



NOTICE OF COUNCIL MEETING

An ORDINARY MEETING of LISMORE CITY COUNCIL will be held at the COUNCIL CHAMBERS, Oliver Avenue, GOONELLABAH on TUESDAY, JUNE 10, 2003, at 6.00pm and members of Council are requested to attend.

Paul G. O'Sullivan
General Manager

June 3, 2003

COUNCIL BUSINESS AGENDA

June 10, 2003

PUBLIC ACCESS SESSION:

PAGE NO.

PUBLIC QUESTION TIME:

OPENING OF MEETING AND PRAYER (MAYOR):

APOLOGIES AND LEAVE OF ABSENCE

CONFIRMATION OF MINUTES – May 13, 2003

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DISCLOSURE OF INTEREST

MAYORAL MINUTES

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MAYORAL MINUTE

Subject/File No: AIR SERVICES - REGIONAL EXPRESS AIRLINES
(P9733)

Background:

At the meeting of Country Mayors (Moree, Inverell, Griffith, Grafton, Ballina, Yass, Kyogle, Coffs Harbour, Albury, Dubbo, Wagga Wagga, Goulburn, Taree, Tamworth, Maclean, Armidale and Lismore) in Sydney on Friday, May 20 and on the recommendation of Lismore, the following resolution was carried unanimously –

"That as a means of proactively supporting the provision and retention of RPT services to regional NSW, the Premier be requested to remove the restrictive internal arrangements which deny Regional Express Airlines fair and equitable access to State Government travel budgets."

The Country Mayors adopted this position as improved loadings through access to government buying will assist REX to maintain its current schedule of services to regional ports.

REX claim that they have offered similar fare structures to those already available under the State Government contract (Qantas) however there is an unwillingness to grant REX access to that source of revenue. To open the market on the basis of best price/service would seem fair given the repercussions to rural NSW should REX be required to decrease services further to regional New South Wales. A beneficial outcome could be achieved without any extra cost to the Government.

It is instructive that 18 centres in NSW have lost their air services in the past 3 years, and no replacement carrier has stepped forward. These centres include Inverell, Kempsey, Cootamundra, Forbes and Gunnedah. In Queensland where the State Government has adopted a different policy, no centres have lost their service and this comes about because the State Government supports the existing services.

Recommendation (MM01)

That the Lismore City Council write to the Premier and seek his intervention to facilitate opportunities for Regional Express Airlines to gain fair and equitable access to the provision of RPT air services for State Government personnel.

NOTICE OF RESCISSION MOTION

I hereby give notice of my intention to move at the next meeting of the Council the following rescission motion:

That Council's decision (Min. No. 90/03) at the special meeting of May 6 in regard to replacement of the Memorial Baths be rescinded.

Aquatic Facility

90/03

RESOLVED that the report be received and -

- 1 Council construct a new replacement 51 metre 8 lane outdoor heated pool on the site of the existing Memorial Baths.
- 2 Design layout and costing details be submitted to the Baths Project Committee for concurrence prior to implementation.
- 3 That when funds become available a Goonellabah Swimming Centre be constructed in stages.

COUNCILLOR R M Irwin

COUNCILLOR F F Swientek

COUNCILLOR D R Tomlinson

DATE May 13, 2003

(03-4971: S845)

NOTICE OF MOTION

I hereby give notice of my intention to move at the next meeting of the Council the following motion:

That Lismore City Council release to Rous County Council all Section 64 charges it has collected on its behalf.

COUNCILLOR J R Hampton

DATE May 13, 2003

STAFF COMMENT BY:

Manager – Finance & Administration

Background

When considering Lismore Water's S64 Plans in February 2001, the issue of Ballina Council's inconsistent levying of Rous Water's bulk water headworks charges was discussed. Apparently, Ballina levies and collects from residential development, but not from commercial development. As Ballina Council itself was not paying the charges that should have been levied on commercial development, Councillors were of the opinion that this created a situation where development in Lismore, Byron and Richmond Valley was subsidising commercial development in Ballina.

Given that this practice is not equitable and therefore unacceptable, and previous attempts to have this rectified had not been successful, Council resolved to continue to levy and collect Rous Water bulk water headworks charges, but hold them until assurances could be given that all constituent Councils were applying the same regime. This recognised that it was Rous Water's responsibility to ensure the consistent application and collection of bulk water headworks charges.

Rous Water has not been able to provide that assurance and we continue to collect and hold bulk water headworks charges. The amount held to date is \$195,373.

Current Situation

At the recent workshop presentation on Rous Water's proposed Section 64 Plan, this issue was raised with Rous Water's General Manager, Paul Muldoon, and an update sought. It was clear from the response, that resolving this anomaly was a priority and it was being addressed. He indicated that the fact Lismore was not remitting collected levies, in accordance with our agreement, was a concern as no other Council had adopted this approach and he considered this also to be contrary to the 'cooperative spirit' Rous requires to operate effectively.

On the basis that Rous has escalated the priority on this issue, and other mechanisms do exist to formally resolve this anomaly, the release to Rous Water of all bulk water headworks charges held and all future collections is supported.

(03-5437: S306,S744)

NOTICE OF MOTION

I hereby give notice of my intention to move at the next meeting of the Council the following motion:

- 1 That Council not proceed with locking into a long term contract for the removal of the co-mingled recycling and papers from Council's drop off centres and then transported to Stott's Island in the Tweed.
- 2 That Council explore the feasibility of collecting co-mingled recyclables and stockpiling this resource at a designated area at the tip until such time as they can be recycled in a more economically and environmentally sound method.
- 3 That paper and cardboard collections be utilised in the worm farm and/or the co-generation plant at Broadwater if possible.

Comments by Councillor Swientek will be forwarded under separate cover.

COUNCILLOR F F Swientek

DATE May 20, 2003

STAFF COMMENT BY:

Lesley Trott – Waste Minimisation Officer

1. *“That Council not proceed with locking into a long term contract for the removal of the co-mingled recycling and papers from Council's drop off centres and then transported to Stott's Island in the Tweed.”*

Council has undertaken an extensive recycling review process since the first 'Options Report' in November 2000. During the review, nine options for recycling service delivery were objectively scored against a number of environmental, technical and social criteria, including transport issues/costs: The environmental impact of bulking up material and making one or two journeys a week 100 km on a main arterial route without significant residential impact, was comparable to the option of transporting between 12 and 15 skips a week to Ballina, with potentially significant residential and road impact.

- 3 workshops,
- 3 community consultations,
- a steering group,
- 10 reports to Council,
- 3 rescission motions,
- a number of 'Councillor Requests' and 'Questions Without Notice', and
- a tender process.

Following a detailed tender review process, a report was presented to Council in May 2002, dealing with financial aspects associated with meeting a new contract for recycling service delivery. Staff have since undertaken site investigation work and liaised with Richmond Waste in the preparation of engineering drawings and detailed costs for the construction of a transfer station, necessary prior to finalising the contract.

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Notice of Motion – Drop-off Centres

At around \$24 per levy payer, the cost to the community of recycling service delivery in Lismore under the new contract, will be significantly below the costs identified in the Nolan ITU report of between \$36 - \$53 per household, for NSW regional councils. This report quotes the average cost of metropolitan recycling services to the community ranging between \$36 - \$60 per household per year.

Recycling is typical of the kind of service provided by a Council that, although a significant cost, has financial and environmental integrity overall, as to some extent the costs are offset by reduced energy costs, reduced resource consumption and indirect environmental benefit, such as reduction in environmental pollution and landfill avoidance. In fact the Nolan ITU report 'Independent Assessment of Kerbside Recycling' 1999, estimates that there is a net financial benefit for the Australian community from recycling in the order of \$42 per household per year as an overall average. This equates to a total national environmental benefit of some \$424 million per year.

At the present time recycling is a cost to Council, however there is a strong community expectation to provide this service to the community, as without security of supply it would be difficult for the recycling industry to evolve to a position of increased market demand.

The new Resource NSW Waste Avoidance and Resource Recovery Strategy has a clear program of actions identified across all sectors, to achieve ambitious targets to increase resource recovery in municipal, commercial and construction waste by between 66% and 76% by 2014. The expectation is that Councils will continue to demonstrate improvement in diversion of waste from landfill to meet these ambitious State government targets.

This contract will give 'certainty' for LCC in both servicing standards and costs, as LCC has the option to cancel the contract, if costs rise above 7.5% (annual cost), or if Richmond Waste is issued with 3 'Notices' of failure to meet minimum service delivery standards. In fact, the longer the term of this contract the better the environmental and financial outcome for the community, as the environment levy will be buffered against substantial increases and will provide the necessary degree of control over costs that has been lacking to date.

Public Consultations:

Three previous public consultations have been undertaken during the recycling review process, to ascertain community opinion about Lismore's recycling service, and to gather statistical information on recycling volumes and the likely effect on other parts of the waste service.

Information gathered during the survey in January 2001 suggests that the community would like to see significant improvement to the recycling service. 41% questioned found skips were often too full to utilise, while 22% commented that the DOCs were often untidy.

The high return rate and overwhelming response from the community survey during October 2001, in favour of the four drop off centre option, reaffirms the popularity of Lismore's recycling drop off centres. Approximately 67% voted in favour of retaining four centres.

During March 2001, 1796 individuals were interviewed at Lismore's recycling DOCs. Results of this survey indicate that there is a relationship between the amount people recycle and how full their garbage bin is.

Considerations:

The recycling DOCs are a vital part of the total Integrated Waste Service package and are a critical factor in the viability of our current fortnightly waste service. In other words, it would cost Lismore more to implement a weekly garbage service, than to meet the new recycling contract costs.

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Notice of Motion – Drop-off Centres

Implementing the new contract will deliver the recycling service that the community expects from Council, whilst maintaining the important balance of disposal and waste diversion options contained in the Integrated Waste Service package.

Lismore has a unique record in meeting NSW targets for waste reduction and we should continue to foster the goodwill of the community in their efforts to separate their organic waste, by providing a better recycling service. If we lost the support of the community in waste management, we risk increasing organic waste processing costs by increasing contamination levels.

2. *“That Council explore the feasibility of collecting co-mingled recyclables and stockpiling this resource at a designated area at the tip until such time as they can be recycled in a more economically and environmentally sound method.”*

The ‘long term’ storage of recyclables has raised some environmental health issues. Solo Waste’s Material Recovery Facility (WRWF) have tried to stockpile baled tetra packs and plastics in the past, however (according to the plant manager Mr Ross Edgar), they had to be landfilled on site as organic residues and gasses caused some containers to ‘blow’ and flies, rodents and odour were a problem.

As co-mingled recyclable material is very bulky, in relation to mass (we currently collect around 250 cubic metres of recyclables a week at the DOCs), it would be necessary to bale and compact the material to manage volumes. This would require the collection of material into different material types (source separation) to enable compaction, baling and storage of material, until such time as market forces allow the transport and sale to processors at profit (should this be the desired outcome).

This option was costed as Option 6 in LCC’s first recycling review report (November 2000). It would cost around \$475,000 (2000 figures) to buy the plant and equipment to set up this option, and as source separation of material requires a high degree of supervision, the annual servicing charge for this option was estimated to be around \$200,000 per year. Should Council wish to look in detail at this option again, a revised cost study would be necessary.

3. *“That paper and cardboard collections be utilized in the worm farm and/or the co-generation plant at Broadwater if possible.”*

Richmond Waste collects around 56 tonnes of paper and cardboard a month, through the recycling drop off centres (DOCs). The cost of recycling this material is around \$60,000 per annum, and this amount is predominantly transport and servicing costs, as the paper and cardboard recycling crates are emptied on average 114 times a week, plus 3 services a week of the larger skips from WRWF DOC. There is no charge component for ‘recycling’ this material. However, there would be a reprocessing charge of around \$23,500, for sending this material to the Tryton worm farm, plus transport costs from the DOCs. This is likely to be significantly more expensive than the Richmond Waste option.

(03-5226: S763)

NOTICE OF MOTION

I hereby give notice of my intention to move at the next meeting of the Council the following motion:

That the CBD upgrade be included in the 2003-2004 budget.

COUNCILLOR R M Irwin

DATE May 26, 2003

STAFF COMMENTS BY:

General Manager

Whilst the inclusion of a funding allocation (\$1 Million) in the draft 2003/04 budget was initiated by management, it is not at all surprising to learn that Lismore Unlimited (letter 27/5) has joined the call for Council to act positively and continue to enhance the public facilities in Lismore's unique CBD block.

There is little persuasive rationale around a stop/start approach to these works for the reason that the maximum benefit will be gained by completing the job in its entirety. Council did not need urging to proceed with the Molesworth Street upgrade, it was more a question of how that would be accomplished. Deferring the upgrade of Keen Street for one or two years will not have any identifiable impact on the Council's long term budget on the presumption that these capital works are debt funded. It should also be noted that proceeding with these works will not affect the Council's intention and ability to undertake improvements in the business areas of South and North Lismore.

As the Chairman of Lismore Unlimited points out, the retailing benefits of the Molesworth Street works are already in evidence. By December this year the flood levee induced realignment of the Magellan/Molesworth access to the river will be complete, revitalising this part of Lismore and generally enhancing the City as a place to visit. Council has the responsibility to co-ordinate the development of infrastructure to support this prime objective and there is no doubt that Keen Street is crying out for a makeover. This project has merit, the retailers support it and the Council can afford it.

I RECOMMEND that Council continue its enhancement program for the Lismore CBD by including the upgrade of Keen Street in its 2003/04 Management Plan.

Manager-Economic Development & Tourism

I strongly support the inclusion of the allocation of \$1m in loan funds for the upgrade of Keen Street in the 03/04 budget.

The visual amenity of the CBD is crucial to its ongoing success as a shopping and business precinct. Now that Molesworth Street has been upgraded we can see that a significant return on Council's investment will accrue. We need to keep the momentum up and complete Keen Street in the coming financial year. Quite frankly, the appearance of the road in Keen Street is appalling.

Whilst the perceptions of parking in Lismore are not good the reality is that there is some 300-400 car parks available during peak times. This has been determined through a direct observation study. There is a discrepancy between the perceptions of car parking availability and reality. There is a need for balance between an investment in parking and visual amenity.

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Notice of Motion – CBD Upgrade

I do recommend that Council and Lismore Unlimited work together to provide better car parking sign posting of the substantial CBD car parks and maybe utilise some innovative ideas such as a "parking barometer" published weekly in a newspaper. We need to correct the perceptions of parking problems.

Group Manager-City Works

The reconstruction and beautification of Molesworth Street has been very well accepted by the community. It is certainly a big improvement for the city.

The ideal situation would be to reconstruct and beautify either Keen or Woodlark Street in the next budget year.

An application for funding assistance in Woodlark Street has been submitted to the RTA. A plan showing possible layout for both Keen and Woodlark Streets is attached and will be on display at the Council meeting.

Manager - Finance & Administration

If Council resolves that this has a high priority and therefore includes this project, funds to undertake the works would be borrowed. The cost attributable to 2003/04 would be approximately \$12,000 and annual loan repayment costs approximately \$116,000 for the term of the loan.

(035438: S854)

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Subject/File No: PROPOSED 2003/04 ROADWORKS PROGRAMME
(GJH:VLC:S374)

Prepared By: Manager – Roads & Infrastructure

Reason: To inform Council of roadwork projects considered by staff and the Roads Management Committee.

Objective: To obtain Council's approval for the 2003/04 Roadworks Programme.

Management Plan Activity: Roads

Background:

The Roads Management Committee met on May 21, 2003 to consider projects to be recommended for inclusion in the 2003/04 Roadworks Programme.

Tied Funding

There are several road projects which are tied to specific funding. They are included to provide Council with complete knowledge of the 2003/04 Roadworks Programme.

Tied Funding	(\$)
Sealing Gravel Roads <i>(Refer to list attached)</i>	200,000
Regional Roads REPAIR Programme <i>(RTA: \$525,800 / LCC: \$525,800)</i>	1,051,600
Federal Blackspot Programme <i>(Blue Knob Road, Lillian Rock)</i>	400,000
	\$1,651,600

There is also funding available for roadworks if the Lismore Square development proceeds next financial year. The sale of McKenzie Street will fund several projects associated with the development.

Remaining Funding Available

The remaining road funding available for projects is shown below –

Remaining Road Funding	(\$)
Urban Road Construction	425,500
Rural Road Construction	851,000
Federal Assistance Grant	670,200
Roads to Recovery	803,000
	\$2,749,700

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Proposed 2003/04 Roadworks Programme

Committee Recommendations

The Committee considered two lists of projects; "*Recommended Projects*" and "*Projects Requiring Further Consideration*". A copy of the lists are attached as **Appendix 1** for information. The Committee agreed all the "Recommended Projects", except Skyline Road, be funded (vote 5:4).

The Committee recommended \$200,000 be allocated to Rotary Drive with the City Works Group to investigate various design options to provide the best solution for vehicle and pedestrian safety. Also, that \$110,000 be allocated to Airport Drive and \$150,000 be allocated to a link road between Snow and Cook Streets, South Lismore.

The sealing of shoulders in the urban area be allocated \$30,000.

The urban projects in the above recommendations accounted for approximately one-third of the "Remaining Funding". Therefore no further urban projects were recommended for funding.

The Committee recommended the remainder of the funds be allocated to rural roads and that the funds be allocated in accordance with the Committee's points system. Also, only one project on each road per year be funded and individual projects be funded to a limit of \$250,000. A copy of the rural priority list is attached as **Appendix 2** for information.

The Committee further recommended that –

1. the raising of Ostrom Street does not meet the appropriate criteria and this project not be funded by Council;
2. Kyogle Street, South Lismore, be referred for consideration under the points system;
3. subject to additional funding becoming available, \$60,000 be allocated to extra grading as a priority item.

Sealing of Gravel Roads

Council has allocated an additional \$200,000 to the sealing of gravel roads in the 2003/04 budget. The Committee has developed a draft points system for the prioritisation of projects. A copy of the points system and a priority listing of projects is attached as **Appendix 3** for information.

The Committee considered several letters received from residents regarding the sealing of Tuntable Creek Road. These highlighted the high traffic counts during The Channon Market Days. The residents counted 456 vehicles in a 10-hour period on Sunday, March 13, 2003.

Given Tuntable Creek Road has a measured traffic count of 199 vehicles per day, one vehicle per day away from an additional four points and the fact no allowance was made in the points system for Market Days, the Committee gave Tuntable Creek Road priority.

The Committee recommended the following funding –

- Terania Creek Road \$100,000
- Tuntable Creek Road \$100,000

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Proposed 2003/04 Roadworks Programme

Recommended Roadworks Programme

Based on previous Council decisions, Skyline Road should be included in the 2003/04 programme.

The following programme of works is recommended –

2003/04 WORKS PROGRAMME

Project	(\$)
Urban Roads:	
Kellas Street Underpass (RTA: \$375,000 / LCC: \$375,000)	375,000
Union Street – Shoulders / K&G	40,000
Widen Rotary Drive	200,000
Terania Street – Shoulders (to supplement funding of centre pavement upgrade)	100,000
Snow Street / Cook Street Extension	150,000
Airport Drive	110,000
Sealing Gravel Shoulders in Urban Area	30,000
Sub-Total:	\$1,005,000
Rural Roads:	
Caniaba Road (Council's contribution to DA conditions)	100,000
Skyline Road	700,000
Eltham Road (5.9Km – 7.0Km east Bangalow Road)	250,000
Richmond Hill Road (Bruxner Highway – 0.8Km south)	250,000
James Gibson Road (1.6Km – 3.3Km east Corndale Road)	250,000
Cowlong Road (0.6Km – 1.2Km north Bruxner Highway)	194,700
Sub-Total:	\$1,744,700
Sealing Gravel Roads:	
Terania Creek Road (Izzard Road – 1.0Km north)	100,000
Tunable Creek Road (extend seal from Nimbin end)	100,000
Sub-Total:	\$ 200,000
	\$2,949,700

Comments by Principal Accountant (Gary Boyd)

The total amounts detailed in this report are included in the draft 2003/04 budget. The exception is the Federal Blackspot Programme which will be added to the draft budget for adoption by Council on June 17, 2003.

LISMORE CITY COUNCIL - Meeting held June 10, 2003

Proposed 2003/04 Roadworks Programme

Public Consultations Not required

Other Group Comments Not required

Author's Response to Comments from Other Staff Not required

Recommendation (WOR3)

1. That Council approve the proposed Roadworks Programme as recommended in the report.
2. That subject to additional funding becoming available during 2003/04, an extra \$60,000 be allocated to grading of gravel roads as a priority item.

Subject/File No: VOLUNTARY BOUNDARY ADJUSTMENT – NORTH WOODBURN
(03-3283: S34)

Prepared By: General Manager

Reason: To secure Council endorsement

Objective: To explore options for improved ratepayer outcomes.

Management Plan Activity: General Service Delivery

Background:

Richmond Valley Council has invited Lismore to consider the recommendations of the 1999 Boundaries Commission which included:-

...."adjusting the boundary with Lismore LGA, to transfer residents of North Woodburn...." This proposition arose when the merger of Richmond River Shire and Casino Councils was under examination. At that time Lismore City Council was not actively involved in the merger exercise.

It is understood that Richmond Valley Council is interested in exploring this matter further and now seeks the concurrence of this Council to conduct a joint review.

In 1989, and again in 1995, the Boundaries Commission looked at proposals to alter the Lismore boundaries, albeit on a scale of some significance, and even though the North Woodburn area came under consideration, a lack of consensus among stakeholders resulted in the Minister for Local Government declining to approve any changes to Lismore's boundaries.

The views of the two Councils and the local residents may well have altered since that time and the State Government is recently on record encouraging Councils to be proactive in seeking improved outcomes for its ratepayers and residents. Assuming the issues affecting North Woodburn are capable of clear definition, it would be appropriate for this Council to engage in discussion with the Richmond Valley Council and the North Woodburn community with a view to establishing justifiable grounds for a voluntary Council boundary alteration and if agreed in principle, identifying the process required to achieve that outcome.

Recommendation (GM03)

That Council endorse the Mayor's participation in scoping discussions with Richmond Valley Council and all local stakeholder groups to further examine the case for a voluntary adjustment of the common Council boundary whereby properties in North Woodburn might be transferred to Richmond Valley Council.

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Subject/File No:	LISMORE UNLIMITED OPPORTUNITIES – SPECIAL BUSINESS RATE VARIATION LEVY S740
Prepared By:	Manager Economic Development & Tourism, Andrew Lovett
Reason:	Reporting of Evaluation of Special Business Rate Variation Levy Funds
Objective:	Informing Council of the Valuation
Management Plan Activity:	Economic Development

Disclosure:

The author of this Report is a Director of Lismore Unlimited Opportunities.

Background:

This Report presents to Council the evaluation of the expenditure of the SBRVL towards promotional activities in the year ended June 30, 2002. Councillors would recall that for the three year period beginning July 1, 2002 a three year promotional plan has been developed. It is important to note that the period of this evaluation is not for the three year plan but for the last of the one year plans for the period ending June 30, 2002. A review Report for the first year of the three year plan will be presented to Council shortly after the end of the current financial year.

The Evaluation Report compiled by Ms Kelley Rann is provided in the attachments to the Business Paper. The Report is comprehensive and self-explanatory.

Manager - Finance & Administration Comments

The independent evaluation prepared by Kelley Rann from Southern Cross Accountants (Ballina) is a comprehensive document which looks at the impact of the Special Business Rate Variation Levy (SBRVL) on *"promoting Lismore as the preferred retail and services destination, promoting the shopping experience and the commercial aspects of Lismore....."* and other specific objectives. It concludes that the SBRVL funds *"..have been used to promote Lismore in a way that should contribute to ensuring the city remains the preferred destination on the North Coast to shop, visit and conduct business."*

In addition to the evaluation, the audited financial statements for Lismore Unlimited and the SBRVL funds have been received and it confirms that funds received have been expended for the purpose they were given.

Public Consultations

Not applicable

Other Group Comments

Not applicable

Author's Response to Comments from Other Staff

Not required.

Conclusion

It is clear that there has been significant activity funded by the Special Business Rate Variation Levy. Indeed, these funds have been significantly leveraged by industry and media contribution.

Recommendation (GM01)

That the Evaluation Report for the expenditure of the Special Business Rate Variation Levy Funds for the year ended June 30, 2002 be received and noted.

Subject/File No:	ONSITE SEWAGE MANAGEMENT STRATEGY (S245)
Prepared By:	Manager-Environmental Health and Building Services- Tony Kohlenberg
Reason:	To advise Council of the result of the public exhibition of the revised On-Site Sewage Management Strategy
Objective:	For Council to adopt the Lismore City Council Revised On -Site Sewage Management Strategy
Management Plan Activity:	Environmental Health

Background:

At the Council meeting of April 2003, Council resolved:

1. *That the reviewed On-Site Sewage Management Strategy be placed on public exhibition for a period of thirty days and*
2. *That a further report be submitted to Council after the exhibition period for Councils final adoption of the strategy*

The reviewed OSSM Strategy was exhibited for comment in the following manner

- All consultants within the region practicing in the field of on-site sewage management were issued a copy of the strategy and revised computer model;
- All Councils within the Northern Rivers Region were also issued copies of the document and computer model;
- Notification of the exhibition period was placed in Council's Info Link within the Northern Rivers Echo;
- The document was placed on Council's website under "documents on public exhibition".

As a result at the close of the exhibition period Council received two submissions as follows;

- Submission from Leigh Davison Chairperson on the committee identifying minor corrections and further information on Reed beds.

Result: Amendments incorporated into the strategy.

- Submission from Duncan Dey, consultant representative on the committee, identifying a correction in the order of formatting consultant reports and other minor corrections and amendments.

Result: Amendments incorporated into the strategy.

As there were no adverse comments to the revised strategy it is considered that the document raises no major concerns and is generally acceptable to consultants and the general public.

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On-Site Sewage Management Strategy

On adoption of the strategy Council's Environmental Health Section will complement the introduction of the revised strategy by:

- hosting workshops for all consultants, plumbers, regional council staff and interested persons. The workshops are to focus on the Strategy as an implementation tool and the revised computer model;
- developing additional information documentation for the general community.

It is proposed that the strategy be effective as of July 1, 2003.

Manager - Finance & Administration Comments

Not required.

Public Consultations

Not required.

Other Group Comments

Not required.

Conclusion

The OSSM review has been finalised after significant research and input from all committee members. The public exhibition of the Strategy has been extensive and as a result no adverse comment has been received by Council.

Recommendation (PLA20)

- 1 That Council adopt the revised On-Site Sewage Management Strategy.
- 2 That all consultants be advised officially by Council of the adoption of the Strategy to be effective as of July 1, 2003.

Subject/File No:	CLUNES WASTEWATER STUDY (S288)
Prepared By:	Anu Atukorala – Manager Lismore Water
Reason:	Report on the recommendations of the Clunes Wastewater Committee (CWC)
Objective:	To commence the Environmental Impact Assessment (EIS) process for the proposed Clunes Sewerage Scheme
Management Plan Activity:	Investigate sewerage schemes for existing villages.

Background:

At its meeting held on September 10, 2002, Council resolved that:

- 1 Council endorse the actions and preferences of the Clunes Wastewater Committee (CWC).
- 2 Authorise the CWC to proceed with the preparation of a supplementary brief and investigate the preferred options further within the limits of the current approved funds.
- 3 On completion of this investigation, the CWC prepare another report to Council stating the community's preferred option(s) for Council's endorsement.

Report

In accordance with the above resolution, the CWC prepared a supplementary brief for further investigation of the preferred options. After reviewing the report prepared by consultants Geolink in response to this brief, the CWC at a meeting held on May 12' 2003, carried out a fine screening process to determine the preferred options and has recommended the following to Council:

1. Endorse the actions of the Committee as detailed in Attachment A.
2. Endorse the Committee's preferred range of Options for On-Site Treatment.
3. Endorse the Committee's preferred range of Options for Collection and Transport Systems, Treatment Systems, Reuse and Release.
4. Authorise the Committee to proceed with the preparation of the EIS.

The estimate costs of the preferred options are in the vicinity of \$6.55 to \$7.87 million. Approximately 50%-60% of the cost will be borne by the State Government. Some additional information on the CWC's preferred range of options is given in attachment B.

The CWC should be commended for their efforts in achieving this critical goal. They will have an ongoing role to finalise many of the finer details required. For example, as part of the EIS process the CWC will be involved in determining appropriate locations for siting the treatment plant and the reuse area. In addition the CWC will be involved in reviewing the DCP, establishing interim on-site measures for new houses, etc.

LISMORE CITY COUNCIL - Meeting held June 10, 2003

Report – Clunes Wastewater Study

Funding for the EIS

Council at its meeting on April 11, 2001 considered a report prepared on behalf of the CWC and resolved to adopt a revised estimate of \$481,000 (with 50% subsidy from the State Government) for the concept phase for the Clunes Wastewater Study. The EIS cost of \$100,000 was included in this estimate and sufficient funds have been allocated in the 2003/04 Budget to complete it. The EIS is the final part of the “concept phase” of the project.

The most appropriate time to recover costs associated with the concept phase would be once the State Government has approved construction funds and design works commence. By imposing a special levy at this stage, there will a two-three year window to recover these costs before the sewer rates are applied.

Manager - Finance & Administration Comments

The funding for the EIS has been included in the resolution previously adopted by Council and therefore supported. It will conclude the concept stage. This is required for us to seek State Government funding for construction.

Once we have this information, we will be able to better assess the financial implications based on more definitive information. This information includes the level of State Government funding, proposed S64 charges, and user charge implications such as full cost recovery by Clunes' residents or all existing wastewater system users.

In regards to the user charge, Attachment B details that Clunes residents would pay in the vicinity of \$940 - \$1,120 annually on a full cost recovery basis. This is significantly higher than the existing user charge for Lismore. It is suggested that the Clunes Wastewater Committee will recommend a concession on the charges, similar to what happened in Nimbin, so that the service is more affordable. If this is reduced to existing levels, existing users will be asked to pay an additional \$15-\$20 to subsidise Clunes.

The question as to when to commence charging Clunes residents will also need to be addressed at this time. It is agreed, that after the concept stage is completed, a charge should be made to recover these costs as provided under the 1993 Local Government Act.

Public Consultations

The members of the CWC represent the wider community of Clunes and as such further consultation is not necessary.

Other Group Comments

Group Manager Business & Enterprise

I support the recommendations in the report and commend the CWC for the offer and outcomes achieved to date.

Environmental Health

The committee and communities decision of a selection transport, treatment and disposal options which include grinder pumps, agricultural reuse and wetlands all have a high degree of environmental integrity and as such the Environmental Health Section supports the decisions of the committee to date.

Report – Clunes Wastewater Study

The prospect of some landowners utilising on-site disposal also has merit. However, as noted within the report, evidence by property owners of the sustainability of these systems will need to be provided.

Conclusion

The CWC has determined the final range of options. The next stage includes the completion of the EIS.

Recommendation (ENT03)

That Council:

1. Endorse the actions of the Committee as detailed in Attachment A.
2. Endorse the Committee's preferred range of Options for on-site treatment.
3. Endorse the Committee's preferred range of Options for Collection and Transport Systems, Treatment Systems, Reuse and Release.
4. Authorise the Committee to proceed with the preparation of the EIS.

LISMORE CITY COUNCIL - Meeting held June 10, 2003

Clunes Wastewater Study

ATTACHMENT A - CLUNES WASTEWATER COMMITTEE

CLUNES WASTEWATER STRATEGY STUDY – STAGE TWO ADVICE AND RECOMMENDATION TO COUNCIL

The Clunes Wastewater Committee (CWC) has completed its review of options for the future management of Clunes' sewage.

On Monday May 12, 2003, the Committee:

- Considered the "Additional Assessment of Preferred Options Report", dated March 2003, prepared by consultants Geolink, and
- Applied the criteria developed previously by the Committee to assess the preferred options against environmental, social/cultural, economic and technical parameters,

with a view to recommending a preferred range of options to Council.

The CWC has developed the following strategy for the management of sewage including wastewater in Clunes for progression to the EIS stage:

On-Site Treatment

- Properties which are greater than 2000m² would be eligible to retain or upgrade their existing on-site systems if the owner prefers not to be connected to a centralised collection system. The systems would be required to meet Council's on-site guidelines.
- Properties which are less than 2000m² must connect to the sewer unless they can demonstrate that the existing on-site system can be upgraded to meet Council's guidelines. If a new on-site system is proposed, it will also need to meet Council's guidelines.
- Composting toilets are permissible throughout the village, subject to appropriate management of grey water in accordance with Council's on-site guidelines or disposal to the sewer.
- If connected to the sewer the owner would be required to pay an annual charge.
- Owners who do not wish to connect to the system immediately would be required to pay an annual unconnected charge or pay the full headwork's charge should they wish to connect to the sewer at a later date.

Collection and Transport Systems

- There is a clear preference for a grinder pump system with proven reliability. This is due to greater environmental and social benefits. The Environmental Impact Assessment (EIS) phase will compare other options considered but the committee's preference will be put forward as the preferred option. Reliability and effective maintenance and servicing arrangements will be carefully examined in the EIS and design phases.

Clunes Wastewater Study

Treatment Systems

- There was no discernible difference overall in scoring the two final options, namely the reed bed treatment and centralised package plant. However the CWC identified that reed beds were innovative, have greater environmental benefits and opportunities for research and partnership (with the SCU). They also identified that package plants have technical advantages in relation to known reliability. The EIS phase will compare both options and the reliability issues of the reed bed system will be addressed in the EIS. The system chosen will be required to meet guaranteed performance criteria. Options for siting and management of the treatment system will be canvassed during the EIS Phase. It is important to note that more than one site be identified in the EIS, in case detailed investigations indicate one site is unsuitable.

Re-Use / Release

- There is a preference for agricultural reuse and river release via a wetland regeneration area. The combination of agricultural reuse and wetland regeneration provides greater versatility and reliability than either option by itself, as well as their economic, social and environmental benefits. Options for siting and management of the reuse area will be canvassed during the EIS Phase. It is important that more than one site be identified in the EIS, in case detailed investigations indicate one site is unsuitable.

The Committee acknowledges that the final sewage management strategy will be holistic addressing a range of related issues such as demand management, integrated water cycle management, education and the flexibility to adapt to future innovations in sewage management technology.

The Committee also acknowledges that the preferred range of options are based upon the best available information at present. During the EIS stage or the tender evaluation phase, if alternative cost effective solutions emerge those will be considered.

RECOMMENDATION

That Council:

- 1 Endorse the above actions of the CWC.
- 2 Endorse the Committee's integrated sewage strategy for Clunes including:
 - (a) The preferred options for on-site treatment; and
 - (b) The preferred options for the Collection and Transport Systems, Treatment System, Reuse and Release aspects of the proposed centralised system.
- 3 Authorise the Committee to proceed with the preparation of the EIS.

LISMORE CITY COUNCIL - Meeting held June 10, 2003

Clunes Wastewater Study

ATTACHMENT B - CLUNES WASTEWATER COMMITTEE

ADDITIONAL INFORMATION ON THE PREFERRED RANGE OF OPTIONS

Properties greater than 2000m²

Essentially these properties have good on-site systems and the CWC has resolved that they would not be compelled to connect. However, given the very high cost (\$64 charges) of connecting later on and there is considerable community support for this project, it is most likely that a significant number of owners will opt to connect. This issue will be further investigated during the EIS stage.

Note: The \$64 charges for the project have been estimated at \$25,000 to \$35,000.

Costs of options

The table below gives a cost summary of the preferred options and associated user charge:

Wastewater Management Feature	Capital cost Estimate (\$Millions)	Annual Charge (Assuming 60% DSNR Subsidy)
Collection and Transport		
Grinder pump	3.18	\$450
Treatment Centralised		
Read Bed System or	2.35	\$340
Activated Sludge	2.27	\$330
Reuse Release		
Wetland/Agriculture reuse (Farming enterprise) or	1.10	\$160
Wetlands/ Agriculture reuse (Council owned enterprise)	2.34	\$330

Based on this information, the capital cost of the overall project is in the vicinity of \$6.55 million to \$7.87 million.

The rating required for full recovery of all council expenditure, with no impact on Lismore Ratepayers, is also given in column (3) above. Accordingly, the user charge for Clunes residents will be in the vicinity of \$940 - \$1120 annually, which is significantly higher than the Lismore Charge. The CWC is most likely to ask for a concession on the rates similar to what happened in Nimbin, so that the service is more affordable. This may take the form of a premium for, say, ten years on top of what the Lismore ratepayers pay. Such a proposal is unlikely to have a significant impact on the Sewer Fund. Further information of any such proposal will be forwarded to Council for consideration in due course.

Some information on the key capital works components is given below and a copy of the full report prepared by the Consultant is available from Lismore Water.

Clunes Wastewater Study

Grinder Pumps

The grinder pumps (GP) are new technology in Australia (Although the systems have been in operation in the USA for many years). Wagga Wagga Council, which has been instrumental in developing standards for these systems, is in the process of sewerage a large number of their small villages using this technology. The advantages of GP systems are; there is little disturbance in laying of the small bore pumping mains required for this system and nil infiltration (as the system is sealed). The disadvantage is that each house would have its own pump. However, the manufactures have indicated that the pumps are very reliable and given that they run only for a few minutes every day, have very low maintenance costs.

Reed beds

Reed bed systems are different from constructed wetlands. While constructed wetlands have an open water surface, the reed bed systems have a subsurface flow through a gravel bed on top which the aquatic plants grow. Once again large-scale application of this technology is relatively new in Australia. Eurobodella Shire Council has commenced construction of such a facility for a small community of 28 residents in Turlinjah. The CWC had a leaning towards the reed bed system.

Package plants

This would be similar technology to that used in Nimbin. It has the advantage of Council staff being familiar with the technology.

Whichever system is chosen, it would be required to meet guaranteed performance criteria.

Reuse

It is envisaged that there will be 100% reuse during dry weather periods. During extended wet weather periods some of the effluent will be released to the river after being polished by a small wetland. It is most likely that the effluent will be applied on grazing land.

The higher cost associated with the second reuse/release option is mainly due to purchase of land by Council for the purpose of irrigation. A Council owned reuse project will be less risky in the long term and Council can control the amount of effluent being applied. The property can be leased out to a farmer in order to derive an income.

LISMORE CITY COUNCIL - Meeting held June 10, 2003

Subject/File No: SALE OF COUNCIL PROPERTY – 71 UNION STREET SOUTH LISMORE

Prepared By: Contracts Officer – Chris Allison

Reason: To inform Council of proposed sale of the property

Objective: To obtain Council's endorsement of recommendation

Management Plan Activity: Property Management

Background:

In 1964 Council and the Department of Health jointly funded the construction of an Early Childhood Health Centre at 71 Union Street, South Lismore. Under the terms of the agreement, should the Health Department cease delivery of early childhood services, the centre would be decommissioned.

If Council wished to retain the building, Council would be required to compensate the Department of Health in accordance with the terms of the agreement. Based on the valuation and sale price, this would equate to \$69,000.00. Should the building be sold, Council's proceeds from the sale will be \$56,000.00

In May 2002, Northern Rivers Area Health advised Council it was no longer providing early childhood services from the building and on March 25, 2003 gave approval for the sale of the property in accordance with the terms of the agreement.

Council obtained a valuation of the property from the State Valuation Office and listed the property for sale with a local agent.

Council has now received an offer of \$125,000.00 for the property and contracts have been prepared.

Manager - Finance & Administration Comments

The sale of this property is supported on the basis that it is a commercial transaction, the property is surplus to operational requirements, and the sale provides additional shop/office/workshop space for the South Lismore business district.

Public Consultations

N/A

Other Group Comments

N/A

Author's Response to Comments from Other Staff

N/A

Conclusion

The building was constructed in 1964 and a recent building inspection report indicated that although the building was structurally sound it will require an increasing level of maintenance over the coming years should Council retain ownership of the building. The original agreement with the Department of Health made provision for the decommissioning and sale of the building, with the proceeds being split between the Department and Council.

Recommendation (GM02)

1. Accept the offer to purchase the property for the sale price of \$125,000.
2. The General Manager be authorised to execute and apply the Common Seal of the Council to the contract for sale and/or any other instrument necessary for the transfer of the property.

Subject/File No: **ALCOHOL FREE ZONES**
(WMacD:VLC:S226)

Prepared By: Traffic & Law Enforcement Co-Ordinator – W MacDonald

Reason: Application for an Alcohol Free Zone to be re-introduced within the Central Business District areas of Lismore and Nimbin.

Objective: To gain Council approval for the continuation of the Alcohol Free Zones.

Management Plan Activity: N/A

Background:

Alcohol Free Zones have been in place around the Lismore and Nimbin CBD areas for a number of years. The zones are applied for a specific period (maximum three years), and may only be established to include a public road or a public place that is a carpark (*ie, carparks on public land or Crown land*). The previous term expired in March 2003.

The Richmond Local Area Command of the NSW Police Service has requested that the zones be re-instated and has advised that its statistics reveal that Alcohol Free Zones are one of a number of effective tools in reducing alcohol-related anti-social behaviour within those designated areas.

The impositions of sanctions relative to the enforcement of Alcohol Free Zones also assist in providing a more pleasant amenity for the community. Police Officers feel that the authority and powers associated with Alcohol Free Zones enables them to swiftly deal with street drinking and other anti-social issues related to street drinking and public order management issues.

Manager - Finance & Administration Comments Not required

Public Consultations

As pointed out, the Alcohol Free Zones have been in place for a number of years without adverse comment on their installation within that time.

This current proposal has been advertised with no objections received.

Other Group Comments Not required

Author's Response to Comments from Other Staff Not required

Conclusion

Police Officers strongly believe that the existence of the Alcohol Free zones and the enforcement of same do have an effect in reducing crime and anti-social behaviour within the CBD areas. The re-introduction of the Alcohol Free Zones is imperative for Police Officers to be able to deal with some of the problems experienced.

Recommendation (WOR2)

That the Alcohol Free Zones, as illustrated on the maps marked as Appendix 1 and Appendix 2, to this report, be re-introduced for a period of three (3) years from June 13, 2003.

Subject/File No: NEW SPORTING FIELD HIRE POLICY NO. 8.8.1
(S157)

Prepared By: Recreation Officer

Reason: Systematic review of Council Policy
(referred to LDSA by Council for further consideration)

Objective: To update Council's sports ground hire policy to reflect current requirements

Management Plan Activity: Parks and Recreation

Background:

Council at its meeting of March 11, 2003 referred this report (copy attached) to the Lismore District Sports Association for further consideration.

The Lismore District Sports Association made modifications to the original draft Policy in the following areas:

- front page under the heading "Definition" - paragraph 4.
- page 3 - Clause 12
- page 5 under heading "Hire of Oakes Oval and Crozier Oval" to 1st and final paragraph.

These modifications as determined by the Association have been incorporated into the attached draft Policy and highlighted in bold.

Manager - Finance & Administration Comments

See original report.

Public Consultations

See original report.

Other Group Comments

Not required.

Author's Response to Comments from Other Staff

See original report attached.

Conclusion

The Association now re-submits the report after giving the content due consideration.

Recommendation (COR02)

The amended Policy 8.8.1 – Hire of Council Sports Grounds (Urban and Rural) be adopted.



POLICY MANUAL

POLICY NO: 8.8.1	HIRE OF COUNCIL SPORTS GROUNDS (URBAN AND RURAL)
FUNCTION:	Recreation and Culture
ACTIVITY:	Sporting Grounds
OBJECTIVE:	To provide clear guidelines for local clubs and associations in the hiring of Council sports grounds.
SECTION RESPONSIBLE:	Parks and Recreation
AUTHORISED: 11/3/97	REVIEWED: 31/8/02

Introduction:

In recent times there have been changing patterns emerging with regard to ground usage as new trends have developed in sports participation. Consequently there have been new demands placed on Council's active recreational facilities demonstrating the need to review Council's ground hire policy.

Definitions:

The following definitions apply when interpreting this policy document:

Year round hire is where a sports group hires a sports field either beyond the normal seasonal hire period or for 12 months of the year. Fees for this hire will be calculated on a combination of either a seasonal hire plus casual hire, or seasonal hire fee plus a portion of a seasonal hire fee, at the discretion of the Manager - Parks and Recreation.

Seasonal hire is broken up into two categories summer and winter –

Summer seasonal hire is from October 1 to March 31 of each year.

Winter seasonal hire is from April 1 to September 30 of each year.

Seasonal hire extending beyond these dates will attract a fee, which will be a percentage (%) of the seasonal rate determined by the period of extended use.

New Sporting Field Hire Policy (8.8.1)

Casual hire is calculated at either a day rate, or a weekly rate, or a portion of a seasonal rate, by negotiation given each individual circumstance. Casual hire will entitle the hirer to exclusive use of the venue for the casual hire period only.

A *local sports club* is a club registered to play in the local domestic competition in the Northern Rivers area for any particular sport.

Domestic competition is defined as games involving local sports clubs not representative teams.

Major event is an event involving regional, state, or national or international teams, or teams from national competitions or from outside the region.

General Conditions of Hire:

Oakes Oval and Crozier Oval as the region's premier venues, are subject to their own special hire arrangements. These are referred to later in this document and also include the conditions of hire on their relevant booking forms.

Schools can hire all grounds (except Oakes and Crozier Ovals and turf wickets) free of charge, on the understanding that there is no additional preparation of the relevant ground required. In the event that special preparations are required then a fee will be charged for such works, calculated in accordance with Council's adopted Fees and Charges.

With respect to hire of all Council sports grounds, including Oakes and Crozier Ovals, the following conditions apply -

1. Council has three categories for hirers of its sports fields, these categories are: *year round hire, seasonal hire* and *casual hire*.
2. Council reserves the right to close any ground if in the opinion of Council staff that the ground is excessively wet or that the ground is unsafe for any particular reason.
3. Council also reserves the right to close a ground for refurbishment/renovation works. Such a decision will be made after consultation with the relevant hirer. A reduction in the hire fee will be granted to the hirer corresponding to the time the ground was closed and the hirer's individual category.
4. If a hirer wishes to sell and/or supply alcohol at any of Council's grounds during an event then the hirer must show proof of having the appropriate liquor licence or permit (whichever is required), in accordance with the Liquor Licensing Act and as it may be amended from time to time. If the dates for hire change from that originally booked then the licence/permit must show such change and Council must be advised. This clause applies to both seasonal and casual hirers.
5. Council's adopted Fees and Charges will determine the fees for sports field hire. Where no such fee exists a fee as determined by the Manager - Parks & Recreation using a combination of the three categories of hire will determine the fees for sports field hire.

New Sporting Field Hire Policy (8.8.1)

6. The fees and charges will be examined annually in conjunction with Council's annual budget process with a view to ensuring a cost recovery percentage as set by Council and amended from time to time.

New Sporting Field Hire Policy (8.8.1)

7. Council reserves the right to cancel any pre-arranged ground allocation in the event of any contravention of regulations, directions, policies or hiring conditions specific to the continued care, protection, and management of sports grounds.
 8. Council reserves the right to temporarily relocate games from any venue to another (in consultation with the hirer), if sport of a higher level has requested its use. If in such an instance an event is relocated to a venue that costs less to hire then the difference in hire fees and charges between the two venues will be refunded. Assistance with identifying an alternative venue under Lismore City Council's control will also be offered.
 9. In the case of seasonal or year round hire, the grounds be accepted on the understanding that the amount or rental payable is set by the Council irrespective of weather conditions prevailing and further that the Council will not grant any concession in rental whatsoever should weather conditions hinder the holding of any sporting fixture or interrupt a season.
 10. Traditional seasonal hirers will enjoy "right of way" (exclusive use) with regards to use of their venue and on their chosen or preferred days.
 11. All seasonal hirers must supply documented evidence of appropriate and current insurance cover. This evidence is to accompany lodgement of their hire form. This applies to both seasonal and casual hirers. Seasonal bookings are to be completed one month prior to the commencement of each season's activities.
 12.
 - a) **Seasonal hire is for the domestic competition, which includes: competition fixtures, carnivals, training, mid week-night and/or twilight competitions and invitation events. All dates for such activities must be provided to Council for approval and completion of relevant hire/insurance forms, etc and within the timeframes specified by the Club via their seasonal hire form and approved by Council.**
 - b) **All hirers are not permitted to sub-let Council grounds, including Oakes and Crozier Ovals, without Council's Parks and Recreation Department being notified and providing permission.**
 - c) **If an extra-ordinary event is planned then the hirer shall advise Council and the Manager for Parks and Recreation in consultation with the LDSA Secretary and Chairperson and if the Chairperson is unavailable then the Vice Chairperson, shall resolve if any fee is due for that extra-ordinary event.**
 13. If Clubs/Associations or hirers are deemed to be damaging or overusing certain venues or certain areas of certain grounds, Council reserves the rights to intervene and reduce or modify the level of activity. A maximum of three (3) days competition activity in any one given week is recommended.
 14. Given that most hirers run canteens all hirers are responsible for the collection of litter on the grounds they hire. Litter is to be collected to one central location and contained within appropriate litter containers as agreed with Council staff. This litter is then to be removed
-

New Sporting Field Hire Policy (8.8.1)

from the grounds at the cost of the hirer. This policy is based on the fact that hirers often make notable profits from their canteen activities. If in the opinion of Council staff, the hirer has left the ground in an unsatisfactory manner (excess litter on the ground), then Council will collect such litter and charge the hirer for these works. The charge will reflect the time it took to collect the litter. Removal of all canteen and bulk type packaging is the responsibility of the hirer to dispose of. Such waste can be disposed of at the various recycling depots around the City or at the Wyrallah Road waste facility.

15. Further matters associated with sports ground hire to be determined by Council's "conditions of hire" attached to the individual hire forms.
16. In the case of cricket, turf wicket usage (including Oakes Oval), the seasonal hire will allow for one day's play each week. Each incidence of additional use will incur a fee of half the casual fee as listed in Council's adopted Fees and Charges.

Hire of Oakes Oval and Crozier Oval:

When hiring Oakes Oval it is possible to also hire the Gordon Pavilion and other exclusive spectator facilities (such as corporate boxes) if they exist. The fee for such facilities will be additional to the ground hire fees and will be as listed in Council's adopted Fees and Charges.

Given that a hirer may need to hire both Oakes and Crozier Ovals during the one season a dual or shared hire fee can be negotiated for these grounds. Each situation will be addressed on its merits and a fee negotiated with the relevant hirer on an individual basis. **It is not possible to hire Oakes and Crozier Ovals together when the Lismore Car Boot Market is on.**

As these grounds are considered to be superior venues there is a need to ensure superior playing surfaces throughout the year. As such, it is considered necessary to limit the amount of games that can be played on any one day on each of these grounds. Accordingly a maximum of three (3) games in total will be allowed on each ground on each day, irrespective of the code of sport. This excludes semi finals, grand finals, as well as carnivals or tournament events that are considered to be of significant economic benefit to the City or are one-off events.

Seasonal hire for these facilities is for domestic competition games only. Seasonal hire includes one round of competition fixtures per week. If there is a need to hire these grounds for additional days, then the additional days hire shall be at the seasonal hire fee for regular hirers.

No training is allowed on these grounds with the exception of teams associated with major events, in such a case access to the grounds for training purposes is allowed by arrangement.

Games involving representative teams are not considered as domestic competition – refer Clause 12 (a), (b) and (c) under 'General Conditions of Hire', and will be charged at the casual rate according to Council's adopted Fees and Charges. The relevant hire forms, insurance and licensing documentation will again need to be provided.

LISMORE CITY COUNCIL - Meeting held June 10, 2003

Subject/File No: ANNUAL REMUNERATION FEE FOR MAYOR AND COUNCILLORS
(GW/LM: S38)

Prepared By: Administrative Services Manager – Graeme Wilson

Reason: Determination by Local Government Remuneration Board

Objective: Adopt mayoral and councillor fees for 2003/2004

Management Plan Activity: Councillors

Background:

Pursuant to Section 241 of the Local Government Act 1993, the Local Government Remuneration Tribunal has determined the annual fees to be paid to mayors and councillors during the period July 1, 2003 to June 30, 2004. A copy of the Report and Determination can be made available for interested councillors. The Tribunal has determined that there will be an increase of all minimum and maximum fees for councils by 3.5% for councillors and 7% for mayors.

Council must now determine the annual fee to be paid within the minimum and maximum range as determined by the Tribunal. (If Council does not fix a fee the amount defaults back to the minimum.)

Councillor Fee

The councillor fee for Category 3 councils is now a minimum fee of \$5,705 and a maximum fee of \$12,550.

Mayoral Fee

The mayoral fee for Category 3 councils is now a minimum fee of \$12,125 and a maximum fee of \$27,395.

Council currently pays the maximum fee for both councillors and the mayor. In accordance with a previous resolution of council, allowance has been made in the draft budget for the increase.

Manager - Finance & Administration Comments

In accordance with Council's previous direction, funding of \$12,550 per councillor and \$27,400 for the mayor has been included in the 2003/04 Management Plan.

Public Consultations

Not required.

Other Group Comments

Not required.

Author's Response to Comments from Other Staff

Not required.

LISMORE CITY COUNCIL - Meeting held June 10, 2003

Annual Remuneration Fee for Mayor and Councillors

Conclusion

The recommendation is based upon the previous Council resolution.

Recommendation (COR01)

That in accordance with Sections 248 and 249 of the Local Government Act 1993, Council fix the 2003/2004 annual fee for councillors at \$12,550 and for the mayor at \$27,395.

LISMORE CITY COUNCIL - Meeting held June 10, 2003

MINUTES OF THE TRAFFIC ADVISORY COMMITTEE MEETING HELD MAY 21, 2003

AT 10.00 AM.

(WMacD:VLC:S352)

Present: Mr Bill Moorhouse (*Chairperson*), Councillors Mervyn King, Ken Gallen and John Hampton, Ms Bronwyn Mitchell (*on behalf of Mr Thomas George, MP*), Sgt Jodie Hamilton (*Lismore Police*), Messrs Mike Baldwin (*Roads and Traffic Authority*), John Daley (*Lismore Unlimited*), Paul O'Sullivan (*General Manager*) and Bill MacDonald (*Traffic and Law Enforcement Co-Ordinator*).

In Attendance: Messrs Barry Garland and Arthur Johns for Item No. 6 and Ms Heather Laverick for Item No. 7.

Apologies: Apologies for non-attendance on behalf of Councillor John Chant, Mr Thomas George, MP, and Mrs Wendy Johnson (*Road Safety Officer*) were received and accepted and leave of absence granted.

Minutes of Traffic Advisory Committee Meeting – April 16, 2003

Members were advised that the Minutes of the meeting held on April 16, 2003 were adopted by Council at its meeting of May 13, 2003.

Disclosure of Interest: Nil

Correspondence:

1. **Mills Transport;** seeking permission for B-Doubles to access its Union Street premises via the eastern access gate; also seeking permission to operate B-Doubles between its Union Street premises and Hurford Hardwood, Tuncester. The Committee was advised that a B-Double trial run had taken place from the Mills Depot at Union Street via Union Street, Three Chain Road, Caniaba Street, Casino Street, Kyogle Road and Rifle Range Road. No problems were experienced enroute. It was noted that Three Chain Road and Caniaba Street had already been approved for B-Double use. As Mills' eastern access road was not a designated public road and operated as its driveway access off Union Street, separate approval for use by B-Doubles was not required for this small section.

TAC65/03 **RECOMMENDED** that approval be granted for Casino Street, between Caniaba Street and Kyogle Road, Kyogle Road, between Casino Street and Rifle Range Road, and Rifle Range Road, between Kyogle Road and Hurford's entry/exit be used by B-Doubles. (03-3751:S374)

2. **Mills Transport;** seeking permission to operate B-Doubles on local roads between the Bruxner Highway, South Gundurimba, and Pacific Highway, Woodburn.

It was noted that approval had already been given for B-Double operation from the Bruxner Highway along Coraki Road, Wyrallah Ferry Road, Wyrallah Road and part of Broadwater Road to a specific location on Broadwater Road. By opening up the balance of Wyrallah Road, Buckendoon School Lane and Forest Road, down to Woodburn, would provide a direct link from the Pacific Highway to the Bruxner Highway.

Sgt Hamilton advised that Wyrallah Road had been identified as having a significant accident history and was an area that Police Officers already targeted. As Wyrallah Road was a local Council road, it was felt that approval for B-Double use would not be appropriate.

It was suggested that if Mills Transport still wished to pursue the matter then Council and Mills Transport may wish to raise the issue with the Minister to have the road reclassified.

LISMORE CITY COUNCIL - Meeting held June 10, 2003

MINUTES OF THE TRAFFIC ADVISORY COMMITTEE MEETING HELD MAY 21, 2003

AT 10.00 AM.

(WMacD:VLC:S352)

TAC66/03 **RECOMMENDED** that the request for B-Double access be denied.

(03-4690:S374)

3. **L Keane**; reiterating previous concern that the Southern Cross University, Lismore Campus, will be designated as a Restricted Parking Area. Mr MacDonald advised that he had already replied to Mr Keane's letter. It was noted that the RTA was also responding to a letter from Mr Keane and it would clarify any issues the writer feels were not adequately addressed. Council's original approval was in accordance with advice from the RTA.
- TAC67/03** **RECOMMENDED** that the above be noted. (03-4254:P2782)
4. **Rosebank Rural Fire Brigade**; requesting "No Parking" signs be erected at the culvert directly bordering the Repentance Creek Public Hall to provide sufficient road width for the fire truck to pass without difficulty. An inspection revealed that the section of road in question was narrow and was not wide enough for vehicles to be parked safely.
- TAC68/03** **RECOMMENDED** that 'No Stopping' signs be installed on both sides of Rosebank Road for the length of the chainwire fence, between the Repentance Creek Hall access road and Upper Coopers Creek Road. (03-4441:S353,P16713)
5. **Dr David Gilmore**; drawing attention to the dangerous situation that exists with motorists negotiating right-turn movements out of the Lismore Base Hospital's exit off Uralba Street, thereby crossing the traffic island and marked pedestrian crossing. The Committee agreed with Dr Gilmore's concerns that motorists turning right out of the Base Hospital's carpark were creating a potential hazard for pedestrians using the marked pedestrian crossing.
- TAC69/03** **RECOMMENDED** that the island in the centre of Uralba Street be extended to the east to a point past the exit driveway so that all motorists exiting the carpark are required to turn left and use the roundabout at the intersection of Uralba and Dibbs Streets to U-turn if they wished to travel to the west. (03-5070:S342,R6058)

General Business

6. **Richmond Hill Road**
- At the Public Contact Forum held at Richmond Hill on April 28, 2003, the following issues were raised for the Committee's consideration –
- (a) Request to extend the 60 kph zone on Richmond Hill Road up to Ballina Road.
 - (b) Request to extend the 80 kph zone on the western end of Richmond Hill Road, beyond the next bend.
 - (c) Traffic congestion at the intersection of Richmond Hill Road and Whispering Valley Drive before and after School.
- Messrs Barry Garland and Arthur Johns were present to address the Committee on these items.
- (a) Council and Police representatives raised no objection to extending the existing 60 kph zone up to Bruxner Highway. However, Mr Baldwin undertook to inspect the section of Richmond Hill Road in question and advise if the RTA agreed with the proposed extension.
 - (b) An extension of the 60 kph zone at the bottom end of Richmond Hill Road was not considered appropriate. It was felt that the left-hand bend below the 60 kph zone would be best dealt with by the erection of additional warning signs.

6. **Richmond Hill Road** (Cont'd)
- (c) It was acknowledged that there was no easy answer to problems of congestion at the intersection of Whispering Valley Drive. However, this issue would be further investigated and kept in mind when traffic calming devices were installed.
- (d) It was pointed out that although the introduction of a 70 kph zone for Richmond Hill Road was discussed, there was no current proposal for same.
- TAC70/03** **RECOMMENDED** that the 60 kph zone on Richmond Hill Road be extended up to Bruxner Highway provided RTA agreement is obtained.
- TAC71/03** **FURTHER RECOMMENDED** that an additional left -hand 'curve' warning sign be installed prior to the bend immediately below the finish of the 60 kph zone near the bottom of Richmond Hill Road.
- TAC72/03** **FURTHER RECOMMENDED** that investigations continue into appropriate traffic calming devices for Richmond Hill Road with trial devices to be installed once funding had been identified. (R1012)

7. **2003 Lantern Parade**
- Ms Heather Laverick was present to address the Committee and tabled traffic control plans for the proposed parade. The parade was to be held on Saturday, June 21, 2003, with assembly in the Fredericks Carpark at 4.00 pm with the parade moving off at 5.00 pm. The parade would take approximately one hour and would finish in the section of Heritage Park, north of the Ballina Street Bridge. Ms Laverick requested that the existing temporary chainwire fence around the park be left in place until after the parade to make it easier to control the crowd on the night. A slight modification to traffic control at the intersections of Molesworth and Magellan Streets and Conway and Carrington Streets would be required due to recent works. SES and Jungle Patrol personnel would control traffic at road closure points along the route. Council staff would erect and dismantle any Council signage used on the day. Ms Laverick undertook to discuss availability of signs from Council with Garry Hemsworth.
- TAC73/03** **RECOMMENDED** that approval be granted for the parade provided Police concurrence was obtained and appropriate traffic control measures were put in place as outlined on the plan. (S823)

8. **Centre-Line Marking – Conway and Uralba Streets**
- At the Public Contact Forum held at Richmond Hill on April 28, 2003, a request was lodged for centre line-marking to be installed on Conway Street, between Wyrallah Road and Dawson Street, and on Uralba Street, between Hunter and Brewster Streets.
- TAC74/03** **RECOMMENDED** that centre line-marking be installed on Conway Street and Uralba Street as indicated above. (R7307,R6058)

9. **Ballina Road, Goonellabah – Pedestrian Traffic Lights**
- Mr MacDonald advised that the RTA proposed to install traffic lights on Ballina Road in front of the Goonellabah Primary School to replace the existing marked pedestrian crossing. Works were proposed to be completed by the end of June 2003. Parking restrictions and other signage would be in accordance with relevant standards.
- TAC75/03** **RECOMMENDED** that the above be noted. (R6408)

10. **Woodlark Street, Lismore – Pedestrian Traffic Lights**
There was some doubt as to whether or not lights would resolve current congestion problems. Mr Baldwin advised that calculations had been done previously bearing in mind appropriate phases for both vehicles and pedestrians and it was found that considerable congestion would still occur along Woodlark Street and through the intersections.
- TAC76/03 **RECOMMENDED** that this issue be further discussed at the proposed future workshop on CBD traffic. (R7329)
11. **Disabled Parking Bay – Cullen Street, Nimbin**
Councillor Roberts had requested that the Committee reconsider the previous resolution that the proposed additional disabled bay on the western side of Cullen Street be installed as a 15-min parking bay due to limited use of the current disabled bay.
- TAC77/03 **RECOMMENDED** that a 15-min parking bay be installed immediately behind the disabled parking bay on the western side of Cullen Street. (R1701)
12. **Roundabout at Intersection of Woodlark and Keen Streets**
Ms M McLaren had requested that centre line-marking within the roundabout be repainted and that a “No Queuing Through Roundabout” sign be erected for westbound traffic on Woodlark Street.
It was noted that it was already an offence for motorists to queue within an intersection. However, due to the two dominant traffic flows (north on Keen Street and west on Woodlark Street), it was accepted that motorists would become stranded in the roundabout as traffic banked up. Unfortunately there was no easy answer to this problem and this issue could also be further discussed at the future workshop.
- TAC78/03 **RECOMMENDED** that this issue be further discussed at the future workshop.
TAC79/03 **FURTHER RECOMMENDED** that the centre line-marking within the roundabout be remarked. (R7329,R7313)
13. **Intersection of Stocks and Esmonde Streets – On-Street Parking**
Ms M Beesley had expressed concern that vehicles were being parked too close to the above intersection, particularly on the inside corner.
- TAC80/03 **RECOMMENDED** that ‘No Stopping’ signs be installed around the inside corner of Esmonde and Stock Streets to prohibit parking in this area. (R7479,R7436)
14. **Cameron Road, McLeans Ridges – Speed Survey**
Results of a recent speed survey were tabled at the meeting. The survey was conducted along one of the few straight sections of the road where speeds were going to be at the “higher end” compared with the rest of the road. Approximately 70% of motorists were traveling below 80 kph with the majority of the balance traveling between 80-90kph. It would be impractical to impose a 60 kph limit on the road as originally requested due to the rural nature of the roadside environment.
- TAC81/03 In light of the above it was **RECOMMENDED** that the status quo remain. (R4503)

15. **Intersection of Woodlark Street and Glasgow Lane – Convex Safety Mirror**
S Gilmour had requested consideration be given to the erection of a convex safety mirror at the above intersection.
An inspection of the intersection revealed that adequate sight distance of westbound traffic on Woodlark Street, down beside the bridge, was available provided sufficient care was taken. It was noted that the entry/exit points for Glasgow Lane would be modified as part of the proposed flood levee works. These works would improve the current situation in any case.
- TAC82/03 **RECOMMENDED** that the writer be advised that a convex safety mirror was not considered necessary and that the existing situation would be improved as part of the proposed flood levee works. (R7329,R7311)
16. **Proposed Shopping Centre – Corner of Ballina Road and Holland Street**
Plans were tabled at the meeting showing modifications to the internal layout of the carpark area. Concerns were raised that access and operation of the proposed loading bay facilities were inadequate or restricted, and therefore would not be used by delivery vehicles.
- TAC83/03 **RECOMMENDED** that the Applicant be requested to review the layout with a view to improving the current loading bay facilities to ensure they would operate as intended. (D010772)
17. **Bexhill Traffic Issues**
The Chairperson advised that he had recently met with residents of Bexhill who had raised a number of concerns.
- **Property Access from the Main Road** – Due to the narrowness of the road there was nowhere for through traffic to go if residents were propped to turn into their driveways. Unfortunately without major funding from the RTA, there was little that could be done to alleviate this situation in the short-term.
 - **'Bexhill' and Speed Zone Signage** – Some trimming of vegetation was required on the approach to the 'Bexhill' sign and one of the 60 kph signs. Sight distance and vision of the School Zone signs was considered adequate. The existing 60 kph signs were appropriately located and any extension of the zone was not warranted.
 - **Buses Servicing Bexhill Primary School** – Apparently Beaumont's and Kirklands Coaches collect and drop off children at the Bus Stop in front of the old brickworks. The children are required to walk across the marked pedestrian crossing to and from the School. A check with the Principal, Mr Allan Foster, revealed that in the morning, apart from a small bus from the Richmond Hill area that drives down Withers Street to the School, all buses come from the north and pull into the side road in front of the Hall to drop off children at the front gate. Of an afternoon there is always two teachers who supervise the children needing to cross the Main Road to catch buses. They stay until the last child has caught their bus. Whilst not perfect, this is adequate given the current situation.
 - **Narrow Walkway from the School Down to the Oval** – This is an issue for Council's Roads & Infrastructure Section to investigate and action when funding becomes available. (R4101)
-

18. Cullen Street speed survey

Mr MacDonald advised that as a result of a request for additional traffic calming devices on Cullen Street, between the marked pedestrian crossing and Thorburn Street, a vehicle speed survey had been carried out. The results which were tabled at the meeting indicated that the 85th percentile speed was 38 kph. This was obviously quite low and the need for additional traffic calming was not considered warranted.

TAC84/03 **RECOMMENDED** that no further action be taken to install additional traffic calming devices in the above area. (R1701)

19. Rowing Club Carpark

Mr MacDonald advised that because of the flood levee works currently underway, the paid parking machines in the Rowing Club Carpark had been removed until completion of the works. A two-hour restriction had been introduced to compensate for loss of two-hour parking in the Kirkland Riviera Carpark while the works were in progress. However, motorists who had been regular all-day parkers in the Rowing Club Carpark had been given a parking permit exempting them from the two-hour restriction. This was in recognition of past support. The paid parking machines would be reinstalled upon completion of the levee works.

TAC85/03 **RECOMMENDED** that the above be noted. (P15856)

This concluded the business and the meeting terminated at 12.40 pm.

CHAIRPERSON

**TRAFFIC & LAW
ENFORCEMENT CO-ORDINATOR**

DOCUMENTS FOR SIGNING AND SEALING

The following documents have been prepared in accordance with previous resolutions of the Council and/or the provisions of the Local Government Act, 1993 and other relevant statutes.

It is now proposed that the Council authorise the signing and sealing of these documents.

Recommendation:

The following documents be executed under the Common Seal of Council:-

Lease – Council to Lismore Neighbourhood Centre Inc.

Lease of property at 70 Carrington Street, Lots 1/123208, 1/123244 and 1/1033659 for a period of 5 years from May 6, 2003 to May 5, 2008.

(P1270)

CONFIDENTIAL MATTERS - COMMITTEE OF THE WHOLE

A Council may close the public only so much of its meeting as comprises the receipt or discussion of any of the following:-

- a) personnel matters concerning particular individuals;
- b) the personal hardship of any resident or ratepayer;
- c) information that would, if disclosed, confer a commercial advantage on a person with whom the council is conducting (or proposes to conduct) business;
- d) commercial information of a confidential nature that would, if disclosed:
 - prejudice the commercial position of the person who supplied it, or
 - confer a commercial advantage on a competitor of the council, or
 - reveal a trade secret;
- e) information that would, if disclosed, prejudice the maintenance of law;
- f) matters affecting the security of the council, councillors, council staff or council property;
- g) advice concerning litigation, or advice that would otherwise be privileged from production in legal proceedings on the ground of legal professional privilege.

Recommendation:

That the Council exclude members of the press and public from the meeting and move into Committee-of-the-Whole to consider the following matters:-

Item 1: General Manager's Performance Review

Grounds for Closure -

Section 10D(2): Section 10A (2)(a)

**MINUTES OF THE ORDINARY MEETING OF THE COUNCIL OF THE CITY OF LISMORE
HELD IN THE COUNCIL CHAMBER, GOONELLABAH ON TUESDAY, MAY 13, 2003 AT
6.03PM.**

Present: Mayor, Councillor King; Councillors Baxter, Chant (from 6.50pm), Crowther, Gallen, Hampton, Irwin, Roberts, Suffolk, Swientek and Tomlinson, together with the General Manager; Group Managers- Corporate & Community Services, City Works, Planning & Development, Business & Enterprise; Manager-Finance & Administration, Manager-Communications & Community Relations, Administrative Services Manager and Team Leader-Administrative Support.

**Apologies/
Leave of
Absence:** Leave of absence was accepted for Councillor Gallen for the period from May 28 for 3 weeks and Councillor Chant for the period May 17 to July 8.

91/03 **Minutes:** The Minutes of the Ordinary Meeting held on April 8, 2003 were confirmed.
(Councillors Crowther/Baxter)
The Minutes of the Extraordinary Meeting held on May 6, 2003 were confirmed.
(Councillors Hampton/Crowther)

PUBLIC ACCESS SESSION:

Prior to the commencement of the meeting, a Public Access Session was held at which Council was addressed by the following:-

**Jeff Larson and Helen Robinson re Report Proposed Recreation Area –
229 Borton Road, Tullera**

(See Minute No. 93/03)

Mr Larson raised concerns about a number of issues in the application, questioning the veracity of the statements made by the applicant. He urged rejection of the application. Ms Robinson claimed the development would have an adverse impact upon the safety and lifestyle of the residents surrounding the development.
(D03/128)

**Damian Chapelle re Report Proposed Recreation Area – 229 Borton Road,
Tullera**

(See Minute No. 93/03)

Mr Chapelle spoke on behalf of the applicant. He detailed the conditions placed on the operation by DOCs and the willingness of the applicant to comply with all Council conditions. He suggested that a community committee could be formed to monitor the development.
(D03/128)

DISCLOSURE OF INTEREST:

S459

Councillor Suffolk declared an interest in the report – Proposed Recreation Area – 229 Borton Road, Tullera.

MAYORAL MINUTE:

Casual Vacancy in the Office of Councillor

92/03

RESOLVED that the minute be received and that in accordance with Section 294, Council apply to the Minister for Local Government to dispense with the need to conduct a by-election to fill the casual vacancy in the office of councillor.
(Councillors King/Swientek) (03-4094: S44)

MOTION:

Petitions

Formal notice having been given by Councillor Irwin it was MOVED –

- 1 That an item be placed as a regular agenda item for Council meetings for acceptance of petitions from the community.
- 2 That there be provisions in the LCC business paper to receive petitions provided petitions are presented to the General Manager prior to the meeting to enable the General Manager to provide appropriate details in the business paper.

(Councillors Irwin/Roberts)

Voting Against: Councillors King, Baxter, Hampton, Suffolk and Crowther.

The voting being tied the Mayor declared the motion DEFEATED on his casting vote.
(03-4340: S43)

REPORTS:

Proposed Recreation Area – 229 Borton Road, Tullera
S459

Councillor Suffolk declared an interest in this matter and left the Chamber during discussion and voting thereon.

At this juncture Councillor Chant attended the meeting.

93/03

RESOLVED that the report be received and -

- A That Council grant delegated authority to the General Manager - subject to the concurrence of the Development Assessment Panel, to approve variations of a minor nature and/or arithmetic nature to conditions of consent applied to this application except where a particular condition has been specifically identified as requiring Council consent if it is to be varied.
- B That Council, as the consent authority, approve Development Application 2003/128 for the establishment of a recreation area subject to the conditions listed below:

DRAFT CONDITIONS OF CONSENT – DA03/128 – 229 BORTON ROAD, TULLERA

Deferred Comment Consent – Conditions

- 1 The developer shall prepare a report on land contamination in accordance with Council's Lands Policy. The report shall be submitted to Council for concurrence.
- 2 In the event that this report identifies that the site is contaminated, then the developer shall submit a remediation strategy to Council for approval. The remediation of the land shall be such that it is acceptable to use the site as a recreation area.

- 3 Conditions 1 and 2 (if required) are to be complied with prior to commencement of the consent.

OPERATIVE CONDITIONS

- 1 In granting this development consent, Council requires:
 - All proposed buildings be constructed in accordance with any amendment or modification outlined in these conditions
 - All proposed works be carried out in accordance with any amendment or modification outlined in these conditions
 - Any proposed use of buildings or land be in accordance with any amendment or modification outlined in these conditionsand be substantially in accordance with the stamped approved plan(s) No. 02/534 dated 9/9/02 and/or supporting documents submitted with the application. A copy/copies of the approved plan is/are attached to this consent.
Reason: To correctly describe what has been approved. (EPA Act Sec 79C)

PLANNING

- 2 The developer shall present documentary evidence of a licence issued by the NSW Department of Community Services to Council prior to the commencement of the use.
Reason: To ensure compliance with legislation.
- 3 This consent is valid for a period of 12 months from the commencement of the use. The applicant shall notify Council of commencement in writing. Use of the site must cease 12 months after commencement, should an application for extension of this consent not be submitted to Council within the consent period.
Reason: To enable Council to monitor potential impacts during a trial period.'
- 4 No more than 8 children (less than 18 years old) accompanied by 8 adult mentors (maximum 16 persons) shall utilise the recreation area at any one time.
Reason: To minimise traffic impacts.

BUILDING

- 5 The developer shall apply for a 149D Building Certificate for all the structures including the flying fox, climbing wall and recreational structures that have been erected without consent. The application for the Building Certificate shall be accompanied by a report on the structures from a structural engineer. Use of these structures shall not occur until the Building Certificate has been issued by Council.

VEHICLE ACCESS

- 6 The existing vehicular access from the road pavement to the lot shall be relocated or upgraded to provide suitable sight distance, and be constructed in accordance with the Council's Design and Construction Specification for Vehicular Access prior to the release of the Interim or Final Occupation Certificate. VA4
Reason: To ensure adequate access to and from the development. (EPA Act Sec 79C(c))
- 7 An all weather vehicular access shall be constructed and maintained from the road pavement to the **proposed** office site in accordance with Council's Design and Construction Specification for Vehicular Access. VA5
Reason: To ensure adequate access to and from the development. (EPA Act Sec 79C(c))

DRAINAGE

- 8 All stormwater from the site shall be disposed of without causing nuisance to adjoining properties. DG13
Reason: To ensure that the land or adjoining land is not damaged by the uncontrolled discharge of concentrated runoff from any buildings and paved areas that may be constructed on the land. (EPA Act Sec 79C(b)).

EFFLUENT DISPOSAL

- 9 An assessment and report, by a suitably competent person, on the existing sewage management facility must be undertaken. The report must address the proposed effluent loadings and the adequacy of the existing system to cater for those loadings. The report must include accurate plans and details relating to any upgrading required and must comply with Council's On-Site Sewage and Wastewater Management Strategy.
Reason: To ensure the protection of public health and the environment.
10. An application for approval to alter a sewage management facility must be submitted to and approved of by Council prior to release of the construction certificate.
Reason: To comply with the statutory requirements

AMENITY

- 11 The land use shall not interfere with the amenity of the locality by reason of the emission of noise, vibration, smell, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products or grit, oil or otherwise. **AM4**
Reason: To preserve the environment and existing or likely future amenity of the neighbourhood. (EPA Act Sec 79C(b))

CARPARKING

- 12 Provision shall be made for eight (8) carparking spaces with a gravel surface constructed and landscaped in accordance with the requirements of the Council's Development Control Plan No. 18 Off Street Carparking Requirements, Australian Standard AS2890.1 Parking Facilities – Off Street Parking and Council's Development, Design and Construction Manuals (as amended). Documentary evidence to be submitted to the Principal Certifying Authority prior to the release of an Interim or Final Occupation Certificate. **CP1**
Reason: To provide adequate off street parking space for the anticipated traffic that will be generated by the development. (EPA Act Sec 79C(a)).

NOTE: In the event that the consent is extended, relevant S94 levies will be imposed for the previous 12 months and the extension period.

(Councillors Roberts/Irwin)

Voting Against: Councillors Chant, King, Hampton and Baxter.

- 94/03 **RESOLVED** that prior to commencement of the use, a community consultative committee shall be formed to assist Council and the developer to minimise the impact of the development on the community during the trial period.
(Councillors Roberts/Irwin)
Voting Against: Councillor Hampton.
(D03/128)

Tenders for the Design and Construction of Disinfection Facility at East Lismore Sewage Treatment Plant – T23009

- 95/03 **RESOLVED** that the report be received and –
- 1 Council not accept either conforming tender in accordance with the Local Government (Tendering) Regulations 1999 Clause 19 (3e) and due to timing constraints set by the EPA not call new tenders for the works
 - 2 The contract for the Design & Construction of UV Disinfection Facility - Mechanical and Electrical Equipment, for the amount of \$657,205 (plus GST) and the effluent reticulation system for an additional amount of \$18,500 (plus GST) be awarded to Aquatec-Maxcon Pty Ltd.

- 3 The contract for the Design & Construction of UV Disinfection Facility - Civil Works, for the amount of \$1,121,731 (plus GST) be awarded to Hepburn & Thorpe (Qld) Pty Ltd.
- 4 The Mayor and General Manager are authorised to execute the Contracts on Council's behalf and attach the Common Seal of Council.
(Councillors Crowther/Chant) (T23009)

Dedication of Lot 2, DP544201 as Council Public Road – Dale Place, Girards Hill

- 96/03 **RESOLVED** that the report be received and –
- 1 That Lismore City Council dedicate Lot 2, Deposited Plan 544201 at Girards Hill, Parish of Lismore, County of Rous as public road under section 10 of the Roads Act 1993 by notice published in the New South Wales Government Gazette.
 - 2 That the General Manager and Mayor be authorised to sign any documents necessary to bring about the action.
(Councillors Irwin/Crowther) (P3799,P21267)

March 2003 Quarterly Budget Review Statement

- 97/03 **RESOLVED** that the report be received and –
- 1 Council adopt the March 2003 Budget Review Statement for General, Water and Sewerage Funds.
 - 2 This information be submitted to Council's Auditor.
(Councillors Crowther/Hampton) (S802)

Management Plan Review 2002/03 – March Quarter 2003

- 98/03 **RESOLVED** that the report be received and its contents noted.
(Councillors Irwin/Roberts) (S854)

SUSPENSION OF STANDING ORDERS:

- 99/03 **RESOLVED** that standing orders be suspended and Council now deal with the undermentioned matter:-

Address by former Alderman of Council – Mr Terry McGee on the former Mayor, the late Bob Gates

(Councillors Swientek/Roberts)
(S44)

RESUMPTION OF STANDING ORDERS:

- 100/03 **RESOLVED** that standing orders be resumed.
(Councillors Roberts/Irwin)

COMMITTEE RECOMMENDATIONS:

Minutes of Traffic Advisory Committee Meeting 16/4/03

- 101/03 **RESOLVED** that the minutes be received and the recommendations contained therein be adopted.
(Councillors Irwin/Gallen)
(S352)

DOCUMENTS FOR SIGNING AND SEALING:

102/03 **RESOLVED** that the following documents be executed under the Common Seal of Council:-

Annual Review of Overdraft Facilities for the year 2003/04 – Commonwealth Bank

(03-4157: S373)

Sale of lot 1 in DP1050674, Slade Street, Goonellabah

Council has negotiated an offer of \$70,000.00 for the purchase of lot 1 in DP 1050674, being vacant land at Slade Street, Goonellabah. This price is consistent with previous sales.

(P26674)

(Councillors Hampton/Chant)

This concluded the business and the meeting terminated at 7.40 pm.

CONFIRMED this 10TH day of JUNE 2003 at which meeting the signature herein was subscribed.

MAYOR

