

Notice of Ordinary Council Meeting and

Agenda

23 JANUARY 2023

To all Councillors

NOTICE OF MEETING

In accordance with the *Local Government (Meeting Procedures) Regulations 2015*, notice is given of the next ordinary meeting of the Central Coast Council which will be held in the Council Chamber at the Administration Centre, 19 King Edward Street, Ulverstone on 23 January 2023. The meeting will commence at 6.00pm.

An agenda and associated reports and documents are appended hereto.

A notice of meeting was published in The Advocate newspaper, a daily newspaper circulating in the municipal area, on 7 January 2023.

A live stream of the meeting will be available on the Central Coast Council – TAS YouTube page, or via a link on Council's website and Facebook page.

Dated at Ulverstone this 18th day of January 2023.

This notice of meeting and the agenda is given pursuant to delegation for and on behalf of the General Manager.



Ian Brunt
EXECUTIVE SERVICES OFFICER

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QUALIFIED PERSON'S ADVICE

The *Local Government Act 1993* (the Act), Section 65 provides as follows:

- “(1) A general manager must ensure that any advice, information or recommendation given to the council or a council committee is given by a person who has the qualifications or experience necessary to give such advice, information or recommendation.
- (2) A council or council committee is not to decide on any matter which requires the advice of a qualified person without considering such advice unless –
 - (a) the general manager certifies, in writing –
 - (i) that such advice was obtained; and
 - (ii) that the general manager took the advice into account in providing general advice to the council or council committee; and
 - (b) a copy of that advice or, if the advice was given orally, a written transcript or summary of that advice is provided to the council or council committee with the general manager's certificate.”

In accordance with Section 65 of the Act, I certify:

- (i) that the reports within this agenda contain advice, information and recommendations given by persons who have the qualifications and experience necessary to give such advice, information or recommendation;
- (ii) where any advice is directly given by a person who did not have the required qualifications or experience that person has obtained and taken into account another person's general advice who is appropriately qualified or experienced; and
- (iii) that copies of advice received from an appropriately qualified or experienced professional have been provided to the Council.



Sandra Ayton
GENERAL MANAGER

AGENDA

COUNCILLORS ATTENDANCE

COUNCILLORS APOLOGIES

EMPLOYEES ATTENDANCE

GUEST(S) OF THE COUNCIL

MEDIA ATTENDANCE

PUBLIC ATTENDANCE

DIGITAL RECORDING OF COUNCIL MEETINGS

At the commencement of the meeting, the Chairperson is to notify those present that the meeting will be digitally recorded and made publicly available through the Council's website.

Digital recordings will be conducted in accordance with Regulation 33 of the *Local Government (Meeting Procedures) Regulations 2015* and the Council's *Digital Recording Policy* (109/2022 – 20.04.2022).

ACKNOWLEDGEMENT OF COUNTRY

The Central Coast Council acknowledges and pays respect to the traditional owners of lutrawita (Tasmania), the palawa/pakana people.

We acknowledge the Punnilerpanner tribe of this Northern Country, and in doing so, we celebrate one of the world's oldest continuing cultures.

OPENING PRAYER

May the words of our lips and the meditations of our hearts be always acceptable in Thy sight, O Lord.

BUSINESS

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1 CONFIRMATION OF MINUTES OF THE COUNCIL

1.1 Confirmation of minutes

The Executive Services Officer reports as follows:

“The minutes of the ordinary meeting of the Council held on 12 December 2022 have already been circulated. The minutes are required to be confirmed for their accuracy.

The *Local Government (Meeting Procedures) Regulations 2015* provide that in confirming the minutes of a meeting, debate is allowed only in respect of the accuracy of the minutes.

A suggested resolution is submitted for consideration.”

- “That the minutes of the ordinary meeting of the Council held on 12 December 2022 be confirmed.”
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2 COUNCIL WORKSHOPS

2.1 Council workshops

The Executive Services Officer reports as follows:

“The following council workshops have been held since the last ordinary meeting of the Council.

- 9 January 2023 – Local Area Settlement Strategy review; Draft Statewide Waste Strategy review; quarterly Strategy update; review of Council and Workshop meetings.
- 16 January 2023 – Penguin Foreshore Masterplan; Weed Management Plan; feedback on local government elections.

This information is provided for the purpose of record only. A suggested resolution is submitted for consideration.”

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- “That the Officer’s report be received.”
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3 MAYOR’S COMMUNICATIONS

3.1 Mayor’s communications

The Mayor to report:

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3.2 Mayor’s diary

The Mayor reports as follows:

“I have attended the following events and functions on behalf of the Council:

- . Mersey Leven Emergency Management Committee Meeting
- . West North West Working Group Meeting
- . Premiers Cocktail Christmas Function
- . Ulverstone Men’s Shed Christmas Lunch
- . Closing Ceremony of Apple Isle Moot
- . Tasmanian Canoe Championships
- . Cradle Coast Authority Board Workshop.”

The Executive Services Officer reports as follows:

“A suggested resolution is submitted for consideration.”

- “That the Mayor’s report be received.”
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3.3 Declarations of interest

The Mayor reports as follows:

“Councillors are requested to indicate whether they have, or are likely to have, a pecuniary (or conflict of) interest in any item on the agenda.”

The Executive Services Officer reports as follows:

“The *Local Government Act 1993* provides that a councillor must not participate at any meeting of a council in any discussion, nor vote on any matter, in respect of which the councillor has an interest or is aware or ought to be aware that a close associate has an interest.

Councillors are invited at this time to declare any interest they have on matters to be discussed at this meeting. If a declaration is impractical at this time, it is to be noted that a councillor must declare any interest in a matter before any discussion on that matter commences.

All interests declared will be recorded in the minutes at the commencement of the matter to which they relate.”

4 COUNCILLOR REPORTS

4.1 Councillor reports

The Executive Services Officer reports as follows:

“Councillors who have been appointed by the Council to community and other organisations are invited at this time to report on actions or provide information arising out of meetings of those organisations.

Any matters for decision by the Council which might arise out of these reports should be placed on a subsequent agenda and made the subject of a considered resolution.”

5 APPLICATIONS FOR LEAVE OF ABSENCE

5.1 Leave of absence

The Executive Services Officer reports as follows:

“The *Local Government Act 1993* provides that the office of a councillor becomes vacant if the councillor is absent without leave from three consecutive ordinary meetings of the council.

The Act also provides that applications by councillors for leave of absence may be discussed in a meeting or part of a meeting that is closed to the public.

There are no applications for consideration at this meeting.”

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6 DEPUTATIONS

6.1 Deputations

The Executive Services Officer reports as follows:

“No requests for deputations to address the meeting or to make statements or deliver reports have been made.”

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7 PETITIONS

7.1 Petitions

The Executive Services Officer reports as follows:

“No petitions under the provisions of the *Local Government Act 1993* have been presented.”

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8 COUNCILLORS' QUESTIONS

8.1 Councillors' questions without notice

The Executive Services Officer reports as follows:

“The *Local Government (Meeting Procedures) Regulations 2015* provide as follows:

'29 (1) A councillor at a meeting may ask a question without notice –

- (a) of the chairperson; or
- (b) through the chairperson, of –
 - (i) another councillor; or
 - (ii) the general manager.

(2) In putting a question without notice at a meeting, a councillor must not –

- (a) offer an argument or opinion; or
- (b) draw any inferences or make any imputations –

except so far as may be necessary to explain the question.

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- (3) The chairperson of a meeting must not permit any debate of a question without notice or its answer.
 - (4) The chairperson, councillor or general manager who is asked a question without notice at a meeting may decline to answer the question.
 - (5) The chairperson of a meeting may refuse to accept a question without notice if it does not relate to the activities of the council.
 - (6) Questions without notice, and any answers to those questions, are not required to be recorded in the minutes of the meeting.
 - (7) The chairperson may require a councillor to put a question without notice in writing.'

If a question gives rise to a proposed matter for discussion and that matter is not listed on the agenda, Councillors are reminded of the following requirements of the Regulations:

- '8 (5) Subject to subregulation (6), a matter may only be discussed at a meeting if it is specifically listed on the agenda of that meeting.
- (6) A council by absolute majority at an ordinary council meeting, ..., may decide to deal with a matter that is not on the agenda if –
 - (a) the general manager has reported the reason it was not possible to include the matter on the agenda; and
 - (b) the general manager has reported that the matter is urgent; and
 - (c) in a case where the matter requires the advice of a qualified person, the general manager has certified under section 65 of the Act that the advice has been obtained and taken into account in providing general advice to the council.'

Councillors who have questions without notice are requested at this time to give an indication of what their questions are about so that the questions can be allocated to their appropriate Departmental Business section of the agenda.”

<i>Councillor</i>	<i>Question</i>	<i>Department</i>
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8.2 Councillors’ questions on notice

The Executive Services Officer reports as follows:

“The *Local Government (Meeting Procedures) Regulations 2015* provide as follows:

- ‘30 (1) A councillor, at least 7 days before an ordinary council meeting or a council committee meeting, may give written notice to the general manager of a question in respect of which the councillor seeks an answer at that meeting.
- (2) An answer to a question on notice must be in writing.’

It is to be noted that any question on notice and the written answer to the question will be recorded in the minutes of the meeting as provided by the Regulations.

Any questions on notice are to be allocated to their appropriate Departmental Business section of the agenda.

No questions on notice have been received.”

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9. PUBLIC QUESTION TIME

9.1 Public question time

The Mayor reports as follows:

“At 6.40pm or as soon as practicable thereafter, a period of not more than 30 minutes is to be set aside for public question time during which any member of the public may ask questions relating to the activities of the Council.

Public question time will be conducted in accordance with the *Local Government (Meeting Procedures) Regulations 2015* and the supporting procedures adopted by the Council in its *Meeting Procedures – Public question time* (19 May 2014 – Minute No. 133/2014). Some of these procedures include:

- No more than two questions may be asked by a member of the public.
- The meeting procedures do not allow for statements or debate, only questions.
- A questioner is to identify themselves before asking a question and direct their question/s to the Chairperson, who may invite another Councillor or Council employee to respond.
- To assist with the accurate recording of the minutes, a form has been provided for the questioner to record their question/s, name and contact details.
- If an item on the agenda has not been dealt with prior to public question time, questions about that item will not be taken for the reason that a response could compromise the Council’s subsequent consideration of that item.
- If it is not possible for an answer to be provided to a question at the meeting, then a written answer will be provided subsequent to the meeting.
- The Chairperson may refuse to accept a question. If the Chairperson refuses to accept a question, the Chairperson is to give reason for doing so.
- Protection of parliamentary privilege does not apply to local government and any statements in the Council Chambers, or any document produced, are subject to the laws of defamation.
- Public questions and their responses at the meeting will be recorded in the minutes, and via digital recording, which will be publicly available.”

9.2 Public questions taken on notice

The Executive Services Officer reports as follows:

“No public questions were taken on notice from the 12 December 2022 meeting.”

10 DEPARTMENTAL BUSINESS

GENERAL MANAGEMENT

10.1 Investigation into facilitating the building and operating of a hotel/motel, in connection with the Dial Regional Sports Complex

■ Cr Hiscutt (having given notice) to move, “That the Council seeks advice for the best way forward, with the intent of calling for expressions of interest in building and/or operating a hotel/motel complex in or near the Dial Regional Sports Complex, or elsewhere within the municipality, and reports back to the Council at a workshop in April 2023.”

Cr Hiscutt, in support of the motion, submits as follows:

“The Central Coast municipality on the North West Coast is ideally situated for tourism and is in dire need of a new accommodation complex. One option would be to support and compliment the Dial Regional Sports Complex.

Let’s look at what is currently available in this space:

Sports –

- . Football (two grounds – one to AFL standard)
- . Cricket
- . Golf
- . Bowls
- . Tennis
- . Basketball
- . Squash
- . Woodchopping
- . Synthetic athletics track
- . Mountain biking
- . Snooker
- . Darts
- . Auskick

Activities –

- . Sports and Servicemen’s Club
- . Returned and Services League (RSL)
- . Men’s shed
- . Penguin District School
- . Function Centre
- . Walking tracks
- . Playground
- . Parking

And there is probably plenty more I have missed.

There is also incredible predicted growth, namely in the State Government committing to a 25 million dollar upgrade of the football ground with the intent to potentially host AFL games, as well as regularly attracting high profile international events. There is also significant growth in mountain biking, as Tasmania is becoming a hot spot for mountain biking tourism, with an estimated growth of up to 70 thousand people per year who may be coming to the area.

What the area now needs is sufficient capacity to host the people who will be coming to Central Coast. This ensures that the predicted growth in the area can be managed without putting strain on existing infrastructure. It also allows for functions to cater for guests who may need to travel to attend.

This motion is not a guarantee of action, only that we should investigate the best way forward to seek expressions of interest, then we can decide if it's worth doing or not.

If this was to proceed, a possible option would be to advertise in local newspapers as well as major national newspapers, such as the Age, the Financial Review and the Australian; and advertised on available online locations too. We espouse the benefits of a booming region and an ideal location situated close to a sporting hub and close to major towns. If passed, I'm sure staff would use best practice in determining the correct course of action to achieve the intent of the motion.

This motion is designed to allow the Council to seek and understand the processes required so that they can provide the best advice to Councillors, to see if the Councillors would like to proceed with an expression of interest. If there is someone out there interested in this amazing opportunity it could be a huge boon to the area. If interest is received, then future actions can be allocated and budgeted for in next year's Annual Plan to progress it further if that is in the community's best interest."

The General Manager reports as follows:

"To undertake a request for expressions of interest to facilitate the building and operating of a hotel/motel will require resources and capabilities outside of those within the organisation.

This notice of motion will allow staff to work through some options/processes and provide guidance to Councillors on the best way forward.

The motion is supported."

The Executive Services Officer reports as follows:

- “That the motion on notice from Cr Hiscutt is submitted for consideration.”

10.2 Minutes and notes of committees of the Council and other organisations

The General Manager reports as follows:

“The following (non-confidential) minutes and notes of committees of the Council and other organisations on which the Council has representation have been received:

- Central Coast Council Audit Panel – meeting held 28 November 2022
- Central Coast Community Shed Management Committee – meeting held 5 December 2022
- Central Coast Chamber of Commerce & Industry – meeting held 7 December 2022.

Copies of the minutes and notes having been circulated to all Councillors, a suggested resolution is submitted for consideration.”

- “That the (non-confidential) minutes and notes of committees of the Council be received.”

10.3 Quarterly Performance Report – Annual Plan 2022–2023 Progress

The General Manager reports as follows:

“*PURPOSE*

The purpose of this report is to present the Quarterly Performance Report – December 2022 for the Council’s Annual Plan 2022–2023.

BACKGROUND

The Council's Annual Plan 2022–2023 and Budget Estimates were adopted by the Council at its meeting on Monday, 20 June 2022 in accordance with the requirements of the *Local Government Act 1993*.

DISCUSSION

The Quarterly Performance Report to Council provides an update on the progress of strategic actions included in the Council's Annual Plan 2022–2023. Strategies and actions are listed by Department and provide information on what is planned to be achieved during the financial year. Each action's status includes progress comments and the estimated percentage completed against the targets set. Highlights of achievements during the second quarter included:

- . A review of Council's Dog Management Policy at Penguin Beach, Johnsons Beach and Preservation Bay was completed, with Council adopting the changes at the November 2022 Council meeting, with effect from 1 December 2022.
- . Council's new Digital Strategy, which incorporated a cloud-based strategy, was approved at the December 2022 Council meeting. The new strategy will help deliver digital services that enhance the experience of our customers and improve operational efficiencies.
- . A review of Central Coast's smoke-free areas led to the designation of new smoke-free areas in Ulverstone and Penguin. These areas were officially declared at the November 2022 Council meeting, with effect from 1 December 2022.
- . Site visits to parking areas were carried out in late 2022, as part of a review of carpark lighting. This review is now complete, with final costings included in the draft Long-term Financial Plan.
- . A plan for the upgrade of public area waste systems has been completed. Following the presentation of a location plan at a Councillor Workshop in October 2022, bins have been installed, redundant bins removed, and revised collection arrangements commenced.
- . Following extensive consultation and design work the Council adopted the Perry-Ling Garden Landscape Masterplan at the November 2022 Council meeting.
- . Plans were finalised and made ready for adoption at the January 2023 Council meeting for the Turners Beach Integrated Pathway, Streetscaping and Traffic Management Plan 2023.

A copy of the Quarterly Performance Report – December 2022 is appended.

CONSULTATION

Consultation is not required on this report.

RESOURCE, FINANCIAL AND RISK IMPACTS

Other than staff time there is no impact on Council resources.

CORPORATE COMPLIANCE

The Central Coast Strategic Plan 2014–2024 includes the following strategies and key actions:

Council Sustainability and Governance

- . Improve corporate governance
- . Improve service provision
- . Effective communication and engagement.

CONCLUSION

It is recommended that Council receive the Quarterly Performance Report – December 2022.”

The Executive Services Officer reports as follows:

“A copy of the Quarterly Performance Report – December 2022 having been circulated to Councillors, a suggested resolution is submitted for consideration.”

- “That the Council receive the Quarterly Performance Report on progress with the Annual Plan 2022–2023, as at 31 December 2022.”

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10.4 Common seal

The General Manager reports as follows:

“A Schedule of Documents for Affixing of the Common Seal for the period 13 December 2022 to 23 January 2023 is submitted for the authority of the Council to be given. Use of the common seal must first be authorised by a resolution of the Council.

The Schedule also includes for information advice of final plans of subdivision sealed in accordance with approved delegation and responsibilities.”

The Executive Services Officer reports as follows:

“A copy of the Schedule having been circulated to all Councillors, a suggested resolution is submitted for consideration.”

■ “That the common seal (a copy of the Schedule of Documents for Affixing of the Common Seal being appended to and forming part of the minutes) be affixed subject to compliance with all conditions of approval in respect of each document, and that the advice of final plans of subdivision sealed in accordance with approved delegation and responsibilities be received.”

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10.5 Contracts and agreements

The General Manager reports as follows:

“A Schedule of Contracts and Agreements (other than those approved under the common seal) entered into for the period 13 December 2022 to 23 January 2023 is submitted to the Council for information. The information is reported in accordance with approved delegations and responsibilities.”

The Executive Services Officer reports as follows:

“A copy of the Schedule having been circulated to all Councillors, a suggested resolution is submitted for consideration.”

- “That the Schedule of Contracts and Agreements (a copy being appended to and forming part of the minutes) be received.”
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10.6 Correspondence addressed to the Mayor and Councillors

The General Manager reports as follows:

“A Schedule of Correspondence addressed to the Mayor and Councillors for the period 13 December 2022 to 23 January 2023 and which was addressed to the ‘Mayor and Councillors’ is appended. Reporting of this correspondence is required in accordance with Council policy.

Where a matter requires a Council decision based on a professionally developed report the matter will be referred to the Council. Matters other than those requiring a report will be administered on the same basis as other correspondence received by the Council and managed as part of the day-to-day operations.”

The Executive Services Officer reports as follows:

“A copy of the Schedule having been circulated to all Councillors, a suggested resolution is submitted for consideration.”

- “That the Schedule of Correspondence addressed to the Mayor and Councillors (a copy being appended to and forming part of the minutes) be received.”
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COMMUNITY SERVICES

10.7 Development application determinations

The Director Community Services reports as follows:

“A Schedule of Development Application Determinations made during the month of December 2022 is submitted to the Council for information. The information is reported in accordance with approved delegations and responsibilities.”

The Executive Services Officer reports as follows:

“A copy of the Schedule having been circulated to all Councillors, a suggested resolution is submitted for consideration.”

- “That the Schedule of Development Application Determinations (a copy being appended to and forming part of the minutes) be received.”

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10.8 Request to approve three street names for new roads in a residential estate off Parsons Street, Ulverstone

The Director Community Services reports as follows:

“The Manager Land Use Planning has prepared the following report:

‘PURPOSE

The purpose of this report is for Council to consider proposed names for three new roads in a residential subdivision off Parsons Street, Ulverstone (Stages 1, 2 and 4). The subdivision, upon completion, will result in 79 residential lots and a stormwater conveyancing channel. The subdivision of land was approved in August 2020.

- . Annexure 1 – aerial view;
- . Annexure 2 – approved Plan of Subdivision; and
- . Annexure 3 – Final Plan of Survey – Stages 1 and 2.

BACKGROUND

Tasmanian legislation titled *Place Names Act 2020* (the Act), came into effect on 1 July 2020. The Act, along with associated “*Tasmanian Place Naming Guidelines*” (the Guidelines), sets out the process for the naming of places in Tasmania.

In summary, the Nomenclature Board has been replaced with the Place Names Advisory Panel and Councils are the responsible authority to propose names, through Placenames Tasmania.

The primary considerations to be given to place names are:

- the “specific” name (for example Henslowes or Risby) cannot be applied if already used in the North West region;
- a “specific” name, coupled with a road or street type (such as Road, Close or Avenue) cannot be used if it is used elsewhere in Tasmania;
- be related to family history;
- originate from military records;
- be of plant or animal species;
- to be in keeping with the character and tradition of the area;
- to be of historical or local significance;
- to be suggestive of a peculiarity of a topographical feature; or
- a name of Aboriginal derivation that has an appropriate meaning.

DISCUSSION

The Council, on 31 August 2020, in its role as the Planning Authority, approved the subdivision of land at 18, 27 and 28 Parsons Street, Ulverstone. The subdivision will result in 79 residential lots with an associated stormwater conveyancing channel, to be located on the western side of Buttons Creek.

The development includes a new road off Parsons Street that will service the majority of the lots under Stages 1, 2 and 3; a cul-de-sac road that will primarily service Stage 1 of the development and a double headed cul-de-sac at the end of the primary road, servicing 15 lots under Stage 4. Refer to the Plan of Subdivision at Annexure 2.

The developer has requested that Council consider the following road names for the new roads.

Primary road off Parsons Street –

“Cassia Drive”. The name is associated with the developer’s family. It is also the name of a plant.

A “Drive” is defined as “a wide throughfare allowing the steady flow of traffic without many cross streets”.

A search on Placenames Tasmania has revealed there is a road named Cassia Place in Kingston, in southern Tasmania. However, the name “Cassia” is not assigned in the North West of Tasmania. The name “Cassia Drive” can be assigned.

Cul-de-sac road (turning right off the primary road) –

The developer submitted several options including “Kara Close”, “Coralie Court” or “Hugo Court”. The names are associated with the developer’s family.

A “Close” and a “Court” are defined as “a short, enclosed roadway”.

In relation to the names “Kara” and “Coralie”, there is a Lake Kara Road, in Upper Natone and Kara Road and Kara Dirt Road in Hampshire. There is a Coral Avenue in Ulverstone. These names cannot be assigned due to existing North West roads or similarity of the name with an existing road.

The name “Hugo” is not used in the North West. There is a Hugo Street in Kingston and Hugo Place in Ravenswood, and Hugos Lane in West Hobart.

The name “Hugo Court” could be assigned to a road in the North West of the State.

Double headed cul-de-sac road (at the end of proposed Cassia Drive, servicing 15 lots under Stage 4) –

The developer submitted several options, with a preference for “Kaye Place”. The name is associated with the developer’s family.

The name “Kaye” is not used elsewhere in the State and can be assigned.

A “Place” is defined as “a short, sometimes narrow, enclosed roadway”.

Feedback from Placenames Tasmania is that there is no issue with the names proposed.

It is suggested that the road names “Cassia Drive”, “Hugo Court” and “Kaye Place” be assigned to the new roads.

The road names would be formally referred to Placenames Tasmania for acceptance.

CONSULTATION

The development is a private subdivision. The Council has traditionally worked with the developer to agree upon suitable names for any roads or streets created by the subdivision of land.

RESOURCE, FINANCIAL AND RISK IMPACTS

There are no additional costs, apart from some minor administration costs, incurred by this decision.

CORPORATE COMPLIANCE

The Central Coast Strategic Plan 2014–2024 includes the following strategies and key actions:

The Shape of the Place

- Encourage a creative approach to new development.

The Environment and Sustainable Infrastructure

- Develop and manage sustainable built infrastructure.

Recommendation –

It is recommended:

- (a) that the name Cassia Drive be assigned to the new primary roadway off Parsons Street, Ulverstone, the name Hugo Court be assigned to the internal, secondary road that forms part of the subdivision of land, and the name Kaye Place be assigned to the short, double headed cul-de-sac to be developed under Stage 4 of the subdivision approved under DA2020071; and
- (b) that the Council refer the names to Placenames Tasmania for acceptance by the Registrar of Place Names.’

The report is supported.”

The Executive Services Officer reports as follows:

“A plan of the proposed new roads having been circulated to all Councillors, a suggested resolution is submitted for consideration.”

■ “That, in respect of the residential subdivision off Parsons Street, Ulverstone (DA2020071), the Council refer the following names to Placenames Tasmania for acceptance by the Registrar of Place Names:

- (a) Cassia Drive (the new primary roadway off Parsons Street, Ulverstone);
- (b) Hugo Court (the new internal secondary road); and
- (c) Kaye Place (the short, double headed cul-de-sac to be developed under Stage 4 of the subdivision).

10.9 Request to approve two street names for new roads in a residential estate off Trevor Street, Ulverstone

The Director Community Services reports as follows:

“The Manager Land Use Planning has prepared the following report:

‘PURPOSE

The purpose of this report is for Council to consider proposed names for two new roads that form accesses to lots under Stages 1, 2 and 3 of a subdivision at 126A Trevor Street, Ulverstone. The subdivision, upon completion, will result in 74 residential lots, approved in July 2010 under SUB2009.3.

- . Annexure 1 – aerial view of the subdivision area;
- . Annexure 2 – approved plan of subdivision; and
- . Annexure 3 – letter of consent from Mr Jernej Bajzelj.

BACKGROUND

Tasmanian legislation titled *Place Names Act 2020* (the Act), came into effect on 1 July 2020. The Act, along with associated “*Tasmanian Place Naming Guidelines*” (the Guidelines), sets out the process for the naming of places in Tasmania.

In summary, the Nomenclature Board has been replaced with the Place Names Advisory Panel and Councils are the responsible authority to propose names, through Placenames Tasmania.

The primary considerations to be given to place names are:

- the “specific” name (for example Henslowes or Risby) cannot be applied if already used in the North West region;
- a “specific” name, coupled with a road or street type (such as Road, Close or Avenue) cannot be used if it is used elsewhere in Tasmania;
- be related to family history;
- originate from Military records;
- be of plant or animal species;
- to be in keeping with the character and tradition of the area;
- to be of historical or local significance;
- to be suggestive of a peculiarity of a topographical feature; or
- a name of Aboriginal derivation that has an appropriate meaning.

DISCUSSION

The Council, under delegated authority, approved a 74 lot subdivision over land zoned General Residential at 126A Trevor Street, Ulverstone in July 2010. The subdivision was considered to be “substantially commenced” due to the lodgement and subsequent approval, by Council, of engineering drawings in December 2011.

The development includes two new, intersecting roads, each with a cul-de-sac turning head. The primary road would be accessed via Trevor Street, Ulverstone. Refer to the Plan of Subdivision at Annexure 2.

The developer has requested that Council consider the following road names for the new roads.

Primary road off Trevor Street –

“Udiminia Drive”. The name Udiminia is a derivative from the Latin word “Eudaemonia” meaning “the condition of human flourishing or of living well”.

A “Drive” is defined as “a wide throughfare allowing the steady flow of traffic without many cross streets”.

Secondary road (turning left off the primary road) –

“Jernej Way” – with reference to Mr Jernej Bajzelj who was one of the builders of Ulverstone’s heritage listed clock tower. Mr Bajzelj has signed a letter consenting to the use of his first name, Jernej, as a road name. Refer to Annexure 3.

A “Way” is defined as “any land intended to be used for the passage of persons, vehicles or animals”. A “Way” is often short and narrow.

A search on Placenames Tasmania revealed that the suggested names could be assigned, as no such road names are used within Tasmania. Feedback from Placenames Tasmania is that there is no issue with either of the names proposed.

It is suggested that the names “Udiminia Drive” and “Jernej Way” be assigned to the new roads.

The road names would be formally referred to Placenames Tasmania for acceptance.

CONSULTATION

The development is a private subdivision. The Council has traditionally worked with the developer to agree upon suitable names for any roads or streets created by the subdivision of land.

RESOURCE, FINANCIAL AND RISK IMPACTS

There are no additional costs, apart from some minor administration costs, incurred by this decision.

CORPORATE COMPLIANCE

The Central Coast Strategic Plan 2014–2024 includes the following strategies and key actions:

The Shape of the Place

- Encourage a creative approach to new development.

The Environment and Sustainable Infrastructure

- Develop and manage sustainable built infrastructure.

Recommendation –

It is recommended:

- (a) that the name Udiminia Drive be assigned to the new primary roadway off Trevor Street, Ulverstone and the name Jernej Way be assigned to the new internal, secondary road that forms part of the subdivision of land, approved under SUB2009.3; and
- (b) that the Council refer the names to Placenames Tasmania for acceptance by the Registrar of Place Names.’

The report is supported.”

The Executive Services Officer reports as follows:

“A plan of the proposed new roads having been circulated to all Councillors, a suggested resolution is submitted for consideration.”

■ “That, in respect of the residential subdivision off Trevor Street, Ulverstone (SUB2009.3), the Council refer the following names to Placenames Tasmania for acceptance by the Registrar of Place Names:

- (a) Udiminia Drive (the new primary roadway off Trevor Street, Ulverstone); and
- (b) Jernej Way (the new internal secondary road that forms part of the subdivision).

10.10 Council acting as a planning authority

The Mayor reports as follows:

“The *Local Government (Meeting Procedures) Regulations 2015* provide that if a council intends to act at a meeting as a planning authority under the *Land Use Planning and Approvals Act 1993*, the chairperson is to advise the meeting accordingly.

The General Manager has submitted the following report:

‘If any such actions arise out of Agenda Item 10.11, they are to be dealt with by the Council acting as a planning authority under the *Land Use Planning and Approvals Act 1993*.’”

The Executive Services Officer reports as follows:

“Councillors are reminded that the *Local Government (Meeting Procedures) Regulations 2015* provide that the general manager is to ensure that the reasons for a decision by a council acting as a planning authority are recorded in the minutes.

A suggested resolution is submitted for consideration.”

- “That the Mayor’s report be received.”

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10.11 Residential – shed and two awnings (one retrospective and one new) – Setback at 6 Brockmarsh Place, West Ulverstone – Application No. DA2022322

The Director Community Services reports as follows:

“The Town Planner has prepared the following report:

<i>‘DEVELOPMENT APPLICATION NO.:</i>	DA2022322
<i>PROPOSAL:</i>	Residential – shed and two awnings (one retrospective and one new) – Setback
<i>APPLICANT:</i>	Martin Daniel
<i>LOCATION:</i>	6 Brockmarsh Place, West Ulverstone
<i>ZONE:</i>	Low Density Residential
<i>PLANNING INSTRUMENT:</i>	<i>Tasmanian Planning Scheme – Central Coast</i> (the Planning Scheme)
<i>ADVERTISED:</i>	3 December 2022
<i>REPRESENTATIONS EXPIRY DATE:</i>	19 December 2022
<i>REPRESENTATIONS RECEIVED:</i>	One
<i>42-DAY EXPIRY DATE:</i>	11 January 2023 (extension of time granted until 23 January 2023)
<i>DECISION DUE:</i>	23 January 2023
<i>PURPOSE</i>	

The purpose of this report is to consider an application for the construction of a 15m x 10m outbuilding (shed) and two awnings (one retrospective and one new) at 6 Brockmarsh Place, West Ulverstone.

Accompanying the report are the following documents:

- . Annexure 1 – location plan;
- . Annexure 2 – application documentation;
- . Annexure 3 – representations; and
- . Annexure 4 – photographs.

BACKGROUND

Development description –

Application is made in two parts. Firstly, to construct a 10m x 15m (150m²) shed. Secondly, for the approval of two separate awnings. One awning is retrospective development and the other is proposed. The retrospective awning is 10m x 3.59m and the proposed awning would be 14m x 3.5m (southern side) and 4.65m (northern side).

Outbuilding (shed)

The 10m x 15m (150m²) shed is proposed on the north-western side of the development site. It is proposed that the shed would be setback 15m from the northern boundary and 1.5m from the western side boundary. The shed would consist of three bays with a 3m x 10m lean-to on the southern side. The shed, at the ridge (highest point), would be 5.11m high, with the shed wall 3.5m high and the lean-to wall 3.19m high.

Upon inspection of the site, the proposed shed foundations would be within an existing prepared area on the site, which has been cut approximately 400mm deep and levelled.

Awnings

The retrospective awning was erected over a raised deck located on the south-eastern side of the single dwelling. This awning is 10m x 3.59m and, due to the slope of the land, is 2.5m high on the southern side and 5.5m high on the northern side, in line with the existing single dwelling roof line.

The proposed awning would be positioned along a portion of the western elevation of the single dwelling and would be 14m long. To accommodate the slight indentation of this elevation, the awning would be 3.5m wide at the southern side and 4.65m wide at the northern side. The proposed awning would be 2.7m high and would be setback 1m from the western side boundary.

Site description and surrounding area –

The 5,680m² allotment is zoned Low Density Residential and is located in the south-western outskirts of Ulverstone. The site is connected to all reticulated services. The Leven River abuts the development site's southern side boundary, with the existing single dwelling positioned closer to the Leven River boundary.

The land is reasonably flat but does fall slightly towards the Leven River. There is a north/south orientated watercourse that intersects the centre of the site, although this is slightly off centre to the east. The watercourse is primarily for the conveyance of stormwater.

Surrounding allotments are also zoned Low Density Residential under the Planning Scheme, apart from the Leven River and adjoining Crown land which is zoned Environmental Management. Most of the surrounding allotments contain a single dwelling and associated outbuildings.

The site is subject to a priority vegetation layer, predominantly along the Crown land/Leven River boundary.

History –

The retrospective awning was erected sometime between March 2020 and January 2021 (as observed on NearMap, which has a series of aerial images from February 2015 onwards). The owner was not aware that planning approval was required for the awning and is now rectifying this by including it in this application.

DISCUSSION

The following table is the Town Planner's assessment against the Planning Scheme provisions:

10.0 Low Density Residential Zone

10.1 Zone Purpose

The purpose of the Low Density Residential Zone is:

- 10.1.1 To provide for residential use and development in residential areas where there are infrastructure or environmental constraints that limit the density, location or form of development.
- 10.1.2 To provide for non-residential use that does not cause an unreasonable loss of amenity, through scale, intensity, noise, traffic generation and movement, or other off site impacts.
- 10.1.3 To provide for Visitor Accommodation that is compatible with residential character.

Planners comment:

The proposal is to facilitate the existing residential use on the site, in the form of a shed and two awnings. The proposal satisfies the Low Density Zone purpose 10.1.1.

CLAUSE	COMMENT	
10.3 Use Standards		
10.3.1 Discretionary uses	Not applicable	Assessment
10.3.1-(A1) Hours of operation of a use listed as Discretionary, excluding Emergency Services or Residential use, must be within: (a) 8.00am to 6.00pm Monday to Friday; (b) 9.00am to 12.00 noon Saturday; and (c) nil on Sunday and public holidays.	<input checked="" type="checkbox"/>	Not a discretionary use.
10.3.1-(A2) External lighting for a use listed as Discretionary, excluding Residential use: (a) must not operate within the hours of 7.00pm to 7.00am, excluding any security lighting; and (b) security lighting must be baffled so that direct light does not extend into the adjoining property.	<input checked="" type="checkbox"/>	Not a discretionary use.

10.3.1-(A3) Commercial vehicle movements and the unloading and loading of commercial vehicles for a use listed as Discretionary, excluding Emergency Services or Residential use, must be within the hours of: (a) 7:00am to 5:00pm Monday to Friday; (b) 9:00am to 12 noon Saturday; and (c) nil on Sunday and public holidays.	<input checked="" type="checkbox"/>	Not a discretionary use.
10.3.1-(A4) No acceptable solution.	<input checked="" type="checkbox"/>	Not a discretionary use.
10.3.2 Visitor Accommodation	Not applicable	Assessment
10.3.2-(A1) Visitor Accommodation must: (a) accommodate guests in existing habitable buildings; and (b) have a gross floor area of not more than 200m ² per lot.	<input checked="" type="checkbox"/>	Not Visitor Accommodation.
10.4 Development Standards for Dwellings		
10.4.1 Residential density for multiple dwellings	Not applicable	Assessment
10.4.1-(A1) Multiple dwellings must have a site area per dwelling of not less than: (a) 1500m ² if it has a connection or is capable of being connected to a full water supply service, a reticulated sewerage system and the public stormwater system; or (b) 2500m ² otherwise.	<input checked="" type="checkbox"/>	Not multiple dwellings.

10.4.2 Building height	Not applicable	Assessment
<p>10.4.2–(A1)</p> <p>A dwelling must have a building height not more than 8.5m.</p>	<input type="checkbox"/>	<p>Compliant.</p> <p>The shed at the highest point would be 5.11m high and the awnings 2.5m, 5.5m and 2.7m respectively.</p>
10.4.3 Setback	Not applicable	Assessment
<p>10.4.3–(A1)</p> <p>Dwellings, excluding protrusions that extend not more than 0.9m into the frontage setback, must have a setback from a frontage not less than 8m.</p>	<input type="checkbox"/>	<p>Compliant.</p> <p>All development would be setback greater than 8m from the frontage, being Brockmarsh Place.</p>
<p>10.4.3–(A2)</p> <p>Dwellings, excluding outbuildings with a building height of not more than 2.4m and protrusions that extend not more than 0.9m horizontally from the building, must have a setback from side and rear boundaries of not less than 5m.</p>	<input type="checkbox"/>	<p>Non-compliant.</p> <p>The shed would be setback 1.5m from the western side boundary. Furthermore, the proposed awning would be setback 1m from the western side boundary and the retrospective awning is setback 4m from the southern side boundary.</p> <p>Refer to the “Issues” section below for discussion.</p>
10.4.4 Site coverage	Not applicable	Assessment
<p>10.4.4–(A1)</p> <p>Dwellings must have a site coverage of not more than 30%.</p>	<input type="checkbox"/>	<p>Compliant. The approximate area covered, or proposed to be covered, by roofed buildings would be approximately 668m². The site area, excluding the access strip, would be approximately 5,271m².</p> <p>Therefore, the site coverage would be approximately 12.67%.</p>

10.4.5 Frontage fences for all dwellings	Not applicable	Assessment
<p>10.4.5–(A1)</p> <p>No Acceptable Solution.</p> <p><i>An exemption applies for fences in this zone – see Table 4.6.</i></p> <p>10.4.5–(P1)</p> <p>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>	☒	No fence proposed.
10.5 Development Standards for Non-dwellings		
10.5.1 Non-dwelling development	Not applicable	Assessment
<p>10.5.1–(A1)</p> <p>A building that is not a dwelling must have a building height not more than 8.5m.</p>	☒	Proposal is for a shed and 2 awnings to be used in conjunction with the existing single dwelling.
<p>10.5.1–(A2)</p> <p>A building that is not a dwelling, excluding protrusions that extend not more than 0.9m into the frontage setback, must have a setback from a frontage not less than 8m.</p>	☒	Proposal is for a shed and 2 awnings to be used in conjunction with the existing single dwelling.
<p>10.5.1–(A3)</p> <p>A building that is not a dwelling excluding outbuildings with a building height of not more than 2.4m and protrusions that extend not</p>	☒	Proposal is for a shed and 2 awnings to be used in conjunction with the existing single dwelling.

more than 0.9m horizontally from the building, must have a setback from side and rear boundaries of not less than 5m.		
10.5.1–(A4) A building that is not a dwelling must have a site coverage of not more than 30%.	<input checked="" type="checkbox"/>	Proposal is for a shed and 2 awnings to be used in conjunction with the existing single dwelling.
10.5.1–(A5) No Acceptable Solution. <i>An exemption applies for fences in this zone – see Table 4.6.</i>	<input checked="" type="checkbox"/>	Proposal is for a shed and 2 awnings to be used in conjunction with the existing single dwelling.
10.5.1–(A6) Outdoor storage areas, for a building that is not a dwelling, including waste storage, must not: (a) be visible from any road or public open space adjoining the site; or (b) encroach upon parking areas, driveways or landscaped areas.	<input checked="" type="checkbox"/>	Proposal is for a shed and 2 awnings to be used in conjunction with the existing single dwelling.
10.5.1–(A7) Air extraction, pumping, refrigeration systems or compressors, for a building that is not a dwelling, must have a setback from the boundary of a property containing a sensitive use of not less than 10m. <i>An exemption applies for heat pumps and air conditioners in this zone – see Table 4.6.</i>	<input checked="" type="checkbox"/>	Proposal is for a shed and 2 awnings to be used in conjunction with the existing single dwelling.
10.6 Development Standards for Subdivision		
10.6.1 Lot design	Not applicable	Assessment
10.6.1–(A1) Each lot, or a lot proposed in a plan of subdivision, must:	<input checked="" type="checkbox"/>	Not a subdivision.

<p>(a) have an area of not less than 1500m² and:</p> <p>(i) be able to contain a minimum area of 10m x 15m with a gradient not steeper than 1 in 5, clear of:</p> <p>a. all setbacks required by clause 10.4.3 A1 and A2; and</p> <p>b. easements or other title restrictions that limit or restrict development; and</p> <p>(ii) existing buildings are consistent with the setback required by clause 10.4.3 A1 and A2;</p> <p>(b) be required for public use by the Crown, a council or a State authority;</p> <p>(c) be required for the provision of Utilities; or</p> <p>(d) be for the consolidation of a lot with another lot provided each lot is within the same zone.</p>		
<p>10.6.1–(A2)</p> <p>Each lot, or a lot proposed in a plan of subdivision, excluding for public open space, a riparian or littoral reserve or Utilities, must have a frontage not less than 20m.</p>	<input checked="" type="checkbox"/>	<p>Not a subdivision.</p>
<p>10.6.1–(A3)</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be provided with a vehicular access from the boundary of the lot to a road in accordance with the requirements of the road authority.</p>	<input type="checkbox"/>	<p>Not a subdivision.</p>

10.6.2 Roads	Not applicable	Assessment
10.6.2–(A1) The subdivision includes no new roads.	<input checked="" type="checkbox"/>	Not a subdivision.
10.6.3 Services	Not applicable	Assessment
10.6.3–(A1) Each lot, or a lot proposed in a plan of subdivision, excluding for public open space, a riparian or littoral reserve or Utilities, must: <ul style="list-style-type: none"> (a) be connected to a full water supply service if the frontage of the lot is within 30m of a full water supply service; or (b) be connected to a limited water supply service if the frontage of the lot is within 30m of a limited water supply service, unless a regulated entity advises that the lot is unable to be connected to the relevant water supply service.	<input checked="" type="checkbox"/>	Not a subdivision.
10.6.3–(A2) Each lot, or a lot proposed in a plan of subdivision, excluding for public open space, a riparian or littoral reserve or Utilities, must have a connection to a reticulated sewerage system.	<input checked="" type="checkbox"/>	Not a subdivision.
10.6.3–(A3) Each lot, or a lot proposed in a plan of subdivision, excluding for public open space, a riparian or littoral reserve or Utilities, must be capable of connecting to a public stormwater system.	<input checked="" type="checkbox"/>	Not a subdivision.

CODES

CODICES	NOT APPLICABLE	APPLICABLE
C1.0 Signs Code	<input checked="" type="checkbox"/>	
C2.0 Parking and Sustainable Transport Code	<input type="checkbox"/>	Refer to the Table below.
C3.0 Road and Railway Assets Code	<input checked="" type="checkbox"/>	
C4.0 Electricity Transmission Infrastructure Protection Code	<input checked="" type="checkbox"/>	
C5.0 Telecommunications Code	<input checked="" type="checkbox"/>	
C6.0 Local Historic Heritage Code	<input checked="" type="checkbox"/>	
C7.0 Natural Assets Code	<input checked="" type="checkbox"/>	<p>Note - there is a watercourse that intersects the site. Additionally, the Leven River abuts the development site's southern boundary. Therefore, there are watercourse buffer areas on the development site.</p> <p>The site also has as area of priority vegetation, predominantly along the Leven River boundary.</p> <p>All development is clear of the watercourse buffer areas and no clearance will occur in the priority vegetation area. Therefore, the Code does not apply.</p>
C8.0 Scenic Protection Code	<input checked="" type="checkbox"/>	
C9.0 Attenuation Code	<input checked="" type="checkbox"/>	
C10.0 Coastal Erosion Hazard Code	<input checked="" type="checkbox"/>	
C11.0 Coastal Inundation Hazard Code	<input checked="" type="checkbox"/>	
C12.0 Flood-Prone Areas Hazard Code	<input checked="" type="checkbox"/>	

C13.0 Bushfire-Prone Areas Code	<input checked="" type="checkbox"/>	
C14.0 Potentially Contaminated Land Code	<input checked="" type="checkbox"/>	
C15.0 Landslip Hazard Code	<input checked="" type="checkbox"/>	
C16.0 Safeguarding of Airports Code	<input checked="" type="checkbox"/>	

C2.0 Parking and Sustainable Transport Code

CLAUSE	COMMENT	
C2.5 Use Standards		
C2.5.1 Car parking numbers	Not applicable	Assessment
<p>C2.5.1–(A1)</p> <p>The number of on-site car parking spaces must be no less than the number specified in Table C2.1, excluding if:</p> <p>(a) the site is subject to a parking plan for the area adopted by council, in which case parking provision (spaces or cash-in-lieu) must be in accordance with that plan;</p> <p>(b) the site is contained within a parking precinct plan and subject to Clause C2.7;</p> <p>(c) the site is subject to Clause C2.5.5; or</p> <p>(d) it relates to an intensification of an existing use or development or a change of use where:</p> <p>(i) the number of on-site car parking spaces for the existing use or development specified in Table C2.1 is greater than the number of car parking</p>	<div><input type="checkbox"/></div>	<p>Compliant. There is an existing provision for 2 car parking spaces on the site in accordance with Table C2.1.</p> <p>(a)–(d) Does not apply.</p>

<p>(ii) spaces specified in Table C2.1 for the proposed use or development, in which case no additional on-site car parking is required; or</p> <p>the number of on-site car parking spaces for the existing use or development specified in Table C2.1 is less than the number of car parking spaces specified in Table C2.1 for the proposed use or development, in which case on-site car parking must be calculated as follows:</p> <p>$N = A + (C - B)$</p> <p>N = Number of on-site car parking spaces required</p> <p>A = Number of existing on site car parking spaces</p> <p>B = Number of on-site car parking spaces required for the existing use or development specified in Table C2.1</p> <p>C = Number of on-site car parking spaces required for the proposed use or development specified in Table C2.</p>		
C2.5.2 Bicycle parking numbers	Not applicable	Assessment
<p>C2.5.2–(A1)</p> <p>Bicycle parking spaces must:</p> <p>(a) be provided on the site or within 50m of the site; and</p>	<input checked="" type="checkbox"/>	<p>Not required for single dwellings.</p>

(b) be no less than the number specified in Table C2.1.		
C2.5.3 Motorcycle parking numbers	Not applicable	Assessment
<p>C2.5.3-(A1)</p> <p>The number of on-site motorcycle parking spaces for all uses must:</p> <p>(a) be no less than the number specified in Table C2.4; and;</p> <p>(b) if an existing use or development is extended or intensified, the number of on-site motorcycle parking spaces must be based on the proposed extension or intensification provided the existing number of motorcycle parking spaces is maintained.</p>	☒	Not required for single dwellings.
C2.5.4 - Loading bays	Not applicable	Assessment
<p>C2.5.4-(A1)</p> <p>A loading bay must be provided for uses with a floor area of more than 1000m² in a single occupancy.</p>	☒	Proposal does not require a loading bay.
C2.5.5 - Number of car parking spaces within General Residential Zone and Inner Residential Zone	Not applicable	Assessment
<p>C2.5.5-(A1)</p> <p>Within existing non-residential buildings in the General Residential Zone and Inner Residential Zone, on-site car parking is not required for:</p> <p>(a) Food Services uses up to 100m² floor area or 30 seats, whichever is the greater; and</p> <p>(b) General Retail and Hire uses up to 100m² floor area,</p>	☒	Residential buildings.

provided the use complies with the hours of operation specified in the relevant Acceptable Solution for the relevant zone.		
C2.6 Development Standards for Buildings and Works		
C2.6.1 Construction of parking areas	Not applicable	Assessment
<p>C2.6.1–(A1)</p> <p>All parking, access ways, manoeuvring and circulation spaces must:</p> <p>(a) be constructed with a durable all weather pavement;</p> <p>(b) be drained to the public stormwater system, or contain stormwater on the site; and</p> <p>(c) excluding all uses in the Rural Zone, Agriculture Zone, Landscape Conservation Zone, Environmental Management Zone, Recreation Zone and Open Space Zone, be surfaced by a spray seal, asphalt, concrete, pavers or equivalent material to restrict abrasion from traffic and minimise entry of water to the pavement.</p>	<input type="checkbox"/>	<p>(a) Existing arrangement on the site is compliant. No changes are proposed.</p> <p>(b) Existing arrangement on the site is compliant. No changes are proposed.</p> <p>(c) Existing arrangement on the site is compliant. No changes are proposed.</p>
C2.6.2 Design and layout of parking areas	Not applicable	Assessment
<p>C2.6.2–(A1)</p> <p>Parking, access ways, manoeuvring and circulation spaces must either:</p> <p>(a) comply with the following:</p> <p style="padding-left: 20px;">(i) have a gradient in accordance with <i>Australian Standard AS 2890 – Parking facilities, Parts 1-6</i>;</p>	<input type="checkbox"/>	<p>(a)(i) Compliant by (b).</p> <p>(a)(ii) Compliant by (b).</p> <p>(a)(iii) Compliant by (b).</p> <p>(a)(iv) Compliant by (b).</p> <p>(a)(v) Compliant by (b).</p> <p>(a)(vi) Compliant by (b).</p> <p>(a)(vii) Compliant by (b).</p>

<p>(ii) provide for vehicles to enter and exit the site in a forward direction where providing for more than 4 parking spaces;</p> <p>(iii) have an access width not less than the requirements in Table C2.2;</p> <p>(iv) have car parking space dimensions which satisfy the requirements in Table C2.3;</p> <p>(v) have a combined access and manoeuvring width adjacent to parking spaces not less than the requirements in Table C2.3 where there are 3 or more car parking spaces;</p> <p>(vi) have a vertical clearance of not less than 2.1m above the parking surface level; and</p> <p>(vii) excluding a single dwelling, be delineated by line marking or other clear physical means; or</p> <p>(b) comply with <i>Australian Standard AS 2890- Parking facilities, Parts 1-6</i>.</p> <p>C2.6.2–(A1.2)</p> <p>Parking spaces provided for use by persons with a disability must satisfy the following:</p> <p>(a) be located as close as practicable to the main entry point to the building;</p> <p>(b) be incorporated into the overall car park design; and</p>		<p>(b) Existing arrangement on the site is compliant. No changes are proposed.</p> <p>A1.2</p> <p>(a) Not applicable for this application.</p> <p>(b) Not applicable for this application.</p> <p>(c) Not applicable for this application.</p>
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<p>(c) be designed and constructed in accordance with <i>Australian/New Zealand Standard AS/NZS 2890.6:2009 Parking facilities, Off-street parking for people with disabilities</i>.¹</p> <p>¹ Requirements for the number of accessible car parking spaces are specified in part D3 of the <i>National Construction Code 2016</i>.</p>		
C2.6.3 Number of accesses for vehicles	Not applicable	Assessment
<p>C2.6.3–(A1)</p> <p>The number of accesses provided for each frontage must:</p> <p>(a) be no more than 1; or</p> <p>(b) no more than the existing number of accesses,</p> <p>whichever is the greater.</p>	<input type="checkbox"/>	<p>(a) Compliant. The site has one access only.</p> <p>(b) Not applicable. Satisfied by (a).</p>
<p>C2.6.3–(A2)</p> <p>Within the Central Business Zone or in a pedestrian priority street no new access is provided unless an existing access is removed.</p>	<input checked="" type="checkbox"/>	Site is zoned Low Density Residential.
C2.6.4 Lighting of parking areas within the General Business Zone and Central Business Zone	Not applicable	Assessment
<p>C2.6.4–(A1)</p> <p>In car parks within the General Business Zone and Central Business Zone, parking and vehicle circulation roads and pedestrian paths serving 5 or more car parking spaces, which are used outside daylight hours, must be provided with lighting in accordance with clause 3.1 “Basis of Design” and Clause 3.6 “Car parks” in <i>Australian Standard/New</i></p>	<input checked="" type="checkbox"/>	Site is zoned Low Density Residential.

<i>Zealand Standard AS/NZS 1158.3.1:2005 Lighting for roads and public spaces Part 3.1: Pedestrian area (Category P) lighting – Performance and design requirements.</i>		
C2.6.5 Pedestrian access	Not applicable	Assessment
<p>C2.6.5-(A1.1)</p> <p>Uses that require 10 or more car parking spaces must:</p> <p>(a) have a 1m wide footpath that is separated from the access ways or parking aisles, excluding where crossing access ways or parking aisles by:</p> <p>(i) a horizontal distance of 2.5m between the edge of the footpath and the access way or parking aisle; or</p> <p>(ii) protective devices such as bollards, guard rails or planters between the footpath and the access way or parking aisle; and</p> <p>(b) be signed and line marked at points where pedestrians cross access ways or parking aisles; and</p> <p>C2.6.5-(A1.2)</p> <p>In parking areas containing accessible car parking spaces for use by persons with a disability, a footpath having a width not less than 1.5m and a gradient not steeper than 1 in 14 is required from those spaces to the main entry point to the building.</p>	☒	Use does not require 10 or more car parking spaces.
C2.6.6 Loading bays	Not applicable	Assessment
C2.6.6-(A1)	☒	Loading bays are not required.

The area and dimensions of loading bays and access way areas must be designed in accordance with <i>Australian Standard AS 2890.2-2002, Parking facilities, Part 2: Off-street commercial vehicle facilities</i> , for the type of vehicles likely to use the site.		
<p>C2.6.6-(A2)</p> <p>The type of commercial vehicles likely to use the site must be able to enter, park and exit the site in a forward direction in accordance with <i>Australian Standard AS2890.2 – 2002, Parking facilities, Part 2: Offstreet commercial vehicle facilities</i>.</p>	☒	Loading bays are not required.
C2.6.7 Bicycle parking and storage facilities within the General Business Zone and Central Business Zone	Not applicable	Assessment
<p>C2.6.7-(A1)</p> <p>Bicycle parking for uses that require 5 or more bicycle spaces in Table C2.1 must:</p> <ul style="list-style-type: none"> (a) be accessible from a road, cycle path, bicycle lane, shared path or access way; (b) be located within 50m from an entrance; (c) be visible from the main entrance or otherwise signed; and (d) be available and adequately lit during the times they will be used, in accordance with Table 2.3 of <i>Australian/New Zealand Standard AS/NZS 1158.3.1: 2005 Lighting for roads and public spaces - Pedestrian area (Category P) lighting - Performance and design requirements</i>. 	☒	Site is zoned Low Density Residential.
C2.6.7-(A2)	☒	Site is zoned Low Density Residential.

<p>Bicycle parking spaces must:</p> <p>(a) have dimensions not less than:</p> <p>(i) 1.7m in length;</p> <p>(ii) 1.2m in height; and</p> <p>(iii) 0.7m in width at the handlebars;</p> <p>(b) have unobstructed access with a width of not less than 2m and a gradient not steeper than 5% from a road, cycle path, bicycle lane, shared path or access way; and</p> <p>(c) include a rail or hoop to lock a bicycle that satisfies <i>Australian Standard AS 2890.3-2015 Parking facilities - Part 3: Bicycle parking</i>.</p>		
C2.6.8 Siting of parking and turning areas	Not applicable	Assessment
<p>C2.6.8-(A1)</p> <p>Within an Inner Residential Zone, Village Zone, Urban Mixed Use Zone, Local Business Zone or General Business Zone, parking spaces and vehicle turning areas, including garages or covered parking areas must be located behind the building line of buildings, excluding if a parking area is already provided in front of the building line.</p>	<input checked="" type="checkbox"/>	Site is zoned Low Density Residential.
<p>C2.6.8-(A2)</p> <p>Within the Central Business Zone, on-site parking at ground level adjacent to a frontage must:</p> <p>(a) have no new vehicle accesses, unless an existing access is removed;</p>	<input checked="" type="checkbox"/>	Site is zoned Low Density Residential.

(b) retain an active street frontage; and		
(c) not result in parked cars being visible from public places in the adjacent roads.		

C2.7 Parking Precinct Plan

C2.7.1 Parking precinct plan	Not applicable	Assessment
<p>C2.7.1-(A1)</p> <p>Within a parking precinct plan, on-site parking must:</p> <p>(a) not be provided; or</p> <p>(b) not be increased above existing parking numbers.</p>	☒	Parking precinct plan does not apply to the development site.

SPECIFIC AREA PLANS	NOT APPLICABLE	APPLICABLE
CCO-S1.0 Forth Specific Area Plan	☒	
CCO-S2.0 Leith Specific Area Plan	☒	
CCO-S3.0 Penguin Specific Area Plan	☒	
CCO-S4.0 Revell Lane Specific Area Plan	☒	
CCO-S5.0 Turners Beach Specific Area Plan	☒	

CCO CODE LISTS	
CCO-Table C3.1 Other Major Roads	This table is not used in this Local Provisions Schedule.
CCO-Table C6.1 Local Heritage Places	This table is not used in this Local Provisions Schedule.
CCO-Table C6.2 Local Heritage Precincts	This table is not used in this Local Provisions Schedule.

CCO-Table C6.3 Local Historic Landscape Precincts	This table is not used in this Local Provisions Schedule.
CCO-Table C6.4 Places or Precincts of Archaeological Potential	This table is not used in this Local Provisions Schedule.
CCO-Table C6.5 Significant Trees	This table is not used in this Local Provisions Schedule.
CCO-Table C8.1 Scenic Protection Areas	Not applicable to this application.
CCO-Table 8.2 Scenic Road Corridors	This table is not used in this Local Provisions Schedule.
CCO-Table C11.1 Coastal Inundation Hazard Bands AHD levels	Not applicable to this application.
CCO-Applied, Adopted or Incorporated Documents	This table is not used in this Local Provisions Schedule.
CCO-Site-Specific Qualifications	This table is not used in this Local Provisions Schedule.

Issues –

1 Setback –

The Planning Scheme's Objective for Setback (Clause 10.4.3) requires that the siting of dwellings is compatible with the streetscape and does not cause an unreasonable loss of amenity for adjoining properties.

Dwelling means, as defined by the Planning Scheme, a building, or part of a building, used as a self-contained residence and which includes food preparation facilities, a bath or shower, laundry facilities, a toilet and sink, and any outbuilding and works normally forming part of a dwelling.

Planner's comments: The shed and awnings are considered part of the existing dwelling and must satisfy the setback requirements. For reasons discussed below, it is considered that the proposed development and the retrospective development satisfies the above Objective for Setback in the Low Density Residential Zone.

The Planning Scheme's Acceptable Solution for Clause 10.4.3–(A2) states that dwellings, excluding outbuildings with a building height of not more than 2.4m and protrusions that extend not more than 0.9m horizontally from the building, must have a setback from side and rear boundaries of not less than 5m.

The shed would be setback 1.5m from the western side boundary, the proposed awning would be setback 1m from the western side boundary and the retrospective awning is setback 4m from the southern side boundary. The application is therefore discretionary and relies on an assessment against the Performance Criteria.

The Planning Scheme's Performance Criteria for Clause 10.4.3–(P2) states that the siting of a dwelling must not cause an unreasonable loss of amenity to adjoining properties, having regard to:

- (a) the topography of the site;

Planner's comments: The site is reasonably flat within the existing building curtilage, including where the shed and awning are proposed. The site then slopes down towards the Leven River. The site is lower than adjoining properties to the north.

The proposed shed foundations would be constructed into the existing ground level by approximately 400mm. Note – the cut was observed when visiting the site.

The retrospective awning is located over an existing deck and the proposed awning would be located on flat, concreted land.

It is considered that the proposed development and retrospective development have been designed and positioned to minimise any unreasonable loss of amenity to adjoining properties, whilst taking into account the topography of the development site.

Photo below shows the slope of the land when looking up to the development site, from the Leven River boundary. The land then flattens out.



- (b) the size, shape and orientation of the site;

Planner's comments: The site is orientated north/south and is of irregular shape, due to the internal access and a narrow point on the south-western side. It is accessed off Brockmarsh Place and is one of several properties abutting the Leven River. Several similar sized properties are located to the north of the development site. The site is burdened by a sewer easement that runs inside the northern boundary. It is further burdened by a north/south orientated watercourse that intersects the site, slightly off centre to the east.

The existing single dwelling has been positioned on the site taking into account these limitations, which has resulted in the

existing single dwelling being located closer to the western and the southern boundary.

The positioning of the retrospective awning is over an existing raised deck, located to the south-east of the single dwelling. The proposed awning, to be positioned along the western elevation, has been designed taking into account the slight indentation of the western façade of the dwelling and to be in line with the existing roof line of the single dwelling. The proposed shed would be located in an existing, prepared (cut and levelled) area on the north-western side of the site. The shed would be setback 1.5m from the western boundary which would be in line with the existing single dwelling. The placement of the proposed shed ensures it would be clear of the northern boundary, which encompasses the sewer main easement.

Image below shows the shape of the irregular site.



- (c) the setbacks of surrounding buildings;

Planner's comments: There are several outbuildings setback closer than 5m to their respective boundaries, within the vicinity of the development site.

Properties that adjoin the development site have outbuildings closer than 5m to their boundaries (refer to image below) including;

- . 2 Levenview Court which has a 20m x 9m outbuilding that is located 1.5m from its closest boundary, being the southern boundary; and
- . 4 Brockmarsh Place which has a 9m x 7m outbuilding that is located 2.3m from its closest boundary, being the southern boundary.

Most of the single dwellings within the vicinity are setback 5m or greater to their respective boundaries, apart from the dwelling on the development site and a dwelling at 8 Brockmarsh Place. However, it is observed that it is predominantly outbuildings that are setback closer than 5m to boundaries.



- (d) the height, bulk and form of existing and proposed buildings;

Planner's comments: The retrospective awning is over an existing raised (due to slope of land) deck that is located to the far south-western portion of the single dwelling.

The retrospective awning is obscured to other properties by the design of the curved, single dwelling. The adjoining eastern property would be able to see the retrospective awning. However, it was designed to fit within the existing roof and wall profile of the deck.

The proposed awning has been designed to accommodate a slight indentation along the western elevation of the existing single dwelling. The awning is an open structure and would be designed to accommodate the existing roof line of the single dwelling. It would be considered a small, open, extension to the western side of the single dwelling.

Upon inspection of the development site, the area for the proposed shed has been prepared. The ground has been cut (approximately 400mm) and levelled.

The shed has been positioned on the site to take into account adjoining properties and their single dwellings. The highest point of the shed (ridge) would be 5.1m. The shed has been orientated north/south, meaning the highest point of the shed would be in the centre and along the site's western boundary. This highest point of the shed would be predominantly visible to the occupants of the adjoining south-western property, being 3 Levenview Court. The northern wall of the shed would be 3.5m high which would be the closest wall to the adjoining northern properties.

Due to the orientation of the development site and the design of the proposed shed in relation to the placement of the pitch roof height and wall heights and that the development site is lower than adjoining northern properties, it is considered the shed has been positioned to minimise any unreasonable loss of amenity to adjoining properties.

- (e) the existing buildings and private open space areas on the site;

Planner's comments: As discussed above, the existing single dwelling has been positioned on the site taking into account some infrastructure burdens, such as the watercourse and the sewer main. Due to these limitations, the existing dwelling is positioned closer to the western and southern boundary.

The retrospective awning is positioned over an existing raised (due to slope of the land) deck. This would result with this area of the deck to be more extensively used throughout the year for private open space.

The proposed awning will be located over an existing concrete area which is not used as private open space. The proposed

shed would be positioned on the site's north-western side, which is also not used as private open space.

The site has ample areas for private open space, including the deck and land to the east. The proposed development would not impede these areas. It is considered that the retrospective development would actually facilitate one of the site's private open space areas.

- (f) sunlight to private open space and windows of habitable rooms on adjoining properties; and

Planner's comments: The proposed and retrospective development would not create any unreasonable shadow onto any adjoining property's private open space or windows of habitable rooms.

The site is predominantly the southernmost property in relation to most adjoining properties. The shed and proposed awning would, due to the orientation of the development site and the position of the said development, create some shadow onto the adjoining south-western property, being 3 Levenview Court. However, this shadow would be minimal and would be clear of this site by midday, due to the alignment of the sun throughout the day.

- (g) the character of development existing on established properties in the area.

Planner's comments: The character of the area generally consists of large Low Density Residential zoned lots, which is a result of the previous zoning of the area, which was Rural Living under the *Central Coast Interim Planning Scheme 2013*. This area was rezoned to Low Density Residential under the introduction of the current Planning Scheme, which allows a smaller lot area of 1,500m², as opposed to the 1 ha requirement under the Rural Living zone.

The area contains single dwellings and associated outbuildings. Setback of buildings to boundaries vary within the area. However, outbuildings are generally setback closer to boundaries and are mostly larger in size than a standard residential outbuilding.

The shed proposed on the development site would be 15m x 10m and with wall heights of 3.5m and 3.19m. The ridge

height of the shed would be 5.11m. There are several other outbuildings within the area that are of similar size and height. For example, an outbuilding at 2 Levenview Court which is 20m x 9m with a wall height of 3.8m and a ridge height of 4.76m and an outbuilding at 6 Knights Road, which is 20m x 12m with a wall height of 4.1m and ridge height of 5.1m.

Other character attributes of the area would include the established garden/vegetation areas on each lot and the Leven River which abuts several southern properties within this area. These southern properties, where clearance of vegetation allows, have direct views to the Leven River. Some of the properties that are behind the properties with direct views to the Leven River, may have some obscure view to the river, however these views are only maintained across private land.

Images below show the outbuildings at 6 Knights Road and 2 Levenview Court.



6 Knights Road, West Ulverstone



2 Levenview Court, West Ulverstone

Planner's conclusion:

Amenity, as defined by the Planning Scheme, means *in relation to a locality, place or building, any quality, condition or factor that makes or contributes to making the locality, place or building harmonious, pleasant or enjoyable.*

Due to the nature of the representation, the main test regarding this objective and the applicable Performance Criteria has been considered in relation to the proposed shed and any potential impacts to 2 Levenview Court.

It is agreed that the occupants of 2 Levenview Court have an obscured view of the Leven River from their property. However, this view is maintained across private land and via a small, cleared gap of vegetation on private land. Neither the development site nor 2 Levenview Court are within a scenic protection area. Therefore, the Planning Scheme does not assess or protect views that are available across other private land.

The development site is lower than 2 Levenview Court. Furthermore, the shed will be constructed on prepared levelled land which is cut approximately 400mm deep for foundations. The shed has been placed on the development site to try and minimise visual impacts to adjoining properties in terms of height, bulk and form, by having the length of the shed north/south oriented. The proposed shed would not create any unreasonable shadow impact to any adjoining property.

The character of the area includes large outbuildings. Some of these outbuildings are of similar size and height of the proposed shed. Additionally, the proposed shed would be setback from the western boundary similar to established setback distances in the area. It is considered that, not only the proposed shed, but the awnings, will be compatible with the streetscape and would not cause an unreasonable loss of amenity for adjoining properties.

Referral advice –

Referral advice from the various Departments of the Council and other service providers is as follows:

SERVICE	COMMENTS/CONDITIONS
Environmental Health	Referral not required.
Building	Standard Note to apply to Permit.
Infrastructure Services	Conditions and Notes to apply to Permit.
TasWater	Referral not required.
Department of State Growth	Referral not required.
Environment Protection Authority	Referral not required.
TasRail	Referral not required.
Heritage Tasmania	Referral not required.
Crown Land Services	Referral not required.
Other	Referral not required.

CONSULTATION

In accordance with s.57(3) of the *Land Use Planning and Approvals Act 1993*:

- . a site notice was posted;
- . letters to adjoining owners were sent; and
- . an advertisement was placed in the Public Notices section of The Advocate.

Representations –


One representation was received during the public notification period, a copy of which is provided at Annexure 3.

The representation is summarised and responded to as follows:

REPRESENTATION	
MATTER RAISED	RESPONSE
1 Concerned that the large shed would block out any view of Leven River for occupants of 2 Levenview Court, West Ulverstone.	<p>The occupants of 2 Levenview Court, have a limited view of the Leven River. This is due to the location of the dwelling at 2 Levenview Court, that is behind other lots that front the Leven River, and the location of the dwelling on the development site. There is a small gap of cleared vegetation, along the Leven River, on the development site. This cleared area is maintained privately.</p> <p>Furthermore, the Planning Scheme does not assess or protect views that are available across other private parcels of land.</p> <p>With the location of dwellings behind properties that front the Leven River, it is likely that an obscured Leven River view, from these properties, would change and diminish over time.</p>

	<p>The images below show the view towards the Leven River from the development site.</p> <p>Images were taken from the far north-western corner and further into the centre of the site. This would be in a similar line with the view that 2 Levenview Court would currently have. Refer to larger version of the images in Annexure No. 4.</p> <div data-bbox="916 824 1378 1189" data-label="Image"> </div> <div data-bbox="916 1211 1378 1576" data-label="Image"> </div>
<p>2 Loss of view would devalue the property at 2 Levenview Court, West Ulverstone.</p>	<p>Valuation of a property is not a matter for consideration under the Planning Scheme.</p> <p>Please refer to the response comments in Matter Nos. 1 and 3 regarding view.</p>

<p>3 Believe best way forward for occupants at 2 Levenview Court, West Ulverstone to not lose their view, would be for:</p> <ul style="list-style-type: none"> (a) the removal of several tall trees that are on the edge of the riverbank; and (b) large dirt pile/tree of the development site be removed. 	<p>Existing views are not something the Planning Scheme can consider. The only time views are considered would be if the development site, or a particular property, is identified as being within a scenic protection area. If the current view is across another's private property (which is the case for 2 Levenview Court), there is no protection of such a view.</p> <p><u>In relation to matter (a):</u></p> <p>The tall trees, as mentioned in the representation, are within the Leven River watercourse protection area and on Crown land. They are also within a large area of priority vegetation. This means all vegetation along this section must be protected. In this regard, a condition will be placed on the Permit, that no vegetation along the Leven River can be removed.</p> <p>There is a small area cleared of vegetation along the Leven River side of the development site. This area has been cleared for some time and can be maintained as a cleared area, unless the Crown and/or Council decide, in the future, on the revegetation of cleared riparian land.</p> <p>If vegetation was ever to be removed within this area, planning approval would be required. An application would need to include a Natural Assets report, prepared by a suitably qualified person, identify the vegetation to be removed and why removal would be necessary and how it would not impact on the watercourse protection area or priority vegetation area.</p>
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	<p><u>In relation to matter (b):</u></p> <p>Upon inspection of the development site, it can be confirmed that the dirt pile, as mentioned in the representation, will be levelled and removed, including the small, grassed area.</p> 
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RESOURCE, FINANCIAL AND RISK IMPACTS

The proposal has no likely impact on Council resources outside those usually required for assessment and reporting, and possibly costs associated with an appeal against the Council's determination should one be instituted.

CORPORATE COMPLIANCE

The Central Coast Strategic Plan 2014–2024 includes the following strategies and key actions:

The Environment and Sustainable Infrastructure

- Develop and manage sustainable built infrastructure.

CONCLUSION

The representation received does not warrant refusal or modification of the proposed development for Residential – shed and two awnings (one retrospective and one new). The proposal has demonstrated satisfactory compliance with the Planning Scheme's relevant Performance Criteria.

It is considered that the proposed development and retrospective development have been positioned on the development site to ensure they are compatible with the streetscape and would not cause an unreasonable loss of amenity for adjoining properties in terms of overshadowing, bulk or scale.

The grant of a Permit, subject to conditions, is considered to be justified.

Recommendation –

It is recommended that the application for Residential – shed and two awnings (one retrospective and one new) – Setback at 6 Brockmarsh Place, West Ulverstone (DA2022322) be approved, subject to the following conditions:

- 1 The development must be substantially in accordance with the plans by:
 - (a) Powell Building Design Solutions, Job No. 83MD101022, Sheet Nos. 1, 2, 3, 4, 5, 6, 7 and 8 dated 28 October 2022; and
 - (b) Gowland Drafting, Drawing Nos. 220807-1, 220807-2, 220807-3, 220807-4 and 220807-5 dated 19 August 2022; and
 - (c) The Shed Company, Drawing No. RAYHEAL21100110-5 (3 pages) dated 28 June 2022.
- 2 The removal of vegetation on Crown land along the Leven River boundary is prohibited.

Infrastructure Services

- 3 Existing crossover and driveway apron from Brockmarsh Place must be used as road access to the development.
- 4 Damage or disturbance to roads, stormwater infrastructures, footpaths, kerb and channel, nature strips or street trees resulting from activity associated with the development must be rectified to the satisfaction of the Council's Director Infrastructure Services and at the developer's cost.
- 5 Stormwater run-off from buildings and hard surfaces, including from vehicle parking and manoeuvring areas, must be collected and discharged to Council's stormwater infrastructure in accordance with

the *National Construction Code 2019* and must not cause a nuisance to neighbouring properties.

- 6 During works and until all exposed soil areas are permanently stabilised against erosion, the developer must minimise on-site erosion and the release of sediment or sediment laden stormwater from the site and work areas in accordance with the 'Soil and Water Management on Standard Building and Construction Sites – Fact Sheet 2' published by the Department of Natural Resources and Environment Tasmania.

Please Note:

- 1 A Planning Permit remains valid for two years. If the use and/or development has not substantially commenced within this period, an extension may be granted if a request is made before this period expires. If the Permit lapses, a new application must be made.
- 2 "Substantial commencement" is the submission and approval of engineering drawings and the physical commencement of infrastructure works on the site, or an arrangement of a Private Works Authority or bank guarantee to undertake such works.
- 3 Prior to the commencement of work, the applicant is to ensure that the category of work for any proposed building, plumbing and/or demolition work is defined using the Determinations issued under the *Building Act 2016* by the Director of Building Control. Any notifications or permits required in accordance with the defined category of work must be attained prior to the commencement of work. It is recommended the Council's Building Permit Authority or a Building Surveyor be contacted should clarification be required.
- 4 The outbuilding is approved as a Class 10 non-habitable structure and must be used in conjunction with the dwelling. If the outbuilding is intended to be used for a purpose other than this, then a further Planning Permit for a change of use would be required.'

The report is supported."

The Executive Services Officer reports as follows:

"A copy of the Annexures referred to in the Town Planner's report having been circulated to all Councillors, a suggested resolution is submitted for consideration."

■ “That the application for Residential – shed and two awnings (one retrospective and one new) – Setback at 6 Brockmarsh Place, West Ulverstone (DA2022322) be approved, subject to the following conditions:

- 1 The development must be substantially in accordance with the plans by:
 - (a) Powell Building Design Solutions, Job No. 83MD101022, Sheet Nos. 1, 2, 3, 4, 5, 6, 7 and 8 dated 28 October 2022; and
 - (b) Gowland Drafting, Drawing Nos. 220807-1, 220807-2, 220807-3, 220807-4 and 220807-5 dated 19 August 2022; and
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- 2 The removal of vegetation on Crown land along the Leven River boundary is prohibited.

Infrastructure Services

- 3 Existing crossover and driveway apron from Brockmarsh Place must be used as road access to the development.
- 4 Damage or disturbance to roads, stormwater infrastructures, footpaths, kerb and channel, nature strips or street trees resulting from activity associated with the development must be rectified to the satisfaction of the Council’s Director Infrastructure Services and at the developer’s cost.
- 5 Stormwater run-off from buildings and hard surfaces, including from vehicle parking and manoeuvring areas, must be collected and discharged to Council’s stormwater infrastructure in accordance with the *National Construction Code 2019* and must not cause a nuisance to neighbouring properties.
- 6 During works and until all exposed soil areas are permanently stabilised against erosion, the developer must minimise on-site erosion and the release of sediment or sediment laden stormwater from the site and work areas in accordance with the ‘Soil and Water Management on Standard Building and Construction Sites – Fact Sheet 2’ published by the Department of Natural Resources and Environment Tasmania.

Please Note:

- 1 A Planning Permit remains valid for two years. If the use and/or development has not substantially commenced within this period, an extension may be granted if a request

is made before this period expires. If the Permit lapses, a new application must be made.

- 2 "Substantial commencement" is the submission and approval of engineering drawings and the physical commencement of infrastructure works on the site, or an arrangement of a Private Works Authority or bank guarantee to undertake such works.
- 3 Prior to the commencement of work, the applicant is to ensure that the category of work for any proposed building, plumbing and/or demolition work is defined using the Determinations issued under the *Building Act 2016* by the Director of Building Control. Any notifications or permits required in accordance with the defined category of work must be attained prior to the commencement of work. It is recommended the Council's Building Permit Authority or a Building Surveyor be contacted should clarification be required.
- 4 The outbuilding is approved as a Class 10 non-habitable structure and must be used in conjunction with the dwelling. If the outbuilding is intended to be used for a purpose other than this, then a further Planning Permit for a change of use would be required."

INFRASTRUCTURE SERVICES

10.12 Turners Beach Integrated Pathway, Streetscaping and Traffic Management Plan 2023

The Director Infrastructure Services reports as follows:

“PURPOSE

The purpose of this report is to recommend adoption of the Turners Beach Integrated Pathway, Streetscaping and Traffic Management Plan 2023 (the Plan).

The Plan takes the form of Concept Drawings 2140-01 to 2140-06, dated 16 January 2023. A copy of the Plan is appended to this report.

BACKGROUND

Creation of an integrated pathway, streetscaping and traffic management plan was identified as an action in the Council's Annual Plan 2020-2021.

The scope of the project included:

- . The project aims to ensure that these issues are considered in an integrated way and not as standalone issues.
- . To determine the route and preliminary design of the shared pathway between Turners Beach Road and the eastern end of The Esplanade.
- . To consider future footpath locations throughout the area.
- . To investigate and determine areas for traffic management (issues include speeding, bus routes, parking, congestion, safety).
- . To ensure the natural values in and adjacent to the road reserve are maintained and improved.
- . To prepare a streetscaping plan which complements pathway and local traffic management systems.
- . To develop an action plan to achieve the required state and list these actions in the long-term financial plan.

The project area is defined as the area of Turners Beach to the north of the highway.

DISCUSSION

A working group consisting of staff, Councillor and community members was established to guide and provide input to the process. The community members shared their concerns and provided local knowledge of the area while Council staff provided technical support with drawings and guidance on relevant standards and guidelines.

A series of concept plans were developed to reflect the group's ideas and these were presented to the broader public through public consultation sessions at the Turners Beach Hall. Feedback was considered by the group and plans finalised for adoption by Council.

Detailed design plans will be prepared as funding becomes available and will be based on the concept plans.

CONSULTATION

A working group was established in March 2021 to inform this project. Eight community representatives were included through an expression of interest process and the group subsequently met to consider and review concept designs.

Three community consultation sessions were held at the Turners Beach football clubrooms. The sessions were well attended with over 85 attendees.

A survey was used to collate the feedback and was also available on-line, advertised through social media. 165 responses were received with the feedback generally supportive of the concept designs, with suggestions for improvement in some areas. Of particular note was the community wish to preserve a Eucalypt in the parking area at the eastern end of the Esplanade and for minimal tree disturbance along the western end of the Esplanade. Final concepts have taken these views into account.

Updates were provided to Councillors at workshops throughout the course of the project, with specific workshop presentations provided on 30 May 2022 and 5 December 2022.

RESOURCE, FINANCIAL AND RISK IMPACTS

The Traffic Management improvements at the eastern end of the Esplanade are listed as a Capital Project in the Annual Plan 2022–2023. The project has budget of \$210,000 and has been funded by the Local Roads and Community Infrastructure Fund Round 3 (LRCI 3).

Other projects will need to be listed in the Long-term Financial Plan for consideration of budget allocation through the Council's estimates process.

The Plan will provide a basis for any future grant funding applications, particularly with the coastal shared pathway link.

CORPORATE COMPLIANCE

The Central Coast Strategic Plan 2014–2024 includes the following strategies and key actions:

The Shape of the Place

- Conserve the physical environment in a way that ensures we have a healthy and attractive community

A Connected Central Coast

- Provide for a diverse range of movement patterns
- Connect the people with services
- Improve community well-being.

The Environment and Sustainable Infrastructure

- Contribute to a safe and healthy environment
- Develop and manage sustainable built infrastructure
- Contribute to the preservation of the natural environment.

Council Sustainability and Governance

- Improve service provision
- Effective communication and engagement

CONCLUSION

It is recommended that the Turners Beach Integrated Pathway, Streetscaping and Traffic Management Plan 2023 be adopted, and the associated projects listed in the Long-term Financial Plan."

The Executive Services Officer reports as follows:

"A copy of the Turners Beach Integrated Pathway, Streetscaping and Traffic Management Plan 2023, having been circulated to all Councillors; a suggested resolution is submitted for consideration."

■ “That the Council:

- 1 Adopt the Turners Beach Integrated Pathway, Streetscaping and Traffic Management Plan 2023, consisting of Concept Drawings 2140-01 to 2140-06, dated 16 January 2023 (a copy being appended to and forming part of the minutes).
- 2 List the associated projects in the Long-term Financial Plan.”

CORPORATE SERVICES

10.13 Statutory determinations

The General Manager reports as follows:

“A Schedule of Statutory Determinations made during the month of December 2022 is submitted to the Council for information. The information is reported in accordance with approved delegations and responsibilities.”

The Executive Services Officer reports as follows:

“A copy of the Schedule having been circulated to all Councillors, a suggested resolution is submitted for consideration.”

■ “That the Schedule of Statutory Determinations (a copy being appended to and forming part of the minutes) be received.”

.....

.....

10.14 Financial statements

The General Manager reports as follows:

“The following principal financial statements of the Council for the period ended 31 December 2022 are submitted for consideration:

- Summary of Rates and Fire Service Levies
- Statement of Comprehensive Income and Financial Position
- Capital Works Resource Schedule.”

The Executive Services Officer reports as follows:

“Copies of the financial statements having been circulated to all Councillors, a suggested resolution is submitted for consideration.”

■ “That the financial statements (copies being appended to and forming part of the minutes) be received.”

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11 CLOSURE OF MEETING TO THE PUBLIC

11.1 Meeting closed to the public

The Executive Services Officer reports as follows:

“The *Local Government (Meeting Procedures) Regulations 2015* provide that a meeting of a council is to be open to the public unless the council, by absolute majority, decides to close part of the meeting because one or more of the following matters are being, or are to be, discussed at the meeting.

Moving into a closed meeting is to be by procedural motion. Once a meeting is closed, meeting procedures are not relaxed unless the council so decides.

It is considered desirable that the following matters be discussed in a closed meeting:

Matter	<i>Local Government (Meeting Procedures) Regulations 2015</i> reference
Confirmation of Closed Session Minutes	15(2)(g) Information of a personal and confidential nature or information provided to the council on the condition it is kept confidential.
Minutes and notes of other organisations and committees of the Council	15(2)(g) Information of a personal and confidential nature or information provided to the council on the condition it is kept confidential.
<ul style="list-style-type: none">Dulverton Waste Management Board Meeting – held 26 October 2022Cradle Coast Authority Annual General Meeting and Representatives Meeting – held 13 December 2022 (unconfirmed)Dulverton Waste Management Board Meeting – held 14 December 2022 (unconfirmed).	

Audit Panel – Appointment of Independent Members (97A/2020 – 16.03.2020)	15(2)(g) Information of a personal and confidential nature or information provided to the council on the condition it is kept confidential.
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A suggested resolution is submitted for consideration.”

- “That the Council close the meeting to the public to consider the following matters, they being matters relating to:

Matter	<i>Local Government (Meeting Procedures) Regulations 2015 reference</i>
Confirmation of Closed Session Minutes	15(2)(g) Information of a personal and confidential nature or information provided to the council on the condition it is kept confidential.
Minutes and notes of other organisations and committees of the Council <ul style="list-style-type: none"> Dulverton Waste Management Board Meeting – held 26 October 2022 Cradle Coast Authority Annual General Meeting and Representatives Meeting – held 13 December 2022 (unconfirmed) Dulverton Waste Management Board Meeting – held 14 December 2022 (unconfirmed). 	15(2)(g) Information of a personal and confidential nature or information provided to the council on the condition it is kept confidential.
Audit Panel – Appointment of Independent Members (97A/2020 – 16.03.2020)	15(2)(g) Information of a personal and confidential nature or information provided to the council on the condition it is kept confidential.”

The Executive Services Officer further reports as follows:

- “1 The *Local Government (Meeting Procedures) Regulations 2015* provide in respect of any matter discussed at a closed meeting that the general manager is to record in the minutes of the open meeting, in a manner that protects confidentiality, the fact that the matter was discussed and a brief description of the matter so discussed, and is not to record in the minutes of the open meeting the details of the outcome unless the council determines otherwise.
 - 2 While in a closed meeting, the council is to consider whether any discussions, decisions, reports or documents relating to that closed meeting are to be kept confidential or released to the public, taking into account privacy and confidentiality issues.
 - 3 The *Local Government Act 1993* provides that a councillor must not disclose information seen or heard at a meeting or part of a meeting that is closed to the public that is not authorised by the council to be disclosed.
- Similarly, an employee of a council must not disclose information acquired as such an employee on the condition that it be kept confidential.
- 4 In the event that additional business is required to be conducted by a council after the matter(s) for which the meeting has been closed to the public have been conducted, the Regulations provide that a council may, by simple majority, re-open a closed meeting to the public.”

Associated Reports And Documents

**CENTRAL COAST COUNCIL
AUDIT PANEL
UNCONFIRMED MINUTES OF MEETING**

Minutes of meeting held on Monday 28 November 2022 at the Administration Centre, Central Coast Council commencing at 9.00am.

1 Present

Members – Robert Atkinson (Chairperson), Steve Allen, Cr Garry Carpenter, Cr Philip Viney and Cr John Beswick (listening in as proxy via Teams).

Jeff Tongs and Lukas Praditya (Tasmanian Audit Office [TAO]) attended via Teams for item 6.1.

Officers – Sandra Ayton (General Manager), Adrian Smith (Manager Organisational Services) and Rosanne Brown (admin support).

2 Apologies

Jan Lynch (TAO).

3 Confirmation of Minutes

Resolved unanimously that the minutes of the meeting held on 11 August 2022 be confirmed as true and correct.

4 Declarations of Interest

Nil.

5 Business Arising

5.1 Financial Policies (Minute item 5.1 – 11.08.2022 & 6.5 – 06.06.2022) – Investment Policy

The Manager Organisational Services reported to the meeting outlining items for review in the Investment Policy. Items being criteria for fund managers, credit ratings and diversification of investments.

The General Manager advised that the Council had not reviewed any policies over the past few months in accordance with the Council Elections Policy.

Noted that the Investment Policy will be ready for review by the Council early in 2023.

5.2 WHS Incident Reports (Minute item 5.2 – 11.08.2022 & 7.2 – 06.06.2022)

The General Manager provided a verbal report to the meeting outlining the following:

- Staff turnover for year ended 30 June 2022 was 19.28%. Average turnover rates for similar size councils being 20–25%.
- Main areas impacted by staff turnover being child–care and engineering.
- Noted that some employees had been poached by other companies/ organisations and the retirement of some outdoor employees.
- Impact of COVID–19 on operations advised – with 3,233 hours lost in the financial year to Pandemic Leave.

Steve Allen expressed main concern is if there are any systemic issues.

5.3 Extreme Risk Rating items (Minute item 3 – 06.06.2022 & 7.5 – 28.03.2022)

The Chairperson requested that the Extreme Risk Register be listed on agenda for future meetings until the two items (No's 18 & 19) are moved from the Extreme Risk Rating.

Refer item 7.3.

5.4 Financial Policies – Reserves Discussion Paper (Minute item 6.1 – 11.08.2022)

The Chairperson had requested that a report be provided for the November meeting discussing Reserves. Refer to item 6.3 below.

5.5 WHS Reporting (Minute item 7.2 – 11.08.2022)

Refer to item 9.5 below.

5.6 Delegations Policy (Minute item 10.2 – 11.08.2022 & 8.2 – 06.06.2022)

Refer item 8.3 below.

6 Financial

6.1 Annual Audit & Reporting

The Panel had been provided with the following documents with the agenda to enable review of the Audit Report for year ended 30 June 2022:

- Tasmanian Audit Office – letter to Mayor – dated 8 November 2022;
- Tasmanian Audit Office – Independent Auditor's Report dated 8 November 2022.

Noted that a copy of the Annual Financial Statements for 2021–2022 was provided to the Audit Panel members on 26 August 2022.

The Chairperson queried why the Memorandum of Audit Findings had not been provided with the agenda. Manager Organisational Services advised that the Draft Memorandum had only been emailed to the Council on Friday 25 November and, so had not been seen until just prior to this meeting due to being on leave.

Manager Organisational Services advised the meeting of a summary of findings as per the Draft Memorandum:

Moderate risk:

- (i) documentation of IT Policies & Procedures; and
- (ii) valuation process and assessment for assets.

Low risk:

- (i) assets excluded in asset classes;
- (ii) assets classification;
- (iii) excessive leave balances; and
- (iv) documentation of financial procedures.

Discussion held on timelines for submission of Annual Financial Reports to TAO. The Chairperson noted that the Annual Financial Report was circulated after the August meeting of the Audit Panel due to time constraints. Consideration to meeting dates to be given for future years to enable Panel adequate time to review financials prior to submission to TAO. Noted that the Council met the deadline for submission to TAO but then delays with the audit by TAO made it difficult to meet timelines for the Council Annual General Meeting.

Jeff Tongs and Lukas Praditya (TAO) joined via Teams for this section of the meeting.

Discussion on the following items:

- Chairperson noted that the draft Memorandum of Audit Findings had not yet been reviewed due to only being received from TAO just prior to this meeting.
- Noted that COVID-19 had impacted TAO and Council's Finance staff over the past few months causing delays. Chairperson queried compliance timeframe and that meeting deadlines is a consistent issue every year. General Manager noted that delay of interim audit until July was added pressure at end of financial year. TAO agreed to note and list for review as part of local government review.
- TAO outlined findings from the review (as listed in draft Memorandum) and noted that Audit Findings revealed no change to materiality or areas of interest. Council's responses to findings to be provided to TAO.
- Chairperson queried what emphasis TAO place on the role of Audit Panels. Jeff Tongs advised that the Audit team review all Audit Panel minutes.

Jeff Tongs advised TAO Audit Plan is on website each year and outlined Audit Plan for work and topics for coming year:

- (i) procurement review – how fits in with strategic plans and why, and how aligns with goals of the Council;
- (ii) private works – how councils undertake private works;

- (iii) management of landfill (including Joint Authorities) and how they deal with regulations and social issues;
- (iv) outcomes of Planning Scheme reviews.

Chairperson advised that the Panel would be having a discussion on Reserves later in the meeting – in particular, creation and provision of Reserves and allocation of cash resources. Jeff Tongs advised that Reserves are an item that TAO would be reviewing in next few months for government organisations in general.

Chairperson thanked Jeff Tongs and Lukas Praditya (TAO) for their attendance. They left the meeting at this stage.

6.2 Financial Report for quarter ended September 2022

A copy of the Financial Report presented to Council meeting on 17 October 2022, including Capital Works Schedule 2022–2023, was provided with the agenda.

Noted that only early in financial year so figures can be distorted. Chairperson encouraged more accrual accounting (i.e. interest on debt and leave accruals).

6.3 Financial Policies – Reserves Discussion Paper (Minute item 6.1 – 11.08.2022)

A report prepared by the Manager Organisational Services was circulated with the agenda for information. The report outlined the current Reserves Council has and the principles for those Reserves. It noted that the Council does not have a specific policy that provides support and direction for the establishment and utilisation of Reserves.

Discussions on the report noted:

- Chairperson has fundamental questions re some Reserves and believes they should be budgeted and accounted for in year as they occur;
- prudent to have Reserves and not work on cash balance but could remove some Reserves;
- Chairperson believes should be Reserve for long service leave to assist with cashflow and 10 year projections;
- concern re cashflow shortage at end of financial year;
- provisions should be covered by cash;
- noted that TAO are undertaking some work on Reserves for government organisations in the next few months;
- noted that Reserves are a management tool and would be good to include in quarterly financial reports to Council. Disclosure could be done better.

Resolved that the Panel request management to consider ensuring sufficient restricted cash to cover provisions on Balance Sheet at 30 June each year.

7. Risk Management & Insurance

7.1 Insurance/Risk

Insurance claims are included in the GM's Certification.

A Risk Review Report prepared by the Risk Officer was circulated with agenda. Panel noted it was a good report and that cyber security is being addressed. Chairperson recommended penetration testing of systems be undertaken. IT Strategy will be presented to next Council meeting.

Noted that incident at Transfer Station was well dealt with.

7.2 WHS Incident Reports

As per Annual Work Plan 2021–22, the Audit Panel is to review the WHS incident reports.

A report provided by the Council's Risk Officer was circulated with agenda.

Report noted and General Manager advised that the report goes to the SLT monthly meetings.

7.3 Extreme Risk Register (Minute item 3 – 06.06.2022 & 7.5 – 28.03.2022)

Continuing item – the Chairperson had previously requested that the Extreme Risk Register be listed on agenda for future meetings until the two items (No's 18 & 19) are moved from the Extreme Risk Rating.

8. Legislative & Compliance

8.1 Management/Performance Report

A copy of the Council's Interplan Actions & Tasks Progress Report as at 31 October 2022 was provided with the agenda.

The report was noted.

8.2 Annual Report & AGM

A copy of the Annual Report for the year ended 30 June 2022 was provided with the agenda. The Council's Annual General Meeting to be held on Tuesday 6 December 2022.

The report was commended and noted.

8.3 Compliance Review

The following Policies are to be presented to future Council meeting/s:

- (1) Delegations Policy (Minute item 10.2 – 11.08.2022);
- (2) Reviewed Procurement Policy.

The following items to be considered at future Council meeting/s:

- (3) Review of the IT Strategy and Framework;
- (4) Review of IT security;
- (5) Review of Council's Policy Register.

Once these documents have been presented to Council they will be provided to the Audit Panel for information.

The Panel noted TAO's comments re their review of local government procurement as part of their Audit Plan.

This item to remain on agendas for future meetings to ensure items are carried forward and dealt with.

Audit Panel Charter Review – the General Manager informed the Panel that Devonport City Council has decided not to be part of a shared Audit Panel. Agreed that the Audit Panel Charter be reviewed to reflect the changes and expressions of interest be called for independent Panel members.

Annual Work Plan – noted the draft work plan provided with the agenda as a starting point for 2023.

9. Items to Note

9.1 General Manager's Certification

Copy provided with agenda for period ended 31 October 2022.

Document noted.

Mr Allen enquired about feedback received from the Ombudsman's office.

9.2 Risk Management Committee

No meeting held since 17 March 2022. Meetings are held on a six-monthly basis.

9.3 Audit Panel Status Report

Copy of report provided with agenda.

Report noted and will be consolidated for 2023.

9.4 Financial Policies – Investment reports

Report provided with agenda detailing Council's investments.

The Chairperson noted increased interest rates and to ensure they are being monitored.

Report noted.

9.5 WHS Reporting – ISO Accreditation (Minute item 7.2 – 11.08.2022)

A copy of ISO accreditation documentation was provided with agenda.

Noted that a lot of work done to receive this and a good outcome.

10. General Business

10.1 Audit Panel Assessment (Minute item 5.1 – 28.03.2022)

The Chairperson and Mr Allen to review and enhance the previous assessment document and provide to Panel members ASAP for completion.

10.2 Major Projects

The General Manager provided an update on the following projects:

- Floods – noted that State Government providing funding from the Emergency Management Fund of 75% of cost for replacement of Loongana Bridge. Many landslips occurred as a result of the rain.
- Heybridge Recreation Ground building replacement – waiting on costing for new building which needs to be able to accommodate various community uses.

10.3 Matters raised by Members

Dial Park

Cr Carpenter requested that the proposal for Stadiums Tasmania to take over Dial Park be reviewed by the Audit Panel prior to it being considered by the Council, particularly in respect of risk to our community. The General Manager advised that KPMG are preparing a report and a Steering Committee has been set up. The General Manager is a member of the Steering Committee. It is anticipated that the Council should have further information by the end of June 2023 to enable a decision to be made with building planned for 2025.

Expiry of Independent Members Term

The Chairperson thanked members for their support, noting that the term for Independent Panel Members was ending and expressions of interest to be called.

11 Meeting Closed: 11.02am

Next meeting: To be advised.



**Central Coast Community Shed Management Committee
General Meeting
Minutes of Meeting held at the Community Shed**

Monday, 5 December 2022

Commencing at 1.03pm

1 PRESENT/APOLOGIES

Members Present: Norm Frampton, Allison Kable, Rob Mackenzie, Barry Purton, Cr John Beswick, Kerry Hays, Dave Dunn, Laine Willis

Apologies: Ian Hardstaff

Minute Taker: Allison Kable

Chairperson: Rob Mackenzie

Welcomed John Beswick as Council Representative, and thanked Philip Viney for his contribution and support for the Community Shed since its beginning.

2 CONFIRMATION OF MINUTES

■ Norm Frampton moved, and Barry Purton seconded, "That the minutes of the general meeting held on Monday, 14 November 2022 be confirmed as true and correct.

Carried

3 BUSINESS ARISING FROM MINUTES

Toilet upgrades – No further progress at this stage.

Christmas Lunch – 63 people RSVP'd so far to attend Friday's lunch.

Thank You Day Show – Mens Shed are considering if they will open next year if the event is on again. Saturday is not a normal day the shed is open, the events are on the other side and not many venture over to the shed.

4 FINANCIAL REPORT (as attached)

Attendance

Mens	392	avg	30.1
Women	85	avg	21.25
Coffin	18	avg	4.5

Primary School Program: Proposed that the term-based cost be increased next year from \$60 to \$80 per term per school.

■ Norm Frampton moved, and Barry Purton seconded, "That the term-based cost be increased next year from \$60 to \$80 per term per school.

Carried

5 GENERAL BUSINESS

Rob – There is currently a grant available for youth programs which we may be able to utilise. It is focused on Youth Week – so needs to be something that happens in that week in May 2023. Closes 23 February. Allison to investigate further and if Council are putting in an application for any other programs in this grant round.

ACTION – Allison to investigate Youth Week grant opportunities.

Norm – a historical horse trough is planned to be installed on entry into the Forth Football Grounds. It is a Forth Valley Lions project and they have asked if the Community Shed would like support Lions and help install next year.

Laine – Coffin club has been quiet. People waiting to make coffins, will be looking to complete from February once members have returned. They have also had an enquiry as to whether the shed accepts donated wood and can it be collected. Rob advised they can go out and review if the timber is appropriate within the local area.

Dave – Provided a safety report: Floors in the work area have been left with wood dust which is slippery, area must always be swept and cleared. Welding shed needs a tidy up. PPE reminder – members have been seen sanding without masks, need to remind people. Cordless tools – batteries should always be removed after use or when adjusting them.

Stroke Foundation representative – provided a good talk, the women's shed has taken the opportunity to have the same in the new year.

Showground master plan update and support for toilet upgrade – Allison to provide an update next meeting.

Rob raised the idea of a mural on the shed – great community project and possibility of an art grant. Barry will email the Council to seek approval for this to be placed on the shed before applying for funding.

5 CLOSURE/NEXT MEETING

As there was no further business to discuss the meeting closed at 1.42pm.

Next meeting will be Monday 6 February 2023.



Central Coast Community Shed - Financial Statement 2022 - 23

as at 30 Nov 2022

Revenue	<u>Estimates</u>	Actual
11413.03		
Membership Fees	3,000.00	\$3,268.91
Groups	2,000.00	
Material Donations		
Project Donations	2,000.00	
Estimate	\$7,000.00	<u>\$3,268.91</u>

Expenditure	<u>Estimates</u>	Actual
11481		
Telstra/Internet	600.00	\$159.05
Office/cleaning	300.00	
Testing and tagging	750.00	
Petty Cash	200.00	
Training - 1st Aid	550.00	
Membership - AMSA, TMSA	100.00	
Insurance	725.00	\$467.56
Repairs and Maintenance	750.00	\$654.81
Safety Equipment	600.00	
Project Materials	500.00	
Water/Sewage	75.00	\$1.14
Cleaning materials	350.00	
Improvements	2,500.00	
Estimate	\$8,000.00	<u>\$1,282.56</u>

Central Coast Chamber of Commerce & Industry

MEETING MINUTES Wed 7th Dec 2022 @ 7:00pm

Location: Switch Tasmania, 3 Gollan Street, Ulverstone

1. Meeting Opened 7:00pm

2. In Attendance Amanda Diprose, Paul Verity, Ben Parsons, Ben Hiscutt, Howard Smith, Stuart Edwards, Craig Heppell, Sarah Scott, Simone Dobson

Apologies: Kate Wylie, Annette Overton, Robert Tucker, Daryl Connelly

3. Minutes of Previous Meeting 2nd Nov

3.1 Acceptance of these Minutes

Moved By: Howard Smith

Seconded By: Ben Parsons

Objections:

4. Business Arising from the Previous Minutes

4.1 Ongoing

Business Wall of Fame - Ready to go, awaiting Robyn to return to launch.

Cash Wednesday - Launch ASAP, get documents out to business' ready to launch on social media and aim to promote throughout Reibey St. Plan to do a doorknock around Reibey St, meet next Tuesday at 1:00pm at the Car Park at the Baptist Church and work down Reibey St.

Business Expo - Rotary won't be holding Festival in the Park, so this will be an individual event. Craig to discuss with the Council regarding a contribution, get service clubs involved to run food stalls. Will be run on the 2nd of April at the Rowing Club. \$45 for members and \$75 for non-member stall holders. Approach the Rowing Club, to open up for drinks etc Meeting on the 11th January to discuss further. Operating time 10-4

Central Coast Business, Tourism and Travel Expo

Drinks Friday 30th November - Was a Successful Night

5. Reports

Presidents

Quarterly meeting with Mayor and GM, send all minutes etc to
danelle.king@centralcoast.tas.gov.au

Treasurers as per E-mail

Promotions Officer

6. Events

September 2022	Business Awards 3 rd Sep
October 2022	Drinks – Boscobel
November 2022	
December 2022	
January 2023	
February 2023	
March 2023	
April 2023	Business Expo 2nd April
May 2023	
June 2023	
July 2023	Commence Planning for Awards – AGM
August 2023	
September 2023	

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7. Correspondence

In

Out

8. Committee Member Tabled Submissions

9. Report from Community Safety Partnership Meeting

10. Council Rep Report

11. General Business

Olivers Backwall, and information centre at Penguin for the Business Wall of Fame

Amanda has asked the Council if the CCCC could do a workshop regarding the Wall of Fame location

Amanda is a proxy for the Community Safety Partnership Meeting, so will report on this meeting when Robert Tucker is unavailable

Rising energy costs is a big obstacle to business, we need to work with business, to notify them that Electricity will increase.

12. Meeting Closed 9:10pm



Annual Plan 2022-2023 – Quarterly Update (December 2022)

Central Coast Council

camms**strategy**




Corporate Folder (CF) Actions – December 2022

Central Coast Council

camms**strategy**

Action Title: 3.3.5.1 Undertake a comprehensive review of the Arts and Culture Strategy, including creative arts


Page 3

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Arts and Culture - Community Services	In Progress	01-Sep-2022	31-Mar-2023	40%	48.00%	 AMBER

Action Progress Comments: Progress continues on the development of a strategy document.

Last Updated: 05-Jan-2023

Action Title: 1.1.4.2 Consider opportunities for an annual Adventure Festival in Central Coast

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Community Development - Community Services	Completed	01-Jul-2022	31-Jul-2022	100%	100.00%	 GREEN

Action Progress Comments: COMPLETED: Possibilities of adventure festival explored at a series of community stakeholder meetings through 2021. Discussions (mid-2022) highlighted that key stakeholder activity groups/clubs are focused on rebuilding own participation and events. Consensus was that any planning through 2022 should be paused and revisited in 2023. Planned alternatives for 2022-2023 include:

- encouraging and highlighting group/club promoting activities in Central Coast as part of the Get Outdoors Weekend promotion in October 2022.
- hosting a youth-focused outdoors program around skate and MTB events across summer 2022/23.

Last Updated: 06-Jan-2023

Action Title: 2.1.1.2 Develop a range of activities, seating and signage to encourage greater use of walking routes and pathways

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Community Development Officer - Community Services	In Progress	01-Oct-2022	30-Jun-2023	25%	33.00%	 AMBER

Action Progress Comments: Collaboration underway with other stakeholders of the Coastal Shared Pathway to develop a series of signs along the coastal pathway incorporating history and nearby facilities.

Last Updated: 05-Jan-2023

Action Title: 2.2.1.1 Develop a Community Health and Wellbeing Plan


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Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Community Development - Community Services	In Progress	01-Jul-2022	28-Feb-2023	50%	72.00%	 AMBER

Action Progress Comments: First stage of project complete. Advisory Group has collated existing and emerging information on community needs and concerns, and recommended inward and outward improvements. Outward focus action plan will be developed through co-design of the HCT Health and Wellbeing Networks Project, which has external funding through 2023, and subsequent review by the advisory group of any remaining gaps.

Last Updated: 05-Jan-2023

Action Title: 2.2.2.2 Investigate opportunities to reduce the cost of youth participation in sport

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Community Development - Community Services	In Progress	01-Oct-2022	01-Mar-2023	25%	48.00%	 AMBER

Action Progress Comments: On hold until after the Christmas break. Will continue to review opportunities with stakeholders in February 2023.

Last Updated: 05-Jan-2023

Action Title: 2.3.6.1 Undertake a review of the impact of homelessness on Central Coast and include an action plan

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Director Community Services - Community Services	In Progress	01-Sep-2022	31-Mar-2023	30%	56.00%	 AMBER

Action Progress Comments: Proposal was obtained from demographers to assist with data analysis, but currently exploring other options. Have established key relationships within the Tasmanian Government, and are working with the government and various not-for-profits to progress a range of initiatives which will have a positive impact while also helping all parties develop a better understanding of the extent of homelessness in Central Coast and Council's role in addressing that. These initiatives include:

- supporting Gran's Van with their plans to service Central Coast, including site identification and service connections.
- co-hosting a roundtable with the Minister for Housing, aimed at bringing local service providers together to progress the review and action plan.
- advocating for a streamlined approach to planning approvals, to make it easier for certain buildings to be repurposed as emergency accommodation.

Last Updated: 05-Jan-2023

Action Title: 2.3.7.1 Increase understanding, value and recognition of First Nation cultures, histories, knowledge and rights, within our organisation

Page 5

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Community Wellbeing Officer - Community Services	In Progress	01-Oct-2022	01-Mar-2023	30%	48.00%	 AMBER

Action Progress Comments: Placed on displayed at community and internal meeting facilities, is the suggested Acknowledgment of Country posters including commissioned local Aboriginal art works. Desk size Aboriginal flags are displayed at the various reception areas of all Council facilities – including Penguin Service Centre, Depot, Recreation Centre, HIVE and Child Care.

Last Updated: 05-Jan-2023

Action Title: 2.3.7.3 Liaise with local indigenous Australian community groups to develop an understanding of areas of cultural significance

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Community Wellbeing Officer - Community Services	In Progress	01-Oct-2022	30-Jun-2023	15%	33.00%	 AMBER

Action Progress Comments: Plans have been made to include in the 2023 Australian Day ceremony a 'Welcome to Country' prepared and presented by a local Aboriginal community member, as well as flying the Aboriginal flag at the event, in liaison with local Aboriginal community members. Staff worked with the Mayor to ensure that Council's Australia Day activities support the strengthening of relationships between the Council and First Nation's people.

Last Updated: 05-Jan-2023

Action Title: 3.1.3.1 Working with Volunteering Tas to provide training opportunities for volunteer organisations and those reliant on volunteer involvement

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Community Wellbeing Officer - Community Services	In Progress	01-Oct-2022	30-Jun-2023	20%	33.00%	 AMBER

Action Progress Comments: Council continues to promote Volunteering Tas as a valuable resource for community organisations to recruit and manage volunteers. Council also continues to advertise and promote available volunteer roles through the Volunteering Tas website – Volunteer Connect.

Last Updated: 06-Jan-2023

Action Title: 4.3.1.14 Complete the Showground Master Plan to include the Ulverstone Sport and Leisure Centre

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Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Director Community Services - Community Services	In Progress	01-Jul-2022	31-Jan-2023	95%	84.00%	 GREEN

Action Progress Comments: Consultants to workshop revised Masterplan with Councillors in January 2023.

Last Updated: 02-Dec-2022

Action Title: 5.2.2.2 Development of site maps at cemeteries

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Community Services Officer - Community Services	In Progress	01-Jul-2022	30-Jun-2023	30%	48.00%	 AMBER

Action Progress Comments: Burial data currently being updated. Working with Friends of the Ulverstone Cemetery to develop a brochure.

Last Updated: 05-Jan-2023

Action Title: 5.2.6.1 Develop web content and brochure to help people with disabilities to identify the most convenient and accessible facilities, carparks and recreation areas

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Community Development Officer - Community Services	In Progress	01-Nov-2022	28-Feb-2023	30%	50.00%	 AMBER

Action Progress Comments: Initial review of current facilities partially completed, with draft brochure expected by end of January 2023.

Last Updated: 05-Jan-2023

Action Title: 5.4.4.3 Review the Central Coast Interpretation Plan


Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Community Development Officer - Community Services	In Progress	01-Aug-2022	30-Nov-2022	65%	100.00%	 AMBER

Action Progress Comments: Draft interpretation plan expected to be completed by end of January 2023.

Last Updated: 05-Jan-2023

Action Title: 1.1.4.1 Investigate the feasibility for development of trotting track at River Park

Page 7


Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Director Community Services - Community Services	Completed	01-Aug-2022	31-Oct-2022	100%	100.00%	 GREEN

Action Progress Comments: COMPLETED: TasRacing have confirmed an alternative location for the north-west facility.

Last Updated: 06-Jan-2023

Land Use Planning

Action Title: 5.2.2.1 Identify areas where the Tasmanian Planning Scheme "Road and Rail Code" would be applied for noise attenuation


Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Land Use Planning - Land Use Planning	Completed	01-Jul-2022	31-Jul-2022	100%	100.00%	 GREEN

Action Progress Comments: COMPLETED: A desktop examination of larger lots of vacant residential land, located within 50m of the Western Rail Line and within 50m of the Bass Highway has revealed there are only a few sites that would be impacted upon by the Road & Railway Code. Land identified is located in Leith, Ulverstone (Penguin Road and Trevor Street area), Penguin (land accessed off South Road) and Sulphur Creek. Not enough large parcel of land are identified to warrant a new "Road & Rail Attenuation Area" overlay map in the LPS. Rather, planners and developers are able to rely on the 50m setback standard, as is current practice.

If a minor subdivision (1--5 lots) or the development of a new dwelling or additions are proposed to be within 50m of the Western Rail Line or the Bass Highway, then a planner relies on a referral to TasRail or State Growth, who may have requirements, but generally consent to the development with no specific conditions required. If development would be for a large subdivision of residential land, a noise mitigation report would be required of the developer.

Last Updated: 06-Jan-2023

Action Title: 5.3.1.2 Review the Turners Beach, Forth and Revell Lane, Penguin, Specific Area Plans


Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Land Use Planning - Land Use Planning	In Progress	01-Jul-2022	31-Mar-2023	60%	66.00%	 GREEN

Action Progress Comments: Forth: an information session was held with the Forth community on 15 December 2022. Over 50 people attended the session and the information shared - primarily relating to the Forth Specific Area Plan (SAP) and the outcomes of the Local Cultural Heritage Study - was well received.

Penguin: a community information session, discussing the penguin SAP and the outcomes of the Local Cultural Heritage Study will be held with the Penguin community in March 2023.

Last Updated: 06-Jan-2023

Action Title: 5.4.4.2 Complete Settlement Strategy


Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Land Use Planning - Land Use Planning	In Progress	01-Jul-2022	30-Nov-2022	60%	100.00%	 AMBER

Action Progress Comments: Ready for final endorsement by the Council.

Last Updated: 06-Jan-2023

Corporate Services


Action Title: 1.1.11.1 Finalisation of a Camping By-law to regulate freedom camping within Central Coast

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Regulatory Services - Corporate Services	In Progress	01-Jul-2022	28-Feb-2023	15%	72.00%	 RED

Action Progress Comments: It was identified that Development Applications are required for existing and proposed additional sites. Draft By-Law and Impact Regulatory Statement was prepared and discussed at Councillor Workshop held September 2022, with feedback influencing edits of the By-law.

Last Updated: 06-Jan-2023

Action Title: 4.2.1.4 Review Dog Management Policy at Penguin Beach and Johnsons Beach and Preservation Bay

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
General Manager - Corporate Services	Completed	01-Jul-2022	30-Nov-2022	100%	100.00%	 GREEN

Action Progress Comments: COMPLETED: The Dog Management Plan changes were accepted by Council at its November 2022 Council meeting and will be enforced from 1 December 2022.

Last Updated: 06-Jan-2023

Action Title: 5.1.3.2 Undertake Fraud training to supplement review of our management practices

Page 9

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
General Manager - Corporate Services	In Progress	01-Oct-2022	28-Feb-2023	40%	60.00%	 AMBER

Action Progress Comments: Currently working through proposals to determine which best aligns with the Council's processes, and to also update Council's Fraud Policy.

Last Updated: 06-Jan-2023


Action Title: 5.1.3.5 Implement a new Website which is customer oriented

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Corporate Finance - Corporate Services	In Progress	01-Aug-2022	28-Feb-2023	35%	70.00%	 AMBER

Action Progress Comments: Initial Project working team formed and internal stakeholder consultation commenced with key management and administrative personnel. Team has engaged with Ignite Media (local web developer) to understand costs for implementation and ongoing management. Estimates of \$30-40k up-front plus approximately \$800 per month on-going. Project budgeted at \$85k. Internal IT has been preparing a mock website design for concept review with internal stakeholders as part of process. Website project scoping document presented to SLT in December 2022. Draft project plan has been prepared by the website steering committee and once scoping document approved by SLT, will be rolled out. Additional project team resources from across Council will be determined by SLT to progress next stage in January 2023. Next action is for SLT to define purpose of website and social media accounts, in order to align the scope of review and future digital footprint.

Last Updated: 06-Jan-2023

Action Title: 5.1.3.6 Develop a Cloud-based strategy

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Corporate Finance - Corporate Services	Completed	01-Jul-2022	30-Nov-2022	100%	100.00%	 GREEN

Action Progress Comments: COMPLETED: Cloud based strategy will be incorporated into Digital Strategy, presented to SLT in October 2022 and submitted to Council Workshop in November 2022. Digital Strategy approved at December 2022 Council meeting.

Last Updated: 06-Jan-2023

Action Title: 5.1.3.4 Complete upgrade of financial software to Community Finance (Microsoft Dynamics)

Page 10

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Corporate Finance - Corporate Services	In Progress	01-Jul-2022	31-May-2023	10%	54.00%	 RED

Action Progress Comments: Awaiting confirmation on availability of Open Office project resources for implementation. Once confirmed, team will finalise an implementation plan timetable. Interim work on Chart of Accounts rationalisation and dimension GL accounts structure has recommenced.

Last Updated: 20-Dec-2022

Action Title: 1.1.11.2 Identify areas within Central Coast to allow freedom camping

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Regulatory Services - Regulatory Services	In Progress	01-Jul-2022	31-Mar-2023	55%	66.00%	 AMBER

Action Progress Comments: Consultant Irene Duckett presented initial findings to Council Workshop in July 2022. Stage two is underway and focuses on planning approval for five existing camping sites, with the exclusion of Halls Point. Draft Development Applications have been prepared. A Councillor Workshop on the draft applications is planned for early 2023.

Last Updated: 06-Jan-2023

Action Title: 4.2.1.2 Identification of potentially contaminated sites to add to GIS


Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Environmental Health Officer - Regulatory Services	In Progress	01-Jul-2022	30-Jun-2023	50%	48.00%	 GREEN

Action Progress Comments: The project spreadsheet has been created and will be passed onto GIS Officer for upload when there are 30 entries in the spreadsheet. Currently, locations are being added as they are identified, with the intention that a more proactive approach can be adopted from mid-October 2022. No change October - December 2022.

Last Updated: 22-Dec-2022

Action Title: 4.2.1.6 Review all smoke-free areas across the municipal area

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Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Regulatory Services - Regulatory Services	Completed	01-Jul-2022	30-Nov-2022	100%	100.00%	 GREEN

Action Progress Comments: COMPLETED: At the November 2022 Council meeting, updated smoke-free areas were declared in Ulverstone, and a new smoke-free area declared in Penguin.

Last Updated: 06-Jan-2023

Infrastructure Services

Action Title: 4.3.1.9 Conduct a facilities audit of Council buildings

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Assets - Infrastructure Services	In Progress	01-Jul-2022	30-Jun-2023	16%	48.00%	 RED

Action Progress Comments: Facilities audit form has been developed in the Conquest Asset Management System and is currently being trialled. Delayed from November due to staff absences. Awaiting the appointment of the Asset Service Officer.

Last Updated: 06-Jan-2023

Action Title: 4.3.1.11 Undertake the re-development of the Penguin Foreshore


Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Assets - Infrastructure Services	In Progress	01-Nov-2022	31-Mar-2023	20%	40.00%	 AMBER

Action Progress Comments: The Draft Penguin Foreshore Playground Masterplan has been provided to the Council's Asset Team for initial review/feedback. Presentation to Councillor Workshop in January 2023.

Last Updated: 06-Jan-2023

Action Title: 4.3.1.13 Review lighting of parking areas and include outcomes in the Council's Long-term Financial Plan


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Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Assets - Infrastructure Services	Completed	01-Jul-2022	30-Nov-2022	100%	100.00%	 GREEN

Action Progress Comments: COMPLETED: The site visits for each carpark are complete and the register of actions has been developed. Final costings have been prepared and outcomes have been included in second Draft Long Term Financial Plan, as part of the Asset Management Planning Framework.

Last Updated: 22-Dec-2022

Action Title: 4.3.1.16 Complete implementation plan for the Perry-Ling Gardens

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Assets - Infrastructure Services	Completed	01-Jul-2022	30-Nov-2022	100%	100.00%	 GREEN

Action Progress Comments: COMPLETED: The draft was revised and approved by Council's Asset Team and released to the public on 29/08/2022. The draft was also emailed to the three major stakeholders: Property Services, Tasmanian Heritage and TasRail. The Council adopted the Perry-Ling Garden Landscape Masterplan at the November 2022 Council meeting. Implementation of the Plan will now commence.

Last Updated: 22-Dec-2022

Action Title: 4.3.1.17 Review Central Coast Lawn Cemetery, including the feasibility of natural burials


Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Assets - Infrastructure Services	In Progress	01-Oct-2022	31-Mar-2023	5%	48.00%	 RED

Action Progress Comments: Commenced reviewing background information, however currently reduced capacity to undertake action.

Last Updated: 06-Jan-2023

Action Title: 4.4.1.2 Undertake a detailed climate change assessment on Council assets

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Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Assets - Infrastructure Services	In Progress	01-Jul-2022	30-Apr-2023	50%	60.00%	 AMBER

Action Progress Comments: Asset Management Plans have been presented to relevant Council departments and teams to begin review and input into their respective Asset Management Plans. Awaiting the appointment of the Asset Service Officer.

Last Updated: 06-Jan-2023

Action Title: 4.4.5.1 Develop a Natural Resource Management Plan which includes identification of at risk vegetation communities including riparian areas

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Assets - Infrastructure Services	In Progress	01-Jul-2022	31-Dec-2022	60%	100.00%	 AMBER

Action Progress Comments: The Biodiversity Index has been validated and final version completed. Site plan layout template is currently being drafted and once complete, information can be populated. Handover between the Open Space and Parks/NRM Officer during December 2022.

Last Updated: 06-Jan-2023

Action Title: 5.2.2.4 Develop planning permit conditions that facilitates the deliverance of Green Infrastructure outcomes

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Assets - Infrastructure Services	In Progress	01-Sep-2022	31-Dec-2022	45%	100.00%	 AMBER

Action Progress Comments: Currently reviewing appropriate conditions from other Councils which might be useful to implement. Planning permit conditions being drafted and revised through Council's Greening Asset Management Team (GAMT). Further clarity of AS 4970-2009: Protection of Trees on Development Sites and simplifying its interpretation for the community currently being undertaken.

Last Updated: 06-Jan-2023

Action Title: 1.2.2.2 (Manager Engineering) Investigate and prepare preliminary designs for a shared pathway/roadway between Watcombe Beach and Rockliffs Road

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Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Director Infrastructure Services - Infrastructure Services	In Progress	01-Aug-2022	30-Apr-2023	5%	55.00%	 RED

Action Progress Comments: Data gathering has commenced, together with first site visit to conduct initial scoping. Project delayed due to priority of resources and October flood event.

Last Updated: 22-Dec-2022

Action Title: 4.1.1.1 (Manager Engineering) Conduct a flood study of Penguin Creek

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Director Infrastructure Services - Infrastructure Services	In Progress	01-Jul-2022	31-Jan-2023	75%	84.00%	 AMBER

Action Progress Comments: Pitt and Sherry were engaged to conduct this study in May 2022. The work to date has included catchment determination, preliminary calculations on flow volumes, site inspection, and data collection and hydraulic modeling. A preliminary report has been prepared and various options for flood mitigation are now being further analysed.

Last Updated: 19-Dec-2022

Action Title: 4.1.1.2 Complete the Lower Forth Flood plan


Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Director Infrastructure Services - Infrastructure Services	In Progress	01-Sep-2022	31-Jan-2023	90%	80.00%	 GREEN

Action Progress Comments: This project is now being prepared in conjunction with SES. SES are preparing a Forth Community Protection Flood Response Plan. Council has provided all data and previous documentation to SES which is now being analysed and considered by SES Flood Planners. A draft of the document was received for feedback 15 December 2022.

Last Updated: 19-Dec-2022

Action Title: 4.3.1.8 (Manager Engineering) Undertake a strategic review of Reibey Street, including cleanliness, additional infrastructure

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Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Director Infrastructure Services - Infrastructure Services	Completed	01-Sep-2022	30-Nov-2022	100%	100.00%	 GREEN

Action Progress Comments: The street cleaning operation prior to the Christmas holiday period has been completed. New waste bins have been installed.

Last Updated: 19-Dec-2022


Action Title: 4.3.1.12 (Manager Engineering) Develop and adopt a Vehicular Kerb Crossover and Driveway Policy (Urban and Rural)

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Director Infrastructure Services - Infrastructure Services	In Progress	01-Sep-2022	31-Dec-2022	70%	100.00%	 AMBER

Action Progress Comments: Preliminary investigation and information gathering has commenced and the earlier guidelines reviewed. A draft policy has been developed for internal review.

Last Updated: 19-Dec-2022

Action Title: 4.3.1.19 (Manager Engineering) Complete design of the North Reibey Street carpark

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Director Infrastructure Services - Infrastructure Services	Not Started	01-Oct-2022	30-Apr-2023	0%	42.00%	 RED

Action Progress Comments: No update for December due to staff availability.

Last Updated: 19-Dec-2022

Action Title: 4.3.1.15 Complete Fairway Park Master Plan

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Assets - Infrastructure Services	In Progress	01-Sep-2022	30-Apr-2023	30%	48.00%	 AMBER

Action Progress Comments: Previous project information being analysed and considered. Draft plan commenced, using satellite imagery for concept.

Last Updated: 06-Jan-2023

Action Title: 4.3.3.4 Review of the Central Coast Open Space and Recreation Plan 2012-2022


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Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Assets - Infrastructure Services	In Progress	01-Sep-2022	30-Jun-2023	15%	40.00%	 RED

Action Progress Comments: Audit of the Open Space and Recreation Plan 2012-2022 actions has commenced. Relevant actions brought forward. Handover between the Open Space and Parks/NRM Officer during December 2022.

Last Updated: 06-Jan-2023

Action Title: 4.4.2.1 Develop and implement a plan for the upgrade of the Public Area waste systems over a two-year-period


Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Director Infrastructure Services - Infrastructure Services	Completed	01-Jul-2022	30-Sep-2022	100%	100.00%	 GREEN

Action Progress Comments: COMPLETED: A location plan was presented at a Councillor Workshop in October 2022. Bins have been installed, redundant bins removed and revised collection arrangements commenced.

Last Updated: 06-Jan-2023

Office of General Manager

Action Title: 5.1.3.1 Undertake a business continuity training exercise

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Risk Officer - Office of General Manager	Not Started	01-Oct-2022	31-Jan-2023	0%	75.00%	 RED

Action Progress Comments: This task is unable to be completed until the Business Continuity Plan (BCP) is finalised. The BCP prepared for Council in March 2021 needs to be extended to include checklists on how to support key functions should any of the following situations occur:

- unavailability of Council Offices
- unavailability of Depot
- impaired ICT capability

Last Updated: 06-Jan-2023

Action Title: 5.1.3.3 Complete the Workplace Health and Safety system migration from AS 4801 to ISO 45001


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Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Organisational Development - Office of General Manager	In Progress	01-Aug-2022	28-Feb-2023	100%	70.00%	 GREEN

Action Progress Comments: BSI Audit undertaken in June 2022 for transition to ISO45001. Four minor-non conformances and nine opportunities for improvements were identified. BSI have approved the corrective action plan and issued Council with a certificate of accreditation to ISO 45001 until June 2023. Currently working through actions in the corrective action plan. WHS Objectives have been set and approved by Management for 2022-2023. Next BSI Audit scheduled for February 2023. Weekly meetings with the WHS Officer are being held to ensure we are on track with completing actions from the Corrective Action Plan.

Last Updated: 06-Jan-2023

Action Title: 5.1.9.1 Update the strategic and operational risk register

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Risk Officer - Office of General Manager	Completed	01-Aug-2022	30-Sep-2022	100%	100.00%	 GREEN

Action Progress Comments: COMPLETED: Meetings were scheduled with risk owners to discuss the status of weak or absent controls first reported in 2021. The review took place in September 2022 and outcomes were reported to SLT. This action is relevant to operational risks only, since the strategic risks were only confirmed in July 2022.

Last Updated: 06-Jan-2023

Action Title: 1.3.5.2 Undertake the re-development of the former Penguin Recreation Ground


Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
General Manager - Office of General Manager	In Progress	01-Jul-2022	30-Jun-2023	60%	48.00%	 GREEN

Action Progress Comments: A meeting between Complete Streets and Planning was held to discuss any planning issues which Council may need to be aware of. There were no issues identified and a timeline for the planning process is now being developed by Complete Streets. Steven Burgess attended a Councillors Workshop on 5 December to provide the updated plan following the community's feedback. Complete Streets are aiming for submission of a Development Application in January 2023.

Last Updated: 06-Jan-2023

Action Title: 5.3.1.3 Investigate with Stadiums Tasmania the use of the Dial Sports Complex


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Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
General Manager - Office of General Manager	In Progress	01-Jul-2022	30-Jun-2023	40%	48.00%	 AMBER

Action Progress Comments: A meeting between the Department of State Growth (DSG) and facility users was held in first week of August 2022. A KPMG audit of Dial facilities was completed and a second workshop by DSG was undertaken with facility users in October 2022. Stadiums Tasmania have hired a Chairperson for the Board and the first Steering Committee meeting will be held in December 2022, with the General Manager appointed as part of the Steering Committee.

Last Updated: 06-Jan-2023

Action Title: 5.4.4.4 Develop a Communication and Engagement Strategy including suggested advice for different scenarios

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Strategy & Policy Officer - Office of General Manager	In Progress	01-Jul-2022	31-Dec-2022	85%	100.00%	 AMBER

Action Progress Comments: Engagement training by the International Association of Public Participation (IAP2) for key Council staff was conducted in October and November 2022. The draft Engagement and Communication Strategy was reviewed by SLT and will undergo a review by the IAP2. The draft Engagement and Communication Strategy is under review by the Council's Operational Leadership Team. Consultation with senior Council staff on the draft Strategy continues.

Last Updated: 06-Jan-2023



Carry-over (SA) Actions – December 2022

Central Coast Council

camms**strategy**

ACTION PLANS



At least 90% of action target achieved



Between 40% and 90% of action target achieved



Less than 40% of action target achieved



No target set

* Dates have been revised from the Original dates

Community Services

Action Title: 2.1.1.1 Review Central Coast Walking Trails Marketing Plan for use in a post-Covid-19 recovery environment

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Community Development Officer - Community Services	In Progress	01-Aug-2022	31-Dec-2022	80%	100.00%	AMBER

Action Progress Comments: Walking trail information drafted for website, to be uploaded during January 2023.

Last Updated: 05-Jan-2023

Action Title: 3.3.1.1 Update Venue Management Plans and promote on the Council's website and relevant events literature (for all venues)

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Community Development - Community Services	Completed	01-Jul-2022	30-Sep-2022	100%	100.00%	GREEN


Action Progress Comments: COMPLETED: New detailed information pack for all venues has been developed and uploaded/hosted on website, plus provided through bookings enquiries. Venue upgrades (eg. lighting, heating) identified during review being programmed with Council works teams.

Last Updated: 28-Oct-2022

Land Use Planning

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Action Title: 1.3.1.1 Identify further commercial/industrial land for future growth

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Land Use Planning - Land Use Planning	In Progress	01-Dec-2022	31-Mar-2023	10%	25.00%	 AMBER

Action Progress Comments: Some preliminary desktop investigation has been undertaken. Project will commence after the Christmas break.

Last Updated: 06-Jan-2023

Action Title: 1.3.1.2 Undertake a desktop exercise to identify potential land to be rezoned for commercial purposes

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Land Use Planning - Land Use Planning	In Progress	01-Dec-2022	31-Mar-2023	34%	25.00%	 GREEN

Action Progress Comments: A workshop with Councillors will be held on 9 January 2023, including discussions on the submissions received on the draft Local Area Settlement Strategy (LASS).

Last Updated: 06-Jan-2023

Action Title: 1.3.5.1 Following the commencement of the Tasmanian Planning Scheme and Central Coast LPS, consider providing support for the rezoning of identified land to light industrial. Commencement of the strategy has been delayed slightly as an opportunity exists to leverage Tasmanian Government led work and funding.

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Land Use Planning - Land Use Planning	In Progress	01-Dec-2022	30-Jun-2023	10%	14.00%	 AMBER

Action Progress Comments: Some preliminary desktop investigation has been undertaken. Project will commence after the Christmas break.

Last Updated: 06-Jan-2023

Action Title: 5.3.1.1 Develop a Cultural Heritage Plan

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Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Land Use Planning - Land Use Planning	In Progress	01-Jul-2022	28-Feb-2023	60%	72.00%	 AMBER

Action Progress Comments: An information session was held with the Forth community on 15 December 2022. Over 50 people attended the session. The information shared - primarily relating to the Forth Specific Area Plan (SAP) and the outcomes of the Local Cultural Heritage Study - was well received. Further information sessions planned for Penguin and Ulverstone in Feb/Mar 2023.

Last Updated: 06-Jan-2023

Corporate Services

Action Title: 5.2.1.13 Implementation of the Open Office Building application

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Organisational Development - Regulatory Services	In Progress	01-Aug-2022	31-Dec-2022	90%	100.00%	 AMBER

Action Progress Comments: Have identified seven missing records. Need to ensure all inspection notes are migrated. Pre-production environment has been setup and Building Inspection notes have been migrated. Outstanding issues with Apply migration have now been finalised. Apply data is now live and Open Office are continuing to work on migrating the spreadsheet data from 2017 across for testing.

Last Updated: 06-Jan-2023

Infrastructure Services


Action Title: 4.3.1.6 Refine the Asset Management Plans and update the Policy

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Assets - Infrastructure Services	In Progress	01-Jul-2022	30-Apr-2023	50%	60.00%	 AMBER

Action Progress Comments: Discussion has commenced with related Council department/teams to begin review of their respective Asset Management Plans. Awaiting the appointment of the Asset Service Officer.

Last Updated: 19-Dec-2022


Action Title: 4.4.1.1 Undertake a survey of all coastal foreshore areas to identify areas of erosion and potential mitigation measures, including a review of existing walls and structural integrity

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Assets - Infrastructure Services	In Progress	01-Oct-2022	28-Feb-2023	10%	60.00%	 RED

Action Progress Comments: Comparative analysis between Coastal Hazards Report and observations through site visits and aerial imagery being undertaken.

Last Updated: 09-Dec-2022

Action Title: 4.3.1.5 (Manager Engineering) Conduct a road signage audit, create an asset database and prepare signage upgrade and replacement program

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Director Infrastructure Services - Infrastructure Services	Not Started	01-Nov-2022	28-Feb-2023	0%	50.00%	 RED

Action Progress Comments: Relevant staff on leave during November and involved in flood recovery projects.

Last Updated: 19-Dec-2022

Action Title: 4.3.3.2 Finalise the Johnsons Beach Master Plan (BBQ shelter).


Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Assets - Infrastructure Services	In Progress	01-Jul-2022	31-Dec-2022	85%	100.00%	 AMBER

Action Progress Comments: The BBQ shelter construction is completed, the table delivered to Works Depot and BBQ is on order; both will be installed in the new year.

Last Updated: 06-Jan-2023

Office of General Manager

Action Title: 5.1.1.1 Complete the Council's Workforce Plan


Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Manager Organisational Development - Office of General Manager	In Progress	01-Aug-2022	30-Sep-2022	90%	100.00%	 GREEN

Action Progress Comments: Most of the individual workforce plans have been completed, two remain outstanding.

Last Updated: 14-Dec-2022

Strategy and Policy


Action Title: 1.1.5.1 Investigate and support further tourism development in the Dial Range, south of Penguin

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Strategy & Policy Officer - Office of General Manager	In Progress	01-Sep-2022	31-May-2023	50%	44.00%	 GREEN

Action Progress Comments: Developed project collateral is being reviewed and updated as needed. Updated project milestones (the action plan) were emailed to the General Manager for review. The Federal Government announced a funding commitment to develop toilet facilities at the Mount Montgomery car park. The General Manager has requested that a Communication Plan for the project be developed. The General Manager received a Communication Plan, Community Engagement Plan and associated project assets for review.

Last Updated: 20-Dec-2022

Action Title: 1.1.5.2 Participate in the development of a Dial Range Joint Recreation and Land Management Plan

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Strategy & Policy Officer - Office of General Manager	In Progress	01-Jul-2022	31-Dec-2022	75%	100.00%	 AMBER

Action Progress Comments: An updated draft copy of the Dial Range Recreation Management Plan was received in September 2022 asking for any further feedback by mid-October 2022. The General Manager has spoken with the Hon. Roger Jaensch MP and representatives of Tasmanian Parks and Wildlife (PWS) about concerns that the Council have with the Plan. The General Manager is still waiting for communication from PWS. The General Manager to follow up early in the new year with PWS.

Last Updated: 06-Jan-2023

Responsible Officer	Status	Start Date	End Date	% Complete	Target	On Target %
Strategy & Policy Officer - Office of General Manager	In Progress	01-Jul-2022	31-Mar-2023	60%	66.00%	 GREEN

Action Progress Comments: A revised engagement design for the project is under consideration by the General Manager. Developed project collateral is being reviewed and updated as needed. Updated project milestones (the action plan) were emailed to the General Manager for review. The General Manager has requested that a Communication Plan for the project be developed. The General Manager received a Communication Plan, Community Engagement Plan and associated project assets for review.

Last Updated: 20-Dec-2022

**SCHEDULE OF DOCUMENTS FOR AFFIXING OF
THE COMMON SEAL**

Period: 13 December 2022 to 23 January 2023

Final Plan of Survey
170 Main Road and 25 Bowman Drive, Penguin
DA2021137 – 3 lot subdivision

Final Plan of Survey
33 Ironcliffe Road, Penguin
DA2020168

Part 5 Agreement
170 Main Road and 25 Bowman Drive, Penguin
DA2021137 – building envelopes and Geotech Report



Sandra Ayton
GENERAL MANAGER

SCHEDULE OF CONTRACTS AND AGREEMENTS

(Other than those approved under the common seal)

Period: 13 December 2022 to 23 January 2023

Agreements

- Lease Agreement
Penguin Cricket Club (Lessee) and the Central Coast Council (Lessor)
Facilities of the Dial Regional Sports Complex Sporting Precinct including canteen, meeting room and storage shed
Starting date: 1 July 2022
Expiry date: 30 June 2025
- Licence Agreement
The Honourable Roger Charles Jaensch MP (Licensor) and the Central Coast Council – Ulverstone Child Care Centre (Licensee)
Crown Land situated at parts of 105 Ironcliffe Rd, Penguin (Penguin District School), including buildings and improvements
Starting date: 1 January 2023
Licence period: One year



Sandra Ayton
GENERAL MANAGER

**SCHEDULE OF CORRESPONDENCE RECEIVED ADDRESSED TO
MAYOR AND COUNCILLORS**

Period: 13 December 2022 to 23 January 2023

- . A letter from the Australian Local Government Association calling for councils to submit motions for the 2023 National General Assembly.
- . An email from Dementia Australia providing Councillors with an update of the organisation's 2022 events and activities.

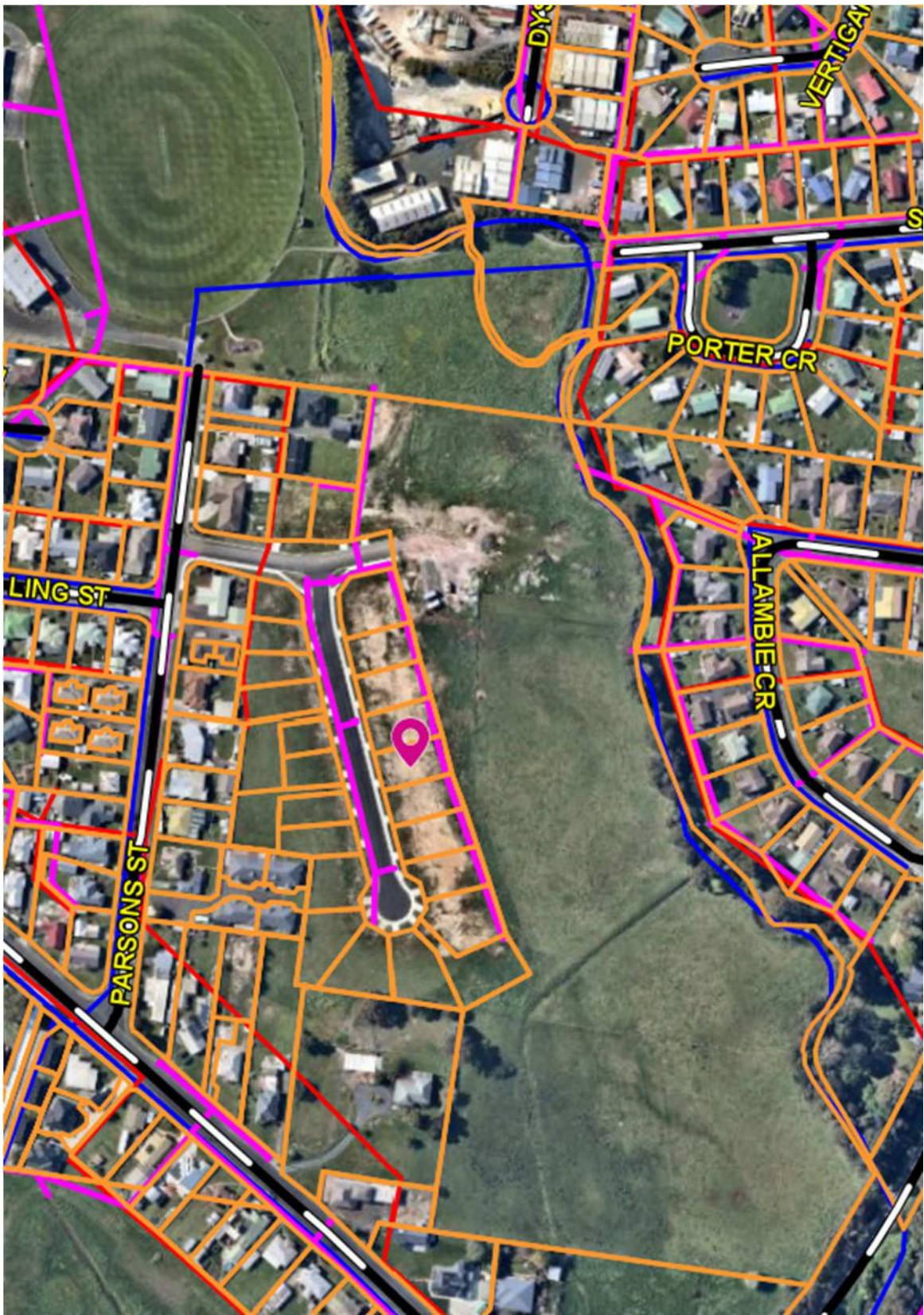


Sandra Ayton
GENERAL MANAGER

Central Coast Council
List of Development Applications Determined
Period from: 1 December 2022 to 31 December 2022

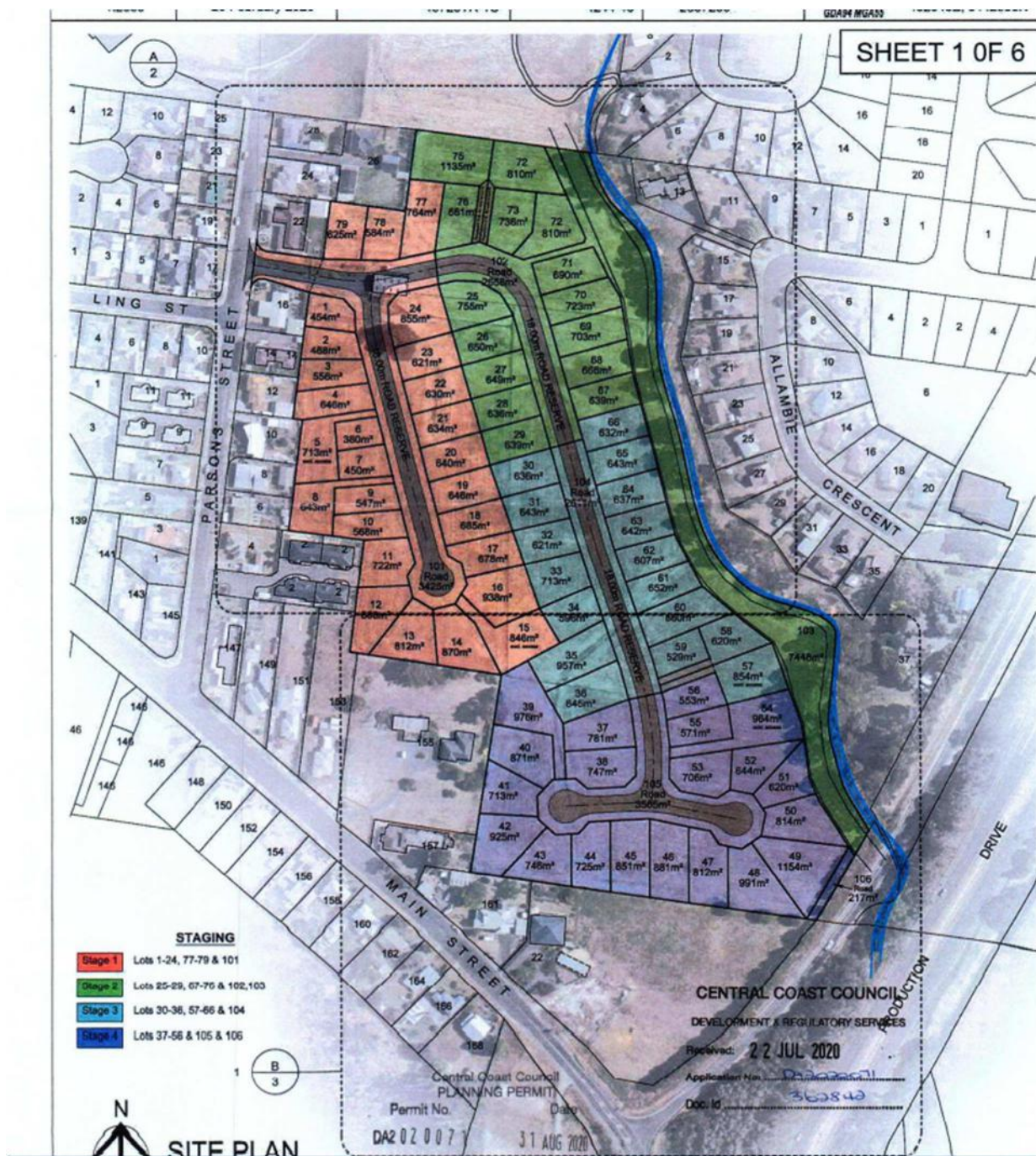
Application Number Display	Address	DA Type	Proposed use	Application Date	Decision Date	Day determined	Cost Of Works
DA2021219	133 South Road & 20 Ellis Street WEST ULVERSTONE,TAS,7315	Discretionary	Residential - six multiple dwellings	3/08/2021	6/12/2022	32	\$1,260,000.00
DA2021296 - 1	780 South Road PENGUIN,TAS,7316	Minor amendment of a Permit.	Service Industry – vehicle repair workshop and Storage – three storage sheds to comprise a total of 40 self-storage units and an associated toilet facility	16/12/2022	21/12/2022	1	\$0.00
DA2022172 - 1	29 Esplanade WEST ULVERSTONE,TAS,7315	Minor amendment of a Permit.	Residential - single dwelling and demolition of existing dwelling	24/11/2022	5/12/2022	6	\$0.00
DA2022214 - 1	12 Shorehaven Drive TURNERS BEACH,TAS,7315	Discretionary	Residential - single dwelling	30/11/2022	6/12/2022	5	\$0.00
DA2022236	1019 & 1071 Gunns Plains Road GUNNS PLAINS,TAS,7315	Discretionary	Residential - single dwelling and Subdivision - consolidation of titles	24/08/2022	5/12/2022	35	\$400,000.00
DA2022239 - 1	22 Shorehaven Drive TURNERS BEACH,TAS,7315	Minor amendment of a Permit.	Residential - single dwelling - Reliance on CCO-S5.0 Turners Beach Specific Area Plan - Setbacks and building envelope for all buildings	12/12/2022	20/12/2022	5	\$0.00
DA2022263	10 Export Drive ULVERSTONE,TAS,7315	Discretionary	Bulky Goods Sales - plumbing showroom and trade supplies	21/09/2022	5/12/2022	24	\$450,000.00
DA2022282	153 Hardys Road PENGUIN,TAS,7316	Discretionary	Residential - single dwelling and clearance of priority vegetation	13/10/2022	14/12/2022	30	\$55,000.00
DA2022286	745 Preston Road NORTH MOTTON,TAS,7315	Permitted	Residential - shed	21/10/2022	7/12/2022	2	\$60,000.00
DA2022287	4 Lily Lane PENGUIN,TAS,7316	Discretionary	Residential - single dwelling and 2 sheds	21/10/2022	5/12/2022	39	\$600,000.00
DA2022300	3 Mollie Place TURNERS BEACH,TAS,7315	Discretionary	Residential - single dwelling	10/11/2022	15/12/2022	22	\$430,000.00
DA2022306	12-14 & 13 Harley Court WEST ULVERSTONE,TAS,7315	Permitted	Subdivision - Adjustment of a Boundary	11/11/2022	6/12/2022	6	\$0.00
DA2022308	28 Epsom Road PENGUIN,TAS,7316	Discretionary	Residential - dwelling extensions and new shed	16/11/2022	19/12/2022	24	\$50,000.00
DA2022310	2-4 Haven Crescent ULVERSTONE,TAS,7315	Discretionary	Residential - dwelling extensions	17/11/2022	20/12/2022	25	\$50,000.00
DA2022314	43 Mission Hill Road PENGUIN,TAS,7316	Permitted	Subdivision - 2 residential lots	18/11/2022	14/12/2022	8	\$0.00
DA2022325	89 Browns Lane PENGUIN,TAS,7316	Permitted	Residential - shed	30/11/2022	7/12/2022	5	\$35,000.00
DA2022336	750 Castra Road ABBOTSHAM,TAS,7315	Permitted	Residential - dwelling extension -porch and outbuilding - garage and storeroom	9/12/2022	19/12/2022	5	\$50,000.00
DA2022337	15 Victoria Street ULVERSTONE,TAS,7315	Permitted	Visitor Accommodation - change of use	12/12/2022	16/12/2022	1	\$0.00
DA2022341	60 Touchstone Lane GAWLER,TAS,7315	Permitted	Residential - shed (non-habitable) and porch including the demolition of existing shed	13/12/2022	20/12/2022	4	\$200,000.00
LPS2022002	131 Cuprona Road HEYBRIDGE,TAS,7316	LPS draft Amendment	Rezone from Environmental Management to Landscape Conservation	22/03/2022	5/12/2022	258	\$0.00
SUB2009.15 - 3	Henslowes Road ULVERSTONE,TAS,7315	Minor amendment of a Permit.	Minor Amendment - Subdivision (129 lot) - changes to lot layout - Stage 1 & Stage 2	28/09/2022	20/12/2022	1	\$0.00

Annexure 1



Aerial view

Annexure 2



Approved Plan of Survey

Annexure 3

<p>OWNER: NAK DEVELOPMENTS (TAS) PTY LTD (ACN 642 033 127)</p> <p>FOLIO REFERENCE: 152584/1</p> <p>GRANTEE: PART OF LOT 5898, 200AC, GRANTED TO CHARLES EDWARD BUTTON, PART OF 0A-2R-38P GRANTED TO ALFRED PAGE, PART OF 1A-0R-16P GRANTED TO BLANCHE ELIZABETH BUTTON</p>	<h2 style="margin: 0;">PLAN OF SURVEY</h2> <p style="margin: 0;">BY SURVEYOR RODNEY JAMES DICKENS OF PDA SURVEYORS BURNIE</p>	<p>Registered Number</p> <hr/> <p>APPROVED EFFECTIVE FROM</p> <hr/> <p>Recorder of Titles</p>
<p>LOCATION</p> <p style="text-align: center; font-weight: bold;">TOWN OF ULVERSTONE</p> <p>SCALE 1:1500 LENGTHS IN METRES</p>		

LOT 100 IS COMPILED FROM FR152584 AND THIS SURVEY

ALL EXISTING SURVEY NUMBERS TO BE
CROSS REFERENCED ON THIS PLAN

(P201957)

100
5.723 ha
(not incl. hatched portion)

(P152584)
(19/30EV)
(D45172)
(11/6L0)

PARSON STREET

SEE ANNEXURE SHEET 1

SEE ANNEXURE SHEET 2

MAIN ROAD

**101
5286m²
ROAD**

BUTTONS CREEK

ALLAMBIE CRESCENT

PRODUCTION DRIVE

BASS HIGHWAY

21/07/2022

27506

Ref No

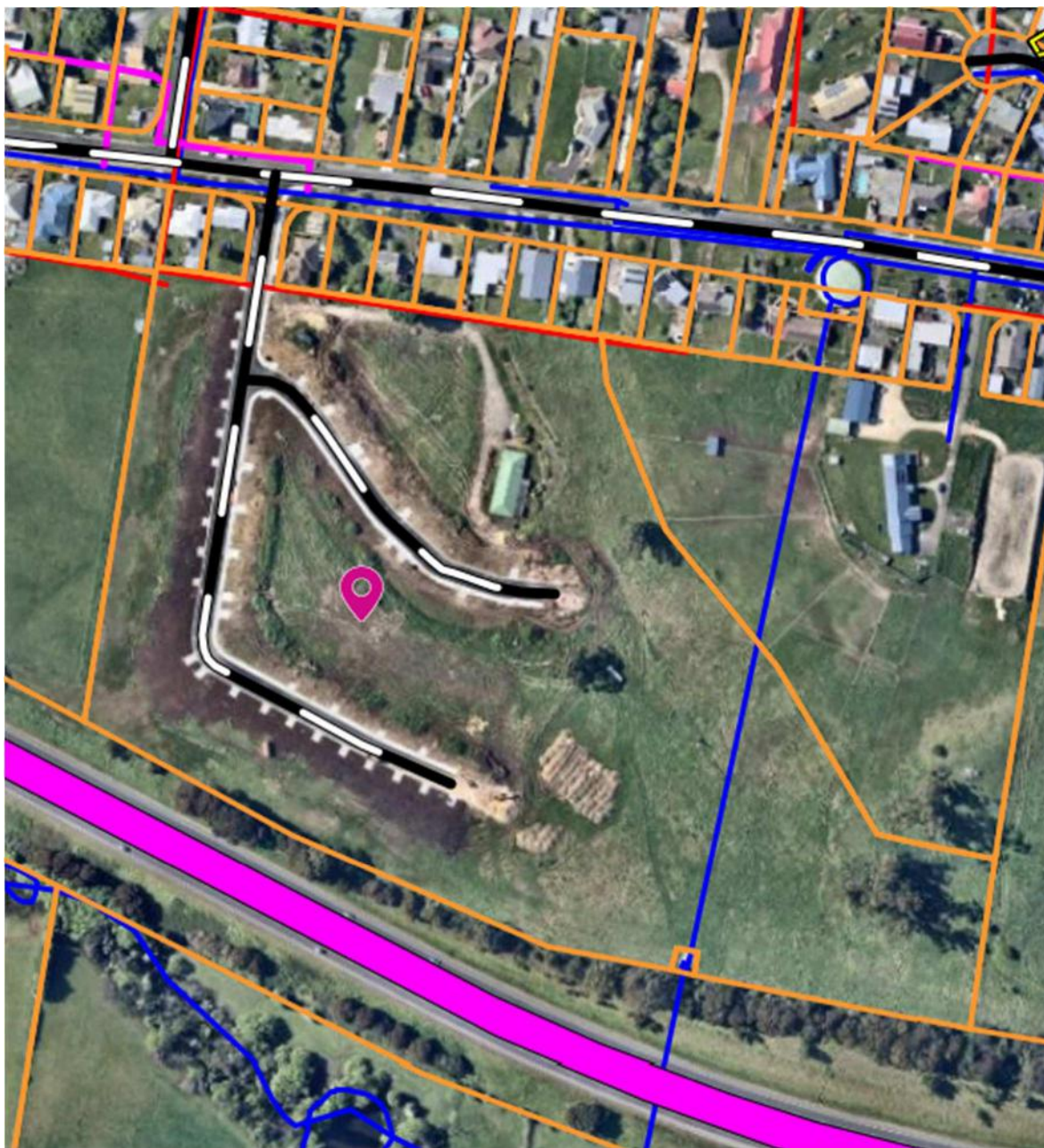
(P152583)
(P114560)

Council Delegate

Date

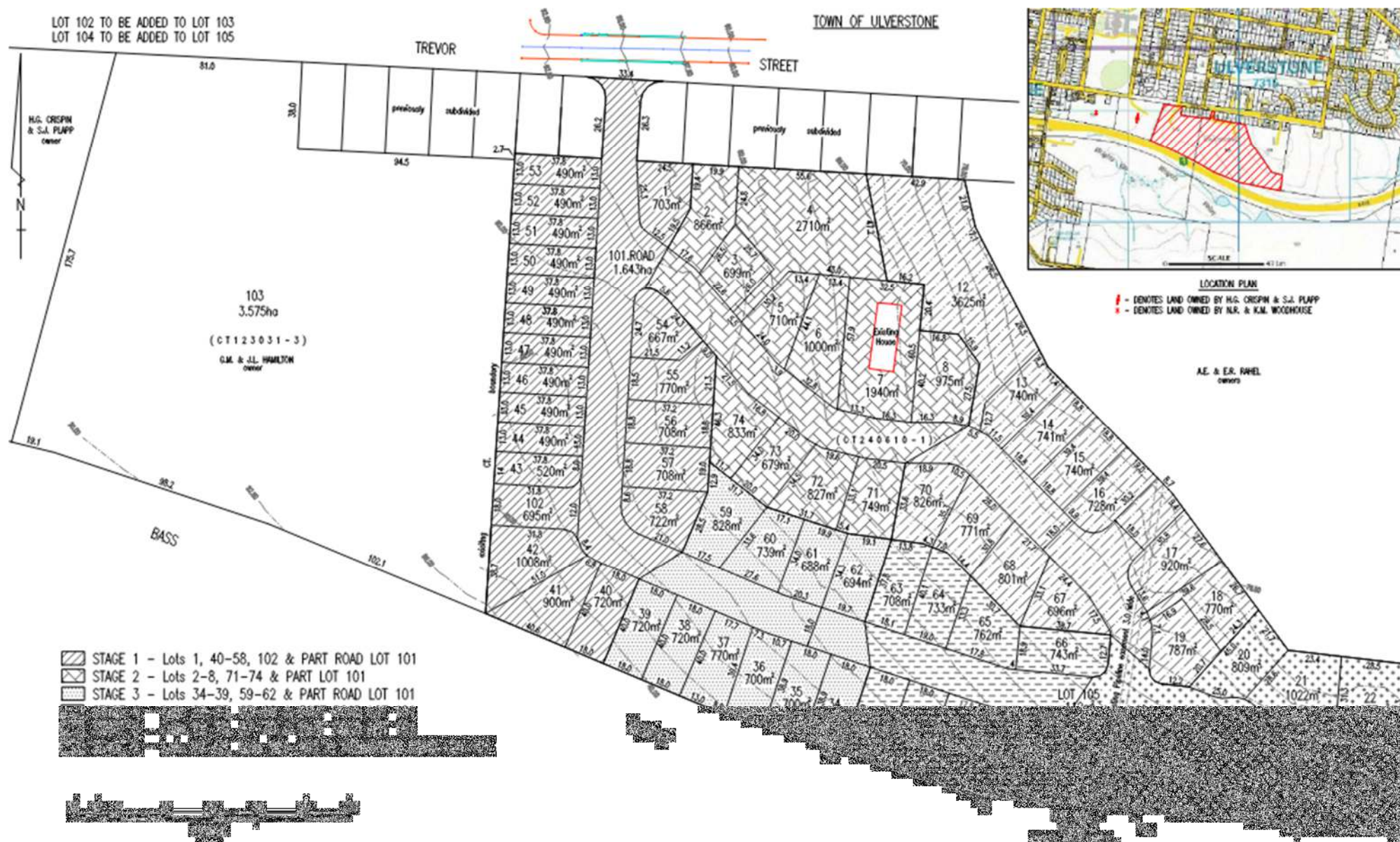
Final Plan of Survey – Stages 1 & 2

Annexure 1



Aerial View – 126A Trevor Street, Ulverstone

Annexure 2



Annexure 3

4th January 2023

Mary-Ann Edwards
Manager Land Use Planning
Central Coast Council
19 King Edward St,
ULVERSTONE TAS 7315

Proposed naming of 'Jernej Way' in the subdivision known as Udiminia, 126a
Trevor St, Ulverstone

Hello,

I have recently been approached by Craig Heppell, Ulverstone Real Estate, seeking permission for the use of my first name, Jernej, to be used to name one of the streets in a land subdivision Craig is representing – Udiminia.

I am a happy and honoured to permit my name to be used for one of these streets.



Signed
Jernej Bajzelj

1 Burnett Cr, West Ulverstone



Witness
Craig Heppell
Ulverstone Real Estate



CENTRAL COAST COUNCIL
 19 King Edward St
 Ulverstone
 TAS 7315
 Telephone: 03 6429 8900
 Facsimilie: 03 6425 1224
admin@centralcoast.tas.gov.au



1-Dec-2022

**6 BROCKMARSH PLACE,
 WEST ULVERSTONE
 DA2022322**

IMPORTANT

This map was produced on the GEOCENTRIC DATUM OF AUSTRALIA 1994 (GDA94), which has superseded the Australian Geographic Datum of 1984 (AGD66/84). Heights are referenced to the Australia Height Datum (AHD). For most practical purposes GDA94 coordinates, and satellite derived (GPS) coordinates based on the World Geodetic Datum 1984 (WGS84), are the same.

Disclaimer

This map is not a precise survey document

All care is taken in the preparation of this plan; however, Central Coast Council accepts no responsibility for any misprints, errors, omissions or inaccuracies. The information contained within this plan is for pictorial representation only. Do not scale. Accurate measurement should be undertaken by survey.

© The List 2021.

© Central Coast Council 2021.

50 m

Scale =
1:1470.420



Application for Planning

S.57 Land Use Planning and Approvals Act 1993

The following application has been received:

Application No.: **DA2022322**

Location: **6 Brockmarsh Place, West Ulverstone**

Proposal: **Residential - shed and two awnings
(one retrospective and one new)**

Performance Criteria: **Setback**

The application may be inspected at the Administration Centre, 19 King Edward Street, Ulverstone during Office hours and on the council's website: www.centralcoast.tas.gov.au. Any person may make representation in relation to the applications (in accordance with S.57(5) of the Act) by writing to the General Manager, PO Box 220, Ulverstone 7315 or by email to admin@centralcoast.tas.gov.au and quoting the Application No. *Any representations received by the Council are classed as public documents and will be made available to the public where applicable under the Local Government (Meeting Procedures) Regulations 2015.*

The representation must be made on or before **19 December 2022**

Date of Notification: **3 December 2022**

CENTRAL COAST COUNCIL

PO Box 22 0

19 King Edward Street

ULVERSTONE TASMANIA 7315

Ph: (03) 6 429 8900

Email: planning@centralcoast.tas.gov.auwww: centralcoast.tas.gov.au**CENTRAL COAST COUNCIL****CENTRAL COAST COUNCIL**

DEVELOPMENT & REGULATORY SERVICES

Received: 23 NOV 2022

Application No:

Doc. Id:

*Land Use Planning and Approvals Act 1993**Tasmanian Planning Scheme – Central Coast***PLANNING PERMIT APPLICATION**

Office use only:

Zone:

Permit Pathway – NPR/Permitted/Discretionary

Use or Development Site:

Site Address

6 BROCKMARSH PLACE WEST ULVERSTONE.

Certificate of
Title Reference

143341

Land Area

Heritage Listed Property

NO

☒

YES

☐**Applicant(s)**

First Name(s)

MARTIN FREDERICK

Surname(s)

DANIEL

Company name
(if applicable)

Contact No:

0481724172

Postal Address:

6 BROCKMARSH PLACE
WEST ULVERSTONE.

Email address:

MARTIN61 DANIEL61 HOTMAIL.COM.

Please tick box to receive correspondence and any relevant information regarding your application via email.

☐**Owner(s)** (note – if more than one owner, all names must be indicated)

First Name(s)

Middle Name(s)

Surname(s)

Company name (if applicable)

Postal Address:

PERMIT APPLICATION INFORMATION

(If insufficient space for proposed use and development, please attach separate documents)

"USE" is the purpose or manner for which land is utilised.

Proposed Use

RESIDENTIAL

Use Class

Office use only

"Development" is the works required to facilitate the proposed use of the land, including the construction or alteration or demolition of buildings and structures, signs, any change in ground level and the clearing of vegetation.

Proposed Development (please submit all documentation in PDF format to planning@centralcoast.tas.gov.au separating A4 documents & forms from A3 documents).

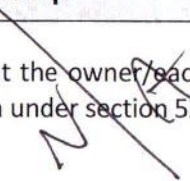
forwarded 23.11.2022 (email sent) 13:58pm

Value of the development – (to include all works on site such as outbuildings, sealed driveways and fencing)

\$ 160 K Estimate/ Actual

Total floor area of the developmentm²

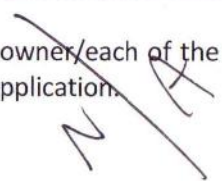
Declaration of Notice to Landowner**If land is NOT in the applicant's ownership**

I, , declare that the owner/each of the owners of the land has been notified of the intention to make this permit application under section 52(1) of the *Land Use Planning and Approvals Act 1993*.

Signature of Applicant

Date

If the application involves land within a Strata Corporation

I, , declare that the owner/each of the owners of the body corporation has been notified of the intention to make this permit application.

Signature of Applicant

Date

If the application involves land owned or administered by the CENTRAL COAST COUNCIL

Central Coast Council consents to the making of this permit application.

General Managers Signature _____ Date _____

If the permit application involves land owned or administered by the CROWN

I, _____ the Minister

responsible for the land, consent to the making of this permit application.

Minister (Signature) _____ Date _____

NB: If the site includes land owned or administered by the Central Coast Council or by a State government agency, the consent in writing (a letter) from the Council or the Minister responsible for Crown land must be provided at the time of making the application - and this application form must be signed by the Council or the Minister responsible.

Applicants Declaration

I/we MARTIN FREDERICK DANIEL

declare that the information I have given in this permit application to be true and correct to the best of my knowledge.

Signature of Applicant/s

M. F. Daniel

Date

23-11-22

Office Use Only	
Planning Permit Fee	\$
Public Notice Fee	\$
Permit Amendment / Extension Fee	\$
No Permit Required Assessment Fee	\$
TOTAL	\$
Validity Date	



SEARCH OF TORRENS TITLE

VOLUME 143341	FOLIO 4
EDITION 4	DATE OF ISSUE 17-Apr-2013

SEARCH DATE : 28-Oct-2022

SEARCH TIME : 12.20 PM

DESCRIPTION OF LAND

Town of ULVERSTONE

Lot 4 on Sealed Plan 143341

Derivation : Part of Lot 10033 Gtd to C L Oliver

Prior CT 251602/1

SCHEDULE 1

C567670 TRANSFER to MARTIN FREDERICK DANIEL Registered
20-Apr-2005 at noon

SCHEDULE 2

Reservations and conditions in the Crown Grant if any

SP 143341 COVENANTS in Schedule of Easements

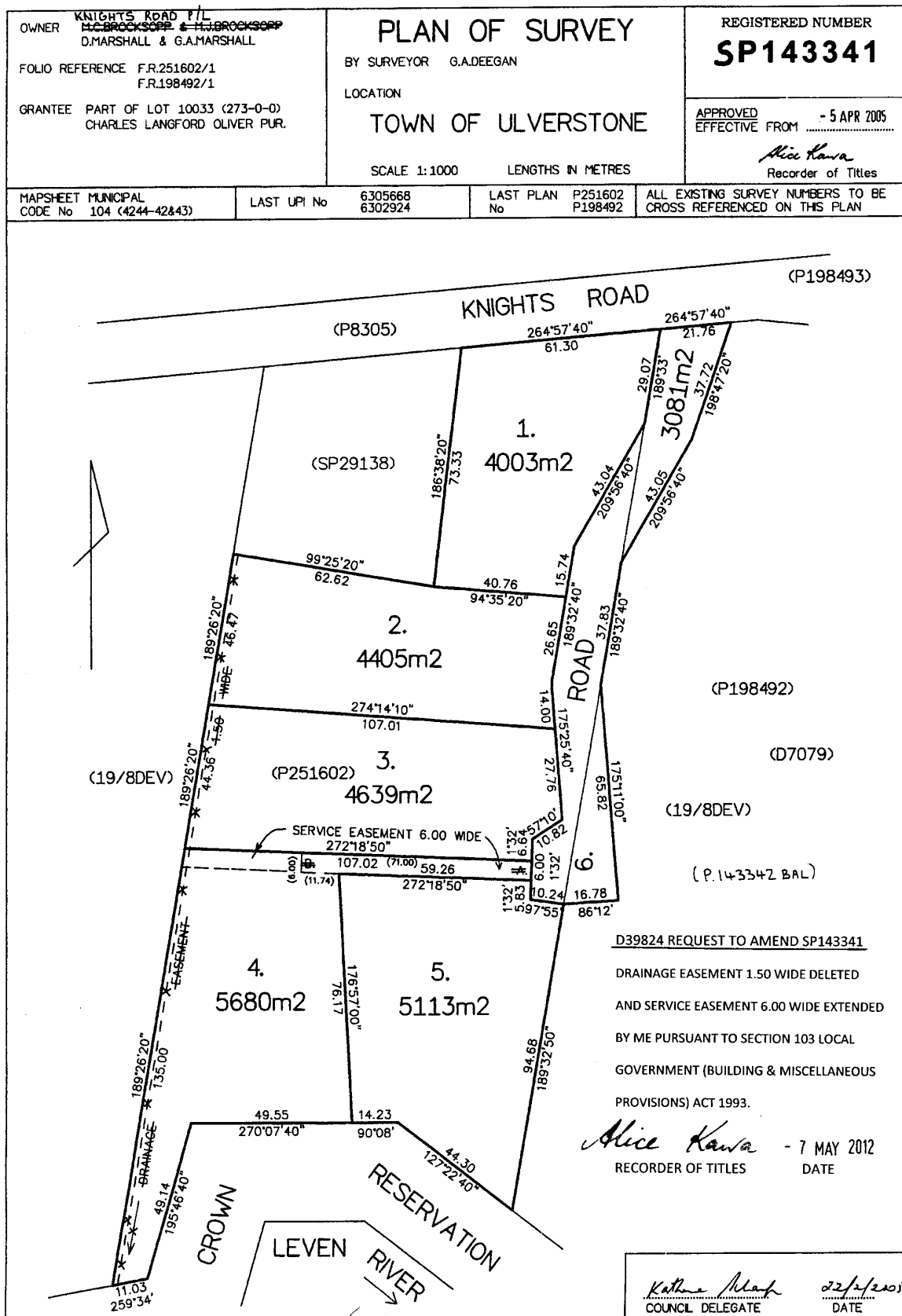
SP 143341 FENCING COVENANT in Schedule of Easements

SP 143341 EASEMENTS in Schedule of Easements

104233 BOUNDARY FENCES CONDITION in Transfer

UNREGISTERED DEALINGS AND NOTATIONS

NOTICE: This folio is affected as to amended easements
pursuant to Request to Amend No. D39824 made under
Section 103 of the Local Government (Building and
Miscellaneous Provisions) Act 1993. Search Sealed
Plan No. 143341 Lodged by WALSH DAY JAMES MIHA on
10-Feb-2012 BP: D39824





<p>SCHEDULE OF EASEMENTS</p> <p>NOTE: THE SCHEDULE MUST BE SIGNED BY THE OWNERS & MORTGAGEES OF THE LAND AFFECTED. SIGNATURES MUST BE ATTESTED.</p>	<p>Registered Number</p> <p>SP 143341</p>
---	--

CENTRAL COAST COUNCIL LAND USE PLANNING	
Received:	30/11/2022
Application No:	DA2022322
Doc ID:	439374

PAGE 1 OF 3 PAGE/S

EASEMENTS AND PROFITS

Each lot on the plan is together with:-

- (1) such rights of drainage over the drainage easements shown on the plan (if any) as may be necessary to drain the stormwater and other surplus water from such lot; and
- (2) any easements or profits a prendre described hereunder.

Each lot on the plan is subject to:-

- (1) such rights of drainage over the drainage easements shown on the plan (if any) as passing through such lot as may be necessary to drain the stormwater and other surplus water from any other lot on the plan; and
- (2) any easements or profits a prendre described hereunder.

The direction of the flow of water through the drainage easements shown on the plan is indicated by arrows.

NO PROFITS A PRENDRE ARE CREATED TO BENEFIT OR BURDEN THE LAND SHOWN ON THE SAID PLAN

The lots on the plan are together with a right of carriageway over the portions of the land described in Certificate of Title Volume 168 Folio 199 within the roads on Diagram No. 89068.

BENEFITING EASEMENT:

All the lots on the plan are together with such rights of drainage over the other portions of the land comprised in Certificate of Title Volume 168 Folio 199 as may be found necessary for the convenient use and enjoyment for orchard and other purposes of the said land within described excepting and reserving in favour of Charles Irwin Knight and other the owners and occupiers for the time being for the other portions of the land comprised in the said Certificate of Title, all such rights of drainage over the said land within described as may be found necessary for the convenient use and enjoyment for orcharding for other purposes of those other portions of the said land comprised in the said Certificate of Title.

BURDENING EASEMENT: EASEMENT CONTINUED ON PAGE 3 OF 3.

~~Lots 2, 3 and 4 on the plan are subject to a right of drainage (appurtenant to Lot 1 on Sealed Plan No. 29138) over the drainage easement 1.5 metres wide shown on the plan.~~

COVENANTS:

1. The Owner of each Lot shown on the plan covenants with the Vendor Knights Road Pty Ltd ACN 108 654 888 that the Vendor shall not be required to fence.
2. The owner of each Lot shown on the plan covenants with the said Knights Road Pty Ltd and the owners for the time being of every other lot shown on the plan to the intent that the burden of these covenants shall run with and bind the covenantors lot and every part thereof

(USE ANNEXURE PAGES FOR CONTINUATION)

<p>SUBDIVIDER: Knights Road Pty Ltd ACN 108 654 888</p> <p>FOLIO REF: 251602/1</p> <p>SOLICITOR & REFERENCE: Friend & Jones.MGH.</p>	<p>PLAN SEALED BY: Central Coast Council</p> <p>DATE: 21 February 2005</p> <p>SUB 2003.53</p> <p>REF NO. Council Delegate</p>
--	---

NOTE: The Council Delegate must sign the Certificate for the purposes of identification.

7 / 5 / 2012

Alice Harris

Recorder of Titles

Right of drainage hereon deleted and sewerage and infrastructure right added by me pursuant to Request to Amend No. D39824 made under Section 103 of the Local Government (Building & Miscellaneous Provisions) Act 1993



ANNEXURE TO SCHEDULE OF EASEMENTS PAGE 2 OF 2 PAGES	Registered Number SP 143341
SUBDIVIDER: Knights Road Pty Ltd ACN 108 654 888 FOLIO REFERENCE: 251602/1	


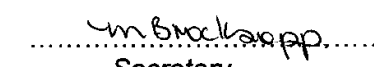
and that the benefit thereof may be annexed to and devolve with each and every part of every other lot shown on the said plan and each and every part thereof to observe the following stipulations:

- (a) Not to erect on such lot any buildings other than buildings designed for use as private dwellings and/or residences and the buildings usually appurtenant thereto.
- (b) Not to erect any dwelling, house, flat or unit on such lot which shall be used for any purpose other than as a private dwelling house and/or for the provision of services of a professional nature.
- (c) Not to set up or carry on in and upon such lot any trade, manufacture or business of any kind other than the business of the provision of services of a professional nature PROVIDED THAT this covenant shall not prevent the letting of any flat, unit or villa unit erected on such lot.

AND the Vendor retains the right at any time to waive alter amend or vary any of the covenants hereinbefore set forth in respect of any Lot shown on the Plan.



EXECUTED by:

KNIGHTS ROAD PTY LTD ACN 108 654 888)
 Pursuant to Section 127 of the Corporations)
 Law as the registered proprietors of the land)
 comprised in Folio of the Register)
 Volume 251602 Folio 1)
 in the presence of


 Director

 Secretary

Witness signature.....
 Witness name..... **MAXWELL GEORGE HUDSON**.....
 Witness address..... **28A KING EDWARD ST, ULVERSTONE**.....
 Witness occupation..... **LAW CLERK**.....

SIGNED by DALE MARSHALL)
and GWENDOLINE ANNE MARSHALL)
 the Registered Proprietors of the land)
 comprised in Folio of the Register)
 Volume 198492 Folio 1)
 in the presence of:

Witness signature.....
 Witness name..... **MAXWELL GEORGE HUDSON**.....
 Witness address..... **28A KING EDWARD ST, ULVERSTONE**.....
 Witness occupation..... **LAW CLERK**.....

NOTE: Every annexed page must be signed by the parties to the dealing or where the party is a corporate body be signed by the persons who have attested the affixing of the seal of that body to the dealing.



<p align="center">ANNEXURE TO SCHEDULE OF EASEMENTS</p> <p align="center">PAGE 3 OF 3 PAGES</p>	<p align="center">Registered Number</p> <p align="center">SP143341</p>
<p>SUBDIVIDER: - KNIGHTS ROAD PTY LTD & D & G MARSHALL</p> <p>FOLIO REFERENCE: - 143341</p>	
<p>EASEMENTS CONTINUED:</p> <p>LOT 4 on the plan on the plan is subject to a Sewerage and Infrastructure Right as defined below (appurtenant to Tasmanian Water & Sewerage Corporation (North-Western Region) Pty Ltd over the "Service Easement 6.00 wide shown on the Plan.</p> <p>"Sewerage and Infrastructure Right" is the full and free right for Tasmanian Water & Sewerage Corporation (North Western Region) Pty Ltd and every person authorised by it to:</p> <p>(a) lay pipes beneath the surface of the soil in, along and through the strip of land marked "Service Easement 6.00 wide" for the purpose of conveying water, sewerage and other waste material and fluid in any quantities through the said pipes:</p> <p>(b) to use any line of pipes already laid within the easement or any pipe or pipes in replacement or substitution thereof for the purpose of conveying water or draining sewerage, storm water and other waste material and fluid:</p> <p>(c) erect and maintain pumps, water tanks and poles and affix wires or cables thereto for the purpose of the supply of electricity to the pump or other apparatus on or over the said easement;</p> <p>(d) to use any pumps, water tanks, poles, wires or cables already existing within the easement or any pumps, water tanks, poles, wires or cables in replacement or substitution thereof for the purpose of supplying electricity to the pump/s or other apparatus;</p> <p>(e) with any tools, implements or machinery, necessary for the purpose, to enter upon the easement and to remain there for any reasonable time for the purpose of laying, affixing, inspecting, cleansing, repairing, maintaining or renewing such pipe lines, pumps, water tanks, poles, wires and cables or other apparatus or any part thereof; and</p> <p>(f) to open the soil of the easement to such extent as may be necessary for the purpose of exercising the rights in sub clauses (a), (b), (c), (d) and (e), provided that the grantee and the persons authorised by it will take all reasonable precautions to ensure as little disturbance as possible to the surface of the land and will restore that surface as nearly as practicable to its original condition.</p>	
<p>NOTE: - Every annexed sheet must be signed by the parties to the dealing or where the party is a corporate body be signed by the persons who have attested the affixing of the seal of that body to the dealing.</p>	



Central Coast Council



CENTRAL COAST COUNCIL
19 King Edward St
Ulverstone
TAS 7315
Telephone: 03 6429 8900
Facsimilie: 03 6425 1224
admin@centralcoast.tas.gov.au



1-Dec-2022

**6 BROCKMARSH PLACE,
WEST ULVERSTONE
DA2022322**

IMPORTANT

This map was produced on the GEOCENTRIC DATUM OF AUSTRALIA 1994 (GDA94), which has superseded the Australian Geographic Datum of 1984 (AGD66/84). Heights are referenced to the Australia Height Datum (AHD). For most practical purposes GDA94 coordinates, and satellite derived (GPS) coordinates based on the World Geodetic Datum 1984 (WGS84), are the same.

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© The List 2021.

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50 m

Scale =
1:1470.420

To be printed in colour,
this note is in RED

List of pages for Job **83MD101022**

Property ID **2596266**

Title Ref **143341/4**

Title Ref takes precedence
over Property ID

NCC Classification 10	Site Classification M (assumed)	Wind Classification N3
Climate Zone 7	Zone (Town Planning) 10 Low Density Residential	

Site area	5680 m ²
Dwelling area	401.9 m ²
Garage area	120.0 m ²
Lean-to area	30.0 m ²
Awnings area	89.4 m ²

Alpine area N/A BCA Fig 3.7.5.2

Num	Revision
1	
2	
3	
4	
5	
6	
7	
8	

Status **For submission**



Drawn by
M Powell CC771E

Custom Building Design to 6 star and higher
Energy rating assessments residential (NCC)
Structural Thermography (thermal imaging)
Aerial photography
pbdstas@gmail.com
03 6425 7866

No responsibility can be taken for changes not
included in these drawings or design work carried out
by others or competency of chosen contractors, or
omissions by any contractor of specifications included
as part of the documentation for this project.

It is the responsibility of the owner to ensure
all boundaries are clearly marked. These
drawings are correctly dimensioned to title
boundaries not physical boundaries.



*Proposed shed and lean-to @
6 Brockmarsh Pl
West Ulverstone 7315
For: M Daniel*

Sheet

- 1 Cover sheet (this sheet)
- 2 Notes
- 3 Drainage plan
- 4 Site plan
- 5 Elevations 1 Updated Elevations of dwelling
- 6 Elevations 2 showing Awnings
- 7 Dwelling floor plan
- 8 General notes

Attachments:—
Form 35

All Shed and awnings details
provided by others arranged by
owner.



Do not scan.
internal use only

Bushfire Attack
Level rating:- NA
The building is not
in a Bushfire zone
and the garage is
>12.0m from the
dwelling



Powell
Building
Design Solutions

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project.

General

- 1 No work including excavations is to commence prior to issue of Building permits by the approving authority.
- 2 Check all dimensions, mark & maintain all boundaries ,easements and service locations on site.
- 3 Before disturbing the ground surface, erect slit fences, construct cut of drains and detention sumps and ensure that adequate all weather access is provided to the site. Prevent soil etc from migrating to adjacent private or public land in accordance with approving authority requirements.
- 4 It is the responsibility of the owner to confirm boundary location, fence lines can not be relied on in particular for older locations

Standards

All work shall comply with the Tasmanian Building Act 2000 Regulations 2004 NCC and all relevant current Australian Standards

Energy rating

The energy rating as calculated only applies to the floor plan, construction details and orientation as submitted in these plans, changes to any of these could affect the rating

COLORBOND® roofing energy rating information

Colour

	Solar Absorptance	NCC Classification
Classic Cream™	0.31	L
Surfmist®	0.318	L
Paperbark®	0.421	M
Evening Haze®	0.427	M
Shale Grey™	0.433	M
Sandbank®	0.455	M
Dune®	0.466	M
Windspray®	0.584	M
Pale Eucalypt®	0.597	M
Bushland®	0.619	D
Headland®	0.632	D
Wilderness®	0.651	D
Jasper®	0.682	D
Manor Red®	0.688	D
Woodland Grey®	0.706	D
Loft®	0.711	D
Monument®	0.732	D
Ironstone®	0.743	D
Cottage Green®	0.746	D
Deep Ocean®	0.749	D

Key: L-Light: M-Medium: D-Dark

Note: These values do not relate to the COLORBOND®Ultra or Stainless steel ranges. Please note, these readings are for standard COLORBOND®colours incorporating Thermatech® technology.

Slab Preparation

- 1 Strip all vegetation and other organic matter to below root zone. Carry out bulk excavation ensuring at all stages that the excavated area is protected from excessive run-off and ponding of water cannot occur in any foundation material by provision of drains dams etc..
- 2 build up top any design levels with road base material thoroughly compacted in max 100mm layers.

Wet Areas- NCC Vol 2 Part 3.8.1

Definition:

Bathrooms, Showers, Laundry and Sanitary compartments

To be lined with wet area (water resistant) plasterboard or villa board cement sheet. Finished linings:

Walls – tiles, Floor – tiles.

Prior to tiling floors, walls and junctions to be sealed and coated with AQUAGARD or equivalent liquid water proof membrane system.

Wet area water proof membrane system and installation to be strictly in accordance with manufacturers instruction, NCC part 3.8.1 and Australian standard 3740

Plumbing Pipes and other Penetrations

- 1 Plumbing Penetrations are to be suitably articulated: use 20–30mm of foam lagging continuously wrapped around penetrations and pipe work within the slab beams foam to be secured with duct tape.
- 2 Where penetrations protrude the the slab surface lag and seal pipe and foam with denso tape
- 3 Penetrations through footings and beams are only permitted through the middle third of the footing or beam. Where alternative is required the beam depth is to be increased by a minimum of the pipe Ø for a distance of 500mm in each direction from centre of the pipe.

Foundations

- 1 All footings shall be founded on sound rock, clay or sand foundations having a safe bearing capacity of at least 100kpa unless otherwise noted on drawings
- 2 Excavations to be taken down to natural undisturbed soil
- 3 Footings to be 150mm clear of any isolated rock or floater. Install 150mm sand packing to ensure separation.
- 4 All foundations and slabs to be protected from temporary inadvertent excavation and trenching in accordance with AS 2870: Ratio of depth to horizontal distance from footings.
- 5 Mortar to be mixed by volume and in accordance with Mortar guide page at the end of this drawing set.

Reinforcements

- 1 Minimum concrete cover to reinforcement:-
- * Trench mesh 50mm
 - * Slab mesh (bottom) 20mm
 - * Slab mesh (top) 30–40mm*
- * To reduce shrinkage cracking in slab surface over beams increase cover to 40mm. Reduce cover to 30mm were 2 layers of mesh are required
- 2 N 12 starter bars minimum 400mm splice length

Concrete

- 1 All concrete to be grade N25 placed in accordance with section 19 of AS3600 unless otherwise noted on drawings
- 2 All concrete to be vibrated during placement and vibrated between batch boundaries.
- 3 It is recommended that concrete should have a slump of 80mm.
- 4 NO WATER IS TO BE ADDED TO SUPPLIED CONCRETE AFTER LEAVING THE BATCHING PLANT
- 5 Concrete specs shown are minimum only.

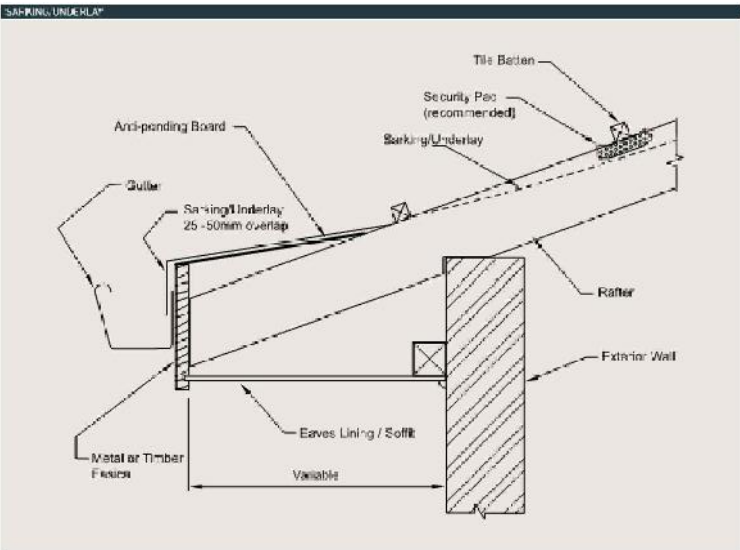
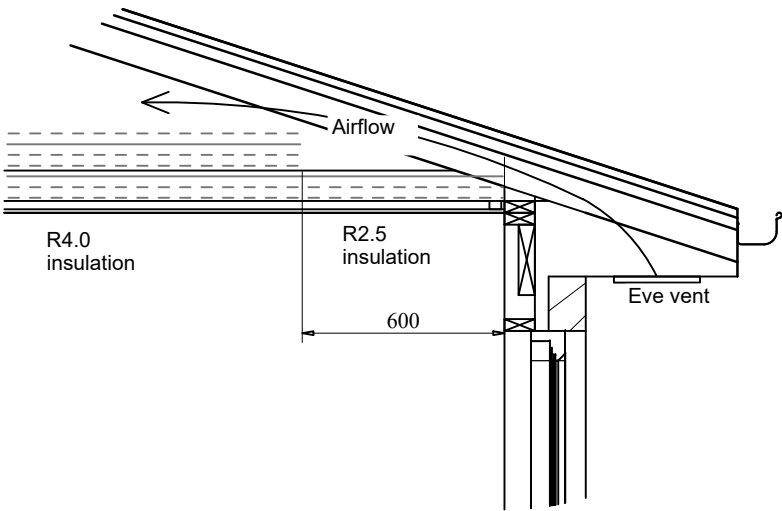
6 Founding depths may vary to suit site and floor levels requirements. It is not a requirement to remove solid rock as long as continuity and cover of reinforcements is maintained.

It is the responsibility of the Owners to define or have the correct boundaries defined by a licensed Surveyor. The Builder is responsible for the correct and accurate setting out of all new work.

On completion of construction work the Builder shall clean up, remove all debris from site and remove all temporary Sheds. The Builder shall clean all new Glass and remove and clean up any tape used to protect the frame. Tiles and Floors are to be cleaned. All guttering is to left free of debris. Brick work is to be acid washed to remove excess mortar

The Builder shall only use Australian Standards approved materials, fixtures and fittings That comply with the relevant A.S. Codes. The Builder is to ensure all sub trades/contractors are licensed or registered as necessary before they commence any work on this project.

Insulation installation at roof and wall for full length of intersection to maintain air circulation. At gable ends R4.0 to run up to external edge.



Drawn by M Powell TCC no CC771E 6 Miami Place Ulverstone Tas 7315 (03) 6425 7866 040 8 356 586	<div>ATCHES MAX SASHA CHINDY BEN JAZZ OSCAR CHARLIE SCRUFFY</div> <div>Only stamped approved drawings can be used for construction</div>	<div>Wind Classification N3</div> <div>Powell Building Design Solutions</div>	<div>To be printed in colour, this note is in RED</div>	<div>Revision 0</div>	<div>Client M Daniel</div> <div>Title Reference 143341/4</div>	<div>Nature of and address of work Proposed shed and lean-to @ 6 Brockmarsh Pl West Ulverstone 7315</div> <div>Status For submission</div>	<div>Compass variation Grid North Mag North 13.4°</div> <div>SIZE A3</div> <div>SCALE NA All Dims in mm</div> <div>None of the material in these drawings may be copied, reproduced, distributed, republished, downloaded, displayed, posted or transmitted in any form or by any means, including, but not limited to, electronic, mechanical, photocopying, recording, or otherwise, without the prior written permission of Michael Powell the copyright owner and a payment of \$150 to M Powell, other than for obtaining quotes directly relevant to this project.</div>	<div>DWG Notes</div> <div>Job 83MD101022</div> <div>SHEET 2 of 8</div> <div>Printed 28/10/2022 14:43:04</div>
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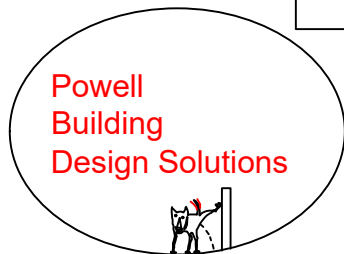


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PATCHES
MAX
SASHA
CINDY
BEN
JAZZ
OSCAR
CHARLIE
SCRUFFY

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Wind Classification
N3

Dated: 26 Oct 22

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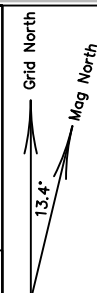
Revision 0

Client
M Daniel

Title Reference
143341/4

Nature of and address of work
**Proposed shed and lean-to @
6 Brockmarsh Pl
West Ulverstone 7315**

Status **For submission**



Compass
variation

SIZE
A3

SCALE **1:100**
All Dims in mm

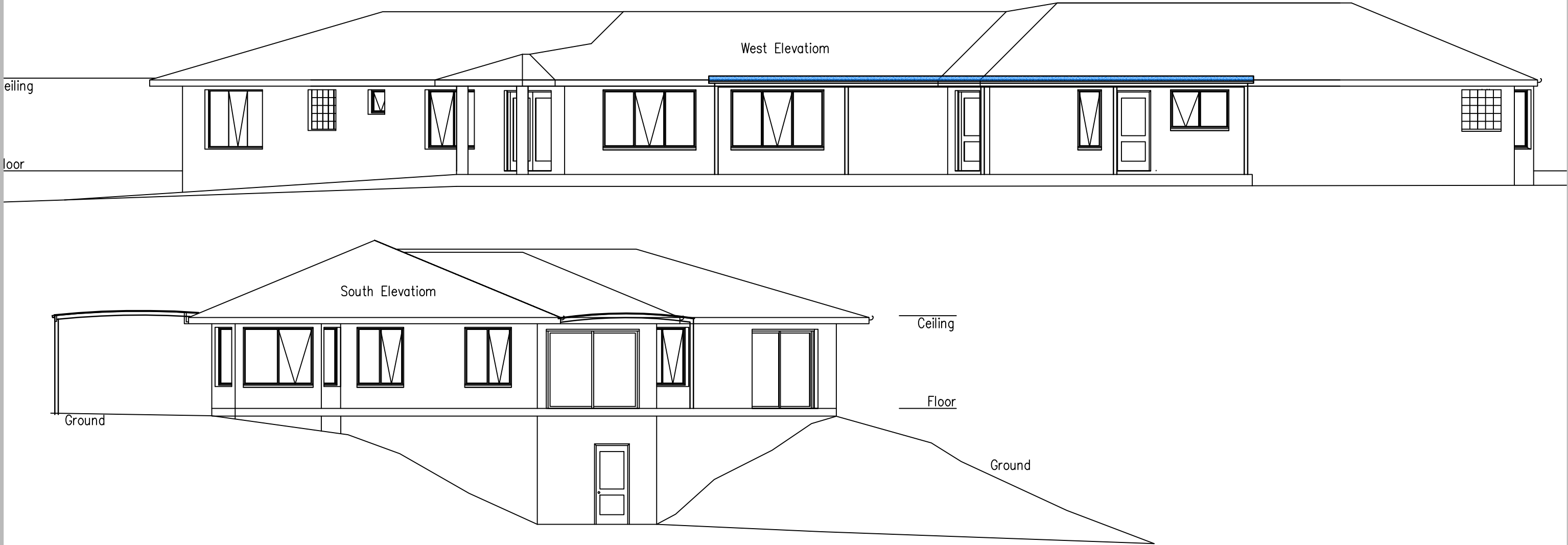
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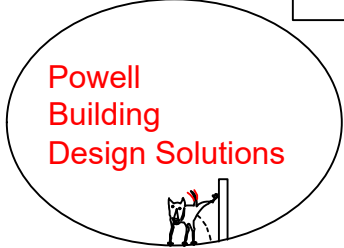
DWG
Elevations 1

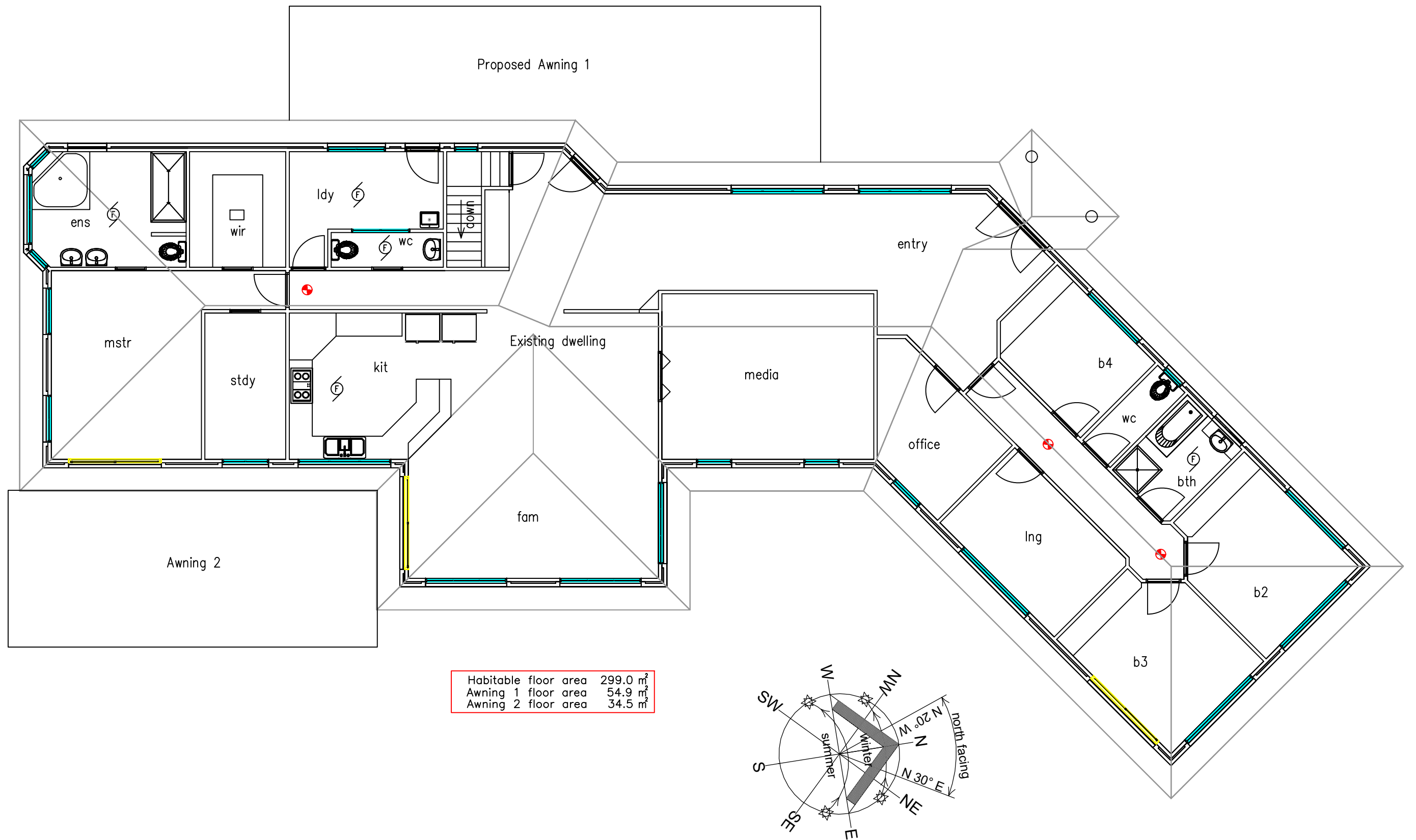
Job
83MD101022

SHEET **5 of 8**

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									Job 83MD101022			
									SHEET 6 of 8 Printed 28/10/2022 14:43:08			
							Status For submission	<div>© None of the material in these drawings may be copied, reproduced, distributed, republished, downloaded, displayed, posted or transmitted in any form or by any means, including, but not limited to, electronic, mechanical, photocopying, recording, or otherwise, without the prior written permission of Michael Powell the copyright owner and a payment of \$150 to M Powell, other than for obtaining quotes directly relevant to this project.</div>				

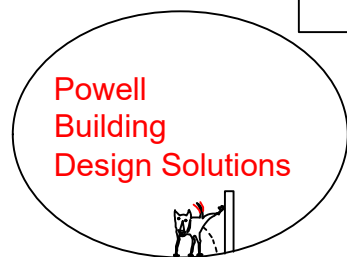


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PATCHES
MAX
SASHA
CINDY
BEN
JAZZ
OSCAR
CHARLIE
SCRUFFY

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Wind Classification
N3

Dated: 26 Oct 22

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RED

Revision 0

Client
M Daniel

Title Reference
143341/4

Nature of and address of work
**Proposed shed and lean-to @
6 Brockmarsh Pl
West Ulverstone 7315**

Status **For submission**

Grid North
Mag North
13.4°

Compass
variation

SIZE
A3

SCALE **1:100**
All Dims in mm

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DWG
Floor plan living area

Job
83MD101022

SHEET **7 of 8**

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1. FALLS, SLIPS AND TRIPS

1.1 WORKING AT HEIGHTS
1.1.1 DURING CONSTRUCTION

Wherever possible, components for this building should be prefabricated off site or at ground level to minimise the risk of workers falling more than two metres, However, construction of this building will require workers to be working at heights where a fall in excess of two metres is possible and injury is likely to result from such a fall. The Builder should provide a suitable barrier wherever a person is required to work in a situation where falling more than two metres is a possibility.

1.1.2 DURING OPERATION OR MAINTENANCE

Houses or other low-rise buildings where scaffolding is appropriate:

Cleaning and maintenance of windows, walls, roofs or other components of this building will require persons to be situated where a fall from a height in excess of two metres is possible. Where this type of activity is required, scaffolding, ladders and trestles should be used in accordance with relevant codes of practice, regulations or legislation. Buildings where scaffolding, ladders and trestles are not appropriate: Cleaning and maintenance of windows, walls, roofs or other components of the building will require persons to be situated where a fall from a height in excess of two metres is possible. Where this type of activity is required, fall barriers or Personal Protective Equipment (PPE) should be used in accordance with relevant codes of practice, regulations or legislation.

1.1.3 ANCHORAGE POINTS

Anchorage points for portable scaffold or fall arrest devices have been included in the design for use by maintenance workers. Any persons engaged to work on the building after completion of construction work should be informed about the anchorage points.

1.2 SLIPPERY OR UNEVEN SURFACES

1.2.1 FLOOR FINISHES – Specified

If finishes have been specified by the Designer, these have been selected to minimise the risk of floors and paved areas becoming slippery when wet or when walked on with wet shoes/feet. Any changes to the specified finish should be made in consultation with the designer or, if this is not practical, surfaces with an equivalent or better slip resistance should be chosen.

1.2.2 FLOOR FINISHES – By Owner

If the Designer has not been involved in the selection of surface finishes, the Owner is responsible for the selection of surface finishes in the pedestrian-trafficable areas of the building. Surfaces should be selected in accordance with AS HB 197:1999 and AS/NZS 4586:2004.

1.2.3 STEPS, LOOSE OBJECTS AND UNEVEN SURFACES

Due to the design requirements for the building, steps and/or ramps are included in the building that may be a hazard to workers carrying objects or otherwise occupied. Steps should be clearly marked with both visual and tactile warnings during construction, maintenance, demolition, and at all times when the building operates as a workplace. Building owners and occupiers should monitor the pedestrian access ways and, in particular, access to areas where maintenance is routinely carried out, to ensure that surfaces have not moved or cracked such that they become uneven and present a trip hazard. Spills, loose material, stray objects or any other matter that may cause a slip or trip should be cleaned or removed from access ways. Contractors should be required to maintain a tidy work site during construction, maintenance or demolition to reduce risk of trips and falls at the workplace. Materials for construction or maintenance should be stored in designated areas away from access ways and work areas.

2. FALLING OBJECTS

2.1 LOOSE MATERIALS OR SMALL OBJECTS

Construction, maintenance or demolition work on or around the building is likely to involve persons working above ground level or above floor levels. Where this occurs, one of the following measures should be taken to avoid objects falling, from the area where work is being carried out, onto persons below.

1. Prevent or restrict access to areas below where the work is being carried out.
2. Provide toe boards to scaffolding and work platforms.
3. Provide a protective structure below the work area.
4. Ensure that all persons below the work area have Personal Protective Equipment.

2.2 BUILDING COMPONENTS

During construction, renovation or demolition of the building, parts of the structure including fabricated steelwork, heavy panels and many other components will remain standing prior to or after supporting parts are in place. Contractors should ensure that temporary bracing or other required support is in place at all times when collapse, which may injure persons in the area, is a possibility. Mechanical lifting of materials and components during construction, maintenance or demolition presents a risk of falling objects. Contractors should ensure that appropriate lifting devices are used, that loads are properly secured, and that access to areas below the load is prevented or restricted.

3. TRAFFIC MANAGEMENT

Buildings on a major road, narrow road or steeply inclined road: Parking of vehicles or loading/unloading of vehicles on the roadway may cause a traffic hazard. During construction, maintenance or demolition of the building, designated parking for workers and loading areas should be provided. Trained traffic management personnel should be responsible for supervision of these areas,

It is recommended that the builder and any sub-contractors take a bowel movement on rising in the morning and no more (if possible) than 4 times during the course of the day. Movements are to be carried out in a manner respecting the senses of others on site and passers by.

To be printed in colour, this note is in RED

Buildings where on-site loading/unloading is restricted: Construction of the building may require loading and unloading materials on the roadway. Deliveries should be well planned to avoid congestion of loading areas and trained traffic management personnel should be used to supervise loading/unloading areas. All buildings: Busy construction and demolition sites present a risk of collision when deliveries and other traffic are moving within the site. A traffic management plan supervised by trained traffic management personnel should be implemented for the work site.

4. SERVICES

General: Rupture of services during excavation for other activity creates a variety of risks including release of hazardous material. Existing services may be located on or around the building site. Where known, these are identified on the drawings, but the exact location and extent of services may vary from that indicated. Services should be located using an appropriate service (such as Dial Before You Dig, Telstra, etc.), appropriate excavation practice should be used and, where necessary, specialist contractors should be engaged. Locations with underground power lines: Underground power lines may be located in or around the site. All underground power lines must be disconnected or accurately located and adequate warning signs used prior to any construction, maintenance or demolition work commencing. Locations with overhead power lines: Overhead power lines may be located on or near the site. These pose a risk of electrocution if struck or approached by lifting devices or other plant and persons working above ground level. Where there is a danger of this occurring, power lines should be, where practical, disconnected or relocated. Where this is not practical, adequate warning in the form of bright-coloured tape or signage should be used, or a protective barrier provided.

5. MANUAL TASKS

Components within this design with a mass in excess of 25 kg should be lifted by two or more workers or by a mechanical lifting device. Where this is not practical, suppliers or fabricators should be required to limit the component mass. All material packaging, building and maintenance components should clearly show the total mass of packages and where practical all items should be stored on site in a way that minimises bending before lifting. Advice should be provided on safe lifting methods in all areas where lifting may occur. Construction, maintenance and demolition of the building will require the use of portable tools and equipment. These should be fully maintained in accordance with the manufacturers' specifications and not used where faulty or, in the case of electrical equipment, not carrying a current electrical safety tag. All safety guards and devices should be regularly checked and Personal Protective Equipment should be used in accordance with the manufacturer's specification.

6. HAZARDOUS SUBSTANCES

6.1 ASBESTOS For alterations to or demolition of a building constructed prior to 1990, if the building was constructed prior to: 1990 – it may contain asbestos 1986 – it is likely to contain asbestos, either in cladding material or in fire-retardant insulation material. In either case, the builder should check and, if necessary, take appropriate action before demolishing, cutting, sanding, drilling or otherwise disturbing the existing structure.

6.2 POWDERED MATERIALS

Many materials used in construction of this building can cause harm if inhaled in powdered form. Persons working on or in the building during construction, operational maintenance or demolition should ensure good ventilation and wear Personal Protective Equipment, including protection against inhalation while using powdered material or when sanding, drilling, cutting or otherwise disturbing or creating powdered material.

6.3 TREATED TIMBER

The design of the building may include provision for inclusion of treated timber within the structure. Dust or fumes from this material can be harmful. Persons working on or in the building during construction, operational maintenance or demolition should ensure good ventilation and wear Personal Protective Equipment including protection against inhalation of harmful material when sanding, drilling, cutting or using treated timber in any way that may cause harmful material to be released. Do not burn treated timber.

6.4 VOLATILE ORGANIC COMPOUNDS

Many types of glues, solvents, spray packs, paints, varnishes and some cleaning materials and disinfectants have dangerous emissions. Areas where these are used should be kept well ventilated while the material is being used and for a period after installation. Personal Protective Equipment may also be required. The manufacturers' recommendations for use must be carefully considered at all times.

6.5 SYNTHETIC MINERAL FIBRE

Glass fibre, rock wool, ceramic and other material used for thermal or acoustic insulation may contain synthetic mineral fibre which may be harmful if inhaled, or if it comes into contact with the skin, eyes or other sensitive parts of the body. Personal Protective Equipment, including protection against inhalation of harmful material, should be used when installing, removing or working near bulk insulation material.

6.6 TIMBER FLOORS

The building may contain timber floors that have an applied finish. Areas where finishes are applied should be kept well ventilated during sanding and application, and for a period after installation. Personal Protective Equipment may also be required. The manufacturer's recommendations for use must be carefully considered at all times.

7. CONFINED SPACES

7.1 EXCAVATION Construction of the building and some maintenance on the building may require excavation and installation of items within the excavation. Where practical, installation should be carried out using methods that do not require workers to enter the excavation. Where this is not practical, adequate support for the excavated area should be provided to prevent collapse. Warning signs and barriers to prevent accidental or unauthorised access to all excavations should be provided.

7.2 ENCLOSED SPACES

For buildings with enclosed spaces where maintenance or other access may be required: Enclosed spaces within the building may present a risk to persons entering for construction, maintenance or any other purpose. The design documentation calls for warning signs and barriers to unauthorised access. Where workers are required to enter enclosed spaces, air testing equipment and Personal Protective Equipment shall be provided.

7.3 SMALL SPACES

For buildings with small spaces where maintenance or other access may be required: Some small spaces within the building may require access by construction and maintenance workers. The design documentation calls for warning signs and barriers to unauthorised access. These shall be maintained throughout the life of the building. Where workers are required to enter small spaces, they should be scheduled so that access is for short periods. Manual lifting and other manual activity should be restricted in small spaces.

8. PUBLIC ACCESS

Where public access to construction and demolition sites and to areas under maintenance causes risk to workers and the public, warning signs and secure barriers to unauthorised access shall be provided. Areas of electrical installations, excavations, plant or loose materials shall be secured when not fully supervised.

9. OPERATIONAL USE OF BUILDING

RESIDENTIAL BUILDINGS The building has been designated as a residential building. If the building, at a later date, is used or intended for use as a workplace, the provisions of the Work Health and Safety Act 2011 or subsequent replacement legislation should be applied to the new use.

NON-RESIDENTIAL BUILDINGS

Non-residential buildings where the end-use has not been identified: The building has been designed to requirements of the classification identified on the drawings. The specific use of the building is not known at the time of the design and a further assessment of the workplace health and safety issues should be undertaken at the time of fit-out for the end user. Non-residential buildings where the end-use is known: The building has been designed for the specific use as identified on the drawings. Where a change of use occurs at a later date, a further assessment of the workplace health and safety issues should be undertaken.

10. OTHER HIGH-RISK ACTIVITY

All electrical work should be carried out in accordance with Code of Practice: Managing Electrical Risks at the Workplace, AS/NZS 3012 and all licensing requirements. All work using Plant should be carried out in accordance with Code of Practice: Managing Risks of Plant at the Workplace. All work should be carried out in accordance with Code of Practice: Managing Noise and Preventing Hearing Loss at Work. Due to the history of serious incidents, it is recommended that particular care be exercised when undertaking work involving steel construction and concrete placement. All the above applies.

NOTE:
THESE NOTES MUST BE READ AND UNDERSTOOD BY ALL INVOLVED IN THIS PROJECT. THIS INCLUDES, BUT IS NOT LIMITED TO, OWNER BUILDER, RENOVATORS, SUBCONTRACTORS, CONSULTANTS, MAINTAINERS AND DEMOLISHERS.

Drawn by

M Powell

TCC no CC771E

6 Miami Place

Ulverstone

Tas 7315

<03> 6425 7866

040 8 356 586

Client

M Daniel

Title Reference

143341/4

Nature of and address of work

Proposed shed and lean-to @
6 Brockmarsh PI

West Ulverstone 7315

Status

For submission

SCALE

NA

SIZE

A3

All Dims in mm

Revision 0

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Only stamped approved drawings can be used for construction

Dated: 26 Oct 22

Wind Classification

N3

Powell Building Design Solutions

DWG

General notes

Job

83MD101022

SHEET

8 of 8

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28/10/2022 14:43:10

Grid North

Mag North

13.4°

Compass variation

AWNINGS

6 BROCKMARSH PLACE WEST ULVERSTONE

TITLE:	143341/4
AWNING AREAS	AWNING 1 = 54.9m ² , AWNING 2 = 34.5m ²
WIND SPEED	N2
CLIMATE ZONE	7
BAL	THE SITE IS NOT IN A BUSHFIRE PRONE AREA
CORROSION ENVIRONMENT	MEDIUM
ALPINE AREA	N/A
THE SITE IS IN PRIORITY HABITAT & COASTAL EROSION AREAS	

DRAWING SCHEDULE

220807-1	SITE PLAN
220807-2	ELEVATIONS
220807-3	ELEVATIONS
220807-4	AWNING 1 FRAMING PLAN & DETAILS
220807-5	AWNING 2 FRAMING PLAN & DETAILS

GOWLAND DRAFTING

62A CAMERON ST
LAUNCESTON T250

ABN 16 102 865 350

TELEPHONE6343 0282

EMAIL: info@gowlanddrafting.com.au

BUILDING DESIGN & ENGINEERING DRAFTING. RESIDENTIAL & COMMERCIAL



SITE PLAN
1:500

BROCKMARSH PLACE

EAVES GUTTER.
CONNECT DOWNPIPE
TO EXISTING
STORMWATER LINE

PROPOSED
AWNING 1

EXISTING
DWELLING

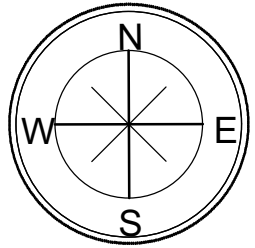
AWNING 2
(EXISTING)

EAVES GUTTER.
CONNECT TO
EXISTING EAVE
GUTTER

SITE PLAN - PARTIAL
1:200

SITE PLANS

**PROPOSED AWNING
6 BROCKMARSH PLACE
WEST ULVERSTONE 7315**



GOWLAND DRAFTING

62A CAMERON ST
LAUNCESTON T250

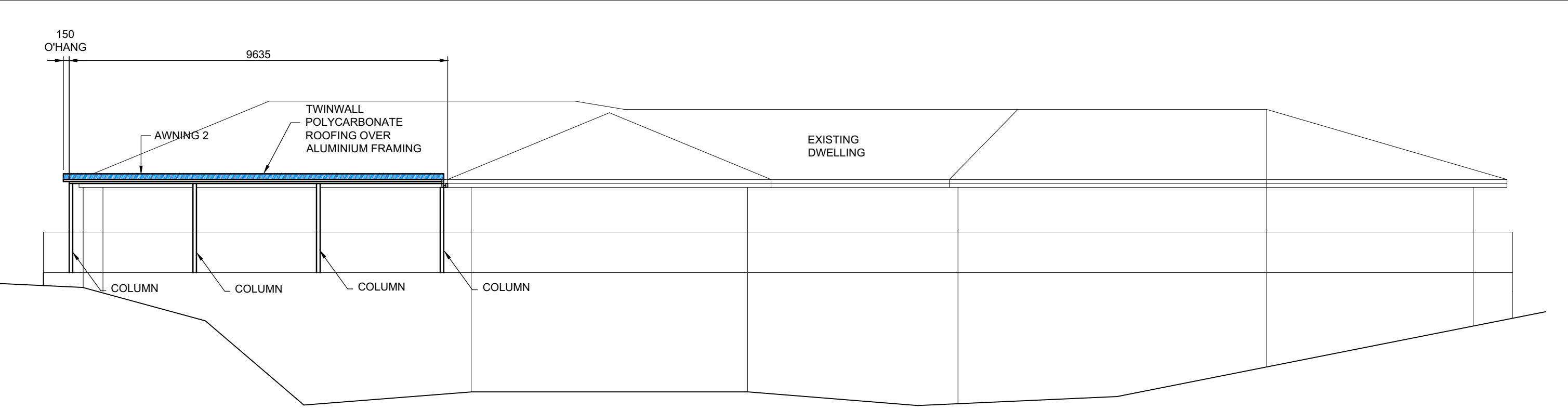
ABN 16 102 865 350

TELEPHONE 6343 0282

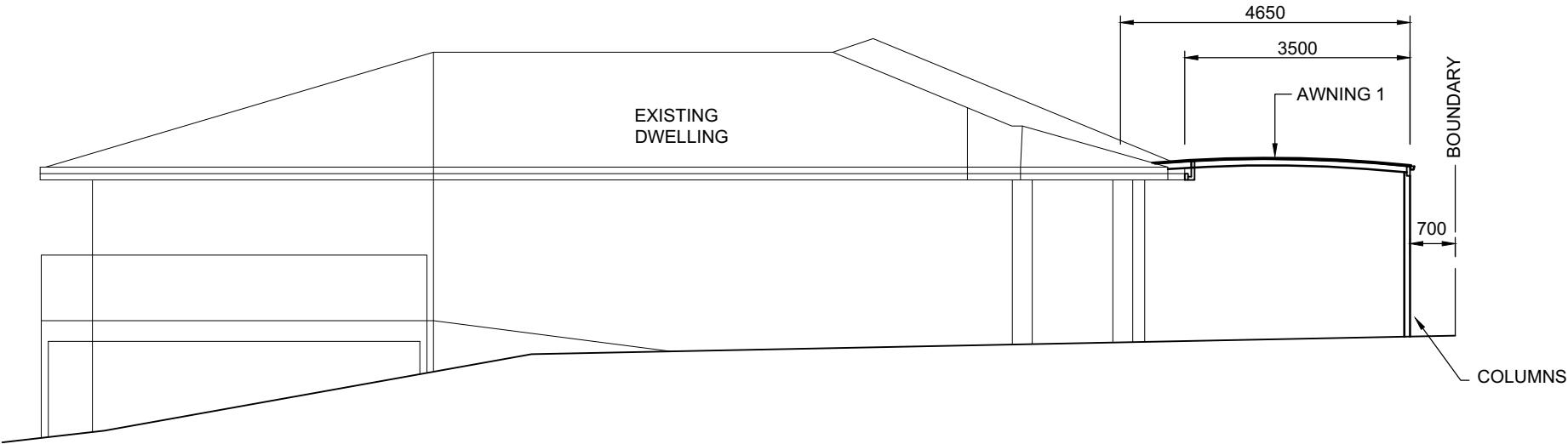
EMAIL: info@gowlanddrafting.com.au

BUILDING DESIGN & ENGINEERING DRAFTING. RESIDENTIAL & COMMERCIAL

REV	DATE	DESCRIPTION
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DRAWN BRENDEN SULZBERGER		
LICENCE No.		CC812I
DATE		19/8/22
SCALE		1:1000 1:200
DRAWING NO.		220807-1 0



EAST ELEVATION
SCALE 1:100



NORTH ELEVATION
SCALE 1:100

ELEVATIONS

PROPOSED AWNING
6 BROCKMARSH PLACE
WEST ULVERSTONE 7315

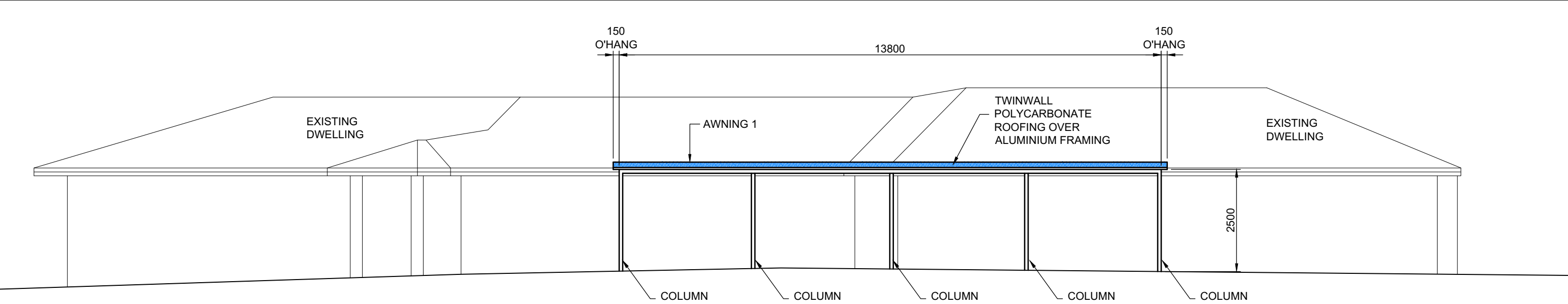
GOWLAND DRAFTING

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LAUNCESTON T250
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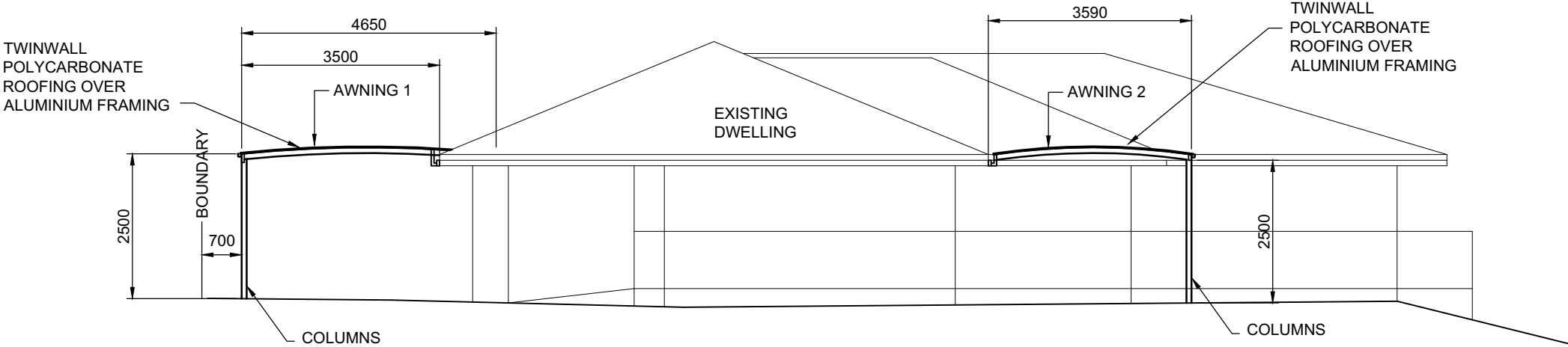
TELEPHONE6343 0282
EMAIL: info@gowlanddrafting.com.au

BUILDING DESIGN & ENGINEERING DRAFTING. RESIDENTIAL & COMMERCIAL

0	19/8/22	FOR APPROVAL
REV	DATE	DESCRIPTION
DRAWN		BRENDEN SULZBERGER
LICENCE No.		CC812I
DATE		19/8/22
SCALE		1:100
DRAWING NO.		220807-2
		0



WEST ELEVATION
SCALE 1:100



SOUTH ELEVATION
SCALE 1:100

ELEVATIONS

PROPOSED AWNING
6 BROCKMARSH PLACE
WEST ULVERSTONE 7315

GOWLAND DRAFTING

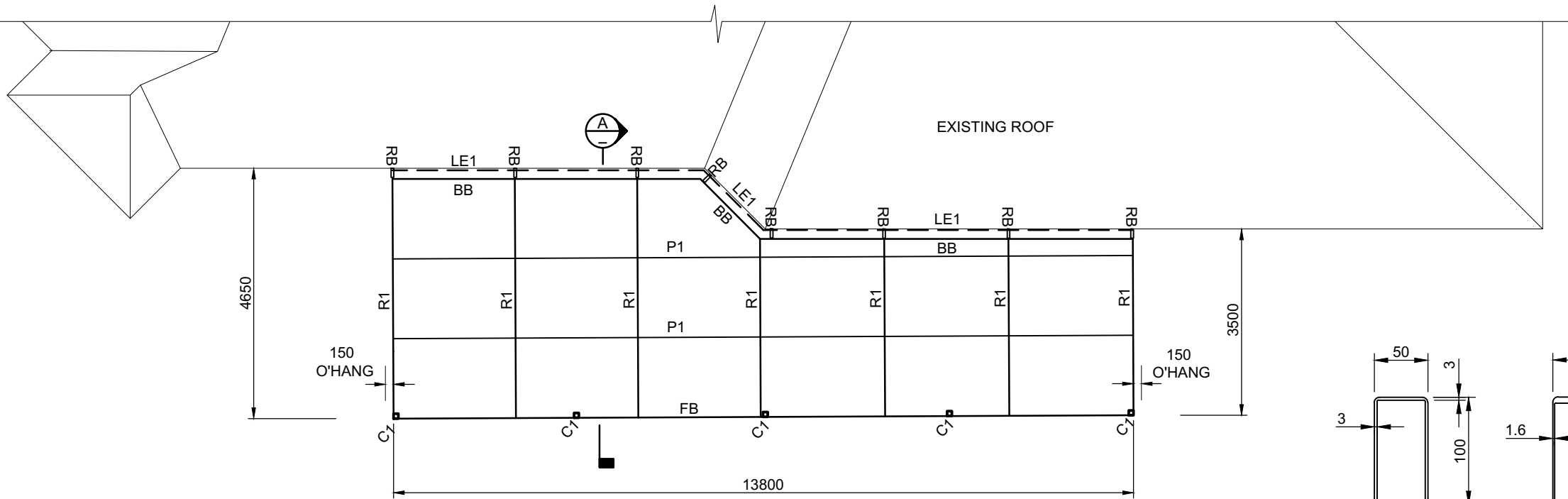
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LAUNCESTON T250
ABN 16 102 865 350

BUILDING DESIGN & ENGINEERING DRAFTING. RESIDENTIAL & COMMERCIAL

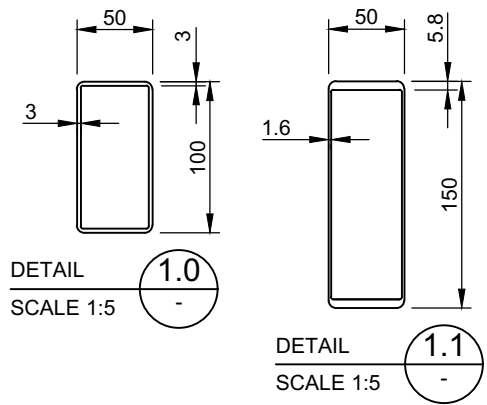
TELEPHONE6343 0282

EMAIL: info@gowlanddrafting.com.au

0	19/8/22	FOR APPROVAL
REV	DATE	DESCRIPTION
DRAWN		BRENDEN SULZBERGER
LICENCE No.		CC812I
DATE		19/8/22
SCALE		1:100
DRAWING NO.		220807-3
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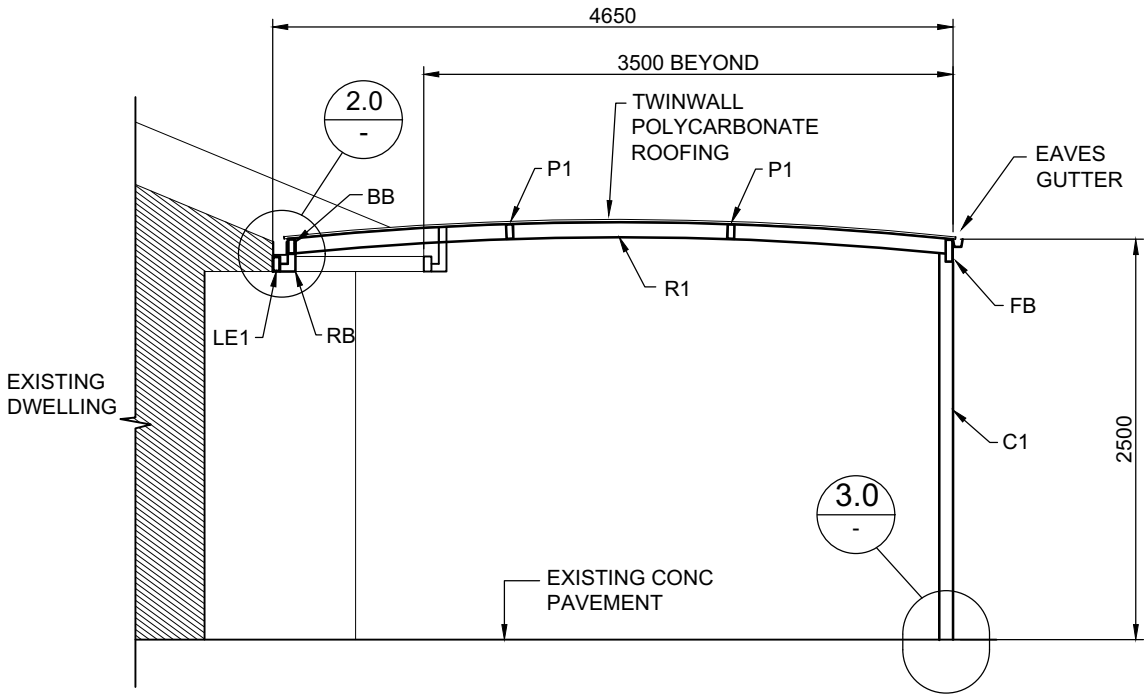
AWNING 1 ROOF FRAMING PLAN
SCALE 1:100



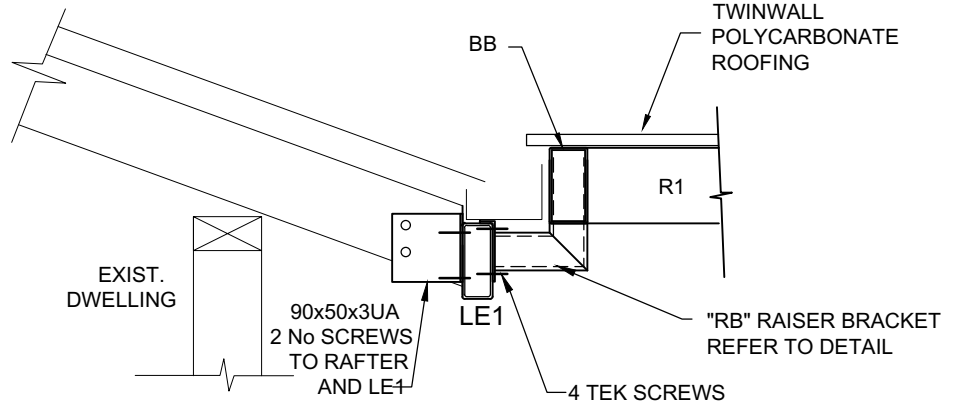
MEMBER SCHEDULE		
MARK	SIZE	REMARKS
C1	90 x 90 SHS ALUMINIUM	
RB	RAISER BRACKET	REFER DETAIL
FB	150 x 50 RHS ALUMINIUM	REFER DETAIL 1.1
LE1	100 x 50 RHS ALUMINIUM	REFER DETAIL 1.0
BB	100 x 50 RHS ALUMINIUM	REFER DETAIL 1.0
R1	100 x 50 RHS ALUMINIUM ROLLED RAFTER	REFER DETAIL 1.0
P1	100 x 50 RHS ALUMINIUM	REFER DETAIL 1.0

CONFIRM ALL DIMENSIONS ON SITE
GENERAL NOTES:
1. ALL JOINTS MADE WITH INTERNAL BRACKET SYSTEM FASTENED WITH 4 TEK SCREWS PER JOINT.
2. ALL ALUMINIUM TO AS1664
3. ALL ALUMINIUM TO BE POWDER COATED TO OWNERS SPECIFICATION.

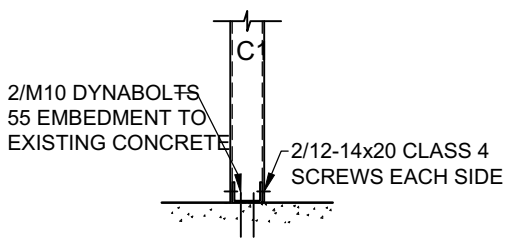
NOTE:
DURING INSTALLATION, CONTRACTOR IS TO CHECK & CONFIRM THAT FRAMING HAS BEEN INSTALLED AND TIED DOWN IN ACCORDANCE WITH AS1684-2021 RESIDENTIAL TIMBER FRAMED CONSTRUCTION



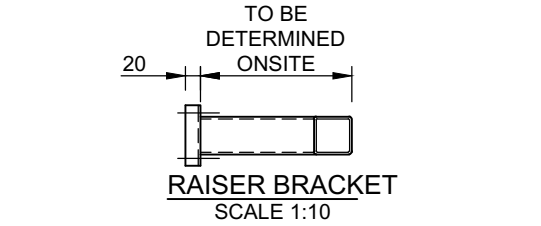
SECTION A
SCALE 1:50



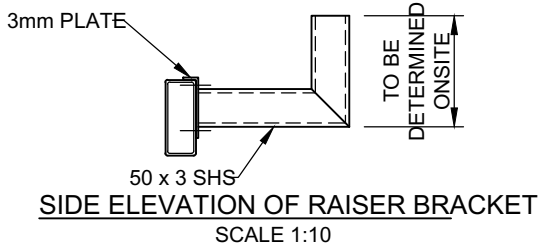
DETAIL 2
SCALE 1:10



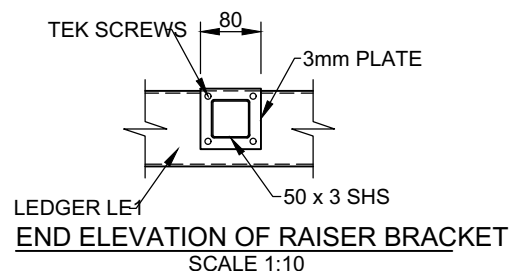
DETAIL 3
SCALE 1:20



RAISER BRACKET
SCALE 1:10



SIDE ELEVATION OF RAISER BRACKET
SCALE 1:10



END ELEVATION OF RAISER BRACKET
SCALE 1:10

AWNING 1
ROOF FRAMING PLAN
SECTION & DETAILS

PROPOSED AWNING
6 BROCKMARSH PLACE
WEST ULVERSTONE 7315

GOWLAND DRAFTING

62A CAMERON ST
LAUNCESTON T250

ABN 16 102 865 350

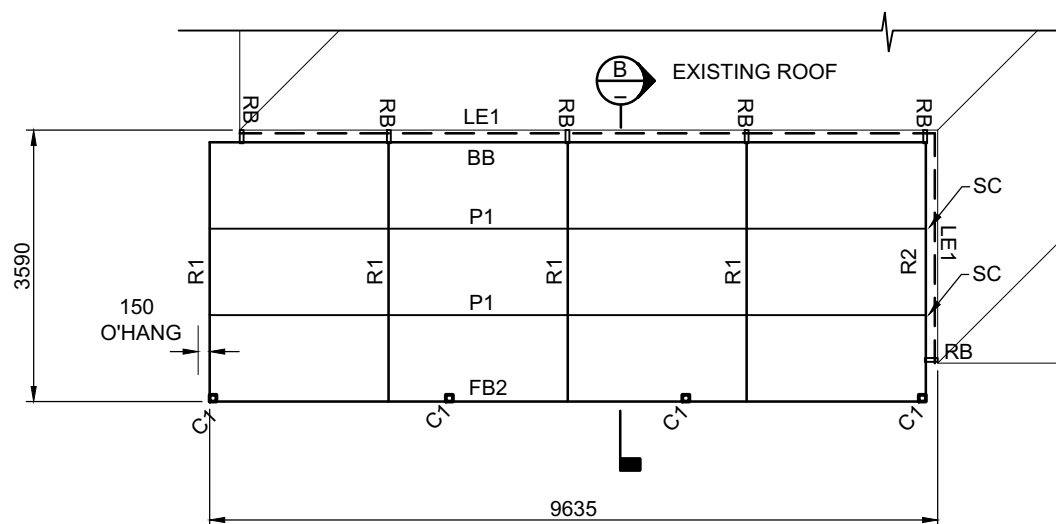
TELEPHONE 6343 0282

EMAIL: info@gowlanddrafting.com.au

BUILDING DESIGN & ENGINEERING DRAFTING. RESIDENTIAL & COMMERCIAL

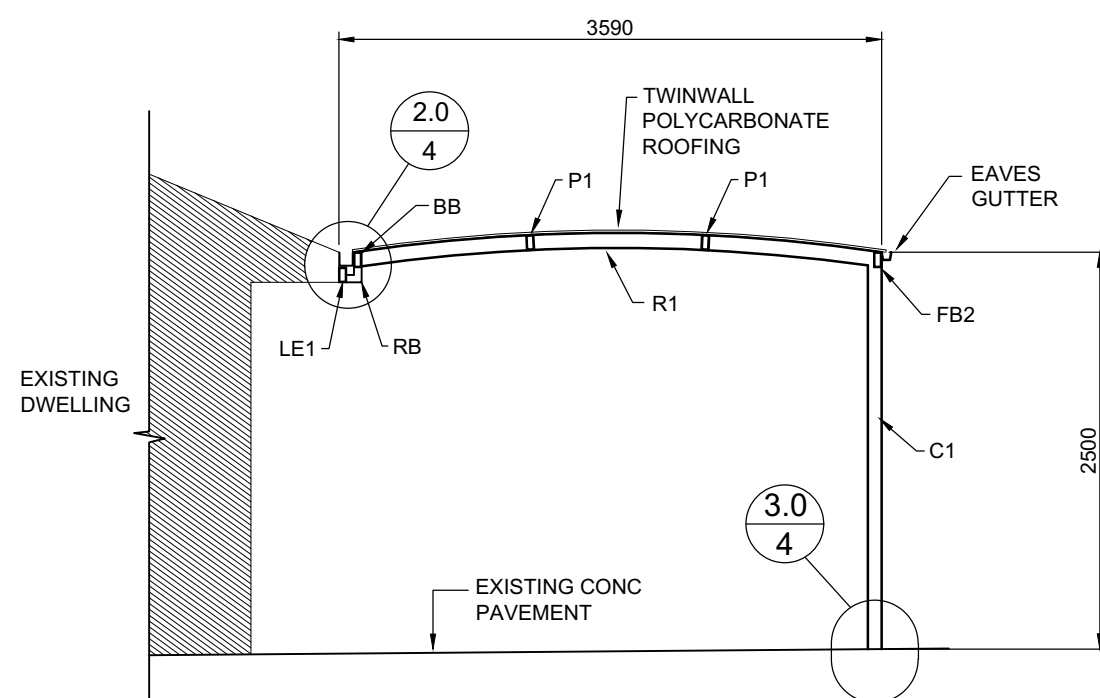
REV	DATE	DESCRIPTION
0	19/8/22	FOR APPROVAL

DRAWN	BRENDEN SULZBERGER
LICENCE No.	CC8121
DATE	19/8/22
SCALE	AS NOTED
DRAWING NO.	220807-4
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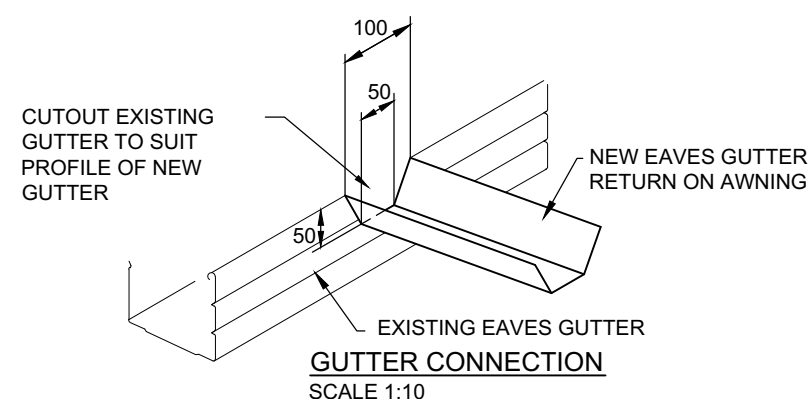


AWNING 2 ROOF FRAMING PLAN
SCALE 1:100

MEMBER SCHEDULE		
MARK	SIZE	REMARKS
C1	90 x 90 SHS ALUMINIUM	
RB	RAISER BRACKET	REFER DETAIL
FB2	100 x 50 RHS ALUMINIUM	REFER DETAIL 1.0
LE1	100 x 50 RHS ALUMINIUM	REFER DETAIL 1.0
BB	100 x 50 RHS ALUMINIUM	REFER DETAIL 1.0
R1	100 x 50 RHS ALUMINIUM ROLLED RAFTER	REFER DETAIL 1.0
R2	100 x 50 RHS ALUMINIUM HORIZONTAL RAFTER	REFER DETAIL 1.0
P1	100 x 50 RHS ALUMINIUM	REFER DETAIL 1.0
SC	50 x 50 RHS ALUMINIUM STUB COLUMN	REFER DETAIL 1.0



SECTION B-B
SCALE 1:50



**AWNING 2
ROOF FRAMING PLAN
SECTION & DETAILS**

**PROPOSED AWNING
6 BROCKMARSH PLACE
WEST ULVERSTONE 7315**

GOWLAND DRAFTING

62A CAMERON ST
LAUNCESTON T250

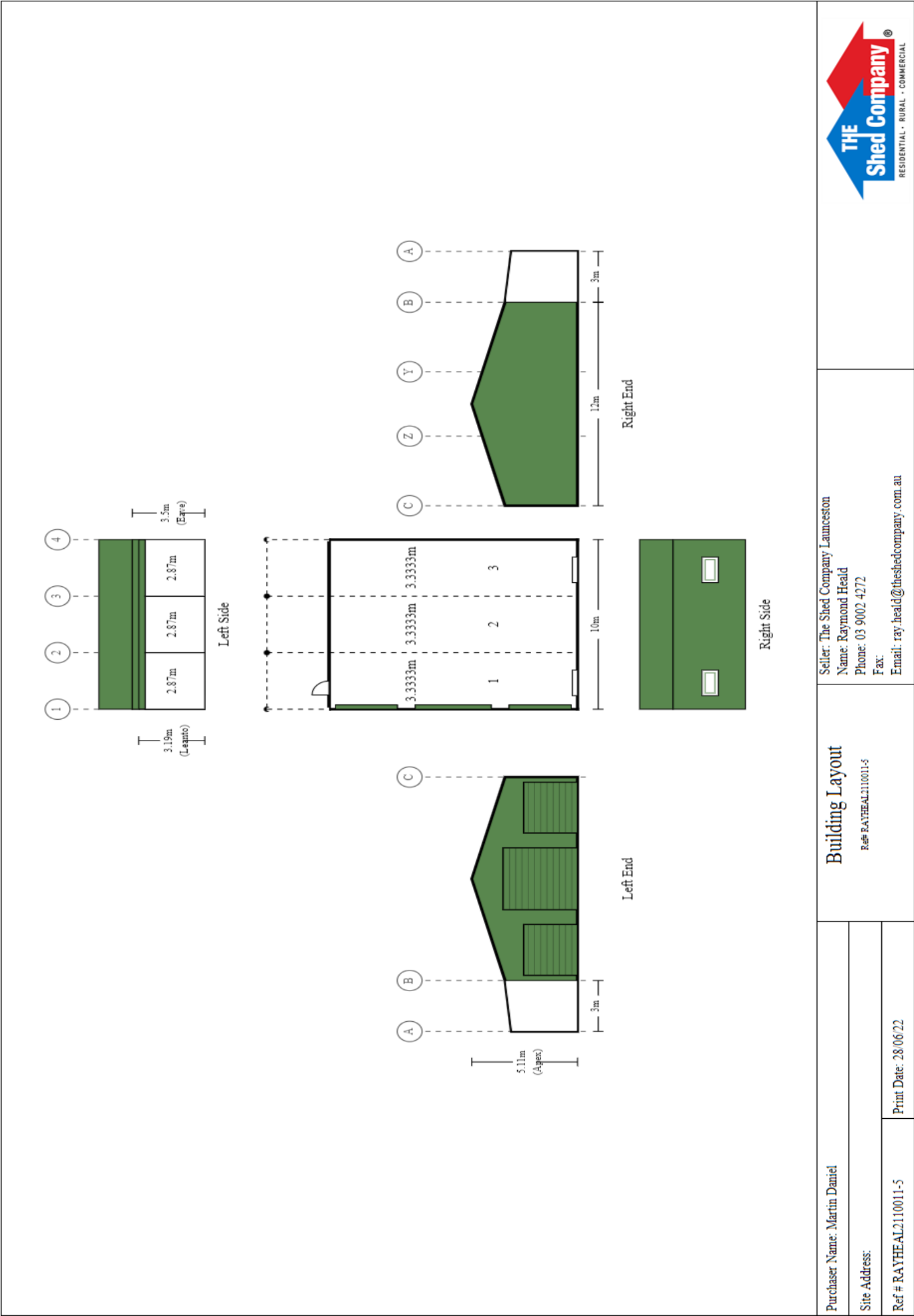
ABN 16 102 865 350

TELEPHONE 6343 0282

EMAIL: info@gowlanddrafting.com.au

BUILDING DESIGN & ENGINEERING DRAFTING. RESIDENTIAL & COMMERCIAL

REV	DATE	DESCRIPTION
0	19/8/22	FOR APPROVAL
DRAWN BRENDEN SULZBERGER		
LICENCE No.		CC8121
DATE		19/8/22
SCALE		AS NOTED
DRAWING NO.		220807-5
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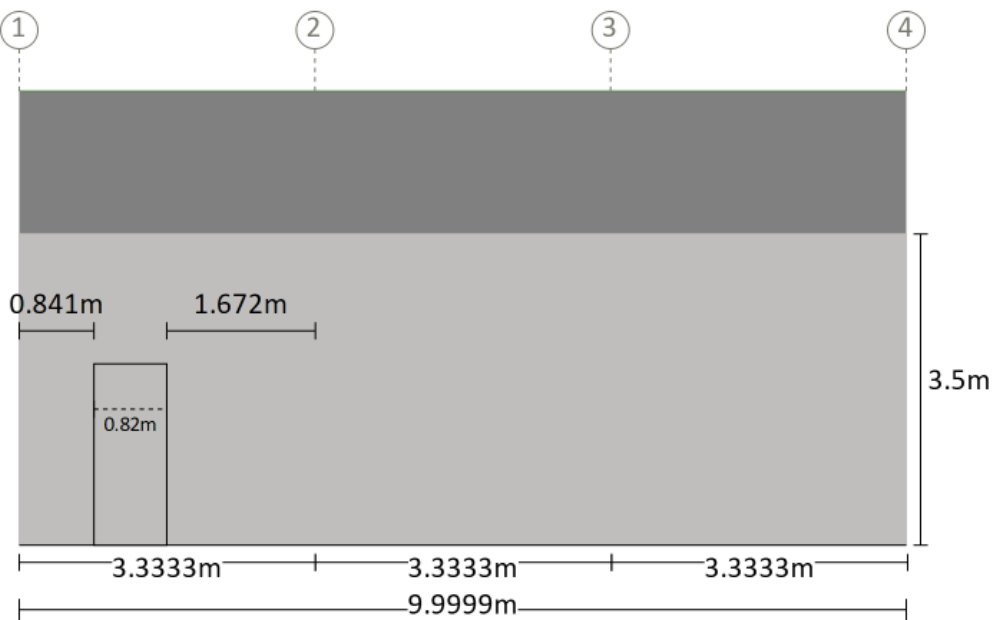
Building Information

The design criteria nominated has been assessed by your trained sales consultant. This assessment is subject to the certifying engineers confirmation. Final assessment by the engineer may result in a change to the materials and price.

From the site location and the usage information we have at hand, it is likely that the building is subject to a Marine Influence and/or Industrial Influence. We refer you to BlueScope Technical Bulletins (in particular TB1A, TB1B, TB4, TB30 and TB35) to consider the environmental conditions and the materials that have been specified in your quotation. It is likely that the BlueScope and any other warranties will be limited for the specified materials. If you contact BlueScope on 1800 800 789, they will be able to discuss this further with you. Should you wish to consider changing any materials, your sales consultant will be able to assist.

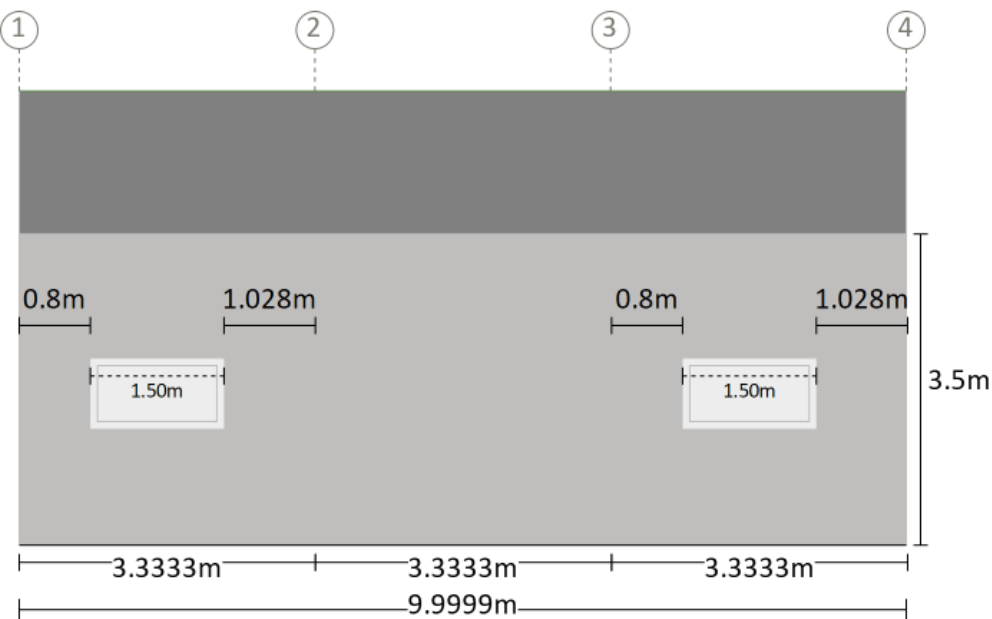
This setout is provided as a guide only. It is the responsibility of the concreter/erector to confirm that all dimensions are correct.

Left Side



Measurements are from the outside of end girts (end bays) and/or centre of columns (mid bays) to inside of component opening size.

Right Side



Measurements are from the outside of end girts (end bays) and/or centre of columns (mid bays) to inside of component opening size.

Purchaser Name: Martin Daniel

Site Address: 6 Brockmarsh Pl West Ulverstone TAS 7315 Australia

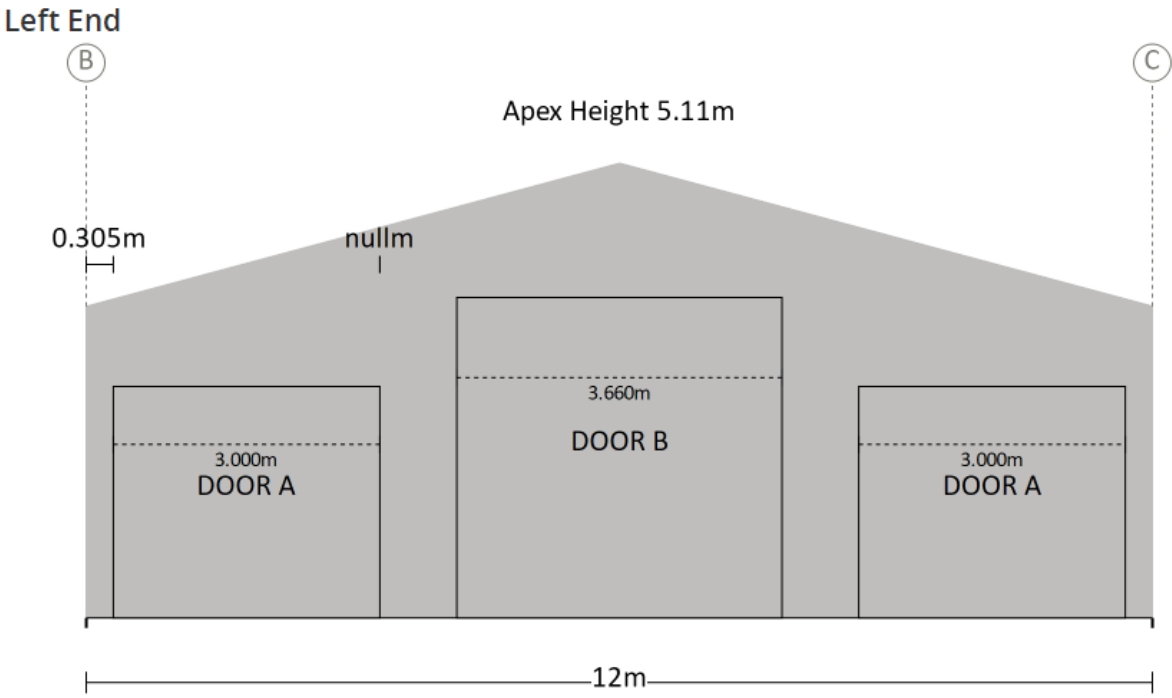
Drawing # RAYHEAL2110011-5

Print Date: 28/06/22

Component Position

Not to Scale
Page 1 of 2
© Copyright Steelx IP Pty Ltd

Seller: The Shed Company Launceston
Name: Raymond Heald
Phone: 03 9002 4272
Fax:
Email: ray.heald@theshedcompany.com.au



Measurements are from the outside of side girts to the inside of component opening size.

Purchaser Name: Martin Daniel		<div>Component Position</div> <div>Not to Scale</div> <div>Page 2 of 2</div> <div>© Copyright Steelx IP Pty Ltd</div>	<div>Seller: The Shed Company Launceston</div> <div>Name: Raymond Heald</div> <div>Phone: 03 9002 4272</div> <div>Fax:</div> <div>Email: ray.heald@theshedcompany.com.au</div>
Site Address: 6 Brockmarsh Pl West Ulverstone TAS 7315 Australia			
Drawing # RAYHEAL2110011-5	Print Date: 28/06/22		



Caravans and Motor Homes



Caravan Weighing

Travel safe and understand you must be legally compliant. If you are proven overweight in an accident insurance would be invalid. Weight reports, educational sessions, state-wide service. Incl. boats motorhomes, & trailers. Cameron 0477 668 668.

ALL OUR CLASSIFIEDS APPEAR ONLINE

Caravans and Motor Homes

WANTED

We are looking to buy quality late model used caravans & pop tops
03 6232 2344
Jayco Hobart
Cnr Amy St/Main Rd Moonah

Boats and Accessories

4mtr Quintrex

Aluminium Boat, 2012 30hp Tohatsu motor, 2013 trailer, motor and trailer in ex cond, sound hull, \$3400 o.n.o.
0428 548 924.

Classic Cruisecraft

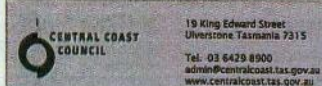
V14 Renegade boat, great cond., 70hp 2ST. Johnson, exc. sea boat, reluctant sale, \$7500.
Paul 0428 516 110.

Livestock

Ulverstone Pet Food

Stock wanted, suitable for pet food.
6425 5822 or
0408 141 972 (A/H).

Local Government



FORTH VILLAGE - PLANNING INFORMATION SESSION

The Central Coast Council's Land Use Planning team invites the community of Forth to a 'drop in' planning information session to be held on 15 December 2022.

The aim of the information session is to discuss proposed amendments to the Forth Specific Area Plan (Forth SAP) and the outcomes of the Central Coast Local Cultural Heritage Study that has been undertaken by heritage consultants, Extent Heritage.

The 'drop in' session will be held at the Forth Community Hall, 680 Forth Road, Forth commencing at 3.00pm with staff available for a chat until 6.00pm.

Those who are interested but are unable to attend the session can contact the Council's Planning team on 6429 8952 or planning@centralcoast.tas.gov.au to make alternative arrangements.

APPLICATIONS FOR PLANNING PERMITS

S.57 Land Use Planning and Approvals Act 1993.

The following applications have been received:

Application No.: DA2022159
Location: 2 Waverley Road, Ulverstone
Proposal: Subdivision incorporating land fill to create 17 residential lots Lot design; Roads and Reliance on C3.0 Road and Railway Code and C15.0 Landslip Hazard Code

Performance Criteria:
Application No.: DA2022322
Location: 6 Brockmarsh Place, West Ulverstone
Proposal: Residential - shed and two awnings (one retrospective and one new)
Performance Criteria: Setback

The applications may be viewed at the Administration Centre during office hours and on the Council's website. Any person may make representation in relation to an application [in accordance with s.57(5) of the Act] by writing to the General Manager at PO Box 220, Ulverstone 7315 or by email to admin@centralcoast.tas.gov.au by no later than 19 December 2022.

Date of notification: 3 December 2022.

SANDRA AYTON
General Manager

Church Notices



4th December, 2022

Penguin
10 am Sanctuary Hill
Christian Fellowship
Sanctuary Hill, Penguin
Rev. Ron van Leerdam

Ulverstone
9.30 am Christian
Reformed Church of
Ulverstone

36 John Street
Mr Geoff Davis

Devonport
11 am Pathway to Life

20 - 22 Nicholls
Street, Devonport

Rev. Etienne de Wilzom

Local Government

CIRCULAR HEAD COUNCIL

NOTICE
SECTION 178 OF THE
LOCAL GOVERNMENT ACT 1993
LEASE OF PUBLIC LAND

The Circular Head Council has resolved that it intends to lease the following public land to Electric Highways Tasmania (EHT) to allow for an Electric Vehicle charging station to be installed and operated.

29 King Street, Smithton, PID 7309019, approximately 528 m².

A plan of the land intended to be leased by the Council is available for public inspection at the Council Offices, 33 Goldie Street, Smithton, during normal business hours until 4pm. For further information contact Mr. James Brewer on telephone number 6452 4800.

Any person may object to the proposed lease by making an objection in writing to the General Manager, Circular Head Council, PO Box 348, Smithton, 7330 within twenty-one (21) days of the date of the first publication of this notice on 26 November 2022.

Dated this 26 November 2022.

Vanessa Adams
GENERAL MANAGER
PO Box 348 Smithton 7330
Phone: 03 6452 4800
E-mail: council@circularchead.tas.gov.au
Web: www.circularchead.tas.gov.au



CIRCULAR HEAD COUNCIL

TEMPORARY STREET CLOSURE

To enable the Smithton and Stanley Christmas Parades to occur, Council in accordance with the Local Government (Highways) Act 1982 has approved the following Road Closures:

Smithton - Friday 16 December 2022
6.00pm to 7.00pm

Grant Street
(Between Bugg Street & Nelson Street)
6.00pm to 8.15pm

Emmett Street (From King to Smith Street)

King Street

(Between Nelson & Emmett Street)

Nelson Street (Between Smith & King Street)

Smith Street

(Between Nelson & Emmett Street)

Stanley - Saturday 17 December 2022

Church Street

(Between Marshall and Victoria Street)

10.00am to 12.00pm

If you have any queries, please contact

Engineering and Development Services on

03 6452 4840.

Vanessa Adams
GENERAL MANAGER
PO Box 348 Smithton 7330
Phone: 03 6452 4800
E-mail: council@circularchead.tas.gov.au
Web: www.circularchead.tas.gov.au



Local Government

CIRCULAR HEAD COUNCIL

APPLICATION FOR PLANNING PERMIT
(s.57(3) Land Use Planning and Approvals Act 1993)

Tasmanian Planning Scheme - Circular Head

Application No DA 2022/150

Location 402 Upper Scotchtown Road, Scotchtown

Applicant/Owner Best C D

Use Class Residential

Proposal Shed extension

Discretionary Matter 11.4.2 (P2) Building height, setback and siting

Application No DA 2022/141

Location 64 Comeback Road, Redpa

Applicant/Owner Dept Of Education

Use Class Educational and occasional care

Proposal Building extension

Discretionary Matter C7.6.1 (P1.1) Buildings and works within a waterway and coastal protection area or a future coastal refugia area, C13.5.1 (P1) Vulnerable uses

Application(s) may be viewed during office hours at the Council Office, 33 Goldie St, Smithton or Council's website till the date listed below. In accordance with s.57(5) of the Act, any person may make written representation to the General Manager, PO Box 348 SMITHTON 7330 or council@circularchead.tas.gov.au and received by 5.00pm 19/12/2022.

Vanessa Adams
GENERAL MANAGER
PO Box 348 Smithton 7330
Phone: 03 6452 4800
E-mail: council@circularchead.tas.gov.au
Web: www.circularchead.tas.gov.au



CIRCULAR HEAD COUNCIL

Manager Development and
Regulatory Services

Applications are invited for the Full-Time position of Manager Development and Regulatory Services.

We are seeking to appoint a highly professional and suitably qualified person to provide strong leadership across the Development and Regulatory Services team to deliver great outcomes.

The successful candidate will have extensive knowledge and relevant experience in Health, Building, Town planning and current legislative requirements, and an effective and innovative approach to managing a multi-disciplined team.

Salary is Level 6 - by negotiation.

Apply online via Circular Head Council website or alternatively contact hr@circularchead.tas.gov.au or telephone (03) 6452 4800

Vanessa Adams
GENERAL MANAGER
PO Box 348 Smithton 7330
Phone: 03 6452 4800
E-mail: council@circularchead.tas.gov.au
Web: www.circularchead.tas.gov.au



DEVONPORT CITY COUNCIL
137 Rooke Street, Devonport TAS 7310
Phone: 03 6424 0511
www.devonport.tas.gov.au

Council Meeting Dates 2023

Council meetings are held at 5:30pm in the Aberdeen Room, Level 2, paragon centre, 137 Rooke Street, Devonport.

Members of the public are invited to attend these meetings.

Copies of the agenda for each meeting will be available from the Customer Service area Level 2, paragon centre, as well as being available for viewing on Council's website, from close of business on the Wednesday prior to each meeting.

Council meetings are held on the 4th Monday of each month, except the December meeting which is scheduled for Monday, 18 December. The schedule of meetings for 2023 is as follows:

JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
23	27	27	24	22	26	24	28	25	23	27	18

Planning Authority Committee meetings are also held in the Aberdeen Room as required and will be advertised separately prior to the meeting.

Matthew Atkins
GENERAL MANAGER

No time to phone? SUBMIT YOUR CLASSIFIED ONLINE!
www.addirect.com.au

Local Government

WARATAH WYNARD COUNCIL

AUSTRALIA DAY AWARDS

Council advises that nominations from organisations or individuals will be received until 5.00pm on Tuesday 13 December 2022 for the following awards:

1. **Citizen of the Year** - Persons over the age of 30 years on Australia Day, 2023.
2. **Junior Citizen of the Year** - Persons aged 16 - 30 years on Australia Day, 2023.
3. **Community Event of the Year**

Nomination Forms are available from the Council Offices, on Council's website www.warwyn.tas.gov.au or by telephoning 6443 8320. Nominations should be sent to the General Manager, PO Box 168, Wynyard. A Committee appointed by Council will assess the nominations and announcement of the winners will take place as part of the Australia Day celebrations on 26 January 2023.

APPLICATIONS FOR PLANNING PERMITS

Notice is given that applications have been made for the following discretionary permits -

No: DA 275/2022
Location: 94 Irbay Boulevard Sisters Beach
Applicant: PLA Designs Pty Ltd
Zoning: Low Density Residential
Use Class: Residential
Proposal: Dwelling
Discretionary Matter: Suitability of a site or lot for use or development 12.4.1 (P1), Dwelling density 12.4.2 (P1), Location and configuration of development 12.4.3 (P2, P4), Development in proximity to a water body, watercourse or wetland E10.6.1 (P1)

No: DA 292/2022
Location: 668 Waratah Road Waratah
Applicant: PLA Designs Pty Ltd
Zoning: Rural Resource
Use Class: Residential
Proposal: Dwelling, Outbuilding (Temporary Dwelling) & Shipping Container
Discretionary Matter: Residential use 26.3.3 (P1), Location of development for sensitive uses 26.4.3 (P1)

No: DA 296/2022
Location: 26C Lennah Drive Wynyard
Applicant: PLA Designs Pty Ltd
Zoning: Rural Living
Use Class: Residential
Proposal: Outbuilding (Indoor Spa)
Discretionary Matter: Suitability of a site or lot for use or development 13.4.1 (P2)

No: DA 252/2022
Location: 31 Meredith Crescent Savage River
Applicant: Apogee (TAS) Pty Ltd
Zoning: Environmental Management
Use Class: Extractive Industry
Proposal: Workers Accommodation (Ancillary Use)
Discretionary Matter: Suitability of a site or lot for use or development 29.4.2 (P3, P4, P5)

The applications and associated plans and documents will be available for inspection during normal office hours for the exhibition period at the Council Office, Saunders Street, Wynyard or viewed on Council website www.warwyn.tas.gov.au. Any person who wishes to make representations in accordance with the Land Use Planning and Approvals Act 1993, must do so during the exhibition period. Representations in writing will be received by the undersigned by Monday 19 December 2022.

Dated at Wynyard this day, 3 December 2022.

Shane Crawford, General Manager

PO Box 168, WYNYARD 7325

Email: council@warwyn.tas.gov.au

www.warwyn.tas.gov.au

WARATAH WYNARD

Put the feels in with Emoji!



Annexure 3

From: Anthony George <george_032@hotmail.com>
Sent: Saturday, 17 December 2022 7:25 AM
To: Admin
Subject: DA2022322

General Manager,

I'm writing in regard to the application and planning permit No. DA2022322. 6 Brockmarsh Place, West Ulverstone.

I would like to object to this permit for the below reason;

My family reside at 2 Levenview Court, West Ulverstone. Since building our property back in 2015 we have had a view of the Leven river as we designed and built our property in a location to gain this view from our main living/kitchen/outside entertainment area. This would also decrease the value of our property.

The large shed will block out any view of the Leven river and leave us with a view of the shed only.

I believe the only way forward for this shed to be erected and us to not lose our view would be to remove several tall trees that are on the edge of the riverbank and also a large dirt pile/tree on his property.

Please contact me for discussion or an inspection of our property.

Kind regards,
Anthony George
0438 256 931

0438

Get [Outlook for iOS](#)

Annexure 4



6 Brockmarsh Place, West Ulverstone – aerial image from Spectrum.



6 Brockmarsh Place, West Ulverstone – aerial image from Spectrum.



6 Brockmarsh Place, West Ulverstone – photo taken from internal driveway looking north-west towards 2 Levenview Court, West Ulverstone.



6 Brockmarsh Place, West Ulverstone – photo taken from internal driveway looking north. Photo shows slope of site.



6 Brockmarsh Place, West Ulverstone – photo of retrospective awning.



6 Brockmarsh Place, West Ulverstone – photo taken from the proposed area of the shed and looking towards the area for the proposed awning.



6 Brockmarsh Place, West Ulverstone – photo taken from the north-west corner looking towards the existing dwelling and cleared area showing Leven River. Similar view line as 2 Levenview Court.



6 Brockmarsh Place, West Ulverstone – photo taken looking closer to cleared area showing Leven River. Similar view line as 2 Levenview Court.



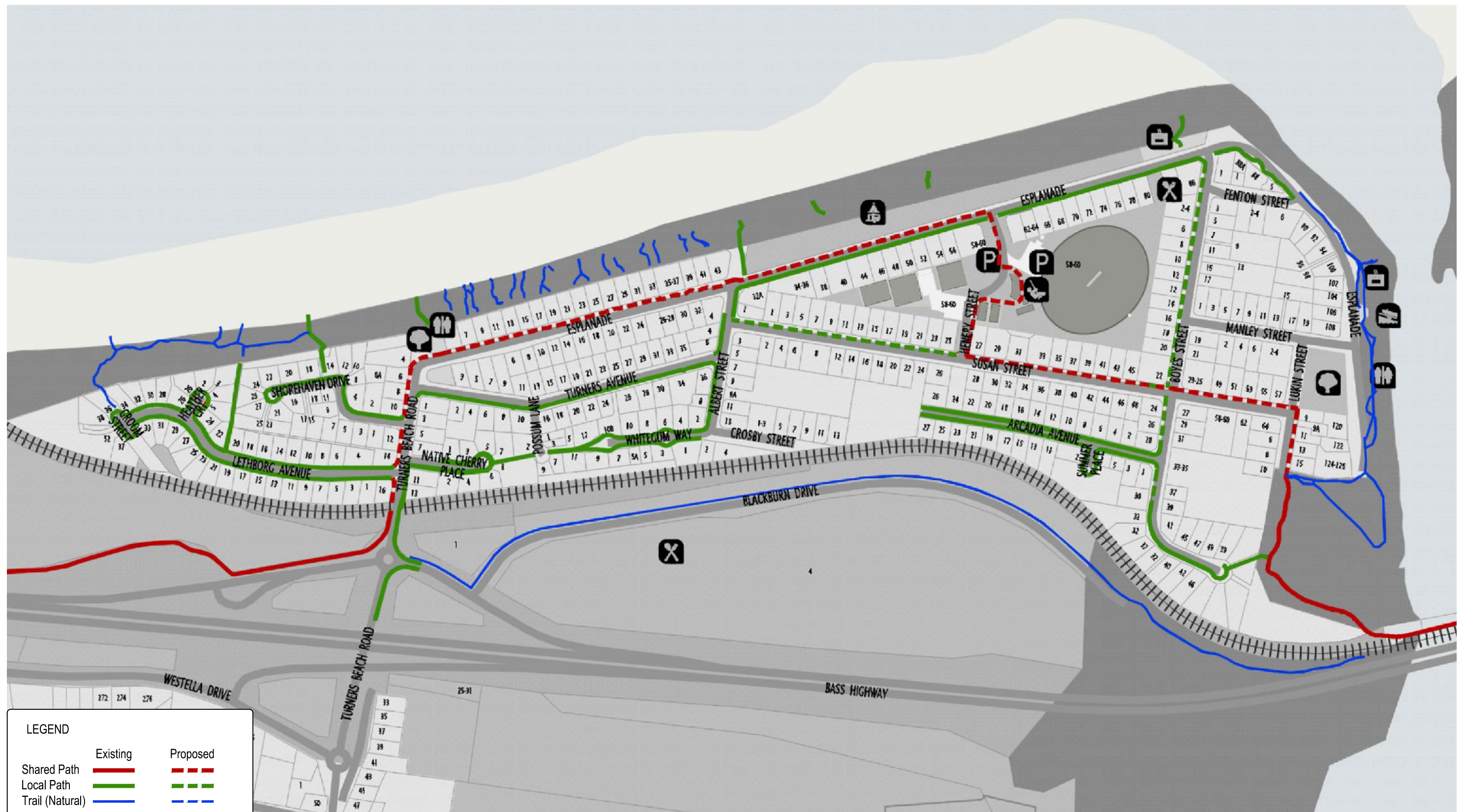
6 Brockmarsh Place, West Ulverstone – site area for proposed shed and dirt pile/grass area to be levelled.



Outbuilding located at 6 Knights Road, West Ulverstone.







Outbuilding located at 2 Levenview Court, West Ulverstone.

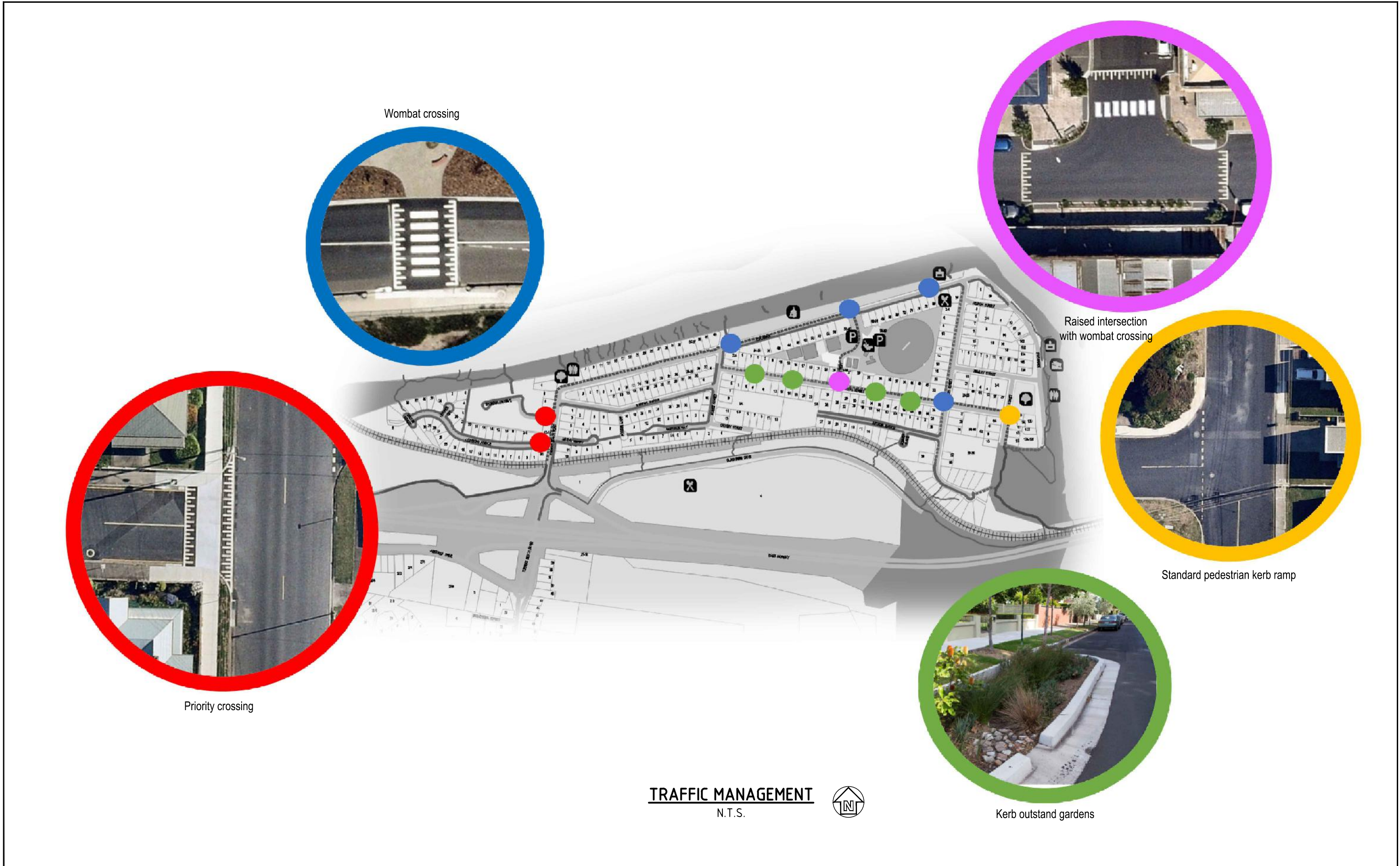


LEGEND		
	Existing	Proposed
Shared Path	—	- - -
Local Path	—	- - -
Trail (Natural)	—	- - -

PROPOSED PATH NETWORK PLAN N.T.S.


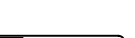



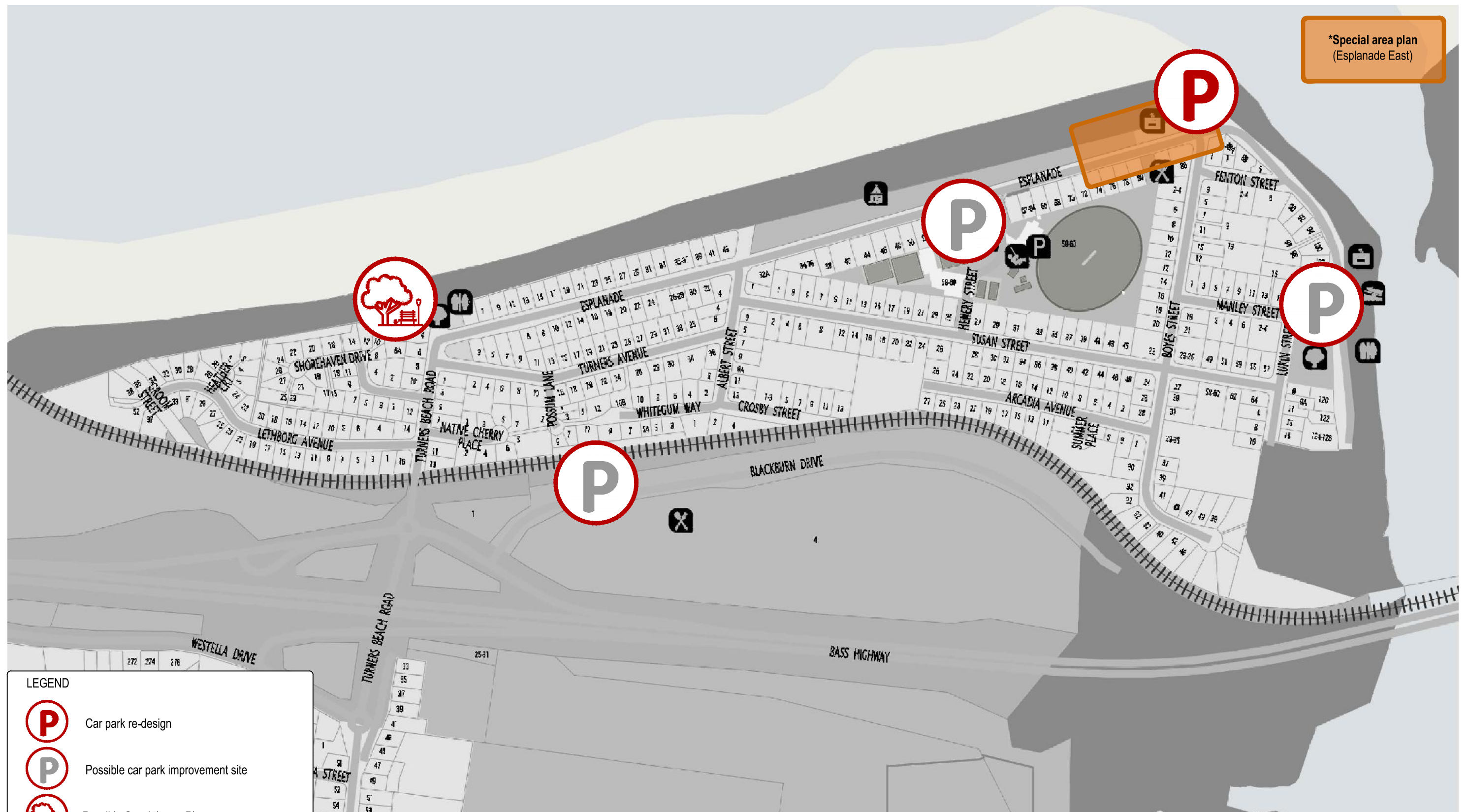
Revision Table	-	-	-	Drawing Scale				Design Team	Role	Name	Checked	Project Name TURNERS BEACH INTEGRATED PLAN 2022	Sheet Name PROPOSED PATH NETWORK			
	-	-	-						Designer	KLS	-		Project Address / Description TURNERS BEACH	Project No.	Sheet No.	Sheet Size
	-	-	-						Drafter	KLS	-			2140	01	A3
	-	-	-						Approved				Drawing Issue			
	P2	ISSUE FOR COUNCIL APPROVAL							16/01/23	Paul Breden Director Infrastructure Services			CONCEPT			
	P1	ISSUE FOR REVIEW							05/12/22							
	ISSUE	DESCRIPTION							DATE							



TRAFFIC MANAGEMENT
N.T.S.



Revision Table	-	-	-	Drawing Scale	N.T.S	 INFRASTRUCTURE SERVICES	 FM 533849	Design Team	Role	Name	Checked	Project Details	Project Name TURNERS BEACH INTEGRATED PLAN 2022	Sheet Name TRAFFIC MANAGEMENT 1		
	Designer	KLS	-						Project Address / Description TURNERS BEACH	Project No. 2140	Sheet No. 02			Sheet Size A3		
	Drafter	KLS	-													
	Approved	 Paul Breaden Director Infrastructure Services							Drawing Issue CONCEPT							
	P2	ISSUE FOR COUNCIL APPROVAL	16/01/23													
	P1	ISSUE FOR REVIEW	05/12/22													
	ISSUE	DESCRIPTION	DATE													






*Special area plan
(Esplanade East)

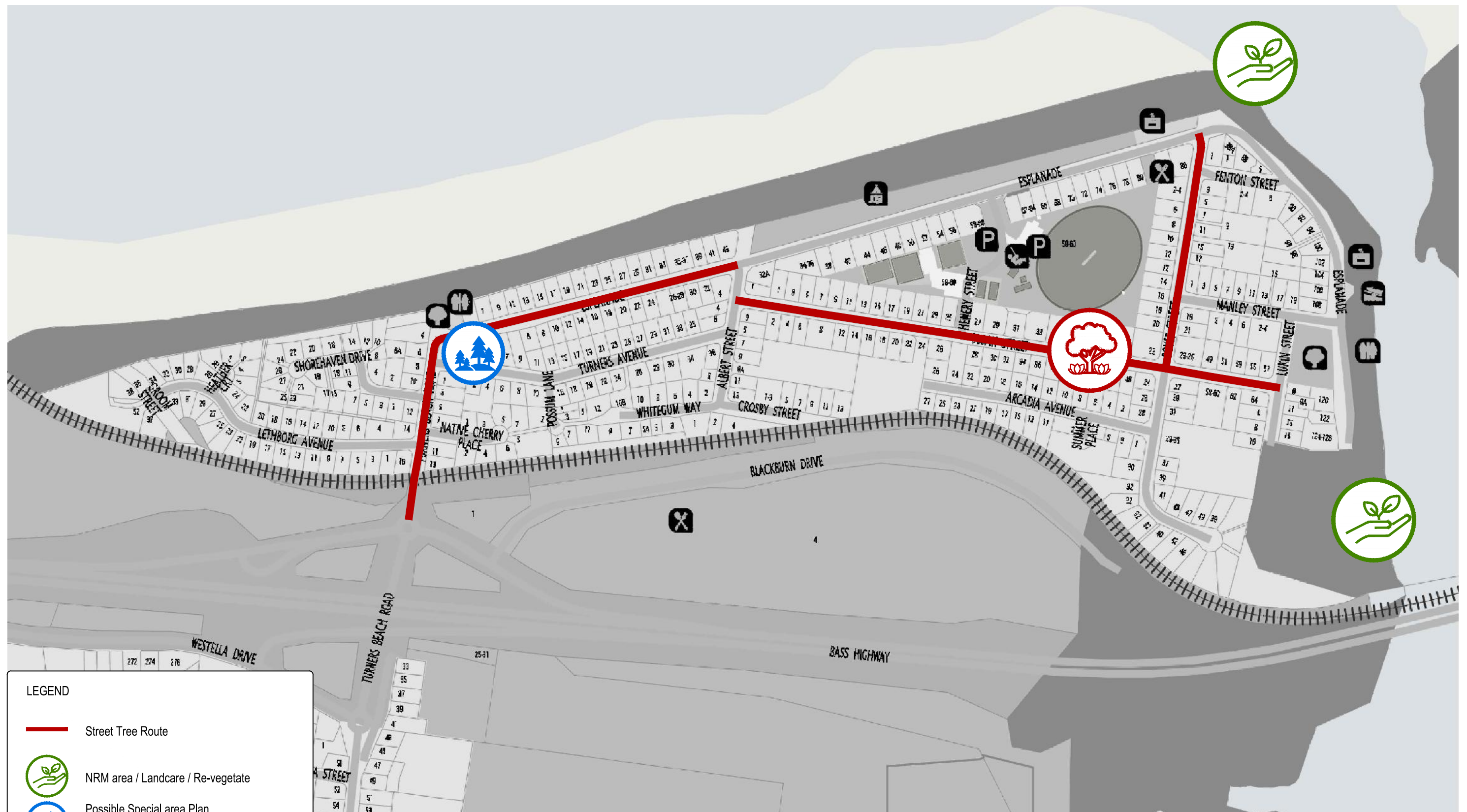
LEGEND

- Car park re-design
- Possible car park improvement site
- Possible Special area Plan
(car park, toilets, seating, landscaping)

TRAFFIC MANAGEMENT
FUTURE SITES FOR DEVELOPMENT
CONSIDERATION
N.T.S.







Revision Table	-	-	-	Drawing Scale	N.T.S	 INFRASTRUCTURE SERVICES	 FM 533849	Design Team	Role	Name	Checked	Project Name	Sheet Name		
	-	-	-						TRAFFIC MANAGEMENT 2						
	-	-	-												
	-	-	-												
	P2	ISSUE FOR COUNCIL APPROVAL	16/01/23												
	P1	ISSUE FOR REVIEW	05/12/22												
ISSUE		DESCRIPTION		DATE					Approved		Project Address / Description	Drawing Issue			
						 Paul Breden Director Infrastructure Services		TURNERS BEACH		CONCEPT					



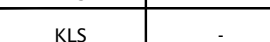


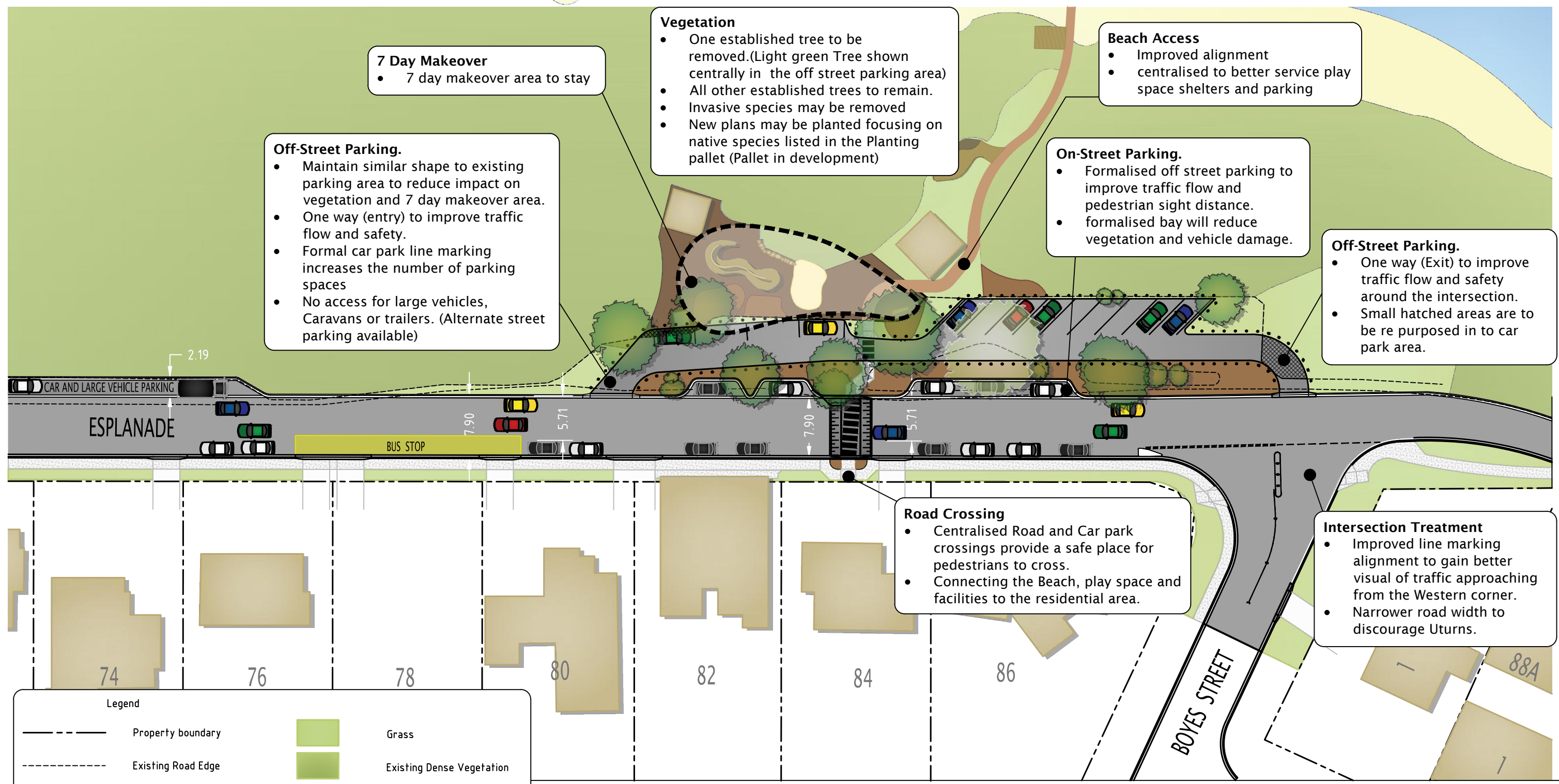
PROPOSED LANDSCAPING PLAN N.T.S.



LEGEND

-  Street Tree Route
-  NRM area / Landcare / Re-vegetate
-  Possible Special area Plan
(vegetation project, water garden, shallow rooted plants over detention system)
-  Kerb Outstand Gardens

Revision Table	-	-	-	Drawing Scale	 INFRASTRUCTURE SERVICES	 FM 533849	Design Team	Role	Name	Checked	Project Name TURNERS BEACH INTEGRATED PLAN 2022	Sheet Name PROPOSED LANDSCAPING PLAN			
	-	-	-					Designer	KLS	-		Project Address / Description TURNERS BEACH	Project No.	Sheet No.	Sheet Size
	-	-	-					Drafter	KLS	-			2140	04	A3
	-	-	-					Approved	 Paul Breden Director Infrastructure Services			Drawing Issue CONCEPT			
	P2	ISSUE FOR COUNCIL APPROVAL	16/01/23												
	P1	ISSUE FOR REVIEW	05/12/22												
	ISSUE	DESCRIPTION	DATE												



7 Day Makeover

- 7 day makeover area to stay

Off-Street Parking.

- Maintain similar shape to existing parking area to reduce impact on vegetation and 7 day makeover area.
- One way (entry) to improve traffic flow and safety.
- Formal car park line marking increases the number of parking spaces
- No access for large vehicles, Caravans or trailers. (Alternate street parking available)

Vegetation

- One established tree to be removed.(Light green Tree shown centrally in the off street parking area)
- All other established trees to remain.
- Invasive species may be removed
- New plans may be planted focusing on native species listed in the Planting pallet (Pallet in development)

Beach Access

- Improved alignment
- centralised to better service play space shelters and parking

On-Street Parking.

- Formalised off street parking to improve traffic flow and pedestrian sight distance.
- formalised bay will reduce vegetation and vehicle damage.

Off-Street Parking.

- One way (Exit) to improve traffic flow and safety around the intersection.
- Small hatched areas are to be re purposed in to car park area.

Road Crossing

- Centralised Road and Car park crossings provide a safe place for pedestrians to cross.
- Connecting the Beach, play space and facilities to the residential area.

Intersection Treatment

- Improved line marking alignment to gain better visual of traffic approaching from the Western corner.
- Narrower road width to discourage Uturns.

Legend			
	Property boundary		Grass
	Existing Road Edge		Existing Dense Vegetation
	Kerb		Proposed Mulch/Garden
	Road		Existing Tree
	Proposed Road		Street Furniture
	Footpath		Street Furniture (Structure)
	Trail (Unformed Path)		Car Parking

SPECIAL AREA PLAN 1
Esplanade East
N.T.S.



Revision Table	-	-	-
	-	-	-
	-	-	-
	-	-	-
	P2	ISSUE FOR COUNCIL APPROVAL	16/01/23
	P1	ISSUE FOR REVIEW	05/12/22
ISSUE	DESCRIPTION		DATE

Drawing Scale	
N.T.S.	




INFRASTRUCTURE SERVICES



NO DIG
YOU DIG



FM 533849

Role	Name	Checked
Designer	KLS	-
Drafter	KLS	-
Approved	 Paul Breden Director Infrastructure Services	


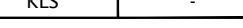
Project Details	Project Name	
	TURNERS BEACH	
	INTEGRATED PLAN 2022	
Project Details	Project Address / Description	
	TURNERS BEACH	

Sheet Name		
SPECIAL AREA PLAN 1		
Project No.	Sheet No.	Sheet Size
2140	05	A3
Drawing Issue		
CONCEPT		



HENRY STREET PLAN
N.T.S.



Revision Table	-	-	-	Drawing Scale	N.T.S	 INFRASTRUCTURE SERVICES	 FM 533849	Design Team	Role	Name	Checked	Project Name TURNERS BEACH INTEGRATED PLAN 2022	Sheet Name HENRY STREET			
	-	-	-						Designer	KLS	-		Project Address / Description TURNERS BEACH	Project No. 2140	Sheet No. 06	Sheet Size A3
	-	-	-						Drafter	KLS	-					
	-	-	-						Approved	 Paul Breden Director Infrastructure Services			Drawing Issue CONCEPT			
	P2	ISSUE FOR COUNCIL APPROVAL	16/01/23													
	P1	ISSUE FOR REVIEW	05/12/22													
	ISSUE	DESCRIPTION	DATE													

SCHEDULE OF STATUTORY DETERMINATIONS MADE UNDER DELEGATION

Period: 1 December 2022 to 31 December 2022

Building Permits and Certificates

Building Permits – Category 4	Number Issued	Cost of Works
Additions / Alterations	0	\$0
Demolition Permits	0	\$0
New Dwellings	2	\$118,000
Outbuildings	0	\$0
Units	0	\$0
Other	0	\$0
Permit of Substantial Compliance	2	
Notifiable Works – Category 3	Number Issued	Combined Amount
Additions / Alterations	0	\$0
Building Notifiable Works	8	\$0
Demolition Permits	0	\$0
New Dwellings	15	\$4,335,000
Outbuildings	2	\$87,000
Units	0	\$0
Other	1	\$28,000

Plumbing Permits and Certificates

Plumbing Permits – Category 4	Number Issued
Plumbing Permit	2
Notifiable Works – Category 3	
Certificate of Likely Compliance	10

Fire Abatement Notices

Fire Abatement Notices Issued	Property Cleared by Contractor
10	2

SCHEDULE OF OTHER REGULATORY SERVICES STATUTORY RESPONSIBILITIES

Period: 1 December 2022 to 31 December 2022

Dogs Impounded by Central Coast Council

Number of Dogs Impounded	Dogs Claimed	Dogs Surrendered
3	2	1

Animal Licences, Offences, Permits

Licence, Offence, Permits	Number Issued
Barking dog complaints	3
Declaration of dangerous dogs	0
Dog attacks on other dogs	0
Dog attacks on persons	1
Dog attacks on livestock	0
Kennel licences issued	0
Kennel licences renewed	0
Permits under <i>Animal Control By-law No.1 of 2018</i>	0
Unregistered dogs located by Compliance	6
Wandering livestock	0

Dog Infringement Notices Issued

Off-lead in On-Lead Locations	Cautions Issued	Infringements Issued
Buttons Beach	0	0
Midway Beach	0	0
Penguin Beach	8	0
Turners Beach	2	0
Other Public locations	0	0
Other Dog Offences	0	3

Food Business Registrations

Food Business Registration Type	Number of Registrations Issued	Number of Registrations Renewed
Fixed	0	0
Mobile	2	0
Not Notifiable	1	0
Temporary	1	0

Patrols of Free Camping Areas

Camping Area	Patrols Conducted	Cautions Issued
Bannons Park	2	0
Forth Recreation Ground	10	3
Halls Point [Closed Area]	3	0
Nicholson Point	4	0
Penguin Surf Life Saving Precinct	2	0

Traffic Infringement Notices for Parking Offences

Traffic Infringement Location	Number Issued	Percentage
Alexandra Road	0	0%
Bannons Carpark	0	0%
Coles/Furner's Carpark	0	0%
Crescent Street, Ulverstone	0	0%
King Edward Street, Ulverstone	0	0%
Main Road, Penguin	1	50%
North Reibey Street Carpark	0	0%
Reibey Street	0	0%
Victoria Street	0	0%
Wongi Lane	0	0%
Other	1	50%



Sandra Ayton
GENERAL MANAGER

**A SUMMARY OF RATES & FIRE SERVICE LEVIES
FOR THE PERIOD ENDED 31 DECEMBER 2022**

2021/2022			2022/2023		
	\$	%		\$	%
Rates paid in Advance	– 1,421,958.22	–8.47	–	1,580,982.35	–8.99
Rates Receivable	156,569.91	0.93		150,283.54	0.85
Rates Demanded	18,023,466.41	107.40		18,888,189.77	107.45
Supplementary Rates	23,360.00	0.14		120,345.06	0.69
	16,781,438.10	100.00		17,577,836.02	100.00
Collected	14,757,180.93	87.94		15,475,222.64	88.04
Add Pensioners – Government	931,261.91	5.55		986,428.53	5.61
Pensioners – Council	34,580.00	0.21		34,615.00	0.20
	15,723,022.84	93.70		16,496,266.17	93.85
Discount Allowed	737,539.97	4.39		766,041.56	4.36
Paid in advance	– 803,366.09	–4.79	–	897,600.47	–5.11
Outstanding	1,124,241.38	6.70		1,213,128.76	6.90
	16,781,438.10	100.00		17,577,836.02	100.00

Andrea O'Rourke
ASSISTANT ACCOUNTANT
13-Jan-2023



Central Coast Council
Statement of Comprehensive Income for the period ended 31 December 2022

Note	Budget Annual	YTD Budget	Actual YTD	Variance
	\$	\$	\$	\$
Income				
Recurrent Income				
	18,012,000	18,012,000	18,215,070	203,070
	4,582,050	2,234,152	2,192,693	(41,459)
1 Grants - Recurrent	4,845,700	1,389,342	806,872	(582,470)
2 Contributions	1,918,000	923,996	1,140,393	216,397
Share in profit/loss of associate	546,000	-	-	-
3 Interest	190,000	94,998	223,534	128,536
4 Other income	425,726	232,243	427,357	195,114
5 Investment revenue	1,642,000	944,000	839,636	(104,364)
	32,161,476	23,830,731	23,845,555	14,824
Capital income				
6 Grants - Capital	821,000	411,002	269,823	(141,179)
7 Capital contributions	10,265,000	924,000	1,521,586	597,586
Gain/(loss) on disposal of assets	356,500	178,248	151,227	(27,021)
	11,442,500	1,513,250	1,942,636	429,386
Total Income	43,603,976	25,343,981	25,788,192	444,211
Expenses				
8 Employee benefits	15,382,000	7,715,981	7,658,564	57,417
9 Materials and services	8,072,500	4,337,942	5,069,801	(731,859)
Depreciation and amortisation	7,319,900	3,659,952	3,659,952	-
Finance costs	249,600	138,294	137,769	525
Other expenses	388,000	194,004	189,439	4,565
Total expenses	31,412,000	16,046,173	16,715,526	(669,353)
Operating result	12,191,976	9,297,808	9,072,666	(225,142)

Notes

The following explanations are provided for material variances.
Variances are deemed material when the % Variation is >10% and >\$50,000.

Recurrent Income

- Grants - Recurrent are \$582k below budget reflecting lower quarterly FAGS instalments due to higher prepaid portion (75%) in 2021-2022. 50% Prepayment normally received and budgeted to be paid in June.
- Contributions - \$216k above budget YTD due to timing of Safer Rural Roads Program 2021 funding instalment receipt \$75k, Public Open Space contributions received YTD \$116k, and Child Care contributions \$20k higher than budget..
- Interest - \$128k above budget due to higher than budgeted interest rate returns.
- Other Income - \$195k relates mainly to \$147k in insurance proceeds on damages incurred in previous year for Turners Beach FC and proceeds to cover temporary hire expenses at Heybridge. Balance of variance relating to workers compensation cost reimbursements \$49k.
- Investment revenue \$104k below budget relating to lower Dulverton NTER receipts YTD than budget.

Capital Income

- Grants Capital - \$141k below budget YTD relates to the timing of receipt of RTR instalments.
- Capital Contributions - \$598k above budget YTD relating to \$750k Federal Grant contribution for Penguin Foreshore Stage B which is a carry-over project from 2021-2022.

Expenses

- Employee Expenses - \$57k below budget YTD due to unfilled roles, offset by timing of leave provision movements versus budget phasing and 1,165 hours Pandemic Leave paid \$47k.
- Materials and Services - \$732k above budget YTD due to October 2022 flood remediation costs \$403k and residual costs from wind storm damage mitigation from 2021-2022 \$123k. Approximately 75% of these costs are expected to be recouped through government disaster recovery assistance funding. \$73k in costs for temporary hire fees at Heybridge Recreation ground offsetting insurance proceeds recorded under other income.

**Central Coast Council
Statement of Financial Position
as at 31 December 2022**

Note	30 June 2022	31 December 2022	Movement
	\$	\$	\$
Assets			
Current assets			
Cash and cash equivalents	1,998,843	392,989	(1,605,854)
Investment	11,098,262	19,206,260	8,107,998
Trade and other receivables	873,579	2,761,158	1,887,579
Assets held for sale	95,550	95,550	-
Other assets	308,500	113,804	(194,696)
Total current assets	14,374,734	22,569,761	8,195,027
Non-current assets			
Investment in Regional Waste Management Authority	9,521,166	9,521,166	0
Investment in Water Corporation	74,160,826	74,160,826	-
Property, infrastructure, plant and equipment	478,238,744	474,600,104	(3,638,640)
Capital work in Progress	7,470,150	12,454,172	4,984,022
Right of use asset	208,244	208,244	0
Total non-current assets	569,599,130	570,944,512	1,345,382
Total assets	583,973,864	593,514,273	9,540,409
Liabilities			
Current liabilities			
Trade and other payables	3,817,881	2,318,113	1,499,768
Trust funds and deposits	443,108	460,963	(17,855)
Provisions	4,596,662	4,557,476	39,186
Interest bearing liabilities	502,925	484,427	18,498
Lease liabilities	69,107	60,438	8,669
Contract liability	344,000	264,000	80,000
Total current liabilities	9,773,683	8,145,417	1,628,266
Non-current liabilities			
Provisions	1,769,420	1,896,957	(127,537)
Interest bearing liabilities	7,626,262	9,594,921	(1,968,659)
Lease liabilities	156,749	156,749	0
Total non-current liabilities	9,552,431	11,648,626	-
Total liabilities	19,326,114	19,794,044	467,930
Net Assets	564,647,750	573,720,229	9,072,479
Equity			
Accumulated surplus	# 273,028,498	282,092,052	9,063,554
Reserves	291,619,252	291,628,177	8,925
			-
Total Equity	564,647,750	573,720,229	9,072,479

Notes

December 2022 Quarter

Overall Total Equity has increased by \$9.1 million in the 6 months to December 2022 which largely reflects actual operating surplus YTD. In addition we have seen \$4.98 million in Capital Works program YTD which has in part been funded through an additional \$2.2 million in planned borrowings and movement in trade receivables and payables.

Nett overall cash holdings increased by \$6.5 million reflecting rates collections in the first quarter less operating expenses and capital spend over the six months. Debtors balances is \$1.6million higher which reflects rates debtor balances outstanding at the end of December but remain in line with corresponding reporting period in 2021-2022.

Capital spend for the December quarter was \$2.98 million and YTD to December has been \$4.98 million. For the 6 month period to December 2022, the major projects spends are Gawler River Bridge \$1.33 million, Penguin Foreshore \$355k, Riana Community Centre \$355k, Leith/Turners Beach pathway \$344k, LRCI Phase 3 projects \$337k, Loongana bridge replacement \$310k and Penguin Shared pathway \$169k.

Central Coast Council
Operating Budgets as at 31 December 2022

An explanation for material variances is provided on the following page.
Variances are deemed material when the % Variation is >10% and the aggregate total of the cost centre >\$50,000.

	Revenue			Expenditure			Surplus/Deficit (net)			Variation	% Variation	Note
	Adopted Budget	YTD Budget	YTD Actuals	Adopted Budget	YTD Budget	YTD Actuals	Adopted Budget	YTD Budget	YTD Actuals			
	2023	31 Dec 2022	31 Dec 2022	2023	31 Dec 2022	31 Dec 2022	2023	31 Dec 2022	31 Dec 2022			
	\$	\$	\$	\$	\$	\$	\$	\$	\$	\$		
GENERAL MANAGEMENT												
Office of General Manager												
Strategic Projects	- 5,997,226	- 48,613	- 779,036	258,000	142,500	119,238	- 5,739,226	93,887	- 659,798	- 753,685		
Property Management	- 197,000	- 183,500	- 53,665	15,000	8,492	21,740	- 182,000	- 175,008	- 31,925	143,083		
Elected Members	-	-	-	715,000	377,161	364,998	715,000	377,161	364,998	- 12,163		
General Managers Office	-	-	-	838,000	419,006	424,587	838,000	419,006	424,587	5,581		
Organisational Development	- 241,000	- 120,498	- 120,249	542,000	271,000	254,315	301,000	150,502	134,066	- 16,436		
	- 6,435,226	- 352,611	- 952,951	2,368,000	1,218,159	1,184,879	- 4,067,226	865,548	231,928	- 633,620	-73%	1
Total GENERAL MANAGEMENT	- 6,435,226	- 352,611	- 952,951	2,368,000	1,218,159	1,184,879	- 4,067,226	865,548	231,928	- 633,620		
INFRASTRUCTURE SERVICES												
Engineering Services												
Engineering	- 1,742,000	- 871,002	- 592,390	1,742,000	870,996	703,233	-	- 6	110,843	110,849		
Plant	-	-	-	-	-	-	-	-	-	-		
	- 1,742,000	- 871,002	- 592,390	1,742,000	870,996	703,233	-	- 6	110,843	110,849		2
Works Operations												
Works Depot and Store	- 1,053,000	- 526,506	- 435,838	1,053,000	526,498	502,386	-	- 8	66,548	66,556		
Private Works	- 75,000	- 37,500	- 36,701	60,000	30,000	41,153	- 15,000	- 7,500	4,452	11,952		
Emergency Services	- 6,500	- 3,252	-	67,500	33,750	31,103	61,000	30,498	31,103	605		
	- 1,134,500	- 567,258	- 472,539	1,180,500	590,248	574,641	46,000	22,990	102,103	79,113	344%	3
Roads, Bridges and Drainage												
Roads - Urban Sealed	- 588,000	- 294,504	- 230,839	1,983,000	991,506	926,927	1,395,000	697,002	696,088	- 914		
Roads - Rural Sealed	- 3,006,000	- 350,000	- 356,230	2,891,500	1,445,754	1,802,651	- 114,500	1,095,754	1,446,422	350,668		
Roads - Rural Unsealed	- 50,000	- 25,002	- 21,660	486,000	243,000	179,610	436,000	217,998	157,950	- 60,048		
Footpaths	- 160,000	- 79,998	- 80,000	986,000	492,996	573,929	826,000	412,998	493,929	80,931		
Bridges	- 300,000	- 150,000	-	563,000	281,496	254,029	263,000	131,496	254,029	122,533		
Carparks	- 15,000	- 7,500	-	146,000	72,996	82,563	131,000	65,496	82,563	17,067		
Street Lighting	-	-	-	329,000	164,502	161,932	329,000	164,502	161,932	- 2,570		
Drainage	- 102,000	- 51,000	- 46,584	775,000	387,504	367,276	673,000	336,504	320,692	- 15,812		
	- 4,221,000	- 958,004	- 735,313	8,159,500	4,079,754	4,348,918	3,938,500	3,121,750	3,613,605	491,855	16%	4
Waste Management												
Household Garbage	- 724,000	- 362,004	- 403,881	4,625,100	2,312,540	2,225,846	3,901,100	1,950,536	1,821,964	- 128,572		
Non-Household Garbage	- 50,000	- 25,002	-	333,000	166,494	158,884	283,000	141,492	158,884	17,392		
	- 774,000	- 387,006	- 403,881	4,958,100	2,479,034	2,384,730	4,184,100	2,092,028	1,980,848	- 111,180	-5%	5
Parks and Amenities												
Parks	- 1,234,200	- 617,100	- 610,998	2,186,700	1,093,344	1,042,083	952,500	476,244	431,085	- 45,159		
Public Amenities	- 440,000	- 4,500	- 3,628	479,000	239,502	282,911	39,000	235,002	279,283	44,281		
Cemeteries	- 121,000	- 60,498	- 43,135	358,000	178,998	173,313	237,000	118,500	130,178	11,678		
	- 1,795,200	- 682,098	- 657,761	3,023,700	1,511,844	1,498,307	1,228,500	829,746	840,546	10,800	1%	
Total INFRASTRUCTURE SERVICES	- 9,666,700	- 3,465,368	- 2,861,883	19,063,800	9,531,876	9,509,828	9,397,100	6,066,508	6,647,945	581,437		
CORPORATE SERVICES												
Corporate Administration												
Administration	- 6,000	- 3,000	- 1,285	803,000	401,502	402,796	797,000	398,502	401,511	3,009		
Administration Centre	- 3,000	- 1,500	- 3,560	206,000	103,008	109,383	203,000	101,508	105,823	4,315		
Caravan Parks	- 155,000	- 77,502	- 59,486	122,000	61,002	59,417	- 33,000	- 16,500	- 20,069	- 3,569		
	- 164,000	- 82,002	- 64,331	1,131,000	565,512	551,596	967,000	483,510	487,265	3,755	1%	
Corporate Support Services												
Corporate Support Services	-	-	- 2,220	958,000	569,006	518,809	958,000	569,006	516,589	- 52,417		
Labour On-Costs	- 4,580,000	- 2,290,002	- 2,338,649	4,580,000	2,314,996	2,537,347	-	24,994	198,697	173,703		
Fleet On-Costs	- 699,000	- 349,500	-	699,000	349,500	75,760	-	-	75,760	75,760		

**Central Coast Council
Operating Budgets as at 31 December 2022**

An explanation for material variances is provided on the following page.
Variances are deemed material when the % Variation is >10% and the aggregate total of the cost centre >\$50,000.

	Revenue			Expenditure			Surplus/Deficit (net)			Variation	% Variation	Note
	Adopted Budget	YTD Budget	YTD Actuals	Adopted Budget	YTD Budget	YTD Actuals	Adopted Budget	YTD Budget	YTD Actuals			
	2023	31 Dec 2022	31 Dec 2022	2023	31 Dec 2022	31 Dec 2022	2023	31 Dec 2022	31 Dec 2022			
	\$	\$	\$	\$	\$	\$	\$	\$	\$	\$		
Finance	- 5,279,000	- 2,639,502	- 2,340,869	6,237,000	3,233,502	3,131,915	958,000	594,000	791,046	197,046	33%	6
Finance	- 3,262,000	- 1,443,494	- 1,420,524	1,004,000	619,497	598,241	- 2,258,000	- 823,997	- 822,283	1,714		
Rates and Charges	- 18,012,000	- 18,012,000	- 18,215,070	-	-	-	- 18,012,000	- 18,012,000	- 18,215,070	- 203,070		
Government Contributions	- 4,687,000	- 1,330,000	- 733,862	1,002,000	542,000	468,885	- 3,685,000	- 788,000	- 264,977	523,023		
	- 25,961,000	- 20,785,494	- 20,369,457	2,006,000	1,161,497	1,067,127	- 23,955,000	- 19,623,997	- 19,302,330	321,667	-2%	7
Regulatory Services												
Building and Plumbing Control	- 343,500	- 171,744	- 140,925	575,000	287,498	248,240	231,500	115,754	107,316	- 8,438		
Environment and Health	- 45,500	- 22,752	- 35,602	309,800	154,904	119,600	264,300	132,152	83,999	- 48,153		
Control of Animals	- 142,000	- 11,004	- 40,927	272,000	136,012	99,316	130,000	125,008	58,390	- 66,618		
Parking Control	- 40,500	- 20,250	- 4,133	6,000	3,000	1,294	- 34,500	- 17,250	- 2,839	14,411		
	- 571,500	- 225,750	- 221,585	1,162,800	581,414	468,451	591,300	355,664	246,866	- 108,798	-31%	
Total CORPORATE SERVICES	- 31,975,500	- 23,732,748	- 22,996,243	10,536,800	5,541,925	5,219,089	- 21,438,700	- 18,190,823	- 17,777,154	413,669		
COMMUNITY SERVICES												
Childrens Services												
Child Care	- 2,681,000	- 1,340,490	- 1,366,563	2,536,000	1,267,987	1,164,062	- 145,000	- 72,503	- 202,501	- 129,998		
	- 2,681,000	- 1,340,490	- 1,366,563	2,536,000	1,267,987	1,164,062	- 145,000	- 72,503	- 202,501	- 129,998	179%	8
Community Services & Facilities												
Housing	- 803,000	- 401,496	- 428,835	708,000	386,500	471,164	- 95,000	- 14,996	42,329	57,325		
Cultural Amenities	- 127,500	- 63,756	- 72,642	332,000	166,012	189,329	204,500	102,256	116,688	14,432		
Public Halls and Buildings	- 187,000	- 93,486	- 99,182	304,500	152,282	182,381	117,500	58,796	83,199	24,403		
	- 1,117,500	- 558,738	- 600,659	1,344,500	704,794	842,874	227,000	146,056	242,215	96,159	66%	9
Recreation Facilities												
Swimming Pool and Waterslide	- 147,000	- 73,500	- 35,374	155,000	77,498	66,187	8,000	3,998	30,813	26,815		
Active Recreation	- 277,500	- 138,750	- 287,599	1,672,300	836,178	989,396	1,394,800	697,428	701,798	4,370		
Recreation Centres	- 175,000	- 87,504	- 95,266	636,500	318,228	340,095	461,500	230,724	244,828	14,104		
	- 599,500	- 299,754	- 418,239	2,463,800	1,231,904	1,395,678	1,864,300	932,150	977,439	45,289	5%	10
Community Development												
Community Development	- 4,000	- 1,998	- 1,011	775,000	387,510	395,099	771,000	385,512	394,089	8,577		
Cultural Activities	- 142,500	- 60,250	- 72,148	185,000	92,490	57,217	42,500	32,240	- 14,932	- 47,172		
Community Cont. & Support	- 16,500	- 8,250	- 12,546	96,100	48,048	27,352	79,600	39,798	14,806	- 24,992		
Arts, Culture and Visitor Services	- 654,550	- 278,282	- 270,227	1,429,500	624,742	687,292	774,950	346,460	417,066	70,606		
	- 817,550	- 348,780	- 355,932	2,485,600	1,152,790	1,166,961	1,668,050	804,010	811,029	7,019	1%	11
Land-Use Planning												
Land-Use Planning	- 275,000	- 137,502	- 269,390	577,500	288,748	265,822	302,500	151,246	- 3,568	- 154,814		
	- 275,000	- 137,502	- 269,390	577,500	288,748	265,822	302,500	151,246	- 3,568	- 154,814	-102%	12
Total COMMUNITY SERVICES	- 5,490,550	- 2,685,264	- 3,010,782	9,407,400	4,646,223	4,835,397	3,916,850	1,960,959	1,824,614	- 136,345		
TOTAL OPERATING BUDGETS	- 53,567,976	- 30,235,991	- 29,821,859	41,376,000	20,938,183	20,749,193	- 12,191,976	- 9,297,808	- 9,072,666	225,142	-2%	

Central Coast Council
Notes for Operating Budgets @ 31st December 2022

Note	Area	Comment
1	General Management	Revenue up on Budget relating to Penguin Foreshore grant proceeds \$750k carried over from 2021-2022. on budget due to down due to timing of interest reimbursement claims on ALGLP borrowings from Treasury. Expenses below budget with above budget due to higher than budgeted Legal & Recruitment costs offset by provisions for Wharf Master Plan and Commercial/Tourism Initiatives \$10k.
2	Engineering & Works Services	Revenue below budget due to timing of the relationship between on-costs recovery and completed works YTD. Expenses below budget due to Staff costs favourable due to vacancies.
3	Works Operations	Revenue below budget due to timing of the relationship between on-costs recovery and completed works YTD.
4	Roads, Bridges and Drainage	Revenue down due to timing of RTR funding. Expenses higher due to storm damage mitigation costs incurred.
5	Waste Management	Lower than budgeted costs YTD for Household Collection \$65k, Kerbside Recycling \$35k and FOGO collection \$27k offset by new Tasmanian Waste levy payments \$(44)k.
6	Corporate Support Services	Differences in revenue and expenses versus budget largely relate to change in allocation methods for Fleet costs (cost now directly allocated). Other notable revenue variances relating to Workers Compensation reimbursements \$50k and Parental Leave contributions \$11k
7	Finance	Revenue below budget YTD due to lower FAGS instalments \$(578)k due to higher prepaid portion in 2022-2023 and \$(110)k lower NTER receipts from Dulverton Waste Management. These reductions have been offset by additional supplementary rates charges \$204k and higher interest receipts on invested funds \$128k. Expenses YTD below budget due to timing of instalment for Land Tax \$83k.
8	Childrens Services	Higher than budgeted revenue due to higher utilisation rates than budgeted and operational costs coming in lower than budget YTD due to timing of maintenance.
9	Community Services & Facilities	Expenses over budget YTD due to timing of annual Insurance premium allocation on Building Assets and timing of other maintenance costs.
10	Recreation Facilities	Revenue above budget YTD due to insurance claims for Heybridge \$80k and Turners Beach \$67k Football Clubrooms. Expenses YTD higher than budget due to temporary hire costs \$73k for Heybridge recreation Ground to offset insurance proceeds.
11	Community Development	Revenue above budget due to National Australia Day Council grant \$15k and expenses below budget due to timing of budgeted community events and activities support.
12	Land-Use Planning	Revenue above budget due to Public Open Space Contribution \$104, and Planning Fees \$7k above budget YTD

2022/2023 Capital Works Project Schedule

- Complete
- Construction
- Design/Approvals
- Deferred

Project Name	Budget	Expenditure	Construction	July	August	September	October	November	December	January	February	March	April	May	June
				Progress											
OFFICE OF THE GENERAL MANAGER															
STRATEGY & POLICY															
Strategic Projects															
New															
Coastal pathway	\$ 6,035,000	\$ 169,163.00	<div></div> 70%												
Penguin CBD redevelopment	\$ -														
Penguin foreshore - restoration	\$ 392,000	\$ 355,272.00	<div></div> 100%												
Planetarium improvements	\$ 75,000	\$ 6,945.00	<div></div> 10%												
Purchase of strategic properties	\$ 500,000														
<i>Slipstream Circus (subject to funding)</i>	<i>\$ 3,000,000</i>														
Reibey Street Upgrade Design Work	\$ 200,000														
Turners Beach-Leith Shared Pathway	\$ 628,000	\$ 172,036.00	<div></div> 70%												
Property Management															
New															
East Ulverstone Industrial Estate - Stage 2	\$ 100,000														
Former Penguin Recreation Ground (LRCl 3)	\$ 170,000	\$ 58,347.00	<div></div> 60%												
Park Avenue - Penguin Depot	\$ 100,000														
ENGINEERING & ASSET MANAGEMENT															
WORKS OPERATIONS															
Works Depot															
Upgrade															
Ulverstone Depot - painting program	\$ 5,000	\$ 571.00	<div></div> 10%												
Ulverstone Depot - Master Plan	\$ 2,000														
Ulverstone Depot - security upgrade	\$ -														
Emergency Services															
Upgrade															
SES - building and equipment	\$ 15,000	\$ 6,928.00	<div></div> 50%												
ROADS, BRIDGES & DRAINAGE															
Roads - Urban Sealed															
Renewal															
Street resealing	\$ 200,000	\$ 12,759.00	<div></div> 10%												
Trevor Street - kerb replacement	\$ 240,000														
Seaside Crescent	\$ 100,000														
Risby Street Ulverstone	\$ 250,000														
Reconstruction (subject to AMP)	\$ 80,000														
Reibey Street (drainage improvement)	\$ 40,000														
Main Road Penguin (near Cemetery)	\$ 30,000														
South Road retaining wall	\$ 40,000	\$ 7,872.00	<div></div> 100%												
Upgrade															
Carpark Lane improvements - design	\$ 30,000														
Ironcliffe Road/Sunnyridge Avenue - intersection	\$ 59,000	\$ 41,862.00	<div></div> 100%												
Kerb ramp improvements	\$ 20,000	\$ 22,792.00	<div></div> 50%												
Kings Parade - Queen's Garden	\$ 30,000	\$ 30,458	<div></div> 95%												
Railway crossings - upgrade	\$ 40,000														
Safe cycling routes - urban roads	\$ 10,000														
Traffic management/safety improvements	\$ 10,000	\$ 14,397.00	<div></div> 100%												
James Street - Trevor to Leven (study)	\$ 10,000														
Esplanade Turners Beach (Traffic Management) (LRCl 3)	\$ 210,000														
Roads - Rural Sealed															
Renewal															
<i>Penguin Road - Lonah slip (subject to external funding)</i>	<i>\$ 50,000</i>														
Raymond Road - landslip	\$ 10,000	\$ 646.00	<div></div> 10%												
Road resealing	\$ 800,000	\$ 52,036.00	<div></div> 5%												
Shoulder program	\$ 150,000	\$ 102,514.00	<div></div> 70%												
Subject to Asset Management Plans	\$ 185,000														
Upgrade															
Intersection improvements	\$ 20,000														
<i>Ironcliffe Road (subject to external funding)</i>	<i>\$ 2,820,000</i>														
Kindred Road/Old Kindred Road - intersection	\$ 200,000														
Pine Road/Copes Road - intersection	\$ 100,000	\$ 16,125.00	<div></div> 50%												
Swamp Road - Safety improvement	\$ 10,000														
Traffic management	\$ 5,000	\$ 1,744.00	<div></div> 10%												
Westella Drive/Waverley Road - intersection	\$ 80,000														
Footpaths															
Renewal															
Footpath renewals/upgrades	\$ 84,000	\$ 11,150.00	<div></div> 10%												
Upgrade															
Queen Street - Bertha Street Crossing	\$ 40,000														
New															
Beach Road Shared Pathway (LRCl 3)	\$ 160,000														
River Road - Clara Street to Margaret Place	\$ 165,000	\$ 76,799.00	<div></div> 100%												
River Road - Clara Street to Jesamel Place	\$ 165,000	\$ 82,587.00	<div></div> 100%												
Bridges															
Renewal															
Forth River - Forth Road	\$ 140,000														
Gawler River - Preston Road	\$ 1,235,000	\$ 1,332,568.00	<div></div> 100%												
Laurel Creek - Loyetea Road	\$ 330,000		<div></div> 0%												
Leven River Bridge - delineation	\$ 30,000														
Upgrade															

Project Name	Budget	Expenditure	Construction Progress	July	August	September	October	November	December	January	February	March	April	May	June
Leven River Bridge - flags	\$ -														
Leven River Bridge - lighting	\$ 40,000														
Car Parks															
Upgrade															
Electric vehicle charging (subject to external funding)	\$ 15,000	\$ 9,967.00													
North Reibey Street - design	\$ 10,000														
Drainage															
Renewal															
Side entry pits and manhole lids	\$ 30,000														
Upgrade															
Bertha Street - outfall	\$ 120,000														
Esplanade, Turners Beach (OC Ling)	\$ 20,000		100%												
Fenton Street	\$ 40,000														
Mason Street	\$ 40,000	\$ 54,545.00	100%												
Miscellaneous drainage	\$ 20,000	\$ 30,723.00	100%												
Sice Avenue - outfall	\$ 10,000														
Victoria Street - outfall	\$ 80,000	\$ 7,417.00													
WASTE MANAGEMENT															
Household Garbage															
Renewal															
Resource Recovery Centre - wetlands/weighbridge	\$ 270,000														
Upgrade															
Country Transfer Station - audit outcomes	\$ 15,000	\$ 24,677.00	100%												
Country Transfer Station - recycling	\$ 30,000	\$ 14,553.00	50%												
Public area bin upgrade (Year 1 of 2)	\$ 90,000	\$ 88,193.00	80%												
Resource Recovery Centre - security upgrade	\$ 25,000	\$ 19,079.00	100%												
Resource Recovery Centre - signage	\$ 5,000	\$ 1,448.00	10%												
Resource Recovery Centre - site development	\$ 20,000														
New															
Waste Levy compliance and site design (Grant)	\$ 80,000	\$ 32,594.00	70%												
PARKS & AMENITIES															
Parks															
Renewal															
Beach access upgrades	\$ 40,000	\$ 2,961.00	10%												
Beach Road - coastline expansion	\$ 10,000														
Fairway Park - Master Plan	\$ 20,000														
Hall Point - rehabilitation	\$ 2,000	\$ 3,348.00	100%												
Hiscutt Park - wall repair	\$ 40,000														
Leven River Foreshore - Reid Street Reserve wildlife corridor	\$ 2,000														
Parks asset renewals	\$ 40,000	\$ 24,448.00	50%												
Perry-Ling Gardens	\$ 165,000	\$ 53,345.00	30%												
Playground renewals	\$ 60,000														
Upgrade															
Penguin Foreshore - playground and landscape (LRCl 3)	\$ 389,000	\$ 26,827.00													
Penguin Foreshore - shared pathway (LRCl 3)	\$ 130,000														
Watcombe Beach - pedestrian rail crossing (LRCl 3)	\$ 500,000	\$ 255,157.00	100%												
New															
Beach Road Shared Pathway (LRCl 2)	\$ 25,000	\$ 21,337.00	100%												
Country park track upgrades	\$ 10,000	\$ 632.00	5%												
Fishpond - coastal restoration	\$ -		100%												
Greening Central Coast Strategy	\$ 30,000														
Johnsons Beach - bbq and hut	\$ 30,000	\$ 8,193.00	45%												
Lethborg Avenue - boundary encroachment restoration	\$ 30,000														
Park signage upgrade	\$ 10,000	\$ 1,990.00	20%												
Natural Resource Management Strategy - development	\$ 30,000	\$ 13,410.00	30%												
Public showers - State Government Grant	\$ 35,000	\$ 27,108.00	100%												
Public Amenities															
Upgrade															
Drinking water stations	\$ 10,000		50%												
Public toilets - refurbishments	\$ 20,000		25%												
New															
Additional security cameras	\$ 4,000														
Montgomery Road - new eco toilet block (subject to funding)	\$ 431,000														
Cemeteries															
Renewal															
Cemetery renewals	\$ -														
New															
Memorial Park - ash garden	\$ 10,000		0%												
Memorial Park - grave location system	\$ 10,000														
Memorial Park - Master Plan	\$ 5,000														
Memorial Park - plinths	\$ 15,000														
Memorial Park - seating	\$ 5,000														
Memorial Park - watering system	\$ 6,000	\$ 6,293.00	100%												
Memorial Park - water storage tank and irrigation	\$ 60,000														
CORPORATE SERVICES															
CORPORATE ADMINISTRATION															
Administration Centre															
Renewal															
Administration Centre - carpet replacement	\$ 16,000														
Administration Centre - guttering replacement	\$ 14,000														
Office furniture upgrade - ergonomic desks	\$ 20,000														
Administration Centre - painting	\$ 10,000		50%												
Administration Centre - refurbishment	\$ -		25%												
Administration Centre - lighting	\$ 6,000	\$ 5,958.00	100%												
Upgrade															
Administration Centre - heat pumps	\$ 10,000	\$ 5,814.00	50%												
Administration Centre - switchboard and wiring upgrade	\$ 25,000	\$ 14,240.00	75%												

Project Name	Budget	Expenditure	Construction Progress	July	August	September	October	November	December	January	February	March	April	May	June
COMMUNITY SERVICES & FACILITIES															
Caravan Parks															
Renewal															
Ulverstone Caravan Park - painting program	\$ 10,000														
Upgrade															
Ulverstone Caravan Park - electrical upgrade - Stage 3	\$ 10,000														
New															
Ulverstone Caravan Park - amenities	\$ 142,000														
REGULATORY SERVICES															
COMPLIANCE															
Animal and Parking Control															
New															
Dog Park facilities	\$ 5,000														
COMMUNITY SERVICES															
CHILDREN'S SERVICES															
Child Care															
Renewal															
Penguin Play Centre - internal painting	\$ -														
Ulverstone Child Care - internal/external painting	\$ 13,000	\$ 1,857.00	20%												
Upgrade															
Ulverstone Child Care - guttering	\$ -		100%												
Ulverstone Child Care - refurbishment	\$ 15,000	\$ 9,211.00	60%												
COMMUNITY DEVELOPMENT															
Cultural Activities															
Renewal															
Festive decorations	\$ 10,000														
Ulverstone Band - purchase instruments	\$ 55,000	\$ 7,425.00	15%												
New															
Local History Building refurbishment (LRCI 3)	\$ 98,000														
Maskells Road Precinct - redevelopment	\$ 250,000														
Reibey Street - curation (fire pots etc.)	\$ -														
Cultural Amenities															
Renewal															
Wharf building - tables and chairs	\$ 20,000	\$ 17,050.00	50%												
Civic Centre - Gawler Room plaster/paint															
Upgrade															
Civic Centre - lock/entry control system	\$ 8,500														
Montgomery Room - lock/entry control system	\$ 1,500														
Wharf building - lock/entry control system	\$ 8,000														
New															
Civic Centre – Gawler Room renovation	\$ 40,000														
Ulverstone Wharf Precinct - reclad southern end roof	\$ -		100%												
Housing															
Renewal															
Aged Persons Home Units - electrical replacements	\$ 20,000	\$ 4,103.00	25%												
Aged Persons Home Units - external rehabilitation	\$ 63,000	\$ 16,647.00	20%												
Aged Persons Home Units - fencing/surrounds	\$ 10,000	\$ 474.00	5%												
Aged Persons Home Units - HWC renewal	\$ 20,000	\$ 1,919.00	5%												
Aged Persons Home Units - internal rehabilitation	\$ 40,000	\$ 11,543.00	25%												
Ganesway - internal rehabilitation	\$ 20,000	\$ 4,992.00	25%												
COMMUNITY SERVICES & FACILITIES															
Public Halls and Buildings															
Renewal															
Forth Hall - external refurbishment	\$ 5,000														
Riana Community Centre - amenities refurbishment	\$ 340,000	\$ 306,670.00	100%												
Upgrade															
Penguin Surf Life Saving Club - amenities	\$ 20,000														
New															
Riana Community Centre - security system	\$ 15,000		100%												
RECREATION FACILITIES															
Active Recreation															
Renewal															
Cricket wicket renewals program	\$ 10,000		25%												
Forth Recreation Ground - lighting - Stage 2	\$ 40,000	\$ 12,644.00	20%												
Heybridge Recreation Ground - electrical safety	\$ -														
Penguin Athletic Track - line remarking	\$ 60,000														
Recreation ground water connections	\$ 40,000														
River Park Recreation Ground - ground refurbishment	\$ -														
Trade Waste compliance	\$ 10,000														
Upgrade															
Batten Park - Upgrade Fencing	\$ 26,000		80%												
Penguin Chopping Arena - toilets and amenities	\$ 80,000														
Penguin Miniature Railway - track upgrade	\$ 23,000														
Recreation grounds - lighting upgrades	\$ 25,000														
Ulverstone Recreation Ground - fencing upgrade	\$ 15,000														
Ulverstone Showground Precinct - changerooms and amenities	\$ 499,000														
New															
Batten Park - fire abatement	\$ 10,000														
Dial Park - additional water tank	\$ 35,000	\$ 15,300.00													
Dial Park - cricket nets security gates	\$ 10,000														
Dial Park - solar energy	\$ 50,000		100%												
Dial Regional Sports car park and o'flow, disabled spaces (design)	\$ 20,000	\$ 1,346.00													
Heybridge Recreation Ground Clubrooms (insurance replacement)	\$ 1,113,000	\$ 10,317.00													
Tendering															

Project Name				July	August	September	October	November	December	January	February	March	April	May	June
Progress															
	Tender Assessment														
	Draft Design														
	Community Consultation														
	Final Design														
	Crown Approval														
	Construction Tendering														
	Development Approval														
	Building Surveyor														
	Building & Plumbing Approvals														
	Construction														
	Ulverstone Showground - Social Room - heating and lighting	\$ 15,000	\$ 11,525.00	85%											
	Recreation Centres														
	Renewal														
	Penguin Sports Centre - window replacement and external refurbishment	\$ 15,000	\$ 15,818.00	100%											
	Penguin Sports Centre - plant and equipment renewal	\$ 5,000		20%											
	Ulverstone Sports & Leisure Centre -amenities and office area roof replacement	\$ 35,000													
	Upgrade														
	Ulverstone Sports & Leisure Centre - electronic backboard winches	\$ 100,000													
	Penguin Sports Centre - seating and stair compliance study	\$ 10,000													
	Ulverstone Sports & Leisure Centre - lighting upgrade Stadium 2	\$ 30,000	\$ 19,800.00	80%											
	Ulverstone Sports & Leisure Centre - upgrade kitchen for softball accomodation	\$ 20,000	\$ 690.00												
	New														
	Ulverstone Sports & Leisure Centre - community rooms	\$ 24,000	\$ 38,095.00	100%											
	Ulverstone Showground Social Room - heating and lighting	\$ 15,000													
	Swimming Pool and Waterslide														
	Renewal														
	Waterslide - surface repairs	\$ 67,000	\$ 78,687.00	100%											
	ARTS & CULTURE														
	Arts, Culture and Visitor Services														
	Upgrade														
	Penguin Visitor Centre - new reception/joinery	\$ 38,000	\$ 41,923.00	100%											
	HIVE - Equipment to support room hire	\$ 10,000													
	HIVE - offices & circulation spaces	\$ 15,000													
	HIVE - Outdoor furniture - café & main entrance	\$ 20,000													
	HIVE - Reiby Street wall art	\$ 10,000													
	Hive - Signage	\$ 15,000	\$ 17,269.00	100%											