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## **ORDINARY COUNCIL MEETING MINUTES**

TUESDAY 25 MARCH 2025

2:00 PM

Council Chambers, Triabunna

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## ACKNOWLEDGEMENT OF COUNTRY

*The Glamorgan Spring Bay Council acknowledges the Traditional Owners of our region and recognises their continuing connection to land, waters and culture. We pay our respects to their Elders past and present.*

## NOTICE OF MEETING

Notice is hereby given that the next Ordinary Council Meeting of the Glamorgan Spring Bay Council will be held at the Triabunna Council Offices on Tuesday 25 March 2025, commencing at 2:00 pm.

## QUALIFIED PERSON CERTIFICATION

I hereby certify that, in accordance with section 65 of the *Local Government Act 1993*, any advice, information and recommendations contained in the reports related to this Agenda have been prepared by persons who have the qualifications or experience necessary to give such advice, information and recommendations.

**Dated** this Thursday 20 March 2025



Peter Porch

**ACTING GENERAL MANAGER**

### IMPORTANT INFORMATION

- As determined by Glamorgan Spring Bay Council in April 2017, all Ordinary and Special Meetings of Council are to be audio/visually recorded and streamed live.
- A recording of the meeting will be available via the link on the Glamorgan Spring Bay Council website following the meeting.

In accordance with the *Local Government Act 1993* and Regulation 33, these video/audio files will be retained by Council for at least 6 months and made available for viewing live, as well as online within 5 days of the scheduled meeting. The written minutes of a meeting, once confirmed, prevail over the video/audio recording of the meeting.

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## **1 OPENING OF MEETING**

The Mayor welcomed Councillors, staff and two members of the public and declared the meeting open at 2.00pm.

### **1.1 Present**

#### **Present:**

Mayor Cheryl Arnol  
Deputy Mayor Michael Symons  
Clr Rob Churchill  
Clr Neil Edwards  
Clr Kenneth Gregson  
Clr Carole McQueeney  
Clr Jenny Walker  
Clr Robert Young

### **1.2 Apologies and Leave of Absence**

Nil.

### **1.3 In Attendance**

Acting General Manager, Peter Porch  
Acting Director Planning and Development, James Bonner  
Executive Officer, Jazmine Kerr  
Rates Officer / Assistant Executive Officer, Kristy McConnon

### **1.4 Late Reports**

Nil.

### **1.5 Declaration of Interest or Conflict**

*The Mayor requests Elected Members to indicate whether they have:*

- 1. any interest (personally or via a close associate) as defined in s.49 of the Local Government Act 1993; or*
- 2. any conflict as described in The Model Code of Conduct for Councillors, in any item included in the Agenda.*

**Nil.**

## **2 CONFIRMATION OF MINUTES**

### **2.1 Ordinary Meeting of Council - 25 February 2025**

#### **RECOMMENDATION**

That the Minutes of the Ordinary Meeting of Council held on 25 February 2025 at 2:00pm be confirmed as a true and correct record.

#### **DECISION 48/25**

Moved Cllr Robert Young, seconded Cllr Jenny Walker:

That the Minutes of the Ordinary Meeting of Council held on 25 February 2025 at 2:00pm be confirmed as a true and correct record.

**THE MOTION WAS PUT AND CARRIED UNANIMOUSLY 8/0**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Cllr Rob Churchill, Cllr Neil Edwards, Cllr Kenneth Gregson, Cllr Carole McQueeney, Cllr Jenny Walker and Cllr Robert Young

Against: Nil

## **2.2 Special Meeting of Council - 4 March 2025**

### **RECOMMENDATION**

That the Minutes of the Special Meeting of Council held on 4 March 2025 at 12:30pm be confirmed as a true and correct record.

### **DECISION 49/25**

Moved Deputy Mayor Michael Symons, seconded Cllr Robert Young:

That the Minutes of the Special Meeting of Council held on 4 March 2025 at 12:30pm be confirmed as a true and correct record.

**THE MOTION WAS PUT AND CARRIED UNANIMOUSLY 8/0**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Cllr Rob Churchill, Cllr Neil Edwards, Cllr Kenneth Gregson, Cllr Carole McQueeney, Cllr Jenny Walker and Cllr Robert Young

Against: Nil

## **2.3 Date and Purpose of Workshop(s) Held**

### **TUESDAY 4 MARCH 2025**

In accordance with the requirement of Regulation 8(2)(c) of the *Local Government (Meeting Procedures) Regulations 2015*, it is reported that a Council Workshop was held from 2.15pm to 2.25pm on Tuesday 4<sup>th</sup> March 2025 at the Council Offices, Triabunna.

#### **Present:**

Mayor Cheryl Arnol  
Deputy Mayor Michael Symons  
Clr Rob Churchill  
Clr Neil Edwards  
Clr Carole McQueeney  
Clr Jenny Walker  
Clr Robert Young

#### **Apologies:**

Clr Kenneth Gregson

#### **In Attendance:**

Peter Porch, Acting General Manager

#### **Guests**

- Paul West

#### **Agenda**

- Discussion around Workshop content for 1 April 2025

## **TUESDAY 11 MARCH 2025**

In accordance with the requirement of Regulation 8(2)(c) of the *Local Government (Meeting Procedures) Regulations 2015*, it is reported that a Council Workshop was held from 1.30pm to 4.05pm on Tuesday 11 March 2025 at the Council Offices, Triabunna.

### **Present:**

Mayor Cheryl Arnol  
Clr Rob Churchill  
Clr Carole McQueeney  
Clr Jenny Walker  
Clr Robert Young

### **Apologies:**

Clr Kenneth Gregson  
Clr Neil Edwards  
Deputy Mayor Michael Symons

### **In Attendance:**

Peter Porch, Acting General Manager  
James Bonner, Acting Director Planning and Development  
Elysse Blain, Director Corporate and Community  
Mick Purves, Planning Consultant  
Marissa Walters, Business Consultant

### **Guests**

- Grace Keath
- Damian Mather

### **Agenda**

- DAP Bill background
- East Coast Tourism Presentaiton
- Long Term Financial Plan and Strategy Review
- DA 2025/029 - 56 Barton Ave, Triabunna
- GSBC Emergency Management Audit Report
- Private Works Policy

### **RECOMMENDATION**

That Council notes the information.

**DECISION 50/25**

Moved Deputy Mayor Michael Symons, seconded Cllr Jenny Walker:

That Council notes the information.

**THE MOTION WAS PUT AND CARRIED UNANIMOUSLY 8/0**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Cllr Rob Churchill, Cllr Neil Edwards, Cllr Kenneth Gregson, Cllr Carole McQueeney, Cllr Jenny Walker and Cllr Robert Young

Against: Nil

### 3 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 (Meeting Procedures) Regulations 2015*, Questions on Notice must be provided at least 7 days prior to the Ordinary Meeting of Council at which a member of the public would like a question answered.

#### 3.1 Responses to Previous Questions Without Notice Taken on Notice - 25 February 2025

##### Graham Hodgson

*On November 5, 2024, I personally delivered written correspondence to the Council's reception, which was a request for a statutory declaration to the General Manager. I requested that this form be stamped and that a copy be provided to me. After 22 working days, I met with Mayor Arnol and sought assistance in obtaining a response to my correspondence.*

*This is the second time I have attended a Council meeting due to the lack of acknowledgment of my written correspondence addressed to the General Manager.*

*Q1. Why I have been denied due process under the Customer Service Charter? Repeat denial of due process by Council is poor governance.*

##### Response from Acting General Manager, Peter Porch

The Mayor and General Manager have met with Mr Hodgson and personally apologised for the failings in the matter. The failings in process are unfortunate and disappointing but not intentional. A written response has been provided to Mr Hodgson regarding steps taken in recent times to address the matters raised which relate to environmental nuisance.

### 3.2 Questions on Notice

Nil.

### 3.3 Questions Without Notice

*Glamorgan Spring Bay Council will allow questions to be provided by written notice by 12 noon the day before the Ordinary Council Meeting by either emailing [general.manager@freycinet.tas.gov.au](mailto:general.manager@freycinet.tas.gov.au) or alternatively left in the post box outside the Council Chambers located at 9 Melbourne Street, Triabunna.*

#### **Justin Moyes and Richard Cox**

*We live at Barton Avenue in Triabunna and have been dealing with sewerage odor issue from our neighbor since January 2025. After several visits to the Council, we were finally able to have the Council's Environmental Health Officer visit the site. However, there was little progress for the first three months, during which Mr. Cox was unable to use his air conditioner due to the smell. While we have been informed that the matter has been addressed, we have not received any official confirmation. Mr. Cox would like to express his concerns regarding the lengthy delay in resolving the issue.*

#### **Response from Mayor Cheryl Arnot**

Thank you for your comments. They will be considered by the General Manager and the relevant officers.

## 4 PLANNING AUTHORITY SECTION

*Under Regulation 25 of Local Government (Meeting Procedures) Regulations 2015, 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 4 of the Agenda.*

### **RECOMMENDATION**

That Council now acts as a Planning Authority at [time].

### **DECISION 51/25**

Moved Cllr Jenny Walker, seconded Deputy Mayor Michael Symons:

That Council now acts as a Planning Authority at 2.11pm.

**THE MOTION WAS PUT AND CARRIED UNANIMOUSLY 8/0**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Cllr Rob Churchill, Cllr Neil Edwards, Cllr Kenneth Gregson, Cllr Carole McQueeney, Cllr Jenny Walker and Cllr Robert Young

Against: Nil

#### 4.1 DA2025/029 - 56 Barton Ave, Triabunna - Front Fence

<b>Proposal:</b>	Front Fence over 1.8m high
<b>Applicant:</b>	Shaun Kelly
<b>Application Date:</b>	06 February 2025
<b>Statutory Date:</b>	27 March 2025
<b>Planning Instruments:</b>	Tasmanian Planning Scheme - Glamorgan Spring Bay
<b>Zone:</b>	10.0 Low Density Residential Zone
<b>Codes:</b>	N/A
<b>Specific Area Plans:</b>	N/A
<b>Use:</b>	Residential
<b>Development:</b>	Front Fence
<b>Discretions:</b>	10.4.5 Front Fences - A1 - No acceptable solution
<b>Representations:</b>	4
<b>Attachments:</b>	Nil
<b>Author:</b>	James Bonner, Senior Planner

#### Executive Summary

Planning approval is sought for the use of front fence that has already been constructed. The application was advertised from 13<sup>th</sup> February to 27<sup>th</sup> February 2025. During the representation period four (4) submissions were received objecting to the proposal. The report assesses the proposal against the standards of the relevant zone, codes and considers the issues raised in the representations. The Planning Authority must consider the planner's recommendations and the matters raised in the representations and make a final determination by 27 March 2025.

#### PART ONE

##### 1. Statutory Requirements

The *Land Use Planning and Approvals Act 1993 (LUPAA)* requires the Planning Authority to take all reasonable steps to ensure compliance with the planning scheme.

The planning scheme provides the overriding considerations for this application. Matters of policy and strategy are primarily a matter for preparing or amending the planning scheme.

The initial assessment of this application identified where the proposal met the relevant Acceptable Solutions under the planning scheme, and where a discretion was triggered. This report addresses only the discretions and the representations and makes a final recommendation for the proposed development.

The Planning Authority must consider the report but is not bound to it. It may:

1. Adopt the recommendation.
2. Vary the recommendation.
3. Replace an approval with a refusal (or vice versa).

The *Judicial Review Act 2000* and the *Local Government (Meeting Procedures) Regulations 2015* require a full statement of reasons if an alternative decision to the recommendation is made.

## **2. Approving applications under the planning scheme**

A Development Application must meet every relevant standard in the planning scheme to be approved. In most cases, the standards can be met in one of two ways:

1. By Acceptable Solution, or if it cannot do this,
2. By Performance Criteria.

If a proposal meets an Acceptable Solution, it does not need to satisfy the Performance Criteria.

In assessing this application, the Planning Authority must exercise sound judgement to determine whether the proposal meets the relevant Performance Criterion and must consider the issues raised in the representations.

## **3. The Proposal**

The application is for a steel picket front boundary fence that is over 1.8m high from natural ground level. The picket fence is located along the front of the property and extends 4.5m up both side boundaries.

Landscaping has been undertaken inside the front boundary and within the Council road reserve to raise the ground level either side of the fence.

It is noted that the black section of fence and gates are to be removed and replaced with a gate in line with the galvanised picket fence.



Figure 1 – Site plan showing approximate location of front fence, noting the fence is not located inside the boundaries as indicated on the plan.



Figure 2 – Front fence



Figure 3 – Looking northwest towards Tasman Hwy



Figure 4 – View of side fence adjoining 54 Barton Ave



Figure 5 – View of side fence adjoining 58 Barton Ave.

#### **4. Risk and implications**

Approval or refusal of this application should have no direct financial risk for Council, in relation to planning matters, other than should an appeal against the Authority's decision be lodged or should the Planning Authority fail to determine the application within the statutory timeframe.

#### **5. Background and past applications**

Council received a complaint in late 2023 that a fence had been erected that exceeded the planning exempt height limits for a boundary fence in the zone. Following extensive discussions and correspondence with the owner the side boundary fence was completed and reduced in height to 2.1m to meet the exempt requirements and a planning application was submitted to regularise the front fence, being the application currently under consideration.

The fence does not meet the exempt criteria under cl 4.6.3 as the front fence, located within 4.5m of the frontage, exceeds 1.8m when measured from existing ground level. Existing ground level is defined in the planning scheme as "the level of a site at any point existing at the effective date, which is the date the planning scheme came into force.

#### **6. Site Description**

The property is developed with a single dwelling and outbuildings. The land has a steady down gradient to the road with an existing compacted gravel driveway and parking area.

#### **7. Planning Instruments**

Tasmanian Planning Scheme – Glamorgan Spring Bay

#### **8. Easements and Services**

The property is serviced with electricity and reticulated water. There are no easements registered on title.

#### **9. Covenants**

N/A

### **PART TWO**

#### **10. Meeting the Standards via Acceptable Solution**

The proposal has been assessed against the Acceptable Solutions provided in:

- 10.0 Low Density Residential Zone

All standards were met by acceptable solution excepting those identified below which were assessed against the applicable performance criteria.

## 11. Meeting the Standards via Performance Criteria

The standard below could not meet the Acceptable Solution criteria and has been assessed against the relevant Performance Criteria.

10.0 Low Density Residential Zone – 10.4.5 Frontage fences – A1 – No acceptable solution for fences that do not meet the exemption criteria.

## PART THREE

## 12. Assessing the Proposal against the Performance Criteria

### 10.0 Low Density Residential Zone

10.4.5 Front fences – (a)10 – there is no acceptable solution and therefore any front fence that does not meet the exemption criteria of cl 4.6.3 must meet the following performance criteria.

Performance Criteria	Planner's Response
<p>P1 A fence (including a free-standing wall) for a dwelling within 4.5m of a frontage must:</p> <p>(a) provide for security and privacy, while allowing for passive surveillance of the road; and</p> <p>(b) be consistent with the height and transparency of fences in the street, having regard to:</p> <p>(i) the topography of the site; and</p> <p>(ii) traffic volumes on the adjoining road.</p>	<p>The picket fence provides for security, though minimal privacy, whilst also allowing for passive surveillance of the road.</p> <p>There are very few front fences in this area of Barton Ave though there are a variety of front fences in the area of Barton Ave closer to the Tasman Highway.</p> <p>It is noted that due to the internal driveway/parking area being filled and the road reserve area also being filled to the bottom rail of the fence it now presents as a 1.8m high fence which would otherwise be exempt under clause 4.6.3. Council's infrastructure staff are aware of the works in the road reserve and have not raised any particular concern with the work that was undertaken other than observing that a permit for works in the road reserve should have been obtained.</p> <p>It is considered that the fence, as it now presents to the street in regard to height and transparency, is reasonably consistent with constructed fences in the street and is therefore considered to meet the objective and performance criteria of the clause.</p> <p>It is noted that the fence is proposed to be painted in Monument colour which will reduce any visual amenity impact from the current silver galvanised colour.</p>

## 13. Referrals

The application was not required to be referred, though the Infrastructure & Works Department were advised of the landscaping works that had been undertaken in the road reserve.

#### 14. Representations

The application was advertised from 13<sup>th</sup> February to 27<sup>th</sup> February 2025. During the representation period four (4) submissions were received objecting to the proposal. A summary of concerns raised related to planning matters and responses are included in the table below. The complete submissions are included in the attachments to the report with personal details redacted for privacy reasons.

Representation 1	Response
<ul style="list-style-type: none"> <li>• What is described as a temporary fence doesn't look like it is temporary.</li> <li>• The fence looks industrial and wonders how the sharp prongs will impact on the safety of natural local wildlife.</li> <li>• The gates look like they will open up onto the road and create a safety issue.</li> </ul>	<ul style="list-style-type: none"> <li>• The black fence and gates are temporary and are to be replaced with gates that are in line with the permanent galvanised fence.</li> <li>• It is unclear how the prongs on the fence would have any impact on wildlife safety.</li> <li>• The existing gates are being removed and it is recommended that the new gates open inward or are sliding gates.</li> </ul>
Representation 2	Response
<ul style="list-style-type: none"> <li>• When gates are moved back to be in line with fence will they open outwards as this may impinge on traffic safety as a car would be required to stop on the road to open the gates.</li> <li>• The front fence appears to be higher than 1.8m from natural ground level, landscaping has been used to bring up the level.</li> </ul>	<ul style="list-style-type: none"> <li>• It is recommended that the new gates open inward or are sliding gates.</li> <li>• See performance criteria assessment above.</li> </ul>
Representation 3	Response
<ul style="list-style-type: none"> <li>• No detail is provided about the height of the fence from existing ground level.</li> <li>• No detail is provided about how the gates will open. Will they open inward, be sliders, or open outward which would pose a safety concern for other road users.</li> <li>• The fence should be moved back so it is located on the front boundary. The height reduced to 1.8m from existing</li> </ul>	<ul style="list-style-type: none"> <li>• See performance criteria assessment above.</li> <li>• It is recommended that any permit include a condition restricting the gates from opening outwards into the road reserve.</li> <li>• See performance criteria assessment above.</li> </ul>

<p>ground level and the fill in the road reserve removed.</p> <ul style="list-style-type: none"> <li>• There is no precedent for a fence of this height in Barton Ave.</li> </ul>	
<b>Representation 4</b>	<b>Response</b>
<ul style="list-style-type: none"> <li>• The application states that the front fence presents as being 1.8m high. This is only because the road reserve land in front of the fence has been filled. From existing ground level the fence is 2.1m high.</li> <li>• There are no fences within close proximity that are similar. A 2.1m high steel picket fence is incongruent in this stretch of Barton Ave and is not consistent with the height and transparency of fences in the street.</li> <li>• There is no detail about what type of gates will be installed.</li> <li>• The property should be surveyed to identify to determine where exactly the fence is located and if found to be on the road reserve it should be moved back to the correct location.</li> <li>• The fence should not exceed 1.8m from existing ground level.</li> <li>• The existing 2.1m high colourbond fence should be tapered down to the 1.8m high picket fence.</li> <li>• Fill on the road reserve should be removed.</li> </ul>	<ul style="list-style-type: none"> <li>• See previous responses.</li> <li>• See performance criteria assessment above.</li> </ul>

## 15. Conclusion

The assessment of the application taken in association with the representations received has identified that the proposal satisfies the relevant provisions of the Tasmanian Planning Scheme - Glamorgan Spring Bay and therefore the application is recommended to be approved subject to the recommended conditions

## 16. Recommendation

**That:**

Pursuant to section 57 of the Land Use Planning and Approvals Act 1993 and the Tasmanian Planning Scheme – Glamorgan Spring Bay, DA2025/029 at 56 Barton Ave, Triabunna (CT93258/6) for a front fence be approved subject to the following conditions:

1. Use and development must be substantially in accordance with the endorsed plans and documents unless modified by a condition of this permit.

*Advice: any changes may either be deemed as substantially in accordance with the permit or may first require a formal amendment to this permit or a new permit to be issued.*

2. The existing black picket fence and gates located within the road reserve are to be completely removed within three months of the date of this permit.
3. Any gates installed are to be located in line with the galvanised picket fence and are to be sliding gates or gates that open inward onto the property so that the gates do not open into the road reserve.
4. The galvanised picket fence and any gates are to be painted in Monument colour or similar dark colour within three months of the date of this permit.

**The following advice is provided for information and assistance only**

- a. Please read all conditions of this permit and contact the planner for clarification if required.
- b. All costs associated with acting on this permit are borne by the person(s) acting on it.
- c. The permit does not take effect until 15 days after the date it was served on you the applicant and the representor provided no appeal is lodged, as provided by s.53 of the *Land Use Planning and Approvals Act 1993*.
- d. This permit is valid for two years from the date of approval and shall lapse unless it has been substantially commenced to the satisfaction of Council's General Manager, or otherwise extended by written consent.
- e. The permit and conditions on it are based on the information submitted in the endorsed plans and documents. The Planning Authority is not responsible or liable for any errors or omissions. I encourage you to engage a land surveyor to accurately set out the location of buildings and works.
- f. The granting of this permit takes in no account of any civil covenants applicable to the land. The developer should make their own enquiries as to whether the proposed development is restricted or prohibited by any such covenant and what consequences may apply.
- g. In the event that any suspected Aboriginal cultural material is inadvertently encountered during surface or sub surface disturbance, please consult the Unanticipated Discovery Plan at <http://www.aboriginalheritage.tas.gov.au/Documents/UDP.pdf>

*Due to an administrative error in the report, Mayor Arnol requested a deferral motion for item 4.1.*

**DECISION 52/25**

Moved Deputy Mayor Michael Symons, seconded Clr Rob Churchill:

That Council defers agenda item 4.1 to the next Ordinary Council Meeting.

**THE MOTION WAS PUT AND CARRIED UNANIMOUSLY 8/0**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Clr Rob Churchill, Clr Neil Edwards, Clr Kenneth Gregson, Clr Carole McQueeney, Clr Jenny Walker and Clr Robert Young

Against: Nil

*Under Regulation 25 of Local Government (Meeting Procedures) Regulations 2015, the Chairperson hereby declares that the Council is no longer acting as a Planning Authority under the provisions of the Land Use Planning and Approvals Act 1993 for Section 4 of the Agenda.*

**RECOMMENDATION**

That Council no longer acts as a Planning Authority at [time].

**DECISION 53/25**

Moved Clr Robert Young, seconded Clr Neil Edwards:

That Council no longer acts as a Planning Authority at 2.12pm.

**THE MOTION WAS PUT AND CARRIED UNANIMOUSLY 8/0**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Clr Rob Churchill, Clr Neil Edwards, Clr Kenneth Gregson, Clr Carole McQueeney, Clr Jenny Walker and Clr Robert Young

Against: Nil

## 5 FINANCIAL REPORTS

### 5.1 Financial Reports for February 2025

Author: Accountant (Mary Oyeyiola)

Responsible Officer: Director Corporate and Community (Elysse Blain)

#### ATTACHMENT/S

1. Group Financial Statements 2025-02 [**5.1.1** - 3 pages]
2. Capital Works Projects 2025-02 [**5.1.2** - 2 pages]

#### BACKGROUND/OVERVIEW

The financial reports for the period ended February 2025 as attached to this report are presented for the information of Council.

#### STATUTORY IMPLICATIONS

- Australian Accounting Standards Board (AASB)
- International Financial Reporting Standards (IFRS)

#### BUDGET IMPLICATIONS

There are no budget implications recognised in the receipt and noting of these reports by Council.

#### RISK CONSIDERATIONS

Risk	Consequence	Likelihood	Rating	Risk Mitigation Treatment
<b>Adopt the recommendation</b>				
There are no material risks from adopting this recommendation.				
<b>Do not adopt the recommendation</b>	Likely	Likely	High	By not adopting the recommendation Council is not endorsing the financial reports for the period ending February 2025. Council needs to endorse.
By not receiving and reviewing the major financial reports on a regular basis, such as the Profit & Loss, Statement of Cash Flows, Capital Works and Balance Sheet, Council risks not meeting its financial management obligations.				

### **OFFICER'S RECOMMENDATION**

That Council receives and notes the Financial Reports as attached to this report for the period ended February 2025.

### **DECISION 54/25**

Moved Cllr Rob Churchill, seconded Cllr Kenneth Gregson:

That Council receives and notes the Financial Reports as attached to this report for the period ended February 2025.

**THE MOTION WAS PUT AND CARRIED UNANIMOUSLY 8/0**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Cllr Rob Churchill, Cllr Neil Edwards, Cllr Kenneth Gregson, Cllr Carole McQueeney, Cllr Jenny Walker and Cllr Robert Young

Against: Nil

## 6 SECTION 24 COMMITTEES

### 6.1 Spring Bay Eldercare Committee - 30 October 2024

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#### S24 Committee Eldercare Units - Minutes

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*Location:* Meeting Room – Council Offices  
*Date:* Wednesday 30<sup>th</sup> October 2024  
*Time:* 09:20 am

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#### AGENDA DETAILS:

##### 1. ATTENDANCE AND APOLOGIES

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###### Attendees:

Clr Jenny Woods (Council Representative / Chair)  
Mr Alex Woodward (Director Development & Planning)  
Mr Jason Watson ( Property & Special Projects Officer)  
Mrs Kath Fergusson (Community Member)  
Mrs Lona Turvey (Community Member )  
Mr Tony Brown (Rotary Representative)  
Mrs Margaret McElwee (RSL Representative)

###### Apologies

Mr Daniel Herman (Facilities Co-ordinator)

##### 2. Confirmation of Previous Minutes

---

*Confirm that the minutes of the Spring Bay Eldercare Committee held Monday 08<sup>th</sup> July 2024, be confirmed as a true record of proceedings.*

*Moved: Margaret McElwee*

*Seconded: Kath Fergusson*

*Vote: Unanimous*

##### 3. Motion to Accept Minutes from 08th of April

A motion was made by Kath Fergusson to accept the minutes as circulated from the meeting held on 08<sup>th</sup> of April 2024.

Seconded: Lona Turvey

Vote: Unanimous

##### 4. Maintenance Update

---

*Update provided from Daniel Herman – Building & Maintenance Coordinator*

---

- Report on repairs and refurbishments to Units.
- Update on any know issues
- *Minor repairs being requested, that could be DIY*
- *Continues to receive direct calls from tenants*
- *Need to move to a centralised request system, CRM module will facilitate and record all requests.*

## **5. New Committee Member**

---

Robert Kelly completed an application as a new member.

Motion: To accepted Robert Kelly as a new member.

Moved: Lona Turvey

Seconded: Tony Brown

Vote: Unanimous

## **6. Residents Morning Tea**

---

Discuss proposal to schedule a Morning Tea for residents.

A date of 05<sup>th</sup> of December at 10:00am at the Council Chambers was agreed upon.

Council staff will assist in sending invitations and arranging catering.

## **7. Financial Statement**

---

Financial Statement tabled for discussion.

Tony Brown asked that the reserve account also be shown on the statement in future.

Motion: To accept Financial Statement as presented.

Moved: Tony Brown

Seconded: Kath Fergusson

Vote: Unanimous

## **8. General Business**

---

*Chairperson asked that a copy of the Terms of Reference be sent to Margret McElwee, as a new member of the Committee.*

*Committee has requested looking into providing storage lockers in carports, maybe enough room to accommodate 600 or 900mm wide unit. Daniel Herman to follow up.*

*Set Dates for meetings in 2025*

*Suggested Dates:*

- *15<sup>th</sup> of January 2025*
- *16<sup>th</sup> of April 2025*
- *16<sup>th</sup> of July 2025*
- *15<sup>th</sup> of October 2025*

## **9. Close**

---

*Meeting Finish: 10:01am*

*Next Meeting date: 15<sup>th</sup> of January 2025*

### **RECOMMENDATION**

1. That the Minutes of the Spring Bay Eldercare Committee meeting held on 30 October 2024 be received and noted and;
2. That the recommendation contained therein for the appointment of Robert Kelly be approved.

### **DECISION 55/25**

Moved Cllr Jenny Walker, seconded Deputy Mayor Michael Symons:

1. That the Minutes of the Spring Bay Eldercare Committee meeting held on 30 October 2024 be received and noted and;
2. That the recommendation contained therein for the appointment of Robert Kelly be approved.

**THE MOTION WAS PUT AND CARRIED UNANIMOUSLY 8/0**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Cllr Rob Churchill, Cllr Neil Edwards, Cllr Kenneth Gregson, Cllr Carole McQueeney, Cllr Jenny Walker and Cllr Robert Young

Against: Nil

## 6.2 Spring Bay Eldercare Committee - 17 February 2025

---

### S24 Committee Eldercare Units - Minutes

---

*Location: Meeting Room*  
*Date: Monday 17 February 2025*  
*Time: 10:00 am*

---

#### MINUTES DETAILS:

#### 1. ATTENDANCE AND APOLOGIES

---

##### **Attendees:**

Clr Jenny Walker (Council Representative / Chair)  
Mrs Kath Fergusson (Community Member)  
Mr Tony Brown (Rotary Representative)  
Mr Robert Kelly (Community Member)  
Mr Jason Watson ( Property & Special Projects Officer)

##### **Apologies**

Mr Daniel Herman (Facilities Co-Ordinator)  
Mrs Lona Turvey (Community Member )  
Mrs Margaret McElwee (RSL Representative)

#### 1. Confirmation of Previous Minutes

*Confirm that the minutes of the Spring Bay Eldercare Committee held Wednesday 30<sup>th</sup> October 2024, be confirmed as a true record of proceedings subject to the amendments of the minutes.*

*Moved: Kath Fergusson*

*Seconded: Tony Brown*

*Vote: Unanimous*

#### 2. Welcome Mr Robert Kelly

---

*The Chairperson welcomed Mr Robert Kelly to the Committee, and thanked him for his time and interest.*

### 3. Maintenance Update

---

*No known major repair issues, general on-going maintenance.*

### 4. Financial Statement

---

*Quarterly Statement of P&L presented.*

*Moved: Kath Fergusson*

*Seconded: Robert Kelly*

*Committee appreciated being supplied the financial statements, as this had been an issue in the past.*

### 5. General Business

---

Kath Fergusson – Items from the resident’s morning tea.

- Kitchen lower shelves are difficult to access. Could these be converted into drawers.
- Storage units in Car ports.
  - o Tony Brown mentioned that inside the laundry is space where the old hot water storage units used to be located. Daniel can possibly investigate.
- Outdoor Area / Gazebo/ Meeting Area for residents to come together as a community.

Clr Jenny Walker – Communal BBQ area for residents

- o Rent rise to be considered for next meeting.

### 6. Close

---

*Next committee meeting – 14<sup>th</sup> April 2025*

*Up- Coming meetings - 14<sup>th</sup> July 2025*

*13<sup>th</sup> October 2025*

*Chair person closed meeting @ 10:30am*

### **RECOMMENDATION**

That the Minutes of the Spring Bay Eldercare Committee meeting held on 17 February 2025 be received and noted.

**DECISION 56/25**

Moved Cllr Jenny Walker, seconded Cllr Kenneth Gregson:

That the Minutes of the Spring Bay Eldercare Committee meeting held on 17 February 2025 be received and noted.

**THE MOTION WAS PUT AND CARRIED UNANIMOUSLY 8/0**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Cllr Rob Churchill, Cllr Neil Edwards, Cllr Kenneth Gregson, Cllr Carole McQueeney, Cllr Jenny Walker and Cllr Robert Young

Against: Nil

### 6.3 Marine Infrastructure Committee Minutes - 17 February 2025



## MARINE INFRASTRUCTURE COMMITTEE MINUTES

---

**Date:** Monday 17<sup>th</sup> February 2025

**Time:** 1:30pm

**Location:** Council Chambers, 9 Melbourne St, Triabunna

---

**MEETING OPENED:** 1.30pm

### 1. PRESENT AND APOLOGIES.

**Present:**

Clr J Woods (Chair)  
C Barney  
S Thompson  
G Kennedy  
P Aulich

**Apologies:**

Clr N Edwards  
J Hall  
D Goodfellow  
P Warner  
Alistair King

**Absent:**

Nil.

**In Attendance:**

P Porch, Acting General Manager  
D Herman, Facilities Coordinator  
J Kerr (Minutes Secretary)

### 2. CONFIRMATION OF MINUTES TUESDAY 20 AUGUST 2024.

**MOVED:** D Herman    **SECONDED:** C Barney

That the minutes of the previous meeting be confirmed as a true and correct record.

**CARRIED UNANIMOUSLY 5/0**

### **3. 2025/2026 FEES AND CHARGES.**

- P Porch advised that the proposed fees and charges in relation to the marina for the 2025/2026 period would be based on the Consumer Price Index (CPI).

### **4. MARINE OPERATIONS.**

- D Herman provided an update on the parking situation on the western shore of the marina, noting that a cleaning program for marine infrastructure across the municipal area is currently underway.
- D Herman mentioned that the grant to relocate the toilet facility to the western side and build a new one is still pending.
- D Herman confirmed that a grant has been secured for the installation of lights at the Bicheno jetty.
- Clr Woods inquired about the status of the toilet facility at Saltworks. P Porch explained that Council is waiting on a lease agreement from Parks and Wildlife to proceed with the construction of the facility.
- C Barney asked about sewerage management in the marina. D Herman noted that only one person is currently living aboard their boat in the marina.

### **5. CAPITAL WORKS UPDATE.**

- P Porch advised that efforts are underway to secure funding for the extension of the marina at Triabunna. A feasibility study will be conducted, and based on the results, an application for a Federal Government grant will be pursued.

### **6. OTHER BUSINESS.**

- G Kennedy raised the question of whether Council had applied for the Better Fishing Grants Program. D Herman confirmed that Council has submitted an application.
- G Kennedy inquired about the condition of the western side of the marina and whether it would be topsoiled and grassed, as there are weeds growing. P Porch stated that Council has not yet decided on plans for that area. G Kennedy suggested an expression of interest process to gather community ideas for the space. P Porch noted that there are limited opportunities due to the land's designation but acknowledged the possibility of exploring options.
- C Barney reported that the Swansea Boat Ramp has been functioning well.
- Clr Walker raised concerns regarding ferry operations and the parking situation, with cars being left for several days outside the IGA and other businesses. P Porch mentioned that parking meters had been considered as a potential revenue source

but emphasized the larger issue, which could only be addressed through a parking by-law. This will be a task for the new Director of Planning and Development to investigate.

- Clr Walker also noted that the police had been issuing caution notices to people violating parking regulations at the boat ramp on Riverside Drive, Orford.
- C Barney inquired about the process for initiating a parking by-law. P Porch explained that the process is challenging, as it requires collaboration with the State Government and legal fees.
- Clr Walker asked if it would be possible to have the lines repainted in the affected parking areas around Triabunna.
- P Aulich suggested lobbying the Parks Minister, as their actions had contributed to the parking issues. P Porch confirmed that Council is already pursuing solutions where possible and noted that local landowners may be interested in developing their land.
- S Thompson asked whether there is an opportunity to secure election-related funding to address parking issues for Maria Island.
- Clr Walker raised concerns about the wash from the ferry causing issues for boat owners. P Porch advised that members of the public with such concerns can approach their local MP for further assistance.

#### **NEXT MEETING:**

The next scheduled meeting will be held on **Tuesday 20 May 2025** at **1:30pm** in the Triabunna Council Chambers.

**MEETING CLOSED: 2:04pm**

#### **RECOMMENDATION**

That the Minutes of the Marine Infrastructure Committee meeting held on 17 February 2025 be received and noted.

**DECISION 57/25**

Moved Clr Jenny Walker, seconded Clr Neil Edwards:

That the Minutes of the Marine Infrastructure Committee meeting held on 17 February 2025 be received and noted.

**THE MOTION WAS PUT AND CARRIED UNANIMOUSLY 8/0**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Clr Rob Churchill, Clr Neil Edwards, Clr Kenneth Gregson, Clr Carole McQueeney, Clr Jenny Walker and Clr Robert Young

Against: Nil

## 6.4 Coles Bay Hall Committee Minutes - 3 March 2025

### ***Coles Bay Community Hall Committee AGM Meeting Minutes***

5pm, 3<sup>rd</sup> March, 2025

Meeting Facilitator: Nigel Carins

- 1. Present:** Nigel Carins, Kristin Hoerlein, Nola Cooke, Rob Churchill (entered 5.20pm), by phone - Liz Swain.

Apologies: Sandra Adams, Diana Carins.

- 2. Minutes** from the last meeting approved as circulated.

Moved Nigel Carins, 2<sup>nd</sup> Liz Swain, Carried.

**3. Treasurer's Report:**

The Treasurer's Report is endorsed. Please see attached.

Comment – Pickle Ball continues to be successful, with other bookings (return visitors) coming soon.

Moved Liz Swain, 2<sup>nd</sup> Nigel Carins. Carried.

**4. Open issues**

**a). Outside Court Lighting:**

Nigel spoke with Triabunna Tennis Club who have just installed lighting. It was an expensive exercise – approx. \$50,000.00.

The Council is supportive, but with no available cash at present.

Nigel has put the Hall down for Community grants – this will be a long-term project to work on.

It is noted that our lighting will be a coin operating user pay system.

Nigel has requested this stay on the agenda as he continues to work on this.

**b). Library Shelving:** Nigel has been in contact with Libraries Tasmania for any available shelving (willing to drive to pick it up) – nothing suitable at present.

Will investigate other options, such as IKEA – cost out for next meetings.

(Rob arrived)

c). **Resurface the hall floor:** It has been discovered that the pickle ball markings were not correct for standard play – Nola is investigating further and undertaken to do new tape markings. (The Badminton markings will remain). The pickle ball players spent time cleaning half the floor area – with definite improvement, so they will work on the other half.

## 5. New Issues

a). **Hall Facebook page:** Jen Hackett has volunteered to maintain the Facebook page.

Jen also runs the Coles Bay Community Facebook page so can link the two, increasing our online presence, and potentially increasing the usage of the hall and new Annex.

Nigel will provide a link to the Hall Calendar. Kristin will supply a contact email and how to make notifications. The motive is to make a positive message of the facilities available for our community.

Jen is not a committee member, so this is a generous undertaking that is appreciated by the Committee.

Moved Kristin Hoerlein, 2<sup>nd</sup> Nola Cooke. Carried.

b). **Update to the Annex, and after school Care:** The building work is progressing well: painted, carpeted, the kitchen in the process of being installed. It looks great.

The proposed After School Care, and Health / Doctors provision have encountered a problem.

The Hall / Annex are on crown land, which means that Council have said no to any commercial operations in the building, I.e., Little Penguins Childcare. And, since the council are no longer operating the doctors out of Bicheno, also a NO to Allied Health.

It is important to note that Coles Bay have previously had a doctor's service in this building – it was a valuable resource for the community, and all expected it to continue. It is not for the community to be disadvantaged by the council deciding to hand over the service to a commercial party.

Likewise, the provision of childcare, important to growing our community by encouraging younger families to stay here.

The Committee have been open to their intention for provision of these services, including them in our successful grant application, and will pursue this outcome for the benefit and practical usage of these facilities for the community.

Changing the land from Crown land to Council owned could delay these services for 2-3 years.

We would like to bring this to the attention of the minister for Local Government Kerry Vincent.

**Long term solution proposed by the Committee: That the crown land the building is on becomes Council owned.**

Moved Liz Swain, 2<sup>nd</sup> Nigel Carins, carried.

The Community Hall group needs to be informed and included, to know something is happening.

**To aid this: Nigel, as chair of the Section 24 Hall Committee, be included in the emailing discussion between the council and State government.**

Moved Nigel Carins, 2<sup>nd</sup> Kristin Hoerlein, carried.

Rob Churchill is suggesting that the council should work quickly to resolve this issue by contacting individuals with greater authority to enact changes for the community's benefit.

Also noted, the mayor has responded as being supportive that this is achieved.

We have always had the support of the council, and we hope it continues, and that they work through this issue with urgency. The building is almost finished and ready for the community.

If no progress has been made by our next meeting Rob will bring the Council General Manager to discuss further.

c). **Painting of internal block work (where the windows used to be):** checking there are plans to paint the hall in to complete the annex renovations – or at least paint the block work to match the current hall colour.

d). **Additional window winders:** A request from the pickle ball players for the remaining windows in the hall to have opening winders – only one window now opens,

(windows that opened previously have now been blocked up). The same winder as already being used functions well.

Rob suggests raising this with Dan at Council

#### **6. General discussion**

a) **FAI report:** There have been requests from other regions in Tasmania for the local brochure, to hand on to tourists – good news in the replacing of the old information centres.

b) Note apologies for the next meeting, 2<sup>nd</sup> June, from Nigel and Nola.

We can consider a Teams Meeting.

**7. Next meeting:** Monday 2<sup>nd</sup> June 2025.

Monday 1<sup>st</sup> September 2025

AGM: Monday 1st December 2025.

Nigel Carins adjourned the meeting at 6.05pm

Minutes submitted by Kristin Hoerlein.

Minutes approved by Nigel Carins.

## Dec 24 - Feb 25

[illegible]

## RECOMMENDATION

That the Minutes of the Coles Bay Hall Committee meeting held on 3 March 2025 be received and noted.

*Clr Edwards mentioned that he had received phone calls from community members expressing concerns that they might lose their access if another commercial use to the Hall is introduced.*

**DECISION 58/25**

Moved Clr Rob Churchill, seconded Clr Robert Young:

That the Minutes of the Coles Bay Hall Committee meeting held on 3 March 2025 be received and noted.

**THE MOTION WAS PUT AND CARRIED UNANIMOUSLY 8/0**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Clr Rob Churchill, Clr Neil Edwards, Clr Kenneth Gregson, Clr Carole McQueeney, Clr Jenny Walker and Clr Robert Young

Against: Nil

## **7 INFORMATION REPORTS**

### **7.1 Director Works and Infrastructure - Peter Porch**

*Asset Management; Roads, Bridges and Footpaths; Stormwater; Waste Management; Public Amenities; Parks, Buildings and Marine Infrastructure, Reserves and Walking Tracks; Cemeteries*

#### **ATTACHMENTS**

Nil

#### **PURPOSE**

This report provides information on the ongoing tasks of the Department in relation to Asset Management; Roads, Bridges and Footpaths; Stormwater; Waste Management; Public Amenities; Parks, Buildings and Marine Infrastructure, Reserves and Walking Tracks; and Cemeteries.

#### **OFFICER'S COMMENTS**

##### **ASSET MANAGEMENT**

Asset Management practice is the strategic driver for the activities of the Department and is partnered by works that operate to maintain essential services to the community.

Officers are investigating an update of the sealed road network drive-by assessment. The amount of asset data collected by these sophisticated systems saves months of manual data collection and enables spreadsheet filtering to swiftly build maintenance programs for timely repairs. Additionally, data collected in this way is also collected for kerb and footpath, providing a check on asset identification and condition.

Gaps in data can be found and the required continuous improvement in asset management provided through this system.

##### **CONSULTANT SERVICES**

Consultant services are required to deliver specialised services to Council for a range of generally short-term requirements. Current consultant activities comprise:

- Detailed Design work
- Project Management
- Hydrological modelling

##### **OPERATIONAL WORKS**

##### **ROADS, BRIDGES, FOOTPATHS, KERBS**

- Wielangta Rd maintenance grade- completed

- Alma Rd, Orford maintenance grade- completed
- Maintenance grade of small, unsealed Orford/Triabunna streets- completed
- Maintenance grade of carpark at Triabunna Rec ground- March 2025
- Maintenance grade Flacks Rd and River & Rocks Rd, Coles Bay- March 2025
- Cold mixing of potholes across the municipality- Ongoing across municipality- approx. 6 ton of cold mix placed for February.
- Unsealed road inspections for February – 4
- Log/tree removal Sandspit Creek Bridge, Wielangta Rd- March 2025
- Roadside weed spraying of sealed and unsealed roads- ongoing
- Street sign survey of Swansea and surrounding areas- all signs installed/completed
- Roadside and fire break slashing (deck slashing) – completed.
- Numerous subdivision inspections across the whole municipality- Ongoing
- Quantified tree risk assessment process (QTRA) – 1 X QTRA completed for February.
- New picnic bench for Lion Park, Bicheno- delivered to Bicheno and scheduled to be installed in March.
- Pressure cleaning of all concrete surfaces in Triabunna parks/reserves and Marina- completed
- Installation of gravel road advisory signs on Rheban Rd- March 2025

## **STORMWATER, DRAINAGE**

- Open drain and culvert/cross over maintenance- ongoing across municipality
- Rock lining of eroded open drain from Mercury Place to Hoods Rd, Spring Beach- completed
- Happy Valley Rd, Spring Beach- Clean out existing open drains and install new drain to reduce flooding of some properties on bottom side of road- underway
- Morrison St, Bicheno, stormwater failure in road- emergency repair completed

## **WASTE MANAGEMENT**

- Kerbside collections as scheduled

## **BUILDINGS AND MARINE INFRASTRUCTURE**

- Assessment of barbecue facilities – a program for renewal of these will be implemented through the capital program. Barbecues are coming to the end of their useful life and need consideration of disabled access in their replacement.

## **PARKS, PLAYGROUNDS, RESERVES, WALKING TRACKS, CEMETERIES**

- New Car Park formed in conjunction with TasWater at the renewed Orford pump station at the bird sanctuary
- 14 weekly playground inspections for the month across the entire municipality.
- Replenish soft fall at Jubilee Park, Duck Park Swansea and Swanwick playgrounds – March 2025

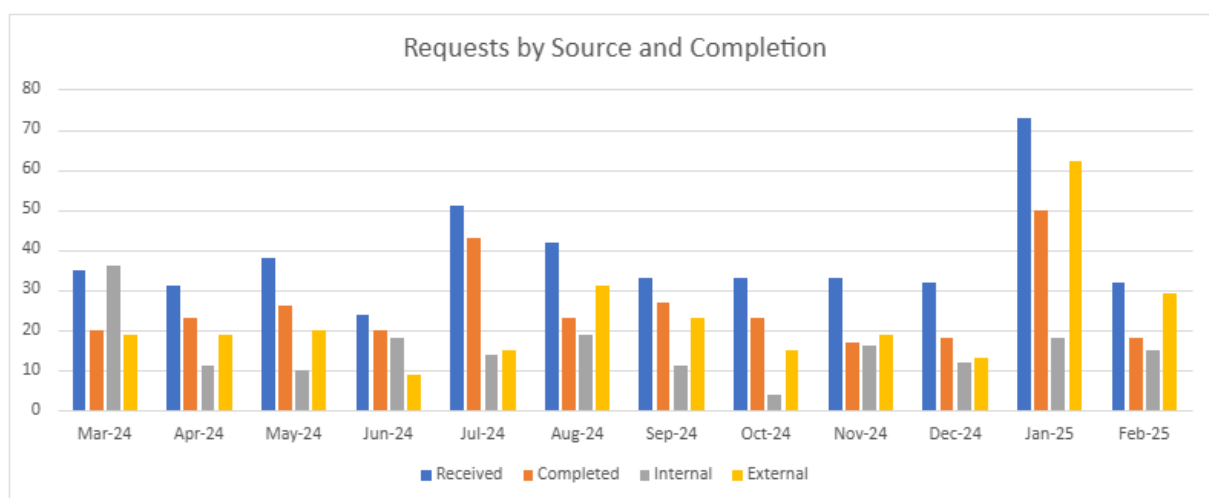
- Contract arborist tree trimming in high-risk locations (parks and public spaces) across municipality- Radar Park new car park (Orford), intersection of Tasman Hwy and Alice St (Orford) and dead wooding along walking track at Rospin Beach- all completed
- Removal of large tree at entrance of Triabunna Rec Ground programmed - March 2025
- Meredith St, Triabunna- Removal of dead dangerous tree, trimming of 2 other trees- March 2025
- New weekly park/reserve inspection document to further improve services- receiving good information with these inspection sheets
- Repair/replacement of 2 x damaged park benches in Swansea- underway

## EMERGENCY MANAGEMENT

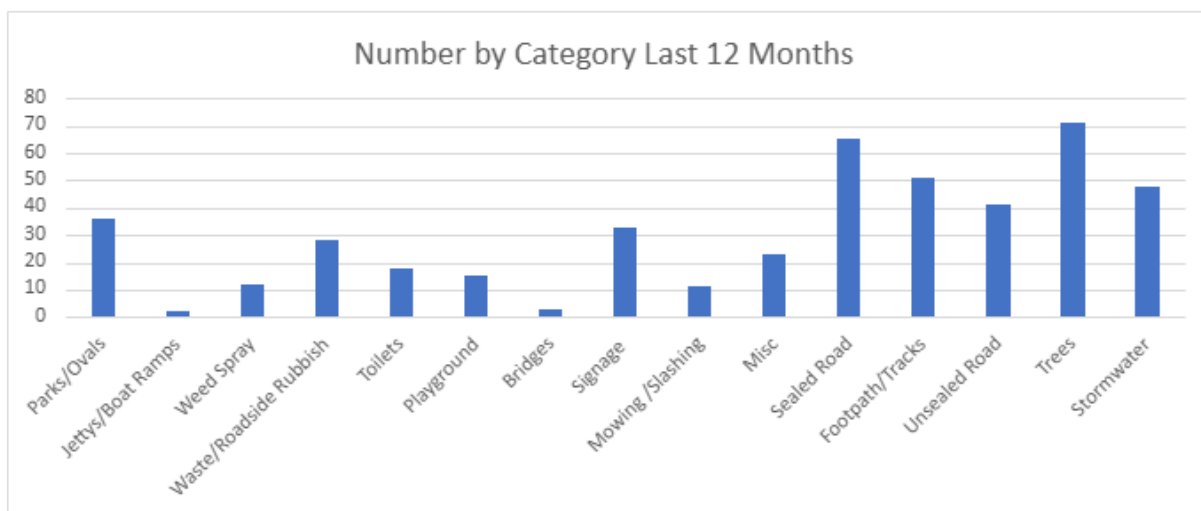
- After hours rostering carried out as scheduled.
- Municipal Emergency Management Committee deferred to May
- Attendance at regional meetings
- Discussion to consider a combined area Municipal Emergency Management Committee commenced with Sorell and SES. Consideration of pros and cons to commence.
- Repair existing leaking 22,000 litre fire tank on Dolphin Sands Rd/Yellow Sandbanks Rd- completed

## CUSTOMER REQUESTS

The chart below summarises the requests received year to date by the total numbers received; the number completed; those generated by the public and those generated by officers.



The requests are sorted into categories to provide an overview of the areas showing the most interest or greatest need for attention as per the bar chart below:



## CAPITAL WORKS

- Reseal and pavement renewal program completed
- Design works commenced on Nailer Avenue, Garnet Avenue and Harvey Crt
- Materials for Loo With a View being collated – windows etc.
- Fixed Softfall installation at swing sets progressing under swings/slides at Jubilee Park, Duck Park and Triabunna Rec Ground- Underway
- Pit and Pipe replacement:
  1. Bradley Drive, Coles Bay- 4 X pit/grate replacements and upgrades- Underway
  2. St Margarets Crt, Swansea- 2 pit upgrades/install new V grate and concrete V drain- completed
  3. 284 Rheban Rd- Manhole upgrade and pipe modifications/upgrades- completed
- Ferndale Road Bridge replacement scheduled for March
- Holkham court open drain works set out commenced – to complete in March/April

## Grant funded

Generally the grant funded projects are experiencing delays as consultation with major stakeholders is slower to progress than anticipated:

- Triabunna Tomorrow streetscape design 30% - public consultation on design commencing soon.
- Design for Triabunna Marina Amenities progressing
- Coles Bay Hall Annex – completion end of March/beginning of April

## PLANT AND VEHICLES

- Preparing capital requirements for 2025-26 financial year

## **GENERAL**

- Dry conditions prevailing reducing mowing programs and limiting grader operations on unsealed road network.
- State Growth Priority Weed contract - underway

## **RESERVE BOOKINGS AND ROAD CLOSURES**

Road closures for the events noted will be carried out under section 19.1(a) of the *Local Government Highways Act 1982* requiring consultation with the Commissioner of Police:

- Coles Bay Triathlon – completed
- Road closure arrangements for ANZAC day Triabunna commenced with State Growth
- Spoke Festival- 1<sup>st</sup> March
- Rock Pool Festival Bicheno- 9<sup>th</sup> March
- ECHO Festival- 15<sup>th</sup> March

## **RECOMMENDATION**

That Council notes the information.

## **DECISION 59/25**

Moved Cllr Jenny Walker, seconded Cllr Robert Young:

That Council notes the information.

## **THE MOTION WAS PUT AND CARRIED UNANIMOUSLY 8/0**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Cllr Rob Churchill, Cllr Neil Edwards, Cllr Kenneth Gregson, Cllr Carole McQueeney, Cllr Jenny Walker and Cllr Robert Young

Against: Nil

## 8 OFFICERS' REPORT REQUIRING A DECISION

### 8.1 Glamorgan Spring Bay Council - Half Term Plan - 2025-2027

Author: Acting General Manager (Peter Porch)

Responsible Officer: Acting General Manager (Peter Porch)

#### **ATTACHMENT/S**

1. GSBC Half-term plan 2025–2027 proof 4 [8.1.1 - 20 pages]

#### **PURPOSE**

To recommend that Council adopts the *Glamorgan Spring Bay Council Half-Term Plan 2025-2027* as attached to this report item.

#### **BACKGROUND/OVERVIEW**

The *Glamorgan Spring Bay Council Half-Term Plan 2025-2027* is an outcome of the successful financial achievements of council over the last four years. That period took council through a difficult time responding to a Performance Improvement Direction from the Office of Local Government where organisational structure change was required along with infrastructure renewal as critical priorities.

While this work continues to be important, council's financial position is sufficiently recovered to now include other priorities which need to be given elevated priority so that we can deliver on community aspirations more quickly. Sitting between the Strategic Plan and annual plans the Half-Term (of council) plan provides a focus for the direction of council up to the next council elections and responds to critical new initiatives which include the Future of Local Government Review with investigation into boundary reform.

The Half-Term plan outlines the strategic direction for the next two years to the next Local Government elections, focusing on operational stability, the delivery of core services, and alignment with community aspirations. The plan has been developed based on community feedback, as gathered through community surveys, and in collaboration with Councillors and Directors. It aims to address critical challenges while promoting a prosperous, vibrant, and inclusive community—a place where people are eager to live, work, and visit.

The development of this plan has highlighted several critical aspects, including the ongoing challenges of recruitment and retention, resource management, and the increasing complexity of community expectations. To meet these challenges, the plan includes a strong commitment to delivering core services while striving for continuous improvement and efficiency.

Throughout the planning process, it became evident that an additional foundation focused on economic development would strengthen the overall strategy, especially with the inclusion of strategic priority projects aimed at fostering economic growth. Therefore, the Half-Term Plan now includes five foundational areas that will guide Council's actions:

1. Our Governance and Finance
2. Our Community
3. Infrastructure and Services
4. Our Environment
5. Our Economy

Each of these foundations supports the overarching goal of ensuring long-term success and sustainability for the Glamorgan Spring Bay region.

### **STRATEGIC PLAN REFERENCE**

#### **Key Foundations**

1. Our Governance and Finance

#### **This means**

Best practice governance, risk, and financial management.

### **STATUTORY IMPLICATIONS**

Local Government Act 1993

S 70E Review of plans strategies and policies

### **BUDGET IMPLICATIONS**

The strategies and initiatives identified in the draft Council Half-Term Plan 2025-2027 are to be funded through the Council Budget, as detailed in the Long-Term Financial Plan and annual budgets.

### **RISK CONSIDERATION/S**

Risk	Likelihood	Consequence	Rating	Risk Mitigation Treatment
<b>Adopt the recommendation</b>	Possible	Negligible	Low	Officers will consider the feedback and provide a report to Council following the conclusion of the consultation.
There may be some feedback from the community on the Half-Term Plan.				
<b>Do not adopt the recommendation</b>	Possible	Moderate	Moderate	Review and amend the Half-Term Plan for presentation at a future Council Meeting.
Without a clear, adopted plan, the Council risks operating without unified goals, potentially leading to fragmented decision-making and missed opportunities.				

### **OFFICER'S COMMENTS**

The Half-Term Plan is a strategic response to the developing financial capability of council, community needs and internal challenges. It outlines the Council's role as provider, regulator, facilitator, and advocate, and incorporates feedback from Councillors, Directors, and the community. Effective management of resources and risks is critical to its success. Strengthening relationships with the community and other levels of government will be key to achieving the plan's goals.

### **OFFICER'S RECOMMENDATION**

That Council adopts the Half-Term Plan 2025-2027 as attached to this agenda item to inform the development of the 2025-26 and 2026-27 financial year budgets and annual plans.

### **DECISION 60/25**

Moved Cllr Rob Churchill, seconded Cllr Kenneth Gregson:

That Council adopts the Half-Term Plan 2025-2027 as attached to this agenda item to inform the development of the 2025-26 and 2026-27 financial year budgets and annual plans.

**THE MOTION WAS PUT AND CARRIED UNANIMOUSLY 8/0**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Cllr Rob Churchill, Cllr Neil Edwards, Cllr Kenneth Gregson, Cllr Carole McQueeney, Cllr Jenny Walker and Cllr Robert Young

Against: Nil

## 8.2 Revised Development Assessment Panels 2025 submission period

Author: Senior Planning Consultant (Mick Purves)

Responsible Officer: Acting Director Planning and Development (James Bonner)

### **ATTACHMENT/S**

1. Report-on- Consultation- DA P- Framework- Position- Paper- October-2024 [8.2.1 - 76 pages]
2. DAP-2025- Background- Report-for- Consultation [8.2.2 - 9 pages]
3. Draft- Land- Use- Planning-and- Approvals- Amendment- Development- Assessment- Panel- Bill-2025 [8.2.3 - 51 pages]

### **PURPOSE**

The purpose of this report is for the Planning Authority (Authority) to consider a submission to the current consultation for the *Land Use Planning and Approvals Amendment (Development Assessment Panels) Bill 2025* (2025 Bill) and *Revised Land Use Planning and Approvals (Development Assessment Panel) Bill 2025 Background Report for Consultation* (Background Report).

### **BACKGROUND/OVERVIEW**

The State proposed Development Assessment Panels (DAPs) in July 2023 as a result of their review of the Local Government Sector. The *Development Assessment Panel (DAP) Framework, Position Paper* (Position Paper), was consulted ahead of the *Draft Land Use Planning and Approval (Development Assessment Panel) Amendment Bill 2024*. Council made one of 461 submissions.

That proposal failed when put to the Legislative Council in late 2024. Further information on the history of the project and supporting documents is available from the [State Planning website](#), along with a specific [Report on Consultation](#).

A new proposal recently commenced consultation, closing 24 April 2025. Both the 2025 Bill and Background Report were attached to this report.

The stated aims for implementation of DAP's remain:

- To remove the politics from planning decisions;
- To remove the opportunity for conflict between elected members as community representatives and decision makers in the role as a Planning Authority;
- Implement reforms identified in the *Future of Local Government Review Stage 2 Interim Report* (the Interim Report) (released in May 2023);
- To fix delays to timely approvals caused by the broad appeal rights under the Tasmanian system;
- To replace the existing appeal rights with a public hearing process under the DAP assessment to improve timeframes; and
- Determine the role of DAP's for initiating planning scheme amendments.

## **The previous submission**

Councils previous submission:

- Supported the concept of DAP's, noting the position paper was premature and could not be supported;
- Provided a detailed response to the consultation questions, raising many general and technical issues with the proposal;
- Opposed the proposal until the concerns within the proposal were addressed; and
- Provided a detailed response to the consultation questions.

Key issues within the previous submission are summarised as follows.

### **1 DAP referral Triggers**

- much better and clearer criteria were essential for DAPS to work;
- vague concepts such as contentious applications needed to be removed

### **2. Enhanced Role for Minister (to direct a planning scheme amendment be commenced);**

- there was no need nor demonstrated basis for this change;
- the existing powers for this at section 40C(1) provided for all reasonably required circumstances; and
- this was opposed.

### **3. Local Knowledge**

- the planning authority should have a more defined role aside from being a referral entity, including being a delegate on the DAP;
- other statutory functions (outside planning) required input to the DAP assessment (as they are outside the planning system and a DAP's power but are relevant for management of functions of Council such as infrastructure, road networks, access, recreation facilities and networks, financial and risk management and works);
- resolution of conflicts between TASCAT and Tasmanian Planning Commission processes;
- administrative processes to deal with permit corrections, amendments and revisions; and
- resolving conflicts between administration and enforcement of planning permits.

### **4. Further Information**

- much better processes were required to deal with information requests, including review by referral entities and responses to applicants.

### **5. Appeals**

- the claimed blockage of the planning system by planning appeals was not demonstrated in the supporting documentation, nor the data published by the Tasmanian Civil and Administrative Appeals Tribunal (TASCAT);
- provisions were required to establish a consistent basis for proceedings with the appeals, particularly administration of the process, opportunity to engage and participate and dealing with procedural matters.
- timeframes were unreasonable and unrealistic, particularly with the lack of capacity for extensions;
- processes had to provide the Commission with the ability to maintain natural justice for parties and ensure that the DAP did not remove the opportunity to participate in the process or assessment of submissions by parties;

- timeframes had to provide reasonable notice to attend and participate in hearings for all parties; and
- timeframes had to enable extensions.

#### 6. Post DAP issues

- ongoing permit management was consistent with current processes;
- minor amendments required a referral process for the Commission to provide advice, given the fundamental basis of the reform.

### The revised proposal

The 2025 Bill proposes significant changes to the previous proposal. Many of those changes were arguably required to make the process function and provide some equity between the existing planning application and appeal process and the DAP process. The Report on Consultation provided a review of the submissions to the previous proposal.

The Background Report summarized the changes in the 2025 Bill as follows:

Modification	Reason	Comment
Removal of the option for an applicant or planning authority to request the Minister to transfer an application to a DAP for determination partway through a council assessment process.	Removed because <ul style="list-style-type: none"> <li>• it was overly complex</li> <li>• provided uncertainty to both the applicant and planning authority in the assessment process</li> <li>• also causes process take longer and</li> <li>• potentially duplicating assessment tasks performed by the DAP and planning authority.</li> </ul>	Removal supported
Modifying the criteria for when the Minister can refer a new application to a DAP for determination by removing certain statements, such as where an application is likely to be 'controversial'.	Removal of ambiguous or subjective criteria <ul style="list-style-type: none"> <li>• provide certainty regarding the eligibility</li> <li>• Commission guidelines for the Minister to use when making a determination to refer an application</li> </ul>	Removal supported
Increasing the value thresholds for an application to be referred to a DAP from \$5 million to \$10 million in a city, and from \$2 million to \$5 million in other areas.	Revised criteria in response to concerns: \$10 million in cities \$5 million elsewhere \$1 million where Planning Authority is the applicant, or As prescribed in regs	Revised criteria supported
Allowing the Commission to issue guidelines to assist the Minister in determining whether to refer an	To provide greater certainty and accountability regarding what	Support

application to a DAP and a requirement for the Minister to take these guidelines into account when making that determination.	applications are eligible for referral to a DAP for determination.	
Clarifying that the DAP can use alternate dispute resolution techniques when making a determination and trying to resolve issues between parties.	Although dispute resolution and mediation processes are implicit in the Commission's proceedings, the proposed inclusion of explicit provisions gives greater certainty to aggrieved parties.	Support
Clarifying that the DAP can modify hearing dates and times subject to giving notice and that hearings can occur during an agreed extension of time.	Modification to hearings to account for availability of the parties to attend hearings, or the need to add additional hearings days to consider the issues raised in the submissions.	Support
Including provisions that allow the Commission to appoint a substitute panel member should a previously appointed member become unavailable.	Modification made to allow flexibility in the Panel membership in case a member becomes unavailable so that it does not hold up the assessment process.	Support
Clarifying that the Heritage Council, in providing its advice to the DAP, are to have regard to the relevant matters that it would normally for an application under s.39(2) of the Historic Cultural Heritage Act 1995.	Modification made to clarify the extent of advice provided by the Heritage Council to the DAP.	Support
Clarifying that the Heritage Council retains its normal enforcement functions following the issuing of a permit approved by the DAP.	Heritage Council retains its enforcement function regarding any heritage conditions it may have recommended be imposed on the permit consistent with post approval functions under other assessment pathways.	Support

The State Planning Office listed information sessions for the Local Government in late March 2025, which prevented their consideration in preparation of this report.

## **STRATEGIC PLAN REFERENCE**

### **Key Foundations**

#### **1. Our Governance and Finance**

#### **This means**

Realistic budgets with income and expenditure monitored closely.

Advocating and lobbying effectively on behalf of the community.

## **STATUTORY IMPLICATIONS**

### *Land Use Planning and Approvals Act 1993*

The proposal will inform amendments to the Act to facilitate the reform.

The Position Paper also raises Ministerial Direction to initiate a planning scheme amendment. Existing powers at sections 8A and 40C of the Act are therefore relevant:

#### **8A. Guidelines**

*The Commission may, with the approval of the Minister, issue guidelines for the purpose of assisting planning authorities in respect of –*

- (a) the preparation of draft LPSs and draft amendments of LPSs; and*
- (b) the implementation and operation of the Tasmanian Planning Scheme.*

#### **40C. Direction to prepare draft amendments of LPS**

*(1) The Minister, by notice in writing to a planning authority in respect of a municipal area, may direct the authority to prepare under [section 40D](#) a draft amendment of an LPS that applies to the area, for any one or more of the following purposes:*

- (a) to ensure that the LPS will comply with, or be consistent with, the SPPs;*
- (b) to ensure that the LPS is, as far as practicable, consistent with the applicable regional land use strategy;*
- (c) to ensure the satisfactory application of a State Policy;*
- (d) to ensure that the LPS is in accordance with a direction of the Minister under this Act;*
- (e) on the advice of the Commission, any other purpose the Minister thinks fit.*

## **BUDGET IMPLICATIONS**

Ongoing participation on the planning reform process forms part of Council's operational budget.

## **RISK CONSIDERATION/S**

Risk	Likelihood	Consequence	Rating	Risk Mitigation Treatment
<b>Adopt the recommendation</b>				None required.
Nil.				
<b>Do not adopt the recommendation</b>	Possible	Moderate	Moderate	Make submission to current and future consultation programs.
Adverse strategic impacts to future development of the Municipality				

## **OFFICER'S COMMENTS**

The absolute commitment of State to deliver these this suite of reforms is clear.

### **Section 8A Guidelines**

The 2025 Bill now includes the capacity for the Commission to establish Guidelines under section 8A of the Act to assist the Minister to determine whether a proposal includes social/affordable housing or subdivision, or, whether an application ought to be nominated for a DAP assessment.

Section 8A Guidelines provide significant guidance to parties for development and maintenance of Local Provisions Schedules for the Tasmanian Planning Scheme, and enable the Commission to deal with key decision criteria.

Increased use of Section 8A Guidelines by the Commission should be supported.

### **Ministerial Direction on Planning Scheme Amendments**

In summary, a person may apply to the Minister for Planning for a direction to instruct a planning authority to prepare an amendment to the Planning Scheme, if the same request was refused by the Planning Authority following a review of that decision by the Tasmanian Planning Commission (Commission).

If an application is lodged with the Minister for review, it may be referred to Council and the Commission who then have 7 days to respond to any request from the Minister to an application. The Minister may refuse a request, or direct the Planning Authority to prepare an amendment.

Despite previous concerns, the proposal for the Minister for Planning to direct preparation of planning scheme amendments remains unrevised at section 7 of the 2025 Bill.

There are significant and fundamental issues with this proposal, particularly given that the basis for this power follows a refusal by the Planning Authority to commence to prepare a planning scheme amendment (40BA(1)).

The Planning Authority is required to obtain and consider relevant expert advice under the *Land Use Planning and Approvals Act 1993* and the *Local Government Act 1993*. That decision requires certification that the relevant amendment meets specific requirements, which are then subject to statutory exhibition, and review by an independent decision authority and carries significant financial obligations for implementation of that process.

40BA(5) and (6) do not establish any comparable decision requirements or obligations on the Minister, but simply relying on their opinion and require them to be informed as they see fit. There is no obligation to obtain independent or expert advice on the technical merits of the request.

The provisions of section 7 of the 2025 Bill fail to provide a suitable obligation on the Minister to obtain qualified or expert advice to be make a properly informed decision on any request, particularly where a refusal was based on technical matters or expert advice.

The Planning Authority is then bound to implement an instruction to amend by the Minister and burdened with the subsequent financial obligations and other commitments that the Minister's decision would have created. The 2025 Bill does not provide for a qualified decision by the Minister, so any technical issues or problems with the application cannot be resolved through that process.

It is evident that this proposal must be opposed.

If this proposal is progressed, then the Minister (or delegate) must administer and retain liability the full amendment process.

### **Development Assessment Panels**

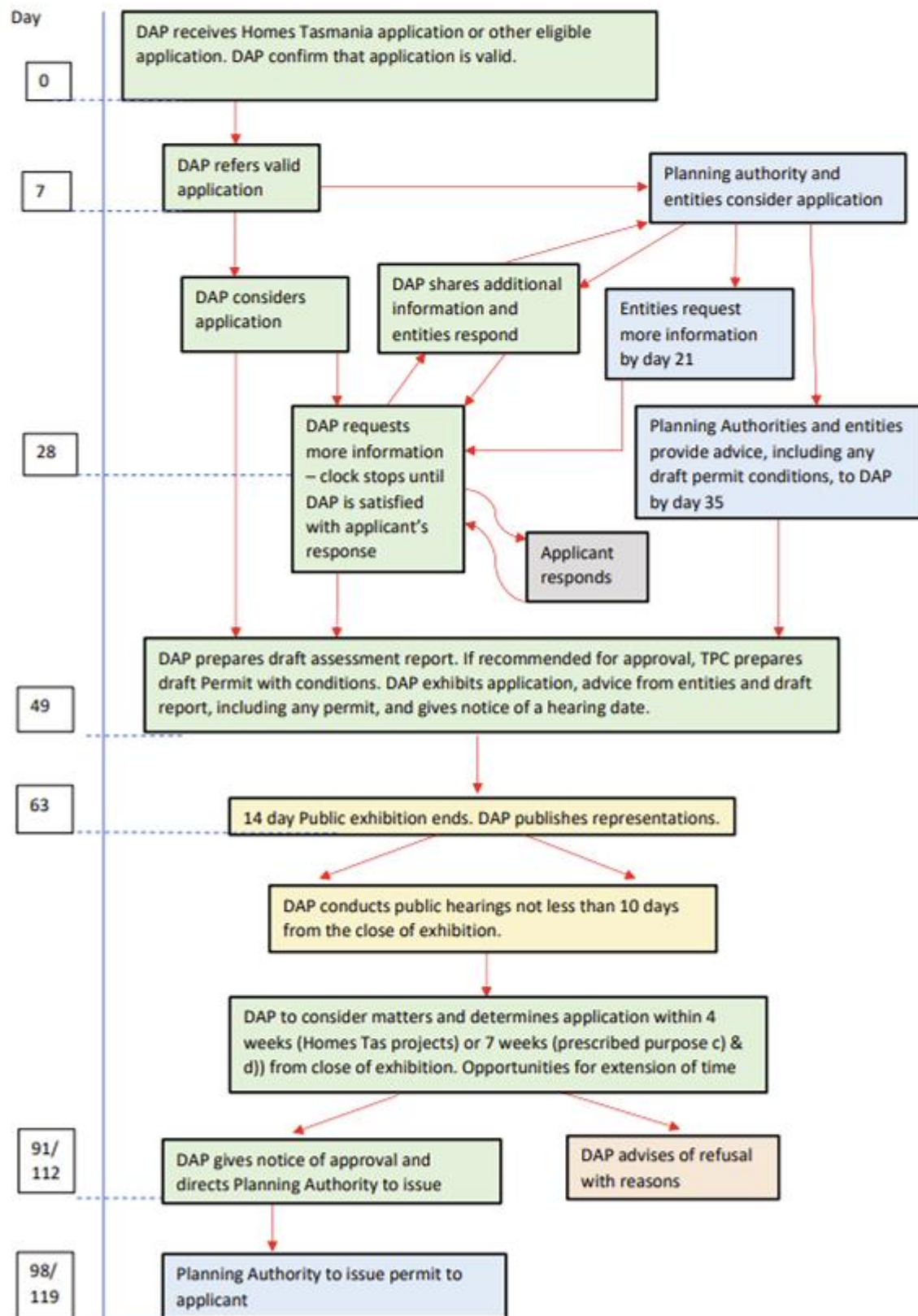
While it is evident that many of the revisions can be supported, significant concerns with this proposal remain. Some of these are examined.

Concerns over the clear lack of demonstration of the claimed case for the reform were not addressed and did not provide a response to the detailed data in Councils previous submission. This links to questions over the benefit of the proposal and longer timeframes, against a normal planning application process. This was summarized in the process flowchart in the Consultation Report, which was reproduced at Figure 1 for convenience.

Concerns over the lack of definitions for social and affordable housing were dismissed as an administrative function of the relevant bodies.

The Planning Authority is required to be part of the process, complete and submit assessments within required timeframes, participate in hearings, may be required to obtain and introduce its own expert and/or specialist evidence for or against a proposal, but has no clear capacity to obtain fees as it does through a normal planning application, or recover costs as it can through any planning appeal process.

## Proposed DAP Framework flowchart



**Figure 1 – DAP process flowchart**

Source: Report on Consultation Development Assessment Panel (DAP) Framework Position Paper

Fee criteria at 60AP (1a) does not clearly enable the planning authority to charge fees, while (1b) allows maximum limits on planning authority fees (assuming they can be set through regulation). Better information is required on what terms may be prescribed through the associated Regulations.

Normal appeal processes allow for costs recovery by application by any party, following the hearings and subject to criteria. This is not possible under a DAP.

Reviewing entities defined at 60AA ought to allow for other parties to be prescribed, such as State Agencies with regulatory functions such as State Growth, Property Services, or Crown land, or expert advice such as Premier and Cabinet, Mineral Resources, Tasmanian Fire Service, Natural Resources and Environment, Conservation Assessments etc.

Application triggers (60AC) are not linked to an indexing method to maintain currency against inflation over time. Prescribed purposes do not address this concern.

While real or perceived conflict of interest was identified as a referral trigger at 60AD(1d), further information is required on how this might be assessed.

The 2025 Bill does not enable referral to the Commission for its view on any requested permit amendments under section 56 or corrections to permits under section 55 of the Act.

Further information provided under 60AG(5) must be referred for consideration by relevant entities, while the DAP must determine satisfaction of any request within 7 days of lodgment, which is problematic. Section 54(3) for a normal planning application provide 8 business days to determine responses to information requests. Timeframes must enable entities to actually consider any submissions and take advice before responding to the DAP. 14 business days would be more suitable, noting administrative delays due to the DAP process.

Concerns about post permit processes were not resolved. While the 2025 Bill identifies the Planning Authority is responsible for amendments and enforcement of any permit, concerns over the claimed conflicts of interest were not addressed, nor ongoing problems with the minor amendment provisions for planning permits at Section 56 of the Act.

### **Clear Guidance**

During consultation on this and the previous proposal, it has become clear that the volume of approval pathways in Tasmania has itself become a problem.

Current planning processes include a normal planning application, a scheme amendment, a combined scheme amendment and planning application, Major Projects, Projects of State Significance and Major Infrastructure developments. This proposal will add DAPs to that suite of options.

There is no clear guidance from the State on which types of projects should be directed to which process.

This author is aware that significant time and resources are increasingly required to examine which approval pathway is potentially or best suited to a project. Discussions with both public

and private sector colleagues identified increasing frustration with the lack of clear guidance from the State to assist this assessment, and concern at the increasing risk associated with the assessment of those options and provision of advice that is now required.

If/when the State delivers DAPS, it is essential that they publish guidelines and provide online resources to assist consideration of the range of approval options for delivery with the draft Bill.

## **Conclusion**

It is understood that DAP's provide an important role in planning decision interstate. Conceptually, they are capable of doing the same within Tasmania.

The provision of qualified support to the previous process failed to deliver the requested consultation on the DAP proposal and address the full ambit of technical flaws in the draft Bill.

Following the discussion at the Council Workshop and within this report, a recommendation was provided for the 2025 DAP proposal.

## **OFFICER'S RECOMMENDATION**

That Council makes the following submission to the consultation of the: *Land Use Planning and Approvals Act Development Assessment Panels (DAP) Bill 2025*:

*We thank you for the opportunity to make a submission to the Land Use Planning and Approvals Act Development Assessment Panels (DAP) Bill 2025.*

*Following consideration, we advise that while Glamorgan Spring Bay Council generally supports many of the revisions to the Land Use Planning and Approvals Act Development Assessment Panels (DAP) Bill 2025, we must oppose it for the following reasons:*

- *Ministerial Direction retains technical flaws with the proposed process that have not been addressed from the previous consultation,*
- *The need for the Development Assessment Panel proposal has not been established,*
- *The benefits are not clear, and*
- *There are many technical problems with the mechanisms proposed in the draft Bill.*

### ***Ministerial Direction on Planning Scheme Amendments***

*There are significant and fundamental issues with this proposal, particularly given that the basis for this power follows a refusal by the Planning Authority to commence to prepare a planning scheme amendment (40BA(1)).*

*The Planning Authority is required to obtain and consider relevant expert advice under the Land Use Planning and Approvals Act 1993 and the Local Government Act 1993.*

*That decision requires certification that the relevant amendment meets specific requirements, which are then subject to statutory exhibition, and review by an independent decision authority and carries significant financial obligations for implementation of that process.*

*40BA(5) and (6) do not establish a comparable obligation on the Minister to obtain independent or expert advice on the technical merits of the request particularly where a refusal was based on technical matters or expert advice.*

*The Planning Authority is then bound to implement an instruction to amend by the Minister and burdened with the subsequent financial obligations and other commitments that the Minister's decision would have created. The 2025 Bill does not provide for a qualified decision by the Minister, so any technical issues or problems with the application cannot be resolved through that initial process.*

*It is evident that this proposal must be opposed.*

*If this proposal is progressed, then the Minister (or delegate) must administer and retain liability the full amendment process.*

### **Development Assessment Panels**

*Concerns over the clear lack of demonstration of the claimed case for the reform were not addressed and did not provide a response to the detailed data in Councils previous submission. This links to questions over the benefit of the proposal and longer timeframes, against a normal planning application process.*

*Concerns over the lack of definitions for social and affordable housing were dismissed as an administrative function of the relevant bodies.*

*The Planning Authority is required to be part of the process, complete and submit assessments within required timeframes, participate in hearings, may be required to obtain and introduce its own expert and/or specialist evidence for or against a proposal, but has no clear capacity to obtain fees as it does through a normal planning application, or recover costs as it can through any planning appeal process.*

*Fee criteria at 60AP (1a) does not clearly enable the planning authority to charge fees, while (1b) allows maximum limits on planning authority fees (assuming they can be set through regulation). Better information is required on what terms may be prescribed through the associated Regulations.*

*Normal appeal processes allow for costs recovery by application by any party, following the hearings and subject to criteria. This is not possible under a DAP.*

*Reviewing entities defined at 60AA ought to allow for other parties to be prescribed, such as State Agencies with regulatory functions such as State Growth, Property Services, or Crown land, or expert advice such as Premier and Cabinet, Mineral Resources, Tasmanian Fire Service, Natural Resources and Environment, Conservation Assessments etc.*

*Application triggers (60AC) are not linked to an indexing method to maintain currency against inflation over time. Prescribed purposes do not address this concern.*

*While real or perceived conflict of interest was identified as a referral trigger at 60AD(1d), further clarity is required on how this might be assessed or established.*

*Further information provided under 60AG(5) must be referred for consideration by relevant entities, while the DAP must determine satisfaction of any request within 7 days of lodgment, which is problematic. Section 54(3) for a normal planning application provide 8 business days to determine responses to information requests. Timeframes must enable entities to actually consider any submissions and take advice before responding to the DAP. 14 business days would be more suitable, noting administrative delays due to the DAP process.*

*The 2025 Bill does not enable referral to the Commission for its view on any requested permit amendments under section 56 or corrections to permits under section 55 of the Act.*

*Concerns about post permit processes were not resolved. While the 2025 Bill identifies the Planning Authority is responsible for amendments and enforcement of any permit, concerns over the claimed conflicts of interest were not addressed, nor ongoing problems with the minor amendment provisions for planning permits at Section 56 of the Act.*

### **Clear Guidance**

*During consultation on this and the previous proposal, it has become clear that the volume of approval pathways in Tasmania has itself become a problem.*

*Current planning processes include a normal planning application, a scheme amendment, a combined scheme amendment and planning application, Major Projects, Projects of State Significance and Major Infrastructure developments. This proposal will add DAPs to that suite of options.*

*There is no clear guidance from the State on which types of projects should be directed to which process.*

*If/when the State delivers DAPS, it is essential that they publish guidelines and provide online resources to assist consideration of the range of approval options for delivery with the draft Bill.*

## **DECISION 61/25**

Moved Cllr Rob Churchill, seconded Cllr Jenny Walker:

That Council makes the following submission to the consultation of the: *Land Use Planning and Approvals Act Development Assessment Panels (DAP) Bill 2025* as presented below:

*We thank you for the opportunity to make a submission to the Land Use Planning and Approvals Act Development Assessment Panels (DAP) Bill 2025.*

*Following consideration, we advise that while Glamorgan Spring Bay Council generally supports many of the revisions to the Land Use Planning and Approvals Act Development Assessment Panels (DAP) Bill 2025, we must oppose it for the following reasons:*

- Ministerial Direction retains technical flaws with the proposed process that have not been addressed from the previous consultation,*
- The need for the Development Assessment Panel proposal has not been established,*
- The benefits are not clear, and*
- There are many technical problems with the mechanisms proposed in the draft Bill.*

### ***Ministerial Direction on Planning Scheme Amendments***

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*The Planning Authority is required to obtain and consider relevant expert advice under the Land Use Planning and Approvals Act 1993 and the Local Government Act 1993. That decision requires certification that the relevant amendment meets specific requirements, which are then subject to statutory exhibition, and review by an independent decision authority and carries significant financial obligations for implementation of that process.*

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*It is evident that this proposal must be opposed.*

*If this proposal is progressed, then the Minister (or delegate) must administer and retain liability the full amendment process.*

### **Development Assessment Panels**

*Concerns over the clear lack of demonstration of the claimed case for the reform were not addressed and did not provide a response to the detailed data in Councils previous submission. This links to questions over the benefit of the proposal and longer timeframes, against a normal planning application process.*

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*While real or perceived conflict of interest was identified as a referral trigger at 60AD(1d), further clarity is required on how this might be assessed or established.*

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*The 2025 Bill does not enable referral to the Commission for its view on any requested permit amendments under section 56 or corrections to permits under section 55 of the Act.*

*Concerns about post permit processes were not resolved. While the 2025 Bill identifies the Planning Authority is responsible for amendments and enforcement of any permit, concerns over the claimed conflicts of interest were not addressed, nor ongoing problems with the minor amendment provisions for planning permits at Section 56 of the Act.*

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*There is no clear guidance from the State on which types of projects should be directed to which process.*

*If/when the State delivers DAPS, it is essential that they publish guidelines and provide online resources to assist consideration of the range of approval options for delivery with the draft Bill.*

### **THE MOTION WAS PUT AND CARRIED UNANIMOUSLY 8/0**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Clr Rob Churchill, Clr Neil Edwards, Clr Kenneth Gregson, Clr Carole McQueeney, Clr Jenny Walker and Clr Robert Young

Against: Nil

### **8.3 LGAT General Meeting Motions**

Author: Acting General Manager (Peter Porch)

Responsible Officer: Acting General Manager (Peter Porch)

#### **ATTACHMENT/S**

1. Correspondence City of Hobart - LGAT Motions - 5 March 2025 [**8.3.1** - 4 pages]
2. City of Hobart Motion - Line Marking on Local Government Roads [**8.3.2** - 2 pages]
3. City of Hobart Motion - 7- Star Energy Efficiency [**8.3.3** - 2 pages]
4. Brighton Council LGAT Motion [**8.3.4** - 3 pages]
5. 2025 02 03 Waratah Wynard Motion Offshore Oil and Gas [**8.3.5** - 8 pages]

#### **PURPOSE**

To determine support for four motions proposed to present to the Local Government Association of Tasmania (LGAT) General Meeting on 2<sup>nd</sup> April 2025.

#### **BACKGROUND/OVERVIEW**

The LGAT General Meeting is scheduled for 2<sup>nd</sup> April 2025. There are four items for decision included in the LGAT General Meeting Agenda.

As Council provides direction to the voting delegate in relation to voting on this matter, this is a matter for Council to decide.

The background information in relation to the items for decision are included in the attachments to this report.

#### **STRATEGIC PLAN REFERENCE**

##### **Key Foundations**

3. Infrastructure and Services

##### **This means**

Advocating and lobbying effectively on behalf of the community.

#### **STATUTORY IMPLICATIONS**

Nil

#### **BUDGET IMPLICATIONS**

There are no budget implications with the report.

#### **RISK CONSIDERATION/S**

The implications of support for the motions have been assessed against council's risk framework. There are no risks associated with the motions that require mitigation actions.

## **OFFICER'S COMMENTS**

### **Motion 1 – City of Hobart | Line Marking on Local Government Roads**

To date, council hasn't experienced budget hardship relating to line marking where City of Hobart has. Line marking in city environments is far more onerous a requirement with multiple lanes and arrows on most roads. By comparison Glamorgan's line marking requirements are minimal.

As the request letter points out, road funding to Local Government nationally has decreased over a number of years which places further burden on all Local Government areas. Officers encourage support for this motion.

### **Motion 2 – City of Hobart | 7 Star Energy Efficiency**

There are long term benefits to building houses to be energy efficient and a code has been developed at a national level to promote greater standards of construction to achieve these efficiencies.

Higher standards inevitably mean higher costs. This impacts the community in two ways. Housing affordability is impacted. Rebuilding after disasters where insured value is insufficient to rebuild at today's standards is impacted. These may be concerns for council in considering support for this motion.

Home affordability is described as a national crisis in some sectors while the Australian Government has described new home availability as a crisis, desperately trying to get new housing stock built. Additional costs of higher standards improves liveability and operational costs yet pushes threshold ownership higher at the same time.

Advice has been obtained from the Master Builders Association regarding the motion, and the response is provided below:

*Thank you for reaching out to Master Builders Tasmania with your queries.*

*For your reference, Master Builders Tasmania, along with multiple other industry organisations, participated in a roundtable discussion with Consumer, Building and Occupational Services (CBOS) in late 2024 to revisit the potential implementation of the 7-star energy efficiency requirements in Tasmania.*

*Industry feedback was overwhelmingly clear: while the 7-star requirements may contribute to better-performing houses in some parts of the country, they pose significant challenges in Tasmania's unique climate. These include increased risks of condensation, mould, and mildew—issues already prevalent in our region.*

*In addition, the associated cost increases are a major concern. Feedback from other jurisdictions that have implemented the requirements suggests an average cost increase ranging from **\$20,000 to \$60,000** per standard home, depending on size, design, and location. Below are some indicative figures from other states:*

<b>State</b>	<b>Average Cost Increase</b>
QLD	Start from \$18,000
VIC	\$20,000 - \$60,000

WA	\$40,000 - \$50,000
NSW	\$25,000 - \$30,000

*It is important to note that cost variations are significantly influenced by local climate zoning.*

*Given Tasmania's specific building challenges and the current pressures on housing affordability, **Master Builders Tasmania does not support the introduction of the 7-star energy efficiency requirements at this time.** The additional costs would only exacerbate affordability issues in an already strained housing market.*

### **Motion 3 – Brighton Council | Public Open Space Contributions**

Council may levy developers of subdivision for a contribution to open space under the Local Government (Building and Miscellaneous Provisions) Act 1993, where it is assessed that the subdivision will create a demand on public open space. There is no ability to levy for strata title proposals even though they could be considered to also create a demand on open space. Detail on the reasoning and requirement for levying public open space contributions is included in the Brighton Council motion.

### **Motion 4 – Waratah-Wynyard | Offshore Oil and Gas**

Further comment has been provided by LGAT as follows:

*Regarding Waratah Wynyard motion on Oil and Gas:  
should members be supportive of the intent of the motion, LGAT will be seeking that it be amended to remove part 1 of the motion to “establish a Position Statement on offshore oil and gas exploration”. Part one of the motion would involve a significant body of technical work that largely sits outside of LGATs area of expertise. Further local (or state) government has no role in regulating offshore oil and gas operations and as such LGAT developing a position statement would be of little to no effect.*

## **OFFICER'S RECOMMENDATIONS**

### **Recommendation 1**

That Council supports the motion proposed by City of Hobart, for the LGAT April General Meeting, for LGAT to formally approach the State Government to request an urgent increase to the allocation of State based funds for line marking allocations on Local Government roads to more closely align with the quantum required to meet safe operating standards.

### **Recommendation 2**

That Council does not support the proposed motion by City of Hobart, for the LGAT April General Meeting, for LGAT to lobby the Tasmanian Government to adopt the 7-star energy efficiency requirements of the National Construction Code 2022, and that voting members at the April LGAT General Meeting make the information provided by the Master Builders Association of Tasmania known to delegates in the discussion on the motion.

### **Recommendation 3**

That Council votes in favour of the Public Open Space Contributions motion proposed by Brighton Council for the April 2025 LGAT General Meeting.

#### **Motion 3 – Brighton Council | Public Open Space Contributions**

*That LGAT lobbies the Minister for Housing, Planning and Consumer Affairs and the State Planning Office to work with Councils to introduce an Open Space Policy that includes contribution requirements for all forms of subdivision including strata developments.*

### **Recommendation 4**

That Council indicates support for the intent of the motion and supports the LGAT in amending to remove part 1 of the motion to “establish a Position Statement on offshore oil and gas exploration”.

#### **Motion 4 – Waratah-Wynyard | Offshore Oil and Gas**

- 1. That LGAT establish a Position Statement on offshore oil and gas exploration and development in Tasmanian and Commonwealth waters off Tasmania consistent with the goals of the Paris Agreement and latest and best available science.*
- 2. That LGAT advocate to Tasmanian State and Federal Government to not approve any new offshore oil and gas exploration and development in Tasmanian and Commonwealth waters.*

### **DECISION 62/25**

Moved Clr Rob Churchill, seconded Clr Jenny Walker:

### **Recommendation 1**

That Council supports the motion proposed by City of Hobart, for the LGAT April General Meeting, for LGAT to formally approach the State Government to request an urgent increase to the allocation of State based funds for line marking allocations on Local Government roads to more closely align with the quantum required to meet safe operating standards.

### **THE MOTION WAS PUT AND CARRIED 5/3**

For: Mayor Cheryl Arnol, Clr Rob Churchill, Clr Kenneth Gregson, Clr Carole McQueeney and Clr Jenny Walker

Against: Deputy Mayor Michael Symons, Clr Neil Edwards and Clr Robert Young

## **DECISION 63/25**

Moved Deputy Mayor Michael Symons, seconded Clr Neil Edwards:

### **Recommendation 2**

That Council does not support the proposed motion by City of Hobart, for the LGAT April General Meeting, for LGAT to lobby the Tasmanian Government to adopt the 7-star energy efficiency requirements of the National Construction Code 2022, and that voting members at the April LGAT General Meeting make the information provided by the Master Builders Association of Tasmania known to delegates in the discussion on the motion.

### **THE MOTION WAS PUT AND CARRIED 6/2**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Clr Neil Edwards, Clr Carole McQueeney, Clr Jenny Walker and Clr Robert Young

Against: Clr Rob Churchill and Clr Kenneth Gregson

*Clr Kenneth Gregson left the meeting at 3:04 pm.*

*Clr Kenneth Gregson returned to the meeting at 3:06 pm.*

## **DECISION 64/25**

Moved Clr Robert Young, seconded Clr Kenneth Gregson:

### **Recommendation 3**

That Council votes in favour of the Public Open Space Contributions motion proposed by Brighton Council for the April 2025 LGAT General Meeting.

#### **Motion 3 – Brighton Council | Public Open Space Contributions**

*That LGAT lobbies the Minister for Housing, Planning and Consumer Affairs and the State Planning Office to work with Councils to introduce an Open Space Policy that includes contribution requirements for all forms of subdivision including strata developments.*

### **THE MOTION WAS PUT AND CARRIED 5/3**

For: Mayor Cheryl Arnol, Clr Rob Churchill, Clr Kenneth Gregson, Clr Carole McQueeney and Clr Robert Young

Against: Deputy Mayor Michael Symons, Clr Neil Edwards and Clr Jenny Walker

*Consultant, Paul West entered the meeting at 3.09pm.*

## **DECISION 65/25**

Moved Clr Rob Churchill, seconded Clr Carole McQueeney:

### **Recommendation 4**

That Council indicates support for the intent of the motion and supports the LGAT in amending to remove part 1 of the motion to “establish a Position Statement on offshore oil and gas exploration”.

#### **Motion 4 – Waratah-Wynyard | Offshore Oil and Gas**

- 1. That LGAT establish a Position Statement on offshore oil and gas exploration and development in Tasmanian and Commonwealth waters off Tasmania consistent with the goals of the Paris Agreement and latest and best available science.*
- 2. That LGAT advocate to Tasmanian State and Federal Government to not approve any new offshore oil and gas exploration and development in Tasmanian and Commonwealth waters.*

### **THE MOTION WAS PUT AND LOST 2/6**

For: Clr Rob Churchill and Clr Kenneth Gregson

Against: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Clr Neil Edwards, Clr Carole McQueeney, Clr Jenny Walker and Clr Robert Young

*Clr McQueeney and Clr Young noted that they voted against the motion due to the motion not being clear to them.*

#### **8.4 LGAT General Meeting - Council's position on Development Assessment Panels (DAPs)**

Author: Acting General Manager (Peter Porch)

Responsible Officer: Acting General Manager (Peter Porch)

#### **ATTACHMENT/S**

Nil

#### **PURPOSE**

For Council to consider the Local Government Association of Tasmania, (LGAT) General Meeting motions prior to the LGAT General Meeting on 2<sup>nd</sup> April 2025 to allow Council to inform the voting delegate of what position it wishes to take in relation to voting on specific agenda items.

#### **BACKGROUND/OVERVIEW**

Separate to council's own submission on the Development Assessment Panel (DAP) bill, the sector, through LGAT is providing a submission. Council will be required to vote on the sector proposal at the LGAT April general meeting and needs to form a position for those attending to follow for voting.

The following is a summary of LGAT's proposals:

#### **DAPs**

In relation to the discussion item on DAPs LGAT are proposing the following for the discussion and position forming at the General meeting:

*The Government may update the final Bill on the basis of feedback approximately 1 month after the General Meeting. This means the sector position can be included both in our response to the consultation, further direct discussions and meetings with the SPO and MO and then if unsuccessful to that point, in advocacy through the Parliamentary process.*

*Broadly there are three options available to the sector at a headline level:*

- 1. Reject the Bill outright again. I think this approach has some risks, as much of our strength last time was the narrative used to support the Bill, poor consultation and lack of listening by the Government. They can reasonably argue they have improved, albeit it marginally, across each of these areas this time round.*
- 2. Major amendments – we seek a series of fairly significant changes, based on the position (outlined further below) the sector endorses at the General Meeting. Should these changes not be accepted by the Government in finalising the Bill then we ask the Legal Counsel to send the Bill to Committee to work through the changes.*
- 3. Minor amendments - Support the Bill with minor modifications through our typical submission process.*

***The LGAT General Meeting we will first determine which of these three options is preferred.***

*If the sector is of the view that major amendments is the preferred option, then the following will be considered.*

*The Government has made some modest improvements to this version of the Bill, so the major amendments LGAT are proposing are limited to the criteria for what is captured (60 AC, AD). Our sector will want this to be tightly defined. Currently, LGAT believe the Government may still be 'casting the net' more broadly / including too much flexibility into the call-in criteria.*

*These options are listed in descending order of how broadly the net is cast for what is captured. Page 8 of this report*

*[https://www.stateplanning.tas.gov.au/data/assets/pdf\\_file/0004/565474/DAP-2025-Background-Report-for-Consultation.pdf](https://www.stateplanning.tas.gov.au/data/assets/pdf_file/0004/565474/DAP-2025-Background-Report-for-Consultation.pdf) provides what is currently proposed by the Government.*

*Limit call in criteria to:*

- a. Council as applicant.*
- b. Council as applicant and Homes Tas / social housing only.*
- c. Council as applicant, Homes Tas / social housing, AND other housing (only) over a threshold (either \$5M:\$2M or \$10M:\$5M)*
- d. Council as applicant, Homes Tas / social housing, AND tightly define other developments (\$10m: \$5M) BUT remove significant and planning authority conflict of interest criteria. Retain PA does not have technical expertise.*

*It is proposed that a suspension of the LGAT Rules for this discussion item be implemented to determine a position but vote where necessary.*

*To assist this process, LGAT request that delegates come with their councils' position on: if the sector should seek rejection, major amendment or minor amendment of the Bill, and if major amendment, what the amendments should be (broadly per options a, b, c or d) above.*

*If council forms a view outside of these options, then it will aid how LGAT manage the discussion if council could inform LGAT of this in advance of the meeting.*

## **STRATEGIC PLAN REFERENCE**

### **Key Foundations**

1. Our Governance and Finance

### **This means**

Advocating and lobbying effectively on behalf of the community.

## **STATUTORY IMPLICATIONS**

Implications for the proposed Development Assessment Panel Bill.

## **BUDGET IMPLICATIONS**

There are no budget implications with this report.

## **RISK CONSIDERATION/S**

The risks associated with voting preferences are low. A position consistent with councils own separate submission is desirable.

## **OFFICER'S COMMENTS**

LGAT is the peak industry body for Local Government in Tasmania. Representatives of the body are fully engaged with government on the proposed amendments and seeks to represent a united voice to government to be an effective lobby group.

While council provides its own voice in a separate submission, the LGAT position is likely to have a greater influence on the content of the Bill.

Council's direction is needed to determine the voting position on this matter at the LGAT General Meeting on 2nd April 2025.

## **OFFICER'S RECOMMENDATION**

### **Recommendation 1**

That Council:

1. Supports LGAT in seeking major amendments to the Development Assessment Panel (DAP) Bill, which may propose a series of significant changes based on the position endorsed by the sector at the General Meeting; and
2. Notes that this support is driven by the following concerns:
  - *Ministerial Direction retains technical flaws with the proposed process that have not been addressed from the previous consultation,*
  - *The need for the Development Assessment Panel proposal has not been established,*
  - *The benefits are not clear, and*
  - *There are many technical problems with the mechanisms proposed in the draft Bill.*

### **Recommendation 2**

That Council advises LGAT that the following options (C and D) are its preferred positions:

- c. *Council as applicant, Homes Tas / social housing, AND other housing (only) over a threshold (either \$5M:\$2M or \$10M:\$5M)*
- d. *Council as applicant, Homes Tas / social housing, AND tightly define other developments (\$10m: \$5M) BUT remove significant and planning authority conflict of interest criteria. Retain PA does not have technical expertise.*

## **DECISION 66/25**

Moved Deputy Mayor Michael Symons, seconded Clr Rob Churchill:

### **Recommendation 1**

That Council:

1. Supports LGAT in seeking major amendments to the Development Assessment Panel (DAP) Bill, which may propose a series of significant changes based on the position endorsed by the sector at the General Meeting; and
2. Notes that this support is driven by the following concerns:
  - *Ministerial Direction retains technical flaws with the proposed process that have not been addressed from the previous consultation,*
  - *The need for the Development Assessment Panel proposal has not been established,*
  - *The benefits are not clear, and*
  - *There are many technical problems with the mechanisms proposed in the draft Bill.*

**THE MOTION WAS PUT AND CARRIED UNANIMOUSLY 8/0**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Clr Rob Churchill, Clr Neil Edwards, Clr Kenneth Gregson, Clr Carole McQueeney, Clr Jenny Walker and Clr Robert Young

Against: Nil

## **DECISION 67/25**

Moved Deputy Mayor Michael Symons, seconded Clr Rob Churchill:

### **Recommendation 2**

That Council advises LGAT that the following options (C and D) are its preferred positions:

- c. *Council as applicant, Homes Tas / social housing, AND other housing (only) over a threshold (either \$5M:\$2M or \$10M:\$5M)*
- d. *Council as applicant, Homes Tas / social housing, AND tightly define other developments (\$10m: \$5M) BUT remove significant and planning authority conflict of interest criteria. Retain Planning Authority does not have technical expertise.*

**THE MOTION WAS PUT AND CARRIED 5/3**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Clr Rob Churchill, Clr Neil Edwards and Clr Carole McQueeney

Against: Clr Kenneth Gregson, Clr Jenny Walker and Clr Robert Young

## **8.5 Review of Private Works Policy**

Author: Acting General Manager (Peter Porch)

Responsible Officer: Acting General Manager (Peter Porch)

### **ATTACHMENT/S**

1. GSBC Policy Private Works Draft March 2025 [8.5.1 - 6 pages]

### **PURPOSE**

To recommend that Council adopts the revised Private Works Policy as attached to this agenda item.

### **BACKGROUND/OVERVIEW**

In order to promote and continue to improve the good governance within Glamorgan Spring Bay Council, our Private Works Policy has been reviewed.

Council's private works processes were audited by the Tasmanian Audit Office in 2024 with minimal adverse findings. The policy has been reviewed with consideration of the audit findings.

Recent treatment of a type of grant has seen the Private Works account used in a different way to manage the income from a grant and expenditure against the grant. This separates the transactions from the day to day business of council and reduces the overall anomalies associated with this odd circumstance where a capital activity is being conducted but no asset is created for council, but is being created for a private interest.

The Black Summer Bushfire grant results in individual property owners and businesses receiving capital improvements to private land which is effectively the definition of private works. Water tanks to multiple properties and a Telstra tower improvement.

The Policy has identified this somewhat unusual practice as out of scope for the policy to prevent confusion. There are only minor modifications otherwise.

The draft Private Works Policy was presented to Council at a Workshop held on 11 March 2025. If adopted by Council, the Policy will be made available on Council's website and staff and Councillor intranet.

### **STRATEGIC PLAN REFERENCE**

#### **Key Foundations**

1. Our Governance and Finance

#### **This means**

Best practice governance, risk, and financial management.

## **STATUTORY IMPLICATIONS**

### **Local Government Act 1993**

#### 205. Fees and charges

(1) In addition to any other power to impose fees and charges but subject to [subsection \(2\)](#), a council may impose fees and charges in respect of any one or all of the following matters:

- (b) services supplied at a person's request;
- (c) carrying out work at a person's request;

## **BUDGET IMPLICATIONS**

There are no budget implications with updating this policy

## **RISK CONSIDERATION/S**

Risk	Likelihood	Consequence	Rating	Risk Mitigation Treatment
<b>Adopt the recommendation</b>				Nil.
No material risk associated with adopting the recommendation.				
<b>Do not adopt the recommendation</b>	Low	Low	Low	Review and amend Policy for presentation at a future Council Meeting.
Policy review date overdue.				

## **OFFICER'S COMMENTS**

The draft Policy has been reviewed in accordance with Council's Corporate Calendar and is recommend for adoption.

## **OFFICER'S RECOMMENDATION**

That Council adopts the Private Works Policy as attached to this report item effective 25 March 2025.

**DECISION 68/25**

Moved Cllr Jenny Walker, seconded Deputy Mayor Michael Symons:

That Council adopts the Private Works Policy as attached to this report item effective 25 March 2025.

**THE MOTION WAS PUT AND CARRIED 7/1**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Cllr Rob Churchill, Cllr Neil Edwards, Cllr Kenneth Gregson, Cllr Jenny Walker and Cllr Robert Young

Against: Cllr Carole McQueeney

## **8.6 Community Small Grant Application - East Coast Regional Development Organisation (ERDO)**

Author: Community Development Coordinator (Bernadette Pogorzelski)

Responsible Officer: Acting General Manager (Peter Porch)

### **ATTACHMENT/S**

1. Community- Small- Grants- Program- ' Sealing the Studio Ceiling' [**8.6.1** - 3 pages]
2. Sealing the Studio Ceiling budget [**8.6.2** - 1 page]
3. ERDO Community grant [**8.6.3** - 1 page]

### **PURPOSE**

Recommendation for Council to approve a Small Grant application to the East Coast Regional Development Organisation (The Village) for \$840 for building materials towards the “Seal the Studio Ceiling” project. The project includes the completion of lining a wall and ceiling in the papermaking/printmaking studio at The Village.

### **BACKGROUND/OVERVIEW**

Small Grant funding is available to assist the undertaking of programs and activities within the Glamorgan Spring Bay municipal area. The assessment criteria is outlined in the Community Small Grants Fund policy, including:

- Grants are restricted to \$1,000, with exceptions up to \$1,500 at Councils discretion.
- Grants are available to not for profit individuals, community organisations and groups.
- Grants are intended to assist projects that (1) address relevant community issues of significance (2) are initiated within the community and actively involve local people and (3) improve access and encourage wider use of facilities.

### **East Coast Regional Development Organisation – INCORPORATED NUMBER 02611C**

This application from East Coast Regional Development Organisation dated and received on 7 March 2025 seeks contribution towards completing a dust and condensation free studio that provides an inspirational space for artists and students to practice their craft.

The studio will be open to the public and will provide a venue for workshops in papermaking, printmaking or similar crafts. This studio will add to The Village complex, creating a safe creative environment for all and support an increase in artistic endeavors in the community.

Estimated costs for event activities to be covered by Community Small Grant funding:

<b>Item</b>	<b>Cost</b>
Plywood	114.00
Plaster Sheeting	229.10
Furring Channel	156.00
R3.5 Insulation – Earthwool Pack	196.90
Plaster Screws Pkt 100	12.95
Adhesive	21.82

Jointing Compound	33.10
GST	76.40
Total	<b>\$840.27</b>

## **STRATEGIC PLAN REFERENCE**

### **Key Foundations**

#### **2. Our Community**

#### **This means**

Support and facilitation of social activities that promote community wellbeing.

Support for the arts, cultural activities, programs and events.

## **STATUTORY IMPLICATIONS**

Section 77 of the Local Government Act 1993 outlines the statutory requirements in relation to grants.

#### *77. Grants and benefits*

*(1) A council may make a grant or provide a pecuniary benefit or a non-pecuniary benefit that is not a legal entitlement to any person, other than a councillor, for any purpose it considers appropriate.*

*(1A) A benefit provided under subsection (1) may include –*

*a. in-kind assistance; and*

*b. fully or partially reduced fees, rates or charges; and*

*c. remission of rates or charges under Part 9.*

*(2) The details of any grant made or benefit provided are to be included in the annual report of the council.*

## **BUDGET IMPLICATIONS**

Applications for funding are considered throughout the financial year until such time as the available funds are exhausted. There is a \$15,000 Community Small Grants Program provision in the 2024/25 budget. As at 11 March 2025 there is \$1,768.17 of the budget available to support this application.

Bicheno Community Development Association	\$1,000
Spring Bay Suicide Prevention Network	\$1,000.00
Spring Bay Community Food Hub	\$1,430.92
Swansea Community Christmas	\$1,000.00
Swansea Courthouse Arts Inc	\$ 710.00
Bicheno Men's Shed	\$ 890.91
Triabunna Tivoli Theater	\$1,000.00
East Coast Anglican	\$1,000.00
Spring Bay RSL Sub-Branch	\$1,000.00
National Representative	\$ 500.00
Freycinet Volunteer Marine Rescue Association Inc	\$1,000.00
Friends of Buckland Church	\$ 700.00

Swansea Chamber of Commerce (Swansea Local Events Sub Committee) Auspiced by Swansea Community Men's Shed	\$1,000.00
Swansea Makers Market (auspiced by Glamorgan Historical Society Inc)	\$1000.00
<b>YTD Total</b>	<b>\$13,231.83</b>

### **RISK CONSIDERATION/S**

Risk	Likelihood	Consequence	Rating	Risk Mitigation Treatment
<b>Adopt the recommendation</b>				Nil
Nil				
<b>Do not adopt the recommendation</b>	Possible	Moderate	Moderate	Council provides the reasoning for not supporting the recommendation and provide alternative funding solutions or ideas.
ERDO may not find alternate funding to be able provide the venue for workshops in papermaking, printmaking or similar crafts to the community				

### **OFFICER'S COMMENTS**

This application satisfies the necessary criteria of the relevant policy.

#### Integrity Assessment:

The **East Coast Regional Development Organisation** are a registered incorporated association  
**Registration Number: # 02611C**

#### Criteria Assessment:

Funding value is within the acceptable allowance	Yes
Applicant is a not-for-profit community organisations and groups or individual	Yes
Grant is to assist projects that: 1. address relevant community issues of significance – 2. are initiated within the community and actively involve local people (3) improve access and encourage wider use of facilities	Yes

### **OFFICER'S RECOMMENDATION**

That Council approve the application for Community Small Grant funding of \$840.00 to East Coast Regional Development Organisation.

**DECISION 69/25**

Moved Cllr Neil Edwards, seconded Cllr Rob Churchill:

That Council approve the application for Community Small Grant funding of \$840.00 to East Coast Regional Development Organisation.

**THE MOTION WAS PUT AND CARRIED UNANIMOUSLY 8/0**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Cllr Rob Churchill, Cllr Neil Edwards, Cllr Kenneth Gregson, Cllr Carole McQueeney, Cllr Jenny Walker and Cllr Robert Young

Against: Nil

## **8.7 Request for Event Support - Bicheno Surf Life Saving Club - Devil of a Swim Event**

Author: Community Development Coordinator (Bernadette Pogorzelski)

Responsible Officer: Acting General Manager (Peter Porch)

### **ATTACHMENT/S**

1. BSLC Devil of a Swim Event Support Grant Application Form 2025 [8.7.1 - 7 pages]

### **PURPOSE**

To request for Council to provide Event Funding of \$2,500 to Bicheno Surf Life Saving Club for the "Devil of a Swim" event.

### **BACKGROUND/OVERVIEW**

Council periodically provides a level of financial and in-kind assistance to community events that aim to involve, engage and provide benefit to community groups within the Glamorgan Spring Bay municipality. Events supported by Glamorgan Spring Bay Council celebrate and engage local communities and promote tourism to our region. Councils ongoing support to organisations and groups assists in the delivery of events in the Glamorgan Spring Bay municipal area that have creative, community and economic outcomes.

Bicheno Surf Life Saving Club Inc IA11662

#### **About the event and organiser:**

##### **Introduction**

The Bicheno Surf Life Saving Club has hosted the annual 'Devil of a Swim' event since 2009, with more than 240 participants taking part in 2024. This popular event attracts swimmers of all abilities and includes a variety of swimming distances, taking place within Waubs Bay and extending to Diamond Island.

##### **Event Organization and Volunteers**

The 'Devil of a Swim' event is entirely organized and run by volunteers. These dedicated individuals contribute their time and effort to ensure the smooth running of the event, which is essential to its success. The event is a key fundraiser for the club and involves both local and visiting participants.

##### **Community Impact**

The event plays a significant role in the local community, bringing together approximately 600 people to the Bicheno area. With no entry fees required, the event is accessible to a wide range of swimmers. Many participants travel from across Tasmania and from interstate, with the majority staying in the region for two to three nights. This influx of

visitors positively impacts local food and accommodation businesses, making food and lodging provisions a crucial aspect of the event's success.

### **Club Activities and Support**

In addition to hosting the 'Devil of a Swim,' the Bicheno Surf Life Saving Club is dedicated to supporting the community and visitors in the region through various programs. These include Beach Patrols, Youth Education initiatives such as the Nipper program, and providing water safety services for schools and other organizations, including the Coles Bay Triathlon and Freycinet Challenge.

To maintain and expand these services, the Club relies on the purchase and upkeep of essential equipment. The club's ability to deliver these programs is dependent on continued support and resources.

### **Collaboration with Other Surf Life Saving Clubs**

The Bicheno Surf Life Saving Club works closely with other surf life-saving clubs across Tasmania to ensure adequate water safety coverage during events. This collaboration is crucial in maintaining the safety of swimmers and participants throughout the event.

### **Conclusion**

The 'Devil of a Swim' is a cornerstone event for both the Bicheno Surf Life Saving Club and the local community. Through the hard work of volunteers and the support of local businesses, the event provides a significant contribution to the Club's activities and the broader Bicheno area.

### **Request for support from Council:**

Bicheno Surf Life Saving Club has applied to Council for \$2000.00 of financial support for the "Devil of a Swim" event, which is scheduled to run on Saturday 26<sup>th</sup> April from 8:00am to 2:00pm, at Jetty Road Bicheno.

The festival organiser's request for assistance as follows;

- Financial Contribution

Estimated costs for event activities to be covered by Community Small Grant funding:

<b>Item</b>	<b>Cost</b>
Timing:	\$ 750
Officials' accommodation:	\$ 200
Webscorer:	\$ 371
SLST Insurance:	\$1000
Administrative costs:	\$ 280
<b>Total</b>	<b>\$2601</b>

- Waste Management
  - In kind support for the provision, delivery and pick up of empty general waste bins (red) as resources permit.

## **STRATEGIC PLAN REFERENCE**

### **Key Foundations**

#### **2. Our Community**

#### **This means**

Support and facilitation of social activities that promote community wellbeing.

## **STATUTORY IMPLICATIONS**

Section 77 of the Local Government Act 1993 outlines the statutory requirements in relation to grants.

#### *77. Grants and benefits*

*(1) A council may make a grant or provide a pecuniary benefit or a non-pecuniary benefit that is not a legal entitlement to any person, other than a councillor, for any purpose it considers appropriate.*

*(1A) A benefit provided under subsection (1) may include –*

*a. in-kind assistance; and*

*b. fully or partially reduced fees, rates or charges; and*

*c. remission of rates or charges under Part 9.*

*(2) The details of any grant made or benefit provided are to be included in the annual report of the council.*

## **BUDGET IMPLICATIONS**

The Council has allocated \$27,000 in the 2024/25 budget for events and programs. Of this total \$5,000 has been quarantined for Council run events with the remainder available for external event support.

To date, \$21,000 has been distributed to external events, and there is \$1,000 left for this event application.

To date these are the events that Council has funded:

Freycinet Challenge	\$2,000
Winter Challenge	\$2,000
Bicheno Food and Wine Festival	\$4,500
Great Eastern Wine Trail	\$1,000
Festival of Small Halls	\$1,000*
Coles Bay Triathlon	\$4,000
Triabunna Christmas Crew	\$2,500
Spoke Motorcycle Festival	\$2,000
ECHO Festival	\$2,000
<b>Total YTD</b>	<b>\$21,000</b>

\* and any potential shortfall

## **RISK CONSIDERATION/S**

Risk	Likelihood	Consequence	Rating	Risk Mitigation Treatment
<b>Adopt the recommendation</b>				Nil
Nil				
<b>Do not adopt the recommendation</b>	Possible	Moderate	Moderate	Council offers an explanation for the non-approval of the request
Bicheno Surf Life-Saving Club may not find alternate funding for the activity				

## **OFFICER'S COMMENTS**

Community sporting events bring many benefits to our communities, such as boosting the local economy and attracting more tourists. Retail and tourism businesses can benefit from the increased visitor numbers. This event will have a positive economic effect for the area.

The Bicheno Surf Life Saving Club, organisers or the "Devil of a Swim" event have asked for a medium level of support from Council similar to other events in the municipality.

In the interest of promoting equitable treatment for all event organizers, the Council officers recommend considering the following options:

- Council will supply, deliver, and collect bins as resources permit. Council will provide a supply of bin liners to be used for each bin, with any unused bin liners returned to the Council at the end of the event. The bins must be emptied regularly by the event organisers and returned in the same condition they were provided. Damaged bins are to be repaired/replaced at the cost to the organiser.
- Provide a financial contribution of \$2,000 towards expenses of the event.
- The event organiser will be required to supply photographs to the Council and grant permission for their use.
- The Officer recommends allocating \$1000 from the \$5000 reserved for Council events, despite the event budget being limited to \$1000. This will leave a remaining balance of \$4000 for Council events for the rest of the 2024-2025 financial year.

### **Integrity Assessment:**

Bicheno Surf Life Saving Club are a registered Australian Public Company  
ABN 77 984 727 480

Incorporated registration number IA11662

## **OFFICER'S RECOMMENDATION**

That Council approve the application for event support from Bicheno Surf Life Saving Club for \$2000 and in-kind support subject to available resources.

### **DECISION 70/25**

Moved Cllr Robert Young, seconded Cllr Carole McQueeney:

That Council approve the application for event support from Bicheno Surf Life Saving Club for \$2000 and in-kind support subject to available resources.

**THE MOTION WAS PUT AND CARRIED UNANIMOUSLY 8/0**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Cllr Rob Churchill, Cllr Neil Edwards, Cllr Kenneth Gregson, Cllr Carole McQueeney, Cllr Jenny Walker and Cllr Robert Young

Against: Nil

## 9 NOTICES OF MOTION

Moved Cllr Robert Young, seconded Cllr Kenneth Gregson:

That the meeting be adjourned.

### THE MOTION WAS PUT AND LOST 4/4

For: Cllr Rob Churchill, Cllr Kenneth Gregson, Cllr Carole McQueeney and Cllr Robert Young

Against: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Cllr Neil Edwards and Cllr Jenny Walker

*After further discussion and in accordance with regulation 13 of the Local Government Meeting Procedures the Mayor adjourned the meeting at 3.50pm for 20 minutes to seek further advice.*

*Acting Director Planning and Development, James Bonner left the meeting at 4.12pm.*

*Mayor Arnol reconvened at 4.29pm.*

## **10     PETITIONS**

Nil.

## 11 COUNCILLORS

### 11.1 Questions on Notice by Councillors

Nil.

### 11.2 Comments/statements

*Clr Walker apologised to Councillors for her behavior during the adjournment and confirmed that TasWater has resolved the leak on the Orford Bridge.*

*Clr Gregson thanked Director Corporate and Community, Elysse Blain, for her service at Council, with sentiments echoed by others in the room. He also mentioned the "Float to Survive" event and the ECHO Festival and thanked the Acting General Manager for the quick response to a ratepayer.*

*Clr McQueeney shared her recent attendance at the LGAT Climate Change Forum.*

*Clr Churchill also expressed thanks to Director Corporate and Community, Elysse Blain, with the sentiment supported by other Councillors.*

*Clr McQueeney advised that the letter from the Office of Local Government, discussed in the previous Council meeting, is now available on the Council's website. (<https://gsbc.tas.gov.au/wp-content/uploads/2025/02/Letter-Acting-Director-of-Local-Government-to-GSBC-Response-to-Motion.pdf>)*

## 12 CONFIDENTIAL ITEMS (CLOSED SESSION)

In accordance with the requirements of the *Local Government (Meeting Procedures) Regulations 2015*, the Mayor is to declare the meeting closed to the public in order to discuss the following matter/s:

- Item 1: Minutes of Closed Session – Ordinary Council Meeting held on 25 February 2025**  
As per the provisions of regulation 34 of the *Local Government (Meeting Procedures) Regulations 2015*.
- Item 2: Minutes of Closed Session – Special Council Meeting held on 4 March 2025**  
As per the provisions of regulation 34 of the *Local Government (Meeting Procedures) Regulations 2015*.
- Item 3: General Manager Recruitment**  
As per the provisions of Regulation 15 (2) (a) (d) of the *Local Government (Meeting Procedures) Regulations 2015*.
- Item 4: Personnel Matter**  
As per the provisions of Regulation 15 (2) (a) of the *Local Government (Meeting Procedures) Regulations 2015*.
- Item 5: Notice of Motion – Cllr Rob Churchill**  
As per the provisions of Regulation 15 (2) (a) of the *Local Government (Meeting Procedures) Regulations 2015*.

### **RECOMMENDATION**

That Council moves into Closed Session at [time].

### **DECISION 71/25**

Moved Deputy Mayor Michael Symons, seconded Cllr Jenny Walker,

That Council moves into Closed Session at 4.38pm.

**THE MOTION WAS PUT AND CARRIED UNANIMOUSLY 8/0**

For: Mayor Cheryl Arnol, Deputy Mayor Michael Symons, Cllr Rob Churchill, Cllr Neil Edwards, Cllr Kenneth Gregson, Cllr Carole McQueeney, Cllr Jenny Walker and Cllr Robert Young

Against: Nil

***The Mayor confirmed that the recording had been terminated.***

*Executive Officer, Jazmine Kerr and Rates Officer / Assistance Executive Officer, Kristy McConnon left the meeting at 4.38pm prior to commencement of closed session.*

## 13 CLOSE

The Mayor declared the meeting closed at 5.51pm.

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

**Date:**

**Mayor Cheryl Arnol**