

Hawkesbury Shire Council

BUSINESS PAPER

Minutes of the Special Meeting of the Council of the Shire of Hawkesbury held at the Council Chambers, Windsor, on Monday, 9th December, 1985 commencing at 7.52 p.m.

PRESENT: Councillor G.G.Michael, Shire President and Councillors F.Y.Denne, P.A.Dunn, S.E.Durrington, J.J.Horrex, J.R.McMahon, J.E.Nicholson, R.F.Rotherham, A.B.Sheridan, C.J.Stanley, F.S.Stevens and R.P.Stubbs.

CONSIDERATION OF 1986 ESTIMATES OF INCOME AND EXPENDITURE -
ALL FUNDS. E77/4

Moved by Councillor Dunn seconded by Councillor Stevens that the Estimates of Income and Expenditure as presented, incorporating the alterations embodied in the Shire Clerk/General Manager's Supplementary Report, be adopted.

An amendment was moved by Councillor McMahon seconded by Councillor Horrex against the recommendation in so far as it affects the Rural Rate and that that section dealing with Rural Rating which decreases from 37% to a 25% reduction be deleted.

The Shire President foreshadowed a further amendment seconded by Councillor Stubbs that the General Rate be increased by 8% and the Rural Rate reduction be 8% in addition to the General Rate, giving a Rural Rate of 71.2% of the General Rate, with the subsequent saving of \$139,189 being expended on rural roads construction.

The amendment was lost.

The foreshadowed amendment then became the amendment which was put and lost.

The motion was then put and lost.

Moved by Councillor McMahon seconded by Councillor Rotherham that the Estimates of Income and Expenditure as presented be adopted but the Rural Rate remain at 63% of the General Rate and appropriate alterations be made to the Estimates of Expenditure as a result of the resulting short-fall in income.

The Shire President ruled the motion out of order in accordance with the provisions of Section 25 of Ordinance I of the Local Government Act, 1919.

Moved by Councillor Stevens seconded by Councillor Stubbs that the Estimates of Income and Expenditure as presented be adopted with the reduction of the Rural Rate percentage from 63% to 70% of the General Rate and that the amount raised by that increase be attributed to Rural Roads construction.

657 AN AMENDMENT was moved by Councillor Rotherham seconded by Councillor McMahon that the Estimates of Income and Expenditure as presented, incorporating the alterations embodied in the Shire Clerk/General Manager's Supplementary Report, be adopted, with the reduction of the Rural Rate percentage being changed from 70% to 64%, and that the amount raised by that increase be attributed to Rural Roads construction.

The amendment was carried.

The amendment then became the motion which was put and carried.

The meeting terminated at 9.16 p.m.

Submitted to and confirmed at the meeting of Council held on
Tuesday, 14th January, 1986.

.....President

Minutes of the Special Meeting of the Council of the Shire of Hawkesbury held at the Council Chambers, Windsor, on Tuesday, 10th December, 1985 commencing at 7.30 p.m.

PRESENT : Councillor G.G.Michael, Shire President and Councillors F.Y.Denne, P.A.Dunn, S.E.Durrington, J.J.Horrex, J.R.McMahon, J.E.Nicholson, R.F.Rotherham, A.B.Sheridan, C.J.Stanley, F.S.Stevens and R.P.Stubbs.

Pastor G.Chatfield on behalf of the Hawkesbury Ministers Fraternal, read the opening prayer at the commencement of the meeting.

NOTICE OF RESCISSION MOTION.

By Councillors S.E.Durrington, F.S.Stevens and C.J.Stanley.

Moved by Councillor Stevens seconded by Councillor Stanley that the motion relating to the Estimates of Income and Expenditure for 1986 and being :

"That the Estimates of Income and Expenditure as presented, incorporating the alterations embodied in the Shire Clerk/General Manager's Supplementary Report, be adopted, with the reduction of the Rural Rate percentage being changed from 70% to 64%, and that the amount raised by that increase be attributed to Rural Roads construction,"

be rescinded.

The rescission motion was lost.

The meeting terminated at 8.22 p.m.

Submitted to and confirmed at the meeting of Council held on 14th January, 1986.

.....President

Minutes of the Meeting of the Council of the Shire of Hawkesbury, held at the Council Chambers, Windsor on 10th December, 1985, commencing at 8.22 p.m.

PRESENT: Councillor G.G. Michael, President, and Councillors F.Y. Denne, P.A. Dunn, S.E. Durrington, J.J. Horrex, J.R. McMahon, J.E. Nicholson, R.F. Rotherham, A.B. Sheridan, C.J. Stanley, F.S. Stevens and R.P. Stubbs.

CONFIRMATION OF MINUTES

- 658 RESOLVED on the motion of Councillor Nicholson seconded by Councillor McMahon that the Minutes of the Ordinary Meeting of Council held on 12th November, 1985, having been circulated amongst the members of Council be confirmed.

PRESIDENTIAL MINUTE

Traffic Conditions - Windsor

As the result of representations made, the following advice has been received today from the Department of Main Roads:

"Firstly might I apologise for not replying to your letter of 14 October, 1985, earlier. However, as requested in your letter I have examined traffic conditions at Windsor and considered options available to overcome the problems in Macquarie Street - McGraths Hill area.

The major problem is the queueing of traffic across McGraths Flat and it would appear that this is being caused by a lack of capacity through the signals at Pitt Town Road. Work is programmed to commence early in 1986 on the construction of a second lane for eastbound traffic on the approach to the signals as shown on the attached plan. It is expected that when the work is completed there will be a significant increase in traffic through the signals and so reduce queues across McGraths Flat.

The improvement to the signposting in Richmond as suggested has also been considered and you are no doubt aware has been discussed at Windsor Traffic Committee Meetings. Plans prepared for the signposting scheme provide for signs indicating the direction to Sydney through Windsor as well as through Blacktown. Once finalised the signposting system could be implemented immediately.

Council was advised by letter of 28 September, 1982, that the plans for work across McGraths Flat will be directed towards the ultimate provision of a four lane road at a pavement height of 8.2 metres. The first work in this regard will be the replacement of the timber beam bridge at the southern end of the Flat. It is considered that four lanes across the McGraths Flat will provide sufficient traffic capacity in the area for many years. Plans for this work are being prepared but construction will depend on the availability of funds.

I trust that this answers your enquiry. Should you require any additional information or wish to discuss any matters please do not hesitate to contact me."

- 659 RESOLVED on the motion of Councillor Stubbs seconded by Councillor Stanley that the information be received.

NOTICE OF MOTION

By Councillor C.J. Stanley

- 660 1. RESOLVED on the motion of Councillor Stanley seconded by Councillor Durrington that, in conjunction with the Department of Main Roads, Council staff prepare a report on the traffic congestion that occurs in the Macquarie/Bridge Streets location and that the report address the capacity of Bridge Street and the South Creek Bridge and the future potential for widening in this location.
- 661 2. RESOLVED on the motion of Councillor Stanley seconded by Councillor Denne that Council adopt the principle of establishing a foundation for excellence in junior sport. The foundation to comprise membership from Service Clubs, local business houses and Council. The foundation would offer forms of encouragement to junior sportspersons within the Shire.

At the initial stage, in order to establish the necessary administrative framework, it is suggested a Council Officer liaise with the various organisations and later an honorary co-ordinator be invited to look after the ongoing functions.

GENERAL PURPOSE COMMITTEE MEETING - 26TH NOVEMBER, 1985

SECTION 1 - WORKS

CORRESPONDENCE - ITEM 4 - W. WILSON - DEED OF AGREEMENT RELEVANT TO COMPLETION OF ROADWORKS. S83/80

Councillor Horrex declared an interest in this matter.

SECTION 2 - DEVELOPMENT

DEVELOPMENT APPLICATIONS - ITEM 4 - S. & L. CALABRESE - SUITES 1 & 2, FIRST FLOOR, LOT 1 DP 552413 CNR. GEORGE & ARGYLE STREETS, SOUTH WINDSOR - PLACE OF PUBLIC AMUSEMENT - USE OF COMMERCIAL PREMISES AS A 'BILLIARDS CLUB'. DA 407/85

See Minute No. 701.

SHIRE PLANNER'S REPORT - ITEM 1 - SAND EXTRACTION - PITT TOWN. E78

662 RESOLVED on the motion of Councillor Stubbs seconded by Councillor Stevens that Council:

1. Support the preparation of a land use management plan prior to the preparation of a local environmental plan.
2. Endorse the formation of a Committee comprised of representatives from the following:
Hawkesbury Shire Council
Department of Environment and Planning
Department of Mineral Resources

The purpose of the Committee would be to liaise with the proponents and relevant government authorities during the course of the preparation of the Land Use Management Examination.

3. Advise the Department of Environment and Planning and the Department of Mineral Resources of the above.
4. A report be brought forward on the possibility of the extraction being managed by Council.

SHIRE PLANNER'S REPORT - ITEM 5 - MOTOR SHOWROOM AND ASSOCIATED FACILITIES, LOT 6 DP 634414 AND PART PORTION 173, PARISH OF ST. MATTHEW - CORNER WINDSOR AND CURTIS ROADS. DA 326/84

Councillor Horrex declared an interest in this matter.

SECTION 3 - FINANCE

CORRESPONDENCE - ITEM 2 - TORTUGA PROPERTIES PTY. LIMITED - PEDESTRIAN ACCESS - WINDSOR MALL TO WINDSOR TOWN CENTRE. DA 409/84

The Shire Clerk advised that discussions had since taken place with the owner, and as a result of these discussions he recommended a change to Part 3 of the General Purpose Committee's recommendation.

663 RESOLVED on the motion of Councillor Stevens seconded by Councillor Rotherham that:

1. Council vote \$1,200 for creation of a temporary access point from the Windsor Town Centre shopping development to the laneway adjacent to No. 123 George Street, Windsor. The cost to be offset by proceeds of the sale of land to Tortuga Properties Pty. Limited. The work to be commenced following the General Purpose Meeting of Council.
2. Council agree to the acquisition of Part Lot C DP 88633 from Mr. S.M. and Mrs. H.A. Jackson for \$4,000 with Council to be liable for reasonable survey, subdivision and legal fees.

3. Council agree to the acquisition of Part Lot 10 DP 619792 from Mr. L. and Mrs. M.D. Cavicchia for \$4,000, with Council to be liable for reasonable survey, subdivision and legal fees. Council to also be responsible for relocation of the existing toilet and any associated fencing costs if this work is deemed necessary.
 4. All necessary documents to be completed under Seal of Council.
- 664 RESOLVED on the motion of Councillor Stanley seconded by Councillor Stevens that the report of the General Purpose Committee Meeting held on 26th November, 1985, as recorded on pages 1 to 20 of the Minutes of the General Purpose Committee be adopted with the exception of:

Section 2 - Development

Development Applications - Item 4 - S. & L. Calabrese - Suites 1 & 2, First Floor, Lot 1 DP 552413 Cnr. George & Argyle Streets, South Windsor - Place of Public Amusement - Use of Commercial Premises as a 'Billiards Club'. DA 407/85

Shire Planner's Report - Item 1 - Sand Extraction - Pitt Town. E78

Section 3 - Finance

Correspondence - Item 2 - Tortuga Properties Pty. Limited - Pedestrian Access - Windsor Mall to Windsor Town Centre. DA 409/84

SHIRE CLERK/GENERAL MANAGER'S REPORT

FINANCE AND ADMINISTRATION

CORRESPONDENCE

1. LIVERPOOL CITY COUNCIL - HAWKESBURY/NEPEAN/GEORGES RIVER ANTI AIRPORT COMMITTEE. A4/3

- 665 RESOLVED on the motion of Councillor Stubbs seconded by Councillor Durrington that Liverpool City Council be advised that Council has no objection to the Secretariat and that consideration of nomination of delegates be deferred pending a decision being announced by the Government.

2. THE ROYAL NEW SOUTH WALES INSTITUTE FOR DEAF AND BLIND CHILDREN - 1986 APPEAL. A7

666 RESOLVED on the motion of Councillor McMahon seconded by Councillor Rotherham that approval be granted.

3. RICHMOND AND DISTRICT CHAMBER OF COMMERCE - 1985 CHRISTMAS PROMOTION AND TOWNSHIP DECORATION. A7/21

667 RESOLVED on the motion of Councillor Stubbs seconded by Councillor Stanley that:

1. Council make a financial contribution to the Richmond and District Chamber of Commerce on a dollar for dollar basis up to a maximum cost of \$1,000 to assist in the 1985 Christmas promotion and township decoration.
2. Council provide assistance to the Windsor Chamber of Commerce in erection of banners for the 1985 Christmas promotion to a maximum cost of \$1,000, with the Chamber to be responsible for any costs incurred by Council above that amount.

4. COUNCILLOR R.F. ROTHERHAM - RESIGNATION FROM WSROC. W275/9

668 RESOLVED on the motion of Councillor Stubbs seconded by Councillor Stevens that the resignation be accepted, and the Shire Engineer be nominated as the delegate providing that the nomination is approved by WSROC.

5. NATIONAL AUSTRALIA BANK - RENEWAL OF LOAN NO. 225. B23/31

669 RESOLVED on the motion of Councillor Stubbs seconded by Councillor Denne that the offer be accepted and an application be made to the Minister for approval to raise the loan and the Seal of Council be affixed to the application and mortgage documents.

6. COMMONWEALTH BANK OF AUSTRALIA - RENEWAL OF LOANS 113, 114 & 134. B23/31

670 RESOLVED on the motion of Councillor Durrington seconded by Councillor Stubbs that the offer be accepted and an application be made to the Minister for approval to raise the loan and the Seal of Council be affixed to the application and mortgage documents.

7. NORTH RICHMOND COMMUNITY CENTRE MANAGEMENT COMMITTEE - FEES AND CHARGES 1986. C45/30

- 671 RESOLVED on the motion of Councillor Nicholson seconded by Councillor Stubbs that Council endorse the fee structure submitted by North Richmond Community Centre Management Committee for use of the Meeting Rooms, Foyer and Halls in the North Richmond Community Centre commencing 1st January, 1986.

REPORTS

1. CONTRACTS AND DOCUMENTS FOR EXECUTION. S13/18

- 672 RESOLVED on the motion of Councillor Stubbs seconded by Councillor Sheridan that the Seal of Council be affixed to the undermentioned document:

Transfer - R.S.L. Homes Trust - off March Street, Richmond.

2. COMMUNITY EMPLOYMENT PROGRAMME (CEP) PROJECTS. G95/30

- 673 RESOLVED on the motion of Councillor Stevens seconded by Councillor Stubbs that Council submit an application for a programme of \$214,000 for the following projects:

Australiana Pioneer Village	- \$70,000
Curator, Hawkesbury Museum	- \$32,000
Easy Access Garden	- \$25,000
Administration Services	- \$87,000

Councillor Horrex asked if some re-organisation of the programme could be made to include the Navua Reserve.

The Shire Clerk advised that the Navua Reserve would be included in the next CEP programme priorities for consideration.

3. RURAL RATE APPEAL - MR. A. & MRS. P.G. YORK. 2249c

- 674 RESOLVED on the motion of Councillor Stevens seconded by Councillor Denne that representations be made to the Minister for Local Government requesting an amendment to Section 118(7) of the Local Government Act, 1919, to alter the prescribed period for lodging rural rate appeals to within 30 days of the Council decision to refuse the rate.

4. COMMUNITY ARTS OFFICER'S REPORT - NOVEMBER

- 675 RESOLVED on the motion of Councillor Stevens seconded by Councillor Stubbs that the report be received.

5. STAFF MATTERS - RESIGNATIONS. S81/8P

- 676 RESOLVED on the motion of Councillor Sheridan seconded by Councillor Stubbs that the resignation be received with regret, and a reference be provided under Seal of Council.

6. HAWKESBURY FAMILY DAY CARE MONTHLY REPORT - NOVEMBER, 1985

- 677 RESOLVED on the motion of Councillor Stubbs seconded by Councillor Nicholson that the report be received.

7. APPLICATION FOR ANNUAL LEAVE - SHIRE CLERK/GENERAL MANAGER. S1/8P

- 678 RESOLVED on the motion of Councillor Stubbs seconded by Councillor Rotherham that leave be granted.

8. MUSEUM AND INFORMATION CENTRE COMMITTEE. T4/4

- 679 RESOLVED on the motion of Councillor Horrex seconded by Councillor Stevens that Councillor Stubbs be appointed as representative to the Museum and Tourist Information Centre Committee.

9. REPORTS, MINUTES ETC. OF OTHER COMMITTEES AND ORGANISATIONS. C50/3

- 680 RESOLVED on the motion of Councillor Stevens seconded by Councillor Stubbs that the report be received.

10. PROPOSED LEASE - WEST MARKET STREET, RICHMOND. P155/8

- 681 RESOLVED on the motion of Councillor Stubbs seconded by Councillor Sheridan that a lease agreement be granted to Mr. Van Delkou (Conserve No. 210 Pty. Ltd., Inalls Lane, Richmond) for rental of \$1 per year subject to all insurances being maintained indemnifying Council against all claims and the Seal of Council be affixed to all documents.
- 682 RESOLVED on the motion of Councillor Stubbs seconded by Councillor Denne that a letter be forwarded to the Australian Gaslight Company asking the Company to investigate the possibility of extending the gas service to the towns of Richmond, North Richmond and other areas within the Shire.

11. FEES AND CHARGES - 1986. M123

- 683 RESOLVED on the motion of Councillor Sheridan seconded by Councillor Rotherham that the proposed fees and charges for 1986, as presented, be adopted.

12. TOURIST INFORMATION CENTRE SITE. C52/5

684 RESOLVED on the motion of Councillor Stanley seconded by Councillor Durrington that Steven Larkin be advised that:

1. Council agrees with the principle of the development of the land adjoining the Tourist Information site as a fauna park with associated refreshment facilities.
2. Council is prepared to lease or sell the site at an appropriate valuation.
3. Such lease or sale would be dependent upon the development taking place within a period of two years. Alternatively the site being offered at first option for resale to the Council at the sale price or market value, whichever is the lower.
4. Further details of the site development, including its administration being submitted.
5. Negotiations with the Shire President and Shire Clerk/General Manager with regard to the above items and these being submitted to a further meeting of Council for final determination.

13. PROPOSED OFFICE BLOCK - WINDSOR. FILE C52/1, 2470w

685 RESOLVED on the motion of Councillor Durrington seconded by Councillor Stubbs that Council proceed with the development of land on Macquarie Street, Windsor, by the construction of an office block based on the proposal submitted by the McNamara Group of Companies and the Commonwealth Bank of Australia; Council exercise the option to purchase the land from the Sisters of the Good Samaritan, and all documents be completed under the Seal of Council.

14. REPORTS REQUESTED BY COUNCILLORS

686 RESOLVED on the motion of Councillor Stubbs seconded by Councillor Stanley that the report be received subject to the addition of the report requested at the Ordinary Meeting on 12th November, 1985, on the Castlereagh Expressway.

15. RURAL RATING - 1985 - PART LOT B GROSE WOLD ROAD, GROSE WOLD. 2249C

687 RESOLVED on the motion of Councillor Durrington seconded by Councillor Nicholson that:

1. Mr. A. and Mrs. P.G. York be advised that Council is not prepared to make an ex-gratia payment in lieu of rural rating for the 1985 rating year.

2. A submission on rural rating be prepared and forwarded to the Minister for Local Government.

ENGINEERING

CORRESPONDENCE

1. GUTTERIDGE HASKINS & DAVEY - SEWERAGE FACILITIES FOR FRINGE COMMUNITIES. 200

- 688 RESOLVED on the motion of Councillor Stubbs seconded by Councillor Durrington that the report be received.

2. MR. P. ROBERTS - OPERATION OF WINDSOR MARINE STADIUM. 625-205

- 689 RESOLVED on the motion of Councillor Rotherham seconded by Councillor Durrington that Mr. P. Roberts' contract be extended for a further period of 12 months.

3. A.S. BARRON AND, P.E. POPE - VEHICULAR FERRY OPERATION, WISEMANS FERRY. F81/1

- 690 RESOLVED on the motion of Councillor Sheridan seconded by Councillor Durrington that:

1. The application by A.S. Barron and P.E. Pope to extend the existing contract for a further twelve months under the existing terms and conditions be recommended to the Department of Main Roads for approval.
2. Subject to the approval of the Department of Main Roads to the extension, the necessary documents be completed under the Common Seal of Council.

REPORTS

1. SUBDIVISIONS APPROVED UNDER DELEGATED AUTHORITY

- 691 RESOLVED on the motion of Councillor Stubbs seconded by Councillor Durrington that the report be received.

2. KERB AND GUTTER CONSTRUCTION. 665-2342; 665-2313

- 692 RESOLVED on the motion of Councillor Sheridan seconded by Councillor Stubbs that the work proceed.

3. PUBLIC WORKS

- 693 RESOLVED on the motion of Councillor Stubbs seconded by Councillor Nicholson that the report be received.

4. BLIGH PARK ESTATE. P160/46/A

- 694 RESOLVED on the motion of Councillor Stubbs seconded by Councillor Durrington that the report be received.

5. SUBDIVISION APPLICATION - CHAMPION REAL ESTATE PTY. LTD. - LOT 2 DP 207735 AND PORTIONS 68 & 150 PARISH OF MERROO, BLAXLANDS RIDGE ROAD, KURRAJONG. SUBDIVISION TO CREATE 17 RURAL ALLOTMENTS. S85/100

- 695 RESOLVED on the motion of Councillor Nicholson seconded by Councillor Sheridan that the application to subdivide Lot 2 DP 207735 and Portions 68 and 150 Parish of Merroo fronting to Blaxlands Ridge Road and to the reserve road along Weatherboard Ridge including improvement to that road be approved subject to:

- 1-5. Standard conditions (subdivisions) i, ii, iii, v and vii.
- 6-10. Standard conditions (road opening) i, ii (rural), iv, v (Weatherboard Ridge Road), and vi.
11. The compliance with conditions of Development Consent 374/1985 dated 6th September, 1985.
12. The dedication of land for corner or curve improvement on proposed lots 5, 7/8, 8/9, 9/10 or at such alternative positions as may be satisfactory to the Shire Engineer. The splay on Lot 5 shall be increased to 6m.
13. That earnest negotiations be held with the owner of Lot 1 DP 207725 in an attempt to obtain land for a corner splay.
14. The dedication in vicinity of Lots 10 and 11 of sufficient land to construct a sealed turning circle having minimum radius of 12m together with standard shoulder and sufficient space for roadside drainage.
15. The pavement design shall be based upon geotechnical investigation/report and this information be submitted with and form part of the design proposal.
16. That the final pavement course be compacted to 100% standard density and test results be lodged prior to application of seal which shall consist of:

1st coat - 1.1 litres/sq m	20mm aggregate	50 sq m/T
2nd coat - 1.65 litres/sq m	10mm aggregate	85 sq m/T
17. The lodgement of transparent Work as Executed plans.
18. The creation of "easement for drainage" 4m wide and 10m long wherever under road culverts or mitre drains discharge onto the land.
19. The creation of a "Right of Carriageway" for Bush Fire Suppression and Control to Benefit Hawkesbury Shire Council, and burden Lot 12 (or 13). This is to extend between Weatherboard Ridge Road and a convenient point on the western boundary of Lot 12 (or 13) and follow a practical route as near as possible to the northern boundary of Lot 12.

20. All work is to be carried out to the requirements of the Shire Engineer.

6. PROPOSED EASEMENT FOR UNDERGROUND MAINS - PROSPECT COUNTY COUNCIL. E74/5

- 696 RESOLVED on the motion of Councillor Stubbs seconded by Councillor Nicholson that Prospect County Council be advised that Council has no objection to the granting of easements and further that the Seal of Council be affixed to the necessary documents.

7. TENDERS FOR PILE DRIVING AND/OR SUPPLY OF PILES FOR WINDSOR WHARF. G95/37, C51/24

- 697 RESOLVED on the motion of Councillor Stanley seconded by Councillor Stubbs that the alternative lump sum tender of \$47,300 of M. Winter Central Wharf & Marine be accepted.

8. GROSE RIVER BRIDGE AND APPROACHES. B24/6

- 698 RESOLVED on the motion of Councillor Dunn seconded by Councillor Stanley that in pursuance of Section 383 of the Local Government Act, 1919, authorisation be given to Council's Agents, Maunsell & Partners Pty. Ltd, and their certified subcontractors, to enter upon Lots 18 and 19 DP 250448, land owned by P.E. and T.M. Bracken, for the purpose of carrying out site investigation surveys associated with the construction of the proposed Grose River Bridge and its approaches.

9. STATE EMERGENCY SERVICE - PURCHASE OF HYDRAULIC SPREADER. S206

- 699 RESOLVED on the motion of Councillor Stanley seconded by Councillor Stubbs that the Hawkesbury Shire State Emergency Service Auxiliary be advised that Council will provide half the cost for the purchase of the Hydraulic Spreader pump and power unit at a cost to Council of \$4,700.

HEALTH AND BUILDING

REPORTS

1. BUILDING APPLICATIONS. B25

- 700 RESOLVED on the motion of Councillor Sheridan seconded by Councillor Stubbs that the report be received.

2. DEVELOPMENT APPLICATION - S. & L. CALABRESE - BILLIARDS CLUB CNR.
GEORGE & ARGYLE STREETS, SOUTH WINDSOR. DA407/85.

Councillor Durrington stated that she had received representations from Mrs. Calabrese who stated that because of the controversy over the proposed development she was quite willing to withdraw the application.

The Shire President advised that it would be necessary for the applicant to write to Council in this regard.

- 701 RESOLVED on the motion of Councillor Sheridan seconded by Councillor Stevens that Development Application 407/85 in the name of S. & L. Calabrese be deferred until such time as more accurate details are submitted.

3. JOINT COUNCILS RIVER COMMITTEE - PROPOSED URBAN RUNOFF STUDY
HAWKESBURY/NEPEAN RIVERS SYSTEM. H100/4

- 702 RESOLVED on the motion of Councillor Stevens seconded by Councillor Sheridan that the Joint Councils River Committee:

- a) be commended on the initiative shown in instigating this worthwhile project, and
- b) be advised that Council is prepared to contribute \$1,000 during 1986 toward its cost.

Moved by Councillor Stubbs seconded by Councillor Sheridan that approaches be made to the State Government with the aim of parts of the Hawkesbury Shire water supply being obtained from Warragamba Dam.

The motion was lost.

4. INTERNATIONAL MALLS CONFERENCE. P160/36

- 703 RESOLVED on the motion of Councillor Stevens seconded by Councillor Denne that the report be received and that a meeting with representatives of the Windsor Chamber of Commerce and Windsor Businessmen's Association be convened on the understanding that Council is not committed to any further contribution to promotional and marketing activities.

5. COUNCIL'S CAR PARKING AREAS. P155/1

- 704 RESOLVED on the motion of Councillor Stubbs seconded by Councillor Denne that:

a) Woodhills Car Park, Richmond

By virtue of the authority given under Sections 270S and 277 of the Local Government Act, as amended, Council impose a 2 hour parking restriction effective between the hours of 8.30am - 5.30pm Mondays to Wednesdays and Fridays; 8.30am - 8.30pm Thursdays and 8.30am - 12.30pm Saturdays over the two central islands depicted on Council Plan No. 1800-6 comprising 98 car parking spaces.

b) The Terrace and Kable Street Car Park, Windsor

By virtue of the authority given under Sections 270S and 277 of the Local Government Act as amended, Council impose a 2 hour parking restriction, effective between the hours of 8.30am - 5.30pm Mondays to Wednesdays and Fridays; 8.30am - 8.30pm Thursdays and 8.30am - 12.30pm Saturdays over the centre island depicted on Council Plan 2300-5 comprising 44 car parking spaces.

c) Council Chambers - Community and Cultural Centre

By virtue of the powers given under Sections 270S and 277 of the Local Government Act as amended, Council impose a "No Parking" restriction on the roadways and accessways including beneath the port-cochere on the northern end of the Community and Cultural Centre.

The penalty applying to offences relating to the restrictions in a), b) and c) above shall be \$20 for each offence and payment to be made within twenty-one (21) days of the notice being affixed to the vehicle.

6. PREMISES LOT 5 RESERVE ROAD, FREEMANS REACH. BA 791/79

- 705 RESOLVED on the motion of Councillor Stanley seconded by Councillor Denne that the report be received.

PLANNINGREPORTS

1. DEVELOPMENT APPLICATION - MR. R.A. NICHOL - LOT 2 DP 703209, LOT 54 DP 232576 PORT ERRINGHI ROAD, EBENEZER - ZONING: RURAL 1(b1) - STAGE 1 TO ESTABLISH SITES FOR 55 CARAVANS, ERECTION OF NEW AMENITIES BLOCK, ERECTION OF MACHINERY SHED/WORKSHOP, WATER STORAGE AND SEWERAGE TREATMENT FACILITIES, INSTALL 2 LANDING PONTOONS AND ESTABLISH A BOAT AND CANOE HIRE SERVICE - STAGE 2 TO ESTABLISH SITES FOR AN ADDITIONAL 15 CARAVANS AND 50 TENT SITES, REBUILD EXISTING KIOSK TO INCLUDE MANAGER'S RESIDENCE, REBUILD EXISTING CABINS TO PROVIDE 8 UNITS. DA 418/84

- 706 RESOLVED on the motion of Councillor Durrington seconded by Councillor Denne that the application for Stages 1 and 2 be approved subject to the following conditions:

- 1-5. Standard conditions 1, 18, 21, 29 and 34.
6. The installation of a package sewerage treatment plant to the satisfaction of the Shire Health Surveyor, such plant to be provided within two years of the date of consent or such earlier time should it be proposed to have more than 60 vans on site.
7. The provision of visitor parking to an all-weather surface to the satisfaction of the Shire Engineer.
8. Internal access roads to be all-weather construction to the satisfaction of the Shire Engineer and to incorporate speed bumps.
9. Submission of plans and specifications relating to the proposed landing pontoons, such plans to be accompanied by evidence of approvals as required by the Department of Public Works, the Lands Department and the Maritime Services Board.
10. Approval of the Maritime Services Board in respect of boat and canoe hire service.
11. The provision of a designated area that is at or above RL 13.9 metres Australian Height Datum, sufficient to accommodate caravans in times of flood.
12. The provision of amenities to the satisfaction of the Shire Health Surveyor.
13. The drainage of all development to the satisfaction of the Shire Health Surveyor.
14. Exterior surfaces of the water storage tank, machinery shed complex and cabins to be of suitable materials and finished in a suitable colour to the satisfaction of the Shire Planner.

2. DEVELOPMENT APPLICATION - M.A. & C.A. FEALY - PORTION 311 PARISH OF WILBERFORCE, NO. 9 CHURCH ROAD, WILBERFORCE - EXISTING GARAGE TYPE STRUCTURE TO BE USED FOR THE ESTABLISHMENT OF A HOME INDUSTRY BEING FOR UPHOLSTERING FURNITURE. DA 509/85

- 707 RESOLVED on the motion of Councillor Sheridan seconded by Councillor Nicholson that the application be approved subject to the following conditions:

- 1-3. Standard conditions (development) 1 (for any alterations), 21 and 32.

3. ERECTION OF A PYLON SIGN - MCDONALDS RESTAURANT, WINDSOR ROAD, VINEYARD.DA279/85.

Moved by Councillor Stubbs seconded by Councillor McMahon that an inspection be carried out.

- 708 AN amendment was moved by Councillor Stevens seconded by Councillor Sheridan that approval be granted for the erection of a standard McDonalds' pylon sign at a point approximately 102 metres from the north western corner of Groves Avenue and for a directional sign on the corner of Groves Avenue and Windsor Road at a point near the southern end of the brick feature wall.

The amendment was carried.

The amendment then became the motion which was put and carried.

4. PROPOSED CARAVAN PARK - RAILWAY ROAD SOUTH, MULGRAVE - C. ROBERTS. DA375/84.

- 709 RESOLVED on the motion of Councillor Stanley seconded by Councillor Stubbs that the information be received.

5. DEVELOPMENT APPLICATION - CENTRAL COAST SHOPPING CENTRES PTY. LTD. - PORTIONS 230 & 339 PARISH OF ST. MATTHEW AND LOT 1 DP 634652 RICHMOND ROAD, CLARENDON - MOTEL COMPLEX CONTAINING A PUBLIC RESTAURANT, CONFERENCE CENTRE AND SEVENTY-ONE MOTEL UNITS. OWNER: HAWKESBURY SHIRE COUNCIL. DA 402/85

- 710 RESOLVED on the motion of Councillor Dunn seconded by Councillor Denne that approval be granted generally in accordance with the submitted plans, subject to compliance with the following conditions:

- 1-12. Standard conditions (DAs) 1, 2 (107), 7, 8, 9, 13, 18, 19, 21, 25, 28 and 29.
13. Submission of a schedule of building materials/textures and colours to the satisfaction of the Shire Planner.
14. Submission of details of proposed advertising signs/structures for the approval of the Shire Planner.
15. The habitable buildings shall be designed to incorporate soundproof materials to the satisfaction of the Shire Health Surveyor and in this respect design criteria is to be submitted by an acoustic consultant along with the building application as required. The applicant's attention is drawn to the requirements of AS 2021 - 1985.
16. A minimum of 2 units shall comply with Part 53.10 and specification 9 of Ordinance 70 - Access and Facilities for Disabled. The whole of the floor containing these units shall have access for disabled.
17. Ingress and egress provisions and internal parking arrangements are to be arranged with regard to existing layback crossings. In this respect a revised plan is to be submitted for consideration and approval by the Shire Planner prior to release of the building plans.

6. DEVELOPMENT APPLICATION - HAWKESBURY CHRISTIAN CENTRE - LOT 1 DP 563820, NO. 41 BRABYN STREET, WINDSOR - PROFESSIONAL CONSULTING ROOMS - CHIROPRACTIC AND NATUROPATHIC PRACTICE IN AN EXISTING DWELLING. DA 521/85

- 711 RESOLVED on the motion of Councillor Sheridan seconded by Councillor McMahon that approval be issued subject to the imposition of the following conditions:

- 1-10. Standard conditions (development) 1, 2 (3 vehicles), 7, 10, 13, 14, 15, 18, 28 and 34.

7. REZONING OF HAWKESBURY VALLEY MOTORS AND ADJOINING SITES FOR COMMERCIAL 3(a) PURPOSES. DA 464/83

- 712 RESOLVED on the motion of Councillor Dunn seconded by Councillor Durrington that Council support a draft local environmental plan to rezone all 3(b) and 8(d) land bounded by the Mall, Baker, Macquarie and Kable Streets to 3(a) and further that the Department of Environment and Planning be advised that in Council's opinion an environmental study is not required prior to preparation of the draft plan.

COUNCIL prepare a development control plan for the land in question.

8. DEVELOPMENT APPLICATIONS APPROVED UNDER DELEGATED AUTHORITY. P160/33

- 713 RESOLVED on the motion of Councillor Durrington seconded by Councillor Nicholson that the report be received.

LIBRARY

CORRESPONDENCE

1. THE LIBRARY BOARD OF WESTERN AUSTRALIA - ABN NATIONAL USER GROUP. L126/16

- 714 RESOLVED on the motion of Councillor Sheridan seconded by Councillor Stubbs that Hawkesbury support in principle the proposal of an ABN National User Group subject to a formula for the effective operation of such a group being developed and that it not duplicate the work of existing groups and committees associated with ABN.

REPORTS

1. PUBLIC LIBRARY STATISTICS 1984. L125/2

- 715 RESOLVED on the motion of Councillor Durrington seconded by Councillor Denne that the information be received.

2. INTER-LIBRARY LOAN STATISTICS. L125/1; L125/16

- 716 RESOLVED on the motion of Councillor Durrington seconded by Councillor Stubbs that this information be received.

SECTION B - LETTERS SUBMITTED FOR INFORMATION

1. WINDSOR PRE-SCHOOL ASSOCIATION - MINUTES. C43/6
2. LOCAL GOVERNMENT AND SHIRES ASSOCIATION - REPORT OF THE NATIONAL INQUIRY INTO LOCAL GOVERNMENT FINANCE. C44/2, L128
3. AUSTRALIAN NUCLEAR FREE ZONES SECRETARIAT - A VITAL HUMAN SERVICE. M135

717 RESOLVED on the motion of Councillor Stanley seconded by Councillor Nicholson that Council be not committed to a contribution.

4. WINDSOR SOUTH PRIMARY SCHOOL - APPRECIATION. A5
5. MINISTERIAL COMMITTEE TO REVIEW THE STRUCTURE OF HIGHER EDUCATION IN WESTERN SYDNEY - APPRECIATION. E70
6. THE HON. R.J. MULLOCK, DEPUTY PREMIER AND MINISTER FOR HEALTH - IMPROVEMENT OF THE HAWKESBURY DISTRICT HOSPITAL. H106
7. RICHMOND & DISTRICT CHAMBER OF COMMERCE. A7/21, P155/12
8. WESTERN SYDNEY REGIONAL ORGANISATION OF COUNCIL - EXTENSION OF ROPES CREEK RAILWAY LINE TO RICHMOND. R185, W275/16
9. LOCAL GOVERNMENT AND SHIRES ASSOCIATION OF N.S.W. - FORESTRY COMMISSION LAND RATING. L128/5
10. AUSTRALIAN BROADCASTING TRIBUNAL - RENEWAL OF LICENCE - 2VTR-FM. C45/11
11. WINDSOR CHAMBER OF COMMERCE - BATE WALLS APPLICATION FOR SAND MINING. A7/20, DA460/84

718 RESOLVED on the motion of Councillor Stevens seconded by Councillor Durrington that a reply be forwarded to the Windsor Chamber of Commerce setting out a brief summary of the Bate Walls development, together with details of environmental damage which is likely to occur with sand extraction.

12. PREMIER'S DEPARTMENT - FUNDING OF PUBLIC LIBRARY SERVICES. L125
13. F. MILL, TEMPLE CITY, CALIFORNIA - APPRECIATION
14. MAYOR OF TEMPLE CITY, COUNCILMAN BILL DENNIS - APPRECIATION
15. LOCAL GOVERNMENT AND SHIRES ASSOCIATION OF N.S.W. - NATIONAL INFRASTRUCTURE FORUM. R190
16. STATE RAIL AUTHORITY OF NEW SOUTH WALES - LEVEL CROSSING AT RACECOURSE ROAD, CLARENDON. R185/11
17. THE OUTWARD BOUND HAWKESBURY CANOE CLASSIC - APPRECIATION. 625-6
18. STEVE, LINDA, STEPHEN, TRISHA AND SEAN NELSON, CALIFORNIA, U.S.A. - APPRECIATION. C50/10/A
19. PRINCIPAL, WINDSOR SOUTH PRIMARY SCHOOL - APPRECIATION. A5
20. TELECOM AUSTRALIA - PRESS RELEASE. T216
21. HAWKESBURY DISTRICT AGRICULTURAL ASSOCIATION - APPRECIATION. A5
22. DEPARTMENT OF LOCAL GOVERNMENT - CIRCULAR NO. 85/38. C44/1; R186
23. LOCAL GOVERNMENT AND SHIRES ASSOCIATION OF N.S.W. - GENERAL CIRCULAR NO. 11/1985. C44/2
24. LIBRARY COUNCIL OF NEW SOUTH WALES - INTEREST SUBSIDY FOR PUBLIC LIBRARIES 1984/85. L125/1
25. URBAN TRANSIT AUTHORITY OF NEW SOUTH WALES - LISTS OF PRIVATE BUS OPERATORS. B26
26. HAWKESBURY DISTRICT EISTEDDFOD SOCIETY - FINANCIAL CONTRIBUTION FROM COUNCIL FOR 1985. A7/2; D64

27. RICHMOND COMMUNITY NURSING HOME - RICHMOND CAROLS BY CANDLELIGHT.
625.202

- 719 RESOLVED on the motion of Councillor Stevens seconded by Councillor Stubbs that letters 1, 2, 4-10 and 12-27 in this section be received and appropriate replies forwarded where necessary.

QUESTIONS WITHOUT NOTICE

Councillor Durrington stated that she had received further representations regarding the use of the Reserve off Avondale Road by trail bikes and asked if the fence could be mended again and the signs re-erected.

Councillor Stubbs stated that he had received a complaint regarding the high grass on the land between Macquarie Street on the eastern side fronting onto Ross Street, which is a fire hazard.

Councillor Stubbs referred to Councillor McMahon's previous request regarding the mill stones on Comleroy Road and suggested that this might be included as part of the landscaping of Kurrajong and asked before proceeding, if investigations could be made to ascertain if there is any previous Council resolution which would prevent this occurring or whether there is any opposition to the proposal.

Councillor Durrington asked if the park opposite Oakville School could be mown.

Councillor Stanley asked if some action could be taken regarding the prolific growth of privet along the McGraths Hill Flat.

Councillor Stevens asked if a report could be brought forward on the cost of carrying out some work to improve the car park in the State Rail Authority's property at Richmond.

The Shire President stated that a report is being brought forward on a possible alternative entry to the property other than the existing East Market Street entry.

Councillor McMahon asked if a "Give Way" sign could be erected at the intersection of Woodburn and Kurrajong Roads.

Referred to the Local Traffic Committee for investigation.

Councillor McMahon stated that the College had been complaining about the African Box Thorn and asked if Council could do something in this regard.

Councillor Horrex stated that some time ago Council resolved that he represent the Council on joint discussions with Hornsby and Baulkham Hills Council in respect to a multi-purpose building in the Wisemans Ferry area.

The Deputy Shire Clerk stated that representatives from the four Councils involved met Hawkesbury Shire representatives some weeks back. There had been a further meeting at Wisemans Ferry regarding the provision of a building and negotiations have been held with building companies as to the type of building to be provided and some costings had been worked out at that meeting. He stated that proposals would come back to each of the Councils in the near future regarding contributions towards the cost of the building.

Councillor Horrex asked why he had not been contacted.

The Shire President undertook to investigate the matter and to advise Councillor Horrex.

Councillor Horrex referred to the playing field proposal at Bowen Mountain which involved the Lands Department.

The Shire Clerk advised that the Lands Department had verbally agreed to make the land available to Council in accordance with the plans and as of yesterday the National Parks and Wildlife Service has concurred and a letter was forwarded to Council that afternoon.

Councillor Horrex referred to Council's previous resolution to inspect Mr. Razza's development application at Kurrajong Heights and asked when would this be carried out.

The Shire President stated that it was intended that this be done prior to the next meeting.

Councillor Horrex asked when is it likely that the Community Services Consultative Committee will meet.

The Deputy Shire Clerk advised that as resolved by Council, letters have been forwarded to each of the service clubs requesting them to provide a nominee to stand on the committee. As yet no response has been received to these letters and it would probably not be until February before a meeting could be arranged. He stated that it may be necessary to come back to Council to determine the representation.

Councillor Denne referred to her previous request in reference to the house Council is intending to procure from the Education Department for Family Day Care.

- 720 RESOLVED on the motion of Councillor Denne seconded by Councillor Durrington that a letter be forwarded to the Minister for Education informing him of the situation as it now stands and seeking his support to resolve the matter as soon as possible.

Councillor Denne asked if Council could ascertain whether the Department of Education is going to proceed with the purchase of the land adjoining the North Richmond School between the Belle Clothing Factory and the school.

Councillor Nicholson drew attention to the front page article and the Editorial in today's Gazette concerning what is now a very critical manning level of police in the district.

- 721 RESOLVED on the motion of Councillor Nicholson seconded by Councillor Denne that, as a matter of urgency, the Minister be asked to receive a deputation seeking assistance in increasing the manning level to that needed to combat the incidence of crime that is now prevalent in this district.

Councillor Nicholson asked if something could be done to get rid of the snakes from the area behind the tennis courts and the railway line.

QUESTIONS FROM THE GALLERY

The Shire President then invited questions from the Gallery.

The Meeting terminated at 10.58pm.

Submitted to and confirmed at the Meeting of Council held on 14th January, 1986.

..... President

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Minutes of the Special Meeting of the Council of the Shire of Hawkesbury, held at the Council Chambers, Windsor on Tuesday, 17th December, 1985 commencing at 6.30 p.m.

PRESENT: Councillor G.G.Michael, President, and Councillors F.Y.Denne, P.A.Dunn, S.E.Durrington, J.J.Horrex, J.R.McMahon, J.E.Nicholson, A.B.Sheridan, C.J.Stanley, F.S.Stevens and R.P.Stubbs.

An apology for absence was received from Councillor R.F.Rotherham.

- 722 RESOLVED on the motion of Councillor Stubbs seconded by Councillor McMahon that the apology be accepted.

1. CLAIM BY T.S.BARNES. S1/8P S205/1

- 723 RESOLVED on the motion of Councillor Durrington seconded by Councillor Stanley that Council go into Committee of the Whole.

The Committee considered the claim by Mr.T.S.Barnes.

- 724 RESOLVED on the motion of Councillor Stevens seconded by Councillor Stanley that Open Council be resumed.

The Shire Clerk reported that whilst in Committee of the Whole, the Committee considered the claim by Mr.T.S.Barnes and now RECOMMENDS that Mr.Barnes be offered the sum of \$5,000 in full settlement of any claim that he may have against Council and that this offer be conveyed to his Solicitor by Council's Solicitor in the terms of the letter before Council.

- 725 RESOLVED on the motion of Councillor Stevens seconded by Councillor Durrington that the recommendation be adopted.

2. SHIRE CLERK/GENERAL MANAGER'S REPORT - LEASE OF COFFEE SHOP - TOURIST CENTRE, McGRATHS HILL. C52/5

- 726 RESOLVED on the motion of Councillor Dunn seconded by Councillor Nicholson that Council agree to enter into a three year lease with a three year option for renewal with Miss Susan Fookes and Mr.Theo Dykgraaff for the Coffee Shop in the McGraths Hill Tourist Information Centre, rental to be based on 5% of gross turnover or \$15,000, whichever is the greater, and to be reviewed at the end of the first 12 months operations. The agreement to be subject to satisfactory negotiation of the details of the lease and all necessary documents to be completed under Seal of Council.

The meeting terminated at 7.03 p.m.

Submitted to and confirmed at the meeting of Council held on 14th January, 1986.

.....President

Report of the Meeting of the General Purpose Committee held at the Council Chambers, Windsor on 7th January, 1986, commencing at 9.30am.

PRESENT: Councillor G.G. Michael, President, and Councillors F.Y. Denne, P.A. Dunn, J.J. Horrex, J.R. McMahon, J.E. Nicholson, R.F. Rotherham, A.B. Sheridan, C.J. Stanley, F.S. Stevens and R.P. Stubbs.

Apologies for absence were received from Councillor Durrington and from Councillor Stubbs who, due to hospital commitments, was on standby and unable to attend the inspections. Councillor Stubbs joined the Committee at the conclusion of the inspections.

OUTSTANDING INSPECTIONS

The following outstanding inspections were carried out:

1. Item 7 - Shire Planner's Report - Ordinary Meeting 12/11/85
Hawkesbury Sporting Club - Rezoning of land for medium density housing.
2. Item 5 - Shire Clerk's Report - Ordinary Meeting 12/11/85
Proposed acquisition - Grose Vale School site.
3. Item 2 - Shire Planner's Report - General Purpose Committee 27/8/85
Application for rezoning to permit shops, Kurrajong Heights.
4. Application for a draft local environmental plan to permit the establishment of a neighbourhood shopping centre at Kurrajong Heights.

An application has been received from Mr. F. Razza for a draft local environmental plan to allow the establishment of a neighbourhood shopping centre containing seven shops and a Post Office at Kurrajong Heights. The proposed development would be sited on land with frontage to Bells Line of Road adjoining the existing post office and general store business.

The application was advertised and objections were received from:

- A.R. & J.N. Perks, Opal Museum, Lot 24 Warks Road, Kurrajong Heights
- W. Craswell, "Carisbrooke", Bells Line of Road, Kurrajong Heights
- A resident, "Carisbrooke", Bells Line of Road, Kurrajong Heights
- Michael P. Doyle, Lochiel House Gallery, C/- Post Office, Kurrajong Heights.

The grounds of objection included that it was not needed; constituted a traffic hazard; encouraged parking on the main road; affects privacy; affects residential amenity; adverse effect on existing business.

The applicant states that:

"In view of the recent Council Draft Development Control Plan for Kurrajong Heights Release Area and as outlined in our letter to Council on 6th January, 1985, in order to provide a better service to the present and future community, it is our intention to relocate existing business to abovementioned land and which could be incorporated in a small neighbourhood shopping centre."

An assessment of the population catchment for the proposed development indicates that it is considerably less than the catchments for the existing neighbourhood centres in the Shire. The relevant figures are as follows:

<u>Neighbourhood Shopping Centre</u>	<u>Size and Location of Catchment Population (as at 1981)</u>
Kurrajong Heights (proposed)	Approximately 1,100 persons. Located between Kurrajong and Bilpin and North to Wheeny Creek (excluding Bowen Mountain)
Glossodia (existing)	Between 2,000-3,000 persons in Glossodia, Tennyson, Freemans Reach. (Has been subject to rapid growth since 1981.)
Hobartville (existing)	Approximately 3,600 persons in Hobartville area
Wilberforce (existing)	Approximately 2,300 persons in Wilberforce, Ebenezer, Sackville area
McGraths Hill (existing)	Between 2,500-3,500 persons in Mulgrave, McGraths Hill and Oakville areas. (Has been subject to rapid growth since 1981.)

The Kurrajong Heights Release Area will contribute an additional 300 people to the catchment area over a long period of time. Therefore, even in view of this release area, it would appear that the proposed development could not be supported by the resident population. The corollary of this is that the shops, if approved, would be dependent on passing traffic for their economic well-being. This in turn may influence the type of tenant which locates in the centre, with the possibility that local service functions would not be catered for.

It should be noted that the establishment of the proposed development could create an undesirable precedent for "ribbon development" in other parts of the Shire where passing traffic is necessary for the economic well-being of the business.

Accordingly, the application should be refused.

Recommendation

That Council not support the preparation of a draft local environmental plan to allow the establishment of a centre containing seven shops and a Post Office at Kurrajong Heights.

COMMITTEE'S RECOMMENDATION

THAT COUNCIL SUPPORT the preparation of a draft local environmental plan to allow the establishment of a centre containing seven shops and a Post office at Kurrajong Heights and the Department of Environment and Planning be advised that an environmental study is not required.

Councillor Stubbs arrived at the meeting at this stage.

SECTION 1 - WORKS

COMMITTEE'S RECOMMENDATION

THE WORKS COST Statement to 31st November, 1985, be received and the revised estimates of cost adopted.

CORRESPONDENCE

ITEM 1: (File E74/2)

CORRESPONDENT: THE PROSPECT COUNTY COUNCIL

SUBJECT: TRAFFIC ROUTE LIGHTING SUBSIDY SCHEME GEORGE STREET AND RICHMOND ROAD, WINDSOR

Advising that it has prepared a project for undergrounding the electricity supply in the above location, with the consequent relocation of the street lights from wood poles to steel columns. Attaching Plan No. B104298 showing the proposed alterations. Advising that the proposal will result in an increase of \$2,124.96 in the annual charge, calculated as shown on the attachment, and that a capital contribution will not be required.

S.E. REPORT

The proposal provides for the installation of low voltage underground mains in George Street western side from Tebbutt Street across Richmond Road through to No. 393 and across the road to the group of three shops and along Richmond Road both sides from Macquarie Street to Wellingtons.

Twenty eight poles are to be removed and replaced generally with street light columns. Nineteen lanterns and a floodlight at Memorial Park will be removed and replaced with 18 column mounted lights (14-400 watt mercury fluorescent, 4-125 watt mercury fluorescent).

The light in Gillespie Place will also be replaced with a street light column.

The work will complete the provision of an underground system extending from Bridge Street south along George Street.

Recommendation

The installation be approved.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

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ITEM 2: (File 2064-28, 2065-01, 2068-01)
CORRESPONDENT: PETITION SIGNED BY 17 PEOPLE
SUBJECT: CLOSURE OF THOROUGHFARE BETWEEN 17 AND 19
HEREFORD STREET, RICHMOND

Petition from residents Hereford Street, Hobartville, requesting that the public reserve between 17-19 Hereford Street be closed off permanently.

Advising of acts of vandalism involving damage to private property and that the reserve is used as a point of access into and through the Richmond High School.

S.E. REPORT

A number of representations have been received over the years concerning use of the reserve and unauthorised access into the school grounds. Construction and maintenance of the paling fence is the responsibility of the Department of Education and it appears that it is impossible to keep the fence secure.

Recommendation

The Department of Education be requested to reconstruct the fence using materials that are more resistant to vandalism.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

ITEM 3: (File 665-1932)
CORRESPONDENT: PETITION FROM RESIDENTS OF LODER CRESCENT AND
HARPUR CRESCENT, SOUTH WINDSOR
SUBJECT: CONDITION OF THE ACCESS TO THE AREA FROM WOODS
ROAD VIA SALMON ROAD

Requesting Council to consider upgrading the access road to the estate, which is a continuation of Salmon Road.

S.E. REPORT

The original proposals for the area provided for the closure of Salmon Road with the main access to be via the junction of Harpur Crescent with Mileham Street. The proposed new road has been constructed with the exception of that part through Portion 295 giving access to Mileham Street. This is Crown Land on which development was deferred following a change in the policy for development of flood prone land by the government. Surplus fill material from the Bligh Park development is being placed on the land and it is presumed that development will proceed in the future.

Pending construction of this last section of Harpur Crescent, dust-free access is available from Collith Avenue at the eastern side of the development and action may proceed to close the last remaining section of Salmon Street to vehicular traffic. The area is to be developed as a small reserve with pedestrian access available between Loder Crescent and Woods Road.

Recommendation

Action proceed to close Salmon Road between Woods Road and Loder Crescent and that upon closure the area be developed as a public reserve.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

ITEM 4: (File H105/13, C51/56)
CORRESPONDENT: HAWKESBURY HISTORICAL SOCIETY
SUBJECT: ERECTION OF PLAQUE ON WATER WHEEL

Requesting the erection of a plaque on the Water Wheel in Windsor Mall to commemorate the relationship between the Wheel and the historic mill on which its design has been based. Suggesting that the wording on the plaque be "This mill wheel is a replica of one used by James Singleton to drive his mill situated at Singleton's Mill downstream from Wisemans Ferry. It was a timber structure built in 1834. Grain was brought from the Colo and Macdonald Valleys and after grinding the flour was taken to Sydney by schooners."

S.E. REPORT

The sign could be mounted on the frame supporting the wheel facing to the river side (area available 460 x 280mm).

Cost would be a charge against the maintenance vote for the Mall.

Recommendation

Erection of the plaque to be approved.

COMMITTEE'S RECOMMENDATION

ERECTION OF THE plaque be approved and enquiries be made from the Architects regarding the authenticity of the wording prior to the erection of the plaque.

ITEM 5: (File C44/2, S205/51)
CORRESPONDENT: LOCAL GOVERNMENT ASSOCIATION OF N.S.W.
SUBJECT: ENGAGEMENT OF CONTRACTORS BY COUNCIL

Claim by Transport Workers' Union for Transport Industry - Local Government Carriers Contract Determination.

Forwarding a legal opinion and questionnaire regarding engagement of contractors by councils.

Seeking "Authority to Act" in the hearing on behalf of Council.

Recommendation

Council authorise the Local Government Association of N.S.W. to act on its behalf in claim by Transport Workers' Union for an award for Local Government Carriers and this authority be given under Seal of Council.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

CORRESPONDENCE

SECTION B - LETTERS SUBMITTED FOR INFORMATION

IT IS RECOMMENDED THAT the letters in this section be received and appropriate replies forwarded where necessary.

B1. NOXIOUS PLANTS ADVISORY COMMITTEE - POLICY STATEMENT. H102

Forwarding a policy statement on dodder, a plant which is causing concern to noxious plant control authorities in Victoria, South Australia and New South Wales. Advising that the policy should be adopted and implemented wherever dodder occurs.

Dodder is a parasitic vine-like plant, with long thread like leafless stems, orange yellow to reddish yellow in colour which lives on other plants - including such important crops as lucerne and red clover - sapping their vitality and greatly reducing their yields.

They are also found on a large number of weeds such as skeleton weed, crofton weed and saffron thistle. Being parasitic the parent plant flowers, seeds, germinates and when established on the host plant by means of small sucking discs, the base of the plant dies leaving it as a parasite attached solely to the host. They are profuse seeders and are spread by animals as undigested seeds in droppings or in polluted feed, e.g., lucerne or mixed pasture bales.

As yet no effective selective spray control has been produced for Dodder.

B2. BUSH FIRE COUNCIL OF N.S.W. - VOLUNTIER BUSH FIRE FIGHTERS - WORKERS' COMPENSATION. I112/7

Advising that a task force has been set up charged with the responsibility of carrying out a review of provisions relating to relatives of bush fire fighters who have died.

B3. DRAG BOAT RACERS OF AUSTRALIA LTD. - NATIONAL POINT SCORE SERIES. 625-205

Forwarding a cheque for \$724 being 40% of nett gate receipts collected at Windsor Marine Stadium on Sunday 17th November, 1985.

B4. THE PROSPECT COUNTY COUNCIL - CAPITAL CONTRIBUTION REQUIRED FOR UNDERGROUND RETICULATION OF ELECTRICITY. E74/5

Advising that its standard residential contribution rate will be increased from \$940 to \$1,140 for lots not exceeding a frontage of 20 metres, and that the medium/high density rate remains unchanged at \$690.

B5. LOCAL GOVERNMENT ASSOCIATION OF N.S.W. - LOCAL ROAD FUNDING. R190

Submission to Minister for Public Works, Ports and Roads on amendments to the Local Road Funding Formulae.

S.E. REPORT

Recommendation No. 3 is as follows:

That the Urban Local Road Formula funds in 1986/87 be allocated on the basis of

- a) 18% for Special Works Subsidy
- b) 82% for distribution to individual councils on a basis of:
 - i) 60% distributed on length of roads
 - ii) 40% distributed on population

and provides in an increase of funds for Special Works from 9% to 18%.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

SHIRE ENGINEER'S REPORT

ITEM 1: (File R190/13/20)

SUBJECT: ROAD CLOSURE/PURCHASE APPLICATION.
APPLICANTS: K.J. & M.C. MULLER, LEETS VALE

Application has been made for the closure and purchase of the non-public Crown Road between Lots 10 and 11 in DP 705542, Lot 11 being owned by the applicants.

The owner of Lot 10 has consented to the closure and purchase. The applicants have constructed access to their property from the recently constructed Chaseling Road link and partially utilised the road reserve, but not to the extent that the track could be used by other than the applicants. Subject to consolidation of the road after closure with Lot 11, no objection is seen to the application. The application has been advertised and no objections received.

As the road is not a public road Council is not entitled to compensation.

A plan will be exhibited at the meeting.

Recommendation

No objection be raised to the application by K.J. & M.C. Muller to close and purchase the non-public road between Lots 10 and 11 DP 705542 having in mind, in particular, present and future requirements of the public, including general public recreation needs, the environment generally and access by fishermen to actual or potential fishing grounds, subject to the applicants completing a satisfactory agreement undertaking to consolidate the road, after closure, into one lot with Lot 11 DP 705542 and to bearing all the costs involved in the preparation and execution of the undertaking and consolidation.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

ITEM 2: (File 625-203)

SUBJECT: MCQUADE PARK GRANDSTAND

As a result of dry rot and borers, particularly in those areas where timbers are exposed to the weather along the front of the grandstand and on the stairways at each side, sections of the stand have broken away to the extent that the stand has been closed to the public.

The full extent of the timber to be replaced will only become evident as the damaged timbers are exposed. At this stage the work is estimated to be in the vicinity of \$6,000-\$10,000. The repairs will proceed as staff return from the holiday break with the cost as a charge against the Toilet Block and Amenities Building M & R vote.

Recommendation

The report be received.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

ITEM 3: (File M130/6)

SUBJECT: M.R. 181 - ROAD WIDENING

Council at its Ordinary Meeting held on 12th March, 1985, resolved to proceed with widening affecting various properties, including Portion 36 Parish of Wonga.

The owner of Portion 36, Mr. B.R. Dunn, has been unwilling to sign any consents to acquisition due to contractual commitments affecting the property, although he has not expressed any objection to the widening.

Construction work cannot proceed further until this widening is acquired.

Recommendation

That application for resumption be made under the provisions of the Public Roads Act, 1902, for widening of M.R. No. 181 within Portion 36 Parish of Wonga and the Common Seal of Council be affixed where necessary to the documents.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

Report of the Local Traffic Committee Meeting held at the Council Chambers, Windsor, on Monday 16th December, 1985, at 10.00am.

PRESENT: Councillor J.E. Nicholson, Chairman
Sgt. G. Drady, N.S.W. Police
Snr. Constable G. Waddups, N.S.W. Police
Mr. G. Smith, Department of Main Roads
Mr. W. Readon, Department of Motor Transport
Mr. J.R. Gilmore, Shire Engineer
Mr. M. Coulter, Deputy Shire Planner

APOLOGIES: K. Rozzoli, M.P.

CORRESPONDENCE

ITEM 1: (File 665-1939)

CORRESPONDENT: S. OYSTON

SUBJECT: INTERSECTION OF SCHOFIELD & PITT TOWN ROADS

Requesting erection of signs to indicate intersection as junction is just over crest.

Committee's Recommendation

That the matter be submitted to the Department of Main Roads.

ITEM 2: (File R1920/2)

CORRESPONDENT: HAWKESBURY SHIRE COUNCIL

SUBJECT: PEDESTRIAN CROSSING - GEORGE & CHRISTIE
STREETS, WINDSOR

Proposal to relocate crossing to southern side of Tebbutt Street.

Referred for further consideration from previous meeting.

Committee's Recommendation

That there be no alteration of the location.

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ITEM 3: (File 665-268, T225)
CORRESPONDENT: PITT TOWN PUBLIC SCHOOL
SUBJECT: TRAFFIC CONGESTION - BUCKINGHAM STREET, PITT
TOWN - 3.30PM SCHOOL DAYS

Report from N.S.W. Police recommending a "No Stopping" zone northern side for 18m east of existing bus zone and "No Standing" southern side 6m west of Chatham Street and "No Stopping" for a further 12m.

Committee's Recommendation

That the parking restrictions as proposed be approved.

ITEM 4: (File 665-322; 665-407)
CORRESPONDENT: HAWKESBURY SHIRE COUNCIL
SUBJECT: INTERSECTION CROOKED LANE & DOUGLAS STREET,
NORTH RICHMOND

Request for installation of centre line markings around curve Crooked Lane at this intersection.

Committee's Recommendation

That the existing pavement width is insufficient for marking of the pavement centre line.

That Council give consideration to erection of a sight board at the intersection.

ITEM 5: (File A7/15, T225)
CORRESPONDENT: BOWEN MOUNTAIN ASSOCIATION
SUBJECT: REDUCTION OF SPEED LIMIT TO 60KPH FROM
INTERSECTION OF GROSE VALE ROAD AND BOWEN
MOUNTAIN ROAD TO THE BOWEN MOUNTAIN
RESIDENTIAL AREA

Requesting the reduction of speed limit both ways to 60kph from the intersection of Grose Vale Road and Bowen Mountain Road to the Bowen Mountain residential area.

Committee's Recommendation

That curve signs complete with advisory speed indicators be provided on the bends.

That Council be requested to undertake widening of the pavement around the curves.

That the D.M.R. be requested to undertake a review of the speed zoning.

ITEM 6: (File R190/10)

CORRESPONDENT: R.F. ROZZOLI

SUBJECT: NO PARKING SIGNS - EAST MARKET STREET,
RICHMOND

Requesting that extra "No Parking" signs be provided to deter parking across the rear of the following properties:

- a) Regent Theatre
- b) the laneway to Toxana, and
- c) access to rear of 161 Windsor Street, Richmond

Committee's Recommendation

That a "No Standing" zone be provided across the entrance driveways.

ITEM 7: (File A7/7, R190/10)

CORRESPONDENT: OAKVILLE PROGRESS ASSOCIATION

SUBJECT: IMPROVED SIGNPOSTING - OAKVILLE PUBLIC SCHOOL

Requesting improved signposting to road traffic of Oakville Public School. Traffic is not slowing down.

Committee's Recommendation

That "School" warning signs be renewed on all road approaches to the school.

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ITEM 8: (File P155/2, R190/10)
CORRESPONDENT: MRS. B. HART
SUBJECT: POOR VISIBILITY - KABLE STREET/TERRACE CAR
PARK, WINDSOR

Requesting "No Standing" in the Terrace between Kable Street and the entrance to the car park.

Committee's Recommendation

That a "No Standing" zone be provided in The Terrace, eastern side from Kable Street to a point 3m south of the southern vehicular entrance to the car park.

ITEM 9: (File T225, 665-1928)
CORRESPONDENT: TRAFFIC AUTHORITY OF N.S.W.
SUBJECT: LETTER FROM R.B. LOWNDES - INCREASE IN SPEED
LIMIT - YARRAUMUNDI ROAD

Requesting that speed limit be reduced from 85kph.

Committee's Recommendation

That there be no alteration to the existing speed zones.

ITEM 10: (File R190/10, F81/5)
CORRESPONDENT: MRS. E. KENNEDY
SUBJECT: APPROACH TO SACKVILLE FERRY ON EBENEZER SIDE
OF HAWKESBURY RIVER

Requesting erection of appropriate signs to warn traffic of ferry and waiting vehicles.

Committee's Recommendation

That a supplementary "Ferry" sign be provided together with a "Reduce speed now" warning.

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ITEM 11: (File 665-2318, 665-1106)
CORRESPONDENT: HAWKESBURY SHIRE COUNCIL
SUBJECT: INTERSECTION OF WOODBURN & KURRAJONG ROADS,
KURRAJONG

Request for erection of "Give Way" sign to designate priority to traffic.

Inspection of the site is required.

Committee's Recommendation

That the matter be relisted for consideration at the next meeting of the Committee.

ITEM 12: (File 665-243; T225)
CORRESPONDENT: DEPARTMENT OF MAIN ROADS
SUBJECT: LOOKOUT OFF BELLS LINE OF ROAD, KURRAJONG
HEIGHTS

Advising that vehicles are stopping on the widened roadway just past the entrance to lookout on Bellbird Hill.

Committee's Recommendation

That a "No Stopping" zone be provided.

ITEM 13: (File T225; R190/10)
CORRESPONDENT: DEPARTMENT OF MAIN ROADS
SUBJECT: PROPOSED DIRECTIONAL SIGNPOSTING AND TRAFFIC
MANAGEMENT PLAN FOR RICHMOND

Submitting a plan for signposting that advises access to Sydney is available through Windsor and Blacktown and provides for:

- a) Road closure at the intersection of Chapel Street and Windsor Street;
- b) Partial road closure at the intersection of Chapel and Francis Streets;
- c) A "No Right Turn" restriction at the traffic lights Windsor Street and East Market Street to eliminate the right hand turn into East Market Street for vehicles proceeding west;
- d) "No Right Turn" restrictions West Market Street
 - (i) at March Street for vehicles proceeding east
 - (ii) at Lennox Street for vehicles proceeding west;
- e) A change in direction to priority of traffic along Windsor Street at the Bosworth Street and West Market Street intersections.

The Committee indicated that the existing "Stop" requirements at the intersection of Bosworth Street and West Market Street should be retained.

Committee's Recommendation

That the Management Plan be placed on public exhibition.

That the Traffic Authority of N.S.W. be advised and action taken to allow implementation of the road closure.

The meeting terminated at 10.40am.

COMMITTEE'S RECOMMENDATION

THE REPORT BE received and the recommendations adopted.

HAWKESBURY SHIRE COUNCIL

STANDARD CONDITIONS - DEVELOPMENT APPLICATION

1. Submission of a Building Application, plans and specifications complying with Ordinance 70.
2. Parking to be provided for ... vehicles in accordance with the regulations of Council's Code for Off Street Parking. Parking spaces and aisle widths to conform to Council's specifications for the Layout of Parking Areas and to be constructed, drained, sealed and marked to the requirements of Council's Engineer, full details of which are to accompany the building application.
3. An onsite area for parking and loading is to be provided that is commensurate with the development of the site and its surroundings, to the satisfaction of the Shire Planner, and is to be of a suitable all-weather construction to the satisfaction of Council's Engineer.
4. Parking to be provided at the rate of covered and visitor's spaces in accordance with the regulations of Council's Code for Off Street Parking. Parking spaces and aisle widths to conform to Council's specifications for the Layout of Parking Areas and to be constructed, drained, sealed and marked to the requirements of Council's Engineer, full details of which are to accompany the building application.
5. The payment of an amount of \$.... being a contribution in lieu of car parking not provided on site based on \$.... per space.
6. The payment of an amount of \$.... being contribution toward the parking spaces deleted by the development based on \$.... per space.
7. An approved physical barrier being provided between public places, vehicle accessways, parking areas and the surrounding landscaped area.
8. Provision of adequate loading and unloading facilities to cater for the proposed use of the land.
9. Provision of satisfactory vehicular access to the land to the requirements of the Council's Engineer.
10. Provision of full width concrete vehicular entrance(s) to the satisfaction of Council's Engineer.
11. Provision of full width concrete footpath over the full frontage of the development.
12. Provision of half width concrete footpath over the full frontage of the development.
13. Formation of an earth and grassed nature strip for the full frontage of the development to the satisfaction of the Shire Engineer.
14. The provision of concrete kerb and gutter over the full frontage of the development to the satisfaction of the Shire Engineer.
15. Construction of the road shoulder for the full frontage of the development to the satisfaction of the Shire Engineer.
16. Construction of half the road for the full frontage of the development to the satisfaction of the Shire Engineer.
17. No advertising structures to be erected, displayed or affixed on any building or land.
18. No advertising structures to be erected, displayed or affixed on any building or land without the prior approval of Council under Ordinance 55 of the Local Government Act.
19. No goods or signs to be displayed on the footpaths, pedestrianways, roadways, landscaped areas, parking areas or in the vicinity.
20. No materials, goods or vehicles to be stored or vehicles parked between the building and the street alignment.
21. All waste materials to be stored and disposed of at regular intervals to the satisfaction of the Shire Health Surveyor.

22. Provision of a garbage receptacle storage area adjacent to the street alignment to the satisfaction of the Shire Health Surveyor.
23. All raw materials, finished goods and vehicles awaiting service and/or repairs to be stored within the building and all work performed to be confined to within the building.
24. Screen walls are to be provided to screen open yard activities and are to be of an approved design, details of which are to be submitted with the Building Application.
25. A detailed plan of landscaping to be submitted and approved by Council prior to the approval of the Building Application, with landscaping to be completed prior to occupation of the building.
26. Exterior surfaces of the proposed structure being painted or treated with a dark toned non-reflective material in such a manner as to cause the structure to blend with the landscape of the site and its surroundings. Such painting or treatment to be completed to the satisfaction of Council's Health Surveyor within six calendar months of erection.
27. Provision of a clothes drying area which is to be effectively screened from public roads and reserves, details of screen design and materials to be submitted with the Building Application.
28. Provision of toilets in accordance with the requirements of Ordinance 44 of the Local Government Act.
29. Any building to be used for the purpose of storage and sale of food shall be constructed in accordance with the requirements of the Pure Food Act and Regulations.
30. The applicant is to receive the approval from the Trade Waste Inspector, of the Metropolitan Water Sewerage and Drainage Board, in order to determine whether or not the installation of a grease arrestor is necessary for the proposal.
31. The registered owner of the land is to reside in one of the proposed dual occupancy dwellings.
32. The development shall, at all times, conform with the definition of "Home Industry" as defined in the Hawkesbury Local Environmental Plan 1984.
33. The development shall, at all times, conform with the definition of "Home Occupation" as defined in the Hawkesbury Local Environmental Plan 1984.
34. The development being conducted in such a manner so as not to interfere with the amenity of the neighbourhood, in respect of noise, vibration, smell, dust, waste water, waste products or otherwise.
35. Development consent being obtained for the use of the building/each factory unit/each shop prior to occupation taking place.
36. A contribution of \$* based on \$572.00 per additional dwelling being contribution for community facilities as a consequence of residential flat development (both Class A & Class B).

HAWKESBURY SHIRE COUNCIL

STANDARD CONDITIONS - DEVELOPMENT APPLICATION

SUBDIVISIONS UNDER ENVIRONMENTAL PLANNING AND ASSESSMENT ACT, 1979

1. Submission of a Certificate from Prospect County Council that satisfactory arrangements have been made for the provision of underground electrical reticulation to each of the resultant lots of the subdivision.
2. Submission of a Certificate from Prospect County Council that satisfactory arrangements have been made for the provision of electricity to each of the resultant lots of the subdivision.
3. Submission of a Certificate from Telecom Australia that satisfactory arrangements have been made for the provision of underground cables for telephones through the subdivision.
4. Submission of a Certificate from Telecom Australia that satisfactory arrangements have been made for the provision of cables for telephones through the subdivision.
5. The provision of road widening free of cost to the Council to the requirements of the Council's Engineer.
6. The provision of road widening to the requirements of the Department of Main Roads.
7. Dedication to the Council as public reserve the land shown on the approved subdivision plan.
8. The payment to the Council the sum of \$* being a contribution towards the establishment and embellishment of public reserves within the subdivision.
9. The submission to and approval by the Council of a satisfactory application under Part XII of Division 2 of the Local Government Act, 1919, as amended.
10. The payment to the Council the sum of \$* being a contribution for construction of downstream drainage.
11. Tree planting with the protection of tree-guards is to be provided in the new roads to the rate of two trees/lot, the siting and species to be to the satisfaction of Council's Engineer.
12. Provision of access to each of the lots to the requirements of the Shire Engineer.
13. The creation of an instrument pursuant to Section 88B of the Conveyancing Act requiring the road severed parts of each lot created to be capable of development only as part of the whole lot, and not capable of separate disposition or development.
14.
 - a. A contribution of \$* based on \$840 per additional allotment being the contribution for open space and community facilities as a consequence of the subdivision of zoned residential land (excluding Urban Development Programme land).
 - b. A contribution of \$* based on \$725 per additional allotment being the contribution for open space and community facilities as a consequence of the subdivision of zoned rural land.

HAWKESBURY SHIRE COUNCIL

STANDARD CONDITIONS - SUBDIVISION APPLICATION

SUBDIVISIONS UNDER PART 12 OF THE LOCAL GOVERNMENT ACT, 1919 (AS AMENDED)

A. SUBDIVISIONS

- (i) The submission of the plan of subdivision, together with nine (9) exact copies thereof, suitable for lodgement with the Registrar General.
- (ii) The dedication, free of cost to Council, of road widening to the requirements of Council's Engineer.
- (iii) The submission of a Certificate from the Metropolitan Water, Sewerage and Drainage Board stating that the requirements, relating to the plan of subdivision of Section 34B of the Metropolitan Water, Sewerage and Drainage Act, 1964, have been satisfied.
- (iv) Satisfactory arrangements being made with the Council for the provision of sewerage to the subdivision.
- (v) The construction of vehicular access, free of cost to Council, to each lot in this subdivision, such construction to be to the requirements of Council's Engineer.
- (vi) The creation of easement/s to drain water for conveyance of stormwater to the requirements of Council's Engineer.
- (vii) The construction of underground drainage, adequate to cater for stormwater discharge, as assessed by "Australian Rainfall and Runoff", to the requirements of Council's Engineer. Satisfactory provision is to be made for the discharge of upstream drainage across the subdivision and discharge of drainage downstream of the subdivision through to the natural watercourse complete with easements as required.
- (viii) The construction of kerbing and guttering opposite to and for the full frontage of the residential lots together with the building of footway with paving and sealing of the road shoulder, to the requirements of Council's Engineer.
- (ix) The provision of common drainage lines and easements 1.2m wide in favour of the allotment served thereby for the conduct of roof water to the nearest appropriate stormwater drain, where applicable.
- (x) Submission of a plan and specification of any land regrading and/or filling. Topsoil to be stockpiled and respread over the finished surface.
- (xi) Construction of access to battleaxe allotments (complete with a dust free surface) in accordance with the requirements of the Council's Engineer.

B. ROAD OPENING APPLICATIONS

- (i) Construction of road and drainage works are not to commence until five (5) copies of the plans and specifications of the proposed works are submitted to and approved by Council's Engineer.
- (ii) The new road/s be classified as * road/s.
- (iii) The construction of residential roads to conform to Council's standard requirements for residential roads.
- (iv) The construction of secondary (rural) roads to conform to Council's standard requirements for secondary (rural) roads.
- (v) The new road/s to be named *.
- (vi) Street name signs to be provided at the junction of the new road/s.
- (vii) Underground stormwater drainage is to be provided within the new road/s, adequate to cater for the discharge as assessed from "Australian Rainfall and Runoff" as well as construction of underground drainage for the discharge of stormwater from the road reserve.
- (viii) The creation of easements to drain water and/or drainage reserves over the site of drainage discharge.

HAWKESBURY SHIRE COUNCIL

ENVIRONMENTAL PLANNING & ASSESSMENT ACT, 1979

DEVELOPMENT APPLICATIONS - HEADS OF CONSIDERATION UNDER SECTION 90

Section 90 of the Act provides that a consent authority shall take into consideration the following matters as are of relevance to the development the subject of the development application:

- (a) the provisions of:
 - (i) any environmental planning instrument;
 - (ii) any draft environmental planning instrument that is or has been placed on exhibition pursuant to Section 47(b) or 66(1)(b).
 - (iii) any draft State environmental planning policy which has been submitted to the Minister in accordance with Section 37 and details of which have been notified to the consent authority; and
 - (iv) any development control plan in force under Section 72, applying to the land to which the development application relates;
- (b) the impact of that development on the environment (whether or not the subject of an environmental impact statement) and, where harm to the environment is likely to be caused, any means that may be employed to protect the environment or to mitigate that harm;
- (c) the effect of that development on the landscape or scenic quality of the locality;
- (d) the social effect and the economic effect of that development in the locality;
- (e) the character, location, siting, bulk, scale, shape, size, height, density, design or external appearance of that development;
- (f) the size and shape of the land to which that development application relates, the siting of any building or works thereon and the area to be occupied by that development;
- (g) whether the land to which that development application relates is unsuitable for that development by reason of its being, or being likely to be, subject to flooding, tidal inundation, subsidence, slip or bush fire or to any other risk;
- (h) the relationship of that development to development on adjoining land or on other land in the locality;
- (i) whether the proposed means of entrance to and exit from that development and the land to which that development application relates are adequate and whether adequate provision has been made for the loading, unloading, manoeuvring and parking of vehicles within that development or on that land;
- (j) the amount of traffic likely to be generated by the development, particularly in relation to the capacity of the road system in the locality and the probable effect of that traffic on the movement of traffic on that road system;
- (k) whether public transport services are necessary and, if so, whether they are available and adequate for that development;
- (l) whether utility services are available and adequate for that development;
- (m) whether adequate provision has been made for the landscaping of the land to which that development application relates and whether any trees or other vegetation on the land should be preserved;

- (n) any representations made by a public authority in relation to that development application, or to the development of the area, and the rights and powers of that public authority;
- (o) the existing and likely future amenity of the neighbourhood;
- (p) any submission made under Section 87;
- (q) the circumstances of the case;
- (r) the public interest;
- (s) any other prescribed matter.

SECTION 2 - DEVELOPMENTDEVELOPMENT APPLICATIONS

ITEM 1: (File DA 592/85)
APPLICANT: D.E. BOSANQUET
OWNER: D.E. BOSANQUET & F. SMITH
LAND & LOCATION: LOT 65 DP 14736 KURRAJONG ROAD, KURRAJONG
AREA: 2.4 HECTARES
ZONING: HAWKESBURY LOCAL ENVIRONMENTAL PLAN, 1984.
RURAL 1(b2) ENVIRONMENTAL PROTECTION AREA
APPLICATION: SUBDIVISION TO CREATE 2 ALLOTMENTS
APPROXIMATELY 2HA AND 0.4HA IN SIZE
ADVERTISING: NOT REQUIRED

S.P. REPORT

The proposed subdivision is in conflict with the provisions of Clause 14(a)(i) of the Hawkesbury Local Environmental Plan, 1984, which requires each allotment created to be a minimum of 10 hectares in size.

The application has been supported by an objection to the minimum standards pursuant to State Environmental Planning Policy No. 1.

The proposed subdivision will create 2 allotments; 0.4 hectares and 2 hectares in size to permit the sale of the existing long established residential flat development from the single dwelling contained on the remainder of the land. The residential flat building predates planning in the Shire having been established in the 1950's.

The applicant's objection is considered valid as it is impossible to meet the minimum allotment requirement. The subdivision will not result in additional demand for services already provided to the adjacent land zoned residential 2(al). The subdivision will create a hatchet-shaped allotment similar to the adjoining property.

Council has previously supported local environmental plans for subdivision where there have been long standing incompatible land uses, e.g. Kurmond Roadhouse and Hanlons Hardware at Bilpin. By use of SEPP1 the Department of Environment and Planning have advised that local environmental plans are no longer required.

Recommendation

1. Council support the objection against Clause 14(a)(i) of the Hawkesbury Local Environmental Plan, 1984.
2. The application be forwarded to the Department of Environment and Planning for determination in accordance with the policy.
3. Upon concurrence being obtained from the Department of Environment and Planning, approval be granted subject to the following conditions:

1-5. Standard conditions (subdivisions) 9, 14b (\$725), 12, 2 and 4.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

ITEM 2:	(File DA 433/84)
APPLICANT:	MR. J. CAMPBELL
OWNER:	MR. J. CAMPBELL
LAND & LOCATION:	LOT 19 DP 244165, NO. 105 KING ROAD, WILBERFORCE (CORNER OF COBURG ROAD).
ZONING:	HAWKESBURY LOCAL ENVIRONMENTAL PLAN, 1984. RESIDENTIAL 2(a1)
AREA:	1000 SQ.M
APPLICATION:	BIRD AVIARY FOR THE KEEPING AND BREEDING OF 80 RACING PIGEONS
ADVERTISING:	ADJOINING OWNERS NOTIFIED WITH ONE OBJECTION BEING RECEIVED FROM MR. L. AND MRS. T. RUSSELL AND ONE SUBMISSION FROM MR. P. KING INDICATING NO OBJECTION

S.P. REPORT

The proposed aviary is 6 metres wide by 3 metres deep by 2 metres high. The applicant indicates that the aviary will be kept in a clean state as it is customary for racing pigeon lofts to be cleaned daily. Apparently the cleanliness of the loft is a factor in the performance of racing pigeons.

The letter of objection is on the basis that no provision can be made, in the way of compensation, for any "accidents" the trained pigeons may have over the objector's roof and clothesline.

However, the applicant has submitted additional information on this subject as follows:

".... I can advise Council that my pigeons will be released twice daily for a training flight (early morning, late afternoon during race season - March to October).

It is a well-known fact that birds trained daily will defacate before leaving the loft. The birds are not free lofted all day to become a nuisance but are locked up and fed immediately their training is completed."

While the applicant may be challenged on the point that the defacating habits of racing pigeons are a "well-known fact", independent expert advice has indeed confirmed that racing pigeons trained in the manner indicated require the privacy of the loft to exercise their bowels.

A bird aviary is a permissible use of the land subject to Council's consent.

It is considered that the applicant has demonstrated that he is an enthusiast and will maintain his loft in a clean and tidy state, however, consent should be conditional upon it lapsing on change of ownership of the land.

Recommendation

The application be approved subject to the following conditions:

- 1-3. Standard conditions (development) 1, 21 and 34.
4. The consent being voided by any subsequent sale of the property to other than the current landowners.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

ITEM 3:	(File DA 449/85)
APPLICANT:	FUN BOATS
OWNER:	HAWKESBURY SHIRE COUNCIL
LAND & LOCATION:	MACQUARIE PARK AND THE PENINSULA, WINDSOR; AUSTRALIANA VILLAGE, WILBERFORCE; COUNCIL OWNED LAND AT LOWER PORTLAND AND COLO PARK RESERVE, COLO
ZONING:	HAWKESBURY LOCAL ENVIRONMENTAL PLAN, 1984. RURAL 1(a2), 1(b1) & 1(b2) AND OPEN SPACE 6(a) - EXISTING RECREATION. ENVIRONMENTAL PROTECTION AREA
APPLICATION:	USE OF COUNCIL OWNED LAND AND RESERVES FOR THE PURPOSE OF EMBARKING AND DISEMBARKING PASSENGERS FOR SHORT DURATION BOAT RIDES ON THE HAWKESBURY AND COLO RIVERS
ADVERTISING:	NOT REQUIRED UNDER COUNCIL'S POLICY

S.P. REPORT

Application is to use the above Council owned land for the purpose of embarking and disembarking passengers for short duration boat rides on the Hawkesbury and Colo Rivers. The land involved includes the sand spit opposite the confluence of Rickabys Creek, and the Hawkesbury River at Macquarie Park, Windsor; the Peninsula at Windsor; the use of the existing boat ramp at Australiana Village, Wilberforce; the boat ramp at the junction of the Colo and Hawkesbury Rivers at Lower Portland and Colo Park Reserve, Colo.

The proposal includes the use of an aluminium constructed river boat with planing type hull, powered by either twin outboards or an inboard diesel engine. Its overall length is approximately 10 metres, with a maximum width of approximately 3 metres and seating will be provided for about 50 people. Loading will be via a drop down front ramp or by side ladders when operating from wharves.

The boat rides will generally be of 15-20 minutes duration and in most cases will pick up and return passengers to the same location. All of these locations have amenities blocks provided on site or in close proximity to them. The applicant proposes to initially operate on weekends, public holidays and during school holidays; and depending on the success of the proposal, operate on a full time basis.

In addition to providing boat rides for the existing patrons that visit the above sites, the applicant also proposes to make the craft available to school children for historic river tours.

There are two problems that may arise with such a proposal and these relate to the noise of the boat and the stability of the river banks. The noise impact of the proposal is not considered to be significant, particularly in comparison with existing boating activities on the river, however, appropriate noise control measures should be implemented to ensure it will have a minimal impact. Further, due to the planing type hull of the boat, waves transmitted by the craft will have a minimal effect on the stability of the river banks.

The proposal has been referred to the Maritime Services Board who raises no objection to the proposal subject to normal licensing provisions, and the Department of Public Works. The Public Works Department has advised that Council should be satisfied with the arrangements made for collecting and returning passengers to each location in respect of the stability of the river banks, before the proposal proceeds.

As the operator proposes to utilise Council owned land, an annual levy is appropriate.

The proposal is considered to be a desirable recreational facility for the Shire, and is compatible with Council's tourism policy. It complies with the provisions of Hawkesbury Local Environmental Plan, 1984, and may be approved.

Recommendation

The application be approved, subject to compliance with the following conditions:

- 1-2. Standard conditions (DAs) 18 and 19.
3. Provision of an adequate onshore area for the parking and manoeuvring of vehicles associated with the development to the satisfaction of the Shire Engineer.
4. Any noise arising from the use of the boat shall be controlled so as not to create a noise nuisance to inhabitants in the vicinity of the river route and so as not to contravene the provisions of the Noise Control Act, 1975.
5. Adequate provision being made for the securing of the craft during times of flood to the satisfaction of the Shire Engineer.
6. The craft being licensed by the Maritime Services Board and complying with any conditions in respect of such licence at all times.

7. Appropriate public risk insurance policies being maintained by the operators.
8. An annual payment of an amount of \$500 being a contribution towards maintaining the proposed locations for embarking and disembarking passengers in a form satisfactory to Council.
9. The consent being valid for a period of three years. Should the applicant be proposing operation beyond this date further application to be made for Council's consideration.

COMMITTEE'S RECOMMENDATION

The application be approved, subject to compliance with the following conditions:

- 1-2. Standard conditions (DAs) 18 and 19.
3. Provision of an adequate onshore area for the parking and manoeuvring of vehicles associated with the development to the satisfaction of the Shire Engineer.
4. Any noise arising from the use of the boat shall be controlled so as not to create a noise nuisance to inhabitants in the vicinity of the river route and so as not to contravene the provisions of the Noise Control Act, 1975.
5. Adequate provision being made for the securing of the craft during times of flood to the satisfaction of the Shire Engineer.
6. The craft being licensed by the Maritime Services Board and complying with any conditions in respect of such licence at all times.
7. Appropriate public risk insurance policies being maintained by the operators.
8. The applicant is to rectify any damage occasioned from his use of Council's properties and facilities and, in addition, is to provide an annual payment of \$500 towards Council's regular maintenance.
9. The consent being valid for a period of three years. Should the applicant be proposing operation beyond this date further application to be made for Council's consideration.

ITEM 4:	(File DA575/85)
APPLICANT:	I.H. MACKAY
OWNER:	I.H. MACKAY
LAND & LOCATION:	PORTION 166 PARISH WILBERFORCE, SINGLETON ROAD
AREA:	1.6 HECTARES APPROXIMATELY
ZONING:	RURAL 1(b2) ENVIRONMENTAL PROTECTION
APPLICATION:	CONSTRUCTION OF A VETERINARY HOSPITAL
ADVERTISING:	NO OBJECTIONS RECEIVED AS A RESULT OF NOTIFICATION OF ADJOINING OWNERS.

S.P. REPORT

Council at its meeting of 14th May, 1985 approved the use of the existing garage attached to the house to be converted to a veterinary surgery. The applicant now wishes to construct a separate clinic.

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The previous application was referred to the Local Traffic Committee for consideration and consent was made conditional upon certain internal traffic design and access as per their requirements. The current application will be subject to the same requirements.

As no objections were received from the notification of adjoining owners, the proposal is considered to be a suitable land use for the site.

Recommendation

- 1-6. Standard Conditions (D.A's) 1, 3 (and is to incorporate sufficient parking for all staff vehicles and not less than 6 spaces of sufficient size to accommodate large vehicles/float combinations, including separation of loading and unloading areas for internal driveways); 7, 9 (In this respect the existing entrance to be relocated to the northern boundary and is to be constructed to enable a stationary standing area with clear vision of each direction); 18 and 21.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

ITEM 5:	(File DA108/83)
APPLICANT:	HOUSING COMMISSION OF NEW SOUTH WALES
OWNER:	HOUSING COMMISSION OF NEW SOUTH WALES
LAND & LOCATION:	LOT 2 DP 62775 WINDSOR STREET, RICHMOND
ZONING:	RESIDENTIAL 2a - HAWKESBURY LOCAL ENVIRONMENTAL PLAN - SCHEDULE 13
APPLICATION:	ERECTION OF TWO STOREY BUILDING CONTAINING 10 UNITS FOR AGED PERSONS
ADVERTISING:	NOT ADVERTISED

S.P. REPORT

Council, at its meeting of 13th August, 1985, approved the erection of a two storey building containing thirteen (13) units for aged persons. The Housing Commission have now submitted amended plans seeking Council's consent.

The proposed design is still in accordance with the requirements of Council's Heritage Advisor and is considered satisfactory. The number of units have now been reduced from the initial 13 to the present 10. The new plans still achieve a high standard of visual amenity to Chapel Street.

As mentioned in a previous report, Council cannot attach conditions unless with the approval of the Minister. It is recommended that the application be approved unconditionally with the Commission being requested to comply with Council's requirements.

Recommendation

- A. Approval be granted in accordance with plans submitted dated 31/10/85 drawing No.2.
- B. The Commission be requested to comply with the following:
- 1-13. Standard Conditions (DAs) 1, 2(2), 7, 9, 10, 11, 13, 14, 18, 22, 25, 26 and 27.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

ITEM 6:	(File DA466/84)
APPLICANT:	MR. GEORGE CROPP
OWNER:	MR. GEORGE CROPP
LAND & LOCATION:	LOT 10 DP 230176 HOLMES DRIVE, SACKVILLE
AREA:	3908 SQ.M
ZONING:	RURAL 1(b1) HAWKESBURY LOCAL ENVIRONMENTAL PLAN, 1984. ENVIRONMENTAL PROTECTION
APPLICATION:	HOME INDUSTRY - SMOKING AND PACKAGING OF EELS
ADVERTISING:	ADJOINING OWNERS NOTIFIED - NO OBJECTIONS RECEIVED

S.P. REPORT

The application is to establish a home industry for the catching and packaging of eels. The product will be packed in foam boxes and stored in a freezer. A one tonne truck will collect the product once a week. The operation will be carried out between the hours of 9.00am to 3.00pm Monday to Friday. The installations to be used include a smoke house and freezer room which will have a total area within 50 metres squared as required by the 'home industry' definition; 2 stainless steel vats and a cryovac machine.

The application was referred to the Maritime Services Board for comment, with no objections being received.

The application complies with the definition of home industry and may be approved.

Recommendation

- 1-8. Standard Conditions (development) 1, 9, 19, 21, 23, 29, 32 and 34.
9. The use being confined to the hours of 9.00am to 3.00pm Monday to Friday.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

ITEM 7: (File DA641/85)
APPLICANT: HOUSING COMMISSION OF NEW SOUTH WALES
OWNER: HAWKESBURY SHIRE COUNCIL
LAND & LOCATION: LOT 7 SEC 1 AND LOT 8 SEC 1 WILLIAM STREET AND
KING ROAD, WILBERFORCE
ZONING: BUSINESS 3(c) HAWKESBURY LOCAL ENVIRONMENTAL
PLAN, 1984. ENVIRONMENTAL PROTECTION
APPLICATION: ERECTION OF A 40 PLACE CHILD CARE CENTRE
ADVERTISING: NOT REQUIRED

S.P. REPORT

Council, at its meeting of 10th December, 1985 resolved to support the establishment of a forty (40) place child care centre on land adjoining the existing shopping centre at Wilberforce.

The Centre is to contain 2 playrooms with childrens' amenities, storage areas, kitchen, pantry, office, staff room and amenities. A covered verandah off the playrooms faces the fenced outdoor play area, which contains an area of 400 square metres.

Access to the child care centre is from the existing parking area at the front of the shops although separate staff and public carparking have been provided for 24 vehicles. The driveway layout, in a circular form, allows vehicles entering and leaving the site to do so in a forward direction and a child drop-off point is provided.

Council can only impose conditions on this application with the consent of the Minister for Environment and Planning.

Recommendation

- A. Approval be granted in accordance with the plans submitted.
- B. The Housing Commission of N.S.W. be advised that Council requests the following requirements be incorporated in the development:
 - 1-5. Standard conditions (development) 1, 3, 9, 14 and 25.
 - 6. Provision of adequate garbage waste storage facilities and sewerage disposal on the premises to the requirements of the Shire Health Surveyor, full details to be submitted and approved before completion and occupation of the building.
 - 7. Access and facilities for disabled persons to be provided in accordance with Ordinance 70.
 - 8. Compliance with the requirements of the Board of Fire Commissioners.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

ITEM 8: (File DA620/85)
APPLICANT: STATE RAIL AUTHORITY
OWNER: STATE RAIL AUTHORITY
LAND & LOCATION: 23 MORAY STREET, RICHMOND
ZONING: HAWKESBURY LOCAL ENVIRONMENTAL PLAN, 1984.
2(a) RESIDENTIAL
APPLICATION: TO DEMOLISH AN ITEM OF ENVIRONMENTAL HERITAGE
ADVERTISING: NOT ADVERTISED

S.P. REPORT

The proposal is to seek Council consent to the demolition of the Gatehouse at 23 Moray Street, Richmond. The Gatehouse is identified pursuant to Hawkesbury Local Environmental Plan, 1984 as an item of Environmental Heritage and is accordingly listed in Schedule 11 of the Plan. Under the provisions of Clause 37 of the Plan, a person shall not demolish an item listed in Schedule 11 without the consent of the Council. Until recently a Section 130 "demolition" order made under the Heritage Act, 1977, protected the Gatehouse. However, the Minister allowed the order to expire on the 24th November, 1985. The Minister's concurrence with the Heritage Council's recommendation to allow the order to expire was made with regard to fire damage of the building and the difficult prospect of achieving suitable re-use of the building.

The Gatehouse is located adjacent to the Richmond-Riverstone Railway line and is in close proximity to a number of other items of environmental heritage. As the interior of the Gatehouse was extensively fire damaged three months ago conservation of this building, if undertaken, would involve considerable expense.

In accordance with the requirements of the Heritage Act, 1977, the State Rail Authority gave the Heritage Council notice of its intentions and obtained approval to demolish on the condition that the Gatehouse was recorded in measured drawings and photographs prior to demolition. In view of the considerable expense involved in the restoration and conservation of the Gatehouse and the difficulty of determining a viable use, it is considered that approval should be given for demolition subject to the imposition of appropriate conditions.

Recommendation

That approval for demolition be granted subject to the following conditions.

1. That prior to demolition the State Rail Authority record the Gatehouse in measured drawings and photographs for archival purposes in accordance with the resolution of the Heritage Council of New South Wales.
2. That prior to demolition the State Rail Authority submit a copy of the measured drawings and photographs. Such to be to the satisfaction of the Shire Planner.

This item was deleted.

CORRESPONDENCE

ITEM 1: (File P160)

CORRESPONDENT: TELECOM AUSTRALIA

SUBJECT: COLO VALLEY, UPGRADING OF TELECOMMUNICATIONS SERVICE

Telecom Australia has advised that it is currently carrying out technical investigations for a planned upgrade of services in the Lower Portland and Colo River Valley areas. This will include:

- "(a) Probable use of new technology electronic equipment in exchanges located at Lower Portland, Central Colo (Mandalay area) and Upper Colo (Ward Park area).
- (b) Upgrading of circuits from these exchanges to Richmond switching centre to a standard suitable for operation of electronic switching equipment. This will be most economically achieved by the use of digital radio circuits. The radio equipment will require an area of 120 metres by 120 metres for a 60 metre mast at the three locations of Lower Portland, Central Colo and Upper Colo. The masts would be of slim build, painted non-reflective, with supporting guy wires."

All of the exchanges and masts are proposed to be located in the valley floor.

S.P. REPORT

The proposed locations of the three radio masts and exchanges have been inspected. The following comments are made.

Lower Portland Exchange - Proposed to be located at the junction of the Hawkesbury and Colo Rivers, and likely to be sited in the Baulkham Hills Shire (Map 16 B2-5). It is important that the mast be located away from the river so as to minimise or negate any intrusion on views from the river.

Central Colo Exchange - Proposed location is the southern side of Upper Colo Road close to the Singleton Road intersection (Map 15 B3.) This site is acceptable as it is adjacent to the valley escarpment with minimal effect on views.

Upper Colo Exchange - Proposed location is in an area between the Upper Colo Road and the valley escarpment north of Ward Park (Map 13 F2). It is desirable that the mast be located as close to the escarpment as possible to minimise its intrusive effect. A location adjacent to Upper Colo Road would not be satisfactory as in this location the road traverses the middle of the valley floor.

In relation to the siting of all of the structures Telecom should take into consideration the effects of flooding, if any.

Subject to these comments, it is believed that the environmental impact of these telephone facilities will be acceptable. Telecom will be advised of these comments and to submit a formal development application. It should be noted that Council cannot refuse or attach conditions without Ministerial approval.

Recommendation

The information be received.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

CORRESPONDENCE

SECTION B - LETTERS SUBMITTED FOR INFORMATION

IT IS RECOMMENDED THAT the letters in this section be received and appropriate replies forwarded where necessary.

B1. DEPARTMENT OF ENVIRONMENT AND PLANNING - CANAL DEVELOPMENTS. C44/7

Advising that pursuant to Section 101 of the Environmental Planning and Assessment Act, all development applications for the purposes of canals or other artificial waterways are to be referred to the Minister for Planning and Environment for determination.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

SHIRE PLANNER'S REPORT

ITEM 1: (File 812w)

SUBJECT: USE OF MOTOR BIKES - FREEMANS REACH

At its meeting of 10th September, 1985, Council was advised of information in the above matter.

The landowners have been contacted who have advised Council that the use complained of was only their son and his friend's occasional use of the property for their own personal trail bike use and in any case it has now ceased. On the basis of this, the landowner was advised that no further action would be taken.

Council will also be aware of the recent enactment of the Recreational Vehicles Act, which gives Council's Health and Building Surveyor the power to take action in these matters in addition to his authority under the Local Government Act and additionally that all such uses of recreational vehicles requires Planning consent of Council.

Recommendation

The information be received.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

ITEM 2: (File P160/25)

SUBJECT: "DEVELOPMENT OF A MODEL FOR ESTIMATING THE DEMAND FOR LAND FOR RURAL RESIDENTIAL SUBDIVISION" - REPORT RECENTLY RELEASED BY THE DIRECTOR OF ENVIRONMENT AND PLANNING

The report discusses the issues of rural residential subdivision in the various regions of New South Wales. It found that the rural residential market in the Sydney region is a distinctively high priced market due primarily to limitations on the availability of suitable land in the face of rising demand.

Not surprisingly, the study identified that accessibility is a vital factor in demand and price. Amenity is a major general factor operating in most markets, affecting price and rates of sale. It embraces such matters as land quality, scenic quality, water supply, degree of seclusion, provision of services, etc.

The major purpose of the study and its major contribution is in providing methodologies for demand estimation. The report indicates that step-wise land demand estimation based on population projections is, on the whole, the most established technique. The information provided in this field will be of valuable assistance in reassessing the Shire's rural land zonings upon finalisation of the North West Sector Regional Environmental Plan.

Recommendation

The information be received.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

ITEM 3: (File C45/11)

SUBJECT: DIRECT BROADCAST SATELLITE RECEIVING EQUIPMENT
- VIDEOSAT PTY. LTD.

Videosat Pty. Ltd. is a major supplier of satellite earth stations and is listed by the Australian Broadcasting Commission and the Department of Communications as a national distributor of PLESSEY B-MAC satellite receiving equipment.

Videosat are the company on behalf of the A.B.C. responsible for promoting the direct broadcast satellite system to remote areas of Australia. Councillors may have seen promotional advertisements on A.B.C. T.V. in this respect. A part of Videosat's charter is to promote the system in country areas of Australia including some of the remoter parts of this Shire. They have requested Council's permission to demonstrate and to generally carry out tests in various parts of the Shire from a vehicle which is generally similar to a television outside broadcasting unit with caravan type accommodation attached.

No objection is seen to the operation by Videosat Pty. Ltd. in the Shire subject to their proper disposal of wastes in relation to the accommodation aspect of their equipment, and it is considered that they should be advised accordingly.

Recommendation

Videosat Pty. Ltd. be advised that Council raises no objection to their carrying out of tests and demonstrations within the Shire, and that appropriate waste removal measures be implemented to the satisfaction of the Shire Health Surveyor.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

ITEM 4: (File H105/1)

SUBJECT: THE ROYAL HOTEL - WINDSOR STREET, RICHMOND

The Heritage Council of New South Wales has advised that the Minister for Planning and Environment proposes to make a permanent Conservation Order over the above building. The matter is on exhibition until the 10th January, 1986, and objections will be received by the Minister until that date. Should Council not object to the permanent conservation order no reply is necessary.

Recommendation

Council raise no objection to the placement of a permanent Conservation Order over the Royal Hotel, Richmond.

COMMITTEE'S RECOMMENDATION

THAT THE HERITAGE Council be asked to defer imposing a permanent Conservation Order on the building for a period of 30 days pending Council discussions with the owner and delegated authority be given to Council officers to act on the matter immediately.

ITEM 5: (File DA 316/83)

SUBJECT: DRAFT DEVELOPMENT CONTROL PLAN AND DRAFT LOCAL ENVIRONMENTAL PLAN, CENTRAL AREA, KURRAJONG HEIGHTS

Council was advised at its meeting of 12th November, 1985 (Page 2 Shire Clerk/General Manager's Report - Planning) the outcome of a public meeting to discuss the subdivision proposals for Kurrajong Heights.

In regard to the central area of the release, three property owners have indicated that they have no desire to subdivide their land now, or in the foreseeable future. Two of these property owners (Mrs. L. and Mrs. E. Musgrave and Mr. D. and Mrs. J. Waterhouse) have critical locations close to the access point to Warks Road. The third owner, Mrs. F. Kennedy-Andlinger has approximately 3 hectares in the south-western corner of the central area with frontage to Burralow Road.

While the Musgrave and Waterhouse land is critically located in terms of enabling access to the rest of the area, the owners have expressed no objection to the siting of a road through their land, at an agreeable location, subject of course to their being exempt from any construction levy. They would, however, be prepared to pay a construction levy if at some time in the future they decided to subdivide their land.

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In deliberating on the future of the central area of the release, it would seem that if the matter is to proceed in its entirety, then Council will be required to carry the burden of cost in relation to the establishment of a road across the Waterhouse and Musgrave land as well as the access off Warks Road.

On this basis Council resolved that a report on the likely cost implications to Council for roads and drainage in the central area of the release be prepared to enable further consideration of the draft plan. This report has been broadened slightly to encompass the cost of acquiring the access point to Warks Road as well as the construction costs outlined.

As indicated on Council's draft development control plan the only feasible access point for the feeder road which would serve the control area is through land owned by Mr. T. and Mrs. S. Ford (immediately uphill of the Opal Museum). The necessary land consists of 2 allotments, Lot 38 DP 244090 (area: 2991sq.m) and Lot A DP 376344 (area: 626sq.m). The allotments have a combined frontage to Warks Road of 34 metres. The Fords have indicated that they would not be prepared to sell the land for less than \$55,000.

In relation to road construction costs through properties not participating in subdivision, Council may expect to incur costs in the vicinity of \$100,000 - \$150,000 based on 300 metres of full road and 150 metres of half road at \$300,000 - \$350,00 per kilometre. If Council does not take the responsibility for these construction works it is certain that the release will not proceed in the foreseeable future and that in the interim affected landowners would be burdened by increased rates and land tax.

On the basis of the divergent attitudes of the landowners in the central area of the release, it is not anticipated that subdivision would proceed in an acceptable manner. Consequently Council should not proceed with the draft plans for the central area.

Recommendation

Council not proceed with the draft development control plan and draft local environmental plan for the central area of the release and that the landowners be advised accordingly.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

ITEM 6: (File DA 279/85)

SUBJECT: PYLON SIGN - MCDONALDS RESTAURANT, WINDSOR
ROAD, VINEYARD

Council is referred to the report on this matter to the Ordinary Meeting of 10th December, 1985.

On 16th December McDonalds arranged for another crane lift of their sign to assess the siting as resolved by Council being ".... at a point approximately 102 metres from the north western corner of Groves Avenue"

The crane lift on the resolved site generally confirmed the "mock up" photograph prepared for Council in that there was a reasonable amount of site exposure in each direction with minimal tree lopping. The McDonalds representatives also provided a tourist "I" sign and a flag pole bearing the Australian standard in order that an overall presentation could be assessed.

It is unfortunate that the "I" sign was not available for the previous crane lift as a far better overall signage assessment was gained. On the basis of the demonstration on site it is confirmed that the corner location of Groves and Windsor Roads is the best location for signage from a traffic management point of view. The big "M" and "I" signs on the same pole as shown did not look out of place and did not create the impression of big "M" supremacy as the "I" sign was of approximately equal size and very visible from either direction. The big "M" sign was above the visual focus of the "I" sign such that when approaching the sign one would either look up to the "M" sign or at a normal level to the "I" sign and brick feature wall. In this respect the "M" and "I" retain their own identity.

The flag pole was dwarfed by both the "M" and "I". In this respect it would be appropriate for either the pole or the flags to be repositioned. The only nearby site for repositioning of the pole would be towards the Windsor Road end of the brick feature wall and to retain the flags behind the wall. An alternative and more acceptable overall positioning would be to leave the pole containing both signs behind the wall and to position the flags along both the Windsor Road and Groves Avenue frontages in line with the wall. This would make the overall sign/flag package symmetrical and create a desirable entrance treatment effect. Such treatment, whilst on the face of it seen as a compromise from Council's original decision, is considered desirable in the overall interest of co-ordinated signage, is preferable from a traffic management point of view and has the added advantage of being acceptable to McDonalds so that Council may save approximately \$10,000 for its own pole erection.

McDonalds have indicated that the "I" sign should be side mounted on the pole. Centre mounting is preferable, albeit more expensive, and Council should require this as part of the approval.

Recommendation

Approval be granted for the erection of a standard McDonalds pole and sign located centrally behind the brick feature wall and that the pole is to include a centre mounted tourist "I" sign including "boxing in" of the sign on each side of the pole to the satisfaction of the Shire Health and Building Surveyor.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

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ITEM 7: (File H105/15)

SUBJECT: HERITAGE STUDY OF MAIN STREETS OF WINDSOR AND
RICHMOND AND OF THE SHIRE GENERALLY

The Heritage Council has advised Council that it is confident that National Estate funding would be forthcoming to Council on the following basis:

Heritage Study of main streets of Windsor and Richmond	\$9,000
Heritage Review of the Shire	\$10,000
Total	\$19,000

This funding would be on the basis of Council matching the amounts on a dollar for dollar basis. Should Council wish to allocate its share then the funding would have to be from its loan programme for which there is a report elsewhere in this business paper.

The original intent of the employment of a Heritage Advisor to the Shire was to prepare, inter alia, a review of Windsor and Richmond and to formulate specific guidelines for restoration and infill development. This has not been undertaken to date for a number of reasons but mainly because of the volume of other heritage matters being handled by the Advisor with the result that little time is left for preparing major reports and guidelines. The Advisor currently works on the basis of one eight hour day per week with occasional extra hours as directed. The majority of the Advisor's duties to date have been to prepare suitable conditions for development proposals involving heritage buildings and for development adjacent to heritage buildings in order that complimentary design takes place. Other duties have included advice to owners on maintenance, renovating etc. and assessing applications for Heritage Restoration fund loans and grants and for the general reporting of all Heritage matters to the Heritage Advisory Committee.

It is considered that by the alteration of the function of the Heritage Advisory Committee and of the frequency of meetings the Advisor's time would be better spent. For example one quarter of the Advisor's time is spent at the Committee meeting on the basis that he works one day per week and there is one meeting per month. It is considered that the Committee should meet less frequently to deal with policy matters only, with the day to day decision making of heritage development and funding applications being left to the Shire Planner, Shire Health and Building Surveyor and Deputy Shire Clerk in consultation with the Advisor for subsequent report to Council. This would better expedite these matters and provide additional time for the Advisor to attend to study guidelines.

Additionally the Advisor's workload could be assisted by existing planning staff taking a more active roll in advice on comparatively minor matters for which the Advisor now attends with the Advisor as back-up for more difficult problems. In this respect Council is advised that existing staff do have expertise in heritage matters in a general sense with one member having specific expertise in heritage advice being a member of the National Trust Urban Conservation Committee and being part of a voluntary advice team reporting to the Trust on various heritage matters.

If this assistance was given the Advisor would be better able to concentrate on reviews and resultant preparation of guidelines.

The matters of the Heritage Council's offer were known at the time of preparation of the Estimates but were not included for Council consideration as the offer was not formally approved by the Minister administering the National Estate funding. The offer has not been confirmed to date but advice received is that it could be confidently expected. Should Council wish to pursue the grant it will be required to have the \$19,000 allocated from elsewhere within its loan programme.

It is considered that with the alterations to the Heritage Committee and the Advisor's role as suggested above that reasonable progress can be made by the Advisor on the study areas with initial concentration being made on Windsor and Richmond.

The Heritage of the Shire generally has recently been reviewed by its inclusion in the North West Sector Heritage Study. A separate additional review of the overall Shire is not seen as urgent as having proper guidelines for Windsor and Richmond.

Recommendation

- A. That the Heritage Council be advised that Council has not allocated \$19,000 as its share for a Heritage Study of Windsor and Richmond and of the Shire generally in its 1986 estimates.
- B. That the Heritage Council be advised that Council considers the roll of Heritage advice to the Shire is best served by the following alterations to the current situation:
 1. The Heritage Advisory Committee meet on a quarterly basis to deal with heritage policy matters and proposals of major heritage significance.
 2. Applications for assistance from the Heritage Restoration Fund be assessed by the Shire Planner, Shire Health and Building Surveyor and Deputy Shire Clerk following consultation with the Heritage Advisor and that the applications be reported to Council for determination.
 3. The Heritage Advisor commence, as his primary objective, a review of Windsor and Richmond with subsequent reports to the Heritage Advisory Committee and Council.

4. Advice requested on minor heritage matters be referred to the Planning Department initially with assistance from the Advisor where required.

COMMITTEE'S RECOMMENDATION

- A. THAT COUNCIL VOTE the sum of \$19,000 for the heritage study of main streets of Windsor and Richmond and the heritage review of the Shire.
- B. That the Heritage Council be advised that Council considers the roll of Heritage advice to the Shire is best served by the following alterations to the current situation:
 1. The Heritage Advisory Committee meet on a quarterly basis to deal with heritage policy matters and proposals of major heritage significance.
 2. Applications for assistance from the Heritage Restoration Fund be assessed by the Shire Planner, Shire Health and Building Surveyor and Deputy Shire Clerk following consultation with the Heritage Advisor and that the applications be reported to Council for determination.
 3. The Heritage Advisor commence, as his primary objective, a review of Windsor and Richmond with subsequent reports to the Heritage Advisory Committee and Council.
 4. Advice requested on minor heritage matters be referred to the Planning Department initially with assistance from the Advisor where required.
 5. That an additional Councillor be nominated to the Heritage Advisory Committee and that Councillor McMahon be appointed the additional member.

HAWKESBURY SHIRE COUNCIL

GENERAL PURPOSE COMMITTEE - DEVELOPMENT - 25/3/86

SHIRE PLANNER'S REPORT

ITEM 16: (File DA 290/85)

SUBJECT: "THE ISLANDS"

The following letter dated 21st March, 1986, has been received from Hoffah Development & Construction, proposed developers of "The Islands":

"Further to our telephone conversation of this morning we now confirm our request that The Islands proposal be removed from the agenda for Council's meeting scheduled on the 25th instant, and further, that the matter be held in obedience pending further information being supplied to the Council.

In a meeting with you in December it was agreed that our application would be held pending further reports dealing with effluent disposal, bushfire management, road construction and soil erosion controls. The first of these reports was completed in January and as a consequence the Water Resources Commission and the State Pollution Control Council reversed their previous negative position in relation to the proposal.

The Fire Management Strategy and the Soil Erosion and Road Construction Report were completed and lodged with Council on Monday 17th March, 1986. The Soil Conservation Service and the National Parks and Wildlife Service have indicated to us their intention to make a further response to the proposal once they have had the opportunity to assess these reports. They have not had sufficient time to do this to date.

In addition we were advised by Council's Fire Control Officer, Mr. Bill Rodgers, that as at 4.00 pm on Thursday 20th March, 1986 Council's fire officers have also been unable to assess these reports.

In our view, any discussion of the merits of our proposal that does not take account of these reports and the response of the Soil Conservation Service in relation thereto, is inadequate. We suggest that the Town Planner's report to Council recommending against the preparation of an L.E.P., in relation to the merits, is made on faulty premises. This is reason alone to request that the matter be withdrawn from the agenda.

However, there is a far more serious reason to request that our matter be held in obedience. Steve Larkin and Jim Rannard met with Glen Falson about four weeks ago and requested that our re-zoning application be brought forward for Council's consideration at the earliest opportunity on the basis that it be recommended that an L.E.P. be prepared so that the statutory process laid down in the E.P. & A. Act could commence. On this basis it would not be necessary that all of the matters dealing with the merits of the case to be at hand.

ITEM 16 (Cont.)

The writer spoke to Glen Falson approximately three weeks ago and Glen Falson indicated that while he considered the request to be 'a bit smart' he thought it had merit and saw no problem in acceding to the request. In relation to all of the matters that have occurred to date outside the ambit of the Act he made certain, perhaps personal, comments.

Under these circumstances we were quite relaxed about the preparation of the Town Planner's report. We did not consider that there could be any doubt that we had supplied Council with sufficient information to enable it to resolve to prepare an L.E.P. Without arguing the merits or de-merits of our proposal to the 'n'th degree we were quite satisfied that we had established a good prima facie case for the preparation of an L.E.P. In our view we had shown that our proposal has merit and is not faced with any insoluble problems. As we understand the E.P. & A. Act, this is all that is required at this stage.

We were taken by surprise to learn late on Thursday afternoon 20th March, 1986 that the recommendation we thought we had been promised was not to be forthcoming. We were shocked that the Town Planner's report was prepared on the basis of an 'all encompassing' merits argument, especially in view of the additional responses outstanding from Soil Conservation and N.P.W.S. We would never have requested that our matter be brought forward to Council on this basis.

We also wish to refute any suggestion that we were advised of a negative, or possible negative, report from Council's Town Planner. In fact when the writer spoke to Gareth Ponton on Wednesday, Gareth Ponton suggested that he was unsure whether the recommendation would deal with the Islands proposal alone, or whether it would deal with the broader question of broadacre strata throughout the Shire. There was certainly no indication of a possible negative response, only some doubt as to how a positive recommendation might be framed.

In view of all of the above we must insist that our re-zoning application be withdrawn from Council's consideration on Tuesday next. Please confirm in writing that this request has been complied with.

Thank you very much for your kind assistance. I am sure you will be able to sort this problem out. We remain extremely indebted."

The information contained in the letter does not raise issues which should change the recommendation to the Committee at Item 15 as it is considered that there is sufficient technical and local information to arrive at the recommendation.

Additionally, considerable concern is expressed at the obvious increase in expenditure by the applicants should the matter be deferred for further reporting by themselves, particularly in relation to further reports from government authorities where

ITEM 16 (cont.)

such further reports may not subsequently add to the data so far available, such as to warrant changing of the recommendation.

This concern has been expressed to the applicants, however, it is still their desire to proceed with a deferral and subsequent submission to Council prior to the matter being dealt with.

Recommendation

That the deferment requested by the applicant, Hoffah Development and Construction, be agreed to.

SHIRE HEALTH AND BUILDING SURVEYOR'S REPORT

ITEM 1: (File BA 1365/85 & BA 1489/85)

SUBJECT: BUILDING APPLICATIONS

The following building applications have been received and as it is considered the design and/or materials are not compatible with desired development and would be prejudicial to the existing or anticipated development of the areas, it is intended to refuse consent under delegated authority.

a. B.A. 1365/85 - Spinks Road, Glossodia

This application is for a dwelling which is manufactured by a company specialising in domestic garages measuring 12,000 x 6,600 and is proposed to be clad and roofed in colour coated steel sheet.

It is considered incompatible with existing nearby development which is conventional cottage design utilising conventional materials and would, it is felt, detract from the amenity of the area. There is no doubt that a similar proposal in other circumstances may be appropriate. Plans will be displayed at the meeting.

b. B.A. 1489/85 - East Kurrajong Road, Section 2, East Kurrajong

This application is for an addition to a dwelling comprising a living room and two bedrooms utilising a portable building of a type normally used as a construction site office and/or storeroom. The proposed building measures 13,200 x 3,000 and is steel clad and roofed.

It is considered the proposal is incompatible with the existing development. Plans will be displayed at the meeting.

Recommendation

The report be received.

COMMITTEE'S RECOMMENDATION

THE REPORT BE received in respect of Item a. and in respect of Item b. Council approve the addition to the dwelling at East Kurrajong Road, East Kurrajong, and the applicant be asked to submit in writing the time of the requirement for the use of the addition.

SECTION 3 - FINANCE1. ACCOUNTS PAIDCOMMITTEE'S RECOMMENDATION

THE ACCOUNTS SUBMITTED be confirmed as shown hereunder:

<u>Fund</u>	<u>Voucher Nos.</u>	<u>Total</u>
General	46920 - 47687	4,461,548.33
Trust	3293 - 3367	1,450,869.11
Main Roads Trust	262319	136,339.14
		6,048,756.58

2. STATEMENT OF BANK BALANCES, INVESTMENTS AND FORM 2COMMITTEE'S RECOMMENDATION

THE STATEMENT OF bank balances as shown in Form 2 showing the position of the Bank Accounts be received.

3. CORRESPONDENCE

ITEM 1: (File C50/15)

CORRESPONDENT: MINISTER FOR LOCAL GOVERNMENT

SUBJECT: TRANSFER OF LAND BETWEEN LOCAL GOVERNMENT
AREAS

"I refer to my letter of 19th November, 1984, informing the Council that I had referred four proposals to transfer land from Blue Mountains City to Penrith City, Hawkesbury Shire and Oberon Shire, to the Local Government Boundaries Commission for public inquiry and report.

As the Council is aware, the Commission held the public inquiry in March and I understand that it sent to the Council in June a copy of its report. The Council will note from the report that the Commission recommended against approving the three proposals to transfer the town of Lapstone to Penrith City, the Fourth Ward of Blue Mountains City to Penrith City and Megalong Valley to Oberon Shire. Since any recommendation by the Commission not to approve a proposed boundary change is binding on the Minister, these three proposals will not now be further considered.

The Council will also note from the report that the Commission has recommended that approval be given to the proposal to transfer land including Mount Wilson, Mount Irvine and Mount Tomah from Blue Mountains City to Hawkesbury Shire. However, after giving careful consideration to the recommendation, I have decided not to take action to implement this proposal."

Recommendation

The information be received.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

ITEM 2: (File S198/1, C51/56)
CORRESPONDENT: LENORD SECURITY SERVICES
SUBJECT: WINDSOR MALL SECURITY PATROLS

Asking Council whether it would like to continue with the proposal by the Windsor Chamber of Commerce regarding a security guard in Windsor Mall on Thursday, Friday and Saturday nights each week between the hours of 9pm and 3am. Advising that the cost of this service would be \$180 per week.

S.C. REPORT

Council's officers had a meeting with representatives of the Windsor Chamber of Commerce and Lenord Security Services to endeavour to reach an agreement for night patrols on Thursday, Friday and Saturday nights between the hours of 9pm and 3am in an attempt to reduce the frequency of vandalism in the Windsor Pedestrian Mall area. Originally it was intended that there be a trial period of six weeks.

Advice has subsequently been received from the Windsor Chamber of Commerce that their members did not wish to proceed with the proposal and that security services were currently being conducted by security firms for some of the commercial premises in the Mall area.

Without the support of the Windsor Chamber of Commerce it is felt that Council should not proceed with the security service and that Lenord Security Services be thanked for their offer.

Recommendation

The report be received.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

SECTION B - LETTERS SUBMITTED FOR INFORMATION

IT IS RECOMMENDED THAT the letters in this section be received and appropriate replies forwarded where necessary.

B1. LOCAL GOVERNMENT AND SHIRES ASSOCIATION OF N.S.W. - GENERAL CIRCULAR 11/1985 - INDUSTRIAL MATTERS. C44/21. National Wage Case 1985

On the 4th November, 1985, the Full Bench of the Australian Conciliation and Arbitration Commission handed down the Decision in the National Wage Case, as follows:

"On all the above considerations we have decided to award an increase of 3.8% on this occasion and to defer discounting by 1.2%. Any discount figure, in addition to the 1.2% based on the price effects of devaluation for the September and December 1985 quarters will be decided in the next National Wage Case. In accordance with Principle 9, appropriate allowances should be adjusted by 3.8%.

"We have decided that consistent with Principle 3, a renewed undertaking must be given by all unions seeking the present national wage adjustment."

"Any claims for improvements in pay and conditions other than those provided by Principles 1 and 2 must be processed in accordance with Principles 4 to 11. No application for a national wage adjustment to an award will be approved by the Commission unless all the unions concerned in the award give an undertaking that for the duration of these Principles they will not pursue any extra claims, award or overaward, except in compliance with the Principles."

"The new undertaking will apply for a period of six months."

2. Transport Industry - Local Government Carriers Contract Determination3. Occupational Health & Safety Act - Work Experience Programs

Advising that Councils will be aware that the Associations have requested the Department of Industrial Relations and the Department of Education to advise whether the indemnity provided by the Department of Education covers employers who participate in work experience programs in respect of penalties under the Occupational Health & Safety Act.

Stating that the Department of Industrial Relations replied that this indemnity does not cover any employer in respect of penalties imposed for breaches of the Act.

Advising that the indemnity provided by the Department of Education does indemnify employers participating in work experience programs "to the full extent of any amount which they may be legally liable to pay for injury to students arising out of work experience, excepting claims in respect of which the employer may be indemnified under any form of insurance, whether statutory or otherwise.

4. Local Government Senior Officers' Award

5. Health Surveyors (State) Award

Advising that the Associations have made a claim to vary Clause 7 (iii)(a) Expenses - (car allowance) by increasing the kilometre rate from 25.5 cents and 29.5 cents to 23 cents and 32.5 cents respectively and the annual allowance from \$3,400 to \$3,730.

6. Gas Industry Award (Federal)

7. Gas Industry Award (Federal)

8. Transport Industry Sanitary & Garbage (State) Award

Advising that the Transport Workers' Union (TWU) has lodged a claim to vary the award in relation to special rates and allowances. Further advising that the claim is expressed to "compensate for movements in the Consumer Price Index."

9. Domestic Services (Accommodation and Personal Care Industry)

Stating that Councils have been advised of progress relative to the log of claims served by the Federated Miscellaneous Workers' Union (FMWU).

Advising that on 17th October, 1985, Commissioner Cox of the Australian Conciliation and Arbitration Commission EXCLUDED the Councils service with the log of claims.

Therefore, no further action is necessary.

B2. MUSEUM AND TOURIST CENTRE COMMITTEE - ANNUAL GRANT. C51/18

Requesting that Council continue its annual grant of \$500 to assist in maintaining staff at the Museum. Forwarding a financial statement for the past year.

(S.C. - Provision was made in the 1986 Estimates for a contribution of \$500 to the Museum.)

B3. MARAYLYA PUBLIC SCHOOL - APPRECIATION. S196/17

B4. THE STAFF AND STUDENTS OF COLO HIGH SCHOOL - APPRECIATION. A5

B5. OAKVILLE PUBLIC SCHOOL - DONATION. D64

Thanking Council for its donation to their 1985 presentation night.

B6. LOCAL GOVERNMENT AND SHIRES ASSOCIATION OF N.S.W. - GENERAL CIRCULAR 12/1985 - INDUSTRIAL INFORMATION. C44/2

1. Municipal & Shire Council Wages Staff Award

Advising that the Municipal Employees' Union has applied to vary the above award to insert a new classification of "drilling machine with compressor attached" at the rate of pay of a Plant Operator, Grade 3.

2. Occupational Health and Safety Act

Advising that Councils were advised in General Circular No. 5/1985 of the legal opinion of Mr. C. Cullen, Q.C., covering the liability of elected members and staff under the above Act. The Council of the Municipality of Holroyd has made representations to the Minister for Industrial Relations, the Hon. P.D. Hills, M.P., on this matter and, as it affects all Councils, has forwarded a copy of the Minister's reply to the Associations.

The Minister for Industrial Relations reply is as follows:

"I refer again to your representations on behalf of the Council of the Municipality of Holroyd concerning the liability of members of Council and senior staff in the event of a breach of the Occupational Health and Safety Act, 1983.

You will be aware that the legislation is designed to promote and maintain to the highest degree, the physical, mental and social well-being of workers in all occupations and the protection of other persons who come into contact with the working environment.

The Government views breaches of the legislation very seriously and, consistent with this view, section 50 of the Act provides that each director of a corporation and each person concerned in the management of a corporation, which has committed an offence, shall be deemed to have committed the like offence. However, section 50 of the Act also provides that directors and persons concerned in the management of a corporation do not contravene the Act if -

- (a) the corporation contravened it without their knowledge;
- (b) they were not in a position to influence the conduct of the corporation which led to the contravention by the corporation; or
- (c) they, whilst in a position to influence the corporation, used all due diligence to prevent the contravention by the corporation.

In addition, section 53 of the Act provides a statutory defence to liability for breaches of the Act in circumstances where the breach was due to circumstances over which the person had no control and against the happening of which it was impracticable for that person to make provision.

I am of the view that the above grounds for the exclusion of liability are quite adequate to safeguard the interests of those persons in positions of responsibility acting in the best interests of their employees and organisations.

Accordingly, I do not consider that there are grounds for amending the law to specifically exempt or indemnify particular groups, such as local council members and certain council staff, from the statutory duties and liabilities contained in the Act which are designed to ensure the health, safety and welfare of persons at work."

3. Local Government Senior Officers Award
Health Surveyors (State) Award
Local Government Salaried Officers' Award
Local Government Engineering Staff Award

Advising that on 22nd November, 1985, the above awards were varied by the appropriate Conciliation Committees under the Chairmanship of Conciliation Commissioner Shortall by increasing the car allowance to 28 cents per kilometre for vehicles under 2.5 litres and 32.5 cents per kilometre for vehicles of 2.5 litres or over with a minimum annual allowance of \$3,730. The variation is operative from the commencement of the first pay period on or after 22nd November, 1985.

B7. SANGAM - WORLD ASSOCIATION OF GIRL GUIDES & GIRL SCOUTS. A7

Thanking Council for the plaque and book sent with Mrs. Dianne Finch who is participating in a Service Project at Sangam.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

SHIRE CLERK'S REPORT

ITEM 1: (File C45/15)

SUBJECT: WESTERN SYDNEY AREA ASSISTANCE SCHEME

As well as projects already submitted from community groups for funding under the 1986 programme, Council has the opportunity to apply for funding to undertake projects which fall within the guidelines of the Scheme and meet Council priorities.

The following are recommended.

Project Reference	Name of Organisation	Name of Project	Purpose of Grant	Amount Sought
85/540/05 14	Hawkesbury Shire Council	Blaxlands Ridge Neighbourhood Centre	Relocate and renovate demountable building to act as a base for operations of Colo Wilderness Mobile Resource Unit and serve as a Neighbourhood Centre for residents of Blaxlands Ridge, Comleroy and the Hills area	40,000
85/460/05 15	Hawkesbury Shire Council	Community Arts Project	Further develop & carry out projects involving professional community artists with a high level of community participation	3,500
85/437/05 16	Hawkesbury Shire Council	BMX track Glossodia	Subsidise construction of a track for BMX bicycle (non-motorised) use by youngsters disadvantaged by being geographically removed from recreational facilities	5,500
85/2 11 8/05 19	Hawkesbury Shire Council	Bilpin Hall Fencing	Provide for construction of child-proof fence to allow for safe play area for pre-school aged children on a site adjacent to busy main road	2,500

Project Reference	Name of Organisation	Name of Project	Purpose of Grant	Amount Sought
85/1 1 2/05 20	Hawkesbury Shire Council	Transport Community Work-Option Programme	Sponsor contribution Towards Vocational Training Programme for moderately handicapped young adults - being funded by the Department of Community Services	11,050
Total				\$62,550

Recommendation

The projects be endorsed and application be made for funding from the Western Sydney Area Assistance Scheme.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

ITEM 2: (File A6/144)

SUBJECT: LOT 30 WOODS ROAD, SOUTH WINDSOR

At the Ordinary Meeting of Council held on 17th January, 1984, it was resolved to agree to the purchase of Lots 26 and 27 DP 32260 Woods Road, South Windsor, for \$3,000 each. At this time negotiations were also authorised for the purchase of Lots 25, 28, 29 and 30 Woods Road, South Windsor, for \$3,000.

Subsequent to this, at Council's Ordinary Meeting held on 8th October, 1985, it was indicated that negotiations had been conducted with the recorded owner of Lot 30, Mrs. F. Smith, and no settlement was obtained. Council at this meeting resolved to serve notice of intention to resume Lot 30 DP 32260 Woods Road, South Windsor, with the period for lodgement of objections being 30 days.

Mrs. F. Smith has now offered to sell Lot 30 to Council for \$3,000 with Council accepting all reasonable legal fees.

Recommendation

Council agree to purchase Lot 30 DP 32260 Woods Roads from Mrs. F. Smith for \$3,000 with Council accepting all reasonable legal fees. All necessary documents to be completed under Seal of Council.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

ITEM 3: (File R186)

SUBJECT: 1986 ESTIMATES

The Estimates of Income and Expenditure were adopted on 9th December and Council further resolved that the Rural Rate would be 64% of the General Rate and that the additional income of \$16,379 would be allocated to Rural Roads Construction.

The proposed Estimates of Income and Expenditure for the year 1986 were advertised in the Hawkesbury Gazette on 25th December and it was proposed to hold a Special Meeting prior to the Committee meeting today to fix Rates and Charges for 1986.

In accordance with the Local Government Rates and Charges Amendment Act, 1985, the increase in General Purpose Rates and Garbage Charges for 1986 has been limited to 8%.

Any increase above this limit requires Ministerial consent and the Department advised in Circular No. 85/38 that increases to the general percentage will be approved in only the most extreme circumstances.

In 1985 the rural rate was 63% of the General Rate (a 37% reduction) and the resolution, which alters the Rural Rate to 64% of the General Rate, has the effect of increasing rates for 1986 on rural properties by 9.65% and will therefore require Ministerial consent.

Discussions have taken place with officers from the Department of Local Government and they have verbally advised that Ministerial consent for this increase is highly unlikely given the relatively minor increase in income applicable to a small minority of ratepayers. They have also advised that it would be approximately three weeks before the application could be determined.

In the event that the Minister refused an application to increase the Rural Rate, it would be necessary for Council to readvertise the proposed Estimates and then fix the 1986 rates and charges 10 days after that date. It is proposed to levy the 1986 rates on Monday 3rd February and any delay would seriously jeopardise the levy date and have a resultant effect on cash flow and estimated interest on investments etc.

Clause 25 of Ordinance 1 provides that where a motion is negatived no similar motion shall be brought forward within three months thereafter and the effect of the provision shall not be evaded by substituting any motion differently worded but in principle the same. However, part (e) of the Clause provides that any such motion as aforesaid may be moved upon the report of a Committee of the Council and such report shall be specially noted on the minutes.

Under these provisions of Ordinance 1 it is possible for Council to fix the Rural Rate at 63% of the General Rate and have a uniform rate increase of 8% throughout the Shire as prescribed by rate pegging legislation.

It is felt that a uniform rate increase of 8% should be adopted and the amount of \$16,379 which has been allocated to Rural Roads Construction, should then be deleted from the Estimates which will again provide for a balanced budget in 1986.

If Council accepts this proposal it would be proposed to advertise the revised Estimates of Income and Expenditure in the Hawkesbury Gazette on Wednesday 15th January. This would require the advertisement to be prepared for insertion prior to endorsement of this recommendation at the Ordinary Meeting of Council scheduled for 14th January.

A Special Meeting to fix Rates and Charges for 1986 would then be held prior to the General Purpose Committee Meeting scheduled for 28th January, which complies with the 10 day prescribed period for fixing rates after advertisement. The 1986 rates would then be levied as scheduled on 3rd February.

Recommendation

- A. The Estimates of Income and Expenditure as presented be adopted with the Rural Rate percentage being 63% of the General Rate and amounts allocated to Rural Roads Construction to be deleted.
- B. The proposed Estimates of Income and Expenditure for the year 1986 to be advertised in the Hawkesbury Gazette on Wednesday 15th January with the advertisement to be prepared prior to the Ordinary Meeting of Council scheduled for 14th January.
- C. In accordance with Clause 25(e) of Ordinance 1 special note of this report to be made in the minutes.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

ITEM 4: (File G23)

SUBJECT: LOAN PROGRAMME 1985/86

Council made a submission of a loan allocation of \$4.81 million for the 1985/86 loan programme. Verbal advice has been received from the Department that an allocation of \$3.5 million is likely. This is subject to written advice expected in the near future.

Debt servicing was allowed for \$3 million in the 1986 estimates. It is considered that Council should accept the total allocation available with those items capable of being undertaken later in the year deferred until that time to enable a satisfactory debt servicing position.

The proposal for the \$3.5 million is as follows:

Acquisition of land	\$600,000
Purchase of Plant	350,000
Community Employment Programme (CEP), Jobs on Local Roads (JOLOR) and Natural Areas Enhancement Scheme (NAES)	120,000
Kerbing, Guttering, Footpaving and Drainage Construction	150,000
Parks Improvements	100,000
Bicentenary Park	150,000
Bensons Lane Sporting Complex	100,000
Amenities - Deerubbin Park, Richmond Park, Macquarie Street Car Park	75,000
Governor Phillip Park - Amenities Building & Clubhouse	150,000
South Windsor Waste Depot - Entranceway	10,000
Tourist Information Centre	213,000
Child Care Centres	60,000
New Showground Development	100,000
Roads Construction & Reconstruction	350,000
Bicycle Study	12,000
Australiana Pioneer Village	650,000
Community Work Option Centre	150,000
North Richmond Sewerage	110,000
Blaxlands Ridge/Colo Wilderness Building	50,000
	\$3,500,000

With respect to the above programme: Council has adopted the figures relating to CEP, JOLOR and NAES (\$120,000); approved of the bicycle study being undertaken with the figure indicated being Council's contribution on a dollar for dollar basis; committed the expenditure to the new showground development and the tourist information centre; and, at this stage, the architect has not completed detailed costings of the work option centre that was relocated to provide for an extension to the Richmond Neighbourhood Centre, however, \$150,000 has been provided.

Recommendation

The programme be adopted.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

ITEM 5: (File 1112, WC/C9)

SUBJECT: WORKERS' COMPENSATION

Council was granted a licence to act as a self-insurer for workers' compensation from 20th August, 1983.

At that time a Safety Officer was appointed and Council's Code of Safety Practice was introduced. With the increased attention paid to promoting safe working places and practices and claims management a significant reduction in workers' compensation injuries was achieved.

In October 1985, Council was notified that it had won a National Safety Council Award for achieving a 46% reduction in compensable claims between February and July, 1985.

In the latter half of 1985 there was a 95% increase in the number of claims received and this can be directly attributed to the injuries sustained by workers on employment schemes.

These schemes are either fully or partly funded by State or Federal Government and are generally labour intensive. Council is obliged to employ long-term unemployed and disadvantaged people on the schemes. Council is currently employing workers under the Natural Areas Enhancement Scheme, Youth Employment Scheme and Community Employment Programme. A Jobs on Local Roads Scheme was concluded in December, 1985. Job scheme workers normally account for 12-15% of Council's total workforce.

All appropriate safety equipment and the safest possible system of work are provided to these workers to ensure that injuries are kept to a minimum. However, incorporated in many claims is the factor that the worker has been idle for many months and is, initially, physically unfit for labouring duties.

The following is a breakdown of Council's claims history by insurance years (i.e. 20th August to 19th August) since commencement of its licence.

It should be noted that the last period covers only four months.

Insurance Period	20.8.83- 19.8.84	20.8.84- 19.8.85	20.8.85- 23.12.85
Total Claim Received	96	79	47
Claims - Permanent Staff			
Number Received	74	60	24
Proportion of Yearly Total	77%	75%	51%
Proportion of Yearly Costs	71%	74%	72%
Claims - Job Scheme Staff			
Number Received	22	19	23
Proportion of Yearly Total	23%	25%	49%
Proportion of Yearly Costs	29%	26%	28%

Insurance Period	20.8.83- 19.8.84	20.8.84- 19.8.85	20.8.85- 23.12.85
Claims Where:			
Liability Denied	3	10	5
No Time Lost	8	18	8
1 Day or Less Time Lost	19	9	4
Injury Occurred While Travelling	3	-	2
Expenses Claimable from Third Party Insurer	2	1	-
Remainder	61	41	28
Totals	96	79	47

In an attempt to overcome the problem of excessive workers' compensation costs for job scheme workers, an approach was recently made to the State Compensation Board requesting approval to insure that portion of Council's workforce who are employed on State and Federal Government funded job creation schemes.

It was stressed that these workers were not considered as part of Council's workforce as they were not permanent employees and Council had no obligation to provide them with continuing employment.

The reply from the Board confirmed previous advice that Council, as a self-insurer, could not take out a policy of insurance or indemnity in respect of some of its workers, and that the workers employed on these job schemes would, without doubt, fall into the definition of "worker" contained in the Workers' Compensation Act.

If Council obtains the support of other WSROC Councils and approaches the Federal Government it may be possible to have workers' compensation coverage for job scheme employees become the responsibility of the funding body.

Recommendation

Council approach the Federal Government requesting that workers' compensation coverage for job scheme workers become the responsibility of the funding body and that WSROC be requested to support Council's proposal.

COMMITTEE'S RECOMMENDATION

THE RECOMMENDATION BE adopted.

Report of the Meeting of the Hollands Paddock Development Committee held in the Councillors Room on 3rd December, 1985, commencing at 8.30 a.m.

PRESENT: Clr. P.A. Dunn; Clr. R.P. Stubbs; Clr. C.J. Stanley; Messrs. B. Keegan and S. Jackson, Windsor Chamber of Commerce; Messrs. M. Barnes and B. Mealing, Windsor Businessmen's Association; Mr. L.M. Weatherstone, Deputy Shire Clerk; Mr. M. Coulter, Deputy Shire Planner.

1. Minutes of 5th November, 1985

Resolved on the motion of Clr. Stubbs and seconded by Mr. B. Keegan that the minutes of the meeting of 5th November, 1985, be confirmed, subject to the Committee members being supplied with a copy.

2. Apologies

Apologies were received on behalf of Clr. S.E. Durrington and Mr. G. Falson.

3. Shire Planner's Report

It was resolved on the motion of Mr. B. Keegan and seconded by Clr. C.J. Stanley that the information in the Shire Planner's Report be received.

4. Correspondence

No correspondence had been received.

5. General Business

5.1 It was resolved on the motion of Mr. B. Keegan and seconded by Clr. C.J. Stanley that negotiations be re-opened with the Metropolitan Water Sewerage and Drainage Board for the acquisition of the Hollands Paddock Car Park as indicated on the plan attached to the Shire Planner's Report.

5.2 It was resolved on the motion of Clr. C.J. Stanley and seconded by Clr. P.A. Dunn that Council investigate the possibility of acquiring those commercial sites fronting George Street between New & Johnson Streets.

Clr. Durrington arrived at this stage.

5.3 Discussion took place on the possibility of attracting a first class hotel to the Hawkesbury area and a suitable site for such development. It was noted that the Hawkesbury Valley Motor's site and Hollands Paddock were regarded as worthy of investigation, should such a proposal arise. It was resolved on the motion of Clr. Stubbs and seconded by Clr. Durrington that investigations be carried out to site a first class hotel in Windsor.

- 5.4 It was acknowledged that the relocation of the Rural Press development to North Richmond had a noticeably, detrimental affect on retail turnover in Windsor. The Committee noted the importance of gaining increased utilisation of existing offices, as well as new offices in Windsor, as means of promoting retail turnover. Clr. Dunn advised the Committee of the progress which was being made in relation to the Macquarie Street site recently acquired by Council.
- 5.5 Discussion took place on the new Hawkesbury Hospital. Clr. Stubbs advised that the new hospital would not necessarily attract additional specialists to the site.
- 5.6 There was further discussion on the importance of office development for retail turnover and it was resolved on the motion of Clr. Stubbs and seconded by Mr. Keegan that Council Officers investigate higher storey office development in the central part of the town.

6. **Next Meeting**

The time of the next meeting was set down for 8.30 a.m. on Tuesday, 4th February, 1985.

The Meeting terminated at 9.30 a.m.

QUESTIONS WITHOUT NOTICE

Councillor Sheridan asked if the Shire Engineer is aware of the removal of the swings opposite the Council Works Depot at Wilberforce and whether he proposes to put them back.

The Shire Engineer advised that he was aware of the removal and at this stage a decision had not been made regarding replacement. He undertook to look into the matter.

Councillor Stevens asked for a progress report regarding the Regional Recreation Area on the river front at North Richmond. He asked if perhaps this could be made available for the next meeting.

Councillor Stevens asked if a report could be brought forward on the possibility of constructing a golf driving range in the Bensons Lane project.

Councillor Stubbs asked if a street sign could be erected at High Street, McGraths Hill.

The Meeting terminated at 1.46pm.

DEPUTY SHIRE CLERK'S REPORT

ORDINARY MEETING - 14TH JANUARY, 1986

Shire President and Councillors:

FINANCE AND ADMINISTRATION

CORRESPONDENCE

1. LOCAL GOVERNMENT AND SHIRES ASSOCIATIONS OF N.S.W. - SISTER CITY
RELATIONSHIP - TAMBA, JAPAN. C50/10

Advising that the Associations have been requested by the Attorney-General to assist in finding a potential sister city for Tamba, Japan. Tamba consists of an area of about 75 square km. situated between Kyoto and Osaka about 400 km. southwest of Tokyo. It has a population of approximately 8,700 and a workforce of about 4,200 of whom 45% are involved in tertiary industry, 30% in secondary industry and 25% in farming. A major feature of the area is an agricultural college, which is a means of improving and upgrading local agriculture to provide an incentive for the young population to remain.

Tamba has a tourist industry based on fishing, sight-seeing, sports and local products such as wine, chestnuts and mushrooms. The Agricultural College appears to cater for all needs within this field.

Hawkesbury Shire and Tamba Shire share some general features such as rivers and mountains, near major urban areas, rural based education facilities, tourism, and wine.

There is some urgency in the request by Tamba because provision has been made in its annual budget for members of the Council to visit Australia. These funds lapse in March 1986.

SHIRE PRESIDENT'S RECOMMENDATION: That Council support the proposal and advise the Local Government and Shires Associations that Council is interested in discussing the subject with the Tamba Council delegates.

2. CITY OF LOS ANGELES - INTERNATIONAL CONFERENCE

Advising that the Annual Sister Cities International Conference will be held at the Universal Premier and Universal Sheraton Hotels, Los Angeles, from 16th July to 20th July, 1986.

Submitted for consideration.

3. BLUE MOUNTAINS CITY COUNCIL - TELECOM CHARGES. T216

Advising that representations have been made to the Member for Macquarie, Mr. A. Webster, M.P., and Mr. R. Free, M.P., Member for Lindsay, in his capacity as Chairman of the House of Representatives Standing Committee on Expenditure on Telecom's Zonal Charging Policies, regarding a review being undertaken by Telecom of the charging from zones including St. Albans, Colo Heights, Kurrajong Heights, Lawson and the buffer area.

(D.S.C. - It is felt that Council should support Blue Mountains City Council in their endeavour to improve the telephone charging system on the fringe areas of the existing zonings, particularly, as they affect St. Albans, Colo Heights, Kurrajong Heights zones of Hawkesbury Shire which has a very small number of subscribers.)

IT IS RECOMMENDED THAT representations be made to the Member for Macquarie in terms of the report and Blue Mountains City Council be advised that Council supports its representations to change Telecom Zonal Policies.

4. L.G. MACDONALD & CO. - OFFICE OF AUDITOR. A8

Requesting re-appointment as Council's Auditor, in accordance with Section 211 of the Local Government Act, 1919.

IT IS RECOMMENDED THAT Mr. L.G. MacDonald of L.G. MacDonald & Co. be re-appointed Council's Auditor under Section 211 of the Local Government Act, for 1986, at the current scale of fees.

FINANCE AND ADMINISTRATIONREPORTS1. POST OFFICE AGENCIES

Since 1st January, 1983, Council has been using Post Offices within the Shire as agencies for collection of Council rates. Council's contract with Australia Post is to be renewed for a further twelve months.

The terms of the contract remain the same with the charges being increased under the same formula.

During the last twelve months collections have amounted to over \$1,480,000.00 which represents 16% of Council's total rate cash collections.

IT IS RECOMMENDED THAT Council renew the contract with Australia Post.

2. UNEMPLOYMENT STATISTICS. S207/11

The Commonwealth Employment Service has provided the following unemployment figures for the quarter ended 30th September, 1985.

Number and Percentage of Total Unemployed by Total, Sex, Age, Duration and Special Groups

		<u>Numbers</u>	<u>Percentage</u>
Total:		1965	100
Sex:	Male	1417	72
	Female	548	28
Age:	15 - 19 years	410	21
	20 - 24 years	503	26
	25 - 44 years	777	39
	45 + years	275	14
Duration:	Less than 3 months	742	38
	3 months to less than 9	742	38
	9 months or more	481	24
Aboriginal:		3	0
Disabled:		231	12

Based on an estimated workforce for the area of 20,000 the total unemployed represent 9.8% indicating a reduction of 1.7% on the June quarter figure.

The national unemployment figure for the September quarter was 8%.

IT IS RECOMMENDED THAT the information be received.

3. LOT 4 GROSE VALE ROAD. 2170C, 2170-1C

Council, at its Ordinary Meeting held on 9th July, 1985, resolved to offer to purchase Lot 4 Grose Vale Road, Grose Vale, for \$36,000. This purchase has been made subject to existing tenancies and Mr. Norman Crossley presently rents the property for \$195 per month.

An inspection of the premises revealed that it is very dilapidated and Mr. Crossley is prepared to enter a lease agreement whereby he would be responsible for maintenance and repair of the buildings.

IT IS RECOMMENDED THAT Council lease Lot 4 Grose Vale Road to Mr. Norman Crossley for \$50 per week subject to standard conditions including the responsibility for maintenance and repair of the property and buildings thereon.

All documents to be executed under Seal of Council.

4. COMMUNITY ARTS OFFICER'S REPORT - DECEMBERWindsor Mall - 18-20th December

Together with the Youth Recreation Officer, three days of Christmas decoration making were organised in Windsor Mall. Trained staff from vacation centres were employed and Windsor Chamber of Commerce supplied some materials. "Pixie Parade" performed on 18th, 19th and 20th, Alan Fountain sang Christmas carols and Childrens Songs.

Macquarie Towns Choral Society sang carols on Thursday 5th December during night shopping hours and was very well received.

Australia Day Activities

Arrangements are proceeding for the 25th January activities in Windsor Mall.

Macquarie Towns Festival Committee

A cheque for \$1,243 has been received from Coles Liquorland for sponsorship of the 1985 programmes.

Premier's Department Grant

A grant of \$500 has been received from the Office of the Minister for the Arts, Premier's Department N.S.W., towards artists fees for the 1986 Festival.

This will be used for a development of the 1986 project using local screen printers, Geoff and Janie Buchan who have proved to be very effective artists in the community.

Colo Wilderness Mobile Resource Unit - December Report

The Unit's pre-schools have closed for the Summer holidays and will re-open first term, 1986.

Attendances in 1985 rose steadily enabling the Unit to apply to the Department of Youth and Community Services for a 30 place centre in the new Blaxlands Ridge Community Hall venue.

The Blaxlands Ridge Community Hall is now on the site and will be ready for the staff to organise equipment for first term opening.

Funding has been received for Vacation Care Centres at Blaxlands Ridge, Colo Heights and Bilpin. These will run for two weeks, from 13th to 24th January.

Grants totalling \$50,460 have been received from Youth and Community Services for wages and operating costs for the Unit for 1986.

IT IS RECOMMENDED THAT the report be received.

5. COMMUNITY & CULTURAL CENTRE - MONTHLY LETTINGS. C51/3

As required under Ordinance 26, Clause 9, following are details from the Hall Letting Register for November and December, 1985.

<u>Date of</u> <u>Engagement</u>	<u>Purpose</u>	<u>Person or Body Responsible</u> <u>for Engagement</u>
November		
1st	Blue Light Disco	* Windsor Police
2nd	Wedding	* D. Graham
2,3,5,12th	Book Launching	* I. Marr
19,26th	Rehearsals	Macquarie Towns Junior Orchestra
6th	Exhibition	* Repco Auto Parts
6th	Cocktail Party	* Hawkesbury Shire Sister City
9th	Wedding	* B. Garniss
9th	Wedding	* J. Finch
11th	Meeting	* Handicapped Group
12th	Physical Culture	
	Finals	* Windsor Physical Culture Club
14th	Immunisation	Hawkesbury Shire Council
15th	Ball	* St. Dominics School
16th	Luncheon	Hawkesbury Shire Council - Opening North Richmond Community Centre
16th	Wedding	* K. Riach
16th	Wedding	* C. Hunt
20th	Concert	* Macquarie Towns Junior Orchestra
21st	Year 10 Dinner	* St. Dominics School
22nd	Dinner	* Caroline Chisholm School
23rd	Morning Tea & Luncheon	* H/S - A. Webster - "Aust. Political Exchange Comm.

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<u>Date of Engagement</u>	<u>Purpose</u>	<u>Person or Body Responsible for Engagement</u>
23rd	Wedding	* C. Tickner
23rd	Rehearsal	* S. Read
24th	Rehearsal	* W. Gasson
24th	Concert	* Windsor Music House
26,27th	Concert	Windsor Primary School
27th	Meeting	Windsor Police & Local Rescue Co-ordinating
28th	Concert	* W. Gasson
29th	Dancing	* Cambridge Academy of Dancing
30th	Wedding	* M. Keen
30th	Wedding	* G. Vuht

December

1st	Concert	* Read-Harbor
2nd	Speech Night	South Windsor Primary School
3rd	Speech Day	Windsor High School
3rd	Naturalisation	* Hawkesbury Shire Council
5th	Speech Night	* Wilberforce Primary
6th	Supper	* W.S.R.O.C. - H.S.C.
7th	Wedding	* J. Howlett
9th	Speech Night	Windsor Primary School
12th	Immunisation	Hawkesbury Shire Council
12th	Blue Light Disco	* Windsor Police
13th	Christmas Party	* Hawkesbury Shire Council Social Club
14th	Meeting/dinner	* Order of the Eastern Star
14th	Dinner	* Hawkesbury River County Council
15th	Ballet Concert	* Castlereagh School of Ballet
19th	Meeting	Hawkesbury Shire Council - Heritage Council
19th	Drinks	Hawkesbury Shire Council "Outdoor Staff"
21st	Wedding	* J. Ramsland
28th	Dance	* Macedonian Culture & Art Society
28th	Anniversary Party	* H. Jenkins
		* Paying Function

IT IS RECOMMENDED THAT the report be received.

6. DEVELOPMENT OF A PUBLIC INFORMATION SERVICE

A comprehensive report has been received from the Australian Telephone and Phonogram Officers Association (ATPOA) and The Australian Telecommunications Employees Association (ATEA) regarding a proposal to develop a Public Information Service through a new role for Telecom Telephone Telephonists.

"Consistent with Telecom's Charter of social responsibility the proposal was developed that Telecom should extend its traditional services into the Community Information field". Western Sydney was selected as a 'trial site' following a WSROC forum on 'Employment in the West of Sydney', 1984. A feasibility study has been undertaken by ATPOA/ATEA in conjunction with WSROC under the Local Government Development Programme (LGDP).

The right to information places responsibility on Governments to provide information, which at the moment is left to Community Groups resulting in duplication of services and restricted access to information. WESTIR and Councils through Community Services and Libraries, are developing data-based information services. However recent Australian Bureau of Statistics (ABS) surveys reveal "many Australians live in chronic information poverty".

Telecom because of its accessibility, is able to meet community information needs through the videotex computerised system (VIATEL). It is suggested that, "the wedding of Telecom's resources and the experience, expertise and goodwill of the Community and Local Government sectors would seem to produce a joint venture with the highest probability of success".

It is proposed that an initial trial of the service be conducted in the Western Sydney Region of Sydney for a 12 month period and that Penrith Exchange be the site of the new telephone answering positions. During the proposed trial Government, Local Government and community organisations would be involved in the planning, conduct and evaluation.

IT IS RECOMMENDED THAT the report be received.

7. SHOP 2 GLOSSODIA SHOPPING CENTRE. C51/76

The above shop is currently leased to Mr. K.B. and Mrs. D. Barber as a Takeaway Food and Vegetable shop.

Mr. and Mrs. Barber have requested approval to assign their lease to Stephen Charles Adams and it is felt that the request should be agreed to.

IT IS RECOMMENDED THAT Council agree to the assignment of the lease for Shop 2 Glossodia Shopping Centre to Mr. Stephen Charles Adams. All necessary documents to be completed under Seal of Council.

8. LAND AT YARRAMUNDI. DA 394/84, DA 13/83

Recently one of the principals of Tilmunda Pastoral Company, the owner of land at Yarramundi, being Part Portion 67 Parish of Nepean situated immediately south of the land operated as sand and gravel extraction by B.M.I. and between the Springwood Road and Nepean River, indicated that the land was to be sold by the company including the rights to extraction.

The sale price of \$1.2 million was stated. This included a value of the land and a value for the unextracted topsoil material thereon that could be removed purportedly in accordance with the existing consent.

As the land directly adjoins a large area, being acquired for regional recreation by the Department of Environment and Planning, the matter was referred to them for comment and consideration as the acquisition authority.

The price of the land being asked and the fact that it would mainly be involved for regional recreation purposes, indicated little advantage from the Council's point of view for acquisition. The Department has indicated that it is not prepared to proceed based on other priorities that it has for acquiring recreation land along the Hawkesbury/Nepean Rivers.

There have only been verbal discussions at this stage, with no written requests that the land be acquired. However, in terms of the finances required, the fact that other large areas of land are being acquired in the immediate locality for regional recreation purposes and other priorities, it is not considered that there should be any further action. The matter would be reported to Council should any further formal approach be made.

IT IS RECOMMENDED THAT the information be received.

9. STAFF MATTERS - RESIGNATIONS. S1/8P

Mr. Fred Fernandez - Administrative Officer

Submitting his resignation from Council's employ effective from 24th January, 1986. Requesting a reference under Seal of Council.

(D.S.C. - Mr. Fernandez has carried out his duties to the entire satisfaction of Council.)

IT IS RECOMMENDED THAT the resignation be received with regret and a reference be provided under Seal of Council.

10. REPORTS, MINUTES ETC. OF OTHER COMMITTEES AND ORGANISATIONS. C50/3

The following reports, minutes etc. are submitted for Council's information.

1. Western Sydney Regional Organisation of Councils (WSROC)
2. Heritage Advisory Committee
3. Prospect County Council

IT IS RECOMMENDED THAT the report be received.

11. REPORTS REQUESTED BY COUNCILLORS

Set out on the attached pages are the details of the requests for reports that are currently being worked on.

IT IS RECOMMENDED THAT the report be received.

REPORTS REQUIRED BY COUNCIL - STATUS - AS AT 24-Dec-85					
REPT NO	FILE NO REP DATE	SUBJECT REFERRED TO	ACTION		COMMENT
					COMP DATE
00003	3 08-Nov-83	Traffic Diversion SP	Report on RAAF traffic in Percival St & Richmond Rd; closure Dight/Percival Sts; and overall Richmond traffic patterns	Committee	Awaiting information from D.M.R.
00008	8 13-Mar-84	Bicentenary SP	Feasibility study be undertaken on estab of Museum of Industry and Commerce for Bicentenary Celebrations	Discussion	Under investigation
00009	9 13-Mar-84	Water Supply SE	Report on present position regarding the possible extension of water supply to Grose Vale and Grose Wold areas	Waiting	Awaiting Section 94 advices from MWSEDB
00019	19 12-Jun-84	Community Develop DSC	Obtain information on the constitution and function of Community Development Boards and make available to Councillors	Investigation	Further letter sent to S.A. Awaiting reply.
00028	28 09-Oct-84	Recreation SP	Report on suitability, availability, and funding riverfront land for recreation at North Richmond.	Investigation	Report pending Determination of Hawkesbury River study
00054	54 09-Apr-85	Swimming Pools SE	Report to next G.P. Committee on future use of swimming pool in Bowen Mountain Park.	Report	Report deferred until formation of Management Committee
00078	78 09-Jul-85	Holland Carpark SE	Report on Effectiveness of Present of siting of traffic barriers -Hollands Paddock Car Park	Report	Designs complete. Report being prepared
00081	81 13-Aug-85	D.A. Burkitt SP	Report on possibility of large single radio tower being erected on escarpment	Report	Under investigation for Report

REPORTS REQUIRED BY COUNCIL ~ STATUS - AS AT 24-Dec-85						
REPT NO	FILE NO REP DATE	SUBJECT REFERRED TO	ACTION	COMMENT	COMP DATE	
00090	90 13-Aug-84	Educational Tapes DSC	Report on feasibility of producing educational tapes for Local Government in co-operation with the Department	Report	Under consideration for report	
00094	94 13-Aug-85	Boat Ramp SE	Discussions to take place with Power Boat Club & further report to be presented	Report	Discussions taking place with club	
00096	96 10-Sep-85	Archives LIB	Report on establishment of archives section as part of future extension of library services	Report	Under investigation for report	
00097	97 10-Sep-85	Ext Racecourse Rd SE	Report on desirability, feasibility and Practicability of extending racecourse Road Clarendon	Report	Under Investigation By Council Officers	
00100	100 10-sep-85	Defacement SE	Report on cost of implementing post Vandalism Policy	Report	Report to G.P.C. January Under Investigation	
00101	101 08-Oct-85	Bicentennial Rd SE	Report on the cost of providing fencing for stock control purposes	Report	Report to November G.P. Committee	
00102	102 08-Oct-85	SES Road Rescue SE	Further report on the implications of Local SES involvement in Road Rescue	Report	Report to G.P. Meeting - January	
00103	103 08-Oct-85	Amenities Richm'd SE	Report on public amenities- Richmond Oval - a more economical solution such as the repair of the existing facilities	Report	Under investigation	

REPORTS REQUIRED BY COUNCIL - STATUS - AS AT 24-Dec-85						
REPT NO	FILE NO REP DATE	SUBJECT REFERRED TO		ACTION	COMMENT	COMP DATE
00104	104 12-Nov-85	Wheeny Ck Bridge SE	Report in relation to the safety of the bridge in Comleroy Rd & estimated cost & means of obtaining funds for repairs	Report	Report to G.P. Committee - January	
00105	105 11-Nov-85	Major Road Works SE	Report on proposed work on Bells Line of Road intersections at Pecks Road & Hermitage Road, Kurrajong Hills	Report	Investigations with the D.M.R.	
00107	107 11-Nov-85	Bic Committee AO	Report on how the Committee proposes to spend festivities monies allocated to it	Report	Committee currently considering matter	
00108	108 11-Nov-85	Grose Vale Site DSC	Futher report on the management of the former Grose Vale School building once Council has obtained ownership	Report	Awaiting ownership	
00110	110 12-Dec-85	Windsor By-pass SE	Report & investigation on extent to which the proposed Castlereagh Expressway will satisfy need for by-pass	Report	Advice sought from DMR -- WSROC report available early 86	
00112	112 12-Dec-85	Car Park S.R.A. SE	Report on carrying our some works to improve the car park on S.R.A. property at Richmond	Report	Report to G.P. Committee - January	

ENGINEERING

REPORTS

1. NETBALL COMPLEX - SOUTH WINDSOR PARK. FILE 625-207

The Hawkesbury Netball Association, as part of its application for a Sport and Recreation grant for the development of the courts, proposed alterations to the amenity block being used and maintained by the Association.

The work involves extension of the building to the west with relocation of the kiosk, with construction of a new roof at a higher ceiling level.

The Association has advised that it wishes to proceed immediately and is prepared to fund same. As a result, the building application has been lodged with the work to be undertaken by the McNamara Group.

IT IS RECOMMENDED THAT the report be received.

2. HOWE PARK, WINDSOR. 625-222

The improvement works being undertaken under the Natural Areas Enhancement Scheme along the bank of the river have highlighted the use being made of the park for heavy drinking by a small group of people.

Use is being made of the new facilities provided to the extent that it is upsetting and inconveniencing other users of the park to the detriment of the area, and the enjoyment of the facilities being provided by visitors and local citizens.

The matter has been referred to the Windsor Police and this action should be supported by resolution of Council.

IT IS RECOMMENDED THAT Council resolve to prohibit the taking of intoxicating liquor into Howe Park, Windsor.

3. TENDERS FOR EXTRACTION AND REMOVAL OF SAND AND SOIL FROM CROWN LAND ADJACENT TO PORTION 71, WINDSOR. F84/5

Fresh tenders were invited for the removal of the material around Benn's Point on the basis of the terms of the Permissive Occupancy granted to this Council over the area which provides for payment of a rental of \$200 per year together with the royalty of \$1.00 per tonne for any material removed.

In this regard the Department has indicated that a payment is required in respect to material removed in 1985. A survey of the area has been made and as a result Mr. J. Gough has forwarded \$6,000 to Council as payment for the material taken. Further, it appears that a shortage is developing in respect to viable deposits of sand in the Penrith-Windsor area which should allow for disposal of the material and completion of the project over a short time period.

As a result of the calling of tenders one tender was received from John Gough, Ross Street, Windsor, providing for payment to Council of \$2.00 per tonne for material removed, with restoration of the area undertaken by sprigging over the finished surface.

A telegram was also received from E.J. Shaw & Son, Mona Vale and Brookvale Sands, Brookvale, as follows:

"Tenders for the extraction of sand Macquarie Park. We consider tenders called for extraction of sand to be invalid as owner of adjoining property will not give permission for vehicular access through his property."

Although inferior to use of the existing track through Mr. Gough's land, access could have been established through Macquarie Park and along the river bank.

The tender from John Gough provides for an increase of \$0.40 per tonne on that previously submitted and compares with a previous tender of \$2.05 per tonne based on access through Macquarie Park.

It has been estimated that there is approximately 60,000 tonnes of material available for removal and Council should seek to have the work completed within 12 months.

IT IS RECOMMENDED THAT the tender of John Gough be accepted subject to Council reconsidering the matter after 31st December, 1986.

4. PUBLIC WORKS

ROAD CONSTRUCTION

M.R. 184 Windsor Street, Richmond

Sealing of the northern shoulder and placement of the Asphaltic Concrete surface course completes the project.

1984/85 Local Roads Programme

McMahons Road

Completion of the gravel pavement preparation and sealing has completed this work.

Australian Bicentenary Roads ProgrammeLeets Vale - Webbs Creek

Sealing of the pavement at Leets Vale has been completed.

OTHER WORKS

Completion of the overhaul of Lower Portland Ferry with the unit returned to services.

Repair of bridge railing Chapman Road, Vineyard.

Erection of stage for Carols by Candlelight, Windsor and Richmond, and erection of banners, Windsor.

Reinstatement of pavement Wolseley Road over sewer carrier main.

Reinstatement of footpath George Street, Windsor, is in progress along route of underground power mains.

Preparation for re-enactment Thompson Square.

MAINTENANCE

Patching gravelling and grading included work on Westbury Road, Grose Vale; Tennyson Road, Hibberts Lane, Freemans Reach Road, Wire Lane, Stahls Road, Oakville Road, Old Pitt Town Road, Millers Road, Cattai; Glebe Road, Pitt Town; Londonderry Road, Kurmond Road, Slopes Road, Hillcrest Road, Yarramundi; Portland Head Road, Shepherds Road, Freemans Reach; Grose Vale Road, Wheelbarrow Ridge Road, Redbank Road, Inalls Lane, Boundary Road, Maraylya, Pitt Town Bottoms Road, Cornwallis Road, Wrights Creek Road, St. Albans; Comleroy Road and roads Glossodia.

PARKS AND GARDENSNatural Areas Enhancement Scheme

Work continued on construction of the pathway and pergola with bank stabilisation work in progress at the Baker Street end of the project.

Richmond Park

Installation of the underground distribution mains and sprinklers within the oval.

Bicentenary Park

Construction of the fountain in the Easy Access Garden is ready for installation of the pump pipework and electrical connection.

The lights in the car park have been energised.

OTHER

Mowing of reserves generally in town areas and grounds used for picnic areas, e.g. Wheeny Creek, Upper Colo and St. Albans. Many areas are still in need of attention and staff will be directed to these areas as they return from the Christmas-New Year break.

Work is in progress on erection of log surrounds etc. and spreading of mulch through the tree planting at the Berger Road Reserve.

BUILDINGSTourist Information Centre

Construction of the building has reached the stage of practical completion and the sewer pump station completed.

The car park and road shoulder Groves Avenue have been sealed and landscaping of the area well advanced.

The brick wall on the corner is ready for the name plates.

Richmond Ex-Servicemens Sporting Complex

Work has commenced on the extension of the amenities building.

Blaxlands Ridge Community Centre

The building has been placed on the foundations, plumbing connected with fitting out and electrical connection in progress.

Australiana Pioneer Village

Completion of the renovation of the Damper Room with reconstruction of the kitchen.

Work is in progress on repair of the museum building.

Museum

Rendering work in the basement has continued.

Other

Maintenance attention Richmond Library, Tamplin Field, Toilet Block Wheeny Creek, Council Chambers, Senior Citizens Centre, Woodlands Park.

SEWERAGE

Average daily flow for December was 2,467 kl/day.

Repairs to the pump in the bio tower and removal and replacement of sand on the drying beds.

A check has been made on some of the sewer mains in the Windsor area using a video camera and the film is now being analysed.

Repairs to pump at "F" Station James Ruse Close and electrical repairs "B" Station Ham Street and "E" Station Industrial Area.

Clearing of eight (8) main line sewer chokes, three chokes on Council property and electrical repairs to pump Macquarie Park toilets.

IT IS RECOMMENDED THAT the report be received.

5. BLIGH PARK ESTATE. P160/46/A

Road and drainage construction for Stage 4 is proceeding with construction complete to base course ready for placement of kerb and gutter. Installation of the main drain through to Rifle Range Road is well advanced.

Installation of the sewerage reticulation has been completed.

IT IS RECOMMENDED THAT the report be received.

6. QUALIFICATION AS LOCAL GOVERNMENT ENGINEER. S1/8P

Council's Design Engineer, Mr. A. Hastie, has been advised of approval for issue of Certificate as Engineer under Local Government Act, 1919, Certificate No. 2451 - to be issued as at 13th December, 1985.

IT IS RECOMMENDED THAT a letter of congratulations be forwarded.

7. NATURAL AREAS ENHANCEMENT SCHEME - STAGE TWO CONSTRUCTION. 695/37

Application has been lodged for funding of Stage 2 of the project on the following basis:

C.E.P. Grant	\$160,000
Dept. of Environment and Planning	\$30,000
Council Contribution	\$40,000
Total	\$230,000

The proposals provide for improvements within Governor Phillip Park in accordance with the overall concept for development along the river bank between South Creek and Deerubbin Park. The application has been lodged in respect to this area as at this stage acquisition of the land between the Windsor Wharf and the park may not be finalised to a satisfactory stage that construction work could proceed immediately on this section of the proposals.

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The work provides for construction of the pathway, beautification of the area and provision of picnic facilities and will complement the proposal for the toilet block and boat clubhouse to be provided in the park.

Environmental Landscapes Pty. Ltd. has prepared the application and will be retained to advise on details of the work.

IT IS RECOMMENDED THAT the report be received.

8. SUBDIVISIONS APPROVED UNDER DELEGATED AUTHORITY

S85/74	Applicant:	William F. Smithers
	Owner:	William F. Smithers
	Land:	Part Portions 163 and 164 DP 91443 Mill Road, Kurrajong
		Subdivision creating two allotments
S85/106	Applicant:	E.A. Buttsworth
	Owner:	E.A. Buttsworth
	Land:	Lot 52 DP 585372 Cornwallis Road, Cornwallis
		Subdivision creating two allotments
S85/119	Applicant:	D. Matthews & Associates
	Owner:	Pitt Constructions
	Land:	Lot 501 DP 710691 Tasman Place, South Windsor
		Strata Subdivision creating two strata units
S85/110	Applicant:	J. Thomas
	Owner:	J. Thomas
	Land:	Lot 5 DP 520118 Wellesley Street, Pitt Town
		Subdivision creating two allotments
S85/60	Applicant:	Reverend A. Russell
	Owner:	Uniting Church in Australia
	Land:	Lot 1034 DP 260594, land in DP 88236, Lot 1 DP 297381, Lot 5501 DP 709031, Lot 555 DP 704504
		Coromandel Road, Ebenezer
		Subdivision creating two allotments
S85/91	Applicant:	D. Matthews & Associates
	Owner:	B. Matthews
	Land:	Lot 1 in Subdivision of Part Portion 73 Parish of Pitt Town, Cnr. Bathurst & Church Streets, Pitt Town
		Subdivision creating two allotments

IT IS RECOMMENDED THAT the report be received.

9. FIRE CONTROL OFFICER'S REPORT. B27/6Fire - Blaxlands Ridge - 20.12.1985

During the afternoon of 20th December, 1985, a fire was sighted in the area between Blaxlands Ridge Road and Roberts Creek, east of the Putty Road.

Two brigades were requested to attend and on arrival found a derelict shed well alight.

Additional units responded and assisted in bringing the fire under control at approximately 11.30pm.

The fire covered an area of 150 hectares and involved eight units and 240 man hours.

Fire - East Kurrajong - 21.12.1985

During the morning of 21st December, 1985, smoke was sighted in the Roberts Creek area, west of Irwins Road.

On arrival the local brigade found the fire covered a large area and sought assistance in order to contain the fire between several private trails in the area.

Due to strong winds and high temperatures the fire jumped both Roberts Creek to the north and East Kurrajong Road Section 1 to the south east and threatened a number of homes.

Further units responded and brigades worked until the early hours of 22nd December, 1985, to contain the outbreaks.

The fire covered an area of 100 hectares and involved 12 units and 732 man hours.

Mop up patrols were undertaken by the local brigades for most of 22nd December, 1985.

Fire - Yarramundi - 21.12.1985

A lightning strike in bushland near Lynchs Creek at Yarramundi during the evening of 21st December, 1985, posed a serious threat to both Yarramundi and Springwood areas.

Yarramundi brigade successfully extinguished the fire by means of a walking party in the early hours of 22nd December, 1985.

Fire - East Kurrajong - 27.12.1985

At 2.40am on 27th December, 1985, a fire broke out in the Roberts Creek area, west of Roberts Creek Road.

Deputy Shire Clerk's Report

Ord. 14/1/86

Eight units were responded in order to contain the fire, before weather conditions deteriorated.

It is suspected that the fires lit in the East Kurrajong area were deliberately lit and Council may recall that a series of fires were deliberately lit in the East Kurrajong/Blaxlands Ridge area last fire season.

The police will be kept informed of these incidents.

IT IS RECOMMENDED THAT the report be received.

10. HAWKESBURY SHIRE STATE EMERGENCY SERVICES CONTROLLER'S REPORT FOR 1985.
S206

The following hours were recorded in 1985 for our organisation:

Controller	485 hrs
Administration	201 hrs
Operations	681 hrs
Planning	189 hrs
Advanced Rescue	1481 hrs
Rescue	1017 hrs
Road Rescue	44 hrs
Communications	381 hrs
Intelligence	99 hrs
Supply & Transport	68 hrs
Welfare	24 hrs
Health & Medical	19 hrs
First Aid	684 hrs
Storm Damage	231 hrs
Police Road Rescue Course	750 hrs
Operators Room Course	61 hrs
Rescue Orientation Course	61 hrs
Quilty Endurance Ride	655 hrs
Flood Boat Course	96 hrs
Triathlons	111 hrs
Bridge to Bridge Exercise	158 hrs
Other	30 hrs
Total	7523 hrs

Equipment and Buildings

Flood Boats. The two large flood boats are in very good condition. One trailer is in need of repair. The two small boats have minor problems, one with mechanical trouble and one with a cracked transom. The members are working on these problems at the present time.

Building. Both buildings are in good condition with only minor repairs being required.

Vehicles. Ford 350 Rescue Truck - excellent condition
 Holden ute - good condition
 Toyota Land Cruiser - excellent condition
 Land Rover - poor condition
 Bedford truck - unserviceable

Machinery. All tools and petrol engines are in good condition.

Over the past twelve months we have had a 20% increase of members with only two moving to other areas.

During the Christmas Holiday break the organisation responded to four calls for assistance, two storm problems and two calls for assistance from the Police. The Road Rescue Ford F350 has been manned continually from 1st October, 1985, on a 24-hour basis, with a response time of 3 minutes after receiving a call for a crew of 2. We now have all members trained in Road Rescue fitted with a paging system with call out from the Police radio room at Penrith.

In February the following two courses will be conducted.

1. Basic Rescue
2. Operations Room Procedures

With other courses being conducted on a monthly basis through the coming year.

An invitation is extended to Councillors to visit our meeting nights and meet the members on a Wednesday night between 7.30pm and 11.00pm.

IT IS RECOMMENDED THAT the report be received.

11. INTERSECTION COMLERoy (M.R. 519)/EAST KURRAJONG ROADS. S196/6

A number of representations have been made to Council regarding the horizontal alignment of Comleroy Road at the intersection of East Kurrajong Road. The road at this intersection bends rather sharply and the concern, particularly from Comleroy Road Public School, is that a vehicle travelling north may not negotiate the curve and come to rest in the school grounds.

A design plan has been prepared indicating considerable improvement to the intersection can be gained by carrying out widening on the western side of the intersection. The works would involve the acquisition of approximately 220sq.m from Pt. Por. 207 Parish of Kurrajong owned by R.A. Peel Downes Pty. Ltd. A plan will be exhibited at the meeting.

The estimated cost of carrying out the works including relocation of a power pole and fencing is estimated at \$19,650 and it is felt the Department of Main Roads should be approached with a view to funding of the works.

Deputy Shire Clerk's Report

Ord. 14/1/86

IT IS RECOMMENDED THAT:

1. The owners of Pt. Por. 207 Parish of Kurrajong be approached with a view to the acquisition of approximately 220sq.m of land for the purpose of road widening to improve the intersection of Comleroy and East Kurrajong Roads and the Common Seal of Council be affixed to the necessary documents.
2. The design for the intersection improvements be submitted to the Department of Main Roads for their approval with a request that the Department give consideration to funding the works.

HEALTH AND BUILDINGREPORTS1. BUILDING APPLICATIONS B25

The following is a summary of building applications received during the month of December, 1985. Applications received during December, 1984, shown in brackets.

<u>No.</u>	<u>Type of Building</u>	<u>Estimated Value</u>	
48	(36) New Dwellings	\$2,606,805	(\$1,485,500)
36	(21) Additions to Dwellings	288,970	(163,618)
1	(-) Residential Flat Buildings	65,000	-
9	(19) New Buildings other than Residential	1,915,000	(2,874,412)
-	(2) Additions to Buildings other than Residential	-	(390,661)
12	(18) Swimming Pools	101,280	(115,525)
-	(-) Additions to Dwellings - Dual Occupancy Unit	-	-
<u>106</u>	<u>(96)</u>	<u>\$4,977,055</u>	<u>(\$5,029,716)</u>

Building applications received up to the end of December, 1985. Approvals for the corresponding period during 1984 shown in brackets.

<u>No.</u>	<u>Type of Building</u>	<u>Estimated Value</u>	
555	(565) New Dwellings	\$27,455,866	(\$26,118,645)
662	(369) Additions to Dwellings	4,360,618	(2,642,175)
16	(15) Residential Flat Buildings	1,060,000	(1,785,290)
139	(394) New Buildings other than Residential	12,082,522	(11,916,059)
47	(61) Additions to Buildings other than Residential	1,661,288	(2,647,289)
149	(106) Swimming Pools	1,276,874	(783,515)
7	(6) Additions to Dwellings - Dual Occupancy Unit	284,250	(162,000)
<u>1575</u>	<u>(1516)</u>	<u>\$48,181,418</u>	<u>(\$46,054,973)</u>

IT IS RECOMMENDED that the report be received.

PLANNINGREPORTS1. YOUTH RECREATION OFFICER'S REPORTInternational Youth Year 1985

Council's allocation of \$10,000 for International Youth Year contributed to and supported activities for young people in the Hawkesbury Shire.

The following activities were conducted:

1. Donation of funds to five groups conducting youth activities in the Shire. Each group used the funds for a particular project as listed below:
 - a) Glossodia Youth Group - built a barbeque at the rear of the Community Centre.
 - b) Community Youth Support Scheme - purchased tools in order for a mechanics course to be conducted for young unemployed people.
 - c) Hawkesbury Youth Club - organised an open day at the Richmond Neighbourhood Centre in October.
 - d) Colo Wilderness Mobile Resource Unit - after school youth activities were organised in Bilpin, Blaxlands Ridge, Colo Heights and McGraths Hill.
 - e) Colo Heights Youth Club - purchased some equipment for their group.
2. With the assistance from the Department of Local Government, Council produced 3,500 copies of a Youth Services Directory. The directories have been distributed to local high schools and community centres.
3. Two concerts for under 18's were conducted at Richmond High School hall in conjunction with Hawkesbury Action for Youth Committee and Hawkesbury C.Y.S.S. At the first in October a live band appeared along with a disc jockey. The Black Friday dance in December sponsored two live bands, one being made up of students from Richmond High School. Overall approximately 800 young people attended the two dances.
4. Plans for the BMX track at Glossodia have been completed and development approved. Construction of the facility is to commence in January 1986. Application has been made to Western Sydney Area Assistance Scheme for additional funds for the development of the track.
5. A disco brought together young people from Wisemans Ferry and Maroota areas attracting over 300 people organised by the Forgotten Valley Mobile Resource Unit. An additional \$350.00 went to the Unit to assist them in the provision of a youth facility for activities at Wisemans Ferry.

6. A total of 39 young people took part in a camp on the Colo River sponsored by Council in October. The young people aged between 12 and 17 years attended from areas such as North Richmond, McGraths Hill, Pitt Town, Glossodia and Wisemans Ferry. Despite the wet weather and an early departure, young people participated in abseiling, bushwalking and canoeing.

As well as Council's projects for International Youth Year, several organisations received funding from the International Youth Year Secretariat to conduct special projects in the Shire. These included:

- a) The Hawkesbury Womens' Cottage - funds to commence a young womens' group
- b) Hawkesbury C.Y.S.S. Film Group - funds to make a film on rural/isolated young people
- c) Hawkesbury Action for Youth Committee - funds for administration and promotional activities.

International Youth Year recognised the rights of young people and identified their particular and separate needs. In the Hawkesbury youth organisations improved contacts, conducting activities in conjunction with each other.

Future International Years

1986 - International Year of Peace

1987 - International Year of the Homeless

IT IS RECOMMENDED THAT the report be received.

2. ROYAL HOTEL RICHMOND - PERMANENT CONSERVATION ORDER. H105/1

Council is referred to the Shire Planner's Report, Item 4, to the General Purpose Committee Meeting of 7th January, 1986, and to the resolution seeking a deferment of the Minister's decision for 30 days to enable a possible Council submission.

Verbal contact has been made with the landowners and the Heritage Council.

The landowner, Mrs. Jackson, indicated that she was aware that it was proposed to alter the heritage listing of the property but had not received formal notice. She indicated that she was not aware of its implications. The general provisions of a permanent conservation order were explained and it was suggested that contact be made with the Heritage Council for further advice.

The Heritage Council advised that "... under the Act an extension was not allowable..." They further indicated that should Council make a submission immediately after this meeting that the submission would be taken into consideration.

The building is within Schedule 11 of Council's Planning Scheme as an item of environmental heritage and is described as follows in the Heritage Study of North Western Sector of Sydney:

"A large two storey hotel with some small single storey wings building c.1850, and which appears to have continuously traded as a hotel since built. Early front wing has six-pane sash to double hung windows and flat brick lintels. Walls sandstock brick, original verandah and balcony removed to Windsor Street but French doors with margined glazing bars remain. Wing at rear in similar brick built c.1880 but has single pane sashes and slightly different lintels. Original slate roof and brick chimneys remain but main front marred by texture brick ground floor 20th Century additions. Interior altered but capable of restoration. General condition quite good. Front elevation also capable of restoration. It is a building of outstanding importance to Richmond occupying the main town intersection point opposite the park and adjacent to buildings such as Toxana and other listed buildings in Windsor Street. Fortunately the longer facade remains unaltered and a fine townscape element for emulation by adjacent owners with buildings of similar potential. Forms part of Richmond Park precinct."

A permanent conservation order will not destroy future development potential but will make future development a concurrence matter with the Department of Environment and Planning Heritage Branch.

The matter of the statutory requirement of the Heritage Council to notify the owner was indicated to Mrs. Jackson. It is felt that this is a matter to be taken up by her with that Council.

IT IS RECOMMENDED THAT Council raise no objection to the placement of a permanent conservation order over the Royal Hotel, Richmond.

LIBRARY

CORRESPONDENCE

1. LIBRARY COUNCIL OF N.S.W. G95/11

Received from Mr. R. Doust, State Librarian and Secretary to the Library Council of N.S.W. advising that the 1985/86 State Budget makes provision for an amount of \$2,000,000 to be distributed as Special Grants to local government authorities providing public library service, and to finance the Interest Subsidy Scheme for public library buildings.

Advising that the Special Grants will be allocated upon guidelines similar to those used in 1984/85. Stating that emphasis will continue to be placed upon meeting special needs, addressing identifiable disadvantages and encouraging more effective use of scarce resources through co-operation. Local Government authorities are required to document the existence of special needs or disadvantages which affect the provision of library services and to submit projects related to the needs and disadvantages claimed.

Stating that submissions should be prepared and forwarded no later than 31st January, 1986.

IT IS RECOMMENDED THAT the information be received.

LIBRARYREPORTS1. SPECIAL GRANT APPLICATION 1985/86. G95/11

The following projects are proposed for this year's submission.

i) Local Studies Projects

- a) Collecting and reproducing old photographs relevant to Hawkesbury's history \$10,000
- b) Local history booklet of history of the Hawkesbury written for lower primary age children. Costs for research, writing, printing, proof reading and indexing of a publication of approximately 60 pages and a print run of 3,000 \$13,500

ii) Childrens Books

Junior non-fiction to upgrade the collection and to fill stock gaps. A major culling of the collection took place prior to computerisation. \$15,000

iii) Disadvantaged groups and improvement to relevant materials and sections.

- a) Adult non-fiction with emphasis on Australian history, Australian Aborigines, material for stock gaps and on the subject of agriculture. \$19,000
- b) Large print and talking books for the aged and housebound. \$5,000

IT IS RECOMMENDED THAT the report be received.

2. JOHN TEEBUTT - "ASTRONOMICAL MEMOIRS". H105/16

Report requested by Councillor Stubbs on the feasibility of reproducing the above publication to coincide with return of Halley's Comet.

Following investigation and discussions with Dr. Graham White of the CSIRO it was hoped to prepare a submission for a joint project. However, recent correspondence indicates that this is no longer feasible.

A current estimate for 2,500 copies in perfect binding (similar to the binding used in paperbacks), black and white, with a two colour cover, would be approximately \$5.50 each i.e. \$13,750.

No funds have been allocated for this project. It may be possible to fund this project from sales as was arranged with Council's publication "Hawkesbury Heritage".

IT IS RECOMMENDED THAT the information be received.

3. WESTERN SYDNEY CHIEF LIBRARIANS COMMITTEE - 1985/86 SUBMISSION. G95/11

The first Ordinary Meeting of 1986 for Hawkesbury Shire Council is most convenient for adopting the following submissions on behalf of the above committee so that it can meet the end of January deadline for submission to the Library Council of N.S.W.

The co-operative projects proposed for 1985/86 are as follows:

a) The continuation of funding for the purchase of Reference Resources	\$68,000
b) Facsimile Transmission Equipment	\$72,000
c) Resources for disadvantaged children	\$20,000
	\$160,000

The Council libraries involved are:

Auburn Municipal Library
 Blacktown City Library
 Blue Mountains City Library
 Fairfield City Library
 Hawkesbury Shire Library
 Liverpool City Library
 Parramatta City Library
 Penrith City Library

IT IS RECOMMENDED THAT Council support these projects and present them to the Library Council of N.S.W. on behalf of the participating councils of Western Sydney Chief Librarians Committee.

SECTION B - LETTERS SUBMITTED FOR INFORMATION

IT IS RECOMMENDED THAT the letters in this section be received and appropriate replies forwarded where necessary.

1. TEMPLE CITY SISTER CITY INC. - APPRECIATION. FILE C50/10/a

Thanking Council for its hospitality during their recent visit to Hawkesbury Shire and wishing everyone a happy holiday season.

2. MINISTRY OF EMPLOYMENT - APPRECIATION. G95/30

Thanking Council for forwarding the audited financial statement for the Community Employment Programme project, and for participating in this Programme. Advising that this programme has created more than 24,000 jobs for unemployed people in the Community, Local Government and State Government sectors, and CEP grants to sponsor organisations now total more than \$240,000,000.

3. DEPUTY PREMIER AND MINISTER FOR HEALTH, THE HON. R.J. MULOCK, M.P. - FUNDING FOR ST. JOHN OF GOD HOSPITAL. 2141C

Advising that it has been possible for him to make specific provisions for a contract with St. John of God Hospital, North Richmond, to provide for access for Medicare patients to that facility. Stating that an amount of \$250,000 has been set aside for this specific purpose this financial year.

4. BOARD OF FIRE COMMISSIONERS - WINDSOR FIRE DISTRICT. F83/1

Advising that the contribution for 1986 towards the maintenance of the fire service in Hawkesbury Shire amounts to \$11,476 which represents an 8.8% increase over the previous year.

5. LOCAL GOVERNMENT AND SHIRES ASSOCIATION OF N.S.W. - MEDIA RELEASE. P182

Forwarding a copy of a media release which states in part:

"Cr Allan Fifield, President of the Shires Association, today praised the N.S.W. Government for its action in deciding to make an ex gratia payment to the widow of a bush fire fighter killed while fighting a blaze in the Dubbo area."

The media release also stated that an urgent review of provisions relating to compensation for relatives of fire fighters killed in action has been initiated.

6. LIFELINE - HAWKESBURY - APPRECIATION. C45/30

Thanking Council for its advice, consideration and help given to their organisation. Advising that its first batch of 23 fully trained counsellors are ready to commence service in their new telephone counselling base at North Richmond Community Centre - probably around 3rd February, 1986.

7. TELECOM AUSTRALIA - REVIEW OF CHARGES. T216

Advising that Telecom Australia intends to review its charges for a wide range of telecommunications services and facilities as from 1st November, 1985.

Advising that the connection fee charged for the provision of a new telephone service will increase by \$40 to \$190, whilst the fee for a removal of a telephone service to a new address involving the provision of a new line will increase from \$75 to \$110. The fee for the provision of an in-place telephone service will rise to \$30.

Further advising that the monthly rental for a telephone extension will rise to \$2.25 for a rotary dial instrument and \$3.00 for a push-button instrument. Rental for most commander systems will increase by approximately 7%, whilst sale prices will rise by up to 7% for small systems and decrease by about 5% for larger systems. Maintenance fees for Commander systems which have been purchased from Telecom will rise by around 8%.

Stating that PABX maintenance fees will increase on average by between 6% and 8%. However, the maintenance fees of some SPC PABX systems will increase by up to 18% depending on reliability of system type and the flow-on of any increased charges levied on Telecom by PABX suppliers for technical support.

8. LOCAL GOVERNMENT AND SHIRES ASSOCIATIONS OF N.S.W. - GENERAL CIRCULAR NO. 12/1985. C44/2

1. Unauthorised Collection of Recyclable Waste Products

"Hornsby Shire Council has for some time encouraged community groups to engage in waste paper and glass recycling, and many of those groups conduct regular collections and operate depots within the Shire.

Recently, the Council has encountered a problem with a "pirate" contractor who, without Council's authority, drops leaflets in specific area in which a community group proposes to conduct a collection, and proceeds to pick up in the area a day or so before the group is due to carry out its collection. It sought the Associations' assistance in obtaining advice as to a means of controlling the activities of the pirate contractor.

Advice now to hand from a panel solicitor confirms the Council's view that as the waste being collected has some commercial value the decision of Holland J in *Brambles Holdings Limited vs Manly Municipal Council* (1977 2NSWLR 644) is applicable, and Council cannot control the contractor by declaring scavenging districts under Section 283(5) of the Local Government Act.

There is, apparently, no other remedy available to Council.

Councils are asked to complete the enclosed response form and return it to the Associations by 28th February, 1986.

The results will be collated, and councils will be advised of any solutions suggested. If the responses indicate that the problem is a major one, consideration will be given to taking the matter further."

(H.S. - The appropriate information will be forwarded.)

2. Local Government Purchasing Policy

The NSW Minister for Employment has approached the Associations' for information on local government purchasing policies and practices following a request from the Employment Advisory Council on which the Associations are represented, for a statistical report on overseas purchases by state and local governments.

To assist the Associations to provide specific details on councils' purchasing policies and practices, it would be appreciated if Council would complete the enclosed questionnaire.

3. Review of Aerial Photography Services Provided by the Department of Lands

The Associations have agreed to assist the Department of Lands in conducting a review of aerial photography services.

The Department has prepared a questionnaire which seeks councils' views on various matters relating to aerial photography, particularly its coverage, timeliness, cost and quality. Analysis of the questionnaire responses will be undertaken by the Department.

4. Junior and Youth Councils

5. Traffic Authority Liaison Committee Meetings

The last meeting of the Associations' Traffic Authority Liaison Committee considered a number of items of interest to councils, as follows:

1. Traffic Authority Seminar
2. Proposed Traffic Authority Programmes for 1985/86 in the areas of Traffic Planning and Engineering
3. State Environmental Planning Policy on Traffic Generating Developments
4. Proposed Traffic Facilities Handbook
5. Special Road Safety Programmes
6. Neighbourhood Blackspot Programme is a proposed programme which will supplement the Traffic Authorities Blackspot Treatment Programme. The Authority is looking to encourage councils to undertake remedial action at accident blackspot intersections within their control
7. Funding assistance for Local Area Traffic Management Schemes
8. The Traffic Authority has produced an information video on Local Area Traffic Management Schemes. Currently there are 30 copies available for loan.

6. Local Government Election Expenses

This Bill will implement the Budget proposal to allow, in 1985/86 and subsequent income years, a deduction of up to \$1,000 for expenditure incurred in contesting local government elections.

Because of the \$1,000 ceiling proposed, the provisions in this Bill will effectively ensure that relevant payments will be included in a candidate's assessable income only to the extent that they exceed the amount of total expenditure incurred in relation to a particular election which has not been allowed as a deduction. The Budget announcement on this matter indicated that the allowance of a deduction for election expenses would be subject to verification of the expenditure.

7. Bush Fire Council Appointments

Advice has been received from the Minister for Services, appointing Cr John Hawley as Shires Association representative on the Bush Fire Council for a five year term commencing June 1985.

8. Ownership Of Paid Cheques

Councils will be aware of a recommendation of the National Companies and Securities Commission that paid cheques become the property of the bank and not be returned to customers. The recommendation was opposed by the Australian Council of Local Government Associations, and the State Associations, on the grounds that additional costs and inconvenience would be caused to local government.

ACLGA has now advised of comments made by the former Attorney-General, Senator Gareth Evans, inter alia:

"The Government considers, therefore, that it would be premature to deal in the bill with the question of access to, and vesting of, paid cheques other than by preserving the legal status that paid cheques currently enjoy. Again, I stress that the present provisions in no way pre-empt the Government's future consideration of this issue."

9. Proposed Retirement Of Height Of Buildings Act

Councils will be aware that the Department of Local Government proposes to retire the Height of Buildings Act from 1st January, 1986. The Department has commented on the proposals, inter alia:

"A primary purpose of the project to enable retirement of the above legislation from 1st January, 1986, is to rationalise and clarify what is in effect a duplication of the building approval process.

In recognition of differences in technical building requirements which have been applied under this dual process, the Ordinance has been amended, with effect from 1st January next, to incorporate additional requirements. This is to ensure that future building approvals by councils will appropriately carry on the standards that presently result from both processes. All future regulatory requirements applicable to building standards will therefore be promulgated by the Minister for Local Government who is advised on technical matters by the Building Regulation Advisory Committee (BRAC) which is comprised of expertise similar to that of HOBAC.

In all the circumstances, it is not considered necessary or appropriate that HOBAC should continue in an advisory capacity once the Height of Buildings Act is retired. However, ongoing arrangements including technical advisory services available to councils and others in respect of the building regulations will ensure that adequate expert advice is available to assist councils with problems which may occur."

10. Draft State Environmental Planning Policy - Public Housing

Department of Environment and Planning Circular No. 85 advised councils of a draft State Environmental Planning Policy which would allow public housing of any form on land within any residential zone. A height limit of eight metres would apply to development within zones where residential flat buildings are prohibited.

The policy would apply to development by the Housing Commission or by the Commission in a joint venture with another developer. Applications to which the Commission is a party could not be refused or conditionally approved except with the concurrence of the Commission or the Minister for Planning and Environment.

The Associations are concerned that this policy represents a further unjustified intrusion into council control of local planning. Neither the Department nor the Commission has provided evidence of any problem in the assessment of applications to develop public housing.

Following representations from the Associations, the Director of Environment and Planning has now agreed that submissions can be lodged with the Department until 31st January 1986. However, councils are encouraged to lodge submissions as early as possible.

The Associations intend making a detailed submission on this draft policy.

11. Road Funding

A press statement by the Minister for Transport includes the following: "... in the 10 years to 1980 there was a steady decline in the proportion of rural local government spending on roads compared to other services.

The study shows that rural local government spending on roads fell from 40.1 percent of total services in 1969 to 38.6 percent in 1980.

While more recent figures are not readily available, I am concerned that rural local government appears to have gradually reduced its priority for roads."

12. Local Government Funding Formulae

Many councils have been writing to the Associations supporting rejection of the local road funding formulae amendments proposed by the Minister for Roads. There have also been enquiries as to what ongoing efforts are being made by the Associations to ensure the formulae are not altered without prior consultation with local government.

At present the Associations are completing a submission to Mr. Brereton on the matter. A copy of the submission, to be presented to the Minister by the end of December, 1985, will be forwarded to all councils.

Mr. Brereton has given an undertaking not to alter the rural/urban split of local road funds. Given the total support by rural councils for the existing rural local road formula the Associations will recommend that this be left unaltered. The Associations believe that the only real means of solving the special needs problems of concern to Mr. Brereton (ie. rapid population growth in Western Sydney) is through a substantial increase in those funds allocated by the State Government to roads, particularly motorist-related taxes collected by the State.

13. Amusement Devices and Public Stands

The Construction Safety Act 1912 was recently amended with regard to regulations dealing with insurance for amusements devices and public stands defined in the Act.

Forwarding a copy of the amendments.

14. State Rail Authority Liaison

Councils will be aware of the existence of the State Rail Authority Local Government Liaison committee, a body which exists to deal with issues of mutual concern.

15. Nursery and Amenity Horticulture Industry Survey9. WINDSOR PUBLIC SCHOOL - APPRECIATION. A5

Thanking Council for its donation towards its presentation ceremony.

10. HAWKESBURY INTERAGENCY - MINUTES. C45/1

Forwarding a copy of the minutes of its meeting held on Tuesday 3rd December, 1985.

11. MINISTER FOR POLICE AND EMERGENCY SERVICES - VANDALISM. P176

"I wish to acknowledge receipt of your letter of 26th November, 1985 (reference P176:lab), concerning the incidence of robberies and acts of vandalism in the Shire.

The matters raised have been noted. I shall be in touch with you again as soon as I have completed an examination of the position."

12. HAWKESBURY DISTRICT HOSPITAL AUXILIARY - APPRECIATION. A5

Thanking Council for its donation towards its Annual October Fund Raising Appeal.

13. DEPARTMENT OF EDUCATION - NORTH RICHMOND PUBLIC SCHOOL - CLOSURE OF UNNAMED ROAD. S196/18

Forwarding a copy of the Government Gazette Notification dated 15th November, 1985, advising of the resumption of this road for incorporation into the school site.

Advising that within 90 days of the date of publication of the notification, Council should serve on the Minister for Education and also on the Crown Solicitor, a Notice of Claim and Abstract, setting forth the nature of Council's estate or interest in the land resumed.

(S.E. - A claim will be forwarded - Council's estate is minimal.)

14. WINDSOR CHAMBER OF COMMERCE - APPRECIATION. A7/20, 625-203

Thanking Council for its co-operation and assistance with the Windsor Lions Club and Chamber Christmas Carols night on 7th December, 1985.

15. HOBARTVILLE PHARMACY (ON BEHALF OF THE TENANTS OF HOBARTVILLE SHOPPING CENTRE) - APPRECIATION. C51/5

Thanking Council for its action regarding vandalism at Hobartville Shopping Centre. Advising that the state of affairs rapidly improved after this and so far has stayed that way.

16. LOCAL GOVERNMENT AND SHIRES ASSOCIATIONS OF N.S.W. - ARBITRARY DISMISSAL OF COUNCILS. C44/2

Advising that the Associations are conducting a major campaign urging the State Government to review its power to dismiss councils without public inquiry.

Forwarding a letter which the Presidents will present to the Premier of N.S.W. early in the New Year, and urging Council to sign a letter in the same terms on Council letterhead and forward this letter to the Associations.

17. MINISTER FOR LOCAL GOVERNMENT - PROVISION OF GRANT. C51/45

Advising that an amount of \$3,000 will be made available to Council towards the cost of providing security for the air conditioning plant in the recently completed North Richmond Community Centre. Stating that the grant is being made on the basis that Council will contribute at least an equivalent amount from its own funds.

18. SAN MIGUEL FAMILY CENTRE - APPRECIATION. S205

Thanking Council for recently taking one of their trainees for work experience.

19. BOWEN MOUNTAIN PARK MANAGEMENT COMMITTEE - CHRISTMAS FUNCTION. 625-22

Outlining activities held during its Christmas function in the park on 22nd December, 1985. Stating that it is pleased that the park is now scheduled for regular maintenance.

20. ROTARY CLUB OF WINDSOR - APPRECIATION. C45/26

Thanking Council for its decision to grant land for the building of a suitable establishment for the Stimulus Group. Advising that Mr. T. Books and Mr. G. Price have been appointed to serve on the management committee.

(D.S.C. - The alternatives for a suitable site for the location of the proposed building are still being investigated and it is anticipated that an early report will be brought forward to Council.)

21. NUCLEAR FREE ZONE LOCAL AUTHORITIES - INTERNATIONAL CONFERENCE. C48

Advising that the International Conference of Nuclear Free Zone Local Authorities will be held in Perugia, Italy, from 27th February to 2nd March, 1986.

L.M. Weatherstone
Deputy Shire Clerk

