



GLAMORGAN SPRING BAY  
COUNCIL

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# Minutes of Meeting

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For the Ordinary  
Meeting of  
Council held at  
the Triabunna  
Council Offices

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27<sup>th</sup> June, 2017

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## NOTICE OF ORDINARY MEETING

**Notice** is hereby given that the next ordinary meeting of the Glamorgan Spring Bay Council will be held at the Triabunna Council Offices on Tuesday, 27<sup>th</sup> June, 2017 commencing at 5.00pm.



**Dated** this Thursday 22<sup>nd</sup> June, 2017

**David Metcalf  
GENERAL MANAGER**

***"I certify that with respect to all advice, information and recommendations provided to Council with this agenda:***

- 1. The advice, information or recommendation is given by a person who has the qualifications or experience necessary to give such advice, information or recommendation, and***
- 2. Where any advice is given directly to the Council by a person who does not have the required qualifications or experience, that person has obtained and taken into account in that person's general advice the advice from any appropriately qualified or experienced person. "***

**Note : Section 65 of The Local Government Act 1993 states –**

- (1) A general manager must ensure that any advice, information or recommendation given to the council or a council committee is given by a person who has the qualifications or experience necessary to give such advice, information or recommendation.***
- (2) A council or council committee is not to decide on any matter which requires the advice of a qualified person without considering such advice unless the general manager certifies in writing that such advice was obtained and taken into account in providing general advice to the council or council committee.***



**David Metcalf  
GENERAL MANAGER**



## Table of Contents

AUDIO RECORDING OF ORDINARY MEETINGS OF COUNCIL .....	5
1. OPENING .....	5
1.1 PRESENT AND APOLOGIES .....	5
1.2 IN ATTENDANCE .....	5
1.3 DECLARATION OF PECUNIARY INTERESTS.....	5
2. CONFIRMATION OF MINUTES AND WORKSHOPS .....	6
2.1 ORDINARY MEETING – MAY 23 <sup>RD</sup> , 2017 .....	6
2.2 WORKSHOP HELD – MAY 23 <sup>RD</sup> , 2017 .....	6
2.3 WORKSHOP HELD – JUNE 13 <sup>TH</sup> , 2017 .....	6
3. PLANNING AUTHORITY SECTION.....	7
3.1 DA1785 – JET BOAT BOOKING OFFICE, SIGNAGE AND BOAT TOURS .....	8
3.2 DA17096 – 21 ESPLANADE, SWANSEA .....	9
3.3 SA17012 – ST MARGARETS COURT, SWANSEA .....	10
4. PUBLIC QUESTION TIME .....	12
5. MAYOR'S REPORT .....	19
6. INFORMATION REPORTS .....	20
6.1 GENERAL MANAGER, DAVID METCALF .....	20
6.2 MANAGER WORKS, MR TONY POLLARD.....	20
6.3 MANAGER REGULATORY SERVICES, MRS. WINNY ENNISS.....	20
6.4 MANAGER COMMUNITY DEVELOPMENT & ADMINISTRATION, MRS LONA TURVEY .....	20
6.5 MANAGER BUILDINGS & MARINE INFRASTRUCTURE, MR ADRIAN O'LEARY .....	20
6.6 MANAGER NATURAL RESOURCE MANAGEMENT, MS MELANIE KELLY.....	20
7. MINUTES OF SECTION 24 COMMITTEES.....	21
7.1 SPRING BAY ELDERCARE COMMITTEE MINUTES (DRAFT) – FEBRUARY 23 <sup>RD</sup> , 2017 .....	21
7.2 TRIABUNNA COMMUNITY HALL COMMITTEE MINUTES (DRAFT) – MAY 8 <sup>TH</sup> , 2017 .....	21
7.3 TRIABUNNA RECREATION GROUND COMMITTEE MINUTES (DRAFT) – MAY 10 <sup>TH</sup> , 2017 .....	21
7.4 MARINE INFRASTRUCTURE COMMITTEE MINUTES (DRAFT) – MAY 22 <sup>ND</sup> , 2017 .....	21
7.5 NRM COMMITTEE MINUTES (DRAFT) – MAY 24 <sup>TH</sup> , 2017 .....	21
8. OFFICERS' REPORTS REQUIRING A DECISION.....	22
8.1 BRIDGE STRUCTURE NAMING – SPRING BEACH .....	22
8.2 REQUEST FOR DECLARATION OF URBAN FARM LAND .....	23



<b>8.3</b>	<b>ADOPTION OF 2017/18 RATES RESOLUTION AND FEES AND CHARGES.....</b>	<b>24</b>
<b>8.4</b>	<b>CAPITAL WORKS WEST SIDE OF OLD SPRING BAY ROAD AND KENNEDIA PLACE .....</b>	<b>25</b>
<b>8.5</b>	<b>SECTION 137 – NOTICE OF INTENTION TO SELL LAND.....</b>	<b>26</b>
<b>9.</b>	<b>NOTICES OF MOTION .....</b>	<b>27</b>
<b>9.1</b>	<b>COUNCIL REPRESENTATION ON SECTION 24 COMMITTEES AND OTHER ORGANISATIONS.....</b>	<b>27</b>
<b>10.</b>	<b>MISCELLANEOUS CORRESPONDENCE .....</b>	<b>30</b>
<b>10.1</b>	<b>THANK YOU LETTER FROM ORFORD BOWLS CLUB .....</b>	<b>30</b>
<b>11.</b>	<b>MOTION TRACKING DOCUMENT .....</b>	<b>31</b>
<b>12.</b>	<b>QUESTIONS WITHOUT NOTICE .....</b>	<b>34</b>
<b>13.</b>	<b>CLOSE.....</b>	<b>34</b>

**ALL IMAGES AND ATTACHMENTS HAVE BEEN REMOVED, IF YOU REQUIRE A FULL  
VERSION OF THE MINUTES, PLEASE CONTACT THE COUNCIL OFFICES  
ON (03) 6256 4777.**



## Audio Recording of Ordinary Meetings of Council

As determined by Glamorgan Spring Bay Council, all Ordinary and Special Meetings of Council will be electronically audio recorded from April 2014 onwards.

In accordance with the Local Government Act 1993 and Regulation 33, these audio files will be retained by Council for at least 6 months and made available for listening on written request by any person. The written minutes of a meeting, once confirmed, prevail over the audio recording of the meeting.

### 1. Opening

The Mayor welcomed Councillors, staff and members of the public and declared the meeting open at 5.00pm.

#### 1.1 Present and Apologies

**Present:** Mayor Michael Kent, Deputy Mayor Cheryl Arnol, Cllr Bertrand Cadart, Cllr Jenifer Crawford, Cllr Richard Parker, Cllr Britt Steiner, Cllr Debbie Wisby, Cllr Jenny Woods.

**Apologies:** Nil

#### 1.2 In Attendance

David Metcalf (General Manager), Shane Wells (Manager Planning and Special Projects), Tony Pollard (Manager Works), Angela Turvey (Executive Officer) and approximately 11 members of the public.

#### 1.3 Declaration of Pecuniary Interests

*In accordance with Regulation 8 of the Local Government (Meeting Procedures) Regulations 2005, the Mayor requests Elected Members to indicate whether they or a close associate have, or likely to have, a pecuniary interest in any item included in the Agenda.*



## 2. Confirmation of Minutes and Workshops

### 2.1 Ordinary Meeting – May 23<sup>rd</sup>, 2017

**Decision: 77 /17**

Moved Cllr Britt Steiner, seconded Cllr Jenny Woods, that the Minutes of the Ordinary Meeting held Tuesday 23<sup>rd</sup> May 2017 be confirmed as a true and correct record.

**The motion was put and carried unanimously  
(8 Votes to 0)**

For: Mayor Michael Kent, Deputy Mayor Cheryl Arnol, Cllr Bertrand Cadart, Cllr Jenifer Crawford, Cllr Richard Parker, Cllr Britt Steiner, Cllr Debbie Wisby, Cllr Jenny Woods.

Against: Nil

### 2.2 Workshop Held – May 23<sup>rd</sup>, 2017

In accordance with the requirements of the *Local Government (Meeting Procedures) Regulations 2005*, it is reported that a workshop was held at 3pm on Tuesday 23<sup>rd</sup> May in Triabunna. This workshop was held to discuss the 2017/18 budget, including rates.

### 2.3 Workshop Held – June 13<sup>th</sup>, 2017

In accordance with the requirements of the *Local Government (Meeting Procedures) Regulations 2005*, it is reported that a workshop was held at 3pm on Tuesday 13<sup>th</sup> June in Triabunna. This workshop was held to discuss the 2017/18 budget, including rates and fees/charges.

**Resolved**

That Council notes this information.



### **3. PLANNING AUTHORITY SECTION**

**Under Regulation 25 of *Local Government (Meeting Procedures) Regulations 2005* the Chairperson hereby declares that the Council is now acting as a Planning Authority under the provisions of the *Land Use Planning and Approvals Act 1993* for Section 3 of the Agenda.**

**Decision: 78 /17**

Moved Deputy Mayor Cheryl Arnol, seconded Cllr Jenifer Crawford, that Council now acts as a Planning Authority. (Time: 5.03 pm)

**The motion was put and carried unanimously  
(8 Votes to 0)**

For: Mayor Michael Kent, Deputy Mayor Cheryl Arnol, Cllr Bertrand Cadart, Cllr Jenifer Crawford, Cllr Richard Parker, Cllr Britt Steiner, Cllr Debbie Wisby, Cllr Jenny Woods.

Against: Nil



### 3.1 DA1785 – Jet Boat Booking Office, Signage and Boat Tours

#### Planning Assessment Report

<b>Proposal:</b>	<b>Booking Office, Signage &amp; Boat Tours</b>
<b>Applicant:</b>	<b>JK Pickering</b>
<b>Location:</b>	<b>Coles Bay Slipway – Jetty Road</b>
<b>Planning Document:</b>	<b>Glamorgan Spring Bay Interim Planning Scheme 2015 (Interim Scheme)</b>
<b>Zoning:</b>	<b>Environment Management Zone</b>
<b>Application Date:</b>	<b>17 April 2017</b>
<b>Statutory Date:</b>	<b>30 June 2017 (extended by consent of applicant)</b>
<b>Discretions:</b>	<b>Six</b>
<b>Attachments:</b>	<b>Appendix A – Plans</b>
<b>Author:</b>	<b>Shane Wells, Manager Planning and Special Projects</b>

#### Decision: 79 /17

Moved Cllr Jenny Woods, seconded Cllr Bertrand Cadart, that:

Pursuant to Section 57 of the Land Use Planning & Approvals Act 1993 and the Glamorgan Spring Bay Interim Planning Scheme 2015, that the application for a booking office & signage for boat tours (DA2017/00085), be APPROVED subject to the conditions 1-8 in this report.

**The motion was put and carried  
(5 Votes to 3)**

For: Mayor Michael Kent, Deputy Mayor Cheryl Arnol, Cllr Bertrand Cadart, Cllr Britt Steiner, Cllr Jenny Woods.

Against: Cllr Jenifer Crawford, Cllr Richard Parker, Cllr Debbie Wisby.



### 3.2 DA17096 – 21 Esplanade, Swansea

#### Planning Assessment Report

<b>Proposal:</b>	<b>Dwelling</b>
<b>Applicant:</b>	<b>DG Berry</b>
<b>Location:</b>	<b>21 Esplanade, Swansea</b>
<b>Planning Document:</b>	<b>Glamorgan Spring Bay Interim Planning Scheme 2015 (Interim Scheme)</b>
<b>Zoning:</b>	<b>General Residential Zone</b>
<b>Application Date:</b>	<b>2 May 2017</b>
<b>Statutory Date:</b>	<b>30 June 2017 (by consent of applicant)</b>
<b>Discretions:</b>	<b>Five</b>
<b>Attachments:</b>	<b>Appendix A – Plans</b>
<b>Author:</b>	<b>Shane Wells, Manager Planning and Special Projects</b>

#### Decision: 80 /17

Moved Deputy Mayor Cheryl Arnol, seconded Cllr Debbie Wisby, that:

Pursuant to Section 57 of the Land Use Planning & Approvals Act 1993 and the Glamorgan Spring Bay Interim Planning Scheme 2015, that the application for a dwelling at 21 Esplanade, Swansea (DA2017/00096), be APPROVED subject to the conditions 1-9 in this report with the amendment that setback from frontage is no more than 4.5 metres.

**The motion was put and carried unanimously  
(8 Votes to 0)**

For: Mayor Michael Kent, Deputy Mayor Cheryl Arnol, Cllr Bertrand Cadart, Cllr Jenifer Crawford, Cllr Richard Parker, Cllr Britt Steiner, Cllr Debbie Wisby, Cllr Jenny Woods.

Against: Nil



### 3.3 SA17012 – St Margarets Court, Swansea

#### Planning Assessment Report

<b>Proposal:</b>	<b>Subdivision to create 4 lots</b>
<b>Applicant:</b>	<b>J R Sulzberger</b>
<b>Location:</b>	<b>Land at end of St Margarets Court, Swansea (CT 172386/18)</b>
<b>Planning Document:</b>	<b>Glamorgan Spring Bay Interim Planning Scheme 2015 (Interim Scheme)</b>
<b>Zoning:</b>	<b>General Residential Zone</b>
<b>Application Date:</b>	<b>5 May 2017</b>
<b>Statutory Date:</b>	<b>30 June 2017 (by consent of applicant)</b>
<b>Discretions:</b>	<b>Four</b>
<b>Attachments:</b>	<b>Appendix A – Plans</b>
<b>Author:</b>	<b>Shane Wells, Manager Planning and Special Projects</b>

#### Decision: 81 /17

Moved Cllr Bertrand Cadart, seconded Cllr Richard Parker, that:

Pursuant to Section 57 of the Land Use Planning & Approvals Act 1993 and the Glamorgan Spring Bay Interim Planning Scheme 2015, that the application for 4 additional lots at the end of St Margarets Court, Swansea (SA2017/012), be APPROVED subject to the conditions 1-37 in this report.

**The motion was put and carried unanimously  
(8 Votes to 0)**

For: Mayor Michael Kent, Deputy Mayor Cheryl Arnol, Cllr Bertrand Cadart, Cllr Jenifer Crawford, Cllr Richard Parker, Cllr Britt Steiner, Cllr Debbie Wisby, Cllr Jenny Woods.

Against: Nil



**Under Regulation 25 of Local Government (Meeting Procedures) Regulations 2005, the Chairperson hereby declares that the Council is no longer now acting as a Planning Authority under the provisions of the Land Use Planning and Approvals Act 1993 for Section 3 of the Agenda.**

**Decision: 82 /17**

Moved Deputy Mayor Cheryl Arnol, seconded Cllr Jenifer Crawford, that Council no longer acts as a Planning Authority. (Time: 5.18 pm)

**The motion was put and carried unanimously  
(8 Votes to 0)**

For: Mayor Michael Kent, Deputy Mayor Cheryl Arnol, Cllr Bertrand Cadart, Cllr Jenifer Crawford, Cllr Richard Parker, Cllr Britt Steiner, Cllr Debbie Wisby, Cllr Jenny Woods.

Against: Nil



## 4. Public Question Time

Public question time gives any member of the public the opportunity to freely ask a question on any Council related matter.

Answers to questions will be given immediately if possible, or taken “on notice” if an ‘on the spot’ answer is not available.

In accordance with the Local Government Act questions on notice must be provided at least 7 days prior to the Ordinary Meeting of Council at which you a member of the public would like a question answered.

Asking a question is easy and members of the public are encouraged to ask any question they have (limit of two (2) questions per person per meeting).

Prior to the commencement of an Ordinary Meeting of Council, the Mayor approaches the public gallery and requests that those who would like to ask a question during public question time indicate at that point they would like to do so and give the Mayor their name.

A short instruction sheet outlining the Glamorgan Spring Bay Council procedure for asking a question during Public Question Time will be provided at the Ordinary Meeting of Council to assist members of the public on how to do this. Public question time can be a maximum of 15 minutes only.

### 4.1 Mrs Dianna Anderson

*I'd just like to ask when is the Tip Shop opening in Swansea?*

#### **Response from the General Manager**

Thanks Mr Mayor, we are actually doing a feasibility study on it at the moment. As soon as we have done that feasibility, Council can decide whether to do the Tip Shop or not.

### 4.2 Mr Geoff Baker

- i) *What commercial agreements are in place between Council and Solis? Is it true Glamorgan Spring Bay Council had or has plans to take ownership of the proposed golf course?*

#### **Response from the General Manager**

Thank you Mayor, the original proposal, which probably goes back 10 years and Council reinvigorated it about 7 years ago, was that the land that the golf course is on would be transferred to Council. And that is in an MOU approved by Council back 6-7 years ago.

#### **Additional comment from General Manager**

The statement I made to Mr Baker was in fact incorrect in that I said that Council has approved an MOU. In looking back, my memory had not served me well. There is a draft MOU, which is frequently amended as negotiations and circumstances change but to date the records show this has not been signed or endorsed by either party at any stage (Please see attachment of Solis decisions).



- ii) *What do you know of the owner of the Eastcoaster Resort taking over the old Seafish site, wharf and infrastructure?*

**Response from the Mayor**

Well I assume that is the story going around Triabunna at this point in time. Well obviously we haven't seen change of ownership come through this Council at this point in time but rumour has it that is what he has done.

**4.3 Mrs Penny Davidson**

*Mr Mayor to the General Manager through you, could you please advise the results of the investigation of the "Swansea Leak", which cost the ratepayers a large amount of money please?*

**Response from the General Manager**

Mr Mayor I believe that is legal privilege, although I believe it was reported in The Mercury so I can dig out The Mercury article. The Mercury quoted the dollars and I believe the other information that came out of that is under legal privilege. I can find The Mercury article and forward it on to Mrs Davidson.

**4.4 Mr Keith Pyke**

*i) Mr Mayor my question is to you sir, did you instruct the General Manager to not include in tonight's agenda my two questions on notice that I sent to you on the 14<sup>th</sup> June be included please?*

**Response from the Mayor**

We had a discussion, yes.

- ii) The second one is regarding my client file that Dr Naidoo says he is not sure where it is on the system since the Council change the IT system on the long weekend in June. Besides my doctor, who else has access to my file please?.....Is Dr Naidoo the only one who has access?*

**Response from the Mayor**

I certainly can't answer that but the General Manager may be able to.

**Response from the General Manager**

Through you Mayor the records are stored with Dr Naidoo as your doctor. I'm not sure of that but if it was transferred it would have been made inactive.



**Attachment: Solis Decisions**

## **Solis Decisions**

### **27<sup>th</sup> August 2013 Council decision**

#### **Recommendation**

The Council gives its in principle support for the project and the way forward, whilst identifying any deficiencies that it considers in the business case and considers further actions at its September 2013 or October 2013 meeting before considering any binding agreements with the developers.

#### **Decision: 94/13**

Moved Cllr Michael Davis, seconded Cllr Mick Fama, that the recommendation be adopted.

**The motion was put and carried unanimously**  
(8 Votes to 0)

For: Mayor Bertrand Cadart, Cllr Cheryl Arnol, Cllr Chelsea Lee Brown, Cllr Michael Davis, Cllr Mick Fama, Cllr Craig Johnston, Cllr Richard Parker, Cllr Jenny Woods.

Against: Nil

**Please Note: AUGUST 2013 ORDINARY MEETING OF COUNCIL MINUTES**  
(Councillor Crawford was an apology)

### **Council Agenda 21st October 2014**

## **10. Questions On Notice**

### **10.1 Solis**

#### **Cllr Cheryl Arnol**

*The Solis business plan originally presented to Council is, in my view, unrealistic in the expected usage of the golf course from day one. Council has consistently stated that it is not in the business of running a golf course.*

*Will a new more realistic business plan be prepared to ensure that an operator can be secured prior to Council taking up any funds and progressing with work on the property?*

#### **GM Comments:**

The following minute 94/13 reflects the final decision that Council has made in relation to the Solis development.



Councillors endorsed the final business plan provided to Council in a workshop taken by Mr Greg Ramsay of Experience Consulting directly before this decision was taken.

The business plan as presented to Council at this time entailed Council borrowing \$5million dollars and operating the golf course.

The business plan showed operating losses of approximately \$1.2 million in the first three years with a gradual recovery of funds after this time.

This business plan is now defunct and the project has moved on with funding announcements from the State Government of \$3 million and an approved budget allocation of \$3 million in borrowings from the Council. Council is actively working with the State Government (State Growth) and the Commonwealth to secure a further \$3 million dollars in Commonwealth funds. This \$9 million will build the golf course, club house, and all the public facilities including water and sewerage. This infrastructure will be owned by the Council.

The Council has been working hard to find an operator of the club house and course and at this stage has had genuine interest from three operators. The deal would be that these operators are locked into a 20 year lease with Council that would pay the \$3 million dollars in borrowings on behalf of the Council as lease fees to Council. The ownership of the Golf Course and club house would then be transferred to the operator subject to grant deed conditions.

This provides a no cost development to Council at a return of approximately \$88,000 per annum in rates for the 88 residential lots that will be required to be developed as part of the first stage by the developer.

Service fees will also be levied on the occupiers to cover the costs and replacement cost of the sewer system that will be owned by Council.

I have included in this report the latest press release on Solis, which has been sent to all media outlets and explains the current progress on the project.





## **MEDIA RELEASE**

Vicary Street,  
PO Box 6 Triabunna 7190  
Ph: 6256 4759 Fax: 6256 4774

From: Mayor Bertrand Cadart  
Organisation: Glamorgan Spring Bay Council  
Contact details: Mayor Bertrand Cadart  
Subject: Answering some questions on Solis  
Date: 13/08/2014

For immediate release -

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The Mayor and Councillors of Glamorgan Spring Bay have quite understandably been receiving many questions from residents and ratepayers in recent weeks regarding the Solis development at Louisville Point, Orford. What is the plan moving forward and what is Council's involvement?

The Mayor would like to take this opportunity to answer some of the key questions being asked about Solis.

The Solis development as it sits today involves three main parts:

1. Construction of the public roads, water and sewerage infrastructure for the entire Louisville Point development site (public assets).
2. Construction of a world class golf course and club house.
3. A staged residential development of up to 600 lots.

**Q:** Why is Council involved with a development such as Solis?

**A:** As Council we see one of our most important roles and responsibilities as stimulating economic growth in our municipality rather than sitting back and hoping that it might happen one day. The Solis project stalled several years ago because the developer did not want to carry the unexpected public roads, water and sewerage infrastructure costs and it is highly unlikely that any private developer will move forward unless this public infrastructure is put in place.



This is a major part of what Council, State Government and Federal Government funding will be used to overcome. Our region desperately needs more jobs and more people for us to be able to prosper. Solis is an important part of our strategy to do this, along with as always encouraging private developers and industry such as Spring Bay Mill, the boatel developers at the Triabunna Marina and Tassal to invest. We need to encourage and support a diverse range of investments and industry in the area, so that we are not as has happened in the past, relying heavily on just one industry like forestry.

**Q:** Is Council borrowing \$3 million to build Solis?

**A:** Council has included \$3 million as borrowings in the 2014/15 budget to get what is essentially a \$50 million dollar project started. Currently the State Government has committed \$3 million, Council has committed \$3 million and we are asking the Federal Government to also commit \$3 million. This \$9 million will build the golf course, club house, roads, as well as the water and sewerage infrastructure. All of these will be public assets that Council owns.

Council is **not** funding or building the residential development.

The State Treasury has approved the loan based upon their conservative assessment of our ability to repay the loan and our strong financial performance over the last 5 years.

It is also worth noting that the value of the land, that will be transferred from the residential developer to Council in return for Council and government building the golf course and public infrastructure, is worth well over the \$3 million in borrowings.

**Q:** Is Council going to build and run the golf course? Is this a risk for ratepayers?

**A:** Council and other levels of government will fund the construction of the golf course but certainly won't run the golf course. The idea is that the golf course will be built as part of putting in the water, sewerage and roads, as these need to be constructed based on the golf course design. The golf course is no longer the Greg Norman design but has been altered slightly to take into account the site's natural assets. It will be a design that works more with the natural shape of the existing landscape and will include a public shared pathway around the foreshore of the development. The most important thing is that the golf course becomes an asset for Council (and you as the ratepayers) to lease.

The residential developers then have the golf course that can be leveraged to sell the houses and the first 88 lots of a 600 lot residential sub-division will be completed. The first 88 lots will return Council over \$88,000 per annum in rates.

There are two private proponents interested in leasing and running the golf course. The private lessee will also run the club house and will pay Council the equivalent of the capital and interest repayments. They are also interested in building holiday accommodation for the golf course. Council will aim to have this lease agreement in place before the golf course construction commences and can assure ratepayers those interested are experienced in running golf courses such as this.

**Q:** How will the new Solis golf course affect the existing golf course in Orford?

**A:** The experience in other locations around Tasmania where golf courses have been built in close proximity to each other has actually been positive rather than negative for the existing courses.



Those who are drawn to a course like Solis and a beautiful location like the East Coast to play golf will take the opportunity to play other courses in the area. So in actual fact existing golf courses around the State have benefited from increased visitation to an area by those who love to play golf and would not have normally visited the area.

Finally, please rest assured there has been nothing hidden about the plans to try and revive the Solis development. Council's involvement has been detailed in media releases, Council meeting agendas and Annual Plans and Budget Estimates for the last three years. The original developer Mr Mario Torossi remains one of the key residential developers and as soon as we have formalized agreements from the other interested parties, we will ask their permission to identify who they are publicly.

As Mayor I am confident that the momentum for growth and economic certainty for our community is building and our future looks truly bright. I can also assure you that if State Treasury or our General

Manager thought that there was any risk in Council having \$3 million in borrowings, they would not allow this to go ahead. This is very low risk but with much to gain.

Should anyone have any further questions or concerns and would like to have a discussion on Solis with the General Manager or the Mayor please contact the Council offices on (03) 6256 4759 to make an appointment. It is far better that if you have any concerns they can be answered directly, so please don't hesitate to come in and have a discussion.

Ends

For more information please contact Mayor Bertrand Cadart Phone: 0407 511 454

#### **Workshop Held – November 18<sup>th</sup> 2014**

In accordance with the requirements of the *Local Government (Meeting Procedures) Regulations 2005*, it is reported that a workshop was held at 5pm on Tuesday 18<sup>th</sup> of November in Triabunna for the General Manager to brief Councillors on the status of the Solis Project.

#### **Council meeting 25<sup>th</sup> November 2014**

At Council's first meeting of the new Council, Council reconfirmed its commitment to the Solis project as follows:

1. *That Council reconfirms the budget allocation of 3 million dollars in borrowings from Tascorp to facilitate the Solis development.*
2. *That Council confirms its commitment to a partnership between the State and Federal Governments and the developers to facilitate the development.*
3. *That the General Manager continues to work with the State & Federal Governments and the developers to develop a final business plan after funding is confirmed.*
4. *That the final business plan once completed will be presented to Council for final approval.*

#### **Decision: 149/14**

Moved Cllr Woods, seconded Cllr Steiner, that Council accepts recommendations 1-4.

**The motion was put and carried.  
(5 Votes to 2)**

For: Mayor Michael Kent, Deputy Mayor Cheryl Arnol, Cllr Greg Raspin, Cllr Britt Steiner, Cllr Jenny Woods.

Against: Cllr Crawford and Cllr Wisby.



## 5. Mayor's Report

### Mayor Michael Kent AM

23 <sup>rd</sup> May	Triabunna	Attended a Council Workshop on 2017/18 budget and the May Ordinary Meeting of Council
24 <sup>th</sup> May	Orford	Gave several interviews on the proposed Okehampton Bay fish farm.
27 <sup>th</sup> May	Orford	Gave an interview to The Examiner regarding Council's decision not to sponsor a Swansea Golf Club event.
29 <sup>th</sup> May	Orford	Gave an interview to The Mercury regarding cruise ships visiting the east coast of Tasmania.
5 <sup>th</sup> June	Orford	Gave an interview to the ABC regarding the new property valuations conducted by the Valuer General.
8 <sup>th</sup> June	Hobart	Attended a reception at Government House to mark the Queen's Birthday.
9 <sup>th</sup> June	Orford	Gave an interview to The Mercury regarding the announcement by Minister Rockliff that finfish farms in Mercury Passage will be banned.
15 <sup>th</sup> June	Orford	Gave various interviews regarding Freycinet National Park making it onto the Australian special edition of Monopoly.

### Resolved

That the Mayor's Report be received and noted.



## 6. Information Reports

### 6.1 General Manager, David Metcalf

Council Governance · Corporate Services · Medical Services · Economic Development · Safety & Risk Management  
· Visitor Centres

### 6.2 Manager Works, Mr Tony Pollard

Roads, Footpaths, Kerbs - Waste Transfer Stations - Garbage, Recycling Services - Town Maintenance - Parks,  
Reserves, Walking Tracks, Cemetery - Stormwater Drainage - Bridges, Culverts - Emergency Management, SES

### 6.3 Manager Regulatory Services, Mrs. Winny Enniss

Animal Control - Engineering & Technical Services - Environmental Health - Statutory Building - Statutory Planning

### 6.4 Manager Community Development & Administration, Mrs Lona Turvey

Community Development · Administration Services ·

### 6.5 Manager Buildings & Marine Infrastructure, Mr Adrian O'Leary

Boat Ramps & Jetties · Triabunna Marina · Council Buildings · Planning, Building & Technical Compliance when required ·

### 6.6 Manager Natural Resource Management, Ms Melanie Kelly

Natural Resource Management: Sustainability: Catchments To Coast: Policy and Partnerships

**Resolved:**

That the Management Reports be received and noted.



## 7. Minutes of Section 24 Committees

### COMMENTS:

Minutes of any Section 24 Committee Meetings, which have been submitted will be discussed at this time.

#### 7.1 Spring Bay Eldercare Committee Minutes (Draft) – February 23<sup>rd</sup>, 2017

#### 7.2 Triabunna Community Hall Committee Minutes (Draft) – May 8<sup>th</sup>, 2017

#### 7.3 Triabunna Recreation Ground Committee Minutes (Draft) – May 10<sup>th</sup>, 2017

#### 7.4 Marine Infrastructure Committee Minutes (Draft) – May 22<sup>nd</sup>, 2017

#### 7.5 NRM Committee Minutes (Draft) – May 24<sup>th</sup>, 2017

### Resolved:

That Council receives and notes the minutes of the Section 24 Committees.

**David Metcalf**  
General Manager

### Motion: Spring Bay Eldercare Committee Minutes

#### Decision: 83 /17

Moved Cllr Jenifer Crawford, seconded Cllr Debbie Wisby, that eldercare unit rent be increased by \$5 per week from \$105 per week to \$110 per week from 1<sup>st</sup> July, 2017.

**The motion was put and carried unanimously  
(8 Votes to 0)**

For: Mayor Michael Kent, Deputy Mayor Cheryl Arnol, Cllr Bertrand Cadart, Cllr Jenifer Crawford, Cllr Richard Parker, Cllr Britt Steiner, Cllr Debbie Wisby, Cllr Jenny Woods.



## 8. Officers' Reports Requiring a Decision

### 8.1 Bridge Structure Naming – Spring Beach

Responsible Officer – Manager Works

#### Recommendation

1. That Council approves the naming of the Two Mile Creek bridge structure on Rheban Road – Spring Beach to be 'Bennett Bridge'.
2. That the Nomenclature Board and all other relevant authorities be advised of Council's decision and Council's records updated.

**Attachment: Letter from Ms Karen Wilson**

#### **Decision: 84 /17**

Moved Deputy Mayor Cheryl Arnol, seconded Cllr Jenny Woods, that

1. Council approves the naming of the Two Mile Creek bridge structure on Rheban Road – Spring Beach to be 'Beth Bennett Bridge'.
2. That the Nomenclature Board and all other relevant authorities be advised of Council's decision and Council's records updated.

**The motion was put and carried  
(6 Votes to 3)**

For: Mayor Michael Kent, Deputy Mayor Cheryl Arnol, Cllr Bertrand Cadart, Cllr Britt Steiner, Cllr Jenny Woods.

Against: Cllr Jenifer Crawford, Cllr Richard Parker, Cllr Debbie Wisby.

**Please note: The Councillors who voted against the motion did so due to no community consultation having been undertaken.**



## 8.2 Request for Declaration of Urban Farm Land

Responsible Officer – Manager Community Development & Administration

### Recommendation

That Council declares Property Nos. 1-3400-452 and 4-3800-171 “urban farm land” as per the provisions of the Local Government Act 1993.

### **Decision: 85 /17**

Moved Cllr Britt Steiner, seconded Cllr Richard Parker, that Council declares Property Nos. 1-3400-452 and 4-3800-171 “urban farm land” as per the provisions of the Local Government Act 1993.

**The motion was put and carried  
(7 Votes to 1)**

For: Mayor Michael Kent, Deputy Mayor Cheryl Arnol, Cllr Bertrand Cadart, Cllr Richard Parker, Cllr Britt Steiner, Cllr Debbie Wisby, Cllr Jenny Woods.

Against: Cllr Jenifer Crawford.

**Please note: Councillor Jenifer Crawford voted against this motion because she believed she did not have enough information.**



### 8.3 Adoption of 2017/18 Rates Resolution and Fees and Charges

Responsible Officer – General Manager

#### Recommendations

1. That Council by absolute majority adopts the 2017-2018 Fees and Charges (as presented here in the Agenda on the 27th June 2017).
2. That Council by absolute majority adopts the 2017-2018 Rates Resolution (as presented here in the Agenda on the 27th June 2017).

#### **Attachments:**

1. 2017-2018 Fees and Charges
2. 2017-2018 Rates Resolution

#### **Decision: 86 /17**

Moved Cllr Debbie Wisby, seconded Cllr Richard Parker,

1. That Council by absolute majority adopts the 2017-2018 Fees and Charges (as presented here in the Agenda on the 27th June 2017).
2. That Council by absolute majority adopts the 2017-2018 Rates Resolution (as presented here in the Agenda on the 27th June 2017) with amendment 7a date being 25<sup>th</sup> August 2017 and 9 date being payment in full by 22<sup>nd</sup> August.

**The motion was put and carried  
(6 Votes to 2)**

For: Mayor Michael Kent, Deputy Mayor Cheryl Arnol, Cllr Bertrand Cadart, Cllr Richard Parker, Cllr Britt Steiner, Cllr Jenny Woods.

Against: Cllr Jenifer Crawford, Cllr Debbie Wisby.



## 8.4 Capital Works West Side of Old Spring Bay Road and Kennedia Place

Responsible Officer – General Manager

### Recommendation

That Council receives and notes the information for preparation of the 2017/18 Budget.

### **Attachments:**

- Letter from residents/ratepayers of west side of Old Spring Bay Road and Kennedia Place

### **Decision: 87 /17**

Moved Cllr Jenifer Crawford, seconded Cllr Debbie Wisby, that Council receives and notes the information contained within this report for preparation of the 2017/18 Budget.

**The motion was put and carried unanimously  
(8 Votes to 0)**

For: Mayor Michael Kent, Deputy Mayor Cheryl Arnol, Cllr Bertrand Cadart, Cllr Jenifer Crawford, Cllr Richard Parker, Cllr Britt Steiner, Cllr Debbie Wisby, Cllr Jenny Woods.

Against: Nil





## 8.5 Section 137 – Notice of Intention to Sell Land

Responsible Officer – General Manager

### Recommendation

That the Glamorgan Spring Bay Council resolves pursuant to Division 11 of the *Local Government Act 1993*, that should the outstanding rates and charges on the below listed property not be paid within 90 days of the service of a notice under Section 137 (3), the properties be sold by public auction.

### **Attachment:**

List of properties to be considered for public auction for recovery of unpaid rates.



### Glamorgan Spring Bay Council - 137

#### Properties To Be Considered For Public Auction For Recovery Of Unpaid Rates

Property Number	Ratepayer	Property Address	Improvements	Overdue	Outstanding Date	Last Payment Date	Last Payment Amount
2-0300-539	M G Australia Pty Ltd	4/33 Swanwick Road, Coles Bay	Boatshed	\$3,080.28	10/05/2013 – 2012/13 Instalment 4	27/12/2012	\$146.00

### **Decision: 88 /17**

Moved Deputy Mayor Cheryl Arnol, seconded Cllr Britt Steiner, that the Glamorgan Spring Bay Council resolves pursuant to Division 11 of the *Local Government Act 1993*, that should the outstanding rates and charges on the below listed property not be paid within 90 days of the service of a notice under Section 137 (3), the properties be sold by public auction.

**The motion was put and carried unanimously  
(8 Votes to 0)**

For: Mayor Michael Kent, Deputy Mayor Cheryl Arnol, Cllr Bertrand Cadart, Cllr Jenifer Crawford, Cllr Richard Parker, Cllr Britt Steiner, Cllr Debbie Wisby, Cllr Jenny Woods.

Against: Nil



## 9. Notices of Motion

### 9.1 Council Representation on Section 24 Committees and Other Organisations

**Moved:** Deputy Mayor Arnol

**Seconded:**

#### **Motion**

- (1) That Council agrees to review the representation on all committees and other organisations on a biennial basis with the first such review conducted in the June 2017 meeting.
- (2) That Council either confirms the nominations as per the April 2016 Ordinary Meeting of Council or calls for other nominations to fill the positions from interested Councillors.

#### **Decision: 89 /17**

Moved Deputy Mayor Cheryl Arnol, seconded Cllr Jenny Woods, that Council agrees to review the representation on all committees and other organisations on a biennial basis with the first such review conducted in the June 2017 meeting.

**The motion was put and carried unanimously  
(8 Votes to 0)**

For: Mayor Michael Kent, Deputy Mayor Cheryl Arnol, Cllr Bertrand Cadart, Cllr Jenifer Crawford, Cllr Richard Parker, Cllr Britt Steiner, Cllr Debbie Wisby, Cllr Jenny Woods.

Against: Nil





**Decision: 90 /17**

Moved Deputy Mayor Cheryl Arnol, seconded Cllr Richard Parker, that representatives for S24 Committees as determined in this meeting be accepted (as follows):

- That Council nominates Deputy Mayor Cheryl Arnol and Cllr Bertrand Cadart to the Marine Infrastructure Committee.
- That Council nominates Cllr Jenny Woods for the Orford Hall Committee.
- That Council nominates Cllr Britt Steiner to remain on the Buckland Hall Committee.
- That Council nominates Cllr Jenny Woods to remain on the Triabunna Hall Committee.
- That Council nominates Cllr Bertrand Cadart to remain on the Bicheno Hall Committee.
- That Council nominates Cllr Bertrand Cadart for the Cranbrook Hall Committee.
- That Council nominates Cllr Richard Parker to remain on the Swansea Hall Committee
- That Council nominates Cllr Richard Parker for Coles Bay Hall Committee.
- That Council nominates Deputy Mayor Cheryl Arnol to remain on the Seafarers Committee.
- That Council nominates Deputy Mayor Arnol to remain on the Eldercare Committee.
- That Council nominates Deputy Mayor Cheryl Arnol to remain on the Spring Bay Memorial Trust.
- That Council nominates Cllr Bertrand Cadart remain as the Council representative for ECRT0.
- That Council nominates Deputy Mayor Cheryl Arnol as the Council representative on the Glamorgan Spring Bay Historical Society
- That Council nominates Deputy Mayor Cheryl Arnol as Council's representative for SERDA.
- That Council nominates Cllr Steiner to remain on the Triabunna Recreation Ground Committee.

**The motion was put and carried unanimously  
(8 Votes to 0)**

For: Mayor Michael Kent, Deputy Mayor Cheryl Arnol, Cllr Bertrand Cadart, Cllr Jenifer Crawford, Cllr Richard Parker, Cllr Britt Steiner, Cllr Debbie Wisby, Cllr Jenny Woods.

Against: Nil





**Decision: 91 /17**

Moved Cllr Jenny Woods, seconded Cllr Britt Steiner, that Council nominates Cllr Debbie Wisby for the Youth Council.

**The motion was put and carried  
(7 Votes to 1)**

For: Mayor Michael Kent, Deputy Mayor Cheryl Arnol, Cllr Bertrand Cadart, Cllr Jenifer Crawford, Cllr Britt Steiner, Cllr Debbie Wisby, Cllr Jenny Woods.

Against: Cllr Richard Parker.

**Decision: 92 /17**

Moved Deputy Mayor Cheryl Arnol, seconded Cllr Jenifer Crawford, that Cllr Debbie Wisby and Deputy Mayor Cheryl Arnol remain on the Audit Panel.

**The motion was put and carried unanimously  
(8 Votes to 0)**

For: Mayor Michael Kent, Deputy Mayor Cheryl Arnol, Cllr Bertrand Cadart, Cllr Jenifer Crawford, Cllr Richard Parker, Cllr Britt Steiner, Cllr Debbie Wisby, Cllr Jenny Woods.

Against: Nil



## **10. Miscellaneous Correspondence**

### **10.1 Thank you letter from Orford Bowls Club**



## 11. Motion Tracking Document

*Last updated 22/06/2017*

<b>Meeting Date</b>	<b>Item No.</b>	<b>Decision Number</b>	<b>Title</b>	<b>Action Officer</b>	<b>Progress</b>	<b>Completed</b>
21 <sup>st</sup> January 2014	8.1	4/14	Motion from AGM	Council	Motion re GM reappointment carried 6 votes to 3. Cllr Crawford requested that Mayor Kent put this item on a Council workshop agenda after the 2015-16 budget is complete. Council needs to develop procedures. Discussions on this and a way forward agreed at February 23, 2016 Council Workshop. A policy to be developed.	In Progress
25 <sup>th</sup> November	8.2	150/14	Solis	GM	The General Manager to affirm commitment to the project with all interested parties and progress negotiations with potential developers as relevant.	In Progress
28 <sup>th</sup> April	9.5	56/15	Endorsement of Revised Cemetery Operation Policy	MW	Item was deferred until policy is re-written in its complete form, with clear intent and can be discussed in a Council workshop.	In Progress
27 <sup>th</sup> October	9.1	152/15	Section 137 – Notice of Intention to Sell Land	GM	Process according to Section 137 under way.	In Progress

**Action Officer codes:** MW = Manager Works, MRS = Manager Regulatory Services, MCD = Manager Community Development, MBMI = Manager Buildings and Marine Infrastructure, MNRM = Manager NRM





<b>Meeting Date</b>	<b>Item No.</b>	<b>Decision Number</b>	<b>Title</b>	<b>Action Officer</b>	<b>Progress</b>	<b>Completed</b>
23 <sup>rd</sup> February	9.3	30/16	Sale of Council Properties	GM	Process to commence according to Section 177/178 with amendment to advertising as per motion. Council Workshop held on 17 <sup>th</sup> January 2017 prior to report for January 2017 OMC. Update as per Decision 46/15 above.	In Progress
28 <sup>th</sup> June	8.8	99/16	Review of Seafest 2016	MCD & Sustainability Officer	Event to be handed over to the community through an EOI process. Currently in discussions with interested community groups.	In Progress
23 <sup>rd</sup> August	8.1	112/16	Old Swansea Council Chambers & Courthouse	GM	ECCAI to manage until Old Swansea Council Chambers & Courthouse 30 June 2017. Report on progress submitted for the February 2017 OMC. Decision to on future to be made at August 2017 OMC	In Progress
23 <sup>rd</sup> August	8.6	117/16	Council's Banking Services	GM	Commenced process to move all Council's banking to Bendigo Bank Limited.	In Progress
27 <sup>th</sup> September	8.5	130/16	Communities and Coastal Hazards Local Area Report – Triabunna and Orford	MNRM	Final report endorsed. Further workshops and community discussions to take place in relation to key future actions/steps. Workshop held in December 2016. Manager NRM formulating action plan/next steps for 2017. Meeting with Climate Change Office end of June 2017.	In Progress
27 <sup>th</sup> September	8.6	131/16	Review of the draft Prosser River Catchment Management Plan	MNRM	Approval by Council to conduct review. Update on workshop dates in Manager NRM report for April 2017.	In Progress
27 <sup>th</sup> September	10.1	134/16	Notice of Motion: Boatel Development at the Triabunna Marina and Wharf Precinct	Clr Jenny Woods	General Manager has contacted Crown Land Services who are in the process of confirming the status of the boatel development with the developers.	In Progress
24 <sup>th</sup> January	8.1	13/17	Tea Tree Rivulet Dam Approval and Construction (including approval of borrowing/budget amendments)	GM	Council approval for GM to progress the project.	In Progress

**Action Officer codes:** MW = Manager Works, MRS = Manager Regulatory Services, MCD = Manager Community Development, MBMI = Manager Buildings and Marine Infrastructure, MNRM = Manager NRM



<b>Meeting Date</b>	<b>Item No.</b>	<b>Decision Number</b>	<b>Title</b>	<b>Action Officer</b>	<b>Progress</b>	<b>Completed</b>
24 <sup>th</sup> January	8.6	N/A	Bicheno Triangle Development	MW	Council noted report and will consider as part of 2017/18 budget planning process.	In Progress
24 <sup>th</sup> January	8.7	18/17	State Growth Road Trade	MW	Manager Works and GM to progress discussions.	In Progress
24 <sup>th</sup> January	8.11	22-31/17	Sale of Council Properties	GM	Decision on each property now to be progressed to next stage of sale process or alternate decision implemented.	In Progress
28 <sup>th</sup> February	8.3	42/17 44/17	Signage Working Group	MRS	Council decision from 2010 rescinded and outcomes of Signage Working Group to be implemented.	In Progress
28 <sup>th</sup> March	8.1	54/17	Council Amalgamations – Proposal for Community Consultation	GM	Proposal approved and first stage of consultation will commence end of April 2017. Community survey to be conducted in July 2017.	In Progress
28 <sup>th</sup> March	8.3	56/17	Petition to Amend a Sealed Plan – RA311 Harveys Farm Road, Bicheno	GM	Approved, process has commenced.	In Progress
26 <sup>th</sup> April	8.1	63/17	Live Streaming of Council Meetings	GM	Implementation to commence. Installation of equipment in early July 2017	In Progress
26 <sup>th</sup> April	8.2	64/17	Wielangta Road Upgrade and Future Ownership	GM	Grant deed has been signed and other steps underway.	Complete
23 <sup>rd</sup> May	8.1	74/17	Spring Bay Maritime & Discovery Centre – Spring Bay Shed	MCD	Grant of \$860 approved and disbursed.	Complete
23 <sup>rd</sup> May	8.2	75/17	Swansea Golf Club	MCD	Grant for prize money sponsorship was not approved.	Complete
23 <sup>rd</sup> May	8.3	76/17	Tasman Sea Salt	MCD	Grant was not approved on basis Tasman Sea Salt is not a NFP organization.	Complete

**Action Officer codes:** MW = Manager Works, MRS = Manager Regulatory Services, MCD = Manager Community Development, MBMI = Manager Buildings and Marine Infrastructure, MNRM = Manager NRM

**Resolved:**

That Council receives and notes the information contained within the Motion Tracking Document.



## 12. Questions Without Notice

## 13. Close

The Mayor declared the meeting closed at 7.08pm.

**CONFIRMED** as a true and correct record.

Date:

**Mayor Michael Kent AM**

**ALL IMAGES AND ATTACHMENTS HAVE BEEN REMOVED, IF YOU REQUIRE A FULL  
VERSION OF THE MINUTES, PLEASE CONTACT THE COUNCIL OFFICES  
ON (03) 6256 4777.**