

ORDINARY MEETING

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Meeting Date: 13 July 2004

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Notices of Motion

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ORDINARY MEETING

Notices of Motion

SECTION 2 - Notices of Motion

NM - Hawkesbury Development Control Plan - (80096, 90479, 90478, 79347)

REPORT:

Submitted by: Councillors Conolly, Bassett and Wearne

That a report be provided to Council outlining possible amendments to the Hawkesbury Development Control Plan to address concerns, which have arisen in relation to residential development.

RECOMMENDATION:

That a report be provided to Council outlining possible amendments to the Hawkesbury Development Control Plan to address concerns, which have arisen in relation to residential development.

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF NOTICE OF MOTION Oooo

ordinary

section 3

report
of the
general
purpose
committee

SECTION 3 - Report of the General Purpose Committee

MAYORAL MINUTE

MM - Shop-Top Housing - (79353, 79347)

COMMITTEE RECOMMENDATION:

That Council adopt the following interim policy pending any changes to the LEP.

"Council supports residential development within the Business Zones provided it is in the form of shop-top housing which comprises basement parking, the total ground floor area devoted to retail/commercial activity and residential dwellings on upper levels."

ENVIRONMENT

**Item: 31 ENV A - Erection of a Rural Shed, 1 Evans Road, Wilberforce, DA0418/04
 - (31506, 88650, 27705)**

Mrs Helena Windberg, proponent, addressed the Committee

COMMITTEE RECOMMENDATION

That the application for the erection of a shed be approved subject to the following conditions:

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. DA418/04 and any supportive documentation, except as otherwise provided by the conditions of this consent.
2. Compliance with the provisions of the Environmental Planning and Assessment (Amendment) Act 1979, and the Building Code of Australia.
3. The building, including walls and roof shall be clad with mist green colourbond steel panels.

Prior to Issue of Construction Certificate

4. Details of the roofwater drainage disposal shall be submitted and approved.
5. Submission and approval of a landscaping plan. Such plan (drawn to scale) shall include a mixture of trees, shrubs and plants, varying in maturity and endemic to the locality. Trees shall include species that at maturity have a height above the ridgeline of the shed. Shrub mass shall provide adequate screening. The landscaping plan shall detail the species, number, mature heights and location of plants. The landscaping is to provide suitable screening of the shed when viewed from surrounding areas.

Prior to Commencement of Works

6. 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.
7. 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.

8. 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.
9. 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.

During Construction

10. Inspections shall be carried out and compliance certificates issued by Council or an appropriately accredited person for the following components of construction:
 - (a) erosion controls, site works and site set out;
 - (b) steel reinforcement;
 - (c) on completion of the structure;
11. All demolition, construction and associated work necessary for the carrying out of the development being restricted to between the hours of 7.00am and 6.00pm on Mondays to Fridays and between 8.00am and 4.00pm on Saturdays.
12. 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.
13. 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.
14. The maximum fill shall be 900mm and maximum cut shall be 2m.

Use of the Site

15. The building shall not be occupied until all conditions of this Development Consent have been complied with.
16. The shed shall not be used or adapted for use for human habitation or for commercial or industrial purposes.

ADDITIONAL INFORMATION

The owner of No. 11 Evans Road, Wilberforce, which adjoins the subject property, has written to Council stating:

"We the undersigned declare that we are the neighbours to property, 1 Evans Road, Wilberforce.

We have no concerns or objections in regards to the proposed development on the property"

Item: 32 ENV A - Alteration and Retention of Existing Dwelling, Demolition of Other Existing Structures and Erection of 2 (Two) Detached Dwellings and Associated Carport and Garages, Lot 69 DP242486, 14 Stephen Street, North Richmond - (DA0926/03)

Mr Ray Ambrose, Proponent, addressed the Committee

COMMITTEE RECOMMENDATION

A further report be provided to Council at the next Ordinary meeting investigating whether 2 (two) single story buildings are appropriate following discussions with the applicant.

ADDITIONAL INFORMATION

Subsequent to the General Purpose Committee Meeting, the application was reviewed by senior staff with reference to the court decision on 15 Drift Road Richmond. Two specific questions have also been raised by Councillor Connolly as follows:

- *The plans show garbage bin storage areas for Unit 1 but not for units 2 & 3.*
The DCP does not require specific bin storage areas to be identified. A review of the plans shows that there is sufficient room for storage of bins.
- *Does the placement of Unit 2 within 400mm of the southern boundary satisfy BCA access requirements, as specified in the DCP?*
This wall of the building is masonry and contains no windows. It therefore achieves the required fire rating and complies with the Building Code of Australia.

The development application complies with the numeric requirements of the DCP, however it is fair to say that the proposal is marginal in terms of the objectives and non-numeric matters. A review of the Drift Road court judgement shows that there are similarities terms of amenity for future residents and character. However, it would be imprudent to assume that the court would dismiss this appeal on the same grounds as the Drift Road matter. This is a different development and a different locality. The areas which may be of concern are the established characters of the area and the amenity of future occupants.

This matter has highlighted a need to review some aspects of the Residential and Energy Efficiency chapters of the DCP. The DCP has been in place since August 2002 and it would be appropriate to review its performance in practice.

RECOMMENDATION:

That:

1. The development application be approved subject to the condition contained with the GPC report:
2. The Residential and Energy Efficiency chapters of the DCP be reviewed and a report on this review be brought to Council as soon as possible.

Item: 33 ENV A - Development Application for 64 (Sixty Four) Residential Dwellings for Aged and Disabled Persons Comprising a Mix of Villas, Townhouses and Units, Lot 1, DP129442 and Lot 1, DP779913, 739 George Street, Windsor (Cnr Richmond Road)

Mr Greg Buxton, proponent, addressed the Committee

COMMITTEE RECOMMENDATION 1

That the application for:

- Re-subdivision of 2 (two) existing lots;
- Reconfiguration of the access to and parking on the site;
- Retention of the existing church building and ancillary buildings on the northern proposed lot; and
- Erection of 19 (nineteen) buildings containing 64 (sixty four) residential dwellings for aged and disabled persons comprising a mix of villas, townhouses and units on the southern proposed lot.

be granted deferred commencement approved subject to the following conditions:

A. Schedule One

1. To allow further detailed assessment of the concept design, the RTA advises the applicant to submit plans (Scale 1:200) showing adjacent road details along George Street extending north from the roundabout at the intersection with Richmond Road. The plans are to

include the location of Thorley Street, the type of existing line marking, dimensioning of lanes, location of existing bus stops and edge of bitumen. The RTA is concerned that the recommended median may restrict access out of Thorley Street and this may likely necessitate the relocation of the proposed access driveway further north along George Street.

2. Satisfactory amended plans (generally in accordance with architectural plans prepared by Nelson Architecture Project No.0201-03 Sheet No. DA02, DA03 and DA12 to DA41 dated Dec 2003 as modified by Sheet No. DA42 to DA46 dated May 2004 and landscape plans prepared by Port Landscape design dated Dec 2003) must be submitted to Council for approval which demonstrate the following:-
 - (a) Retaining walls No.3 and 4 on plans prepared by Craig and Rhodes Drawing Ref. No. 1722e06 dated 14 May 2004 must be stepped/terraced. The lower retaining wall should follow the natural fall of the land and not exceed 1.2m in height above natural ground level. A landscape setback from Blacktown Road with suitable width for adequate landscaping screening should be provided to the remainder of the wall. This setback must be a minimum width of 2m. Adequate landscaping details must be provided for this area.
 - (b) Compliance with the requirements of RTA and RFS conditions contained within Schedule Two of this Consent.
3. Submission of a satisfactory rehabilitation plan for the area detailed to be retained and rehabilitated in the Flora and Fauna Assessment prepared by ERM for the subject site dated November 2003.

Schedule Two

Roads and Traffic Authority Conditions

General Conditions

1. The RTA has previously resumed and dedicated land for road along the frontage of the subject property, as shown by grey colour on the attached plan. The subject property is further affected by the RTA's road proposal as shown by pink colour on the attached plan. However, the RTA would raise no objection on property grounds to the proposed development provided that any new buildings or structures are erected clear of the land required for road.
2. Consideration is to be given to the provision of pedestrian access along George Street to link with bus facilities along George Street. If not already in place, a bus shelter on either side of George Street adjacent to the site is to be provided in conjunction with a pedestrian refuge within George Street. This is to be shown on the concept and the detailed design plan. The refuge is to be designed to RTA standards.

3. To ensure adequate levels of road safety, the adequacy of the existing street lighting is to be investigated and upgraded if required.
4. All works/signposting associated with the proposed development shall be at no cost to the RTA.
5. The development should be designed such that road traffic noise from George Street is mitigated by durable materials, in accordance with the Environmental Protection Authority criteria "The Environmental Criteria for Road Traffic Noise, May 1999". The RTA's Environmental Noise Management Manual provides practical advice in selecting noise mitigation treatments.

Where the EPA external noise criteria would not practically or reasonably be met, Council applies the following internal noise objectives for all habitable rooms under ventilated conditions complying with the requirements of the Building Code of Australia.

All sleeping rooms: 35 dB(A) Leq (9hr)

All other habitable rooms: 40 dB(A) Leq (15hr) and 40 dB(A) Leq (9hr)

Prior to Issue of Construction Certificate

6. The applicant is requested to submit a concept design demonstrating the implementation of left-in / left-out access restriction for the RTA's approval prior to the issue of the construction certificate.

Prior to Commencement of Works

7. Detailed design plans of the proposed driveway crossover connection, median island, pedestrian refuge and deceleration lane are to be submitted to the RTA for approval prior to the commencement of any roadworks.
8. It should be noted that a plan checking fee (amount to be advised) and lodgement of a performance bond may be required from the applicant prior to the release of the approved road design plans by the RTA.
9. If not in place "No Stopping" parking restrictions (excluding bus zones) are to be implemented along the George Street frontage of the subject property prior to commencement of any works. Prior to the installation of "No Stopping" parking restrictions the applicant is to contact RTA's Traffic Management Services on Phone: (02) 8814 2536 for a "Works Instruction".

During Construction

10. The RTA does not object to left-in / left-out access arrangements as stated in the traffic report. To implement left-in / left-out access restriction, the RTA recommends a 0.9m wide raised concrete median to be constructed along George Street from approximately 10m north and extending to a point 10m south of the proposed new access to the site (with appropriate line marking) This will require pavement widening in order to maintain existing lane widths.

11. Any redundant driveways along George Street are to be removed and restored to their natural state.
12. A deceleration lane of 55m long, 3m wide deceleration lane with 2m sealed shoulder to allow northbound left turning vehicles to safely decelerate out of the through traffic lane and to minimise the disruption to through traffic flow, is to be provided.
13. Off street car parking associated with the subject development, including aisle widths, parking bay dimensions and sight distances, are to be in accordance with AS 2890.1 – 1993.
14. Suitable provision should be made on site to alleviate any need to park construction vehicles along George Street.
15. Suitable provision is to be made to retard any increased stormwater run-off directly onto George Street.
16. The proposed driveway is to be a “Category 3” driveway with a minimum entry width of 6m and exit width of 4.0m – 6.0m in accordance with AS 2989.1-1993.
17. The crossover connection to George Street is to be sealed and in accordance with Council and RTA requirements. Details of these requirements should be obtained from RTA’s Project Services Manager, Traffic Project Section, Blacktown, Phone: (02) 8814 2144.
18. Pavement design details can be obtained from the Authority’s Asset Management Section (Ph: (02) 8814 2409).

Prior to Issue of Occupation Certificate

19. The recommended works are to be completed prior to occupation of the site.

Rural Fire Service Conditions***General Conditions***

20. Access is to comply with Section 4.3.2 Planning for Bushfire Protection 2001.
21. Reticulated water supply shall comply with AS 2419. Locations of fire hydrants are to be delineated by blue pavement markers in the centre of the road.
22. Clearing of vegetation for asset protection zones should have minimal impact on existing Cumberland Plains Woodlands communities on the site.

Prior to Issue of Occupation Certificate

23. A Bush Fire Evacuation Plan to be submitted to the NSW Rural Fire Service - Planning and Environment Services for approval. The evacuation plan is to detail the following:

- (a) Under what circumstances will the complex be evacuated
- (b) Where will all persons be evacuated to
- (c) Roles and responsibilities of persons co-ordinating the evacuation
- (d) Roles and responsibilities of persons remaining with the complex after evacuation.
- (e) A procedure to contact the NSW Rural Fire Service District Office / NSW Fire Brigade and inform them of the evacuation and where they will be evacuated to.

Use of the Site

24. The property to the north west of the dwellings to a distance of 35 metres, shall be maintained as an "Inner Protection Area" (IPA) and 15 shall be maintained as an "Outer Protection Area" (OPA) as outlined within Section 4.2.2 in Planning for Bushfire Protection 2001. The balance of the property surrounding the dwellings shall be maintained as an IPA.

Hawkesbury City Council Conditions

General

25. To confirm and clarify the terms of this approval, the development shall be carried out in accordance with the approved stamped plans (generally in accordance with architectural plans prepared by Nelson Architecture Project No.0201-03 Sheet No. DA02, DA03 and DA12 to DA41 dated Dec 2003 as modified by Sheet No. DA42 to DA46 dated May 2004 and landscape plans prepared by Port Landscape design dated Dec 2003) as modified by plans approved in accordance with Schedule One, and as amended in red, except as provided by conditions of this consent.
26. No excavation or site works shall be commenced prior to the issue of the Construction Certificate.
27. Compliance with the provisions of the Environmental Planning and Assessment (Amendment) Act 1979, and the Building Code of Australia.
28. Prior to construction of the approved development it is necessary to obtain a Construction Certificate.
29. All part 4 certificates issued under the Environmental Planning and Assessment Act, 1979 are to be submitted to Council within 7 (seven) days of the date of issue. A fee is required to be paid.
30. An occupation certificate is to be obtained on completion of all works and prior to commencement of the approved use. The occupation certificate will not be issued if any conditions of this consent are outstanding.
31. *Corymbia Maculata* detailed on the landscape plan must be replaced by a mix of other species indicated on the landscape plan.

32. The development shall be undertaken in accordance with details contained within the Flora and Fauna Assessment prepared by ERM for the subject site dated November 2003.
33. Compliance with the requirements of State Environmental Planning Policy No. 5 - Housing for Older People or People with a Disability.
34. On site detention of stormwater is not required provided stormwater from the development site is discharged directly to Rickaby's Creek flood plain and not into the table drain of Blacktown Road.

Prior to Issue of Construction Certificate

35. 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	(\$104,611)
(b) Community Facilities	(\$127,546)

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.
36. 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.
37. Construction of civil works including road, drainage, access, or sewer works are not to commence until three (3) copies of the plans and specifications of the proposed works are submitted to and approved by the Director Environment and Development or an accredited certifier.
38. Payment of a design checking fee of \$1,744.60 (one thousand seven hundred and forty four dollars and sixty cents) and inspection fee of \$3,535.40 (three thousand five hundred and thirty five dollars and forty cents) when submitting Engineering plans for approval. This amount is valid until 30 June 2005. Fees required if an accredited certifier is used will be provided upon request.
39. Payment of a design checking fee of \$3,489.20 (three thousand four hundred and eighty nine dollars and twenty cents) and inspection fee of \$7,070.80 (seven thousand and seventy dollars and eighty cents) when submitting Engineering plans for approval. This amount is valid until 30 June 2005.
40. Details of any fill material removed from or imported to the site to be submitted with the engineering plans. Details to include quantities, borrow sites or disposal sites. A

contribution based on 3 cents per tonne per kilometre shall be paid to Council prior to issue of the Construction Certificate.

41. The submission of a satisfactory traffic management plan.
42. The submission of engineering designs and calculations covering all works required by this consent.
43. The submission of a satisfactory soil and water management plan (SWMP) prepared in accordance with the State Government guidelines titled "Managing Urban Stormwater: Soils and Construction (1988)".
44. The submission of a satisfactory Erosion and Sediment Control Plan (ESCP) prepared in accordance with the State Government guidelines titled "Managing Urban Stormwater: Soils and Construction (1988)".
45. Submission of proof of the payment of the Building Industry Long Service Levy where the value of civil works exceeds \$25,000.
46. Payment of a contribution of \$245,654.65 (two hundred and forty five thousand dollars and sixty five cents) towards sewer headworks. This sum will remain fixed until 30 June 205 after which it will be recalculated at the rate applicable at the time of payment.
47. The applicant shall submit a report from a suitably qualified and experienced engineer in respect of the proposed development, such report to verify that:
 - Any damage to the proposed development sustained in a flood will not generate debris capable of causing damage of downstream buildings or property.
 - The construction that is at or below the 1 in 100 year flood level will be able to withstand the force of floodwaters (including buoyancy forces) and the impact of debris.
 - All finishes, plant fittings and equipment subject to inundation will be of materials and functional capacity resistant to the effects of flood waters.
48. A Construction Management Plan is to be submitted.
49. Design details of all retaining walls including associated drainage is to be submitted. The designs are to be undertaken by a suitably qualified Engineer.
50. Details demonstrating that the proposed building will comply with the requirements of the Building Code of Australia are to be submitted to the principal certifying authority for approval.
51. A surcharge path sufficient to carry the 1 in 100 year storm flow to be provided across the site and a drainage easement of adequate width to be created over the surcharge path. Details to be submitted for approval concurrently with the Construction Certificate.

52. The submission of all necessary approvals/licences from the Department of Infrastructure Planning and Natural Resources. In particular your attention is drawn to the proximity of stormwater works to Rickaby's Creek .

Prior to Commencement of Works

53. Separate certified structural engineer's details of all structural concrete and steelwork shall be lodged with the principal certifying authority for approval.
54. Erosion and sediment control devices are to be installed and maintained until the site is fully stabilised in accordance with the approved ESCP or SWMP. In the absence of any approved plan the work is to be in accordance with Council's Development Control Plan 1/94 - Soil Erosion and Sedimentation.

Note: Measures may include the installation of geofabric fencing, staked straw bale walls located on the contour down-slope of the construction, sediment detention basins, earthen contour banks and the like. The enclosed warning sign shall be affixed to the sediment fence/erosion control device at all times.

55. 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.
56. The applicant shall advise Council of the name, address and contract number of the principal certifier, in accordance with Section 81A 4(b) of the Environmental Planning and Assessment Act, 1997.
57. If the work involved in the erection or demolition of a building:
- (a) is likely to be dangerous to a person in a public place or adjoining property;
 - (b) is likely to cause pedestrian or vehicular traffic in a public place to be obstructed or rendered inconvenient; or
 - (c) involves the enclosure of a public place,
- a hoarding or protective barrier must be erected between the work site and the public place. such hoarding or barrier must be designed and erected in accordance with Council's *Local Approvals Policy* and WorkCover requirements/guidelines.
58. If necessary, an awning is to be erected, sufficient to prevent any substance from, or in connection with, the work falling into the public place.
59. The work site must be kept lit between sunset and sunrise if it is likely to be hazardous to persons in the public place.
60. 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
61. 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.
62. All building work must be carried out in accordance with provisions of the Building Code of Australia.
63. All work must be carried out in accordance with the provisions of Hawkesbury Development Control Plan, Appendix E Civil Works Specification, Part 1 Design Specification and Part 2 Construction Specification.
64. The developer is responsible for full costs associated with any alteration, relocation or enlargement to public utilities whether caused directly or indirectly by this proposed subdivision. Such utilities include, but are not limited to, water, sewerage, drainage, power, communication, footways, kerb and gutter.
65. The provision of conduit/ducts under new driveways to the requirements of Integral Energy, in accordance with Integral Energy drawing 049759H dated 14/7/1987. Conduit and ducting material is available from Integral Energy.
66. All works including retaining walls are to be wholly contained within the site. In this regard, upon completion of the first row of the retaining wall, a Surveyor's Certificate is to be provided to Council showing the retaining walls are located wholly within the property.
67. All materials used in the construction below the level of 17.3 metres AHD shall be capable of withstanding prolonged immersion in water without swelling or deteriorating.
68. A Registered Surveyor's certificate indicating that the level of the top of the floor joists of the lowest habitable floor is at or above 17.3 metres Australian Height Datum shall be obtained prior to construction proceeding above this floor level, or alternatively, a defined bench mark AHD level shall be identified by survey report on a fixed location immediately adjacent to the building (eg. top of concrete strip footing, top of poured concrete pier).
69. All demolition, construction and associated work necessary for the carrying out of the development being restricted to between the hours of 7.00am and 6.00pm on Mondays to Fridays and between 8.00am and 4.00pm on Saturdays.
70. 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.
71. All loaded trucks arriving at the site shall have their payloads suitably covered to prevent spillage from the truck onto the road.

72. The construction of sewerage reticulation, including junctions, to all lots in the subject development site where not already provided.
73. All debris (including felled trees) resulting from the approved clearing of the site for construction is to be removed from the property unless alternative arrangements are agreed to in writing with this office.
74. The construction of concrete kerb and gutter, including layback vehicular crossings, concrete path paving 1.2m wide with the remaining footway area being formed in earth and all necessary drainage, together with the full construction of the adjacent road shoulder road pavement over the frontage of subject lot to George Street, together with any works necessary to make this construction effective.
75. The construction of Council's standard sealed vehicular crossing to subject lot in accordance with Council's standard plan.
76. Removal of the existing redundant crossing and replacement with concrete kerb and gutter and the restoration of the footway area.
77. All fill including existing fill must be compacted to 98% standard compaction and verified by the submission of test results for each lot accompanied by a contoured depth of fill plan. Topsoil is to be stockpiled and respread over the finished surface. Copies of any reports submitted will be made available to the public.
78. The topsoil shall be stripped and stockpiled and used to cover the landfill.
79. The filled area, including batters, shall be grassed to the satisfaction of the Director of Environment and Development immediately after filling takes place.
80. All fill to be adequately compacted by track rolling or similar.
81. The landfill site shall be secured to prevent the depositing of any unauthorised material.
82. The fill shall be battered at a slope not exceeding 1 (one) vertical to 4 horizontal.
83. Dust control measures, eg vegetative cover, mulches, irrigation, barriers and stone shall be applied to reduce surface and airborne movement of sediment blown from exposed areas.
84. Stockpiles of topsoil, sand, aggregate, spoil or other material capable of being moved by running water to be stored clear of any drainage line, easement, natural watercourse, footpath, kerb or road surface.
85. Measures shall be implemented to prevent vehicles tracking sediment, debris, soil and other pollutants onto any road.
86. The landfill shall be completed in stages to minimise the area exposed at any one time. Each section is to be stabilised by grassing immediately each section is completed and before moving onto the next section.

87. Where entrance doors are recessed and no suitable window is provided to allow surveillance of entrance area, the door should be provided with a viewing hole.
88. Shared entries that serve a number of dwellings must be able to be locked.
89. The development must comply with Clause 13A of State Environmental Planning Policy 5 - Housing for Older People or People with a Disability.
90. All disabled parking to be provided in accordance with AS2890.1 -1993 and the BCA.
91. Stormwater from the existing Church and associated buildings site is to be suitably piped where necessary and discharged to the flood plain.
92. Construction of sealed internal access roads, including kerb and gutter and all necessary drainage together with any works necessary to make this construction effective.
93. All retaining walls are to be designed and certified as being satisfactory constructed on completion by a suitably qualified engineer.
94. A combination of an Artificial Wetland, Water Quality Control Devices and energy dissipaters are to be constructed at the point of discharge in the flood plan to ensure there is no increase in nutrients and to minimise the potential for scouring, erosion and sediment transportation. The design is to be undertaken by a suitably qualified engineer.

Prior to Issue of Occupation Certificate

95. A Section 73 Compliance Certificate under the Sydney Water Act 1994 must be obtained. Application must be made through an authorised Water Servicing Coordinator. Please refer to 'Your Business' section of Sydney Water's web site at www.sydneywater.com.au then the 'e-developer' icon or telephone 13 20 92.

Following application a 'Notice of Requirements' will detail water and sewer extensions to be built and charges to be paid. Please make early contact with the Coordinator, since building of water 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 occupation of the development.

96. Submission of a Certificate from Integral Energy that satisfactory arrangements have been made for the provision of electricity to each of the resultant units in the development.
97. Submission of a Certificate from an approved telecommunications provider that satisfactory arrangements have been made for the provision of cables for telephones to each unit in the development.
98. Exit/entrance points are to be clearly signposted and visible from both the street and site at all times.

99. All necessary works being carried out to ensure that “any water” flow from adjoining properties is not impeded.
100. Dedication of any the necessary road widening.
101. A bus stop and bus bay is to be constructed on either side of George Street within 400m of the site.
102. A flood warning sign of durable material and permanently affixed shall be located in a prominent location. The sign shall advise occupants that the site may be subject to inundation during times of flood.
103. The applicant shall prepare a flood emergency evacuation and management plan for the proposed development, The plan should advise occupants of flood evacuation procedures and emergency contact telephones numbers. The applicant should contact Flood Safe Hawkesbury -Nepean, Council and the State Emergency Service for advice in the preparation of the management plan. The evacuation procedures should be permanently fixed to the building in a prominent location and kept up to date at all times.
104. A report by the Design Engineer and Works-As-Executed (WAE) drawing by either a suitably qualified Engineer or Registered Surveyor of the Artificial Wetland, Water Quality Control Devices and stormwater drainage system are to be submitted to and approved by Council prior to the release of the Occupation Certificate. The report from the Design Engineer is to state the conformance or otherwise of the system in relation to the approved design. The WAE drawings shall indicate the following as applicable:
 - (a) Invert levels of pits and pipes
 - (b) Surface levels of pits and surrounding ground levels
 - (c) Levels of surrounding kerb
 - (d) Floor levels of buildings, including garages
 - (e) Top of kerb levels at the front of the lot
105. A Plan of Management for the Artificial Wetland and Water Quality Control Devices within the development is to be submitted to and approved by Council for approval prior to the issue of an Occupation Certificate. The Plan of Management shall set out all design and operational parameters for the system including design levels, hydrology and hydraulics, inspection and maintenance requirements and time intervals for such inspection and maintenance.
106. Prior to endorsement and release of the Occupation Certificate the owner is required, at their costs and expense, to enter a positive covenant over all of the land comprised in the development providing as follows:-
107. Covenanting with the Council (the prescribed Authority) to at all times, at their costs, maintain, repair and keep the Artificial Wetland and Water Quality Control Devices in a good and safe condition and state of repair in accordance with the approved design to the reasonable satisfaction, at all times, of the said Council having due regard to the Plan of

Management for the operation and maintenance of the on-site stormwater detention facilities, and

108. Providing that the liability under the said Covenant will jointly and severally bind the registered proprietors of the proposed dwellings, and providing that Council (the prescribed Authority) will be the person entitled to release or modify the Covenant.
109. All costs associated with the Covenant, including any legal costs payable by Council, are to be paid by the owner on whose behalf the applicant has lodged the application.
110. The submission of a Surveyor's Certificate stating that all buildings on the lots comply with the Building Code of Australia in relation to boundary setbacks.
111. 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.
112. Rehabilitation of the Cumberland Plain Woodland must be completed in accordance with the approved rehabilitation plan.
113. A private community bus service is to be provided for the use of the residents of the development in accordance with the provisions of Clause 12 (2) (b) of State Environmental Planning Policy No. 5.
114. A private waste and recycling agreement must be entered into for the collection of the residential waste.
115. Creation of a restriction on use/positive covenant over the lot in the following form:
 - Persons accommodated by the development are to be restricted to those allowable under State Environmental Planning Policy 5 - Housing for Older People or People with a disability.

Prior to Issue of Subdivision Certificate

116. A Section 73 Compliance Certificate under the Sydney Water Act 1994 must be obtained. Application must be made through an authorised Water Servicing Coordinator. Please refer to 'Your Business' section of Sydney Water's web site at www.sydneywater.com.au then the 'e-developer' icon or telephone 13 20 92.

Following application a 'Notice of Requirements' will detail water and sewer extensions to be built and charges to be paid. Please make early contact with the Coordinator, since building of water 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 occupation of the release of the plan of subdivision.

117. Submission of a Certificate from Integral Energy that satisfactory arrangements have been made for the provision of electricity to each of the resultant lots of the subdivision.
118. Submission of a Certificate from an approved telecommunications provider that satisfactory arrangements have been made for the provision of cables for telephones through the subdivision.
119. The submission of a plan showing all existing services on the lots including septic tank and effluent disposal area, sewer connections, water connections and stormwater disposal, where applicable, and the correction of any encroachments or defects to the requirements of the Divisional Manager Environment and Development.
120. The submission of the plan of subdivision, together with 4 (four) exact copies thereof, suitable for lodgement with the Registrar General.
121. The submission of a Surveyor's Certificate stating that all buildings on the lots comply with the Building Code of Australia in relation to boundary setbacks.
122. The submission of a Surveyor's Certificate stating that all pipelines are contained within the proposed/existing easements.
123. Payment of a linen release fee of \$206.60 (two hundred and six dollars and sixty cents). This amount is valid until 30 June 2005.
124. The creation of reciprocal rights of carriageway and easements for services where necessary.
125. Rehabilitation of the Cumberland Plain Woodland must be completed in accordance with the approved rehabilitation plan.

The Use of the Site

126. The subject development, including landscaping, is to be maintained in a clean and tidy manner.
 127. A private waste and recycling agreement must be maintained for the collection of the residential waste.
 128. A private community bus service is to be provided for the use of the residents of the development in accordance with the provisions of Clause 12 (2) (b) of State Environmental Planning Policy No. 5.
 129. All occupants of the units are to be in accordance with the provisions contained within State Environmental Planning Policy 5 - Housing for Older People or People with a disability.
- B. A further report be provided to Council prior to the next Ordinary meeting regarding the calculations of Sewerage Charges for the development.

COMMITTEE RECOMMENDATION 2

A FORESHADOWED motion was moved by Councillor Devine seconded Councillor Paine.

That the State Emergency Service be requested to provide tangible evidence for future flood height predictions.

ADDITIONAL INFORMATION

The site plan prepared by Nelson Architecture Project No. 0201-03 submitted with the application indicated 43 (forty three) x 2 (two) bedroom dwellings and 21 (twenty one) x 3 (three) bedroom dwellings. These figures were used in the calculation of the Section 94 and sewer headworks contributions, contained within Condition No. 35 and 46 (respectively).

However, the number of bedrooms per dwelling indicated on the site plan understates the actual number of proposed bedrooms, as drawn on the individual floor plans.

Examination of each individual dwelling, results in 30 (thirty) x 2 (two) bedroom dwellings and 34 (thirty four) x 3 (three) bedroom dwellings.

As such the contributions have been re-calculated in the table below.

Furthermore, the conditions of consent were prepared prior to Council adopting the 2004/2005 fees and charges. The conditions involving fees should, therefore, be altered in accordance with the new fees and charges. These re-calculated fees are also contained within the table below.

	Previous	Actual	Actual
	2003/04 fees	2003/04 fees	2004/05 fees
Condition No.	Based on 43 x 2 bedroom dwellings and 21 x 3 bedroom dwellings	Based on 30 x 2 bedroom dwellings, 34 x 3 bedroom dwellings	Based on 30 x 2 bedroom dwellings, 34 x 3 bedroom dwellings
35 (Section 94 Contributions)	\$104,611 \$127,546	\$107,330 \$130,861	\$107,330 \$130,861
38 (Engineering design checking fee)	\$1,744.60 \$3,535.40	\$1,744.60 \$3,535.40	\$2,094.4 \$4,188.80
39 (Engineering design checking fee)	\$3,489.20 \$7,070.80	\$3,489.20 \$7,070.80	\$4,241.6 \$8,483.2

40 (Transportation of fill)	3c / tonne/km	3c / tonne/km	3c / tonne/km
46 (Sewer headworks)	\$245,654.65	\$251,843.30	\$258,139.10
123 (Linen release)	\$206.60	\$206.60	\$700.00

Flood Evacuation

The Roads and Traffic Authority (RTA) requires construction of a raised concrete median along George Street from approximately 10 (ten) metres north and extending to a point 10 (ten) metres south of the proposed new access to the site.

Notwithstanding this, a number of evacuation routes are still available to the future residents of the site. These routes utilise Thorley Street and The Northern Road.

Option 1 - (early leavers) Residents can exit the site by turning left and travelling north along George Street to the roundabout at Colonial Drive. At this point they could either travel through Bligh Park to Thorley Street or turn around the roundabout and travel south along George Street to Thorley Street or to Richmond Road and onto The Northern Road.

Option 2 - When Colonial Drive round about is inundated, residents can exit the site by turning left and travelling north along George Street, turn around the end of the median to join the traffic heading south along George Street to Thorley Street or to Richmond Road and onto The Northern Road.

Option 3 - Residents can exit the site by turning right, travelling along George Street on the right hand side of the road to the George Street / Richmond Road roundabout where they would join the traffic on Richmond Road travelling to the Northern Road.

While routes and exact evacuation procedures will be the subject of the evacuation plan required by Condition No. 103, these options illustrate that evacuation of the site is possible irrespective of the construction of a median.

RECOMMENDATION:

That conditions No. 35, 38, 39, 40, 45 and 123 be altered in accordance with the above table to reflect :

- (a) The proposed development involves the erection of 30 (thirty) x 2 (two) bedroom dwellings and 34 (thirty four) x 3 (three) bedroom dwellings; and
- (b) The 2004/05 fees and charges.

Item: 34 **ENV B - Proposed Amendments to Hawkesbury Development Control Plan - (79347)**

Previous Item: 29, Ordinary (8 June 2004)

COMMITTEE RECOMMENDATION 1:

That:

1. Council resolve to prepare a draft development control plan to amend the Hawkesbury Development Control Plan Chapters concerning General Information and Notification, as detailed in this report.
2. Should no objections be received, the draft plan be put in force following the exhibition period.
3. Applications with regard to Rural Sheds will require notification only if closer than 10 (ten) metres, increased from 5 (five) metres.
4. All sheds not complying with the DCP will be notified in the 1(c) and 1(c1) zone.

COMMITTEE RECOMMENDATION 2:

That a report be provided to Council regarding the modification of the DCP in regard to Rural Sheds.

INFRASTRUCTURE

Item: 30 **INF B - North Richmond Main Street Committee - Public Toilets (82907)**

Previous Item: 7, Ordinary (14.10.2003) (27.01.04)

COMMITTEE RECOMMENDATION

That subject to the toilets adjacent to Bi-Lo Supermarket, North Richmond being brought to a satisfactory standard and agreement to access, Council undertake responsibility for the ongoing repairs of the facility for a 12 (twelve) month trial period.

ORGANISATION AND RESOURCES

Item: 30 ORG A - Monthly Financial Report (79349)

COMMITTEE RECOMMENDATION:

That the information be received.

**Item: 31 ORG A - 7th International River Management Symposium -
Riversymposium - (79798)**

COMMITTEE RECOMMENDATION

That appropriate Councillors and staff attend the 7th International River Management Symposium to be held in Brisbane from 31 August to 3 September 2004, at a cost of approximately \$1,800 (one thousand eight hundred dollars) per delegate.

**Item: 32 ORG A - Local Government and Shires Associations of NSW 2004 Water
Management Conference - (79633, 88297, 90703)**

COMMITTEE RECOMMENDATION

That the Mayor, or his nominee, and appropriate staff attend the Local Government and Shires Associations of NSW 2004 Water Management Conference to be held in Murray Shire, Moama from 10 to 12 August 2004, at a cost of approximately \$1,200 (one thousand, two hundred dollars) per delegate.

Item: 33 ORG B - Selection of Community Members for the E-Commerce/Market Advisory Committee - (91367)

Previous Item: 42, Special Meeting (15 April 2004)

232 RESOLUTION:

RESOLVED on the motion of Councillor Rasmussen, seconded by Councillor Paine.

That Council exercising its delegation as Committee of the Whole resolve that Janette Fairleigh, Rob Ewin, Barry Crockford, Justin Melton, Robert McCallum, Peter Hudson and Zac Hope (alternative representative Ruwan Peirus) be appointed as community representatives on the E-Commerce Markets Advisory Committee to work in accordance with the constitution set out for that committee.

Item: 34 ORG B - Hawkesbury Regional Gallery Operating Costs (79342)

Mr Michael Jinnings, respondent, addressed the Committee

COMMITTEE RECOMMENDATION 1:

That:

1. The information be received.
2. Council reaffirm its recommendation to achieve 85% (eighty five percent) of the State Library of NSW benchmarks for the operation of the Hawkesbury City Council Library Service as adopted by Council in April 2003.
3. Council note the 30% (thirty percent) increase in the nominal allocation for the operation of the gallery space within the library/gallery building as provided for in the draft financial estimates for 2004/2005.
4. Council reaffirms its previous decision to name the gallery as regional and identify the development of the Regional Gallery space within the library/gallery building to a full service standard as a long-term objective for inclusion in the proposed Cultural Precinct Development Plan.

COMMITTEE RECOMMENDATION 2:

Length of time that the gallery would come up to Regional Gallery standard.

Refer back to the Commercial Response Unit to bring forward a report to indicate how soon that might be achieved.

Item: 35 ORG B - Request for Sponsorship for Business Awards - (80198)

Councillor Bart Bassett declared an interest in this item as he is an office bearer of the Hawkesbury City Chamber of Commerce.

Mr Steven Loe, Precedent Production and Mr Alan Pont, Rural Press, proponents, addressed the Committee.

COMMITTEE RECOMMENDATION

That:

1. Council sponsor the Business Award proposal from the Hawkesbury City Chamber of Commerce and Industries Incorporated and Hawkesbury Gazette and Courier at the support sponsor level to the extend of \$3,500 (three thousand, five hundred dollars) for 2004/2005.
2. A review of the Business Awards be carried out by the Commercial Response Unit in relation to funding for 2005/2006 onwards.
3. That the funding be provided from the Hawkesbury City Chamber of Commerce budget allocation.

Item: 36 ORG B - Arthritis Foundation Bike Ride Event - Trike Around Australia - (79356)

Previous Item: 4, Ordinary (10 February, 2004)

COMMITTEE RECOMMENDATION

That this matter be further reported to Council.

Item: 37 ORG B - Documents for Execution under Seal - (85288, 91393, 91394)

233 RESOLUTION:

RESOLVED on the motion of Councillor Rasmussen, seconded by Councillor Books.

That Council exercising its delegation as Committee of the Whole resolved that the seal of Council be affixed to the following documents:

1. Residential Lease Agreement with Messrs Robert Gown and Corey Bates for the term of 26 (twenty six) weeks for 1/292 George Street, Windsor with a weekly rent of \$130.00 (one hundred and thirty dollars).
2. Commercial Lease Agreement with Ditsy Pty Limited for the term of a 3 (three) year lease with a 3 (three) year option for "Loder House" 126 George Street, Windsor with an annual rent of \$28,599.96 (twenty eight thousand, five hundred and ninety nine dollars and ninety six cents) plus GST subject to the receipt of written legal advice confirming the implications of any proposed future change of use.

SUPPLEMENTARY

Item: 38 ORG A - Staff Matter - Appointment of Director of Commercial Strategy - (79351, 79355)

242 RESOLUTION 1:

RESOLVED on the motion of Councillor Paine seconded Councillor Rasmussen that Council be closed and go into Committee of the Whole.

243 RESOLUTION 2:

RESOLVED on the motion of Councillor Books, seconded by Councillor Finch.

That:

1. Council ratify as a Committee of the Whole the decision of the General Manager to appoint Stephen Phillips to the position of Director Commercial Strategy commencing on 21 July 2004.
2. A media release to be issued announcing the appointment.

244 RESOLUTION 3:

RESOLVED on the motion of Councillor Rasmussen seconded Councillor Books that Open Council be resumed.

Item: 39 Australian Sister Cities Association National Conference

COMMITTEE RECOMMENDATION:

That Council supports the attendance of Councillor Finch at the Australian Sister Cities Association National Conference in Noosa, Queensland, from 2 to 4 August 2004.

ordinary

section 4

reports
for determination

SECTION 4 - Reports for Determination

Item: 75 ORG A - SEGRA Conference 2004 Alice Springs - (79351)

REPORT:

The eighth National Sustainable Economic Growth for Regional Australia (SEGRA) Conference will be held in Alice Springs, Northern Territory, from 6 to 8 September 2004.

SEGRA conferences have been highly successful for a number of years and focus on issues relating to sustainable economic growth throughout regional and rural Australia. The theme for the 2004 conference will be "*Big Ideas for Regional Australia*". Workshops at the conference will focus on:

- "*Regional Development: Furthering an Idea*",
- "*Maximising Opportunities for Regional Development: What Are You Wanting to Change, Why and How?*"; and
- "*Skills for Regional Development*".

The cost of attending the conference will be approximately \$2,800.00 (two thousand, eight hundred dollars) per delegate. Councillors Paul Rasmussen, Christine Paine and Leigh Williams have indicated their interest in attending this conference and in accordance with Council's travel policy, approval for this is required.

RECOMMENDATION:

That Council approves the attendance of nominated Councillors and appropriate Council staff at the Sustainable Economic Growth for Regional Australia (SEGRA) Conference in Alice Springs, Northern Territory at a cost of approximately \$2,800.00 (two thousand eight hundred dollars) per delegate, to be held from 6 to 8 September 2004.

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF REPORT Oooo

ORDINARY MEETING
Meeting Date: 13 July 2004

Item: 76 **ENV B - Pitt Town Draft Local Environmental Plan - (79347, 85786)**

Previous Item: 193, Special (2 December 2004)

REPORT:

Council at its meeting of 2 December 2003 resolved, inter alia, to request a section 65 Certificate from the Department of Infrastructure Planning and Natural Resources (DIPNR) to allow public exhibition of the Draft Local Environmental Plan for Pitt Town. The draft plan was subsequently prepared and forwarded to DIPNR on 19 December 2003.

Correspondence was received from DIPNR on 21 May 2003, which contained an Instrument of Delegation giving the Council the ability to certify the plan for public exhibition provided it is satisfied that the draft plan:

1. *"Complies with all relevant legislation;*
2. *is consistent with Shaping Western Sydney;*
3. *does not have any outstanding objections from State Agencies; and*
4. *contains provisions to protect the significant cultural heritage of Pitt Town including:*
 - I. *the listing of appropriate heritage items located on the land to which the plan applies which have been identified in the environmental studies and Management of Heritage Issues Paper;*
 - II. *protection of view corridors and view sheds identified in the environmental studies and Management of Heritage Issues Paper;*
 - III. *an expanded curtilage for the Bona Vista Homestead, including its original entry and suitable curtilage to the slab barns;*
 - IV. *restrictions on development - Blighs Model Farm area:*
 - o *no development to be permissible until an archaeological management plan has been prepared in consultation with NSW Heritage Office,*
 - o *and development must be consistent with the provisions of the archaeological management plan.*
 - V. *provisions relating to exempt and complying development that will not adversely impact identified heritage items"*

A meeting was held with Council staff and DIPNR on 1 July 2003 to clarify the provisions of the Instrument of Delegation. It would appear despite the length of the response from the Department, it is quite satisfied for Council to exhibit the draft plan. DIPNR has advised that it is Council that needs to be satisfied that sufficient work has been undertaken to proceed the plan to public exhibition. Given that Council has already adopted that Masterplan, and resolved to exhibit the plan, it is appropriate to proceed to exhibition.

Notwithstanding, DIPNR were unable to answer the matters relating the heritage and therefore, a meeting has been arranged with the NSW Heritage Office on 16 July 2004.

ORDINARY MEETING
Meeting Date: 13 July 2004

Subject to the satisfactory resolution and clarification of the heritage matters, and completion of the Development Control Plan, the draft plan will be placed on public exhibition.

RECOMMENDATION:

That:

1. Council note the outcome of the meeting between staff and DIPNR on 1 July 2004 and note the planned meeting with NSW Heritage for 16 July 2004.
2. Subject to satisfying the resolution of the heritage matters, the draft LEP be exhibited in accordance with Council's previous resolution.

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF REPORT Oooo

ORDINARY MEETING
Meeting Date: 13 July 2004

Item: 77 INF B - Construction of Hawkesbury Regional Museum, Baker Street, Windsor. Tender Number 017/FY04 - (79340, 75323, 74744, 87869, 74248))

REPORT:

Tenders for the construction of Hawkesbury Regional Museum Baker St Windsor, closed on Tuesday, 15 June 2004. Six (6) tenders were received and are listed below, and excludes GST:

	Part 1	Part 2	Total
Denning Constructions Pty Ltd	1,727,676	23,200	1,750,876
John M. Coyle & Co Pty Ltd	1,756,534	18,337	1,774,871
Kinsley Constructions Pty Ltd	1,848,535	24,970	1,873,505
AMFM Constructions Pty Ltd	1,848,631	23,466	1,872,097
Zadro Constructions Pty Ltd	1,887,518	24,323	1,911,841
Projectcorp Australia Pty Ltd	1,958,467	24,377	1,982,844
LATE - RECEIVED 2.05PM			
Steve-Watt Constructions	1,784,000	1,808,000	3,592,000

Part 1 (one) includes the construction of the total building including the exhibition area, Theatre and Preparation Room and the Street (connection between the rooms). It also includes the demolition of the rear foyer, kitchen and toilets of Howes House and the construction of a rear entry.

Part 2 (two) includes the construction of a new brick boundary wall and fencing to Baker Street

The lowest tender in the amount of \$1,750,876 (one million, seven hundred and fifty thousand, eight hundred and seventy six dollars) was submitted by Denning Constructions Pty. Ltd with practical completion within 30 (thirty) weeks from possession of the site.

The supplied reference checks have supported the company and their company credentials are substantiated. Discussions with David Denning from Denning Constructions Pty. Ltd indicated that the total project is included.

The contractors experience in the execution of work similar to this contract has been reviewed the references supplied include work for Hawkesbury City Council, External Restoration of the Old Hospital Building, Alterations and Additions to McGraths Hill Companion Animal Shelter, McGraths Hill Community Centre, Reconstruction of 128 Francis Street Richmond (Heritage Building), Reconstruction of Icley Park Amenities, Additions to Chas Perry Hall North Richmond, Construction of Peppercorn Place (HACC Building) George Street Windsor.

The tender of Denning Constructions Pty. Ltd. Includes provision of an Occupational Health and Safety System.

ORDINARY MEETING
Meeting Date: 13 July 2004

Funding for the project is provided from a State Government Grant of \$1,150,000 (one million, one hundred and fifty thousand dollars) with Council providing \$1,150,000 (one million, one hundred and fifty thousand dollars) giving a total budget of \$2,300,000 (two million and three hundred thousand dollars).

The estimated complete project costs are set out below:-

Site safety	\$400
Sketch plans	\$4,500
Model	\$1,050
Conservation Management Plan	\$10,000
Additional Survey	\$590
Access Permit.....	\$8,000
Heritage Council	\$750
Geotechnical survey.....	\$587
Curatorial Research and Project management Howes House	\$8,000
Construction sign	\$1000
Documentation Printing	\$2,500
Construction excluding GST.....	\$1,750,876
Mechanical Controls	\$15,000
Security cameras and recorder	\$15,000
Contract Administration Architectural.....	\$49,400
Contract Administration Structural	\$9,800
Contract Administration Electrical	\$4,000
Contract Administration Hydraulic.....	\$2,450
Contract Administration Mechanical	\$7,000
Contract Administration Quantity Surveyor	\$6,400
Museum Exhibit Designer.....	\$350,000
Construction Certificate	\$5,000
Development Application/Construction Certificate.....	\$4,655
Sewerage and house service relocation.....	\$15,200
Temporary Fencing construction	\$1,400
Security System upgrade.....	\$3,300
Master key lock system.....	\$1,000
Furniture and fittings.....	\$20,000
Carpark redesign including kerb and guttering and drainage	\$20,000
Total Construction cost excluding GST	\$2, 317,858

The contract amount has a contingency sum of \$50,000 (fifty thousand dollars), which it is anticipated will allow the project to be completed within the \$2,300,000 (two million, three hundred thousand dollar) budget.

It will be noted that the consultants who have been involved in the preparation of the design and specification of the building have been requested to provide a fee proposal to undertake the contract administration for the project and these have been included in the total project costs.

ORDINARY MEETING
Meeting Date: 13 July 2004

RECOMMENDATION:

That:

1. The Tender of Denning Constructions Pty. Ltd. 101 Goods Road Oakville for the construction of Hawkesbury Regional Museum Baker St Windsor for the sum of \$1,750,876 [one million, seven hundred fifty thousand, eight hundred and seventy six dollars) excluding GST], be accepted and the necessary documents be executed under Seal of Council.
2. The consultant team headed by Pont, Williams + Leoy Architects be engaged to undertake the Contract Administration of the Regional Museum Project at a cost of \$79,050 (seventy nine thousand and fifty dollars) excluding GST.

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF REPORT Oooo

ORDINARY MEETING
Meeting Date: 13 July 2004

Item: 78 **INF B - Construction of Hawkesbury Waste Depot Weighbridge and Software - The Driftway, South Windsor - (81931, 80237, 90090)**

Previous Item: 67, Ordinary (30 September 2003)

REPORT:

As a result of the Environment Protection Authority license requirements to install a weighbridge system with a completion date of the 31 October 2004, Council at its meeting dated 30 September 2003 resolved to proceed with the construction of a new gatehouse and weighbridge system.

The design and specification for the upgrade of the facility, incorporating a weighbridge system has been completed, and tenders for the new gatehouse and road works will be advertised on Tuesday, 11 July 2004.

Development approval for the educational centre and transfer station will be sought in the near future.

Tenders for the construction of Hawkesbury Waste Depot Weighbridges - The Driftway, South Windsor, closed on Tuesday, 22 June 2004.

Five (5) tenders for the supply and installation of the Weighbridges and/or software systems have been submitted and are listed below and exclude GST:

Company	Weighbridge	Software	Combined
Tiprite	-	59,685 (74,405)	-
Ultrahawke	131,918	105,002	236,920
Rite-Weigh	143,050	116,324 (124,014)	259,374 (267,064)
Mettler-Toledo	161,150	-	-
Accuweigh	167,000	125,000	292,000
Waeger	230,102	-	-

The amount shown in brackets indicate the total price to conform to the specification i.e. additional equipment/works to be supplied by the tenderer and/or Council.

Due to the variability within the software products offered, additional investigation is required for this component and a late report will be submitted for consideration at the Ordinary Meeting.

The lowest tender for the supply and installation of the weighbridges in the amount of \$131,918.00 (one hundred and thirty one thousand, nine hundred and eighteen dollars) was submitted by Ultrahawke Pty Ltd with a practical completion within 8 (eight) weeks.

The supplied reference checks have supported the company and their company credentials are substantiated. Discussions with Ultrahawke Pty Ltd indicated that the total project is included.

ORDINARY MEETING
Meeting Date: 13 July 2004

The contractors experience in the execution of work similar to this contract has been reviewed, and the references supplied checked.

The tender of Ultrahawke Pty Ltd. has included an Occupational Health and Safety System.

RECOMMENDATION:

That the Tender of Ultrahawke Pty Ltd. 33 - 35 Judge Street Sunshine Victoria 3020 for the supply and installation of weighbridges at the Waste Depot, the Driftway, South Windsor for the sum of \$131,918.00 (one hundred and thirty one thousand, nine hundred and eighteen dollars) excluding GST, be accepted and the necessary documents be executed under Seal of Council.

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF REPORT Oooo

ORDINARY MEETING
Meeting Date: 13 July 2004

Item: 79 ORG B - Fruits of the Hawkesbury Grants Program - (80228)

REPORT:

The Cultural Committee met on 15 June 2004 to consider applications submitted under the Fruits of the Hawkesbury Grants program, which provides for approximately \$10,000 (ten thousand dollars) per annum to be distributed to local groups to participate in the festival.

The Committee asked that some of the applications be re-submitted with amended budget details, and this was followed up to the satisfaction of the Arts and Events Co-ordinator.

The application by Chorella Inc. was withdrawn.

The Committee's recommendations are as follows:

Applicant	Project/Event	Requested	Recommended
Margaret Mackisack	Bilpin Flower Show	\$500	\$500
St Albans Gallery	"Remote Places"	\$200	\$200
St Albans Gallery	"From the Heart"	\$200	\$200
Ferry Artists Inc	Exhibition	\$200	\$200
Ferry Artists Inc	Sculpture workshop	\$500	\$500
Macquarie Towns Orchestra	Spring Concert	\$500	\$500
Hawkesbury Earthcare Centre	Celebrating Sustainability Fair	\$500	\$500
Chorella Inc	Tony Backhouse Workshop	\$500	\$500
FOHACRAG	Exhibition	\$300	\$300
Hawkesbury Hands	Quilt Show	\$500	\$500
Hawkesbury Creative Arts Centre	Young Artist in the Making	\$500	\$500
Kurrajong Community Forum	Kurrajong Scarecrow Festival	\$500	\$500
Macquarie Towns Arts Society	Portrait Workshop	\$200	\$200
Richmond Players Inc	A Murder Is Announced	\$500	\$500
Community Arts Workshop Life Drawing Group	Fruits of the Figure exhibition	\$500	\$500
TOTAL		\$6,100	\$6,100

ORDINARY MEETING
Meeting Date: 13 July 2004

RECOMMENDATION:

That funds available for the Fruits of the Hawkesbury Grants Program 2004 be distributed as follows:

Applicant	Project/Event	Recommended
Margaret Mackisack	Bilpin Flower Show	\$500
St Albans Gallery	"Remote Places"	\$200
St Albans Gallery	"From the Heart"	\$200
Ferry Artists Inc	Exhibition	\$200
Ferry Artists Inc	Sculpture workshop	\$500
Macquarie Towns Orchestra	Spring Concert	\$500
Hawkesbury Earthcare Centre	Celebrating Sustainability Fair	\$500
Chorella Inc	Tony Backhouse Workshop	\$500
FOHACRAG	Exhibition	\$300
Hawkesbury Hands	Quilt Show	\$500
Hawkesbury Creative Arts Centre	Young Artist in the Making	\$500
Kurrajong Community Forum	Kurrajong Scarecrow Festival	\$500
Macquarie Towns Arts Society	Portrait Workshop	\$200
Richmond Players Inc	A Murder Is Announced	\$500
Community Arts Workshop Life Drawing Group	Fruits of the Figure exhibition	\$500
TOTAL		\$6,100

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF REPORT Oooo

ORDINARY MEETING
Meeting Date: 13 July 2004

Item: 80 ORG B - Transfer of Section 377 Delegation for Care, Control and Management of the Hawkesbury Senior Citizens Centre, March Street, Richmond - (73512, 79342)

REPORT:

Council has received written correspondence from the Hawkesbury District Seniors Citizens Centre Inc. requesting that the Section 377 Delegation conferred onto the Committee for the care, control and management of the Hawkesbury District Senior Citizens Centre be withdrawn.

Section 377 of the Local Government Act enables Council to delegate responsibility for the care, control and management of community facilities to community committees. These delegations must be reviewed during the first 12 (twelve) months of each term of office of Council, and would ordinarily be due for review in September 2004.

The use of Section 377 delegations for this purpose enables the community to have a direct say in the management of community facilities which are provided by Council for their benefit. This arrangement provides for the income generated by these committees from the 'sub-leasing' of these facilities for community use, to be used to meet the day-to-day expenses of managing and operating these facilities.

The current Section 377 delegation for the Hawkesbury District Senior Citizens Centre was conferred onto the Hawkesbury District Seniors Citizens Centre Inc. in October 2000.

On 18 June, 2004 the Committee wrote to Council advising that:

'due to the increasing costs of running the centre, including public liability insurance, electricity, repairs and maintenance and the ageing and in many cases frailty of members, the role of care, control and management of the [Senior Citizens] centre has become too much for us to administer it is therefore with regret but also with some relief that we ask you to revoke our 377 Delegation and provide an alternate management structure'

The Committee reached this decision on 16 June 2004. To facilitate the continued operation of the Centre - pending Council's determination regarding the status of the 377 delegation for the care, control and management of the Centre - Peppercorn Services Inc. has assumed interim responsibility for the care, control and management of the Senior Citizens Centre.

Peppercorn Services Inc. currently holds the Section 377 Delegation for the care control and management of Peppercorn Place Disability and Aged Service Centre. The Board of Peppercorn Services Inc. also manages and operates the Hawkesbury Community Transport Service on behalf of Council. The Board is a professional management committee which includes representatives from Hawkesbury District Health Service, Council staff, a Councillor Representative, community representatives selected through an open application process, and representatives of Home Care of

ORDINARY MEETING
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NSW, Wentworth Area Health Service, Nova Employment Services, Ethnic Communities Council, and a Commercial Bus Operator.

The Board of Peppercorn Services Inc. has demonstrated its capacity to manage a community facility. The addition of the Senior Citizens Centre to its 'property portfolio' would directly complement the activities of the Board in developing and providing services and facilities for our ageing population.

The Board has discussed this matter and has agreed that it will be in a position to assume the Section 377 delegation for the Senior Citizens Centre should Council wish to transfer this responsibility. The Board would also be willing to amend its constitution to provide for a representative of the Hawkesbury District Seniors Citizens Centre Inc. to sit on the Board should this be agreed to by the Hawkesbury District Seniors Citizens Centre Inc.

RECOMMENDATION:

That:

1. Hawkesbury City Council withdraw the Section 377 delegation currently conferred onto the Hawkesbury District Seniors Citizens Centre Inc. for the care, control and management of the Hawkesbury District Senior Citizens Centre in accordance with the request received from the Hawkesbury District Seniors Citizens Centre Inc.
2. Council confer the Section 377 Delegation for the care, control and management of the Hawkesbury District Senior Citizens Centre to the Board of Peppercorn Services Inc.
3. Council request that the Board of Peppercorn Services Inc. extend an invitation to the Hawkesbury District Seniors Citizens Centre Inc. to nominate a representative to sit on the Board of Peppercorn Services Inc and for the Board to amend its constitution to facilitate this addition to its prescribed membership.

ATTACHMENTS:

AT - 1 Copy of Letter received from the Hawkesbury District Senior Citizens Centre Inc.

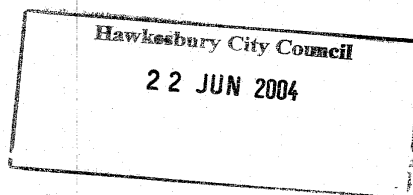
oooO END OF REPORT Oooo

ORDINARY MEETING
Meeting Date: 13 July 2004

HAWKESBURY DISTRICT SENIOR CITIZENS" CENTRE INC.
114 MARCH STREET (PO Box 766) RICHMOND NSW 2753
PHONE/FAX: 45 78 2072
ABN NO. 49 484 935 360

18th June, 2004

Mr. Joseph Litwin
Manager
Community Services & Social Planning
Hawkesbury City Council
PO Box 146
WINDSOR NSW 2756



Dear Mr. Litwin

Re: 377 Committee Delegation

I am writing on behalf of the members of the Hawkesbury District Senior Citizens Centre Inc. to ask that Council revoke our 377 Committee Delegation to manage the above centre.

At our executive meeting on Wednesday the 16th June 2004 we came to the decision and understanding that we are no longer in a position to manage the affairs of the centre and the building.

Due to the increasing costs of running the centre, including public liability insurance, electricity, repairs and maintenance etc and the ageing and in many cases frailty of the members, the role of care, control and management of the centre has become too much for us to administer. We also understand that the centre will continue to grow in both membership and in the number of activities that will operate out of it.

It is therefore with regret but also with some relief that we ask you to revoke our 377 Delegation and provide an alternate management structure.

For and on behalf of the Hawkesbury District Senior Citizens Centre Inc.

Nola Gleeson Date 18.6.04
Nola Gleeson
President

Charles Lawlor Date 18-6-04
Charles Lawlor
Vice President

Marie Lorimer Date 18-6-04
Marie Lorimer
Treasurer



SCANNED

ORDINARY MEETING
Meeting Date: 13 July 2004

Item: 81 ORG B - Changes to Arrangements for Commonwealth Assistance to Supported Employment Business Services for People with Disabilities - (88324, 79341)

REPORT:

This report has been prepared to bring to the attention of Councillors, concerns held by residents of the Hawkesbury regarding changes to the arrangements by which supported employment business services are funded by the Commonwealth Department of Family and Community Services (FACS). These services receive financial assistance to provide opportunities for people with disabilities to participate in supported employment.

At the June meeting of the Hawkesbury Equity and Access Planning Committee, a letter was tabled from the Hawkesbury Disability Forum drawing the Committees attention to changes to supported employment business services, which will come into force on 1 January 2005. The Committee resolved to request that Council make representations to the Commonwealth Government in relation to this matter.

Advice received from the Hawkesbury Disability Forum, indicates that a significant level of anxiety exists within the community regarding the potential adverse impact of the changes. The changes will see the introduction of 'productivity' benchmarks for disabled people seeking employment within a supported employment business service. The Forum is supportive of the changes, given that they are intended to improve supported employment services for people with disabilities and to pay people engaged in this type of employment a fairer wage. However, the Forum is concerned that changes may have the unintended result of displacing people with disabilities from supported employment because they will be unable to meet the new productivity requirements. These changes may also prevent people with disabilities, with low productivity levels, from future participation in supported employment.

During consultations held in September 2003, FACS indicated that a range of 'safety net' strategies would be developed to protect people with disabilities who may be displaced by the reforms. The Hawkesbury Disability Network is concerned that to date, no strategies have yet been identified or implemented to respond to the need of people likely to be displaced by these reforms. The lack of alternative options for people with disabilities is of particular concern to the Network given the limited availability of supported employment and other activity programs for people with disabilities residing in the Hawkesbury.

In relation to this issue, Councillors may be interested to know that Council staff have recently been negotiating with representatives of the Department of Ageing, Disability and Home Care (DADHC) to establish a training/supported employment service for people with disabilities in the Hawkesbury. If successful the service would provide employment skills training for people with disabilities in the hospitality industry. The proposed service would also provide a centre-based meals service for older people initially operating out of a venue at Richmond, but then expanding to include North Richmond, Windsor and possibly Bligh Park. The service would be operated by

ORDINARY MEETING
Meeting Date: 13 July 2004

Peppercorn Services Inc. and - subject to the finalisation of negotiations with DADHC - would commence early in 2005.

RECOMMENDATION:

That Hawkesbury City Council write to Kerry Bartlett MP, the Federal Member for Macquarie drawing his attention to concerns held by residents of the Hawkesbury regarding changes to supported employment business services funded by the Commonwealth.

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF REPORT Oooo

ORDINARY MEETING
Meeting Date: 13 July 2004

**Item: 82 ORG B - Documents for Execution Under Seal - Disability and Aged
Services Officer - Disability and Aged Services Officer - (75816, 79342)**

REPORT:

Council has received advice from the Department of Ageing, Disability & Home Care confirming the continuation of a funding subsidy for Council's Disability and Aged Services Officer. The level of funding for the 2004-2005 financial year is \$27,997 (twenty seven thousand, nine hundred and ninety seven dollars).

Over the past 5 (five) years the position has enabled Council to attract additional recurrent and capital funding for a range of initiatives (either managed and operated by Council or through third party). These include:

- \$600,000 (six hundred thousand dollars) in capital funds as a contribution to the construction of Peppercorn Place;
- \$250,000 (two hundred and fifty thousand dollars) in additional funding to support the provision of community transport services - in total Council currently receives \$500,000 (five hundred thousand dollars) to fund the operations of The Hawkesbury Community Transport Service;
- \$50,000 (fifty thousand dollars) in recurrent funding for early intervention services for children with disabilities (operating from the Stewart Street Early Intervention Centre); and
- \$60,000 (sixty thousand dollars) for a Home and Community Care brokerage service located in Wisemans Ferry.

The position has also been instrumental in establishing Peppercorn Services Inc. who currently manage and operate the Hawkesbury Community Transport Service and Peppercorn Place on behalf of Council. The establishment of this professional Board has provided the Hawkesbury Local Government Area with a vehicle to develop services and source funding for services to meet the need of our ageing population. The provision of these service will be come increasingly critical over the next 5 (five) to 10 (ten) years.

These community development activities have not only assisted Council in meeting the needs of older people and people with disabilities, but have also generated employment and economic activity within the City of Hawkesbury. In this regard the Australian Bureau of Statistics predicts that the health and community services sector will account for just under 20% (twenty percent) of all employment growth to occur in the Australian economy by 2010. In a commercial sense, the community development activities sponsored by Council create economic opportunities and generate employment – given the growth and ageing of the population, the not for profit sector within the City of Hawkesbury will continue to make a substantial contribution to the economic health of the local economy.

ORDINARY MEETING
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A joint-study undertaken by Council and the University of Western Sydney calculated that in 2000/2001, the 75 (seventy five) not-for-profit community projects within the City of Hawkesbury - primarily managed and operated by volunteer committees made up of residents and workers- generated almost \$28,000,000 (twenty eight million dollars) in direct and value added economic activity, and were responsible for generating 417 (four hundred and seventeen) full-time equivalent jobs. The net output of these 75 (seventy five) funded projects to the local economy – when outflows and leakages are taken into account – amounted to 1.1% (one point one percent) of the total business activity that occurred in the Hawkesbury in 2000-2001, and generated almost 2% (two percent) of all local jobs.

RECOMMENDATION:

That the Seal of Council be affixed to Deed of Funding Agreement for the 2004/2005 financial year issued by the Department of Ageing, Disability and Home Care for a funding subsidy to support the position of Council's Disability and Aged Services Officer.

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF REPORT Oooo

ORDINARY MEETING
Meeting Date: 13 July 2004

Item: 83 ORG B - Documents for Execution Under Seal - (77772)

REPORT:

Retail Lease
GC283/139

The current lease to Ms Ann Cameron in respect of Shop 1 Wilberforce Shopping Centre [49 (forty nine square metres)] has expired. The tenant wishes to enter into a new 1 (one) year lease with 2 (two) further options of 1 (one) year each. A market valuation has been obtained and the commencing annual rent will be \$9,620.00 (nine thousand, six hundred and twenty dollars) plus GST, reviewable annually by CPI. The tenant is responsible for 8.77% (eight point seven seven percent) of the total centre outgoings which equates to \$150.04 (one hundred and fifty dollars and four cents) per month, plus GST.

RECOMMENDATION:

That the seal of Council be affixed to the following documents:

1. Retail Lease Agreement with Ms Anne Cameron with a new 1 (one) year lease with 2 (two) further options of 1 (one) year each and rent being \$9,620.00 (nine thousand, six hundred and twenty dollars) plus GST, reviewable annually by CPI

ATTACHMENTS:

There are no supporting documents for this report.

oooO END OF REPORT Oooo

ordinary

section 6

reports
of committees

ORDINARY MEETING

Reports of Committees

SECTION 6 - Reports of Committees

ROC - Sandstone Quarry Committee Meeting - 16 June 2004 - (78637)

The meeting commenced at 4:20pm

Present: Mr G Hall (Chaired the meeting)
Mr D Milgate
Mrs Stimson
Mr Stimson

Apologies: Councillor Leigh Williams
Mr J Halpin

In Attendance: Mr J Pye

REPORT:

Previous Minutes

Minutes from previous meeting were adopted.

Matters arising from Previous Meeting

- Advice was provided that the application under Section 96 to modify the consent to allow the quarry to continue for a further 2 (two) years had been approved.
- A further application is to be submitted prior to the expiration of the extension provided by the application to modify the consent. The new application is to contain an environmental impact statement.
- Site inspection regarding the vegetation on the banks and exploring options. Discussed options with the preferred option that would have the least impact involved using seed stock from the site and surrounds and to focus on a small area only.

General Business

Vegetation

Damien Milgate provided an update report including photographs of the progress of revegetation.

ORDINARY MEETING

Reports of Committees

Damien advised the Committee that the consultant he had engaged to look after the revegetation site had left the area. Damien was now looking for a new consultant.

Inspection

Alan Martin provided a report on his most recent inspection. Alan advises that several minor matters had been brought to the attention of the operators and all requests for action had been acted upon.

Site Inspection by Committee

A brief inspection was made of the revegetated area along the access roadway. Generally, it was noted that while revegetation was taking place, it was slow. Particular comments were made about banksias growing in the revegetation area. They were found to be flourishing.

Next Meeting

The next meeting is to be held in the Committee Room, Council Administration Building 366 George Street Windsor commencing at **5:00pm on Wednesday, 1 December 2004**

Meeting Closed

The Chairman closed the meeting at 4.55pm

ATTACHMENTS:

There are no supporting documents to this report.

oooO END OF REPORT Oooo

ORDINARY MEETING

Reports of Committees

ROC - Hawkesbury Agricultural Retention through Diversification and Clustering Meeting - 10 June 2004 - (85855)

The meeting commenced at 9.45am

Present: Geoff Banting
Katrina Parker
Narelle Wheatland
Martin Bullock
Suzanne Davies
John Maguire
Adam Hood
Carys Evans
Dale Watson
David Mason

Apologies: Professor Mick Wilson
Councillor Christine Paine

Moved by Martin Bullock, seconded by Narelle Wheatland

REPORT:

Welcome by the Chair - Geoff Banting

1. Progress Report - Field Work / Network Development - Adam Hood / Dale Watson Ag Vic Services

Adam provided an overview of the progress of the project. He advised that the project was into Phase two, with monitoring being undertaken. A farmers network meeting had been held, providing more information about the project and aspects of the monitoring, and the end result aimed for.

A week of farm visits was held in May, where the monitoring equipment was installed and initial soil samples taken. He advised that it was a very positive week with enthusiasm and excitement shown by the farmers.

Adam introduced Dale Watson and Carys Evans who will be the staff liaisons from Ag Vic and will be doing much of the contact and research work with the farmers. Dale advised that the visits had proved very valuable, with the farmers articulating what they were hoping to achieve with their properties, what interests they had etc. It highlighted that there was not a common view, each had a different idea of their future goals for their properties. The one common view however, was that they wished for the rural landscape of the area to be retained and they wanted to contribute to that.

ORDINARY MEETING

Reports of Committees

The differences in views of future uses, does present a problem in forging a network, however the aim will be to retain this project network whilst steering the individuals towards other existing networks associated with the individuals interests and aims.

There were a number of farmers with an interest in grapes, indigenous fruit, herbs and in general terms diversifying their current crops and farming into retirement. Their driver is not just figures/income but what interests them and their lifestyle. Ag Vic will be trying to group the interests with a common thread.

Further monitoring equipment is due to be installed, including rainfall gauges and wind measuring equipment. Further soil samples are also to be taken.

Recommendation:

That the information be received.

Moved by John Maguire, seconded by Martin Bullock.

2. Business Plan & Communication Plan - Adam Hood

The Draft Business Plan and Communication plan prepared by Ag Vic Services was distributed. The Draft was accepted in principle, with changes and comments to be provided to Geoff Banting by Friday, 18 June.

The committee resolved to grant Geoff Banting Delegation to approve the final business plan and provide invoices/acquittals to the funding bodies prior to end of financial year.

Discussion was held regarding the possibility of the UWS property being included as a study site. Adam Hood advised that the UWS has been keeping the relevant data for many years and it will be included as part of the project. Further monitoring of their land would not be required.

John Maguire reiterated the importance of establishing potential markets, not just the type of crops that can be successfully grown.

Discussion was held regarding NSW Agriculture's involvement and Adam provided a list of the areas Agriculture Victoria felt was outside their contract, and could be provided by the NSW Department. David Mason advised that he would be meeting with his Department representatives next week and would discuss the matter with them and advise the Committee of the result.

Recommendation:

That:

1. The draft business plan submitted by Agriculture Victoria be accepted in principle with any comment and changes to be referred to Geoff Banting by Friday 18 June.
2. Geoff Banting be granted delegation to approve the final business plan.

ORDINARY MEETING

Reports of Committees

Moved by Narelle Wheatland, seconded by Martin Bullock

3. Media Response - Katrina Parker

Katrina Parker advised that an article and photo were placed in the Hawkesbury Gazette on May 19, as well as an advertisement in the Council Notices section. Further letters were provided to the people who had attended the initial interest meeting advising that there was still time to join. Two responses were obtained, one was not suitable and the other had difficulty with their financial institution.

Discussion was held regarding further media releases and Katrina will liaise with Carys from Ag Vic to place further information asap in the press.

Recommendation:

That the information be received and investigations into the establishment of a web page linked to Council, Hawkesbury Harvest and Agriculture Victoria's web sites be undertaken.

Moved by David Mason, seconded by John Maguire.

4. Other General Business

John Maguire advised that there was a recent news report in the Herald regarding how farming is changing, with high numbers of part time farming and small land holding farming. Katrina Parker to look into an article in the Herald as a lead on from that, also possibly the Land.

Geoff Banting advised that correspondence has been received from Topoclimate Services advising of their intention to undertake legal action seeking damages against Council. Further correspondence was received from Mr Hutchinson on a without prejudice basis. Both matters were considered privileged and would be forwarded to the solicitors for Westpool, Council's insurer, on a professional indemnity basis. They have already been notified of the actions

Recommendation:

That the information be received.

Moved by Martin Bullock, seconded by Narelle Wheatland

Date of next meeting:

Thursday 29 July 2004.

oooO END OF REPORT Oooo

ORDINARY MEETING

Reports of Committees

ROC - Local Traffic Committee 16 June 2004 (80245)

The meeting commenced at 3.00pm

-
- Present:** Councillor B Bassett, Chairman
Sen Constable J Larkin, NSW Police Service
Mrs J Burton, Roads & Traffic Authority
Mr J Christie, Office of Mr A Shearan, MP
Mr T O'Brien, Office of Mr S Pringle, MP
- Apologies:** Mr R Elson, Department of Transport
- In Attendance:** Mr C Amit, Manager Design & Mapping Services
Mrs J Hogge, Road Safety Officer
Mr T Shepherd, Administrative Officer, Asset Services & Recreation
-

REPORT:

1 MINUTES

- 1.1 The Minutes of the meeting held on 28 November 2003 were confirmed.
- 1.2 The Minutes of the meeting held on 19 May 2004 were confirmed subject to alterations being made to the nominated items as follows:
- a) Item 6.1, Richmond Road, Windsor Downs - No Parking (81380) - the recommendation be altered to read:
- “That this matter be referred to the Roads & Traffic Authority for investigation and advice as to the most appropriate signage to preclude parking on the nature strip.”*
- b) Item 3.12, Crowleys Lane, Yarramundi Lane and Inalls Lane, Agnes Banks - Traffic Safety (87215 & 85347) - the recommendation be altered to include:
- “3. that the Roads & Traffic Authority be requested to investigate the following turning restrictions to improve traffic flow through the intersection and reduce traffic conflict:*
- a) *‘No Left Turn’ from the southern axis of Old Kurrajong Road westbound onto Bells Line of Road during the afternoon peak period of 3.00pm-7.00pm; and,*
- b) *‘No Right Turn’ from the western axis of Bells Line of Road*

ORDINARY MEETING

Reports of Committees

southbound onto Old Kurrajong Road during the morning peak period of 6.00am-9.00am.”

2 BUSINESS ARISING FROM PREVIOUS MINUTES

2.1 Richmond Road, Windsor Downs - No Parking (81380)

Deferred from the meeting held on 19 May 2004 pending advice from the Roads & Traffic Authority as to the most appropriate signage to preclude parking on the nature strip fronting Windsor Downs Estate, Richmond Road, Windsor Downs.

Mrs J Burton advised that the Authority was not in favour of installation of any form of restricted parking signage.

Recommendation:

That no action be taken at the present time.

2.2 Springwood Road, Yarramundi - Roads & Traffic Authority (74282 & 81083)

Deferred from the meeting held on 19 May 2004 pending advice from the Roads & Traffic Authority as to the rationale for not extending the 80 KPH speed restriction zone on Springwood Road, Yarramundi from Nepean Park to include the intersections of Riverside Drive and Hillcrest Road given the relatively short distance/road alignment, as requested by the NSW Police Service.

Mrs J Burton advised that the Authority was not prepared to reduce the speed limit over the nominated section as felt not warranted for reasons stated in its correspondence dated 21 October 2003.

Recommendation:

That the NSW Police Service investigate the basis for concerns and advise.

2.3 Question Without Notice 7.1, Local Traffic Committee, 19 May 2004, Mr S Pringle - that the Roads & Traffic Authority be requested to investigate whether taped 80 KPH speed restriction signs on Windsor road, McGraths Hill in the vicinity of Pitt Town Road could be uncovered as construction work appeared to be completed.

Mrs J Burton advised that investigations were still proceeding within the Authority.

Recommendation:

That the Roads & Traffic Authority be requested to pursue investigations regarding this matter.

2.4 Question Without Notice 7.4, Local Traffic Committee, 19 May 2004, Councillor B Bassett - that the Roads & Traffic Authority advise its current policy regarding flashing lights at School Zones within 80 KPH speed restriction zones.

ORDINARY MEETING

Reports of Committees

Mrs J Burton advised that locations with flashing lights were trial sites only with those trials to be completed by June 2005.

Recommendation:

That enquiries be made of the Roads & Traffic Authority as to whether Council may contribute to the Authority's study.

- 2.5 Question Without Notice 7.6, Local Traffic Committee, 19 May 2004, Councillor B Bassett - enquired as to progress regarding investigation of sight distance problems on Tennyson Road, Tennyson on approach to the causeway.

Mr C Amit advised that investigation regarding available options was in progress with slashing/clearing of road verges referred for inclusion on works programmes.

Recommendation:

That the information be received.

3 REPORTS

3.1 Coromandel Road, Ebenezer - Speed Restriction Roads & Traffic Authority (74828)

Following recommendation by the Local Traffic Committee, Council, at its meeting held on 9 September 2003 resolved that the Roads & Traffic Authority be requested to consider installing a 50 KPH regulatory speed limit sign in Coromandel Road, Ebenezer at 30 metres from Tizzana Road.

The Roads & Traffic Authority has advised:

"... investigated the issue and a Works Instruction has been issued on 24 May 2004 for the installation of the appropriate signage on Coromandel Road, Ebenezer. This work will be carried out as soon as resources are available."

Recommendation

That the information be received.

3.2 Intersection of Comleroy Road/Blaxland Ridge Road, Kurrajong - Traffic safety (86129, 86130) (Hawkesbury)

Introduction

Representations have been received from Ms Lesa Tame and Mr Warren (Arch) Bishop of 764 Comleroy Road, Kurrajong raising concerns in relation to traffic safety at the intersection of Comleroy Road and Blaxland Ridge Road, Kurrajong which has a sharp curve.

ORDINARY MEETING

Reports of Committees

They have claimed that speeding of vehicles on this curve resulted in a vehicle moving off the carriageway and damaging their boundary fence in July 2003. They have mentioned that the construction of a roundabout at this intersection would be an advantage.

Discussion

Comleroy Road (up to Blaxland Ridge Road) and Blaxland Ridge Road are regional roads and Lawrence Road is a local road. Refer to the attached plan. The intersection of Comleroy Road and Blaxland Ridge Road is located on a curve and at a crest. The horizontal alignment of these two roads consists of a series of circular curves and straight sections. The vertical alignment consists of a series of vertical curves.

The sealed carriageway width of these two roads varies from 6.5m to 8.8m on this curve. This curve was widened recently by Council. The current regulatory speed limit on the sections of Comleroy Road and Blaxland Ridge Road leading to this intersection is 80 kph. Traffic volumes of 653 ADT and an 85th percentile speed of 93 kph were recorded on Blaxland Ridge Road at a point approximately 3 km east of the intersection with Comleroy Road in 2002. The RTA Accident Database indicates no accidents from the period July 1998 to June 2003 at this intersection. The above mentioned incident which damaged the boundary fence has not been recorded in the Police Accident Database.

Considering the accident history of the intersection, horizontal and vertical alignment in general along Comleroy Road and Blaxland Ridge Road and the cost, it is considered appropriate to address the safety concern with signs rather than constructing a roundabout. The safe negotiable speed based on a ball bank indicator test, on this curve (intersection of Comleroy Road and Blaxland Ridge Road) is 55 kph. It would be appropriate to install "Curve", "55 kph" advisory speed and "Crest" signs for north bound traffic on Comleroy Road and for west bound traffic on Blaxland Ridge Road, 120m in advance of the curve. In addition, it would be appropriate to install "Chevron Alignment Marker" signs (size B) at 18 metre intervals for the full length of the curve along the outer edge for north and west bound traffic to guide the traffic safely. There is barrier line marking and guide posts along this curve.

The intersection of Lawrence Road and Comleroy Road (refer to the attached plan) should be governed by "Stop" signage on Lawrence Road, as there is restricted sight distance of vehicles approaching the intersection on Comleroy Road. Therefore, it would be appropriate to replace the existing "Give Way" sign in Lawrence Road with a "Stop" sign. The intersection of Comleroy Road and Blaxland Ridge Road (refer to the attached plan) should be governed by "Stop" signage on the northern leg of Comleroy Road, as there is restricted sight distance of vehicles approaching the intersection on Blaxland Ridge Road. Therefore, it would be appropriate to replace the existing two "Give Way" signs in the northern leg of Comleroy Road with two "Stop" signs.

Recommendation

That:

1. the following signs be installed on the curve at the intersection of Comleroy Road and Blaxland Ridge Road:

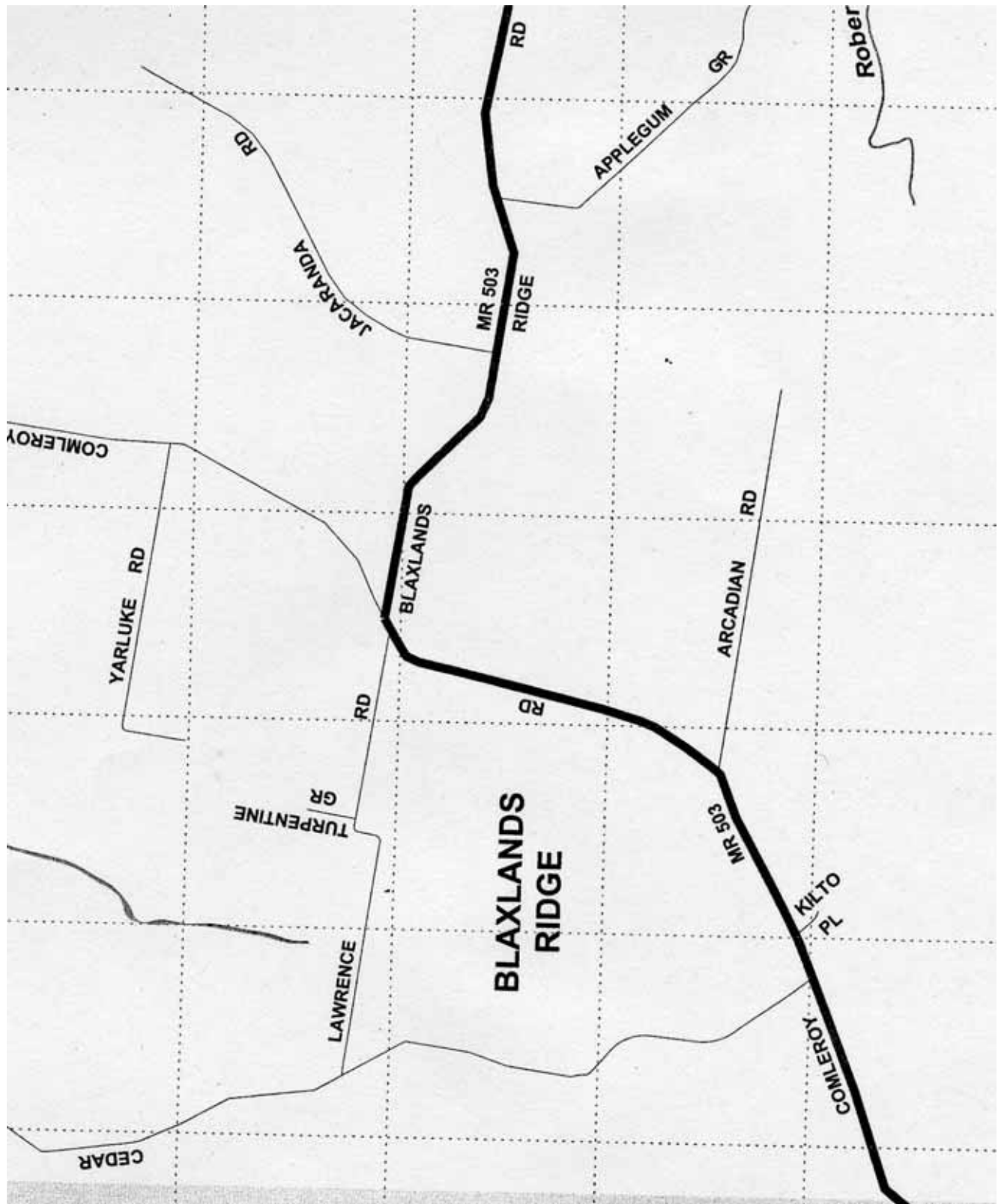
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- a. “Curve”, “55 kph” advisory speed and “Crest” signs for north bound traffic on Comleroy Road and for west bound traffic on Blaxland Ridge Road, 120m in advance of the curve; and,
 - b. "Chevron Alignment Marker" signs (size B) at 18 metre intervals for the full length of the curve along the outer edge for north and west bound traffic.
2. the existing “Give Way” sign in Lawrence Road be replaced with a “Stop” sign and the existing “Give Way” line be modified as a “Stop” line at its intersection with Comleroy Road.
 3. the existing two “Give Way” signs in the northern leg of Comleroy Road be replaced with two “Stop” signs and the existing “Give Way” line be modified as a “Stop” line at its intersection with Blaxland Ridge Road.

ORDINARY MEETING

Reports of Committees



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GENERAL PLAN

ORDINARY MEETING

Reports of Committees

3.3 Bells Line of Road, Bilpin - Speed Review - H Pigott-Irwin/Roads & Traffic Authority

Representations have been received from Ms H Pigott-Irwin seeking reduction of the speed limit on Bells Line of Road, Bilpin between Bilpin Post Office and Bilpin Fruit Bowl from 100 KPH to 80 KPH.

As setting of speed limits and Bells Line of Road being a classified Main Road each fell within the purview of the Roads & Traffic Authority, this matter was referred to the Authority independently of the Local Traffic Committee/Council for investigation and reply direct to the correspondent.

The Authority has advised as follows:

"The Roads & Traffic Authority (RTA) considers several factors when determining what speed limit is appropriate for any given road, including the number and type of adjoining land-uses, the road's geometry, traffic composition and volumes, detailed analysis of the crash history and the function of the road within the network.

Following a detailed site investigation carried out by the Speed Management Unit of the RTA, where the existing speed limit and an analysis of recent crashes were examined, the RTA recommends that the speed limit on Bilpin Road is considered to be appropriate under the Authority's speed zoning guidelines.

Please inform the resident of this outcome as appropriate."

Correspondence, including a copy of the Authority's reply, has been forwarded to Ms Pigott-Irwin.

Recommendation

That the information be received.

3.4 Comleroy Road, Kurrajong - Traffic safety on the curve, 300m north of Bells Line of Road (Hawkesbury)

Introduction

A question without notice from Councillor Bassett at the Local Traffic Committee meeting of 19 May 2004 requested that consideration be given to widening the carriageway at the curve on Comleroy Road, Kurrajong, 300m north of Bells Line of Road due to a few accidents.

Discussion

Comleroy Road (from Bells Line of Road to Blaxland Ridge Road) is a regional road. The horizontal alignment of the road consists of a series of circular curves and straight sections. The vertical alignment consists of a series of vertical curves. The subject horizontal curve on Comleroy Road is combined with a vertical curve. Refer to the attached plan. The current regulatory speed limit on this section of Comleroy Road is 60 kph and was reduced from 80 kph

ORDINARY MEETING

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to 60 kph in the second quarter of 2001. There is barrier line marking along this curve. There are rural land lots with very wide road frontage on Comleroy Road.

The RTA Accident Database indicates one injury and one minor accidents on this curve during the period from July 1998 to June 2003. Richmond Police has informed that one injury accident has been recorded on their database at the same curve during the period from July 2003 to May 2004. Traffic volumes of 3045 and an 85th percentile speed of 71 kph were recorded on this curve in 2004. The safe negotiable speed based on a ball bank indicator test, on this curve is 55 kph. The direction of super-elevation (camber) is appropriate for this curve and adequate to safely negotiate the curve at the speed of 55 kph.

The sight distance on this section of the road, which traverses through a cutting is reduced by road side embankments (on both sides of the road) and by the horizontal and vertical curves, which may make it difficult for motorists to recognise the path of the curve. The width of the unsealed shoulder reduces to 1m (including the table drain) on either side of approximately 100m long section of the road where the road traverses through the cutting. At this location, the total formation width is approximately 8m with 3m wide travelling lanes. The sealed carriageway width is 6m. The current formation width does not allow any roadside emergency parking. To widen the formation to improve traffic safety along the curve would require the existing embankment to be cut. The slope of the existing western side batter is steeper than 1:1 (horiz:vert) and the eastern side batter is approximately 1:1 and the height is more than 3m. It is specified in table 5.5.3. of the RTA Road Design Guide under “Design of Earth Structures” that if a gravel batter is cut for road widening, the maximum slope of the finished surface of that gravel batter in a cutting should be 1.5:1 (horiz:vert) after the completion of works. To achieve this, a considerable amount of earthworks needs to be undertaken. In addition to this, a portion of land from Lot 265 and Lot 268 of DP 751469 will need to be acquired. The proposed improvement works will involve providing new fences and the relocation of services such as power poles and power lines. The cost to undertake this improvement work will be significant and hence, this option is not considered viable at this stage.

In accordance with the Australian Standards, it is allowed to mark edge lines on a 6.8m wide pavement, which has a poor alignment. It would be appropriate to seal a 0.5 metre wide section of the existing gravel shoulder on both sides of the road, to mark edge lines and to install Retro Reflective Pavement Markers along the edge line for a length of 200m (refer to the attached plan). The proposed width of the travelling lane (from the barrier line to the edge line) will be 3m, which is same as the current lane width. The proposed 0.5m wide sealed shoulder and the edge line may assist both vehicles to regain control when they move off the carriageway as well as provide protection to the edge of the road. The estimated cost of this improvement work is \$ 25,000. The sealed shoulder and edge line works will be considered in the 2005/2006 works programme as all the available funds have been allocated to the works programme in the 2004/2005 financial year.

In addition, it would be appropriate to install the following signs to guide the traffic safely along the curve: (CH 00 = Roxana Road)

1. replace the existing “Reduce Speed” sign with a “55 kph” advisory speed sign for northbound traffic at CH 50 and attach a “55 kph” advisory speed sign to the existing “Curve” sign at CH 390 for southbound traffic.

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2. install “Crest” and “Road Narrows” (W4-3) signs at CH 150 for northbound traffic and at CH 450 for southbound traffic.
3. replace existing undersized (300 x 450) "Chevron Alignment Marker" signs with size A (600 x 750) signs at 12 metre intervals for a length of 84m along the outer edge of the curve for north and south bound traffic.

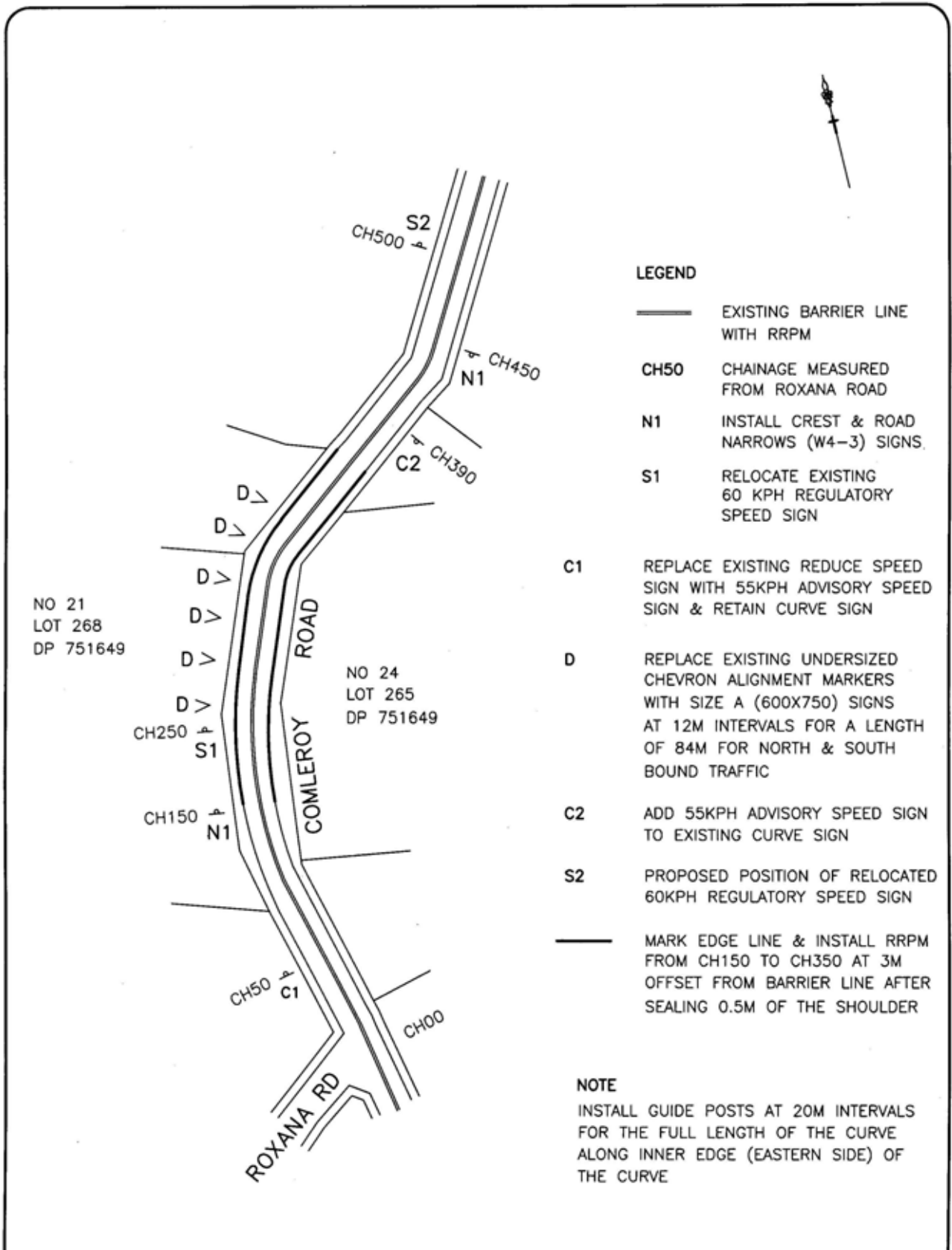
Recommendation

That:

1. the following signs be installed at the specified chainages on Comleroy Road: (refer to the attached plan) (CH 00 = Roxana Road)
 - a. replace the existing “Reduce Speed” sign with a “55 kph” advisory speed sign for northbound traffic at CH 50 and attach a “55 kph” advisory speed sign to the existing “Curve” sign at CH 390 for southbound traffic.
 - b. install “Crest” and “Road Narrows” (W4-3) signs at CH 150 for northbound traffic and at CH 450 for southbound traffic.
 - c. replace existing undersized (300 x 450) "Chevron Alignment Marker" signs with size A (600 x 750) signs at 12 metre intervals for a length of 84m along the outer edge of the curve for north and south bound traffic.
2. a 0.5 metre wide section of the existing gravel shoulder be sealed on both sides of the road, edge lines be marked and Retro Reflective Pavement Markers be installed along the edge line for a length of 200m. The proposed width of the travelling lane (from the barrier line to the Edge Line) should be 3m, which is same as the current lane width. That these works be considered in either the 2005/2006 works programme or the Roads to Recovery Programme.
3. guide posts be installed at 20m intervals along the inner edge of the curve (eastern side) for the full length of the curve.
4. the RTA be requested to relocate the existing 60 kph sign from CH 250 to CH 500 to avoid confusion with the proposed 55 kph curve advisory speed sign.

ORDINARY MEETING

Reports of Committees



TRAFFIC SAFETY ON THE CURVE, 300M

NORTH OF BELLS LINE OF ROAD, KURRAJONG

JUNE 2004

GENERAL PLAN

NOT TO SCALE

Hawkesbury City Council



ORDINARY MEETING

Reports of Committees

3.5 Comleroy Road, Kurrajong - Traffic safety at the crest, 150m northeast of Merindah Way (Hawkesbury)

Introduction

A question without notice from Councillor Bassett at the Local Traffic Committee meeting of 19 May 2004 requested that consideration be given to moving the existing barrier line to widen the northbound travelling lane at the crest on Comleroy Road, Kurrajong, 150m northeast of Merindah Way due to a recent accident.

Discussion

Comleroy Road (from Bells Line of Road to Blaxland Ridge Road) is a regional road. The horizontal alignment of the road consists of a series of circular curves and straight sections. The vertical alignment consists of a series of vertical curves. The subject crest on Comleroy Road is combined with a horizontal curve. Refer to the attached plan. The current regulatory speed limit on this section of Comleroy Road is 60 kph and was reduced from 80 kph to 60 kph in the second quarter of 2001. There are rural land lots with very wide road frontage on Comleroy Road.

The RTA Accident Database indicates one injury accident adjacent to this crest during the period from May 1998 to June 2003. Richmond Police have advised that one injury accident has been recorded on their database adjacent to this crest during the period from July 2003 to May 2004. Also, Richmond Police have advised that the cause of this accident, which occurred on 11 April 2004, was driver error whereby the northbound car driven by a P-plate driver travelling at a speed of 120 kph moved onto the southbound lane and collided with a southbound car. Traffic volumes of 2918 and an 85th percentile speed of 77 kph were recorded at the crest in 2004. The safe negotiable speed based on a ball bank indicator test, on this curve is 80 kph.

The sight distance at the crest is reduced by the vertical curve. The road traverses through a cutting at the crest. Motorists may not recognise the path of the short horizontal curve due to the crest. The width of the unsealed shoulder reduces to 1m (including the table drain) on either side of approximately a 50m long section of the road where the road traverses through the cutting. At this location, the total formation width is approximately 8.5m with a 3m wide northbound travelling lane and a 3.5m wide southbound travelling lane. The sealed carriageway width is approximately 6.5m. The slope of the existing western side batter is steeper than 1:1 (horiz:vert) and the height is more than 3m. It is specified in table 5.5.3. of the RTA Road Design Guide under "Design of Earth Structures" that if a gravel batter is cut for road widening, the maximum slope of the finished surface of that gravel batter in a cutting should be 1.5:1 (horiz:vert) after the completion of works. To achieve this, a considerable amount of earthworks needs to be undertaken. In addition to this, a portion of land from Lot 140 of DP874308 will need to be acquired. The cost to undertake this improvement work will be significant and hence, this option is not considered viable at this stage.

There is barrier line marking along the road. The barrier lines at this location are marked to follow an appropriate alignment to connect the two straight sections of the road to a short curve. Therefore, it would be inappropriate to shift the existing barrier line to widen the northbound travelling lane.

ORDINARY MEETING

Reports of Committees

It would be appropriate to install the following signs to guide the traffic safely along this section of the road:

1. install “Crest” and “Curve” signs at a point 50m southwest of Merindah Way for northbound traffic and at a point 450m northeast of Merindah Way for southbound traffic.
2. install two "Chevron Alignment Marker" signs (size A) at 18 metre interval along the outer edge of the curve for north and south bound traffic.

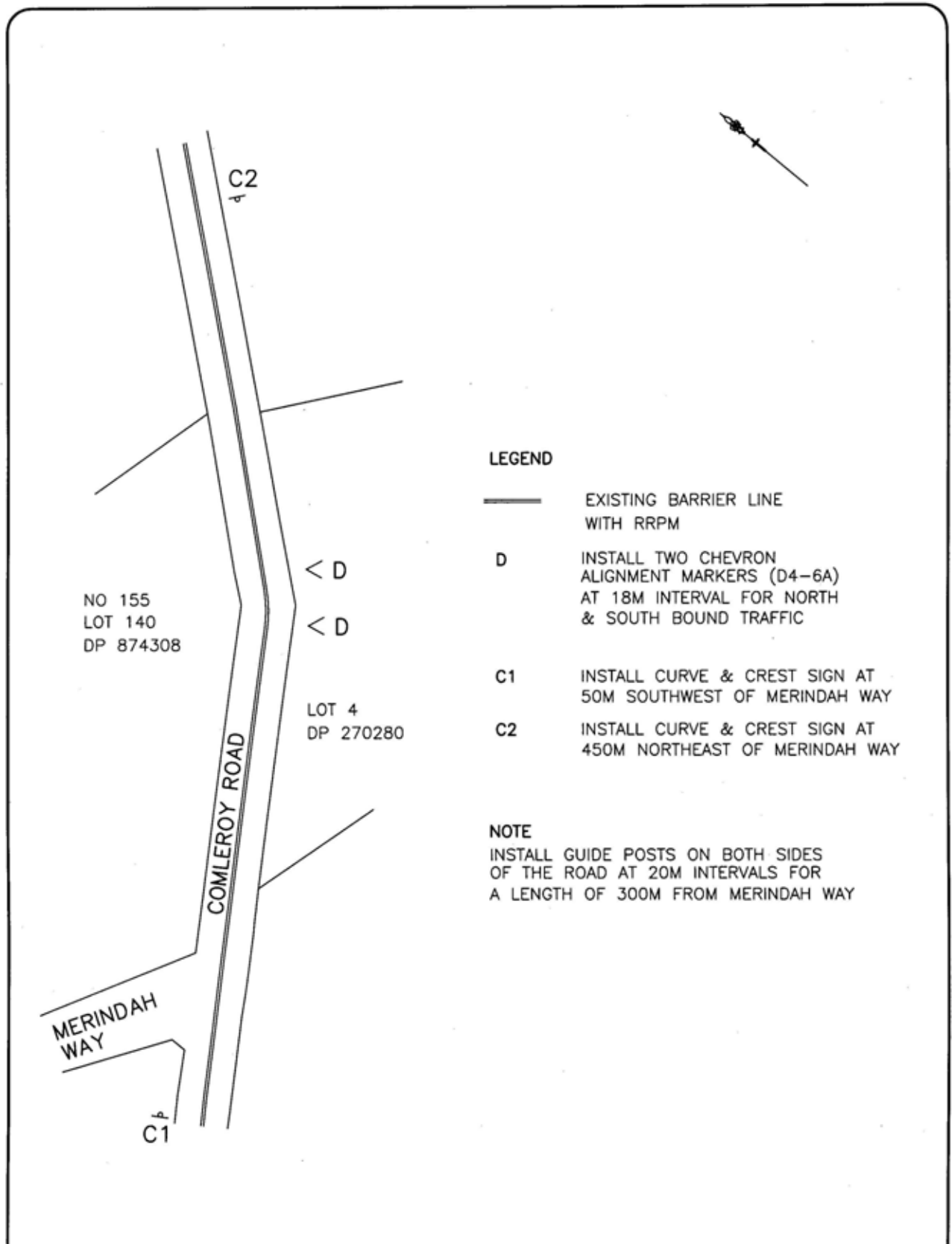
Recommendation

That:

1. the following signs be installed on Comleroy Road: (refer to the attached plan)
 - a. install “Crest” and “Curve” signs at a point 50m southwest of Merindah Way for northbound traffic and at a point 450m northeast of Merindah Way for southbound traffic.
 - b. Install two "Chevron Alignment Marker" signs (size A) at 18 metre interval along the outer edge of the curve for north and south bound traffic.
2. guide posts be installed on both sides of the road at 20m intervals for a length of 300m from Merindah Way.

ORDINARY MEETING

Reports of Committees



TRAFFIC SAFETY AT THE CREST, 150M

NORTHEAST OF MERINDAH WAY, KURRAJONG

JUNE 2004

GENERAL PLAN

NOT TO SCALE

Hawkesbury City Council



ORDINARY MEETING

Reports of Committees

3.6 Training horse ride – Webbs Creek Road, Wisemans Ferry (82375) (Hawkesbury)

Introduction

Council has received an application from the NSW Endurance Riders Association (Webbs Creek) seeking approval to conduct a training horse ride on 4 July 2004 (9.00am to 2.00pm), in the Webbs Creek and Wisemans Ferry area. The route of the ride is predominantly within the Parr State Recreational Area, private farmland and on an approximately 2 km long section (gravel road) of Webbs Creek Road. The association has advised that there will be approximately 30 horse riders in this training ride and riding in groups comprising 1 to 3 riders. Document numbers 1707677 and 1742318 refer

Discussion

A plan of the event route and the TMP including the risk analysis forwarded by the applicant were considered by the Committee.

The applicant has advised the following to Hawkesbury City Council:

1. *This event is a training ride.*
2. *No timing will be involved and no attempts will be made to find out who finishes the ride first.*
3. *Riders will follow the road rules for example riding on the left side of the road etc.*
4. *No special traffic management arrangements will be in place.*

The RTA's Manager of Business Processes has advised that based on the above information, this event can be classified as a community riding event and not as a race and hence, this event does not fall under any categories of special events. He further advised that the preparation of TMP or Council approval is not required for community events.

Therefore, considering the fact that this is a community horse riding event and not a race, Hawkesbury City Council approval is not required. However, the event organiser has to notify the details of the event to Windsor Police for their approval.

Recommendation

That:

1. considering the fact that this is a community horse riding event and not a race, Hawkesbury City Council approval is not required.
2. the event organiser has to notify the details of the event to Windsor Police for their approval.

ORDINARY MEETING

Reports of Committees

3.7 Yengo Endurance Ride - Colo Rides Committee, NSW Endurance Association

Advising that the annual Yengo Endurance rides will be undertaken on the following dates:

- a) 20 KM and 40 KM Endurance Rides - 24-25 July 2004
- b) 80 KM Endurance Ride - 8 August 2004

Document number 1750890 refers

Recommendation:

That the applicant be requested to provide additional information/route maps and upon receipt a special meeting of the Committee be convened to further consider the application.

3.8 St Albans Endurance Ride

Advising that the St Albans Endurance Ride is to be held on 20 June 2004 and submitting a Special Event Transport Management Plan for consideration.

Document number 1753583 refers

Recommendation:

That:

- 1. Noting that the application had been lodged on 11 June 2004 the application be refused.
- 2. The applicant be advised that whilst Council supports and encourages such events, sufficient time and information must be given to Council to allow meaningful consideration be given to the application.

3.9 Tizzana Road, Ebenezer - Reduction of Speed Limit - M Chilcott

Representations seeking reduction of the speed limit on Tizzana Road, Ebenezer between Currency Creek and Madelaine Place to 50 KPH, in view of a residential area at this locality.

Recommendation:

That this matter be referred to the Roads & Traffic Authority for investigation.

4 QUESTION WITHOUT NOTICE

Councillor B Bassett

- 4.1 Advised of representations by Bardi Management Group/Millers Turf Pty Ltd regarding advisory signage on Putty Road, Freemans Reach as part of an Occupational Health & Safety risk assessment in relation to Millers Turf Pty Ltd.

ORDINARY MEETING

Reports of Committees

Mr T Shepherd advised that correspondence had been forwarded to Bardi Management group that as Putty Road is a classified main road, its enquiries should be directed to the Roads & Traffic Authority.

Recommendation:

That the information be received.

4.2 Advised of road pavement disrepair at the intersection of Lennox/Paget Streets, Richmond.

Recommendation:

That this location be included on the Roads to Recovery Programme.

Mr J Christie

4.3 Advised that the issue of pedestrian/vehicular conflict on Racecourse Road, Clarendon during the Hawkesbury Show was being reviewed by the Hawkesbury Show Committee with possible use of mobile traffic signals.

Recommendation:

That the information be received.

5 NEXT MEETING

The next meeting of the Local Traffic Committee will be held at 3.00pm 21 July 2004.

Meeting terminated 5.00pm

oooO END OF REPORT Oooo

ORDINARY MEETING

Reports of Committees

ROC - Hawkesbury Equity and Access Planning Committee - 30 June 2004 - (80231)

The meeting commenced at 12:05pm

Present:	Clr Christine Paine	Councillor, Hawkesbury City Council
	Micheal Laing	Hawkesbury Youth Interagency
	Roy McAlpine	Disability Advisory Committee
	Jenni Bousfield	Seniors & Disability Advisory Committees
	Patrick Smith	Hawkesbury Child Protection Interest Group
	Kaylene Kelland	Children's Services Forum
	Mark Newton	Hawkesbury Disability Forum
	Elsa Reid	Hawkesbury District Health Service
	Calli Goninan	Hawkesbury District Health Service
In Attendance:	Joseph Litwin	Hawkesbury City Council (Manager, Community Services)

REPORT:

1. Chairs Opening Remarks

The Chairperson (Clr. Paine) welcomed participants to the meeting. Councillor Paine indicated that Council was currently reviewing its Committee structure and that as part of this process, Councillor representation on the Equity and Access Planning Committee as well as the membership, role and objectives of the Committee would be reviewed in conjunction with a report to be prepared for Council by September 2004.

2. Apologies

Alan Aldrich	Disability Advisory Committee
Max West	Seniors Advisory Committee
Lyn Saville	Hawkesbury Food Program
Amanda Higgins	Hawkesbury HACC Forum
Shirley Palmer	Aboriginal Community Support Group

The Apologies were accepted. **Moved:** Patrick Smith **Seconded:** Roy McAlpine

3. Minutes of Previous Meeting

The Manager Community Services drew attention to the incorrect spelling of Mr. McAlpine's surname. The Committee noted this error in adopting the minutes of the meeting held on 19 November 2003.

ORDINARY MEETING

Reports of Committees

Moved: Michael Laing **Seconded:** Roy McAlpine.

4. Matters Arising From Previous Minutes

In relation to item 4, Jenni Bousfield advised the committee that changes to parking arrangements at the Senior Citizens Centre were on hold in view of plans to extend the Centre.

5. Correspondence

- 5.1 Jenni Bousfield drew the Committees attention to Correspondence received from the Disability Advisory Committee requesting that consideration be given by Council to provide funding under the Equity and Access Seeding Grant program for the preparation of a Disability Action Plan for the Hawkesbury. The Manager, Community Services advised that the funding available under the Seeding Grant Program would not be sufficient to fund this activity, and that Council in conjunction with Peppercorn Services Inc. were currently exploring options for raising funds to prepare a Disability Action Plan. Consequently the application for a seeding grant was not considered by Council.
- 5.2 Mark Newton from the Hawkesbury Disability Network sought leave to table two items of correspondence. The Committee agreed to this request.
- (a) A letter received by the Hawkesbury Disability Network raising concerns regarding changes to supported employment business services. The contents of the letter were discussed and the Committee resolved to request that Council forward representations to the Federal Member for Macquarie regarding this matter. The Manager, Community Services also advised the committee of steps being taken by Council to secure funding for a supported employment service for people with disabilities.
 - (b) A letter prepared by the Hawkesbury Disability Network regarding access issues at Pughs Lagoon and outside New Haven Farm Freemans Reach. The Committee resolved to seek advice from relevant Branch Managers regarding these issues

Action:

Correspondence Item 5.1 Information noted.

Correspondence Item 5.2 (a) Council Report to be prepared by Manager Community Services recommending that Council make representations to the Federal Member for Macquarie regarding changes to supported employment business services.

Correspondence Item 5.2 (b) Manager Community Services to seek advice from Managers Sport & Recreation and Construction and Maintenance regarding access to Pughs Lagoon, and Bus-Stop on Creek Ridge Road., Glossodia.

ORDINARY MEETING

Reports of Committees

Recommendation:

The Correspondence be received and the recommended actions be approved.

Moved: Jenni Bousfield. **Seconded:** Kaylene Kelland

6. Equity and Access Seeding Grant Program

The Manager, Community Services advised that three eligible applications had been received under the Seeding Grants Program and that financial assistance had been provided to each applicant these included; the installation of shade structure to Richmond Occasional Care, a contribution to the installation of a disability access ramp at the Richmond School of Arts, and funding for the purchase of equipment for the Bilpin Play Group. The Manager Community Services advised that the funded application were consistent with the priorities identified in the Hawkesbury Social Plan 2003-2004.

7. Hawkesbury Social Plan

The Manager Community Services provided an update to the Committee in relation to the Hawkesbury Social Plan, noting that a plan was required to be submitted by Council by November 2004. The Manager Community Services advised that Requirement 1 of the Social Plan (a demographic analysis) had been met with the publication of the Hawkesbury Social Atlas; Requirement 2 (a needs analysis) was partly completed Council had distributed a random Household Survey to 3000 Households across the Hawkesbury of which 1,000 had been returned, the result were being collated and Council staff were meeting in the near future to design a consultation strategy for obtaining information from mandated population groups; Requirement 3 (a list of priority actions) would be completed following the analysis of survey and consultation responses. The Manager Community Services answered a number of questions regarding the outcomes of past Social Plans.

8. Council Reports

Manager Community Services drew the committees attention to extracts from the Corporate Performance Assessment Report prepared by the General Manager which had been distributed with the minutes of the Committees previous meeting. The Manager, Community Services advised that Council was in the process of adopting a Committee structure, which would improve Councils capacity for strategic planning. The Manager, Community Services outlined the possible implications of this strategic approach on the functioning of the Committee and indicated he would prepare a discussion paper to be distributed to Committee members canvassing options for the future role and membership of the Committee. He invited the Committee to consider issues/concerns associated with the review of Council s committee structure and to raise them at the August meeting of the Committee so that these matters could be considered in any formal recommendations to Council regarding the future of the current Committee. Patrick Smith identified a need to preserve the current process by which issues from Advisory Committees were communicated to Council.

ORDINARY MEETING

Reports of Committees

9. Issues From Advisory Committees

- 9.1 Roy McAlpine representing the Disability Advisory Committee raised a number of matters including; planning for Disability Awareness Day, and a number of access issues including footpath on George Street (opposite Thompson Square), footpath at the Cnr of George and Fitzgerald Street, and the footpath at Chapel St Richmond; access to Clarendon Playground; need for a pathway at Nth Richmond Bridge; and access to Oakville Oval. Mr McAlpine also sought information regarding the current status of Richmond Park.
- 9.2 Jenni Bousfield representing the Seniors Advisory Committee advised that the Seniors Advisory Committee was exploring the option of conducting a Regional Expo (in conjunction with Blue Mountains and Penrith) for Seniors Week 2005.
- 9.3 Michael Laing representing the Hawkesbury Youth Interagency informed the Committee of events held in conjunction with Youth Week 2004 and tabled copies of the Youth Information Card 2004. He also advised the Committee of the current status of the Richmond Youth Mapping Project and of a position created by the Wentworth Area Community Housing Association to support the work of the Hawkesbury Housing Forum.
- 9.4 Patrick Smith representing the Hawkesbury Child Protection Interest Group (CPIG) informed the Committee of planning currently underway for Child Protection Week. He also briefed the committee of steps being taken by the CPIG to advocate for the continued operation of the Department of Housing Office in Richmond (which has been closed).
- 9.5 Kaylene Kelland (speaking on behalf of Shirley Palmer representing the Aboriginal Community Support Group) advised the Committee that Council had been successful in recruiting a Aboriginal Playgroup Worker and securing funds for an Aboriginal Family Worker position at the Hawkesbury Family Co-op.

10. General Business

The Chairperson (Clr. Paine) advised the Committee of Council's decision regarding the staging of Hawkesbury Business Awards.

11. Next Meeting

To be held in the Council Committee Room from **10:00am to 12:00 noon** on **Wednesday, 25 August 2004**

Meeting Closed: 1.25pm.

oooO END OF REPORT Oooo

ORDINARY MEETING

Reports of Committees

ROC - Heritage Advisory Committee - 13 May 2004 - (80242)

The meeting commenced at 5:30pm.

Present:	Councillor Books Alan Aldrich Debra Hallam Dennis Bradshaw Donald Ellsmore (Heritage Advisor) Graham Edds Louise McMahon Lucy Voukes Michelle Nichols Max Hatherley Ian Jack
In Attendance:	Karen Mion (Hawkesbury City Council) Robert Montgomery (Hawkesbury City Council)

REPORT:

1. Confirmation of Minutes

The minutes of the meeting of 11 March 2004 were adopted, with no changes.

Councillor Books advised the committee that the Council had resolved to award Ms Joanne Ruckman the \$500 grant for painting, and guttering and downpipe repairs.

Graham Edds raised the issue of the message that this sent to the community. He tabled a document outlining the background to the Heritage Advisory Committee's recommendation to decline payment on the basis that Ms Ruckman had not sought Hawkesbury City Council approval for the proposed work, nor sought Heritage Office approval for the proposed work and that she had not adhered to the conditions of the grant. While the document proposed a motion that the Chair put a recision motion to Council to overturn the decision, Graham acknowledged that it was too late to request a recession motion. Robert Montgomery advised that Councillor Books cannot individually lodge a recession motion and the time for lodgement has passed in any case.

The document tabled by Graham Edds also proposed a motion that heritage grant applicants who do not comply with or breach grant conditions will not be eligible for payment. Robert Montgomery advised that this is already clearly the position. The role of the Heritage Committee is to provide advice to Council, and decisions are a matter for Council.

ORDINARY MEETING

Reports of Committees

Graham advised the Committee that as an individual he may approach the General Manager about the matter.

2. Correspondence

Nil.

3. Report from Heritage Advisor

3.1 *Strategic Plan*

Donald Ellsmore advised Councillor Books of the Strategic Plan that the committee had adopted in 2003. Donald suggested that the Strategic Plan be placed on the agenda in the near future in order to give the committee an opportunity to review the plan and consider areas it should focus its attention on.

3.2 *Nominating a Heritage Icon*

Donald advised the committee that the NSW Heritage Office is calling for the community to nominate important places which it holds dearly but which have not yet received the formal recognition of the State Heritage Register. The Heritage Office will present a list of the most popular heritage icons to the Heritage Council later this year. The Heritage Council will then review the list and make its recommendations to the Minister.

Donald advised the committee that he would be willing to assist with the submission process should they wish to nominate any icons.

The Committee discussed the Hawkesbury River as an icon coupled with the early developments and townships along the River. The committee agreed to discuss the matter further at a future meeting. Donald advised that submissions were due by November 2004.

4. Items

4.1 *Heritage Items Restored (Dennis Bradshaw)*

Dennis Bradshaw recommended that the committee congratulate the owners of Price Morris Cottage for the good work they have done on restoring the cottage. The committee agreed that Council should send a letter congratulating the owners and that Esther Perry should include this as examples of good practice.

Dennis Bradshaw recommended that the committee also congratulate the owners of 35 March Street, Richmond for the work they have done on the front room. Robert Montgomery advised the committee that the work on the property had been carried out in breach of the development consent given. In light of this information, the committee did not agree to congratulate the owner of the property.

ORDINARY MEETING

Reports of Committees

4.2 *Illegally dumped waste, unauthorised sheds and fence restoration at "Mountain View" on Inalls Lane (Dennis Bradshaw)*

Dennis Bradshaw stated that there were 3 (three) illegal sheds on the property. Robert Montgomery stated that he was not aware that there were illegal sheds on the property nor was he aware that this has ever been brought to Council's attention. Robert advised the committee that as the matter has now been raised, he will investigate the matter. Robert Montgomery also advised that Council was seeking an update from the Heritage Office regarding the fence.

Dennis also raised the issue of the illegal fill. Robert advised that Council was currently seeking further legal advice on this matter.

Councillor Books and Robert Montgomery agreed to visit the site together to consider the issues. It was agreed that if possible Donald Ellsmore would also attend.

4.3 *Linking Richmond*

Robert Montgomery advised that he had recently had a meeting with the Artist and Internal Steering Committee. Consultation had finished and funding for the dollar for dollar grant from the State Government had been secured. Robert discussed some of the art ideas being considered and stated that he expected things to start happening in July-August.

Ian Jack raised concern that the art should not occur before the Conservation Management Plan. Robert explained that this was not proposed and the delay in the CMP was causing a the delay in the art. The committee requested an update from the Manager of Parks on the Richmond Park Conservation Management Plan for the next meeting.

5. **General Business**

5.1 *The Old Hospital Site*

Graham Edds discussed the archaeological findings at the old hospital site and the committee's resolution on 13 November 2003 that:

"In light of the information that contained within the "Heritage NSW - Newsletter of the NSW Heritage Office" (Spring 2003, Vol 10, No.2) that Hawkesbury City Council is now planning an interpretation program for the conserved buildings and for those archaeological remains that have not been affected by development, the Heritage Advisory Committee requests that it be informed by Council on the current status of these intentions."

Robert advised the committee that he would report back on this matter.

5.2 *Code of Practice*

Robert Montgomery advised that there was a new code of practice for all committees of Council and that this will be issued to all members in the near future.

ORDINARY MEETING

Reports of Committees

5.3 *Clarendon Barn*

Robert Montgomery advised the Committee that a proposal was being formulated and he had seen a draft of the plans today. He advised the Committee that any approval would involve a condition that the barn be totally restored.

5.4 *Working to Assist Council*

Louise McMahon advised the committee that the corn croft outside Harmony Farm on Pitt Town Ferry Road, Wilberforce has deteriorated. Donald Ellsmore advised that he had visited the owners and discussed the matter with them. Donald was expecting to hear from them soon.

Donald raised the need for the Committee members to assist with matters such as encouraging people and keeping in contact with them to find out how they are going with restoration works and the like and not to rely on Council staff.

The committee discussed various ways they could assist including an 'adopt a barn' scheme.

Robert Montgomery advised the committee of safety and liability issues associated with Committee members entering private property. In this regard Robert advised that Committee members were not entitled to act individually as representatives of the Committee and would not be covered by Council's insurance should an injury occur.

Ian Jack requested that the matter of the slab barns scheme be discussed at a meeting in the near future so that progress could be reported and its effectiveness evaluated. The committee agreed to ask Philip Pleffer to provide a schedule of the grants to date.

6. **Next Meeting**

5:30pm on 10 June 2004.

Meeting closed at 7pm.

ATTACHMENTS:

There are no supporting documents

oooO END OF REPORT Oooo

ORDINARY MEETING

Reports of Committees

ROC - Hawkesbury Cultural Committee Minutes - 15 June 2004 - (80228, 82718, 84156, 82545, 80246, 81891, 87316, 85052, 73657, 84156, 90311, 80153, 91082, 18912, 82545)

The meeting commenced at 7.00pm in the Tebbutt Room

Present:	Prue Charlton Sheila Sharp	Hawkesbury City Council Macquarie Towns Arts Society, Friends of the Hawkesbury Art Collection and Regional Art Gallery
	John Graham Judy Newland	Arkadian Bilpin Performers Friends of the Hawkesbury Art Collection and Regional Art Gallery
	Kelly-Ann Gabriel-Dorne Sharon Stone	Hawkesbury Hands Quilting Group Hawkesbury Chamber of Commerce/Mainstreet Co-ordinator
	John Hibbert	UWS

REPORT:

Purpose of Meeting

The purpose of the meeting was to assess 15 applications for funding under the Fruits of the Hawkesbury Festival program. The aims of the festival are to showcase local talent, develop skills, provide access to high-quality cultural activities and attract visitors. The total applied for is \$6,100 and the available funds are \$10,000.

The applications are summarised below:

- Margaret Mackisack of the Bilpin Garden Club requests \$500 to assist with the staging of the 2004 Bilpin Flower Show.
- Suzie Startin of the St Albans Gallery requests:
 1. \$200 to assist with the staging of an exhibition of work by prominent Hawkesbury artist, Carolyn Clarke;
 2. \$200 to assist with the staging of an exhibition of work by emerging artist, Gail Dunshea.
- Jenni-Mae Clissold of the Ferry Artists requests:
 1. \$200 to assist with the staging of an exhibition of work by local (Wisemans Ferry) artists on a Hawkesbury River theme;

ORDINARY MEETING

Reports of Committees

2. \$200 to assist with the staging of a sculpture workshop with local sculptor, Alan Summerville. It was noted the application is supported by a deficit budget, and that model fees and firing costs have not been accounted for. Prue Charlton undertook to contact the organisers to clarify.
- Michael Starkey of the Macquarie Towns Orchestra requests \$500 to assist with the staging of a Spring Concert. It was noted that no budget was supplied. Prue Charlton undertook to contact the organisers.
 - Kathy Cook of Hawkesbury Earthcare Centre applies for \$500 to assist with the staging of the Celebrating Sustainability Fair. It was noted that this application is the same as an application for the same event submitted under the Community Cultural Grants Program. Prue Charlton undertook to contact the organisers and to ask them to resubmit an application for a stand-alone, arts-related activity to be held in connection with the event.
 - Ellen Manning of Chorella Choir requests \$500 to assist with the staging of a workshop with singer, vocal arranger and musical Director, Tony Backhouse. It was considered that the the entry fee of \$10 per head is low and that a fee of \$20 per head with a discount for unemployed and pensioners would be more appropriate. This would bring the group's contribution up to 50% as required in the guidelines. Prue Charlton undertook to contact the organisers.
 - Sheila Sharpe of the Friends of the Hawkesbury Art Collection and Regional Gallery applies requests \$300 to assist with 'Florabundance', an exhibition to be held in conjunction with Nature's Network (floral art festival).
 - Kelly-Ann Gabriel Dorne of the Hawkesbury Hands Quilting Group requests \$500 to assist with the staging of the Fruits of the Hawkesbury Indoor/Outdoor Quilt Show.
 - Janette Lennox of the Kurrajong Community Forum Inc applies for \$500 to assist with the staging of the Kurrajong Scarecrow Festival. It was noted that this application is the same as an application for the same event submitted under the Community Cultural Grants Program. Prue Charlton undertook to contact the organisers and to ask them to resubmit an application for a stand-alone, arts-related activity to be held in connection with the event.
 - Sheila Sharp of Macquarie Towns Arts Society requests \$200 to assist with the staging of a portrait workshop with Susan Cesarini.
 - Margaret Terry of the Richmond Players requests \$500 to assist with the staging of the play "Murder is Announced" by Agatha Christie.
 - Maggie Kable and Jennifer Lloyd of the Community Arts Workshop Life Drawing Group request \$500 to assist with the exhibition "Fruits of the Figure". It was noted that the budget is a deficit budget. Prue Charlton undertook to contact the organisers to clarify.

The committee recommends that the available funds be distributed in the following way, pending clarification of budget details and the supply of missing documents as detailed above:

ORDINARY MEETING

Reports of Committees

Applicant	Project/Event	Requested	Recommended
Margaret Mackisack	Bilpin Flower Show	\$500	\$500
St Albans Gallery	"Remote Places"	\$200	\$200
St Albans Gallery	"From the Heart"	\$200	\$200
Ferry Artists Inc	Exhibition	\$200	\$200
Ferry Artists Inc	Sculpture workshop	\$500	\$500
Macquarie Towns Orchestra	Spring Concert	\$500	\$500
Hawkesbury Earthcare Centre	Celebrating Sustainability Fair	\$500	\$500
Chorella Inc	Tony Backhouse Workshop	\$500	\$500
FOHACRAG	Exhibition	\$300	\$300
Hawkesbury Hands	Quilt Show	\$500	\$500
Hawkesbury Creative Arts Centre	Young Artist in the Making	\$500	\$500
Kurrajong Community Forum	Kurrajong Scarecrow Festival	\$500	\$500
Macquarie Towns Arts Society	Portrait Workshop	\$200	\$200
Richmond Players Inc	A Murder Is Announced	\$500	\$500
Community Arts Workshop Life Drawing Group	Fruits of the Figure exhibition	\$500	\$500

General Business

The committee discussed the Pro-forma Constitution and the following points were made:

2. Objectives. The committee's objectives are to consider applications made under the Community Cultural Grants Program and Fruits of the Hawkesbury, and to make recommendations to Council for the allocation of funds.
5. Structure and membership.
No councillors have nominated for a position on the committee.
Members are representatives of organisations.
6. (b) Appointment and election of members. Issues to be addressed include:

Selection criteria
Number of appointments
Councillor representation
Requirements for a quorum (concern was expressed that non-attendance by councillors could make it difficult for the committee to achieve a quorum)
6. (e) Code of Conduct to be made available (Prue Charlton undertook to provide copies).

ORDINARY MEETING

Reports of Committees

7. (a) The committee currently meets four times a years in line with closing dates for the two grants programs on which they advise. It is felt that extra meetings are not warranted.

The meeting ended 9.00 pm

Next meeting: Tuesday 13 July, Tebbutt Room, 7 pm – 9pm.

ATTACHMENTS:

There are no supporting documents

oooO END OF REPORT Oooo