



Hawkesbury City Council

general purpose committee minutes

date of meeting: 22 October 2002

location: Council Chambers

time: 9.00am

GENERAL PURPOSE COMMITTEE

Business

Meeting Date: 22 October 2002

AGENDA

- **APOLOGIES.**
- **CONFIRMATION OF MINUTES.**
- **SECTION 1 - ENVIRONMENT.**
- **SECTION 2 - INFRASTRUCTURE.**
- **SECTION 3 - ORGANISATION AND RESOURCES.**
- **NEXT MEETING.**

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 3

Minutes of the Meeting of the General Purpose Committee held at the Council Chambers, Windsor, on 22 October 2002, commencing at 9.06am with a minutes silence in remembrance of the 12 October 2002 Bali tragedy.

PRESENT: Councillor R P Stubbs, Mayor and Councillor L Allan, B J Calvert, K F Conolly, P F Davies, D Finch, P R Rasmussen, L A Williams, and C J Woods.

Apologies for absence were received from Councillors G J Gilling, C A Paine and L C Sheather.

RESOLVED on the motion of Councillor Finch and seconded by Councillor Rasmussen that the apologies be accepted.

Councillor Paine arrived at the meeting at 9.25am

Councillor Williams left the meeting at 12.45pm

RESOLVED on the motion of Councillor Rasmussen and seconded by Councillor Finch that the Minutes of the General Purpose Committee Meeting held on the 24 September 2002, be confirmed.

The following recommendations were passed as resolutions of the Committee:

SECTION 1 - ENVIRONMENT

95: Rural Shed - Lot 1 DP 733243, 457 East Kurrajong Road, East Kurrajong
(MA1305/01/EVD/ENJ22NAX.V04)

Mr Robert Hromek, the applicant, addressed the Committee

Mr Doug Clifton and Mr Brian Higginbotham, respondents, addressed the Committee

A **motion** was moved by Councillor Williams seconded by Councillor Finch

That the application for a rural shed be refused for the following reasons:

1. The proposed development will have an adverse impact on the neighbouring property in terms of amenity and privacy.
2. The proposed development will have an unacceptable impact on the visual quality of the area.

This is Page 3 of the Minutes of the GENERAL PURPOSE COMMITTEE MEETING of the HAWKESBURY CITY COUNCIL held at the Council Chambers, Windsor, on 22 October 2002.

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 4

3. The proposed development is inconsistent with the aims and objectives of Hawkesbury Development Control Plan.
4. The proposed development does not comply with the requirements of the Hawkesbury Development Control Plan, in particular Part D Chapter 8 - Rural Sheds.
5. As it involves a 2.5m cut and is larger than the standard size, the proposed development is inconsistent with objective (e) of the Rural 1(c1) zone contained within Hawkesbury Local Environmental Plan 1989.
6. In the circumstances, approval of the development would not be in the public interest.

RECOMMENDED on the AMENDMENT of Councillor Allan seconded by Councillor Paine

That a site inspection be carried out.

The amendment was carried

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

A site inspection was carried out at 3.30pm. Councillors present at the inspection were the Mayor, Cllr R P Stubbs and Councillors L Allan, K F Conolly, P R Rasmussen, B J Calvert, P F Davies, C Paine and C J Woods.

RECOMMENDED on the motion of Councillor Paine seconded by Councillor Calvert

That a meeting be arranged between the applicant and staff before the Ordinary Meeting to discuss a reduction in size and to explore options for location of the shed on the property.

96: Construction of 11 Villa Units and Demolition of Part of the Existing Cottage, Lot 2 DP 844715, 35 Elizabeth Street, North Richmond (DA0374/02/EVD/ENJ22NAX.V06)

RECOMMENDED on the motion of Councillor Allan seconded by Councillor Conolly

That the application for construction of 11 villa units be approved as a Deferred Commencement Consent subject to the following conditions:

This is Page 4 of the Minutes of the GENERAL PURPOSE COMMITTEE MEETING of the HAWKESBURY CITY COUNCIL held at the Council Chambers, Windsor, on 22 October 2002.

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 5

- A. Upon compliance with the condition appearing in Schedule 1, and with the issue of confirmation to that effect in writing from Council, this "Deferred Commencement" consent shall commence to operate as a development consent inclusive of all conditions appearing in Schedule 2 pursuant to Section 80(3) of the Act.
- B. The "Deferred Commencement" consent will lapse in twelve months from the date of this consent unless all conditions appearing in Schedule 1 have been complied with.

Schedule 1

A landscaping plan, prepared by a suitably qualified person, is to be submitted to and approved by Council.

The schedule of colours of external materials of the dwelling, as well as driveways, paving and fences are to be submitted to and approved by Council.

Schedule 2

General

- 1. To confirm and clarify the terms of this approval, the development shall be carried out in accordance with the approved stamped plans submitted with Development Application No. DA0374/02 and any supportive documentation, except as otherwise provided by the conditions of this consent.

Note: Modifications to the approved plans will require the lodgement and consideration by this organisation of a separate application pursuant to Section 96 of the Environmental Planning and Assessment Act, 1979.

- 2. Compliance with the provisions of the Environmental Planning and Assessment (Amendment) Act 1979, and the Building Code of Australia.
- 3. Prior to construction of the approved development it is necessary to obtain a Construction Certificate.
- 4. The applicant is advised to consult with:
 - (a) Sydney Water Corporation Limited
 - (b) Integral Energy

This is Page 5 of the Minutes of the GENERAL PURPOSE COMMITTEE MEETING of the HAWKESBURY CITY COUNCIL held at the Council Chambers, Windsor, on 22 October 2002.

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 6

- (c) Natural Gas Company
- (d) a local telecommunications carrier

regarding their requirements for the provision of services to the development and the location of existing services that may be affected by proposed works, either on site or on the adjacent public road(s).

5. No excavation or site works shall be commenced prior to the issue of the construction certificate.
6. An occupation certificate is to be obtained on completion of all works. The occupation certificate will not be issued if any conditions of this consent are outstanding.
7. All design and construction works are to be carried out strictly in accordance with the requirements of Hawkesbury Development Control Plan.
8. An archaeologist is to be engaged and to be in attendance during the demolition works and the excavation/site works for the development.
9. Non-hazardous demolition material is to be disposed of in such a manner that it can be reused or recycled.
10. All hazardous materials are to be removed and disposed in accordance with WorkCover requirements.

Prior to Issue of Construction Certificate

The following conditions in this section of the consent must be complied with or addressed prior to the issue of any Construction Certificate relating to the approved development, whether by Council or an appropriately accredited certifier. In many cases the conditions require certain details to be included with or incorporated in the detailed plans and specifications which accompany the Construction Certificate. The Construction Certificate shall be obtained prior to the commencement of any earth works or building works.

11. A monetary contribution is to be paid to Council, pursuant to Section 94 of the Environmental Planning and Assessment Act 1979, towards the provision of the following public facilities in the locality:
 - (a) Open Space and Recreation (\$14,950.00)
 - (b) Community Facilities (\$21,143.00)

This is Page 6 of the Minutes of the GENERAL PURPOSE COMMITTEE MEETING of the HAWKESBURY CITY COUNCIL held at the Council Chambers, Windsor, on 22 October 2002.

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 7

The above contributions have been determined in accordance with Hawkesbury Section 94 Contribution Plan. A copy of the Contributions Plan may be inspected at Council's Offices, George Street, Windsor.

Contributions are to be paid prior to issue of the construction certificate.

The amount of contribution payable under this condition has been calculated on the basis of costs as at the date of consent. In accordance with the provisions of the Contributions Plan, this amount shall be INDEXED at the time of actual payment in accordance with movement in the Consumer Price Index as published by the Australian Bureau of Statistics. In this respect the attached fee schedule is valid for 3 (three) months.

12. The building design shall incorporate components that will provide aircraft noise mitigation in accordance with AS 2021. Details prepared by an accredited acoustical consultant submitted with the construction certificate.
13. Detailed plans demonstrating compliance with the Building Code of Australia (Housing Provisions) shall be provided to the Principle Certifying Authority for separate approval.
14. Separate practising Structural Engineer's details of all structural concrete and steelwork shall be lodged prior to issue of construction certificate.
15. All footings adjacent to the existing easement are to be pierced below the invert of the culverts.
16. On site stormwater detention is to be provided to restrict the flows from the development to the predevelopment level for all storms up to and including the 1% AEP. Plans and calculations are to be prepared by a suitably qualified engineer. On completion of the system, works as executed plans are to be submitted to the principle certifying authority (PCA), with a copy provided to Council, should Council not be the PCA.
17. Separate details of the proposed roofwater and surface water drainage system shall be lodged in duplicate for approval. Such details shall be approved prior to issue of construction certificate. The site drainage shall be directed to Elizabeth Street. Any other proposals are to be submitted to Council for consideration.
18. An overland flow path is to be provided within the existing easement to cater for surcharge of the culverts. The flow path is to cater for flows up to and including the 1% AEP storm. Calculations and cross sections are to be submitted with the construction certificate. Suitable flow areas beneath the fences is to be provided within the overland flow path.

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 8

19. Submission of proof of the payment of the Building Industry Long Service Levy where the value of civil works exceeds \$25,000.

Prior to Commencement of Works

20. Building work that involves residential building work (within the meaning of the Home Building Act 1989) must not be commenced unless the principal certifying authority for the development to which the work relates:
- (a) in the case of work to be done by a licensee under that Act:
 - (i) has been informed in writing of the licensee's name and contractor licence number, and
 - (ii) is satisfied that the licensee has complied with the requirements of Part 6 of that Act, or
 - (b) in the case of work to be done by any other person:
 - (i) has been informed in writing of the person's name and owner-builder permit number, or
 - (ii) has been given a declaration, signed by the owner of the land, that states that the reasonable market cost of the labour and materials involved in the work is less than the amount prescribed for the purposes of the definition of owner-builder work in Section 29 of that Act

and is given appropriate information and declarations under paragraphs (a) and (b) whenever arrangements for the doing of the work are changed in such a manner as to render out of date any information or declaration previously given under either of those paragraphs.

Note: A certificate purporting to be issued by an approved insurer under Part 6 of the Home Building Act 1989 that states that a person is the holder of an insurance policy issued for the purposes of that Part is, for the purposes of this condition, sufficient evidence that the person has complied with the requirements of that Part.

21. Sanitary accommodation shall be provided for workmen throughout the course of the building operations in accordance with the Local Government Act 1993 and the Environment Planning and Assessment Act.

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 9

22. A sign must be erected in a prominent position on any work site on which the erection or demolition of a building is being carried out:
 - (a) stating that unauthorised entry to the work site is prohibited; and
 - (b) showing the name of the person in charge of the work site and a telephone number at which that person may be contacted outside working hours.
23. Erosion and sediment control devices are to be installed and maintained to ensure that there is no increase in downstream levels of litter, vegetation debris or other water borne pollutants in accordance with Council's Development Control Plan 1/94 - Soil Erosion and Sedimentation. The enclosed warning sign shall be affixed to the sediment fence/erosion control device at all times.
24. The applicant or person having the benefit of this development consent must give at least two days notice prior to commencement of works to Council of the intention to commence works. This notice is to be given in accordance with form 7 of the Environmental Planning and Assessment Regulation 1998.
25. The applicant shall advise Council of the name, address and contract number of the principal certifier, in accordance with Section 81A 2(b) of the Environmental Planning and Assessment Act, 1997.
26. A certificate issued by an approved insurer under Part 6 of the Home Building Act 1989 shall be supplied to the principal certifying authority prior to commencement of works.
27. The approved plans must be submitted to the appropriate Sydney Water office to determine whether the development will affect Sydney Water's sewer and water mains, stormwater drains and/or easements. If the development complies with Sydney Water's requirements, the approved plans will be appropriately stamped.
Sydney Water has a number of business offices, including Blacktown, Katoomba, Parramatta and Penrith.

During Construction

28. All building work must be carried out in accordance with provisions of the Building Code of Australia.
29. All part 4 certificates issued under the Environmental Planning and Assessment Act, 1979 are to be submitted to Council within seven (7) days of the date of issue. The registration fee is \$16.00 per certificate.

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 10

30. All demolition, construction and associated work necessary for the carrying out of the development is restricted to between the hours of 7.00am and 6.00pm on Mondays to Fridays and between 8.00am and 4.00pm on Saturdays.
31. To reduce nuisance to the surrounding properties, all demolished material and excess spoil from the site shall be disposed of to a location and in a manner to the approval of this office (Note: no material shall be burnt or buried on the site).
32. The site shall be kept clean and tidy during the construction period and all rubbish shall be removed from the site upon completion of the project to the satisfaction of this office.
33. A sign is to be erected adjacent to the access point to the site for the duration of the site works stating the following:
 - (a) owner of site and address;
 - (b) person/company carrying out site works and phone number;
 - (c) consent number and date of approval; and
 - (d) approval duration of site works.
34. The building shall be set out by a Registered Surveyor and the Survey Certificate of the building shall be lodged with the principal certifying authority upon completion of the footings and prior to the external wall construction proceeding above floor level.
35. Barriers to prevent movement between internal roof spaces of adjoining dwelling are required.
36. Each unit is to provide a hot water system with a minimum energy rating of 3.5 stars.
37. Each unit is to provide an energy rating as indicated on the NatHERs assessment submitted with the application.
38. Engineer's details demonstrating that the proposed building will comply with Part 8 of Council's standard specification for construction and testing of sewer mains, revised March 1999, are to be submitted to Hawkesbury City Council's Asset Services & Recreation Department for separate approval.

Prior to Issue of Occupation Certificate

39. In order to ensure that the development complies with this consent, the approved use shall not commence until all conditions of this Development Consent have been complied with.

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 11

40. Landscaping shall be completed in accordance with the approved landscaping plan and shall be maintained in perpetuity by the existing or future owners and occupiers of the property. In this respect a occupational certificate will not be granted on the application until the landscaping is complete.
41. The submission of a Certificate from Telstra Australia that satisfactory arrangements have been made for the provision of cables for telephones to the development.
42. A Section 73 Compliance Certificate under the Sydney Water Act 1994 must be obtained. Application must be made through an authorised Water Servicing Coordinator, for details see the Sydney Water web site www.sydneywater.com.au/customer/urban/index or telephone 13 20 92.

Following application a "Notice of Requirements" will be forwarded detailing water and sewer extensions to be built and charges to be paid. Please make early contact with the Coordinator, since building of water/sewer extensions can be time consuming and may impact on other services and building, driveway or landscape design.

The Section 73 Certificate must be submitted to the principal certifying authority prior to release of the linen plan/occupation of development.

43. The following documentary evidence is to be obtained prior to the issue of any Construction Certificate, whether by Council or an accredited certifier:
 - (a) A written clearance from Integral Energy, stating that electrical services have been made available to the development or that arrangements have been entered into for the provision of services to the development.

Separate documentary evidence from Integral Energy shall be provided stating that the requirements of that Authority have been met with regard to the nearby high voltage transmission line.

44. In order to enhance the amenity of the development, new boundary fences shall be provided at the applicant's expense. Such fencing behind the building line shall be to a height of 1.8 m and provide full privacy to adjoining residences. The owners of adjoining properties are to be consulted regarding suitable fencing.
45. Illumination of public spaces including pedestrian paths, shared areas, parking areas and building entries are to be provided in accordance with the relevant Australian Standard.

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 12

46. Construction of Council's standard heavy duty footway and layback vehicular crossing to suit the access to the site with a minimum width of m.
47. Removal of the any layback crossing and replacement with concrete kerb and gutter and the restoration of the footway area.

Use of the Site

48. All landscaping shall be permanently maintained in a good condition and in accordance with the intent of the landscaping plan. This includes landscaping of the private courtyard areas.
- C. That the owner be prosecuted for offences including the demolition of buildings and removal of 30 (thirty) trees.

97: Management of Environmental Community Disputes (GC280/004/EVD/ENJ22NBX.V08)

Mr Trevor Devine, proponent, addressed the Committee

RECOMMENDED on the motion of Councillor Paine seconded by Councillor Finch

That Council adopt the attached Conflict Management Policy.

98: Draft Local Environmental Plan 6/01 (Amendment 136) - Subdivision and Erection of Dwellings on flood affected land (LEP6/01/EVD/ENJ22NBX.V01)

RECOMMENDED on the motion of Councillor Davies seconded by Councillor Finch

That:

1. Council proceed with the draft local environmental plan.
2. Council exercise its delegation in respect of the Section 69 report to the Minister.
3. Council forward the draft local environmental plan to the Department of Planning for finalisation and gazettal.

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 13

99: Draft Local Environmental Plan (Amendment No 125) - Farm Gate Sales
(LEP005/00/EVD/ENJ22NBX.V03)

Dr Michael Brennan, proponent, addressed the Committee
Mr John McGuire and Mr David Mason, Chairman of Hawkesbury Harvest, respondents,
addressed the Committee

RECOMMENDED on the motion of Councillor Paine seconded by Councillor Allan

- A. That:
1. Council proceed with the Draft Local Environmental Plan, as exhibited.
 2. Council exercise its delegation in respect to the Section 69 Report to the Minister.
 3. Council forward the Draft Local Environmental Plan to the Department of Planning for finalisation and gazettal.
- B. That further discussions be held with Hawkesbury Harvest and reported to the next Ordinary Meeting.

100: Draft Local Environmental Plan (Amendment 141) - Acid Sulphate Soils and General Amendments
(LEP004/02/EVD/ENJ22NBX.V02)

Dr Michael Brennan, proponent, addressed the Committee

RECOMMENDED on the motion of Councillor Rasmussen seconded by Councillor Allan

That

1. Council proceed with the Draft Local Environmental Plan.
2. Council exercise this delegation in respect to the Section 69 Report to the Minister.
3. Council forward the Draft Local Environmental Plan to the Department of Planning for finalisation and gazettal.

This is Page 13 of the Minutes of the GENERAL PURPOSE COMMITTEE MEETING of the HAWKESBURY CITY COUNCIL held at the Council Chambers, Windsor, on 22 October 2002.

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 14

101: Proposed modifications to Development Consent and Development Application for Shed 481 Creek Ridge Road, Glossodia (MA1375/99, MA1471/01/EVD/ENJ22NCX.V09)

Mrs Jacki Verzi, respondent, addressed the Committee

RECOMMENDED on the motion of Councillor Rasmussen seconded by Councillor Williams

That the information be received.

102: Draft Local Environmental Plan 8/98 - Draft Amendment 108 (LEP8/89/EVD/ENJ22NCX.V05)

Ms Marie Noble, respondent, addressed the Committee

RECOMMENDED on the motion of Councillor Allan seconded by Councillor Paine

That the information be received

Supplementary Reports

103: Cities for Climate Protection - Milestone 3 (GE020/061 PT3/EVD/ENJ22LBX.V11)

RECOMMENDED on the motion of Councillor Rasmussen seconded by Councillor Davies

That Council adopt the Green Energy Strategy as attached.

SECTION 2 - INFRASTRUCTURE

49: Regional Road Block Grant (GG021/035/ENG/INJ22NBX.E06)

RECOMMENDED on the motion of Councillor Woods seconded by Councillor Finch

That funding for the programs outlined be accepted.

This is Page 14 of the Minutes of the GENERAL PURPOSE COMMITTEE MEETING of the HAWKESBURY CITY COUNCIL held at the Council Chambers, Windsor, on 22 October 2002.

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 15

50: Richmond Park - Lion's market dates (PK/202/ENG/INJ22NBX.E03)

RECOMMENDED on the motion of Councillor Allan seconded by Councillor Davies

That this matter be deferred until the November General Purpose Committee Meeting.

51: Proposed Kerb and Guttering - Bathurst Street, Pitt Town (237/R/ENG/INJ22NBX.E05)

RECOMMENDED on the motion of Councillor Paine seconded by Councillor Finch

That the funding in the amount of \$28,000 (twenty eight thousand dollars) for the construction of kerb and guttering on the southern side of Bathurst Street, between Eldon and Buckingham Streets be re-allocated to the construction of new kerb & guttering on the northern side of Bathurst Street, between Eldon and Buckingham Streets including the full frontage of No. 98 Bathurst Street.

52: Governor Phillip Reserve - Exclusive Use - NSW Water Ski Association (PK/205 Pt9/ENG/INJ22NBX.E01)

463 RESOLVED by the Committee exercising its delegation as Committee of the Whole on the motion of Councillor Woods seconded by Councillor Finch

That:

1. Council Grant approval to the NSW Water Ski Association for exclusive use of Governor Phillip Reserve on Saturday 23 and Sunday 24 November 2002 subject to compliance with the following conditions:
 - (a) the applicant undertaking a letter drop to all affected residents in proximity to the event, with that letter advising full details of the event;
 - (b) the applicant paying the exclusive use contribution rate applying to the 2002 event being \$1171.50 (one thousand one hundred and seventy one dollars and fifty cents), or \$1.19 (one dollar and nineteen cents) per person GST inclusive, whichever is the greater, plus the toilet cleaning charge for exclusive use events of \$50.00 (fifty dollars) for Sunday 24 November 2002;

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 16

- (c) the applicant submitting a copy of a Public Liability Policy for \$10,000,000 and indemnifying Hawkesbury City Council prior to the event;
 - (d) the reserve being left clean and tidy with the applicant being responsible for the disposal of all waste from the reserve;
 - (e) the applicant obtaining appropriate licences from the Waterways Authority regarding conduct of this event;
 - (f) if required, the applicant to obtain appropriate licence from the Licensing Branch of the NSW Police Service for the sale of alcoholic beverages at the proposed event;
 - (g) the applicant obtaining all necessary permits/approvals in relation to amusement devices/rides;
 - (h) the applicant contacting Council's Environment Health Officer with regard to the sale of hot foods;
 - (i) the applicant to liaise with Integral Energy regarding the supply of power to devices/rides and their proximity to power supply lines;
 - (j) that the applicant lodge a damage bond of \$750.00;
2. In relation to noise levels, that the noise level of 100dB(A) with a tolerance of 3dB(A) be supported.
3. With regard to road closures/restrictions applying to the roads scheduled below and including suspension of ferry services, that:
- (a) under "Traffic Management For Special Events" guidelines issued by the Roads & Traffic Authority that:
 - (i) the event be designated as Category 3;
 - (ii) the applicant lodge Schedule 1, Summary Offences Act with the NSW Police Service, Windsor Police Station and comply with any approvals granted; and,
 - (iii) the applicant lodge a Traffic Management Plan and Traffic Control Plan to the Planned Incident Unit, Transport Management Centre, Roads & Traffic Authority and comply with any approvals granted; and,

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 17

- (b) the applicant making appropriate arrangements regarding access by affected residents and their visitors, as well as emergency vehicles.

Schedule of Roads/Ferries

George Street, Windsor between Bridge and Palmer Streets

Arndell Street

North Street between Arndell and Palmer Streets

Palmer Street between Pitt and George Streets

Wisemans Ferry

Webbs Creek Ferry

Sackville Ferry

Lower Portland Ferry

4. Ferry services be suspended for the following periods:

Wisemans Ferry	11.15am-11.45am
Webbs Creek Ferry	11.15am-11.45am
Lower Portland	8.30am-1.00pm
Sackville Ferry	8.30am-1.00pm

and subject to:

- (a) advertising of the proposed suspension of service being undertaken at the expense of the NSW Water Ski Association in newspapers circulating in the areas of the services two (2) weeks prior to the event, such notice is to be incorporated in the news sections of those newspapers and to be approximately 1/8 (one eighth) page size;
- (b) that signs be erected at the Association's cost in locations as required by the Director Asset Services & Recreation and at a size indicated by him, on all roads leading to the ferries, as well as on each ferry, for at least two (2) weeks prior to the event;
- (c) safety precautions as previously established are to be placed at all ferry locations, such to include a boat and crew downstream from each ferry with suitable equipment to indicate to competitors that a ferry may be operating and with communication between that boat and ferry vessel, such procedures are to be implemented to the satisfaction of the Waterways Authority and the Director Asset Services & Recreation; and
- (d) that delegated authority be granted to the Director Asset Services & Recreation to alter ferry suspension times if necessary upon receipt of required advice from the applicant.

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 18

53: Bells Line of Road, North Richmond - Proposed Acquisition of Part Lot 1002 DP 1042592 for Public Road (GR030/007/ENG/INJ22NBX.E04)

RECOMMENDED on the motion of Councillor Woods seconded by Councillor Williams

That:

1. Council accept the transfer of part Lot 1002 DP1042592 from Mr and Mrs Johnston at no cost to Council.
2. Council meet all survey and legal costs in relation to the transfer and provides fencing on the new alignment.
3. All necessary legal documents be executed under the Common Seal of Council.

SECTION 3 - ORGANISATION AND RESOURCES

91: Monthly Financial Report - September 2002 (GF011/005/FNC/OGJ22NAX.F08)

RECOMMENDED on the motion of Councillor Davies seconded by Councillor Calvert

That the information be received.

92: Disposal of Council Property - Land off Greenway Crescent, Windsor (GA030/014 Pt 6/CSV/OGJ22NBX.C07)

Reverend Chris Burgess and Mr Roger Packham, respondents, addressed the Committee.

RECOMMENDED on the motion of Councillor Conolly seconded by Councillor Finch

- A. That the land off Greenway Crescent, Windsor be offered for lease to St Matthews Anglican Church for \$1.00 for a period of four years. All outgoings and maintenance to be met by St Matthews Anglican Church including water rates and land rates, etc.

This is Page 18 of the Minutes of the GENERAL PURPOSE COMMITTEE MEETING of the HAWKESBURY CITY COUNCIL held at the Council Chambers, Windsor, on 22 October 2002.

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 19

- B. That should the lease arrangements not be finalised by 31 January 2003 or the Church decides not to continue with the lease, the following to take place:
1. The land off Greenway Crescent, Windsor be offered for Public auction in line with Council's current policy.
 2. A reserve be set on a property of the current valuation determined by K D Wood Valuations.
 3. Three local real estate agents be contacted to submit a proposal to market Council's property for the purpose of public auctioning.
 4. Any necessary documentation be executed under common seal of Council.
 5. An 88b instrument be prepared incorporating the Building Envelope and Heritage Office guidelines.
- C. That any necessary documentation be executed under common seal of Council.

An **amendment** was moved by Councillor Calvert seconded by Councillor Rasmussen

- A. That the land off Greenway Crescent, Windsor be offered for lease to St Matthews Anglican Church for \$1.00 for a period of four years. All outgoings and maintenance to be met by St Matthews Anglican Church including water rates and land rates, etc.
- B. That should the lease arrangements not be finalised by 31 January 2003 or the Church decides not to continue with the lease, the matter to be referred back to Council for consideration.
- C. That any necessary documentation be executed under common seal of Council.

The amendment was lost

The motion was put and carried.

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 20

93: Proposed New Lease - Shop 5, Glossodia Shopping Centre
(GC283/151/CSV/OGJ22NBX.C01)

464 RESOLVED by the Committee exercising its delegation as Committee of the Whole on the motion of Councillor Allan seconded by Councillor Davies

That:

1. A new lease be granted to Mr Andrew Ball in accordance with the above terms and conditions.
2. The appropriate documents be executed under the Common Seal of Council.

94: Delegate Expenses and Interstate Travel - 10th Australasian Congress on Genealogy
(GL020/031/CSV/OGJ22NBX.C02)

RECOMMENDED on the motion of Councillor Allan seconded by Councillor Finch

That Council approve attendance by Michele Nichols at the 10th Australasian Congress on Genealogy in Melbourne from 23 to 27 April 2003.

95: Property Development Strategy - Proposed Sale of Council Properties (GC285/002,
P2343/405, P740/15, P382/1230/CSV/OGJ22NBX.C09)

RECOMMENDED on the motion of Councillor Conolly seconded by Councillor Davies

That:

1. Toxana House, 147 Windsor Street, Richmond be offered for sale by Public Auction in line with Council's current policy.
2. Action be taken to subdivide the site at the corner of Colonial Drive and Rifle Range Rd, Bligh Park (Lot 1249 in DP 800323) to separate the Neighbourhood Centre from the proposed sale site. Upon subdivision approval being granted, the residue property be offered for sale by public auction in line with Council's current policy.

This is Page 20 of the Minutes of the GENERAL PURPOSE COMMITTEE MEETING of the HAWKESBURY CITY COUNCIL held at the Council Chambers, Windsor, on 22 October 2002.

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 21

3. A reserve be set on Toxana House and the property located on the corner of Colonial Drive and Rifle Range Road, Bligh Park at the current market valuation determined by K D Wood Valuations.
4. Three local real estate agents be requested to submit a marketing proposal for public auction for the properties.
5. Any necessary legal documents be executed under the Common Seal of Council.

RECOMMENDED on the FORESHADOWED motion of Councillor Allan seconded by Councillor Paine

That a report be prepared for the November General Purpose Committee Meeting relative to the costing of the Hospital Site, Museum and Library, with the properties that have been identified.

96: Exemption from Rating - Fitzgerald Memorial Hostel Inc. 47 Richmond Road, Windsor (P1829/0075/FNC/OGJ22NBX.F05)

Councillor Finch declared an interest as she is on the Board of Fitzgerald Memorial Hostel

Mrs Margaret Elder, Deputy President of Fitzgerald Memorial Hostel, respondent, addressed the Committee

RECOMMENDED on the motion of Councillor Paine seconded by Councillor Allan

That a further report be provided to the next Ordinary Meeting on this matter.

97: Evaluation of Outcomes of Community Needs Report 2001-2002 (GC130/036/CSV/OGJ22NCX.C03)

RECOMMENDED on the motion of Councillor Rasmussen seconded by Councillor Davies

That the information be received.

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 22

Supplementary Reports

98: Re-allocation of Funding for Economic Development Projects - Hawkesbury Harvest
(GF008/001, GM001/020 Pt15/CSV/OGJ22LBX.C10)

Mr David Mason, proponent, addressed the Committee

RECOMMENDED on the motion of Councillor Rasmussen seconded by Councillor Paine

That Council approve the revised program put forward by Hawkesbury Harvest to utilise the total additional allocated funds of \$11,745.00 (eleven thousand seven hundred and forty five dollars) from the 2001/2002 financial year to allow Hawkesbury Harvest the flexibility to meet the challenge of managing the dynamic nature of its development.

An **amendment** was moved by Councillor Conolly seconded by Councillor Williams

That Council defer a decision on the request of Hawkesbury Harvest Inc. to utilise unspent funds from the 2001/2002 financial year, until it has made a decision about funding of the proposed Topoclimate Project.

The amendment was lost

The motion was put and carried.

99: Topoclimate Pilot Scheme Funding (GM001/021 Pt15, GP070/028
Pt2/CSV/OGJ22LBX.C11)

Ms Louise Saarinen, proponent, addressed the Committee

RECOMMENDED on the motion of Councillor Allan seconded by Councillor Finch

That the information be received.

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 23

QUESTIONS WITHOUT NOTICE:

1. Councillor Rasmussen advised that he had received an infringement notice during the day for parking in Council's carpark whilst in attendance at the General Purpose Committee meeting on 22 October 2002 and enquired if this was correct .

The General Manager advised that the matter would be investigated.

2. Councillor Conolly requested an update on the Contract renewal process of the Directors of Environment and Development, Asset Services and Recreation and Community and Corporate Services.

The General Manager advised that agreement had been reached to renew Contracts for the Director, Community and Corporate and Director, Environment and Development. He also advised that performance measures were being put into place. In relation to the Director, Asset Services and Recreation, the General Manager advised that a consultant had been instructed who would give a short presentation to members about what is considered good performance measurement. He advised that the consultant will also be advising about the Contract for the Director, Asset Services and Recreation. He confirmed that written notification had been provided in acceptance of the two Contracts, however Contracts had not been executed and this would take place in the very near future.

3. Councillor Allan referred to an email from a resident of Wellesley Road, Pitt Town and enquired if any other Councillors had referred the email for action.

The General Manager confirmed that it had been forwarded by Councillors.

4. Councillor Paine referred to the recent Pitt Town Steering Committee meeting and enquired as to the absence of the Department of Agriculture, requesting that the Department be included in future meetings. She advised that the developer was bringing his own agricultural consultant and residents were attempting to locate their own consultants to counteract the developer's consultants.

The General Manager advised that the Department of Agriculture would be invited to the next Pitt Town Steering Committee meeting.

5. Councillor Paine enquired as to the possibility of childcare services being provided at the Pitt Town Steering Committee meetings in order to allow residents with young children to concentrate on and participate in the meeting.

GENERAL PURPOSE COMMITTEE

Minutes

Meeting Date: 22 October 2002

Page 24

The General Manager advised that this was a decision for the Council to make.

6. Councillor Paine requested an update on paving in the Windsor Mall.

The Director of Asset Services and Recreation advised that some pavers were not of the required standard and the contractor was experiencing difficulty laying them. Therefore the manufacturer removed the faulty pavers from pallets and they were to be replaced prior to Christmas. He advised that he would make further enquiries as to the timeframe for completion.

7. Councillor Finch requested an update on the organisation of a meeting between real estate agents and the Heritage Advisor.

The General Manager advised the matter would be investigated.

8. Councillor Finch enquired if the matter of parking restrictions in Richmond had been put to the Local Traffic Committee.

The Director of Asset Services and Recreation advised that he was proposing to provide a report on all carparks in Windsor, Richmond and North Richmond to a General Purpose Committee, taking into account requests from Chamber of Commerce and shopkeepers.

9. Councillor Finch requested an update on the report requested on victims of domestic violence.

The General Manager advised that matter had been reported and a copy of the report would be provided.

The meeting terminated at 2.55pm.

Submitted to and confirmed at the meeting of the General Purpose Committee held on 26 November 2002.

.....
Mayor