



general
purpose
committee

3
section

organisation
and
resources

GENERAL PURPOSE COMMITTEE - ORGANISATION & RESOURCES

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Item: **54****ITEM: 54** **Monthly Financial Report - May 1997****FILE NUMBER:** F011/005 PT04/FNC/OGF24NAX.F05**REPORT:****A. Expenditure Warrant Number 11 of 1996/97**

Summary of Accounts Paid.

Cheque Numbers 51169 - 51663	\$3,210,002.10
EFT Numbers 1712 - 2013	\$771,313.21
EFT Family Day Care Payments	\$50,463.20
Bank Charges	\$2,481.91
	<u>\$4,034,260.42</u>

B. Cash Book Reconciliation

Cash Book Balance as at 1 May 1997	(\$500,315.51)
Add Receipts for period ended 31 May 1997	<u>\$4,700,617.16</u>
	\$4,200,301.65
Less Payments for period ended 31 May 1997	(\$4,034,260.42)
Cash Book Balance as at 31 May 1997	<u>\$166,041.23</u>

C. Statement of Bank Balances as at 31 May 1997

Cash Book Balance as above	\$166,041.23
Add Unpresented Cheques	<u>\$418,599.19</u>
	\$584,640.42
Less Outstanding Deposits	(\$277,406.71)
Balance as per Bank Statement	<u>\$307,233.71</u>
Limit of overdraft arranged with bank	\$800,000.00

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D. Investments as at 31 May 1997

<i>Investment Type</i>	<i>Amount</i>
Term Investments	\$4,550,000.00
On Call Funds	\$6,000,000.00
Funds Managers	<u>\$12,036.423.09</u>
	<u>\$22,586.423.09</u>

RESPONSIBLE ACCOUNTING OFFICER

This summary warrant presented above is fully supported by Vouchers and Invoices which have been duly certified as to the receipt of goods and/or rendition of services and as to prices, computations and castings and the amounts shown were due for payment. The detailed warrant is available upon request.

The Cash Book and Bank Statements have been reconciled in all funds as at 31 May 1997.

The investments outlined above are the total of all funds that have been invested. All investments have been made in accordance with the Act, Regulations and Council's investment policies.

L M Weatherstone
Responsible Accounting Officer

RECOMMENDATION:

That the information be received.

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF ITEM 54 Oooo

ITEM: 55 **Indoor Sports Stadium - Representations by Mr and Mrs Donnelly****FILE NUMBER:** P1950/213 PT10/GMA/OGF24NAX.G06

REPORT:

The solicitor, Herbert Weller, acting for Mr and Mrs Donnelly, has advised that they have sought his advice in this matter and that if the issues raised are not rectified within 21 days of the date of his letter (26th May 1997) that it is intended to commence proceedings in the Supreme Court seeking an order for an injunction and damages. Mr Weller has been advised that this report will be presented to the Committee and that he or his clients may address the Committee prior to any determination being made. The specific issues raised in his letter are:

- a. The hours at which the cars enter and leave the car park
- b. The manner in which these cars are driven into and from the car park
- c. The inadequacy of the car park for large events, which can entail their driveway being blocked as well as parking on the footpath and double parking.
- d. The uncertainty relating to alterations in the hours of operation and failure to abide to such alterations.

The matter has also been the subject of recent discussions with staff from the Environmental Protection Authority. The Authority advised that the matters over which they have specifically been advised that affect residents of Stewart Street are:

- significant increase in the vehicular traffic on the streets and related increase of noise and fumes,
- noisy behaviour of patrons inside and outside the Stadium such as loud conversations, slamming car doors;
- high acceleration of vehicles entering or leaving the Stadium's premises;
- noise from Stadium waste removal;
- glaring lights from car park lights and vehicle lights.

The Authority undertook short term noise monitoring in November last year, including a noise logger placed within one metre of Mr and Mrs Donnelly's property. Their conclusions are:

- more than double the vehicle movements in the traffic on Stewart Street after 1930 hours,
- the increase of frequency of high noise levels and higher maximum noise levels associated with stop/start vehicle accelerations,
- the potential for sleep disturbance from Stadium traffic after 2200 hours due to high maximum noise levels of Stadium traffic and low background noise levels (up to 30 dB(A) difference

between $L_{Amax,15min}$ and $L_{A90,15min}$ and up to 25 dB(A) between $L_{A1,15min}$ and $L_{A90,15min}$),

- the cumulative impact of traffic noise and sweeping car lights parking on and leaving the Stadium area,
- the Stadium related traffic resuming after late games (Stadium is allowed to be used till 2300 hours), and
- the additional increase of traffic due to major competition events (the above assessment has been carried out for “normal” operation of the Stadium when its car park was approximately less than half full).
- The EPA anticipates that the impact of major sport competition events would be much greater than for the normal operation, as during such events, the car park will be fully occupied and vehicle movements would again be doubled. The patrons would also park their cars in Stewart Street, so the slamming of car doors, starting and accelerating, and people talking will take place much closer to the residences than during the short term noise and traffic monitoring reported above.

The Authority, in reaching its conclusion, would appear from subsequent discussions to be unaware of the reduction of around 5,000 vehicles per day in Stewart Street at this location. They have been asked to advise on that matter.

Discussions with the Authority staff indicate that they would be satisfied with the position should the Council provide in some future road program for the relocation of the driveway in the manner indicated in a recent plan of management prepared for consultation with the user groups. That in the interim, residents in Stewart Street who are affected, upon request be offered shutters or some similar device for their front windows.

RECOMMENDATION:

That subject to the completion of the consultation about the concept plan for South Windsor Park, Council provide funding in the 1998/1999 budget for relocation of the Stadium driveway as indicated on Plan 1950/33 and that residents of Stewart Street who are affected by the Stadium driveway be offered on request, shutters or similar facilities for their front windows.

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF ITEM 55 Oooo

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ITEM: 56 Nursing Home Facilities**FILE NUMBER:** C100/004 PT01/GMA/OGF24NAX.G02

REPORT:

The Council was advised earlier this year of the concern of the Combined Pensioners and Superannuants Association regarding the lack of nursing beds for aged care in the area. Part of the Council's resolution was to seek the support of Wentworth Area Health Service for the allocation of additional nursing home facilities to the district.

The Service has now written as follows:

"You may be aware that major changes are proposed by the Commonwealth Government in terms of aged care services and such are embodied in the Commonwealth's Aged Care Bill. Changes included in this proposed legislation include the move to a restructured funding arrangement for aged care residential services whereby the Commonwealth will fund residential facilities based on the categorisation of individuals accommodated in such facilities. Accordingly, the differentiation between hostels and nursing homes as we currently understand it will not continue. Another major issue is the much publicised matter of charging accommodation bonds for persons admitted to nursing homes."

"Council may wish to arrange a briefing from the Commonwealth on this matter or alternatively I would be pleased to arrange a presentation to staff of this Service specialising in the area of aged care. As the legislation in question is a Commonwealth matter I appreciate that Council may well decide to pursue a briefing from Commonwealth officers."

"At the State level, a restructure of State Government Nursing Homes is proceeding. As part of this restructure this Service is pursuing an option of relocating a number of nursing home beds from the Blue Mountains sector to the Hawkesbury. These negotiations are obviously both detailed and sensitive and I do not expect that a final determination will be achieved prior to September 1997."

Arrangements are being made to have a briefing at this Committee Meeting.

The representatives from the Wentworth Area Health Service will be Mr Ton Hamilton, Ms Jenny LeMiere and Ms Helen Shepherd.

RECOMMENDATION:

That the information be received.

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ATTACHMENTS:

There are no supporting documents for this report.

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Item: **57**

ITEM: 57 **Vessel Waste Pumpout Facility**

FILE NUMBER: GR060/017 PT02/GMA/OGF24NAX.G01

REPORT:

The Minister for Land and Water Conservation has advised that approval has been given for the funding and construction of a vessel waste pumpout facility at Windsor Wharf under the Waterways Program.

Discussions with staff from the Department of Land and Water Conservation in the near future will indicate the timing of the investigation, design and construction of the facility.

RECOMMENDATION:

That the information be received.

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF ITEM 57 Oooo

ITEM: 58 **Richmond Lawn Cemetery****FILE NUMBER:** GC283/118 PT2/CSV/OGF24NBX.C03

REPORT:

Some five years ago, Expressions of Interest were invited for the Leasing/Management of Richmond Lawn Cemetery including the development of a crematorium and funeral home on the site.

At the time, one submission was received and subsequently accepted with lease documentation being prepared, a development application approved for the crematorium and approval in principle obtained from the Minister for Land and Water Conservation. However, as a result of a corporate takeover the lease did not proceed. An approach has now been received from O'Brien Family Funerals of Richmond with a view to entering into a long term lease of the site and development of a crematorium and funeral home, on the basis of the terms and conditions as previously supported by the Council.

However, as Council is only the Trustee of the 4.85ha site, the Department of Land and Water Conservation has been approached in regard to entering into a lease and they have requested that the following take place to advance the proposal:-

- expressions of interest be once again invited for the leasing of the site; and
- due to a change in Legislation, the Reserve Notification will need to be extended to incorporate the use of the Reserve as a crematorium as well as the Cemetery.

Richmond Cemetery has a capacity of 10,000 grave sites with approximately 60% of sites still available and currently there is on average 63 burials per annum. The Cemetery is expected to make an operating loss of approximately \$14,000 for the financial year 1997/98 and one full time staff member is employed to manage the Cemetery.

Through leasing the facility, Council has an opportunity to overcome the annual operating losses incurred on the Cemetery and achieve an annual return of about \$25,000 plus an enhanced facility incorporating a crematorium and funeral home. Michael O'Brien Family Funerals have indicated a willingness to improve the appearance of the site through fencing and landscaping and this could be included as a condition of acceptance of any proposal. In view of the interest received and the fact that the operation and management of cemeteries is not regarded as a core activity of a local government authority, it is suggested that expressions of interest be once again invited for the leasing of the Richmond Lawn Cemetery.

RECOMMENDATION:

That:-

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1. Expressions of Interest be invited for the Leasing/Management of Richmond Lawn Cemetery and the building of a crematorium/funeral home on the site.
2. The Minister for Land and Water Conservation be requested to extend the Reserve Notification for the site to allow the development of a crematorium/funeral home on the site in addition to the core use as a Cemetery.

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF ITEM 58 Oooo

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ITEM: 59 **Donation - St Matthews Catholic Church Pipe Organ Restoration**

FILE NUMBER: GF008/001 PT15/CSV/OGF24NBX.C07

REPORT:

A request has been received from St Matthews Catholic Church, Windsor, regarding support of their fundraising efforts to restore and clean the church pipe organ.

The Hunter Organ has been dated at approximately 1865 and is reported by the Church to be the only one of its kind in New South Wales.

A quotation has been sought by the Church from professionals in the field of pipe organ restoration and it is understood that the work would cost approximately \$23,500. The Church is currently considering fundraising options.

RECOMMENDATION:

A donation of \$500 (five hundred dollars) be offered to the St Matthews Catholic Church Pipe Organ Restoration Project, with such monies being paid upon completion of the works and Council's donation suitably recognised.

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF ITEM 59 Oooo

ITEM: 60 **Leasing Proposal - 520 Windsor Road, Vineyard****FILE NUMBER:** GC283/148 PT1/CSV/OGF24NBX.C04

REPORT:

Council owns a five acre property known as Deeimba Reserve located at 520 Windsor Road, Vineyard.

The property was originally acquired in 1979 for use as a Reserve, however, it is now considered unsuitable for this use due to the fact that the Vales Point - Sydney West high voltage transmission lines passes immediately over the property and TransGrid has acquired an easement through the property for construction and maintenance work. The easement affects the majority of the site, limiting its potential to market gardening, agistment or other rural uses. The property is zoned Rural 1(c), is owned in fee simple by the Council, is classified as operational and has no Reserve dedication.

Last year an agreement was entered into with Mr Henry Faltas for the leasing of the site to establish market garden activities. However, Mr Faltas has elected not to continue with the Lease and subsequently the property was once again placed on the market as available for leasing. An approach has been received from Woodville Cooperative with a proposal to lease the site for the agisting of broodmares. They have agreed to pay the advertised rental of \$100 per week plus all outgoings and will fence, connect water and power and upgrade the soil and grass at their own expense. They have also agreed to meet the extensive list of conditions of the easement imposed by TransGrid and it is noted that a development application is not required for an agricultural use in this zoning.

RECOMMENDATION:

That the Council Lease Lot 22 DP513364 (No. 520) Windsor Road, Vineyard, to Woodville Cooperative, subject to the following terms and conditions:-

1. the Lease be for a period of 5 (five) years and commence on 1 July 1997;
2. payment of a commencing rental of \$100 (one hundred dollars) per week, ie. \$5,200 (five thousand two hundred dollars) per annum, with the rental to be reviewed annually in line with movements in the Consumer Price Index for Sydney;
3. the Lessee to be responsible for payment of all outgoings on the site, including Rates and taxes;
4. the Lessee to comply with the conditions of easement over the site applied by TransGrid;
5. the Lessee being responsible for all legal and survey costs associated with the Leasing;

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6. the Lessee at its own expense, erect fencing, arrange water and power connections and upgrade the soil and grass to meet their own requirements, with the property to be made good on the termination of the Lease;
7. the Lessees being responsible for ensuring appropriate care for the animals agisted on the site in accordance with the relevant legislation and codes of practice;
8. the Lessees to indemnify Council against any claim arising from the use of the land in an amount of not less than \$5 (five) million; and
9. the Common Seal of Council be affixed to the necessary documentation.

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF ITEM 60 Oooo