1.5 |
| | Improved maintenance of roads and paths | 3 | 1.1 |
| | Provide shared path around perimeter / Provide bike track through/around entre site | 3 | 1.1 |
| | Upgrade or install new fencing around entire showground perimeter (street frontages) | 2 | 0.7 |
| | Prevent car and caravan parking near playground and memorial (north-east corner) | 2 | 0.7 |
| | No event or other car parking in David Berry Memorial Park | 2 | 0.7 |
| | Improve footpaths leading to showground (for wheelchairs and elderly) | 1 | 0.4 |
| | Provide marked car parking on Victoria Street | 1 | 0.4 |
| | Use Station St block for car parking | 1 | 0.4 |
| | Replace asphalt roads with compacted cream crusher dust roads | 1 | 0.4 |
| | Provide secure bike parking | 1 | 0.4 |
| | **Sub-total** | **27** | **10.0** |
| | ***19 respondents*** *= 16.4% of people suggesting changes or improvements (14.3% of all engagement participants)* | | |
| **Grounds / Open Space / Green Space** | | | |
| | Improve landscaping / More (native) trees / Develop gardens and plant flowering trees | 6 | 2.2 |
| | Improved tree care / Tree audit and management plan, including “succession” plan/plantings | 3 | 1.1 |
| | Specific area/landscape improvements – upgrade northern (monthly market site) end of site / make better use of, or improve, neglected open space areas | 2 | 0.7 |
| | Progressively remove camphor laurels (replace with deciduous trees) | 2 | 0.7 |
| | “Lift” tree canopy (especially near tiered oval seating) | 1 | 0.4 |
| | Plant food trees (lemon, lime, mulberry, etc.) | 1 | 0.4 |
| | **Sub-total** | **15** | **5.5** |
| | ***11 respondents*** *= 9.5% of people suggesting changes or improvements (8.3% of all engagement participants)* | | |
| **Buildings / Developments and Oval** | | | |
| | Improved/upgraded or more facilities (generally/non-specific) / “sensible improvements” | 7 | 2.6 |



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| Change Group | Sub Point | No. of comments | % of all comments |
|---|---|---|---|
| | Upgrade The Pavilion (kitchen, toilets) and area below Grandstand (update kitchen) for greater sports club, event, or community group use | 4 | 1.5 |
| | Develop a new building (variously – a community use building on Station St block / a dedicated facility for Berry Spinners and Weavers / a centre for youth or teens) | 4 | 1.5 |
| | Oval improvements – surface, drainage, levels, etc. | 3 | 1.1 |
| | Improved changerooms and showers (for sporting uses) | 2 | 0.7 |
| | Install picket fence around showground oval | 2 | 0.7 |
| | Renovate and repurpose old shire office to usable space (as Tourist Information Centre or "artist-in-residence" studio) | 2 | 0.7 |
| | Develop a second grandstand (on east side) | 1 | 0.4 |
| | Develop kiosk/café (permanent or temporary/mobile) | 1 | 0.4 |
| | Install a permanent stage for concerts/events | 1 | 0.4 |
| | Improved or additional "show" facilities | 1 | 0.4 |
| | Remove "old cow sheds" and sale yard (to free up space for other uses) | 1 | 0.4 |
| | **Sub-total** | **29** | **10.6** |
| | ***26 respondents** = 22.4% of people suggesting changes or improvements (19.5% of all engagement participants)* | | |
| **Facilities and Furniture** | | | |
| | Improved and/or better maintained playground / Provide shade to playground / Larger or additional playground(s) | 16 | 5.8 |
| | Improved and/or better maintained toilets / Extra (public) toilets | 9 | 3.3 |
| | Improved or additional seating (for sports, events or generally) | 5 | 1.8 |
| | Develop picnic and BBQ facilities or area(s) | 4 | 1.5 |
| | Develop fenced off-leash dog area | 4 | 1.5 |
| | Extra shade and cooling – more shade (generally, non-specific) / install more water fountains / install a spray misting area for hot weather | 4 | 1.5 |
| | Specific facility suggestions – outdoor exercise equipment or hub / golf cage / Bocce courts | 4 | 1.5 |
| | Install park furniture in David Berry Memorial Park | 1 | 0.4 |
| | **Sub-total** | **47** | **17.2** |
| | ***32 respondents** = 27.6% of people suggesting changes or improvements (24.1% of all engagement participants)* | | |
| **Accessibility, Uses and Activities** | | | |
| | Retain as freely accessible community space | 5 | 1.8 |
| | More community group, smaller and low-key uses (mothers groups, family picnics, meetings, community gatherings, etc.) | 5 | 1.8 |
| | Better (more frequent/greater and/or more diverse) use of buildings | 5 | 1.8 |
| | More children friendly (non-specific) | 2 | 0.7 |

| Change Group | Sub Point | No. of comments | % of all comments |
|---|---|---|---|
| | Provide community vegetable garden (south of Station St) | 2 | 0.7 |
| | Bring back poultry auctions | 2 | 0.7 |
| | Less sporting use | 1 | 0.4 |
| | Retain sports access and use | 1 | 0.4 |
| | Encourage greater use of David Berry Memorial Park | 1 | 0.4 |
| | Manage or issue permits for PTs | 1 | 0.4 |
| | Allow more diversity and "enterprise" in uses | 1 | 0.4 |
| | **Sub-total** | **26** | **9.5** |
| | ***23 respondents** = 19.8% of people suggesting changes or improvements (17.3% of all engagement participants)* | | |
| **Events and Major Uses** | | | |
| | More events for local and less for tourists / Fewer "events" / More "community events" (non-specific) | 5 | 1.8 |
| | More agricultural events / More agricultural/rural shows / More traditional uses or "original purposes" | 4 | 1.5 |
| | More music events | 4 | 1.5 |
| | Fewer and better managed music events, annual limit on music events / Better manage and enforce concert/event noise levels | 3 | 1.1 |
| | More events (non-specific), more regular use of venue | 3 | 1.1 |
| | Permit open air cinema (in summer) | 2 | 0.7 |
| | Same amount of events / Number and balance of big events is OK as is / All current uses and events can be acceptably programmed | 2 | 0.7 |
| | No music events, concerts or festivals | 1 | 0.4 |
| | **Sub-total** | **24** | **8.8** |
| | ***20 respondents** = 17.2% of people suggesting changes or improvements (15.0% of all engagement participants)* | | |
| **Caravan / Camping Area** | | | |
| | Retain campground to cater for tourists/visitors | 3 | 1.1 |
| | Upgrade or "renovate" caravan park / Upgrade caravan park to prescribed legislative and accepted industry standards | 3 | 1.1 |
| | Screen campground from rest of showground area / Improve landscaping and mowing of campground | 3 | 1.1 |
| | Provide on-site manager, and manager's residence / New or upgraded manager's office | 3 | 1.1 |
| | Improve campground on-line booking system / Establish separate name and marketing for caravan park | 3 | 1.1 |
| | Less caravan and camping use / No increase in caravan/camping use (don't become a default campground) | 2 | 0.7 |
| | Develop new southern entry road to campground (off Station St) | 2 | 0.7 |
| | Extend or relocate campground onto part of Station St (close road) | 1 | 0.4 |

| Change Group | Sub Point | No. of comments | % of all comments |
|---|---|---|---|
| | Develop new accessible amenities block solely for campground patrons | 1 | 0.4 |
| | Upgrade campground water supply | 1 | 0.4 |
| | Provide convenience store in campground | 1 | 0.4 |
| | **Sub-total** | **23** | **8.4** |
| | ***12 respondents** = 10.3% of people suggesting changes or improvements (9.0% of all engagement participants)* | | |
| **Swimming Pool** | | | |
| | Extend pool hours and season / Use solar panels to extend pool opening hours/months | 3 | 1.1 |
| | Specific improvements – create an access to pool from showground side / extend Pool to include splash zone | 2 | 0.7 |
| | Relocate pool to another site – to free up space (and provide better facility elsewhere) | 1 | 0.4 |
| | **Sub-total** | **6** | **2.2** |
| | ***6 respondents** = 5.2% of people suggesting changes or improvements (4.5% of all engagement participants)* | | |
| **Management Arrangements** | | | |
| | More autonomy for Management Committee, less SCC involvement | 1 | 0.4 |
| | Create a Berry Showground volunteer group | 1 | 0.4 |
| | **Sub-total** | **2** | **0.7** |
| | ***2 respondents** = 1.7% of people suggesting changes or improvements (1.5% of all engagement participants)* | | |
| **Other** | | | |
| | Install solar panels | 3 | 1.1 |
| | Manage as an environmental showcase re how to address climate change | 1 | 0.4 |
| | Provide an e-charging station | 1 | 0.4 |
| | Harvest rainwater from buildings for grass/tree irrigation | 1 | 0.4 |
| | Upgrade IT for on-line community group/use bookings | 1 | 0.4 |
| | Level the area behind pool and Pavilion to give more usable space | 1 | 0.4 |
| | Formalise role as an evacuation location | 1 | 0.4 |
| | Fix flooding at north-east (Alexandra/Victoria Sts) corner | 1 | 0.4 |
| | ”Better” Sunday markets (selling real local products and “not same old stitch-up”) | 1 | 0.4 |
| | Install “possum boxes” in mature trees | 1 | 0.4 |
| | Install “Return and Earn” facility in showground | 1 | 0.4 |
| | Install clothing charity bins in showground | 1 | 0.4 |
| | Stop use of glyphosate (“Round Up”) | 1 | 0.4 |
| | **Sub-total** | **15** | **5.5** |
| | ***9 respondents** = 7.8% of people suggesting changes or improvements (6.8% of all engagement participants)* | | |
| | **Total comments** | **274** | |



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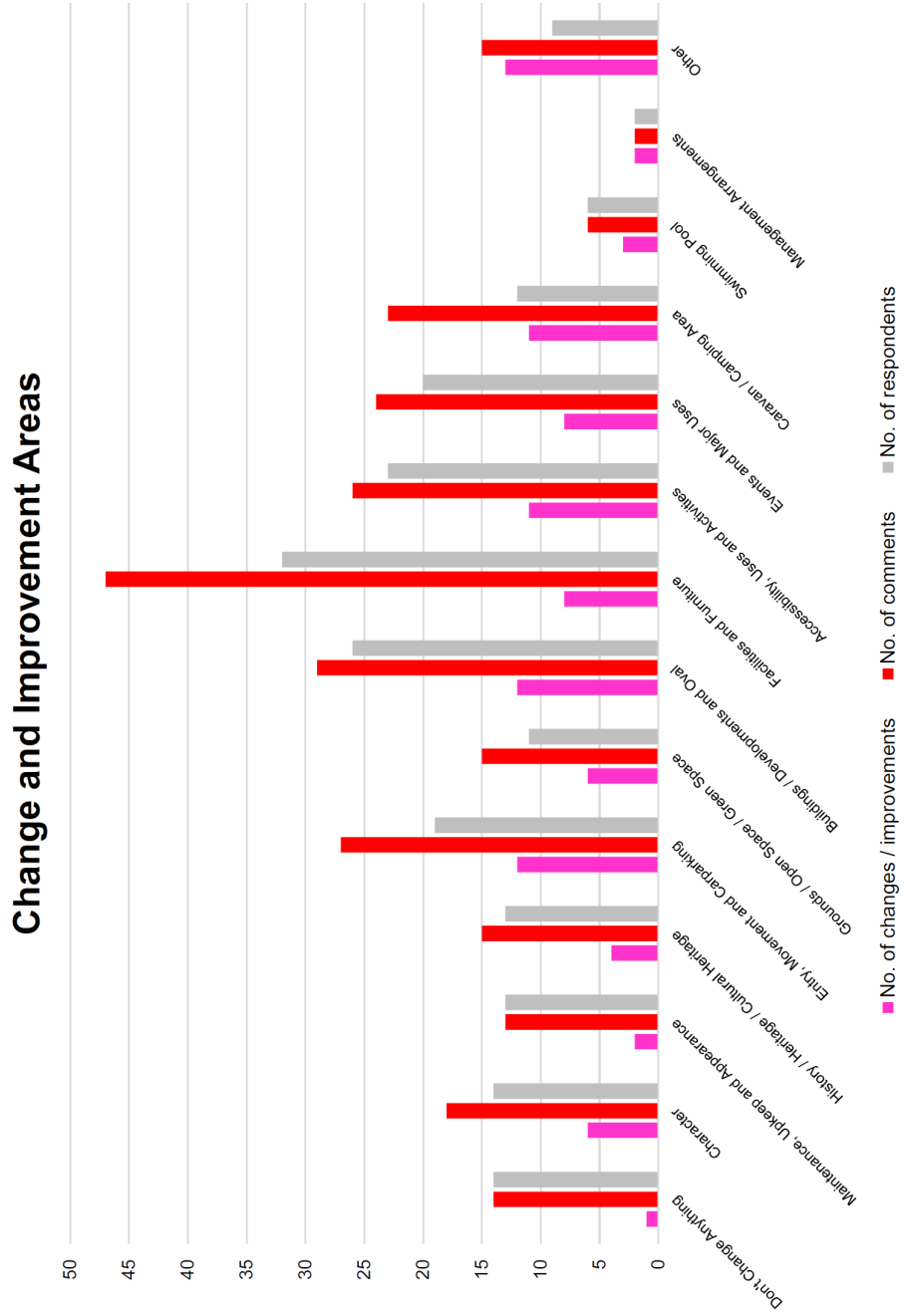
| Change Group | Sub Point | No. of comments | % of all comments |
|---|---|---|---|
| | ***87.2% of all engagement participants suggested one or more changes, improvements or directions (or wanted "no change") (116 engagement participants)*** | | |
| **No response / not stated** | | 17 | |
| | **Total no response / not stated** | **17 *engagement participants*** | |
| | ***12.8% of all engagement participants did not identify any changes, improvements or directions (or did not answer this question) (17 engagement participants)*** | | |

* Sub-total percentages may not total due to rounding.

**Selected Representative Quotes:**

- Well maintained facilities and improvements without losing the great rural and historic character.
- Keep the same, it's a beautiful country show ground
- A shade cloth over the playground would be great !
- Keep the buildings and surroundings well maintained.
- Don't fill the park with "things".
- Look at the Showground as an historical heritage asset that gives character to the City and a refuge and connection to another slower peaceful era that is the legacy of those ancestors. A shrine to excellence.
- Less caravans and tourists.
- It would be good to be able to book the facilities for community events online.
- Internal roads sealed.
- Solar panels could be fitted the reduce carbon footprint and reduce running costs.
- Upgrade of toilets and children's play equipment.
- Open up to more enterprises, in summer open air cinema, sculptures in the showground (like sculptures by the sea) i.e. more diversity in useage [sic].
- Playground upgrade, more age friendly for early childhood.
- If it ain't broke, don't fix it.
- More shade and more seating areas.
- Define a main entrance (north-west gate is predominantly used).
- Increase size of annex to increase footprint for sporting amenities.
- Don't change, don't upgrade road (will bring hoons and motorbikes).
- Improve drainage – northern end and football field.
- Just keep maintaining it well. The campground needs to stay. Great resource.
- A home for the spinners and weavers.
- Keep it low-key. Keep the trees, need shade.
- Community run Vegetable Garden by the train tracks.
- Increase swimming pool hours.
- More native trees & shrubs.
- Fencing replacement (all like the new fence).
- Possibly a restoration of the grandstand and buildings, in such that they will last a long time without requiring major maintenance. It would be preferable that they are designed to emphasise the 'federation/colonial era' building style of Berry.
- Better laundry at campground.
- Remove Camphor Laurels.
- Campground booking mishaps need attention.


Change and Improvement Areas
Other
Management Arrangements
Swimming Pool
Caravan / Camping Area
Events and Major Uses
Accessibility, Uses and Activities
Facilities and Furniture
Buildings / Developments and Oval
Grounds / Open Space / Green Space
Entry, Movement and Carparking
History / Heritage / Cultural Heritage
Maintenance, Upkeep and Appearance
Character
Don't Change Anything
50
45
40
35
30
25
20
15
10
5
0
No. of changes / improvements
No. of comments
No. of respondents

## Berry Showground Engagement – Means of Access

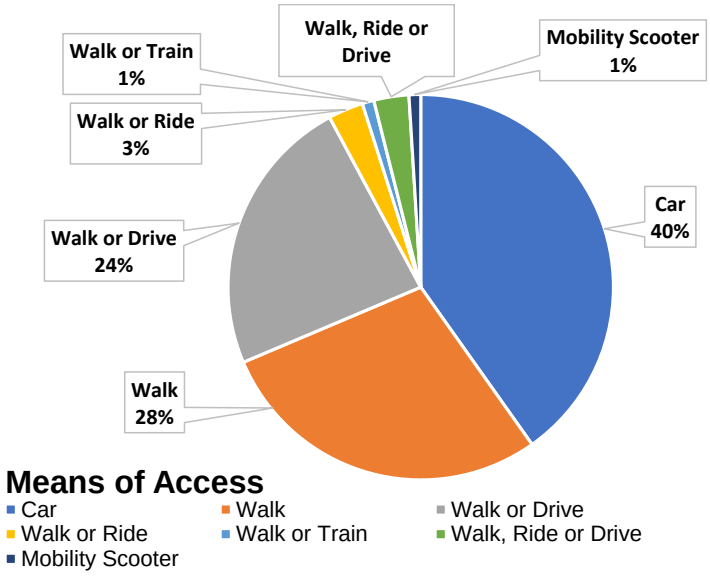
- **Total number of completed Feedback Forms = 101**
  **Other written submissions in Feedback Form format = 1**

- **Total number of people responding to Feedback Form Q2 "How do you usually get to the showground (walk, bicycle, car, etc.) ?" = 102 (total sample size).**

- Note: Means of access was not recorded for Information and Feedback Booth attendees, or in other written submissions, therefore results are not representative of all 133 engagement participants.

| Means of access | No. of responses | % |
|---|---|---|
| Car | 41 | 40.2 |
| Walk | 29 | 28.4 |
| Walk or Drive | 24 | 23.5 |
| Walk or Ride | 3 | 2.9 |
| Walk or Train | 1 | 1.0 |
| Walk, Ride or Drive | 3 | 2.9 |
| Mobility Scooter | 1 | 1.0 |
| **Total responses** | **102** | **100.0** * |

* Percentage may not total 100.0 due to rounding.



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## Berry Showground Engagement – Activities

- **Total number engagement participants = 133**
- **Total number of people responding to Q2 ("What do you typically do there [Berry Showground] ?") and other written submissions = 107**
- Note: Activities undertaken were not asked/recorded for Information and Feedback Booth attendees, therefore results are not representative of all 133 engagement participants.

| Activity Group | Activity | No. of responses | % |
|---|---|---|---|
| **Attend Markets** | | | |
| | Attend weekly Farmers Markets | 35 | 13.2 |
| | Attend monthly Berry Markets | 11 | 4.2 |
| | Attend markets (non-specific, in general) | 33 | 12.5 |
| | **Sub-total** | **79** | **29.8** |
| **Attend Agricultural Events** | | | |
| | Attend annual Berry Show | 18 | 6.8 |
| | Attend the Small Farm Field Day | 9 | 3.4 |
| | **Sub-total** | **27** | **10.2** |
| **Attend Concerts, Festivals and Other Major Events** | | | |
| | Attend music festivals, concerts and "entertainment" events | 12 | 4.5 |
| | Attend other community events (New Year's Eve, Celtic Festival, Australia Day, Car show, etc.) | 20 | 7.5 |
| | Attend "events" (non-specific, in general) | 3 | 1.1 |
| | **Sub-total** | **35** | **13.2** |
| **Participate or Watch Sport** | | | |
| | Playing or training organised sport / Watch sporting events | 13 | 4.9 |
| | **Sub-total** | **13** | **4.9** |
| **Visit / Use Playground** | | | |
| | Visit/use playground / Take children to playground | 17 | 6.4 |
| | **Sub-total** | **17** | **6.4** |
| **Visit / Use Swimming Pool** | | | |
| | Visit/use swimming pool / Swimming / Take children to pool | 15 | 5.7 |
| | **Sub-total** | **15** | **5.7** |
| **Walking** | | | |
| | Walking for leisure or recreation / Walking for fitness / Social walking (with friends) | 22 | 8.3 |
| | Dog walking | 9 | 3.4 |
| | **Sub-total** | **31** | **11.7** |

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| Activity Group | Activity | No. of responses | % |
|---|---|---|---|
| **Other Independent / Casual Leisure or Recreation Activities** | | | |
| | Informal games or play / Child's play / Casual sports or ball games | 11 | 4.2 |
| | Riding bikes or scooters / Cycling with children | 5 | 1.9 |
| | Fitness training / Outdoor exercise | 9 | 3.4 |
| | Relaxation / "Time-out" / "Hanging out" / Eating lunch/meal outdoors | 5 | 1.9 |
| | **Sub-total** | **30** | **11.3** |
| **Casual / Independent Socialising** | | | |
| | Family gatherings / Picnics / Socialising and social events / Attend "functions" | 9 | 3.4 |
| | **Sub-total** | **9** | **3.4** |
| **Other** | | | |
| | Volunteer / Attend meetings or groups | 5 | 1.9 |
| | Attend band practice | 1 | 0.4 |
| | Evacuation centre / Local safe/refuge area | 1 | 0.4 |
| | Play with remote controlled model car | 1 | 0.4 |
| | Visit friends in campground | 1 | 0.4 |
| | **Sub-total** | **9** | **3.4** |
| | **Total Responses** | **265** | **100.0** |
| | | **(from 96 respondents)** | |
| | **No response / not stated** | **11 respondents** | |

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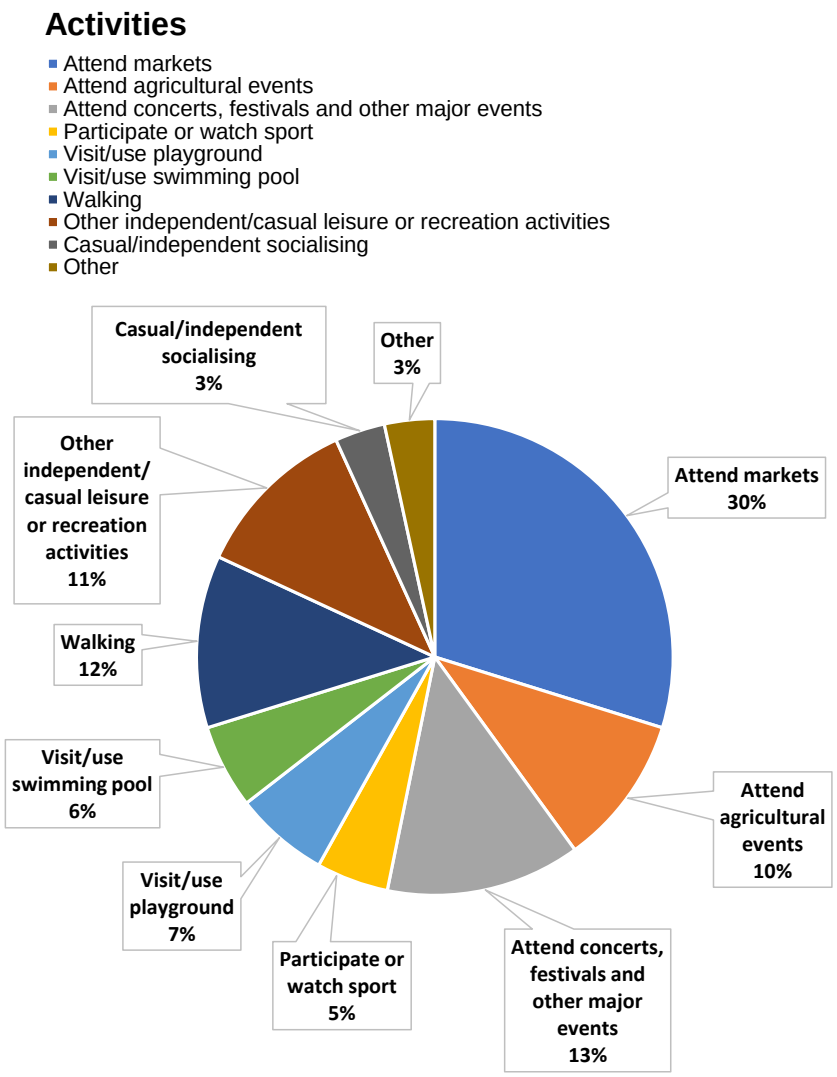


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## Berry Showground Engagement – Areas or Facilities Most Frequently Used

- **Total number engagement participants = 133**
- **Total number of people responding to Q2 ("What facility(s) or area(s) do you visit most often ?") and other written submissions = 107**
- Note: Activities undertaken were not asked/recorded for Information and Feedback Booth attendees, therefore results are not representative of all 133 engagement participants.

| Area or Facility Most Frequently Used/Visited | No. of responses | % |
|---|---|---|
| Entire area and all facilities | 7 | 3.8 |
| Entire area and all facilities (excluding campground) | 2 | 1.1 |
| Oval | 24 | 13.0 |
| Grandstand and surrounds | 13 | 7.0 |
| The Pavilion | 6 | 3.2 |
| Rural Youth Hall | 1 | 0.5 |
| Playground | 17 | 9.2 |
| Swimming pool | 15 | 8.1 |
| Toilets | 9 | 4.9 |
| Campground | 2 | 1.1 |
| Farmers Market site/area | 35 | 18.9 |
| Monthly market site/area | 11 | 5.9 |
| Market sites/areas (generally, non-specific) | 34 | 18.4 |
| David Berry Memorial Park | 1 | 0.5 |
| "Park" (generally, non-specific) | 6 | 3.2 |
| Grassy areas (generally, non-specific) | 2 | 1.1 |
| **Total responses** | **185** | **100.0 *** |
| | **(from 92 respondents)** | |
| **No response / not stated** | **15 respondents** | |

* Percentage does not total 100.0 due to rounding.

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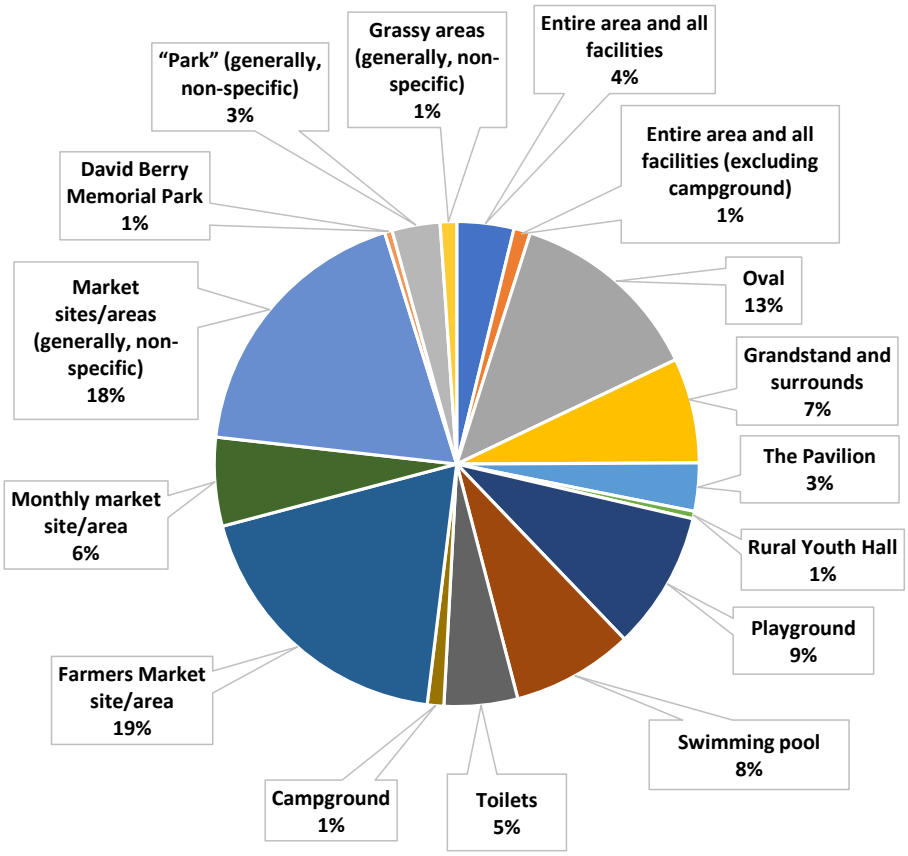


**AREAS / FACILITIES MOST FREQUENTLY OFTEN USED**

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# APPENDIX 7
# Management Committee Guidelines

The management committee approach can be a cost-effective solution for councils. It also offers the opportunity to maximise local community involvement and "ownership" in managing community assets, ensure a facility best responds to local needs, strengthen community and council working relationships, capitalise on local knowledge, and enhance the capacity and skill sets of a committee's volunteer members.

Section 377 committees have the delegation to exercise many of the roles of a council, with the exclusion of certain powers and functions as specified in the legislation (such as setting fees, borrowing money, dealings in land, and many others). Such management committees act as an extension of a council, rather than as a separate entity. Shoalhaven City Council has a dedicated staff member (Facilities Officer) to liaise with and assist management committees.

To govern and assist management committees Shoalhaven City Council has prepared a set of guidelines covering aspects such as managing facility uses and maintenance, community access and use, charging, the hiring of contractors, committee functioning, financial management, and others. Council's current *Management Committee Guidelines* (2016) are in the process of being updated with a new guidelines document at present in final draft form (Draft *Shoalhaven City Council – Management Committee Guidelines 2020*).

Details of Council's Management Committee Guidelines are set out in the table below. However the main items of relevance to the Berry Showground Management Committee's day-to-day management and operation of the Berry Showground Precinct include the following (noting that these may change over time).

- All groups using a facility are entitled to have representation on the facility's Committee, and all user groups are to be notified of any Committee changes and vacancies. No one user group is to have a majority of Committee members, except for Showground Management Committees which may permit five (5) voting members from show societies and two (2) from each of a showground's other user groups. Committee membership remains under Council's control at all times, and only Council appointed members may vote at Committee meetings.

- Committees must endeavour to ensure maximum community access, and allow the community to have full access, to facilities. The community may not be excluded from public open space, except during approved events

- Committees manage/control the booking of facilities.

- Committees must apply Council's official schedule of Fees and Charges (adopted annually by Council). No discounts or waiving of fees is allowable, other than by approval from Council. However local public schools and incorporated sporting groups (for specified sports) will not be subject to fees for the use of sportsgrounds.

- Committees may make recommendations to Council regarding the setting of fees and charges for their facility (calculated to cover managing and maintaining a facility over a year). However Council at all times retains the right to set fees and charges as it sees fit.



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- Users hiring a facility for an event or annual show are to be directed to Council's Events Policy.

- Facilities must not be used for any purpose which may conflict with Council's planning or health regulations. Premises may not be used for the sale or consumption of alcohol except in accordance with applicable legislation and any licensing requirements.

- Committees are responsible for utilities (electricity, water, gas, and communications), garbage and effluent disposal, trade waste, cleaning, minor plumbing and electrical maintenance, simple repairs, installation of new fittings, maintenance of furniture and equipment, maintaining external surfaces of premises, and maintaining trees, plants and lawns around a premises in a "properly groomed condition".

- Committees are responsible for ensuring that their facilities are properly maintained – including cleaning, replacement of consumables, mowing and watering as well as periodic maintenance such as repainting, line marking, and replacement of worn or broken items. Regular inspections are to be undertaken and Committees must inform Council of any required substantial repair or upgrading work.

- Fees and charges and other monies collected by Committees are to fund the care/control, day-to-day operation and management, and maintenance cost of their respective facilities, as well undertaking Council approved improvements (where consistent with an approved Facility Management Plan). Expenditure for any other purpose is not permitted, except where approved by Council resolution.

- Council is responsible for major maintenance and improvements such as car parks and roads, re-roofing, major plumbing or electrical repairs, building extensions, external painting, and maintenance of fire equipment – subject to normal budgetary processes.

- Committees are required to gain Council approval prior to any development or building works. Any major work, new infrastructure, or works costing more than $5,000 must be approved by Council (and be previously identified in the Works Programme and Facility Management Plan), and some works under this amount may still require approval.

- Works unable to be funded by the Committee are to be identified in the Facility Management Plan and referred to Council for consideration in a future Works Programme.

- Specific requirements for particular facilities – such as heritage requirements – may vary from the Management Guidelines and will be annexed to an area's Facility Management Plan.

- Particular maintenance agreements will be negotiated with Management Committees responsible for sportsgrounds – with Committees being responsible for sportsground maintenance and improvements or alterations to playing fields (as detailed in the maintenance agreement). Council may pay Committees allowances for the watering of sportsfields, as well as subsidising maintenance costs for sporting facilities (subject to an approved substantiated application to Council).

- Fencing and advertising signs can only be erected with Council's approval.

- Committees can engage/use bona fide contractors (such as carpenters, electricians and plumbers) for maintenance works associated with a facility – subject to holding required insurances and licenses. Committees may only employ persons with Council's written approval (employer-employee relationships should generally be avoided).



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- Committees can arrange for Council to undertake maintenance works at the Committee's expense.
- A range of annual reporting requirements are associated with the Facility Management Plan. An annual review and update of Facility Management Plans is to be provided to Council each May.
- Committees are required to liaise with Council's Facilities Officer prior to enacting operational or infrastructure changes to a facility, in order to obtain Council approval.
- Committees may purchase items through Council, subject to necessary payment. Any items purchased and paid for by Council remain the property of Council.
- Complaints from the general public are to be addressed by the Committee in the first instance, however Council may elect to address a complaint directly or to intervene.
- Management of facilities must be undertaken in accordance with all applicable work health and safety legislation and Council's *Work Health and Safety Manual*. Committees must prepare and implement risk management plans.
- Committees are responsible for the evacuation procedure (to be approved by Council) for their facility.
- Committees can use volunteers to work under their direction, but volunteers must be registered with Council and are required to have appropriate qualifications/training, complete an induction and be managed under Council's *Volunteer Programmes Safety Policy*. Council's personal accident and sickness insurance covers members and volunteers while working for a Committee.

**Respective Roles and Responsibilities of Council and Management Committees (as at 2021)**

The following breakdown of the respective roles and responsibilities of Council and Management Committees (generally) is based a combination of Council's current *Management Committee Guidelines (2016)* and any amendments or additions to this as set out in the *Draft Shoalhaven City Council – Management Committee Guidelines 2020*.

| **Item (and item number)**<br><br>**As in Council's current *Management Committee Guidelines* (2016) and the *Draft Shoalhaven City Council – Management Committee Guidelines 2020*** | **Council** | **Management Committee** |
|---|---|---|
| Comply with Council's Code of Conduct (1.0) | Y | **Y** |
| Preparation of Management Plan (2.1) | | **Y** |
| Committees are required to gain Council approval prior to any development or building works (2.1) | Y | **Y** |
| Maximum community access to facilities (2.2) | | **Y** |
| Public may not be excluded from public open space except during approved events (2.2) | | **Y** |
| Monitor use of facilities / schedule activities (2.2.2) | Y | |
| Bookings / fee collection (2.2.3) | | **Y** |

| Item (and item number)<br><br>**As in Council's current *Management Committee Guidelines* (2016) and the *Draft Shoalhaven City Council – Management Committee Guidelines 2020*** | **Council** | **Management Committee** |
|---|---|---|
| Setting of fees and charges (2.2.3) | Y | |
| Use fees to fund day to day costs and management plan approved improvements (2.2.3) | | **Y** |
| Able to establish a home ground (2.2.4) | Y | **Y** |
| Use of Council Buildings for commercial / retail activities only possible with Council consent and may not exceed a yet to be determined number of days (2.2.5) | Y | |
| Compliance with Council / Health / Licensing Laws (2.2.5) | Y | **Y** |
| Erection of fencing and advertising signs only with Council approval (2.2.5) | Y | **Y** |
| Users who hire the facility for an Event or Annual Show should be directed to Council's Events Policy (POL17/75) (2.2.5) | Y | **Y** |
| Prepare risk management plans and undertake implementation (2.2.6) | | **Y** |
| Complaints from the general public will be addressed by the Management Committee in the first instance (Council may elect to address the complaint directly or to intervene) (2.2.6) | Y | **Y** |
| Employment of persons only with council written approval (2.2.7) | | **Y** |
| Use of bona fide contractors (2.2.7) subject to holding public liability insurance ($20 million), workers compensation, applicable licenses (2.2.8) | | **Y** |
| Use of bona fide contractors (2.2.7) subject to holding public liability insurance ($20 million), workers compensation and applicable licenses (2.2.8) (copies of such submitted to Council) | | **Y** |
| Volunteers to be registered with Council and operate under the management committee to have appropriate qualifications and training (2.2.9) | | **Y** |
| Volunteers required to complete an induction and to be managed under the Volunteer Programs Safety Policy (2.2.9) | | **Y** |
| Develop, implement, display and issue an evacuation procedure as approved by Council (2.2.10) | | **Y** |
| Provide an annual review and update of a Facility Management Plan each May (2.3.1) | | **Y** |
| Properly maintain facilities including cleaning, replacement of consumables, mowing and watering and periodic maintenance such as repainting, line marking, replacement of worn or broken items (2.3.1) | | **Y** |
| Regular inspections by Council / committee to notify of major repair or improvements required (2.3.1) | Y | **Y** |
| Works costs >$5000 require Council approval and to be previously identified in the Works Program and Management Plan (2.3.1) | Y | **Y** |
| Works unable to be funded by the committee to be referred to Council for consideration in a future works program (2.3.21) | Y | **Y** |
| Specific guidelines for facilities to be identified in the Management Plan | Y | **Y** |
| Particular maintenance agreements negotiated with sportsground Management Committees (2.3.1) | Y | **Y** |
| Major maintenance and improvements of public buildings eg car parks, roads, reroofing, plumbing / electrical repairs, extensions, external painting and maintenance of fire equipment (2.3.2) | Y | |
| Responsible for electrical, water, gas, garbage and effluent disposal accounts, liquid or solid trade waste, cleaning, minor plumbing and electrical maintenance, minor repairs (eg windows), installation of new fittings, cleaning grease traps and electrical / gas / water / telephone provision and maintenance of furniture and equipment in regard to public buildings plus surrounds to the premises (mowing and gardening) (2.3.2) | | **Y** |
| Committee can arrange for Council to undertake works at committee's expense (2.3.2) | Y | **Y** |

| Item (and item number)<br><br>**As in Council's current *Management Committee Guidelines* (2016) and the *Draft Shoalhaven City Council – Management Committee Guidelines 2020*** | **Council** | **Management Committee** |
|---|---|---|
| Maintenance of outdoor sporting areas as per maintenance agreement (2.3.3) | | **Y** |
| Payment of water and electricity accounts as per maintenance agreement (2.3.3) | | **Y** |
| Improvements or alterations to playing fields subject to Council approval / funding available, on application via peak bodies, from the voluntary user contributions scheme (2.3.3) | Y | **Y** |
| Buildings within sporting areas to be managed as per public buildings as noted at item 2.3.2 (2.3.3) | | **Y** |
| Maintenance works can be carried out by Council at committee cost (2.3.3) | Y | **Y** |
| Preparation of initial facility plans (3.1) | Y | **Y** |
| Operate and maintain facilities (3.2.1) | | **Y** |
| Undertake facility audits (3.2.1) | Y | **Y** |
| Annual reporting to Council required as per the Management Plan (3.2.1) | | **Y** |
| Provide subsidy of cost to maintain sporting facilities subject to approved substantiated application to Council (3.2.2) | Y | **Y** |
| Sole control and responsibility of managing approved subsidy (3.2.2) | | **Y** |
| Maintenance works can be undertaken by volunteer labour (subject to signing of register and prior notification of Council) or by contractors or by Council staff and equipment at the committee's cost (3.2.2) | Y | **Y** |
| Committees to be appointed by Council resolution (4.1.1) | Y | **Y** |
| Council delegation of powers, duties and functions under Sections 355 and 377 of Local Gov Act 1993 to committees who will be acting on behalf of Council. (4.1.1) | Y | **Y** |
| Dissolution of a committee or withdrawal of any member (4.1.2) | Y | |
| On dissolution of any committee records, keys, assets and funds to be passed to Council (4.1.2) | | **Y** |
| Committee membership remains in Council's control at all times / Council appointed members only may vote at committee meetings (4.2.1) | Y | **Y** |
| All user groups are entitled to have representation on the committee / all user groups are to be notified of changes and vacancies / no one user group shall have majority members except for Showground management committees (4.2.1) | Y | **Y** |
| Each user group is limited to two votes except for Showground management committees (4.2.1) | | **Y** |
| Showground Management Committees may permit five voting members from show societies and two from each of the other user groups. (4.2.1) | | **Y** |
| All positions to be declared vacant every year / members can hold subsequent terms (4.2.1) / and the executive to include a Chairperson and Deputy Chair, Secretary and Treasurer (4.2.2) | | **Y** |
| Council may remove a committee member if 75% of the voting committee are in favour (4.2.4) | Y | **Y** |
| Meetings to be held quarterly at a minimum with the annual general meeting (AGM) held in the first financial quarter (which is to be widely promoted) and meeting procedures adhered to (4.3.1 and 4.3.2) | | **Y** |
| Committees are subject to Council procedures and policies and meetings are to be open to the public (4.3.1) | | **Y** |
| Minutes of every committee meeting are to be taken and publicly displayed and a copy forwarded to Council (4.3.2) | | **Y** |
| All payments are to be approved at committee meeting and included in the minutes (4.3.2) | | **Y** |

| Item (and item number)<br><br>**As in Council's current *Management Committee Guidelines* (2016) and the *Draft Shoalhaven City Council – Management Committee Guidelines 2020*** | **Council** | **Management Committee** |
|---|---|---|
| Any councillor or committee member with a pecuniary interest in any matter discussed at a meeting is to declare the interest and completely absent themselves from the discussion or any voting on the matter (4.4.1) | Y | **Y** |
| Any disclosure at a meeting must be recorded (4.4.2) | | **Y** |
| As Council's representatives, a committee is subject to financial accountability and is to comply with any instructions from Council's General Manager (CEO) (4.5.1) | | **Y** |
| Reimbursement of expenses for executive duties subject to provision of proof of the expense but no payment of an honorarium to any committee members (4.5.2) | | **Y** |
| Accounting records to be kept including a receipt book and a cash book (4.5.3) | | **Y** |
| Recommendations regarding set fees and charges (calculated to cover managing and maintaining a facility over a year) can be supplied to Council (4.5.4) | | **Y** |
| Fees and charges to be set by Council resolution annually (4.5.4) | Y | |
| Recovery of fees and charges / payment of monies not recovered may become liable by the committee members (4.5.5) | | **Y** |
| Expenditure of funds to be undertaken as approved by Council resolution (4.5.6) | Y | **Y** |
| Between meetings payments is permitted subject to approval at subsequent meeting (4.5.6) | | **Y** |
| Petty cash float $100 maximum / maximum of any one payment is $50 / all payments must be supported by a receipt(4.5.8) | | **Y** |
| GST received (on all income) and paid to be accounted for and details provided in a monthly summary to Council for the purposes of reporting to the Australian Tax Office (4.5.9) | | **Y** |
| Treasurer's report to be submitted to every convened committee meeting and included in the minutes (4.6.1) | | **Y** |
| An audited copy of the annual statement of accounts is to be submitted to Council by 31 October each year (4.6.2) | | **Y** |
| An annual report to be presented at every AGM and a copy submitted to Council (4.6.3) | | **Y** |
| Committees may purchase items through Council subject to payment of goods / items purchased and paid for by Council remain the property of Council (4.7) | | **Y** |
| Public Liability and Professional Indemnity Insurances held by Council to cover committee members operating within the delegated authority (4.8.1) | Y | |
| Council may require a risk management plan from hirer's if proposed activities involves a high risk activity / if the application falls outside of regular requests Council's Insurance Claims Officer will undertake a review (4.8.1) | Y | |
| Public Liability Insurance for casual hirers of a Council facility who hire <12 times per year and are not commercial or profit making (4.8.1) | Y | |
| Public Liability Insurance to cover incorporated bodies, sporting clubs, associations and commercial or profit making ventures to be provided by the user / hirer (4.8.1) | | |
| Council holds Public Liability Insurance for users (including hirers) of Council's facilities (4.8.1) | Y | |
| Sporting bodies, clubs, associations or corporations, groups or entities of any kind must provide evidence of own Public Liability Insurance (min $20 million) (4.8.1) | | |

| Item (and item number)<br><br>**As in Council's current *Management Committee Guidelines* (2016) and the *Draft Shoalhaven City Council – Management Committee Guidelines 2020*** | Council | Management Committee |
|---|---|---|
| Community Groups are not expected to provide Public Liability cover for the purpose of a simple meeting on the understanding that Council will not provide such cover (4.8.1) | | |
| All third parties to hirer's must hold Public Liability insurance (4.8.1) | | |
| Property and Contents Insurance for Council property only (4.8.2) | Y | |
| Insurance for user's property to be covered by user (4.8.2) | | |
| Personal Accident Insurance for committee members and volunteers engaged in committee work (4.8.3) | Y | |

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Address all correspondence to:
**The Chief Executive Officer**
PO Box 42, Nowra NSW 2541
**shoalhaven.nsw.gov.au/contact**
**1300 293 111**

shoalhaven.nsw.gov.au

CL22.287 - Attachment 3

Shoalhaven City Council
Disability Inclusion Action Plan 2022-2026

## Acknowledgment of country

We acknowledge the traditional owners and custodians of this country and their continuing connection to the land through culture and community. We pay our respects to Elders past, present and future.

All Council's Corporate Planning documents can be sourced from *shoalhaven.nsw.gov.au*
Published by Shoalhaven City Council 2022. A printable version of this document can be found in TRIM 20168E

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# Message from Shoalhaven City Council Mayor, Amanda Findley

We have achieved a lot since we adopted our first Disability Inclusion Action Plan for 2017-2021. This Disability Inclusion Action Plan 2022-2026 builds on our achievements to improve inclusion for people with disability.

To develop this second Disability Inclusion Action Plan, Council undertook extensive community consultation with more than 300 participants. I would like to thank the individuals, services and community groups who spoke with us about how we can make Shoalhaven more accessible and inclusive.

Our conversations with the community highlighted that Shoalhaven is a diverse city with people of many abilities. The Disability Inclusion Action Plan demonstrates Council's pride and commitment to building an inclusive and accessible community, ensuring that people of all abilities enjoy the same rights, opportunities, and benefits of living and working in Shoalhaven. People living with disability are an important part of our community and make a valuable contribution to life in the Shoalhaven, and we recognise the right to have fair access to opportunities and services.

I look forward to working with Council, services, and the community to build on our achievements to date and to improve inclusion for people with disability.

# Introduction and Summary

Inclusion in the Shoalhaven means all people have equal access in our community and that they feel they belong. Our actions matter and true inclusion is only possible when we work together to remove barriers, improve equitable access, independence, and provide those in our community with dignity, respect, and equal opportunity to participate in a safe and welcoming way.

This is Council's second Disability Inclusion Plan 2022-2026 (The Plan). The Plan is a four-year framework to highlight how Shoalhaven Council will continue to improve access, service, activities, employment, and information for people living with a disability, their families, and carers.

Council is committed to improving opportunities for people of all ages with a disability, to access the full range of services and activities available. The priorities within this document are based on the lived experience of people who live, work, play and visit the Shoalhaven.

Over 300 people, disability service providers, families and carers contributed to the Plan and shared their thoughts and experiences about how Council can improve the accessibility and inclusivity of the Shoalhaven.

Council used the feedback from community to develop actions under the four key community themes. These themes are required under the NSW Disability Inclusion Act 2014 and show what Council will do to ensure people who have a disability can participate fully in life in the Shoalhaven.

**The four community themes are:**

| 1 Create Positive Attitudes and Behaviours Within Community | 2 Create Accessible and livable Communities | 3 Improve Access to Our systems and Processes | 4 Support Access to meaningful Employment |
|---|---|---|---|
| People with disability in the Shoalhaven experience inclusive attitudes and behaviours. | People with disability find accessing places of recreation, learning and leisure, community celebration, cultural participation, tourism, events, entertainment and shopping easy, safe, and inclusive. | Council's systems and processes are barrier-free for people with disabilities. | People with disability have equal and fair access to employment. |

The Plan's strategies and their measures fall within our integrated planning framework.
These strategies guide Council's priorities and sets out how we aim to achieve these priorities and actions each year.
Each year Council will update community on the progress of the Plan through our annual report.

## The Case for Inclusion

- The responsibility for changing attitudes and behaviours towards disability belongs to everyone. Attitudes towards people with disability are often a symptom of ignorance, fear, or the lack of opportunities to interact. Developing positive attitudes involves increasing awareness and changing perceptions over time.
- Accessible infrastructure benefits everyone. It is necessary for social and economic participation
- Employment provides new connections, skills and leads to an improved quality of life. A job can give new opportunities to be part of a team and can provide independence to expand skills often leading to greater self-confidence.
- When the economy is inclusive it provides everyone with better access to goods and services. With 1 in 5 Australians living with a disability it is important to consider whether businesses are missing 20% of potential customers.

# Our Shoalhaven

**Population**
**107,191**

**Average Age**
**48**

**19.7%** aged 0-17 years
**34.3%** aged 60+ years

**Population Increase**
**+10,308** by 2031

**44.2%** increase for aged 65+ years

**5.5%** of the Shoalhaven's population identify as Aboriginal and Torres Straight Islander

**7.7%** of the Shoalhaven's population are living with disability

**33.9%** completed year 12

**25.8%** vocational qualification
**12.1%** university education

**35,751** jobs

**47%** in workforce
**7.5%** unemployed

**40,935** total households

**25.3%** mortgage
**23.8%** renting
**3.8%** social housing

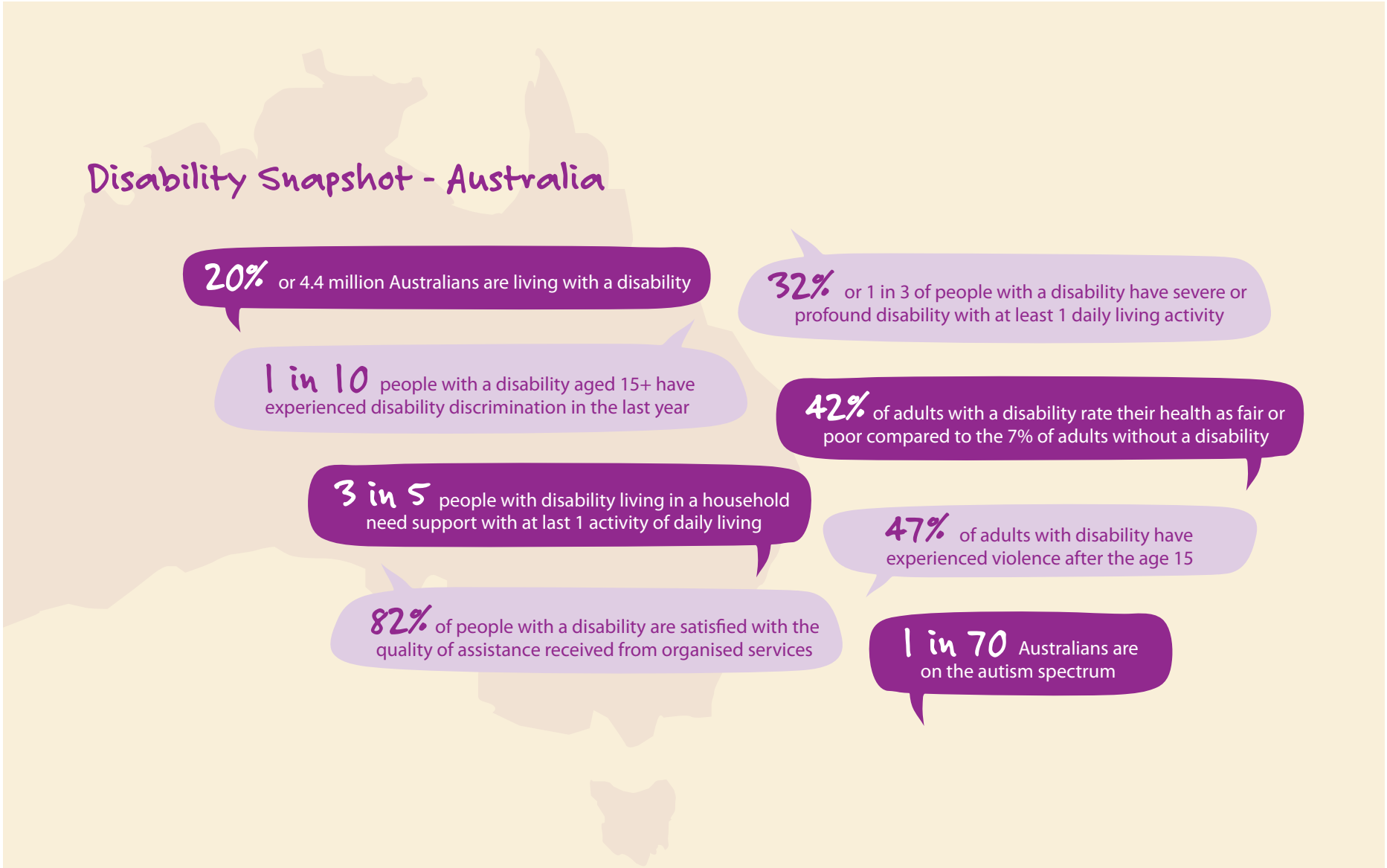
**279** individuals homeless

**Additional Households**
**+5,408** households by 2031

**21.6%** of households are made up of couples with children

**17%** couples without children
**26.7%** single person
**10.6%** single-parent

Single person households increasing to
**30.7%** by 2031


Disability Snapshot - Australia
20% or 4.4 million Australians are living with a disability
32% or 1 in 3 of people with a disability have severe or profound disability with at least 1 daily living activity
1 in 10 people with a disability aged 15+ have experienced disability discrimination in the last year
42% of adults with a disability rate their health as fair or poor compared to the 7% of adults without a disability
3 in 5 people with disability living in a household need support with at last 1 activity of daily living
47% of adults with disability have experienced violence after the age 15
82% of people with a disability are satisfied with the quality of assistance received from organised services
1 in 70 Australians are on the autism spectrum

# Disability Snapshot - Shoalhaven

**7.7%** or **7,654** people living in the Shoalhaven are living with a disability

**1,041** people reported needing help daily due to disability

**1 in 50** people in the Shoalhaven are on the autism spectrum. Autism is the most common disability in the Shoalhaven

**453** Local active NDIS service providers operate in the Illawarra Shoalhaven

**462** Aboriginal people in the Shoalhaven are living with a severe or profound disability

**1,102** children aged 0-12 are living with a disability in the Shoalhaven

*References*

1. *Australian Institute of Health and Welfare 2019, People with disability in Australia*
2. *Australian Network on Disability, Disability statistics 2019*
3. *Australian Bureau of Statistics (ABS) 2019, 4430.0 – Disability, Ageing and Carers, Australia 2018*
4. *Australian ASD Population data 2015*

# Developing the Plan

### Research

Before we started to review the Plan, Council conducted research and looked at demographic data from the Shoalhaven and across Australia. We also reviewed our Disability Inclusion Action Plan 2017-2021 to see what we had achieved and where there were areas for improvement.

### Community Engagement

Council engaged The Flagstaff Group, a local disability service provider to support the review of the Plan. A range of methods was used to engage with over 300 people living with a disability, local disability providers, families, friends, and carers who shared their thoughts and experiences about how we can continue to improve the accessibility and inclusivity of our city. We hosted community workshops, online surveys, one-on-one meetings and targeted workshops with service providers and Aboriginal service providers.

### Outcomes, Priorities & Actions

To ensure the best results for community, Council set clear outcomes under each Focus Area of the Plan. Priorities and actions describe how outcomes will be achieved, and the actions for each priority. Each action includes its own measure and outlines which department in Council is responsible for the action, a time for when it will be completed and a budget for the cost. A full action table can be found in Appendix 1 of the Plan.

### Exhibition and Endorsement

The Draft Plan was reported to Council and put out to public exhibition for the community to provide feedback. This was then reviewed and considered prior to reporting back to Council and the Plan was endorsed.

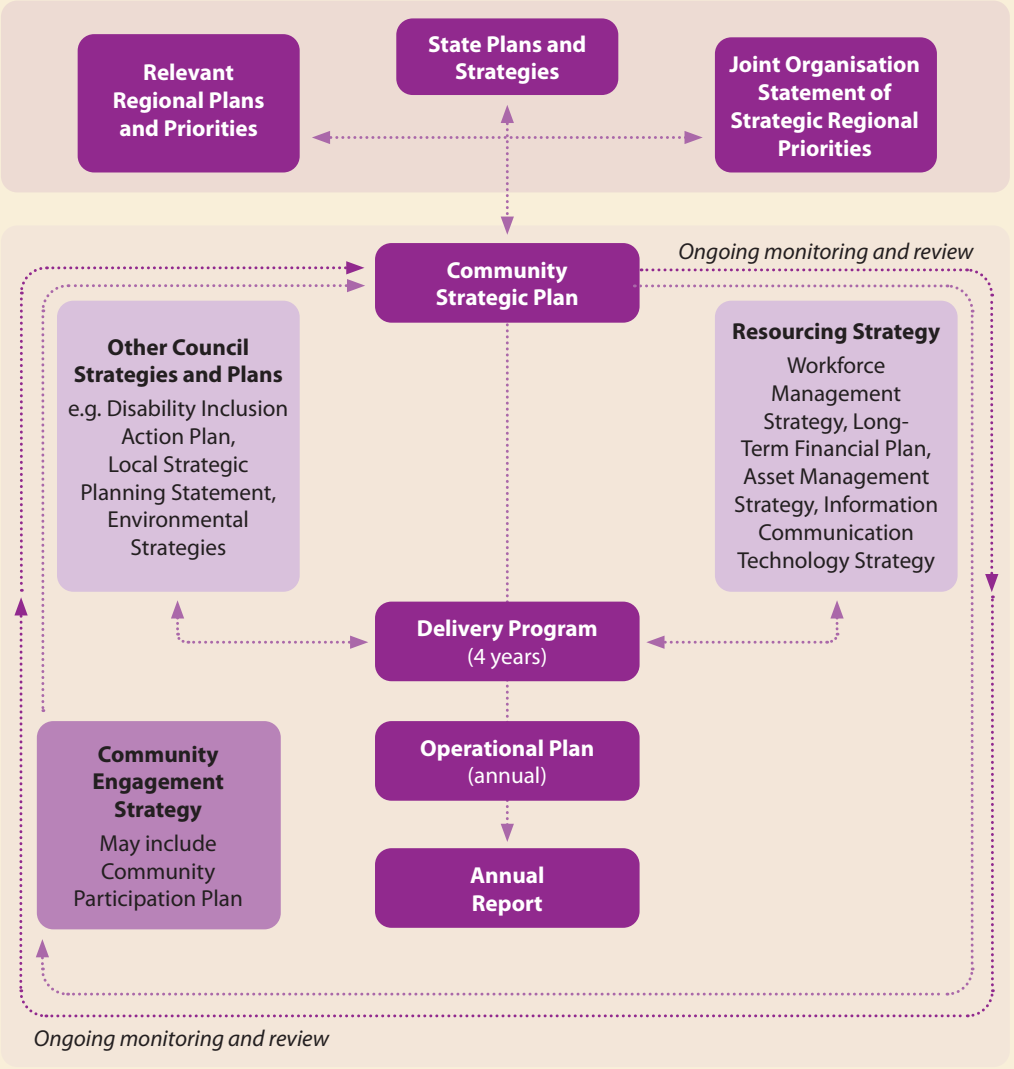
### Lodgement

The endorsed Plan will be lodged with the Disability Council of NSW.

# Council's Planning

All local Councils are required to develop a Disability Inclusion Action Plan. Shoalhaven City Council (SCC) works within a framework of a wide range of legal and policy requirements, which have informed the development of this plan.

Council's Disability Inclusion Action Plan falls within our integrated planning framework, along with other supporting plans. These strategies and plans guide Council's priorities from across the city and Council's Delivery Program and Operational Plan sets out how we aim to achieve these priorities and actions each year.



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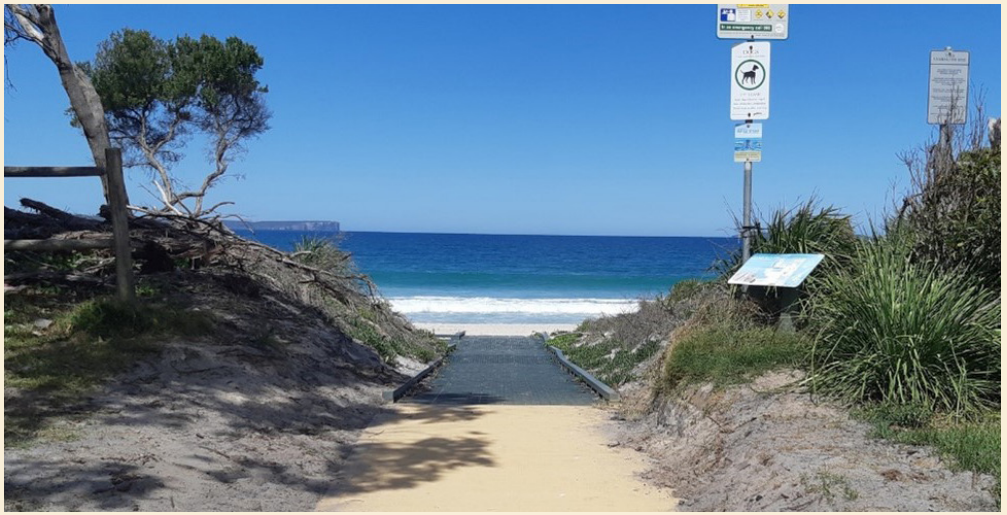
# Achievements since 2017

Shoalhaven City Council launched the first DIAP in 2017, since then Council departments have completed 62% of the action, set out in the Plan and a further 23% of actions are still underway. Take a look at some of the things that have been achieved.

- Council adopted a lift and change masterplan.
- Front counter of the Nowra Administration Centre has been re-designed to meet accessible standards and display stands have been placed to allow access for people with mobility limitations.
- Our Libraries acquired several resources for people with print disabilities including:
  - Dyslexia-Friendly collection of youth and junior books.
  - eNewspaper database / (Pressreader) has text to voice capabilities.
  - Large print books have been purchased and are available for loan at Shoalhaven Libraries.
  - A growing collection of audio books in various formats have been added to the collection.
  - Extension of Council's Home Library Service to members of the community that are not able to physically access library services.
  - Information on accessible library resources documented.



- Wheelchair accessible beach access ramp at Barfleur beach Vincentia.



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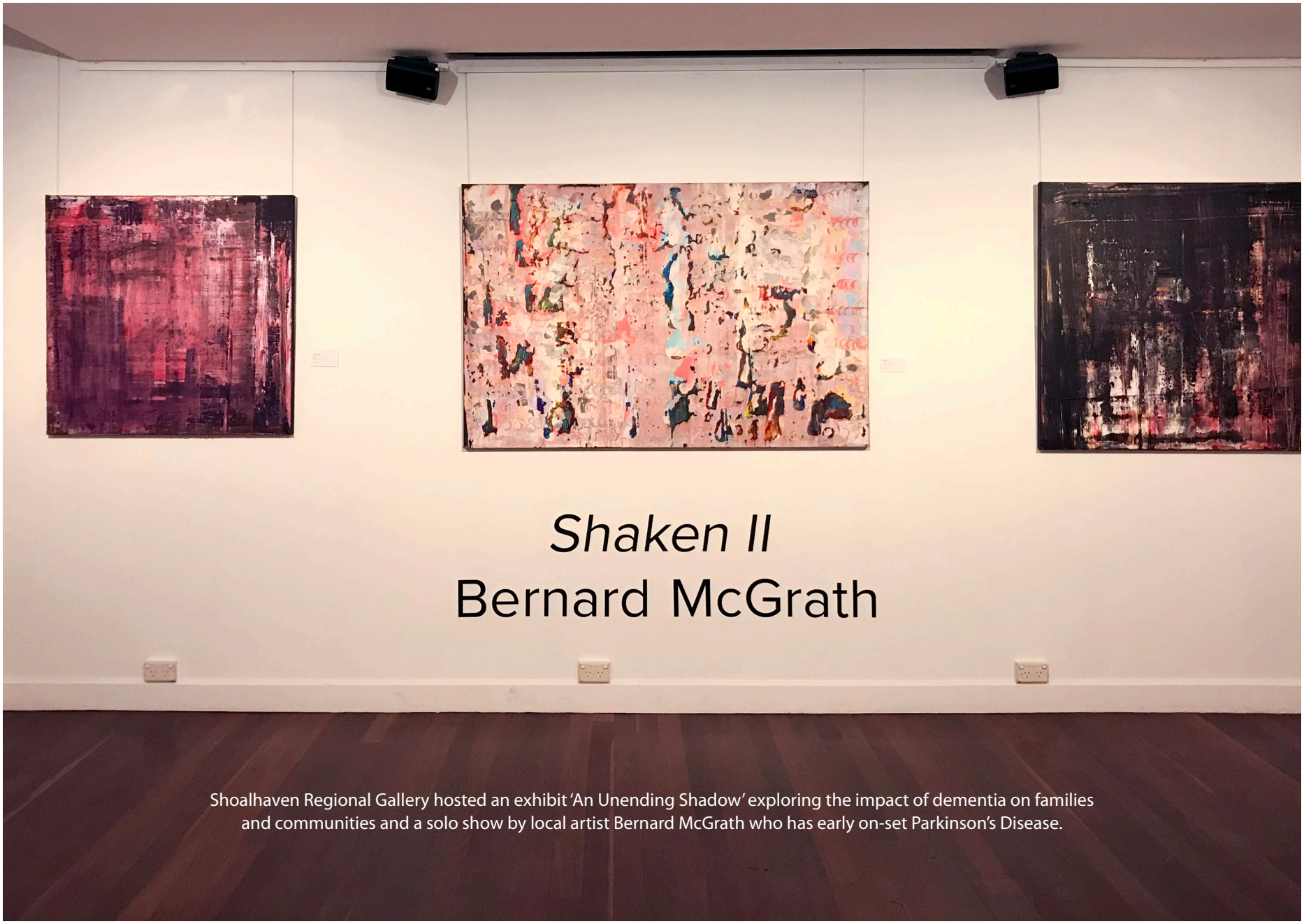
- Increasing events to recognise Shoalhaven's diverse disability community and celebrate inclusion through International Day of People with a Disability and Disability Service expo's

- Council continued to increase the accessibility's of our parks and reserves and opened Boongaree, a destinations park for the Shoalhaven, host wide-ranging accessible and inclusive designs




Shoalhaven Regional Gallery hosted an exhibit 'An Unending Shadow' exploring the impact of dementia on families and communities and a solo show by local artist Bernard McGrath who has early on-set Parkinson's Disease.

- Incorporating inclusion in programs across aquatic centres, libraries, and art gallery
- Expanding documents and media to incorporate a range of abilities, ages, cultures, and disability diversity
- Tourism Shoalhaven website has been upgraded and is currently at WCAG 2.0 AA Standard
- NDIS funded patrons are continuing to undertake programs in Learn to Swim and Teen gym programs. Self-managed patrons also utilise the swim and fitness centres facilities, engaging with physiotherapists and exercise physiologists

- The annual Shoalhaven Visitor Guide promotes accessible tourism throughout the guide and a dedicated double page spread on accessible holidays.

- An upgrade to the service counter Kiosk and bar at the Shoalhaven Entertainment Centre. Upper: before, lower: after.



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# Community Engagement

## We asked and you answered

Council used a range of ways to engage with over 300 people living with a disability, local disability providers, families, friends, and carers who told us their thoughts and experiences about how Council can continue to improve accessibility and inclusivity in the Shoalhaven.

### Who we spoke to

- People living with disabilities
- NDIS providers
- People who live, work, and play in the Shoalhaven
- Carers and families
- Shoalhaven City Council Mayor and Councillors
- State and Federal MPs
- Aboriginal disability service providers
- Emergency services
- Council committees
- Aged care providers
- Housing providers
- Council employees
- Schools

### How we listened

- 6 face-to-face community workshops
- 120 people completed an online community survey
- 2 meetings with Federal and State MPs
- 34 Council staff and 6 executives attended one-on-one and group meetings
- 9 meetings with disability service provider groups
- 14 disability employment providers were consulted
- 5 representatives of indigenous disability organisations
- 52 conversations with supported employees with disability
- Social media and online interviews

## What you told us

### The Good

- Playgrounds and reserves
- Celebrating disability
- Council's Libraries, Art Gallery, and Entertainment Centre
- Council's communications approach

### Areas for improvement

- Pathways and kerbs
- Accessible parking
- Accessible toilets
- Meaningful employment

## Community Engagement Themes

The feedback collected from the workshops, community survey, interviews and conversations were reviewed, and 9 themes were identified. Below is an overview of what people said was most important for an inclusive Shoalhaven:

1. **Community understanding**
   There is a need for improved community understanding of the diversity of disabilities
2. **Playgrounds and reserves**
   Purpose-built accessible playgrounds are valued but existing facilities could be improved with fencing and footpaths
3. **Pathways, kerbs, roads & crossings**
   There is a need for accessible pedestrian facility improvements in suburbs and villages
4. **Council buildings**
   Good accessibility for many Council facilities but Nowra Admin Building needs improved accessibility
5. **Accessible parking**
   There is a need for improved accessible parking provision
6. **Accessible toilets**
   There is a need for additional accessible toilets
7. **Sharing information**
   Newsletters, social media, disability networks and plain-language communication valued
8. **Council website**
   Council website would benefit from plain-language, easier navigation, and design for vision impairment
9. **Meaningful employment**
   There is a need for improved access to meaningful employment

# How to Read Our Actions

The focus areas provide a structure for our goals within the Plan

Our outcomes are what we are aiming to achieve

Priorities help us achieve our outcomes

Actions are what we will do

## 1 Create Positive Attitudes and Behaviours Within Community

**The steps we will take**

We heard that people's attitudes and behaviours towards people living with a disability is the greatest barrier to an inclusive community. These actions are what Council will do so that everyone can feel welcomed in the Shoalhaven.

**Outcome**

**Build a welcoming and inclusive community by improving understanding of people with a disability**

### 1.1 Deliver activities to improve community awareness and understanding of disability

**1.1.1** Deliver a campaign with lived experience ambassadors to tell stories of inclusion and experiences of living with a disability
**1.1.2** Update and increase useability of the 'Inclusive Shoalhaven holidays' page to raise awareness of accessible tourism
**1.1.3** Increase image and video library of diverse people available for use in Council documents/ material

### 1.2 Improve awareness of Council's inclusion initiatives and existing services

**1.2.1** Create a comprehensive (one-stop-shop) SCC webpage to link all accessible Council services
**1.2.2** Improve how Council uses the Annual report to raise community awareness of our inclusion work
**1.2.3** Raise awareness of IAAG and their work within the Shoalhaven community

### 1.3 Deliver training and consult the community to improve skills and understanding of Council staff and Councillors

**1.3.1** Deliver training for front line staff and Councillors on disability awareness and education
**1.3.2** Consult the community about their perceptions and understanding of neurodiversity to inform future work to make the Shoalhaven neurodiverse friendly

### 1.4 Encourage businesses to improve inclusion through improved understanding of disability

**1.4.1** Deliver a campaign to recognise inclusive businesses in the Shoalhaven

# 1

## Create Positive Attitudes and Behaviours Within Community

### The steps we will take

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### 1.4 Encourage businesses to improve inclusion through improved understanding of disability

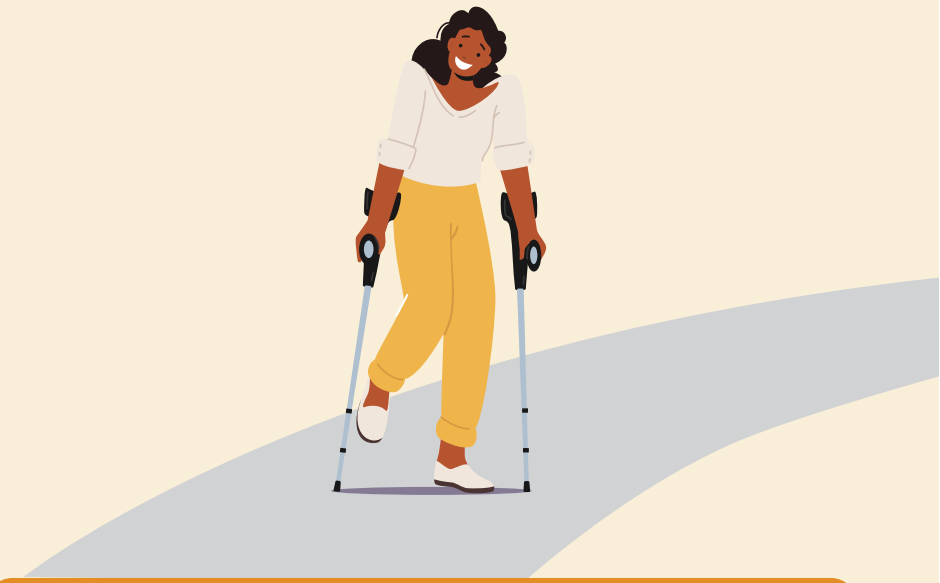
**1.4.1** Advocate for all applicant businesses to address inclusion as part of the Shoalhaven business awards assessment

2

# Create Accessible and Liveable Communities

**The steps we will take**

Creating liveable community for people with disabilities is more than modifying the existing physical world. These actions are what Council will do to make our community more accessible.



Outcome

**Create a community where people with disability can participate by improving access to places and activities**

## 2.1 Improve kerbs, pathways, and ramps throughout the Shoalhaven

**2.1.1** Prepare an updated Pedestrian Access and Mobility Plan (PAMP) and ranking criteria to identify projects that need action and funding to address access improvements
**2.1.2** Use the Pedestrian Access and Mobility Plan (PAMP) and ranking criteria to deliver projects that improve access
**2.1.3** Use an annual IAAG workshop to seek input on kerb ramp projects to improve accessibility
**2.1.4** Use kerb ramp budget to deliver priority kerb ramp projects, including those identified by annual committee workshop

## 2.2 Increase access to inclusive parks that are designed to support use by people with disability

**2.2.1** Inspect and review destination and regional parks for the need for fenced areas to make inclusive parks friendlier to parents and careers with children and people with disability
**2.2.2** During refurbishment and renewal projects, budget is allocated to make inclusive parks friendlier to parents and careers with fenced areas for children and people with disability
**2.2.3** Development/redevelopment of destination parks will include inclusive and accessible playgrounds
**2.2.4** Formalise an accessibility advocate to be involved in the development of tenders & RFQ's for playgrounds
**2.2.5** All new masterplans will make social infrastructure inclusive for people living with a disability

## 2.3 Provide inclusive events for the whole community

**2.3.1** Develop and use resources that support Council to plan accessible events
**2.3.2** Develop and use resources that support the community to plan accessible events
**2.3.3** Include accessibility information in the promotion of events
**2.3.4** Seek community feedback to evaluate Community Connections events for venue and event accessibility
**2.3.5** Update the event policy to encourage improved accessibility for events in the Shoalhaven

## 2.4 Improve accessibility in Council buildings

**2.4.1** Conduct accessibility audits of priority Council buildings and use existing asset maintenance and renewal budgets to upgrade
**2.4.2** For all new publicly accessible buildings, accessibility feedback on the design will be sought from the Inclusion & Access Advisory Group (IAAG)

## 2.5 Improve accessibility in the community

**2.5.1** Review development controls in Shoalhaven DCP with a view to improving accessibility outcomes and implement amendments to Shoalhaven DCP with support from Council. This aims to improve availability and quality of accessible housing in the Shoalhaven in the long-term
**2.5.2** Work with Transport for NSW to improve accessible transport in the Shoalhaven
**2.5.3** Support the IAAG to provide advice on accessible parking requests from the community to the Traffic Committee

3

# Improve Access to Our Systems and Processes

## The steps we will take

Accessing services is hard, that's why Council is working to make it easier for the community. Take a look at the actions we will take to make getting information easier, and making access to services easier.

**Outcome**

**Provide equitable access to services and information by ensuring Council systems and processes are inclusive for people with disability and address barriers to access**

### 3.1 Improve useability of Council websites

**3.1.1** Upgrade the foundations of our website technology and use improved capability to improve all Council websites to meet Web Content Accessibility Guidelines 2.1 AA standards
**3.1.2** Create a framework for the transition to online accessible forms
**3.1.3** Deliver training for content author staff to understand accessibility standards and improve digital inclusion

### 3.2 Improve inclusion in advisory committees and community engagement and events

**3.2.1** Improve inclusion and accessibility of Council's community engagement activities by ensuring the Engagement Strategy reflects best practice
**3.2.2** Add agenda item for relevant advisory committee meetings to review and improve inclusion
**3.2.3** Add agenda item to review and improve inclusion for project planning meetings for teams that deliver community events/engagement and plan social infrastructure

### 3.3 Improve consideration of social outcomes in procurement processes

**3.3.1** Use the procurement policy review to improve consideration of social and sustainability outcomes in procurement processes. This aims to improve the ability of Council teams to consider social outcomes of potential suppliers, such as disability employment by social enterprises

4

# Support Access to Meaningful Employment

## The steps we will take

Council recognises the challenges of finding employment for people living with a disability. That is why Council have set a goal to remove those barriers when applying and working for Council, and to help Shoalhaven businesses improve employment opportunities for people living with a disability.

**Outcome**

**Improve access to employment for people with a disability in the Shoalhaven**

### 4.1 Provide an accessible recruitment and onboarding process for new Council employees

**4.1.1** Review the employment application process for accessibility and raise awareness of available support and alternative processes
**4.1.2** Provide training on disability awareness to teams where a person with a disability has been recruited

### 4.2 Develop inclusive work experience and employment opportunities for people with disability

**4.2.1** Actively promote work experience, traineeships, and volunteer roles to people with disability
**4.2.2** Engage with Council teams to identify and support development of opportunities for people with disability, including work experience, traineeship, volunteer and employment rolls, and project work
**4.2.3** Identify or create inclusive employment opportunities, including through use of flexible working arrangements and by partnering with disability employment providers for identified roles
**4.2.4** The tender evaluation process for providers of trainee and apprentice programs will include criteria to consider improvement of opportunities for people with disability

### 4.3 Support Shoalhaven businesses to employ people with disability

**4.3.1** Provide resources to businesses to raise awareness of benefits of, and supports for employing people with disability



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# Monitoring and Evaluation

How will we know if are making a difference? We will use the following indicators to report on our priorities to ensure we are measuring our achievement for an inclusive Shoalhaven 2022-2026.

## Positive Attitudes and Behaviours Within Community

| Indicator | How we measure success |
|---|---|
| **1.1** Deliver activities to improve community awareness and understanding of disability | • Initiatives delivered<br>• Engagement data |
| **1.2** Improve awareness of Council's inclusion initiatives and existing services | • Engagement data<br>• Evidence of process change<br>• Initiatives delivered |
| **1.3** Deliver training and consult the community to improve skills and understanding of Council staff and Councillors | • Participation data<br>• Initiatives delivered<br>• Evidence of process change |
| **1.4** Encourage businesses to improve inclusion through improved understanding of disability | • Evidence of process change |

## Create Accessible and Liveable Communities

| Indicator | How we measure success |
|---|---|
| **2.1** Improve kerbs, pathways, and ramps throughout the Shoalhaven | • Evidence of policy change<br>• Initiatives delivered |
| **2.2** Increase access to inclusive parks that are designed to support use by people with disability | • Initiatives delivered<br>• Evidence of process change |

| | |
|---|---|
| **2.3** Provide inclusive events for the whole community | • Initiatives delivered<br>• Evidence of process change<br>• Engagement data |
| **2.4** Improve accessibility in Council buildings | • Initiatives delivered<br>• Evidence of process change |
| **2.5** Improve accessibility in the community | • Evidence of policy change<br>• Initiatives delivered<br>• Participation data |

## Improve Access to our systems and processes

| Indicator | How we measure success |
|---|---|
| **3.1** Improve useability of Council websites | • Engagement data<br>• Evidence of process change<br>• Participation data |
| **3.2** Improve inclusion in advisory committees and community engagement and events | • Evidence of policy change<br>• Evidence of process change |
| **3.3** Improve consideration of social outcomes in procurement processes | • Evidence of policy change |

## Support Access to Meaningful Employment

| Indicator | How we measure success |
|---|---|
| **4.1** Provide an accessible recruitment and onboarding process for new employees | • Evidence of process change<br>• Participation data |
| **4.2** Develop inclusive work experience and employment opportunities for people with disability | • Initiatives delivered<br>• Evidence of policy change |
| **4.3** Support Shoalhaven businesses to employ people with disability | • Initiatives delivered |

# Delivering the Plan

### Governance

The Disability Inclusion Action Plan is owned by all Councillors, Executive Team, and staff. A project control group will oversee Council's ongoing implementation of this plan.

### Delivery and implementation

The actions of the Plan will be included in the Integrated Planning and Reporting Framework by including them in Council's Delivery Program & Operational Plan. Progress on the Plan will be monitored by managers across Council.

### Monitoring and evaluation

An evaluation framework has been developed to measure change. Council will collect and report on the implementation of the Plan.

### Reporting

Each year Council will update the community on the progress of the Plan through our annual report. Council will provide a copy of this report to the NSW Disability Council.

### Ongoing engagement and review

Council will continue to engage with community to ensure we are working towards an inclusive Shoalhaven and will review the Plan in 2026 to continue to guide Council into the future.

# Funding the Plan

Several actions in the Plan focus on improving the way we do things, these actions will not cost additional money, as the attention will be on Council working in more inclusive ways.

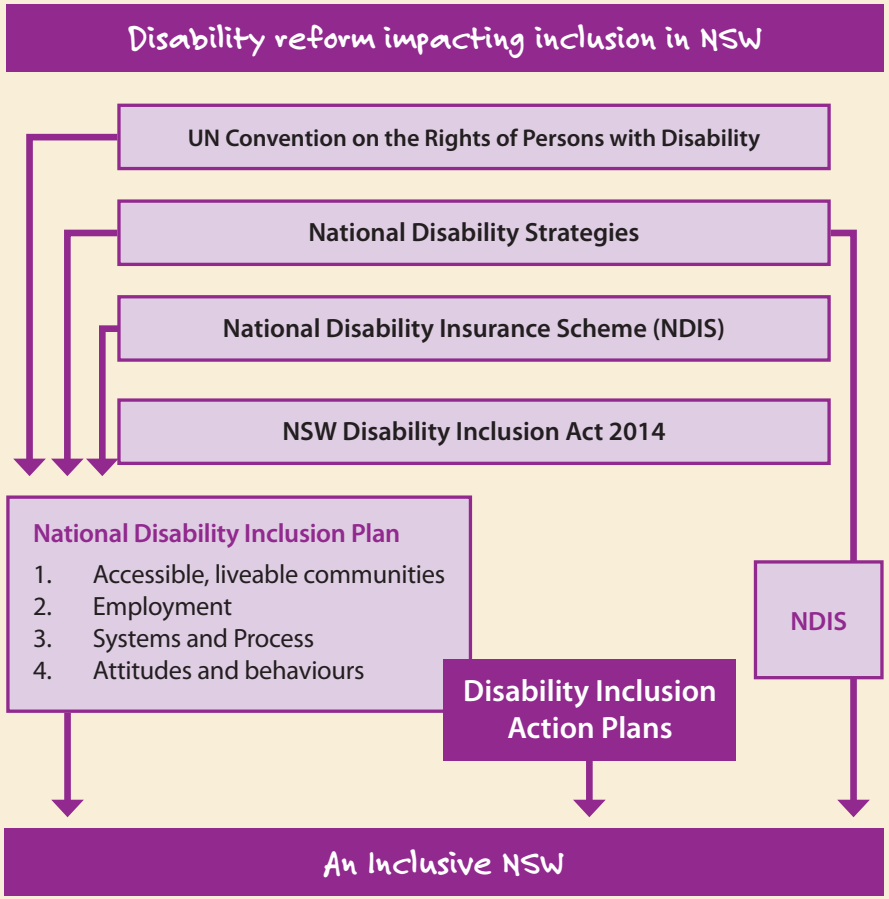
Some actions within the Plan will require additional funds to implement, these relate to upgrading existing facilities and building more inclusive infrastructure. The funds to deliver these actions will be allocated through the annual budget process where possible and may require Council to apply for external grant funding to achieve.

# Legislative & policy

People living with a disability, their families, carers, and those who support them have a legal right to access service, and facilities. These rights are part of State and Commonwealth policy and legislation which makes it illegal to discriminate against a person with a disability.

Legislation and National Standards that inform Shoalhaven City Council's work

- United Nations Convention on the Rights of Persons with Disabilities 2008 (UNCRPD)
- National Disability Strategy 2010 – 2020 (NDS)
- NSW Ageing and Disability Commissioner Act 2019
- NSW Disability Inclusion Act 2014 (DIA)
- Commonwealth Disability Discrimination Act 1992 and related Disability Standards for Education (2005) and Access to Premises – Buildings (2010)
- National Disability Insurance Scheme Act 2013 (NDIS)
- NSW Anti-Discrimination Act 1977
- NSW Government Sector Employment Act 2013
- Disability Discrimination Act 1992 (Disability (Access to Premises – Building) Standards 2010
- Disability Inclusion Regulation 2014



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# Thank you

On behalf of all staff here at Council and our Executive Management Team, we would like to thank the Shoalhaven community for taking part in the development of the Plan. With your input, we were able to develop this Plan for Council to continue the work of building an inclusive Shoalhaven, where people living with disability can participate fully in our community and in life.

**Stephen Dunshea,**
**Chief Executive Officer**

**Jane Lewis,**
**Director - City Lifestyles**

**James Ruprai,**
**Director - City Development**

**Kevin Voegt,**
**Director - City Performance**

**Carey Mcintyre,**
**Director - City Futures**

**Paul Keech,**
**Director - City Services**

**Robert Horner,**
**Executive Manager -**
**Shoalhaven Water**

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Shoalhaven City Council

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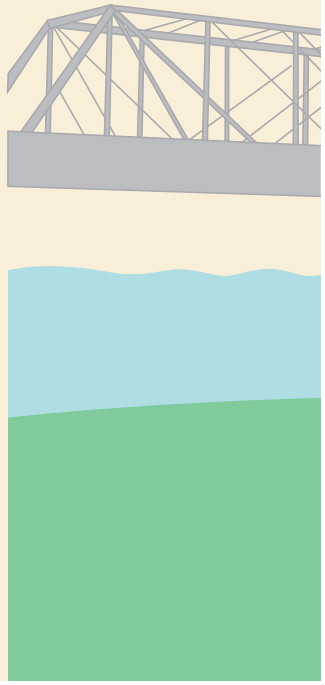
**1300 293 111**

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