



general
purpose
committee

2
section

infrastructure

GENERAL PURPOSE COMMITTEE - INFRASTRUCTURE

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ITEM: 32 **Governor Phillip Reserve, Windsor - 2003 Pubmart Bridge to Bridge Water Ski Classic - NSW Water Ski Association**

FILE NUMBER: 79354/ENG/INI30NBX.E03

REPORT:

Council at its meeting held on 12 August 2003 resolved to approve the application by the NSW Water Ski Association for exclusive use of the Governor Phillip Reserve, Windsor during 22-23 November 2003 to conduct the 2003 Pubmart Bridge to Bridge Water Ski Classic.

Further application has been made seeking approval to conduct events under floodlights up until 10.00pm Saturday 22 November 2003. Four (4) banks of lights would be set up along the shoreline.

The particular event is to be conducted by the Drag Boat Races Association. It is understood that a similar event was conducted as part of the Hawkesbury Aquatic Festival on 2 March 2002. No complaints were received.

RECOMMENDATION:

That the application be approved subject to:

1. Banks of lights are to be set up in such manner that illumination is not directed at or spill onto Wilberforce Road.
2. Full detail of this proposal is to be included in the letter-drop to residents required by Council in approving the Association's application on 12 August 2003.

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF ITEM 32 Oooo

ITEM: 33 Windsor - Parking

FILE NUMBER: 79344/ENG/INI30NBX.E07

REPORT:

A report has been requested in relation to parking within Windsor and in particular any opportunities to provide additional parking. An assessment of the current parking available has been undertaken covering an area from the Windsor Wharf / Thompson Square area through to the Council Chambers / Offices, with the results listed below:

• On Street including both restricted and unrestricted parking	830
• Car parking areas	
Windsor Wharf	29
Baker Street (New Museum / Macquarie Arms)	30
Lachlan Court	66
Windsor Town Centre	139
Kable Street / Macquarie Street	113
Kable Street / The Terrace	96
Coles	80
New Library / Art Gallery	98
Council Administration Building	124

Opportunities to provide additional car parking spaces have also been investigated and are listed hereunder.

Windsor Wharf

It would be possible to extend the car park running parallel to the river in a northerly direction to provide an additional 20 (twenty) spaces, however to gain access to the CBD would require traversing a steep section of road towards George Street and then crossing Bridge Street or alternatively using the walkway underneath Windsor Bridge. It may be possible to provide another 7 (seven) spaces opposite those existing in the small car park within the same general area. However this would require extensive retaining walls and is within the Thompson Square conservation area and it is doubtful that this would be supported by the Heritage Office.

Kable Street / Macquarie Street

It would be possible to put a deck on this car park to provide an additional 90 (ninety) spaces, however this would have a significant visual impact when entering Windsor from Macquarie Street.

Kable Street / The Terrace

It would be possible to construct a deck on this car park to provide approximately 90 (ninety) additional spaces. Whilst it is appreciated that there would be some visual impact, this could be minimised by reconstructing the lower level to be consistent with the level of The Terrace and constructing the upper level to be consistent with the height of the existing access off Kable Street.

Howe Park

The area of Howe Park adjacent to the Girl Guides Hall is currently being utilised on an informal basis for parking and either this area or the area immediately to the south could be formalised to provide between 50 (fifty) and 100 (one hundred) additional spaces, and if landscaped appropriately would still leave adequate area for recreation purposes.

Hollands Paddock Development

Should a development proposal be approved by Council on the Hollands Paddock area it is likely that 300 (three hundred) parking spaces would be provided and there may be an opportunity depending on final levels and agreement with the developer for Council to contribute to an additional level of car parking beneath the development which again could provide a further 250-300 (two hundred and fifty to three hundred) parking spaces.

The Yannakouros Property

This property is located adjacent to the Library / Art Gallery building with frontages to both Macquarie Street and Suffolk Street. There is a heritage listed building on the Macquarie Street frontage, a number of flats behind that building and a recently renovated building on the Uffolk Street frontage. If the buildings other than the heritage listed building were demolished it would be possible to fit approximately 25 (twenty five) vehicles on this site.

Hawkesbury Hospital (Day Street)

There are ongoing negotiations with Hawkesbury District Health Services Pty Ltd regarding availability of space in that area for parking.

Macquarie Street

It has been suggested that with the construction of the Flood Evacuation Route some 40-50% (forty to fifty percent) of the traffic utilising Macquarie Street will be diverted and this may provide an opportunity to provide urban landscape improvements and additional parking within Macquarie Street. Funding has been provided in the current budget to undertake this study.

Conclusion

It is considered that the most beneficial solution to providing additional parking within Windsor would be in conjunction with a development proposal on the Hollands Paddock site. It is envisaged that in the longer term it will also be necessary to investigate the provision of additional parking to service the business area surrounding Windsor Mall.

RECOMMENDATION:

That further consideration for the provision of additional parking in Windsor, excepting the ongoing negotiations with Hawkesbury District Health Service Ltd, be deferred until such time as the Hollands Paddock development proposal has been finalised.

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF ITEM 33 Oooo

ITEM: 34 Half Pipe Skate Ramp at North Richmond Community Centre**FILE NUMBER:** 26504, 17830/ENG/INI30NBX.E05

REPORT:

The owner of 37 William Street has raised a number of concerns over the last 10 (ten) years, regarding the fixed half pipe skate ramp situated at the North Richmond Community Centre adjoining his property, in particular the damage to the colour bond boundary fence.

The adjoining owner has indicated that the damage to the fence has been caused by young people who were attending the skate ramp and he is very concerned that no action has been taken to date to rectify the situation.

Whilst Council staff have sympathised with the owner, under the Dividing Fences Act 1991, there has been an exemption on Councils having to pay for dividing fences. As stated in 25(1) of the Act

"This Act does not operate to impose any liability, or to confer any rights, with respect to dividing fences on:"

"(b) a council of a local government area, or any trustee or other person or body, in respect of land vested in (or under the care, control and management of) the council, trustee, person or body for the purposes of a public reserve, public park or such other public purposes as may be prescribed;"

The half pipe skate ramp is situated on land zoned Special Use 5(a). To not set a precedence, contribution to dividing fences have only been paid in respect to operational land. The Act does, however, allow for Council to contribute if they choose. As stated in 25 (2) of the Act:

"However nothing in this act prevents the Crown or any such Council, trustee, person or body from entering into arrangements (other than those arising under this act) to contribute to fencing work in respect of dividing fences."

As most of the damage to the fence appears to be from people using the half pipe skate ramp, it is suggested that the repairs to the fence be paid in full by Council.

The half pipe skate ramp has been very popular with the young people in the area during the 1990's, as this skate ramp was then the only permanent facility within the Hawkesbury. Whilst the North Richmond Neighbourhood Community Centre Management Committee feel that the ramp can still provide a service to the young people of the area and would like to keep the ramp at this location, it is felt that the half pipe skate ramp has outlived its current position for a number of reasons.

Firstly, the ramp is situated too close to houses and due to it being made out of steel, is very noisy. If the portable ramp was to be placed in a similar location it would only be for an event, not be left there for long periods of time. Secondly, other options for this type of recreation are now available to young people such as at the regional skate park at Clarendon. It is also planned to have a skate park at Hanna Park, North Richmond built by December 2003.

Due to development of the skate park at Hanna Park being imminent, it is proposed that the half pipe skate ramp be removed from its current location and taken to the depot and assessed. Should the ramp be in satisfactory condition, it is suggested that funds be considered in next years budget to make it a portable ramp, similar to that which currently exists.

RECOMMENDATION:

That:

1. The half pipe skate ramp be removed from the North Richmond Community Centre and taken to the depot for assessment.
2. Funds be set considered in the next financial years budget to turn this ramp into a portable ramp, should the ramp be in suitable condition.
3. Council pay for the repairs to the adjoining colour bond boundary fence.

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF ITEM 34 Oooo

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ITEM: 35 **Un-named Public Road, Upper Colo - Naming Proposal**

FILE NUMBER: 79346/ENG/INI30NBX.E02

REPORT:

Representations have been received seeking naming of the presently un-named public road extending from Colo Heights Road to the Colo River as Hulbert Road.

The Hulbert Family has had a long association with the Upper Colo area and is listed in Pioneers of the Hawkesbury. Mr N Hulbert was the voluntary caretaker of the Upper Colo Reserve for many years.

A locality sketch is attached.

RECOMMENDATION:

That public comment be sought regarding naming of the presently un-named public road extending from Colo Heights Road to the Colo River, as Hulbert Road.

ATTACHMENTS:

AT-1 Locality Sketch

INFRASTRUCTURE

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AT-1 - Locality Sketch

oooO END OF ITEM 35 Oooo

ITEM: 36 **Australiana Pioneer Village - Heritage Listing****FILE NUMBER:** 23267, 80175/ENG/INI30NBX.E08

REPORT:

The NSW Heritage Office has advised that the Heritage Council of NSW resolved, at its meeting on 2 July 2003, to give notice of intention to consider listing Australiana Pioneer Village on the State Heritage Register (SHR).

In correspondence which appears to have not been received by Council, it states that the State Heritage Register is a list of places and items of particular importance to the people of NSW. The Heritage Council works with State and Local Government agencies, and the community in identifying and assessing nominations of places and items that meet the criteria for listing.

The State Heritage Register Committee believes that Australiana Pioneer Village deserves consideration as a rare example of a late 20th Century open air museum of exceptional authenticity. The Heritage Office has sought the views of the community and interested groups on the proposal, including Council as landowner, prior to considering whether or not to recommend to the Minister that the Village be listed on the State Heritage Register. Although the period for comment closed on Friday, 5 September 2003, the Heritage Office has advised that it would be keen to receive any consideration by Council regarding the proposal.

Representatives of the Heritage Office have advised that a listing on the State Heritage Register would provide some certainty regarding the future of the buildings on the site, however would not preclude the sale of the property as there are many privately owned properties or items listed on the register.

As stated by the State Heritage Register Committee, the buildings at Australiana Pioneer Village are individually well documented and significant in themselves, despite their relocation and are additionally significant as an unusually authentic collection of heritage structures, illustrative both of the trades and lifestyles of 19th and early 20th century rural New South Wales, the ethnic diversity of early settlement and also the "open air museum" phenomenon of the 1960's and 1970's. As such it is considered that the listing of the Australiana Pioneer Village on the State Heritage Register should be supported.

RECOMMENDATION:

That the listing of Australiana Pioneer Village (Lot 22, DP829589) on the State Heritage Register be supported.

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF ITEM 36 Oooo

ITEM: 37**North Richmond Mainstreet Committee - Public Toilets****FILE NUMBER:**

82907/ENG/INI30NBX.E09

REPORT:

Correspondence has been received from North Richmond Mainstreet Committee requesting Council take over the maintenance of the existing toilets within the walkway adjacent to Bi-Lo shopping centre and be responsible for their upkeep.

The toilets are located on private property and for Council to agree to the request from the Mainstreet Committee it would be necessary to come to some arrangement with the owner, perhaps by way of a lease at a nominal rent, for the purposes of cleaning to allow the proposal to proceed. It would appear that should some arrangement not be agreed to there will be ongoing pressure upon Council to provide a public toilet block in the vicinity of shops. This in turn would require ongoing maintenance and cleaning by staff. To agree to the ongoing cleansing of the Bi-Lo toilets would provide a saving in the capital costs of additional toilets in the area.

The Mainstreet Committee would need to be aware that the level of service provided in cleaning the toilets would once per day only, similar to that provided to other public amenities within the Hawkesbury unless Council agreed to provide additional resources to increase that level of service. It is considered that the request is worth pursuing subject to suitable arrangements being made with the owner of the property in terms of access and responsibilities.

RECOMMENDATION:

Subject to satisfactory negotiations with the owner / oblique managing agent of the property, agreement to access and individual responsibilities of the parties concerned, Council agree to undertake the cleaning of the toilets adjacent to Bi-Lo on a once per day basis.

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF ITEM 37 Oooo

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Item: **38****ITEM: 38 Capital Assistance Program****FILE NUMBER:** 78139/ENG/INI30NBX.E06

2 (two) applications were received for the 2003/2004 Capital Assistance Program (CAP).

Both applications received by the Department of Sport and Recreation (DSR) met the criteria and were forwarded to Council for comment. The applications have been considered by the prioritising committee and the following priorities assigned.

Recommend Priority	Applicant Organisation	Purpose of Grant	Finance				
			Grant Applied For	Contribution from Org'ation	Requested from Council	Requested from Sports Council	Total Project Cost
1. High	Windsor Bowling Club	Upgrade of automatic watering system	\$4,900	\$5,880			\$10,780
2. High	The Sydney Showjumping Club Inc	Upgrade of Amenities and Caretakers block	\$13,636	\$16,364			\$30,000

DSR have requested that Council's recommendation be returned by 3 October 2003. As such the matter will need to be resolved at the General Purpose Committee Meeting.

RECOMMENDATION:

Council exercising its delegation as Committee of the whole support the applications as listed.

1. Windsor Bowling Club - upgrade of Automatic Watering System.
2. The Sydney Showjumping Club Inc. - upgrade of Amenities and Caretakers Block

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF ITEM 38 Oooo

ITEM: 39 **Cabbage Tree Road, Grose Vale****FILE NUMBER:** 79344/ENG/INI30NBX.E04**PREVIOUS ITEM:** 37, Ordinary (11.03.2003)

REPORT:

Council at its meeting on 11 March 2003, resolved in part that \$12,000.00 (twelve thousand dollars) be provided in the 2003/2004 Capital Works Program for the construction of a pedestrian access from the Bush Fire Shed in Cabbage Tree Road to Grose Vale Road.

The subject site is situated on a steep incline and a detailed survey indicates that the land has a natural gradient in the order of 20%.

The provision of a pedestrian access over a 20% grade is considered inappropriate from a safety point. Although the facility is intended for pedestrian usage there is no doubt that young cyclists will challenge each other on the downhill run. Unfortunately, such a facility if provided has the potential to cause a serious injury particularly at its intersection with Cabbage Tree Road.

A detailed design of the proposal has been prepared showing an alternative alignment where the access follows contours in a zig-zag alignment to reduce the grades. This proposal would necessitate the installation of suitable barriers to keep users on the path. The slope of this new alignment would have a grade of between 14% to 17.4%. This is not a desirable grade and over time it is considered that users of the access would bypass the barriers and expose themselves to potential hazards.

Having regard to the very steep terrain and the likelihood of future injury, the subject site cannot be recommended as a suitable site for pedestrian access.

To improve the safety of children it is recommended that the \$12,000.00 (twelve thousand dollars) allocation be utilised for the widening of the eastern road shoulder on Cabbage Tree Road between Grose Vale Road and the private access road near the Fire Shed. The widening will include road markings and reflective guide posts.

RECOMMENDATION:

That:

1. The provision of a pedestrian access between Grose Vale Road and the Bush Fire Shed along the alignment of the unformed road not proceed.
2. The \$12,000.00 (twelve thousand dollars) allocated for the provision of a pedestrian access be reallocated towards widening the eastern road shoulder of Cabbage Tree Road between Grose Vale Road and the private access road including line marking and guide posts.

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ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF ITEM 39 Oooo