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BUSINESS PAPER

Ordinary Council Meeting

21 May 2019

**Warwick Bennett
General Manager**

We hereby give notice that an Ordinary Meeting of Council will be held on:

Tuesday, 21 May 2019 at 6pm
in the Council Chambers, Civic Centre
184 - 194 Bourke Street, Goulburn

Order Of Business

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There were no closed session reports for determination.

Cr Bob Kirk
Mayor

Warwick Bennett
General Manager

1 APOLOGIES

The Mayor will call for any apologies.

Council may resolve that the apologies be received and leave of absence granted.

2 OPENING PRAYER

The Mayor will call upon one of the Councillors to recite the Prayer.

3 LATE ITEMS / URGENT BUSINESS

The Mayor will call for any Late Items, Information or Urgent Business.

Council may resolve to accept the late item, information or urgent business into the Meeting.

4 DISCLOSURE OF INTERESTS

With reference to Chapter 14 Local Government Act 1993, and Council's Code of Conduct, Councillors are required to declare any conflicts of interest in the matters under consideration by Council at this meeting.

5 PRESENTATIONS

Nil

6 PUBLIC FORUM / ADDRESSES TO COUNCIL

- (1) In accordance with Council's Public Forum Guideline, Council permits members of the public to address Council meetings in open forum at every Ordinary Council meeting. The maximum time to be set aside for this will be 30 minutes.
- (2) A person wishing to address a meeting must contact staff in Council's Executive Section by 5.00pm on the day of the meeting and provide their name, their contact details and summary details of the item they wish to speak about.
- (3) The Mayor or Chairperson will call members of the public to address the meeting in accordance with the order of business. The address should be for no more than 5 minutes duration.
- (4) Members of the public addressing Council must abide by similar standards that apply to Councillors under the Council's Code of Conduct and this Code of Meeting Practice.
- (5) If a member of the public addressing the meeting fails to comply with the Mayor or Chairperson's call to order, the Mayor or Chairperson may withdraw that person's right to address the meeting.
- (6) In making the address, Councillors must be addressed as 'Councillor X'. If the chairperson is the Mayor he or she should be addressed as 'Mr. Mayor' or 'Madam Mayor'. When the chairperson is not the Mayor they should be addressed as Mr. or Madam Chair or Mr. or Madam Chairperson. Officers must be addressed as Mr. or Madam [job title or surname] e.g Mr. General Manager. The general standards that apply in Council's Code of Conduct and Code of Meeting Practice are applicable to addresses made by the public in Public Forum.

7 CONFIRMATION OF MINUTES

7.1 MINUTES OF THE ORDINARY MEETING OF COUNCIL HELD ON 7 MAY 2019

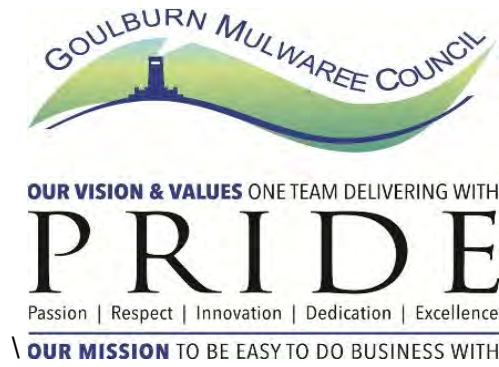
Author: Warwick Bennett, General Manager

Authoriser: Warwick Bennett, General Manager

Attachments: 1. Minutes of the Ordinary Meeting of Council held on 7 May 2019

RECOMMENDATION

That the Council minutes from Tuesday 7 May 2019 and contained in Minutes Pages No 1 to 16 inclusive and in Minute Nos 2019/121 to 2019/141 inclusive be confirmed.



MINUTES

Ordinary Council Meeting

7 May 2019

Order Of Business

1	Apologies	4
2	Opening Prayer	4
3	Late Items / Urgent Business	4
4	Disclosure of Interests	4
5	Presentations	4
	Nil	
6	Public Forum / Addresses to Council	5
7	Confirmation of Minutes	5
	7.1 Minutes of the Ordinary Meeting of Council held on 16 April 2019.....	5
8	Matters Arising	5
	8.1 Matters Arising from Council Meeting Minutes from the 16 April 2019.....	5
	8.2 Outstanding Task List from All Previous Meetings	5
9	Notice of Motion	6
	Nil	
10	Notice of Rescission	6
	Nil	
11	Mayoral Minute	6
	Nil	
12	Items for Determination	6
	12.1 Road Naming - DA/0183/1718, 131 Marys Mount Road Goulburn (Teneriffe).....	6
	12.2 Marulan South Limestone Mine Continued Operations and Expansion (SSD7009)	9
	12.3 Submission on the Proposed Marulan Quarry (SSD-9750).....	9
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	12.6 VP137844 Heavy Fleet Purchase Parks & Gardens Mower	13
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	12.8 Workers Compensation Quarterly Report.....	14
	12.9 Minutes of the Recreation Area Committee Meeting held on 3 April 2019	15
	12.10 External Meeting Minutes	15
	12.11 Marulan South Limestone Mine - Community Submissions	15
13	Closed Session	16
	There were no closed session reports for determination.	

**MINUTES OF GOULBURN MULWAREE COUNCIL
ORDINARY COUNCIL MEETING
HELD AT THE COUNCIL CHAMBERS, CIVIC CENTRE, 184 - 194 BOURKE STREET,
GOULBURN
ON TUESDAY, 7 MAY 2019 AT 6PM**

PRESENT: Cr Bob Kirk (Mayor), Cr Peter Walker (Deputy Mayor), Cr Andrew Banfield, Cr Sam Rowland, Cr Leah Ferrara, Cr Margaret O'Neill, Cr Carol James, Cr Denzil Sturgiss

IN ATTENDANCE: Warwick L Bennett (General Manager), Marina Hollands (Director Utilities), Scott Martin (Director Planning and Environment), Matt O'Rourke (Director Operations), Brendan Hollands (Director Business Services) and Amy Croker (Executive Officer)

1 APOLOGIES

RESOLUTION 2019/121

Moved: Cr Leah Ferrara
Seconded: Cr Carol James

That the apology received from Cr Alfie Walker be accepted and leave of absence granted.

CARRIED

Mayor Bob Kirk recorded that a message of condolence be passed on to Cr Alfie Walker and his family on the passing of his father Alfie Walker Snr. A minutes silence was observed.

2 OPENING PRAYER

The opening prayer was read by Cr Andrew Banfield.

3 LATE ITEMS / URGENT BUSINESS

RESOLUTION 2019/122

Moved: Cr Peter Walker
Seconded: Cr Andrew Banfield

That item 12.11 Marulan South Limestone Mine - Community Submissions sent to Councillors on Friday 3 May 2019 be considered by Council as part of item 12.2 Marulan South Limestone Mine Continued Operations and Expansion (SSD7009).

CARRIED

4 DISCLOSURE OF INTERESTS

Cr Andrew Banfield made a statement in relation to the Business Paper. He has assessed the Business Paper and does not perceive any declaration of interest is required to be declared in relation to his employment with Denrith Group of Companies.

5 PRESENTATIONS

Nil

6 PUBLIC FORUM / ADDRESSES TO COUNCIL

Les Longhurst from Boral addressed Council on Item 12.2 Marulan South Limestone Mine Continued Operations and Expansion (SSD7009)

Amanda Bock or Rebecca Wark Health Infrastructure addressed Council on Item 12.4 Goulburn Hospital Redevelopment Parking

Wendy Dally addressed Council on Item 12.3 Submission on the Proposed Marulan Quarry (SSD-9750)

Cr Andrew Banfield previously declared an interest in the public forum when it was discussed at Council at its 19 March 2019 Meeting. He therefore deemed it appropriate to leave the meeting during this presentation. At 6:31pm, Cr Andrew Banfield left the meeting.

Tempe Hornibrooke addressed Council on the decision made at the 19 March Council Meeting - Item 12.1 DA/0281/1718 - 25 Braidwood Road, Goulburn - Concrete Batching Plant.

At 6:41pm, Cr Andrew Banfield returned to the meeting.

7 CONFIRMATION OF MINUTES

7.1 MINUTES OF THE ORDINARY MEETING OF COUNCIL HELD ON 16 APRIL 2019

RESOLUTION 2019/123

Moved: Cr Carol James

Seconded: Cr Denzil Sturgiss

That the Council minutes from Tuesday 16 April 2019 and contained in Minutes Pages No 1 to 13 inclusive and in Minute Nos 2019/121 to 2019/145 inclusive be confirmed.

CARRIED

8 MATTERS ARISING

8.1 MATTERS ARISING FROM COUNCIL MEETING MINUTES FROM THE 16 APRIL 2019

Nil

8.2 OUTSTANDING TASK LIST FROM ALL PREVIOUS MEETINGS

RESOLUTION 2019/124

Moved: Cr Leah Ferrara

Seconded: Cr Denzil Sturgiss

That Council notes the Matters Arising and authorises the deletion of completed tasks.

CARRIED

9 NOTICE OF MOTION

Nil

10 NOTICE OF RESCISSION

Nil

11 MAYORAL MINUTE

Nil

12 ITEMS FOR DETERMINATION

12.1 ROAD NAMING - DA/0183/1718, 131 MARYS MOUNT ROAD GOULBURN (TENERIFFE)

RESOLUTION 2019/125

Moved: Cr Andrew Banfield

Seconded: Cr Peter Walker

That Council Move into Committee of the Whole.

Council moved into Committee of the whole at 6:48pm.

CARRIED

RESOLUTION 2019/126

Moved: Cr Andrew Banfield

Seconded: Cr Leah Ferrara

That Council move back into Open Council.

Council moved back into Open Council at 6:58pm.

CARRIED

RESOLUTION 2019/127**Moved: Cr Leah Ferrara****Seconded: Cr Carol James****That:**

1. The report on Road Naming for the consent DA/0183/1718 for staged subdivision of land comprising a 2 lot subdivision and Right of Way for Stage 1, and 388 residential lots subdivision for Stage 2 at 131 Marys Mount Road Goulburn (formally 133 Marys Mount Road, Goulburn) be received.
2. Council endorse the following proposed road names which will then be publicly exhibited for 15 days and consultation undertaken with prescribed authorities in accordance with clause 7 of the *Roads Regulation 2008*:
 - Road 1 Brooklands Circuit – Goulburn motorcycle racing history
 - Road 2 Aston Martin Drive – James Bond and George Lazenby local actor
 - Road 3 Bonneville Boulevard – Goulburn motorcycle racing history
 - Road 4 Roebuck Street – Name is in honour of Phillip Roebuck, racing identity from Goulburn
 - Road 5 Norton Street – Goulburn motorcycle racing history
 - Road 6 Indian Avenue – Goulburn motorcycle racing history
 - Road 7– Deferred pending alternate name not being a living person
 - Road 8 Triumph Street – Goulburn motorcycle racing history
 - Road 9 Matchless Avenue – Goulburn motorcycle racing history
3. Should no objections to the proposed names be received, Council proceed with the names listed above and undertake the necessary notices to the public and prescribed authorities in accordance with clause 9 of the *Roads Regulation 2008*.

CARRIED

AMENDMENT

Moved: Cr Andrew Banfield

Seconded: Cr Margaret O'Neill

That:

1. The report on Road Naming for the consent DA/0183/1718 for staged subdivision of land comprising a 2 lot subdivision and Right of Way for Stage 1, and 388 residential lots subdivision for Stage 2 at 131 Marys Mount Road Goulburn (formally 133 Marys Mount Road, Goulburn) be received.
2. Council endorse the following proposed road names which will then be publicly exhibited for 15 days and consultation undertaken with prescribed authorities in accordance with clause 7 of the *Roads Regulation 2008*:
 - Road 1 Deferred pending reference to names in the road name policy
 - Road 2 Deferred pending reference to names in the road name policy
 - Road 3 Deferred pending reference to names in the road name policy
 - Road 4 Roebuck Street – Name is in honour of Phillip Roebuck, racing identity from Goulburn
 - Road 5 Deferred pending reference to names in the road name policy
 - Road 6 Indian Avenue – Goulburn motorcycle racing history being the first bike to win the Goulburn Grand Prix
 - Road 7– Deferred pending alternate name not being a living person
 - Road 8 Deferred pending reference to names in the road name policy
 - Road 9 Deferred pending reference to names in the road name policy
3. Should no objections to the proposed names be received, Council proceed with the names listed above and undertake the necessary notices to the public and prescribed authorities in accordance with clause 9 of the *Roads Regulation 2008*.

The amendment was put and lost.

The motion was then put and carried

RESOLUTION 2019/128

Moved: Cr Peter Walker

Seconded: Cr Bob Kirk

That Council undertake an immediate review of the Roads and Places Naming Policy before any further consideration of road and place naming applications.

CARRIED

12.2 MARULAN SOUTH LIMESTONE MINE CONTINUED OPERATIONS AND EXPANSION (SSD7009)**RESOLUTION 2019/129****Moved: Cr Bob Kirk****Seconded: Cr Peter Walker****That:**

- 1. The report from the Director Planning & Environment in regard to the Marulan South Limestone Mine continued operations (SSD7009) be received.**
- 2. A submission be made to the Department of Planning & Environment highlighting the following items for consideration in their assessment of the application:**
 - (a) The need to upgrade Marulan South Road and seek ongoing developer contributions for the maintenance of the asset in accordance with Section 7.11 EP&A Act 1979.**
 - (b) The identified social impacts be addressed.**
 - (c) Consideration be given to environmental matters including noise and dust emissions, and visual amenity.**
 - (d) An independent review be undertaken by the Department of Planning and Environment in relation to water security and access to water (in particular Tallong Dam) to ensure the significant interest demonstrated by the Tallong and Marulan communities are thoroughly investigated and to give the community confidence that their water security and access into the future is protected.**

CARRIED**12.3 SUBMISSION ON THE PROPOSED MARULAN QUARRY (SSD-9750)****RESOLUTION 2019/130****Moved: Cr Leah Ferrara****Seconded: Cr Sam Rowland****That:**

- 1. The report from Business Manager Planning & Development on Council's submission to the Department of Planning in relation to the proposed Marulan Quarry be received.**
- 2. The Department of Planning be notified that the following issues are of particular importance to Council and the community and should be included as part of an Environmental Impact Statement:**
 - (a) Traffic Impacts including the provision of a full interchange at the intersection of Windfarthing Road and the Hume Highway to ensure the safe access to and from this site.**
 - (b) Visual Impacts**
 - (c) Noise, Vibration and Air Quality Impacts**
 - (d) Biodiversity Impacts**
 - (e) Impacts on adjacent sites containing Heritage significance**
 - (f) Suitability of the Site especially the proximity to established residential land uses**
 - (g) Community Consultation**

CARRIED

12.4 GOULBURN BASE HOSPITAL CAR PARK - HEALTH INFRASTRUCTURE REPORT

RESOLUTION 2019/131

Moved: Cr Margaret O'Neill

Seconded: Cr Sam Rowland

That Council Move into Committee of the Whole.

Council moved into Committee of the whole at 7:11pm.

CARRIED

RESOLUTION 2019/132

Moved: Cr Andrew Banfield

Seconded: Cr Denzil Sturgiss

That Council move back into Open Council.

Council moved back into Open Council at 7:30pm.

CARRIED

RESOLUTION 2019/133**Moved: Cr Peter Walker****Seconded: Cr Denzil Sturgiss****That**

1. The report on the Goulburn Base Hospital Upgrade Parking Proposal consultation period be received.
2. Council support the revised Timed Parking Restrictions as shown on page 47 of the Health Infrastructure Report, Time Restricted Parking Community Consultation Report, March 2019 subject to the following amendments:-
 - The driveway into Prell Oval to be “No Parking” and the car park at Prell Oval be two (2) hour restricted parking
3. The full cost of all restricted parking signage including installation be met by Health Infrastructure.
4. Health Infrastructure be required to develop a contractor parking facility on the Government owned land at the corner of Fitzroy Street and Mount Street.
5. Parking exemption permits be issued to staff from Goulburn Health Service and Good Start Early Child Care Centre and staff and students at Goulburn High School. The parking exceptions not to apply to staff and students in the 2 hour parking restriction areas. The full cost of all parking exemption permits to be met by Health Infrastructure.
6. Parking exemption permits be issued to all registered vehicles at each residence in the timed parking areas plus an additional permit be issued for each residence for a visitor.
7. Timed Parking Restrictions be applied from 8:00am to 5:00pm Monday to Friday for the duration of the construction period.
8. Council carry out an assessment of street lights in the Goulburn Base Hospital Precinct and advise Essential Energy of non-operational lights.
9. Council carry out an assessment of footpaths in the Goulburn Base Hospital Precinct and Health Infrastructure be required to fund any sections of footpath damage during the construction period. Also that the cost of assessment to be met on a 50% funding basis between Council and Health Infrastructure.
10. Council’s Road Safety Officer work with Health Infrastructure during the assessment of disabled parking capacity in the vicinity of Goulburn Base Hospital and prepare a report for the consideration of the Council.

CARRIED

12.5 DRAFT MODEL CODE OF MEETING PRACTICE

MOTION

Moved: Cr Andrew Banfield

Seconded: Cr Denzil Sturgiss

That:

1. The report from the Acting General Manager on the adoption of the Code of Meeting Practice be received
2. Council adopt Model Code of Meeting Practice as advertised with the following amendment:
 - To include the Council Prayer in place of the Councillor Declaration in Item 8.1
 - Delete Item 8.4.

The motion was put and lost.

RESOLUTION 2019/134

Moved: Cr Peter Walker

Seconded: Cr Margaret O'Neill

That Council Move into Committee of the Whole.

Council moved into Committee of the whole at 7:54pm.

CARRIED

RESOLUTION 2019/135

Moved: Cr Leah Ferrara

Seconded: Cr Carol James

That Council move back into Open Council.

Council moved back into Open Council at 7:57pm.

CARRIED

RESOLUTION 2019/136**Moved: Cr Peter Walker****Seconded: Cr Carol James****That:**

1. The report from the Acting General Manager on the adoption of the Code of Meeting Practice be received
2. Council adopt Model Code of Meeting Practice as advertised with the following amendment:
 - Amend Clause 8.1-03 to read Councillors Declaration and/or Prayer.
 - Amend Clause 8.4 to read:
In accordance with clause 8.1 03 Councillors Declaration and/or Prayer, the Mayor will ask at each meeting a Councillor to read either the following declaration or Prayer on behalf of the Councillors present:

Declaration

“On behalf of the elected Councillors present here tonight I solemnly and sincerely declare and affirm that we will undertake the duties of the office of Councillor in the best interests of the people of Goulburn Mulwaree and that we will faithfully and impartially carry out the functions, powers, authorities and discretions vested in us to the best of our ability and judgement.”

Prayer

“We thank thee, Lord, for this position of honour and trust. Give us the courage to serve our Council and community with honesty and integrity; And to discharge the duties entrusted to us for the common good of all mankind.”

CARRIED**12.6 VP137844 HEAVY FLEET PURCHASE PARKS & GARDENS MOWER****RESOLUTION 2019/137****Moved: Cr Andrew Banfield****Seconded: Cr Carol James****That**

1. The report of the Business Manager of Works on the purchase of the new Parks & Gardens mower be received.
2. Council approve the purchase of the Toro Groundsmaster 5210-D from GYC Mower Depot at a cost of \$149,370.80 excluding GST to form part of the Parks and Gardens mowing fleet.

CARRIED

12.7 VP136223 ORGANIC WASTE BIN ROLLOUT

RESOLUTION 2019/138

Moved: Cr Sam Rowland

Seconded: Cr Peter Walker

That:

- 1. The report from the Director Utilities be received on the quote VP136223 for the Organic Waste Bin Rollout.**
- 2. The Quotation from Mastec Australia Pty Ltd is accepted for the Organic Waste Bin Rollout Contract in accordance with the specification and documents for Quotation VP136223 for the lump sum price of \$523,065 (incl.GST).**
- 3. The General Manager be given a delegated authority for variations up to 5% of the contract lump sum. This being \$26,153.25 (incl.GST).**

CARRIED

12.8 WORKERS COMPENSATION QUARTERLY REPORT

RESOLUTION 2019/139

Moved: Cr Peter Walker

Seconded: Cr Carol James

That the report from the General Manager on Workers Compensation be noted.

CARRIED

12.9 MINUTES OF THE RECREATION AREA COMMITTEE MEETING HELD ON 3 APRIL 2019**RESOLUTION 2019/140****Moved: Cr Margaret O'Neill****Seconded: Cr Denzil Sturgiss****That:**

- 1. That the report from the Business Manager Community Facilities in regards to the Recreation Area Committee minutes from Wednesday 3 April 2019 be received and the decisions of the Committee become the decisions of Council.**
- 2. Item 2 – Harness Racing Safety Fence**
 - a) A letter be sent to the Goulburn Harness Racing Club requesting further information on the incident be provided**
 - b) Council to organise a meeting with the Goulburn Greyhound Racing Club, Goulburn Harness Club, Recreation Area Community Representative and relevant Council Officers to address the impacts of the Harness Racing Clubs proposal on each of identified stakeholders.**
- 3. Item 5.2 – Ongoing Task List**
 - a) A letter be sent to the Poultry Fanciers Association reminding them of their obligation to keep their area clean and for them to provide evidence of how this will occur.**
- 4. Item 5.8 – PA System Veolia Arena**
 - a) Installation of a PA system in Veolia Arena be considered in future Recreation Area capital works budgets.**
- 5. Item 5.9 – Old Ticket Hut**
 - a) The ticket hut be demolished and removed from the site.**
 - b) Consideration to retain bricks at Recreation Area for future use**

CARRIED**12.10 EXTERNAL MEETING MINUTES****RESOLUTION 2019/141****Moved: Cr Denzil Sturgiss****Seconded: Cr Peter Walker****That the report from the Acting General Manger on the minutes from the Heron Woodlawn Community Consultative Committee Minutes held on the 17 April 2019 be received.****CARRIED****12.11 MARULAN SOUTH LIMESTONE MINE - COMMUNITY SUBMISSIONS**

This item has been dealt with as part of Item 12.2 Marulan South Limestone Mine Continued Operations and Expansion (SSD7009)

13 CLOSED SESSION

Council must resolve to move into Closed Session to deal with any items under s10 *Local Government Act 1993*.

There were no closed session reports for determination.

The Meeting closed at 8.03pm.

The minutes of this meeting were confirmed at the Ordinary Council Meeting held on 21 May 2019.

.....
**Cr Bob Kirk
Mayor**

.....
**Warwick Bennett
General Manager**

8 MATTERS ARISING

8.1 MATTERS ARISING FROM COUNCIL MEETING MINUTES FROM THE 7 MAY 2019

Author: Warwick Bennett, General Manager

Authoriser: Warwick Bennett, General Manager

Attachments: Nil

8.2 OUTSTANDING TASK LIST FROM ALL PREVIOUS MEETINGS

Author: Warwick Bennett, General Manager

Authoriser: Warwick Bennett, General Manager

Attachments: 1. Matters Arising - 21 May 2019 [↓](#) 

RECOMMENDATION

That Council notes the Matters Arising and authorises the deletion of completed tasks.

Item/Task	Responsible Officer	Status
<p><u>Ducks Lane and Run-O-Waters Traffic Management Plan</u></p> <p>1. The General Manager to commence without prejudice to the determination by the Council of their development application to commence discussions with developers in the Shannon Drive area to determine their intended dates to commence physical works and seek if there is any appetite for the developers to enter into a voluntary planning agreement (VPA) that would allow Council to undertake the physical works generally known as Shannon Drive extension in the 2018/19 financial year.</p> <p>2. Future intersection improvement works along Hume Street be undertaken in consultation with RMS.</p>	<p>General Manager and Director of Operations</p>	<p>The DA for this subdivision will be presented to Council for determination when NSW Water issues have been addressed by the applicant.</p> <p>Discussions continue with RMS</p>
<p><u>Community Centre</u></p> <p>The General Manager undertake further investigations and draft design into this site being used for community centre and community workshop.</p>	<p>General Manager</p>	<p>Working Party to have its first meeting prior to the 14 May 2019 Councillor Briefing</p>
<p><u>Racecourse Drive</u></p> <p>Council undertakes a consultation process with the affected land owners to determine how the individual connections to the 375mm storm water drainage pipe will occur and the timeframe for the works</p>	<p>Director Operations</p>	<p>Design completed and negotiations commencing with land owners. Work should be completed by 30 June 2019</p>
<p><u>Recreation Area</u></p> <p>Investigate promotional sign at VIC Centre</p>	<p>Director Corporate and Community Services</p>	<p>Report presented to 16 April Council meeting with further report requested</p>
<p><u>Lansdowne Street Development</u></p> <p>The decision on any zoning matter for Lot 10 DP 1247119 be deferred at this time.</p> <p>A development control plan be prepared that is consistent with the planning proposal</p> <p>That the applicant be requested to consider a proposed alternate access to this subdivision directly on to both Cathcart and Robinson Streets and to consider proposing the closure of Theatre Drive access onto Lansdowne Street.</p>	<p>Director Planning & Environment</p>	<p>Documentation being prepared.</p> <p>Discussions being held with proponent</p>

Item/Task	Responsible Officer	Status
<p><u>Draft Urban and Fringe Housing Strategy</u></p> <p>That Council endorse the Draft Urban and Fringe Housing Strategy for public exhibition subject to:</p> <ul style="list-style-type: none"> (a) Further document editing/corrections; (b) The inclusion of the irrigation area for the decommissioned sewer treatment plant on Gorman Road for rezoning recommendations, including potential for residential development; (c) Inclusion of Water NSW constraint mapping; and (d) Further assessment of the planning proposal for E4 section of Mistful Park, including potential for residential development. <p>That Council resolve to place the Draft Urban and Fringe Housing Strategy on Public Exhibition from 10 January 2019 to 22 February 2019.</p> <p>Council refer the Draft Strategy to relevant government and statutory agencies for comment.</p>	<p>Director Planning & Environment</p>	<p>Briefing sessions held with Councillors over the coming months as we finalise a strategy.</p>
<p><u>Goulburn Pigeon Problem</u></p> <p>Council to prepare a draft strategy to deal with the pigeon problem in Goulburn</p>	<p>General Manager</p>	<p>A timeframe for the preparation of this Strategy is not known as yet pending internal discussions on available resources</p>
<p><u>Veolia Host Fee</u></p> <p>The Mayor and the General Manager be given delegated authority to negotiate with Veolia Australia. The Mayor and General Manager to report back to Council on the draft Host Fee agreement once the negotiations with Veolia have reached a stage where a firm recommendation can be made to enter into such an agreement.</p>	<p>General Manager</p>	<p>First round of discussions with Veolia have occurred. The feedback is very positive in terms of what Council has requested. Meeting with Veolia and Council scheduled for 31 May 2019</p>
<p><u>Review of the B2 Local Centre Zoning in Marulan and Mistful Park</u></p> <p>Council draft a planning proposal to amend the <i>Goulburn Mulwaree Local Environmental Plan 2009</i> be forwarded to the Department of Planning and then placed on public exhibition</p>	<p>Director Planning & Environment</p>	<p>Planning proposal is prepared and with the Department of Planning</p>

Item/Task	Responsible Officer	Status
<p><u>Australian Blues Music Festival</u></p> <p>Council undertake an Expression of Interest process requesting respondents to outline what could be achieved within a \$30,000 plus GST</p>	<p>Director Corporate and Community Service</p>	<p>EOI Process has commenced</p>
<p><u>Draft Recreation Needs Strategy</u></p> <p>Council adopts the attached draft Recreation Needs Strategy and places the draft document on public exhibition for 28 days</p>	<p>Director Planning and Environment</p>	<p>Public exhibition period has closed. A report will be presented to a Council Briefing.</p>
<p><u>CBD Enhancement</u></p> <p>Further reports required on the following:</p> <ol style="list-style-type: none"> 1. Taxi ranks and bus stops 2. Street furniture 3. Bus stop outside Court House 4. Loading zones within CBD 5. Ellesmore Street multilevel car park 6. Police Parking on Montague Street 7. Removal of median strip in Auburn Street 8. Priority of works within allocated budget 	<p>General Manager</p>	<p>Various matters being investigated and reports prepared</p>
<p><u>Draft Operational Plan</u></p> <p>Council adopts the attached draft Operational Plan and places the draft document on public exhibition until 17 May 2019</p>	<p>Director Corporate and Community Services</p>	<p>The Exhibition period has now closed and will be reported to Council in June 2019.</p>

9 NOTICE OF MOTION

Nil

10 NOTICE OF RESCISSION

Nil

11 MAYORAL MINUTE

Nil

12 ITEMS FOR DETERMINATION

12.1 MOD/0029/1819 - 203 AUBURN STREET - MINOR AMENDMENTS TO GROUND FLOOR LAYOUT

Author: Chris Hargood, Team Leader Development Assessment

Authoriser: Warwick Bennett, General Manager

Attachments: 1. Supporting Documentation [↓](#) 

DA Number:	MOD/0029/1819
Address:	203 Auburn Street, Goulburn
Proposal Description:	Minor amendments to the ground floor layout
Type of Development:	Local
Zone:	B3 Commercial Core
Variations to Policy:	No variations sought
Submissions:	One
Key Issues:	Odour, noise, parking, safety, loss of amenity to adjoining landowners and uses.

RECOMMENDATION

That:

1. The staff assessment report for development application MOD/0029/1819 for the proposed amendments to the ground floor be received.
2. Consent be refused for MOD/0029/1819 for minor amendments to the ground floor located at 203 Auburn Street, Goulburn for the following reasons:-
 - a) The proposal does not satisfy Part 1 *Section 1.3(g) of the Environmental Planning and Assessment Act 1979 “the Act”* as it does not to promote good design and amenity of the built environment.
 - b) The proposal does not satisfy Part 4 Section 4.2.7 of the Goulburn Mulwaree Development Control Plan 2009 “*GMC DCP 2009*”.
 - c) The proposal is not in the public interest as:
 - It has not considered the likely impacts of the development on the locality.
 - It promotes unsatisfactory pedestrian and vehicle conflict.
 - It has not demonstrated that all owners of land on which the development is to occur have provided consent.
 - d) The proposal having regard to the provisions of *Section 4.15 of “the Act”*, is considered to be unsatisfactory and therefore, is not in the public interest.

Section 375A of the *Local Government Act 1993* requires General Managers to record which Councillors vote for and against each planning decision of the Council, and to make this information publicly available.

BACKGROUND

Council is in receipt of two development applications in connection with the property known as 203 Auburn Street, Goulburn being MOD/0029/1819 and DA/0188/1819. The applications are interconnected and are required to be considered in the correct order. In this regard,

MOD/0029/1819 must be considered first as the works contained in DA/0188/1819 build on the first application.

Development application MOD/0029/1819 was referred to the Council meeting of 5 March 2019 for consideration and determination. Prior to the meeting the applicant requested that the application be withdrawn from the Council Meeting Agenda and that the applicant be given an opportunity to respond to the public submission made against the proposal.

Consequently, development application MOD/0029/1819 was withdrawn and a letter requesting additional information was issued on 8 March 2019. On the 13 March 2019 the applicant requested additional time to submit the requested information; Council accepted the request and extended the time to facilitate the submission of additional information from the 8 April to 23 April 2019.

In addition Council staff liaised with the affected adjoining landowner by seeking consent to pass on private contact details in addition to those publically available within the business paper to enable neighbourly discussion on the proposal to take place.

It is understood from the affected party that no contact with the affected landowner has been made by the applicant. At the time of finalisation of this report being 6 May 2019 none of the additional information requested by Council's letter of the 8 March 2019 has been submitted; accordingly, development application MOD/0029/1819 is resubmitted to Council for determination.

REPORT

Proposed Development

MOD/0029/1819 was submitted to Council on 4 December 2018 by the applicant Plan & Co. The application was accompanied by a Statement of Environmental Effects "SoEE", Heritage Impact Statement and a selection of architectural drawings prepared by Doug McIntyre, being drawings A02, A06 & S02 all dated 26 August 2018.

The application seeks the following variations as noted within the "SoEE" page eight (8):-

- a) Addition of female ambulant W/C.
- b) Relocation of unisex disabled W/C.
- c) Reconfiguration of commercial kitchen and restaurant.
- d) Relocation of cool room.
- e) Removal of light wells and reduction of proposed extension length by 600mm.
- f) Removal of staff bathroom and approved doorway.
- g) Amended access into storage room below staircase.

The following excerpt (Figure 1) from the "SoEE" provides for a side by side comparison of the existing approved ground floor plan and that of the proposed.

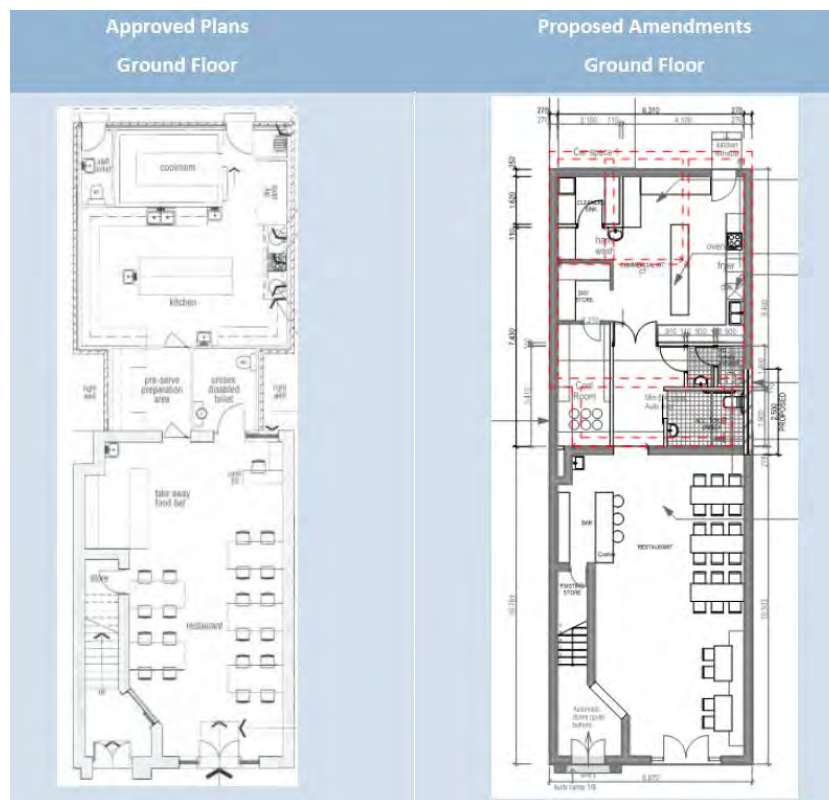


Figure 1: Extract from SoEE

It is noted that not all of the proposed changes have been appropriately captured and documented on the drawings or within the “SoEE”. In this regard the above plans show the removal of the access ramp to the street entrance approved by the original approval DA/0097/1617. As these works have not been highlighted or discussed in the “SoEE” they are considered not to fall within the scope of the application placed before Council for consideration.

Furthermore, the plans submitted with the application are generally not sufficient enough to gain a thorough understanding of what is being proposed in conjunction with the existing. The following information is considered necessary:-

- A detailed set of plans of the building in its existing configuration drawn to an appropriate scale and clearly annotated.
- A set of proposed plans that clearly define new works when compared against the existing structure drawn to an appropriate scale and clearly annotated.
- A set of plans that clearly identifies all works that have been previously undertaken without approval and that require retrospective approval to be considered.
- A detailed set of plans that clearly demonstrate compliance with the Foods Standards Code and relevant Australian Standards.

Background

The site has had a number of past different uses. The last known use was a hairdressers. A development application was lodged with Council on 26 November 2016 for the internal fit out and additions to the rear to create a new kitchen facility. A conditional approval of the proposal was granted by Council on 23 February 2017. The owner obtained a Construction Certificate from a Private Certifier in 2017 and subsequently commenced works onsite.

At a point in time after the Construction Certificate was issued it was brought to Council’s attention that works being undertaken on site were not in accordance with the approval issued by Council.

Council received a development application in August 2018 for the purpose of modifying the existing approval (DA/0097/1617). Council rejected the application under *Clause 51 of the Environmental Planning & Assessment Regulation 2000 “the Regs”* as the application was unclear, deficient in information and with the modification changes proposed it was not considered to be a modification under *Clause 4.55 of the Environmental Planning & Assessment Act 1979 “the Act”*.

In relation to the matter of work not being carried out as per the approval, Council conducted a site inspection in September 2018 where it was requested that site works cease until approval for the works can be obtained.

A further development application was submitted to Council on the 7 November 2018 by the applicant, which was reviewed and returned as it did not contain sufficient information.

On 4 December 2018 a development application to modify the existing approval was submitted to Council and accepted. The application was given the reference MOD/0029/1819 being the application currently under consideration.

Site Context

The site forms part of an established older part of Auburn Street, set back by one lot from the corner of Auburn and Clifford Street. The existing property is a two storey brick building with period feature detailing commensurate with the heritage nature of Auburn Street. The building occupies a narrow parcel of land known as Lot 1 in DP 1244404 with a total site area of 191m². Primary public access to the subject building is via Auburn Street, with vehicular and a secondary pedestrian access being available to the rear via a private laneway. The private laneway appears to service both Lot 1 in DP1244404 and Lot 1 in DP 1103240.

A locality plan of the development site and plans of the proposal are included in the Attachment. The subject site is depicted in blue and the private lane way in red.

Consultation and Submissions made in accordance with Act or Regulations

Public Submissions

The proposed development was notified between 25 January and 12 February 2019 to the three immediately adjoining properties who were considered to be directly affected by the proposed works. The Goulburn Mulwaree Development Control Plan 2009 “GMC DCP 2009” does not identify the proposed development under Section 1.7 Public Participation as requiring mandatory notification or advertising. It was considered that the proposal required notification due to the nature of the proposed changes. Notification of the proposal resulted in one submission being received (refer Attachment). The submission was a combined response in relation to development applications MOD/0029/1819 and DA/0188/1819 currently lodged with Council for assessment.

The following is a summary of the issues raised in the submissions that relate to MOD/0029/1819 and the planning response:

Issue	Response
Identification of site and inconsistencies with plans	The plans submitted and the “SoEE” are not consistent on the extent of the land being developed. The drawings portray a site that is larger in size than it actually is and are, therefore, likely to be misleading. This is discussed in more detail below. The matter raised by the submission is valid.
Impacts on light and ventilation	The application as submitted will block up windows to 201 Auburn Street and cause a change in light levels within the adjoining building. The application as submitted contains no details on what windows are to be obscured and levels of light that will be lost. This is discussed in more detail below. The matter raised by the submission is valid.

Impacts on services	The application as submitted require the removal of service installations from the external elevation of 201 Auburn Street. The application as submitted contains no details on the impacts of the proposed works. This is discussed in more detail below. The matter raised by the submission is valid.
Car Parking – additional space	Plans provided with the application are not clear, inconsistent with the existing Lot and private lane way configuration and fail to demonstrate practical and suitable means of providing safe on site car parking. This is discussed in more detail below. The matter raised by the submission is valid.
Grease trap location	The plans identify the grease trap to be located within the middle of the lane way. This is discussed in more detail below. The matter raised by the submission is valid.
Goulburn Mulwaree food premises fit out guide	The application as submitted has not provided information as required by the Goulburn Mulwaree Food Premises Fit Out Guide. The matter is discussed in more detail below. The matter raised by the submission is valid.
7.12 Developer Contributions	The value of the works nominated does not appear to reflect the actual or likely cost of development. This matter is discussed in more detail below. The matter raised by the submission is valid.

External Referrals

The application was referred to WaterNSW for concurrence on 13 December 2018. WaterNSW provide concurrence to the proposal on 24 December 2018.

Assessment against Legislation and Policies

- State Environmental Planning Policy (Sydney Drinking Water Catchment) 2011
The site is located within the Sydney Drinking Water Catchment. The proposal has been assessed as having a neutral or beneficial impact on water quality.
- Goulburn Mulwaree Local Environmental Plan 2009 (LEP 2009)

LEP 2009 Land Use Table information

The site is zoned B3 commercial Core. The proposed development is permissible as a type of commercial premises.

- Goulburn Mulwaree Council Food Premises Fit Out guide

The application before Council seeks to modify the layout of the food premises, therefore the provisions of the Goulburn Mulwaree Council *Food Premises Fit Out* guide apply. The guide sets out the required information when considering development applications that relate to food premises, and to ensure food premises are adequately designed so that compliance with the relevant Australian Standards can be achieved upon construction. The application as submitted has not provided drawings or information to the required detail or content to demonstrate compliance.

The guide is clear as to what must be provided at the development application stage. While in some instances it might be practical to impose conditions to effect compliance this should only occur with minor omissions. As submitted, the application does not provide sufficient detail to demonstrate that compliance with the Food Standards Code and relevant Australian Standards can be achieved.

The proposal cannot be supported in its current form.

The Likely Impact of Proposed Modification

Noise, odour and amenity of adjoining lands:

The plans submitted are not consistent with each other and contain discrepancies, particularly in relation to location and design of the kitchen exhaust extract system. The location of the exhaust extract will likely convey cooking gases, odour and mechanical fan noise directly towards the residential access to 201 Auburn Street. The "SoEE" does not mention or discuss this change and neither is it appropriately documented in the list of proposed changes being sought on page eight (8) of the "SoEE".

Consequently, the application is unable to demonstrate that there will be no negative impacts on the adjoining land or users of that land by means of noise, odour and visual amenity.

The proposal cannot be supported in its current form.

Car parking safety of occupiers and users:

The proposal has indicated two car parking spaces are to be provided on site. The plan details turning radiuses that make it impractical for the proposed second space to be functional and therefore unable for the vehicle to exit the site in a forward direction. The turning radiuses do not appear to be in accordance with the relevant Australian Standard (AS2890). The use of the second proposed car parking space has the potential to cause unacceptable conflict with both the pedestrian access to the residential entrance at the rear of 201 Auburn Street and the rear commercial entrance to the ground floor shop of 201 Auburn Street.

Furthermore, by incorporating a second car parking space there is significantly limited space to place the required garbage receptacles to service the development within the confines of Lot 1 DP 1244404 while at the same time allowing safe pedestrian access to and from the rear of 203 Auburn Street. Consequently, the application as submitted is unable to demonstrate that the additional car parking space proposed is both functional and suitable for its intended use, and is therefore not supported and should be removed from the proposal.

Site Design and Internal Design:

The submitted plans do not correctly identify the site by its correct legal boundaries and includes land to the rear that is not part of Lot 1 in DP 1244404. Council's mapping system identifies the land to the rear as a private laneway. Furthermore, the plans indicate work occurring within the private laneway. The "SoEE" at page three (3) clearly identifies the site area as excluding the rear laneway, therefore the "SoEE" and plans are inconsistent with each other and not clear. For work to occur within the private laneway owners consent must be provided.

A review of the application form indicates that only one parcel of land has been nominated as being the land to be developed. It may therefore be construed that the application has not been properly made as all land to be developed has not been properly identified.

The plans depict the removal of the previously approved light well structures, however does not clearly identify this change. The "SoEE" makes only one reference to the removal of the light wells on page eight (8). There are no further references. The removal of the light wells means the external brick enclosing walls to the rear addition will be built up along the lot boundary with 201 Auburn Street and will therefore block established windows to 201 and 205 Auburn Street respectively. There is no commentary within the "SoEE" to address the impacts on the adjoining landowners by the blocking up of these windows. In blocking up the windows the proposal will deny natural light and ventilation to the adjoining properties.

Consequently, the application is unable to demonstrate that in blocking up the windows there won't be negative impacts on the adjoining land uses.

Therefore the application as submitted has neglected to correctly interpret and consider the likely impacts of the development on the adjoining properties. The proposal cannot be supported in its current form.

In addition, the removal of the light wells will impact on service installations located in the southern light well area that service 201 Auburn Street. Whilst it is not directly known if these service installations reside within the legal boundary of 201 or 203 Auburn Street, the services are however, a remnant of the historical construction decisions of the past and should be considered as being located lawfully.

Consequently, the “SoEE”, makes no reference to how these service installations are to be managed or indeed relocated, therefore as the “SoEE” is silent the application as submitted has neglected to consider the likely impacts of the development on the adjoining land owners. The proposal cannot be supported in its current form.

Suitability of the Site for the Proposed Development

The site is considered suitable for the proposed use. The adaptive reuse of existing buildings, in particular items within the Goulburn City Heritage Conservation Area, is encouraged. Nonetheless, this does not ordinarily transpire that the proposal placed before Council is indeed actually suitable for the site.

Policy Considerations

- Goulburn Mulwaree LEP 2009 (as amended)

The provisions of the “GMC LEP 2009” where applicable have been taken into consideration in the assessment of proposed modification of DA/0097/1617.

- Goulburn Mulwaree DCP 2009 (as amended)

The provisions of the “GMC DCP 2009” have been taken into consideration in the assessment of proposed modification of DA/0097/1617.

- Goulburn Mulwaree Section 94A Levy Plan 2009

The stated value of works on the development application form is an unsupported estimate of the proposed works. It is not clear if this is a value for the modifying works or the proposed overall works to the ground floor. Council must be satisfied that the estimate is a reasonable estimation of the works required. In this regard, the value would need to be substantiated through either a detailed cost breakdown or a Quantity Surveyors report to the satisfaction of Council.

Conclusion and Recommendation

The application MOD/0029/1819 presented before Council for determination seeks to amend the previously approved layout of the ground floor kitchen and services provided to the building. The application was received after it was brought to Council’s attention that works were being undertaken on site that were not in accordance with the original approval (DA/0097/1617). While Council supports the adaptive reuse of heritage items and wishes to encourage development to occur within the Goulburn central business district, it must do so in a manner that ensures the impacts of the proposed development have been fully considered and if carried out will not be at the detriment to the locality, other established developments and uses.

In this instance the application as submitted is unable to demonstrate that in modifying the existing approval there will not be any negative impacts on or to adjoining and adjacent land uses and the locality. The application is therefore recommended for refusal.

The applicant and owner are encouraged to explore alternative design arrangements in conjunction with adjoining land owners and site constraints to ensure mutually beneficial outcomes can be achieved. Furthermore, any subsequent application to Council should ensure all likely impacts of the development are considered.

FINANCIAL IMPLICATIONS

Nil

LEGAL IMPLICATIONS

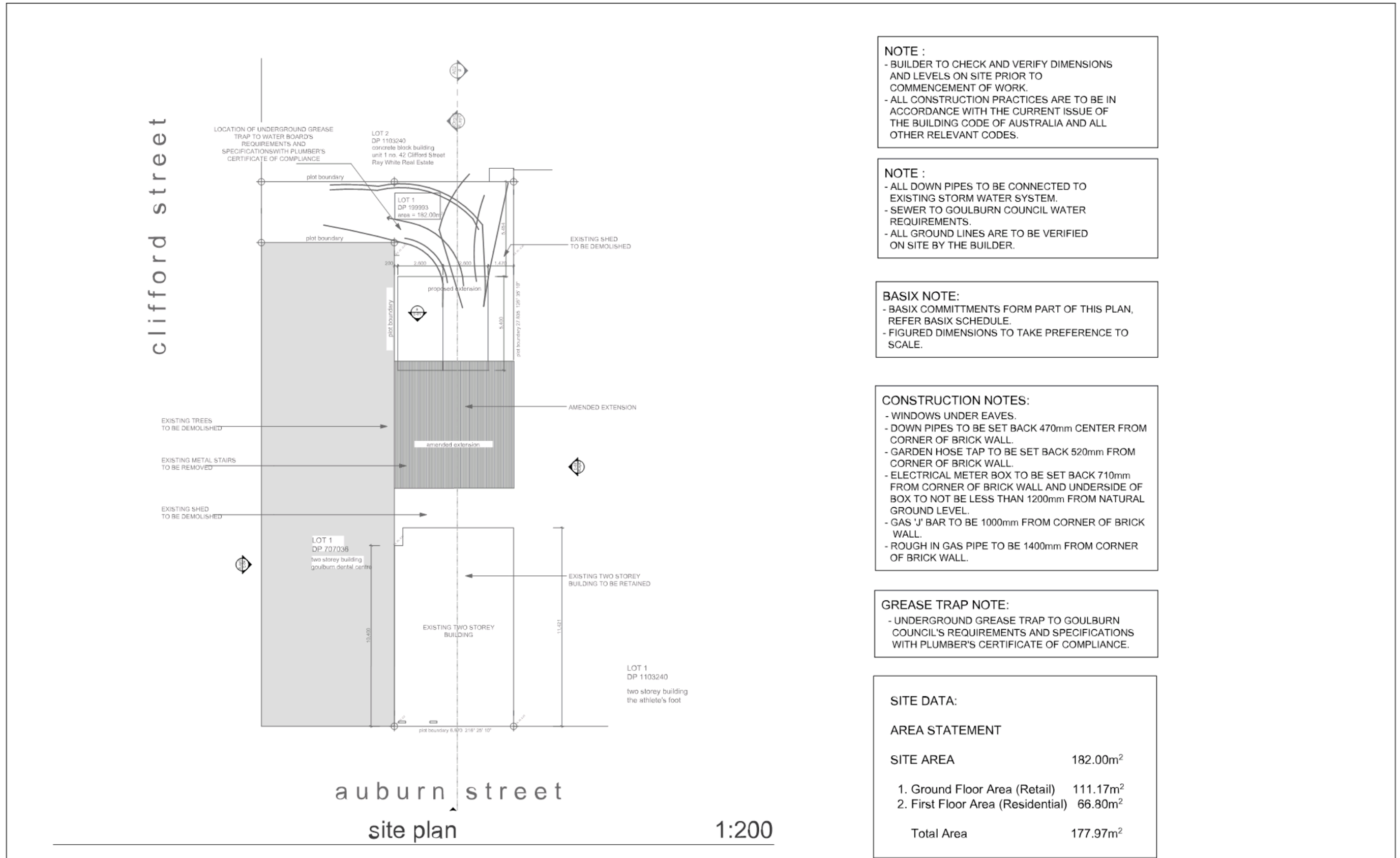
The applicant may seek to review or appeal the determination in accordance with the provisions of Divisions 8.2 and 8.3 of the Environmental Planning & Assessment Act 1979.

Attachment

DA No.	MOD/0029/1819
Location	203 Auburn Street, Goulburn
Proposed Development	Minor amendments to ground floor layout
Attached documents	<ul style="list-style-type: none"> • Plans • Submission • Statement of Environmental Effects

Locality Plan





NOTE :
 - BUILDER TO CHECK AND VERIFY DIMENSIONS AND LEVELS ON SITE PRIOR TO COMMENCEMENT OF WORK.
 - ALL CONSTRUCTION PRACTICES ARE TO BE IN ACCORDANCE WITH THE CURRENT ISSUE OF THE BUILDING CODE OF AUSTRALIA AND ALL OTHER RELEVANT CODES.

NOTE :
 - ALL DOWN PIPES TO BE CONNECTED TO EXISTING STORM WATER SYSTEM.
 - SEWER TO GOULBURN COUNCIL WATER REQUIREMENTS.
 - ALL GROUND LINES ARE TO BE VERIFIED ON SITE BY THE BUILDER.

BASIX NOTE:
 - BASIX COMMITMENTS FORM PART OF THIS PLAN, REFER BASIX SCHEDULE.
 - FIGURED DIMENSIONS TO TAKE PREFERENCE TO SCALE.

CONSTRUCTION NOTES:
 - WINDOWS UNDER EAVES.
 - DOWN PIPES TO BE SET BACK 470mm CENTER FROM CORNER OF BRICK WALL.
 - GARDEN HOSE TAP TO BE SET BACK 520mm FROM CORNER OF BRICK WALL.
 - ELECTRICAL METER BOX TO BE SET BACK 710mm FROM CORNER OF BRICK WALL AND UNDERSIDE OF BOX TO NOT BE LESS THAN 1200mm FROM NATURAL GROUND LEVEL.
 - GAS 'J' BAR TO BE 1000mm FROM CORNER OF BRICK WALL.
 - ROUGH IN GAS PIPE TO BE 1400mm FROM CORNER OF BRICK WALL.

GREASE TRAP NOTE:
 - UNDERGROUND GREASE TRAP TO GOULBURN COUNCIL'S REQUIREMENTS AND SPECIFICATIONS WITH PLUMBER'S CERTIFICATE OF COMPLIANCE.

SITE DATA:

AREA STATEMENT

SITE AREA	182.00m ²
1. Ground Floor Area (Retail)	111.17m ²
2. First Floor Area (Residential)	66.80m ²
Total Area	177.97m²

A	00/00/0000	Issued for Client Review
B	00/00/0000	Issued for Development Application
C		
D		
E		

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 Email: dougmacca@gmail.com
 91 Goulburn St, Crookwell NSW 2583
 www.enumerarch.wordpress.com.au

Doug McIntyre Architect

Scale 1:100. 1m bar on A3 sheet

Copyright Doug McIntyre 2018. All dimensions & layouts to be checked & verified on site prior to costing & construction. Not to be used for construction.

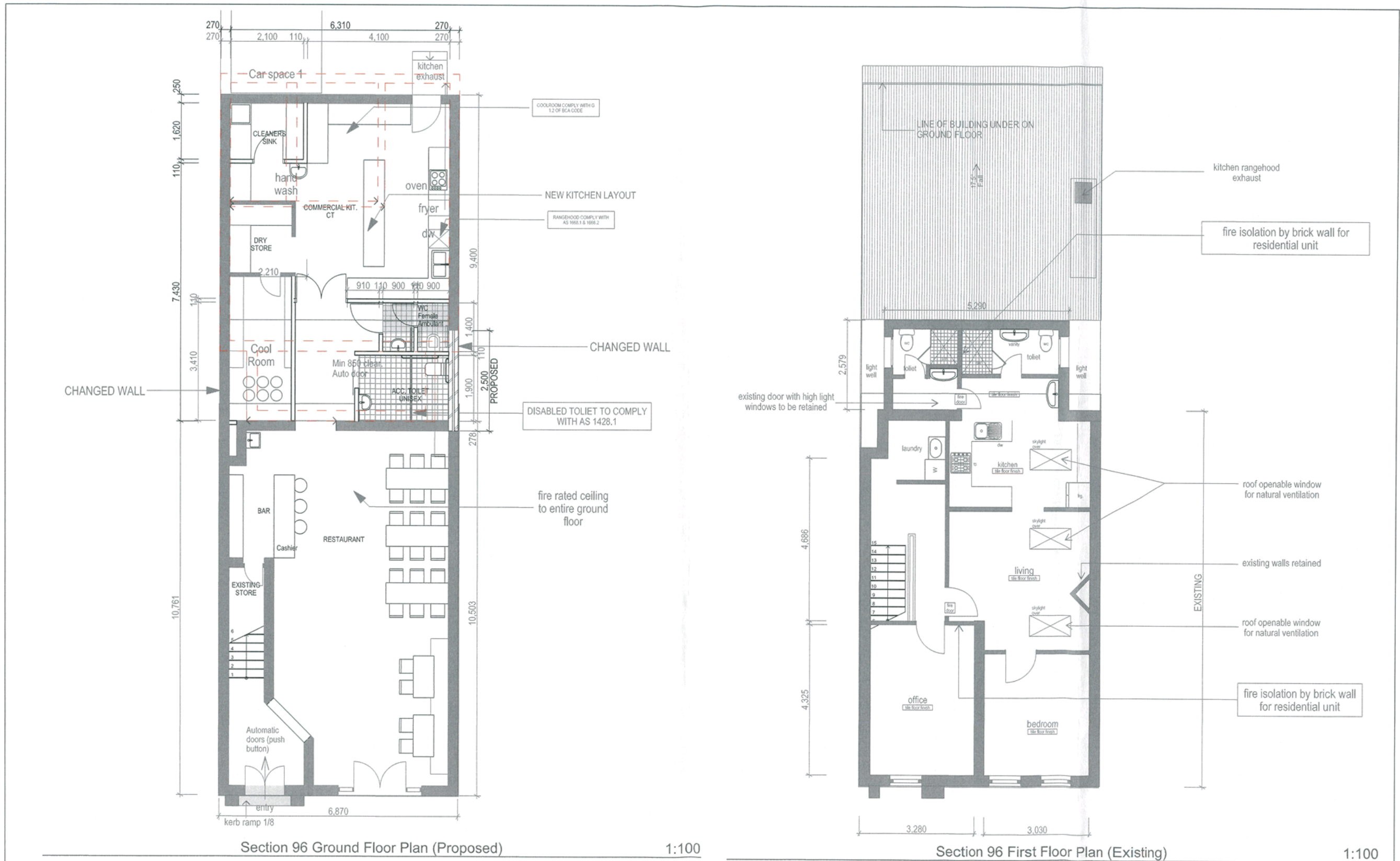
Section 96 Alterations & Additions

Lot/DP/Address: **Lot: 1 / DP: 1244404**
203 Auburn St GOULBURN NSW 2580

Client Name: **GOLDEN OVEN**

Date Started: **26 Aug 18**

Sheet Number: **A02**



A	00/00/0000	Issued for Client Review
B	00/00/0000	Issued for Development Application
C		
D		
E		



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Doug McIntyre Architect



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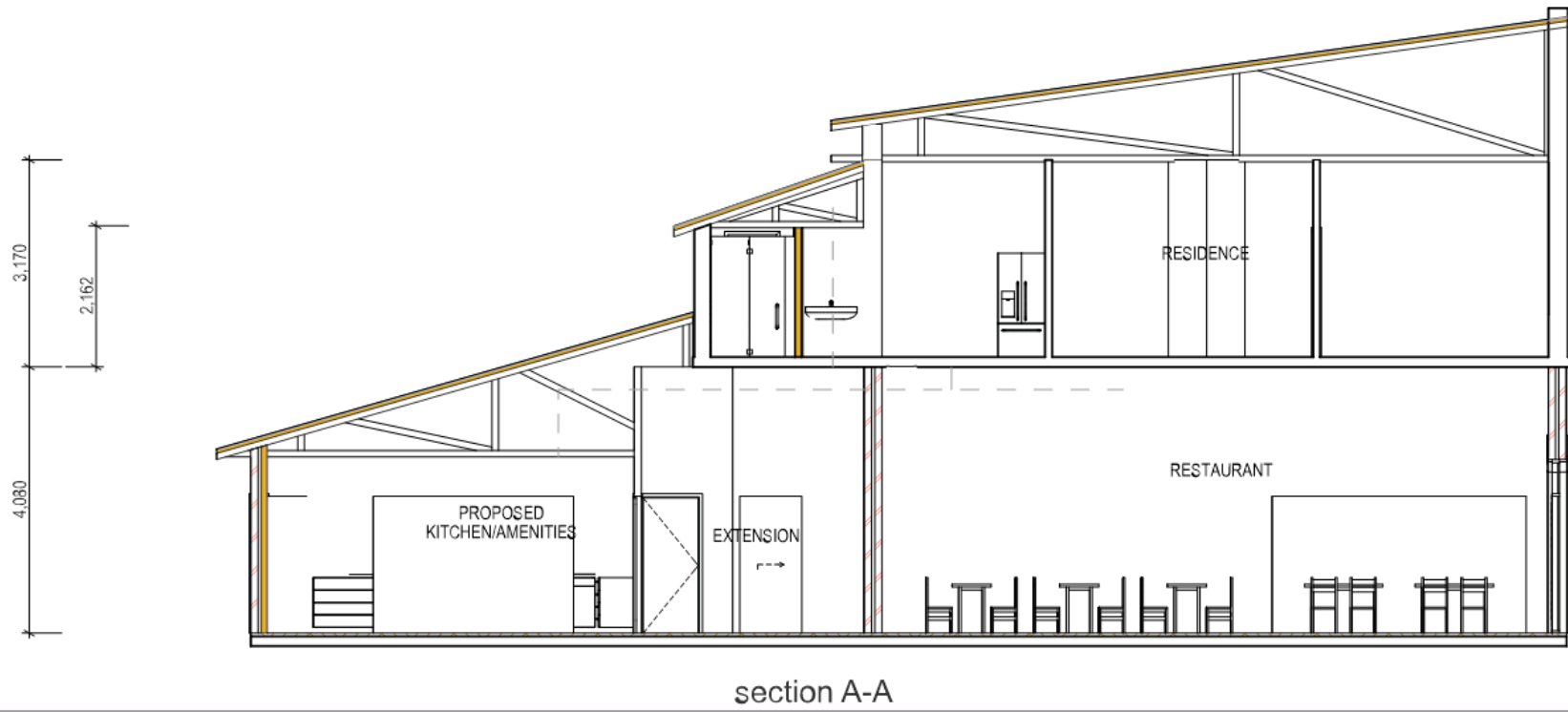
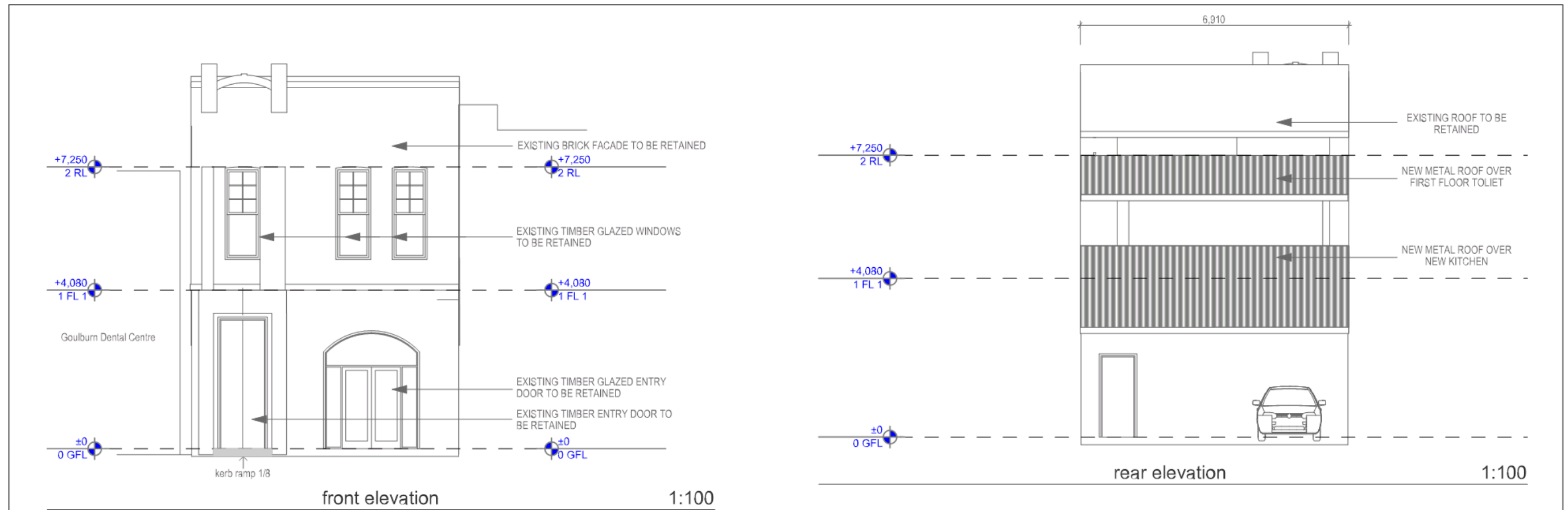
Section 96 Alterations & Additions

Lot/DP Address:
Lot: 1 / DP: 1244404
203 Auburn St GOULBURN NSW 2580

Client Name:
GOLDEN OVEN

Date Started:
26 Aug 18

Sheet Number:
S02



A	00/00/0000	Issued for Client Review
B	00/00/0000	Issued for Development Application
C		
D		
E		



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Doug McIntyre Architect

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Section 96 Alterations & Additions

Lot/DP: Address: **Lot: 1 / DP: 1244404**
203 Auburn St GOULBURN NSW 2580

Client Name: **GOLDEN OVEN**

Date Started: **26 Aug 18**

Sheet Number: **A06**

Submission



12 February 2019

The General Manager
Goulburn Mulwaree Council
Locked Bag 22
GOULBURN NSW 2580

Sent by email: submissions@goulburn.nsw.gov.au;
chris.hargood@goulburn.nsw.gov.au

Dear General Manager,

**OBJECTION TO PROPOSED DEVELOPMENT | APPLICATION NOS.
DA/0188/1819 AND MOD/0029/1819 | 203 AUBURN STREET
GOULBURN**

I refer to the above matter and to Council's letter dated 25 January 2019. I write this letter on behalf of the registered proprietors of 201 Auburn Street, Goulburn.

My clients raise a number of objections to the proposed development at 203 Auburn Street Goulburn (**the Site**), for a number of reasons, including:

1. Identification of building;
2. No notification of original **DA/97/1617**;
3. Impact on light and windows of existing building;
4. Car Parking requirements;
5. Private Lanes Policy;
6. Floor Space Ratio;
7. Grease Trap location;
8. Biofiltration Tank location;

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Level 2, 73 Church Street, Wollongong NSW 2500

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ABN 64 612 774 848



9. Noise impact on neighbouring properties;
10. Developer contributions;
11. Fire Safety Provisions;
12. Missing survey and site plan; and
13. Heritage Impact.

Each of these concerns will be addressed separately below.

There have been two Development Applications and a proposed Development Modification, therefore it is not possible to refer to one without often referencing the others.

Throughout this submission I will refer to the following documents:

- **DA/0188/1819** Statement of Environmental Effects ('SEE')
- **DA/0188/1819** Plans by Doug McIntyre Architect ('Plans')
- **MOD/0029/1819** Statement of Environmental Effects ('SEE')
- **MOD/0029/1819** Plans by Doug McIntyre Architect ('Plans')
- **DA/97/1617** (the 'Original DA')
- **GOULBURN MULWAREE DEVELOPMENT CONTROL PLAN 2009** ('the DCP')
- **GOULBURN MULWAREE LOCAL ENVIRONMENT PLAN 2009** ('the LEP')
- **GOULBURN MULWAREE HERITAGE DESIGN MANUAL and PRIVATE LANES POLICY**

My clients understand that the application for modification MOD0029/1819 and the application for development consent DA/0188/1819, are separate applications with separate notification periods.

However, the applications are interrelated and have a combined effect. As such, it is appropriate that a consolidated letter of objection, addressing both applications, be prepared for Council's consideration.

1. Identification of the building

MOD/0029/1819, (Page 2 SEE)

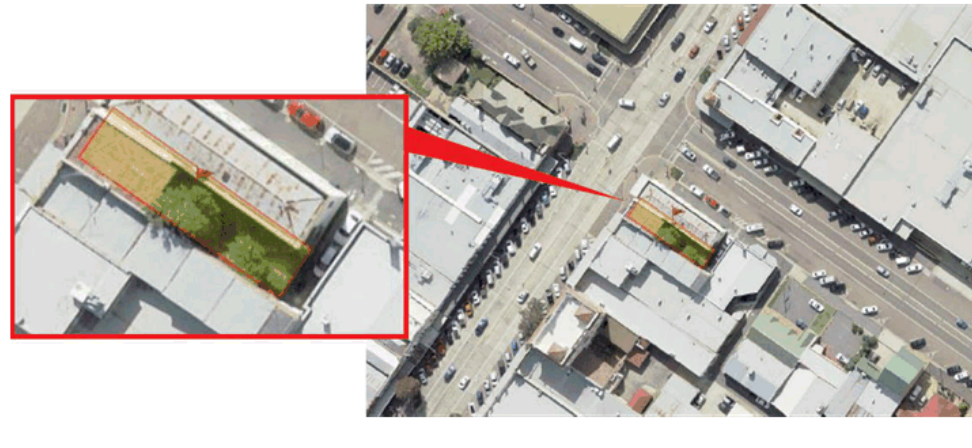
- **SECTION 1, 1.0 INTRODUCTION**

The proposed development modification states:

*The proposed development at 230 Auburn Street GOULBURN NSW 2580 (**the Premises**) seeks approval for the following modifications to the Original DA*

This is incorrect. The development is located at 203 Auburn St, Goulburn.

Figure 1 - Locality Plan of Premises MOD/0029/1819 (Page 3 SEE) accurately locates the building – referencing Google maps.



2. No notification of the Original DA/0097/1617

The Original DA/0097/1617 was approved on 23rd February 2017.

GOULBURN MULWAREE DCP 2009:

- **Clause 1.7 Public participation**

Notification

Where development proposals are to be notified, the adjoining and/or adjacent property owners will be sent a notification letter from Council.

Our client was not notified of DA/0097/1617 approving an Indian restaurant on the Site. The building has been identified by Council as having Local Heritage Significance (Building number 1059). My clients are the registered proprietors of both 201 Auburn Street, Goulburn and 42 Clifford Street, Goulburn, both of which are either adjoining or immediately adjacent to the site of the development. Our clients should have arguably received two (2) notifications.

Goulburn Mulwaree Council received the DA in the week ending Friday 30 September 2016. They approved the application pursuant to Section 80 of the *Environmental Planning and Assessment Act 1979* (as it was then known) on 23rd February 2017. A period of over 21 weeks was available to notify our clients of DA/0097/1617.



Our clients contacted Council in July 2018 after being told about the DA. Council responded via email that an Indian restaurant had been approved downstairs and shop top housing on the first floor. However, this may be inconsistent with work that was being undertaken at the site, which Council was investigating at that time.

DA/0188/1819 (Page 35, SEE)

• **CLAUSE 3 – GENERAL DEVELOPMENT CONTROLS**

'Figure 17 - Approved Parking Layout' (**Figure 2**) believed to be approved in **DA/0097/1617** states the DP Number as 'Lot 1 DP 199993'. The DP of the Site, Lot 1 DP1244404, is clearly identified on **DA/0188/1819** and **MOD/0029/1819** Plans from Doug McIntyre Architect.

Figure 2 – Labelled as 'Figure 17 - Approved Parking Layout' in **DA/0188/1819** (Page 35 SEE) displays the incorrect LOT number as 'Lot 1 DP 199993'. Plans from **DA/0188/1819** identify the Lot as DP: 1244404

Figure 17 – Approved Parking Layout

Architect Doug McIntyre Plans from DA/0188/1819:

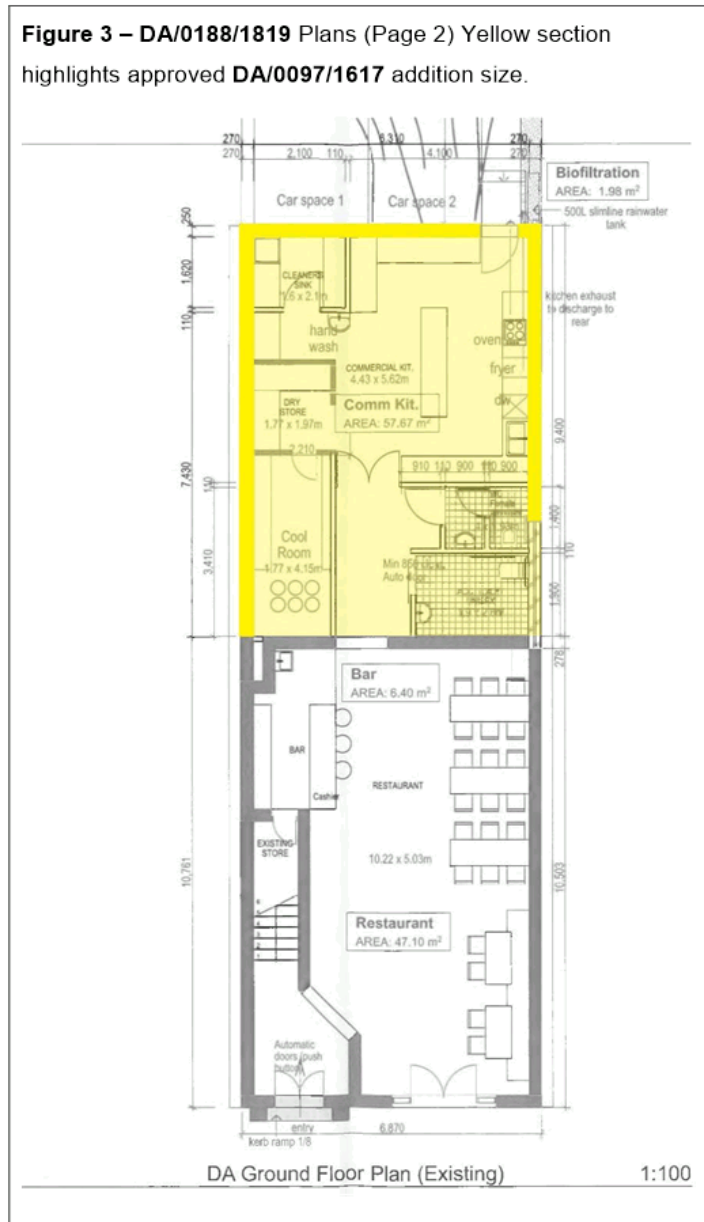
Development Application (DA)
 Scale 1:100, 1m bar on A3 sheet
 Copyright Doug McIntyre 2018. All rights reserved. This drawing is to be used on site prior to casting & construction. Not to be used for construction.

Development Application (DA)
 Lot: 1 / DP: 1244404
 203 Auburn St GOULBURN NSW 2580

26 Aug 18
 Sheet Number: **A06**



The DA has doubled the footprint of the Site, highlighted in yellow (**Figure 3**), this will impact neighbouring properties within the Heritage precinct.





We request Council supply the First DA - **DA/97/1617** - to our clients so that they may review the application and what has been approved previously, before any modifications to this DA, or any subsequent DAs, are approved for the Site.

Arguably, it is open to my clients to commence judicial review proceedings in the Land and Environment Court, seeking to have the development consent granted pursuant to DA/97/1617 declared invalid. This in turn would affect any subsequent modification of that 'invalid' consent.

Leave to make a late application to the Court would be made on the basis that the development consent was only just brought to my clients' attention as a consequence of the modification applications.

My clients have not had a reasonable opportunity to object to the proposed extensions and how this may impact their access to the neighbouring premises, impact on solar access, parking and so on. Some of these objections are outlined in more detail below.

3. Impact on light and windows of existing building

MOD/0029/1819 (P7-8 SEE)

- **Section 3 - 3.0 PARTICULARS OF PROPOSED DEVELOPMENT**

The applicants propose to significantly alter the approved **DA/97/1617**:

1) Proposed alterations to approved layout – Ground Floor

E. Removal of light wells

Appropriate light wells must be provided FOR ALL 6 existing windows of the adjoining property 201 Auburn Street, together with provision for sewerage venting and gas supplies.



As Figure 4 demonstrates, there are a number of windows along the north-eastern face of the adjacent building (our clients' building), which will be obscured by the extension to the existing building.

If this building modification is approved, it will change the windows and light coming in to our client's property – this in turn changes the integrity of the building. This is a significant change in the context of a heritage precinct.

There is no information on the site plan showing the location of our property and its windows, or any of the other adjacent building to this site. A detailed survey should've been carried out. If this was part of **DA/97/1617** our client has not been made aware of this.



4. Car Parking requirements

There is current approval for one car space however to comply with the requirements of the DCP, two (2) car spaces must be provided.

DA/0188/1819 (Page 7-8 SEE)

- **SECTION 3 - 3.0 PARTICULARS OF PROPOSED DEVELOPMENT**

(4) The change in off-street parking configuration to permit two (2) car spaces

Car Parking

The proposed plans indicate the 2 car spaces provided to comply with the requirements of the DCP. These spaces are compliant in width and length and there is suitable space to facilitate vehicle manoeuvring.

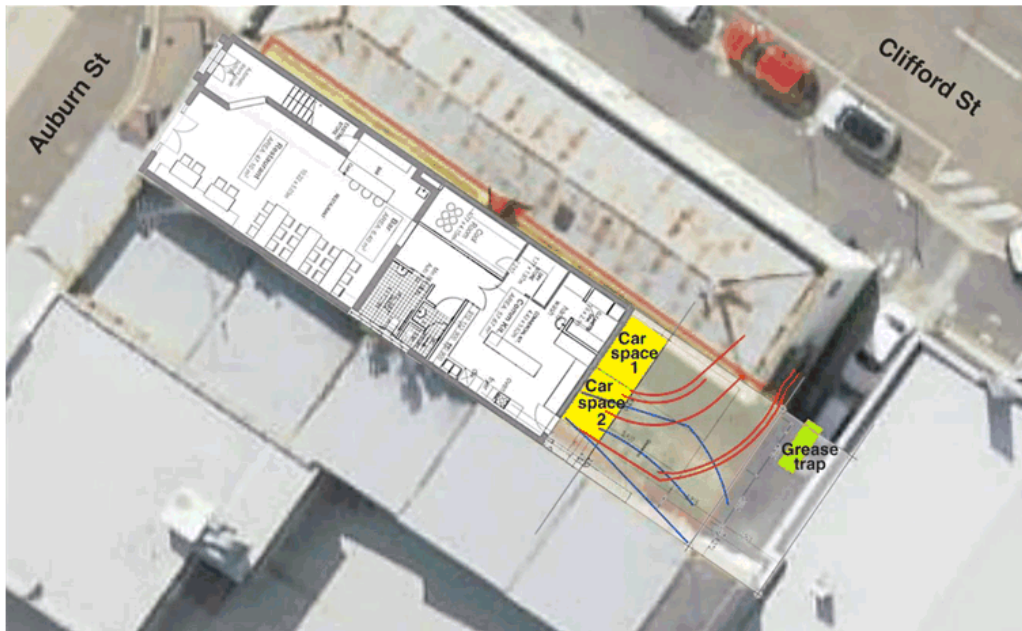
MOD/0029/1819 (Page 9 SEE)

- **SECTION 3 - 3.0 PARTICULARS OF PROPOSED DEVELOPMENT**

Car Parking

*It is noted that the Original DA (**DA/97/1617**) did not provide adequate space for vehicle manoeuvring.*

Figure 5 – Car movements



We have overlaid the architects plans (from **DA/0188/1819** Plans) onto the aerial photograph showing cadastral boundaries. The arrows drawn on the architectural plans (which we have highlighted in red and blue) denotes the path of a car can turning into the Site. They are in the wrong position on the plan and very misleading. The path runs straight into the adjacent building located on the corner of Clifford and Auburn St not into the laneway.

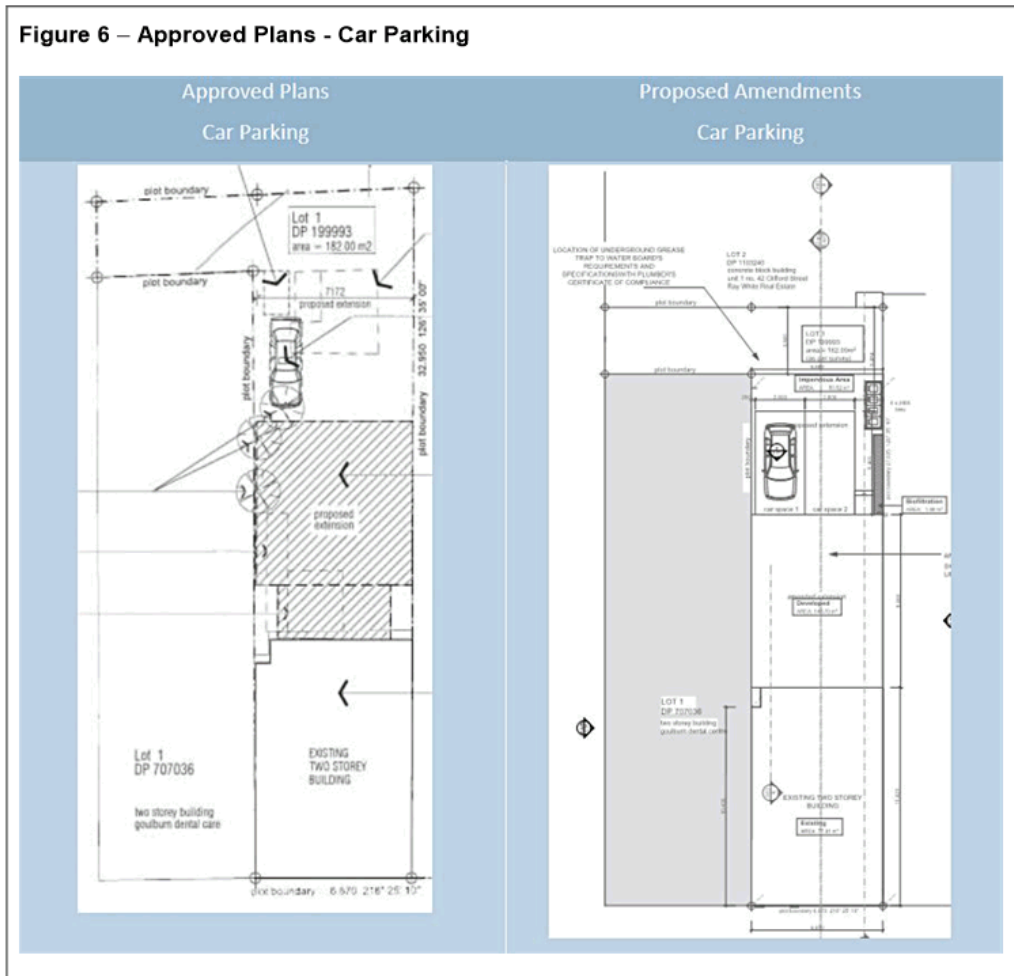
The proposed development does not satisfy requirements of the DCP. The turning circle and vehicle path are not accurately drawn on the submitted architectural plans of **DA/0188/1819** or **MOD/0029/1819** and will not permit two vehicles to access the Site.

DA/0188/1819 (Page 12 SEE)

- **SECTION 3 - 3.0 PARTICULARS OF PROPOSED DEVELOPMENT**

Table 2 – Proposed Additional Car Space

The boundary in **Table 2** (reproduced at Figure 6) shows the boundary falsely. The boundary shown includes the laneway which gives a false impression of the space available to the subject property for parking an vehicle maneuvering.



The definition of **public road** in the *Roads Act 1993* (NSW)

- (a) any road that is opened or dedicated as a public road, whether under this or any other Act or law, and
- (b) any road that is declared to be a public road for the purposes of this Act.

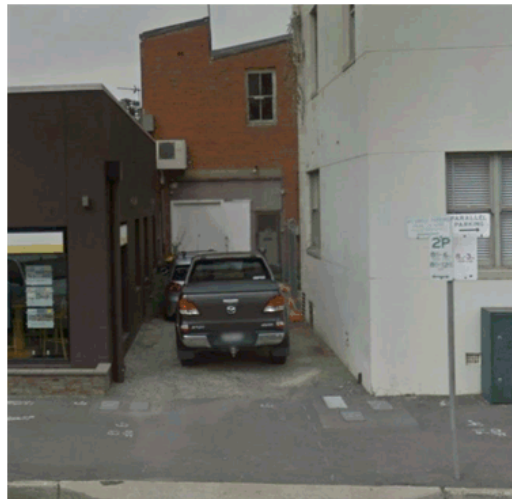
Section 6 of the *Roads Act 1993* (NSW) identifies the right of access to public road by owners of adjoining land.

- (1) The owner of land adjoining a public road is entitled, as of right, to access (whether on foot, in a vehicle or otherwise) across the boundary between the land and the public road.

The tenants of 201 Auburn St will be denied access to the public road via the public laneway if the proposal is approved, which is their **only** means of access to the premises. This lane is also used by the occupants of the retail tenancy (fronting Auburn Street) for deliveries, rubbish removal and staff entrance.

The *Roads Act* creates a legal right to access an adjacent public road by owners of adjoining land. Moreover, it is anticipated that our client's access will be impeded by too many vehicles using the laneway.

Figure 7 – narrow laneway access – image taken from Google Maps



The proposed plan of 2 (two) standard car parking spaces **cannot be** provided at the rear of the premises due to the lane width of 3.505m and a 90 degree turn into a 6.825m opening which is further reduced by 4 x 240 litre waste receptacles.

Maneuverability is further reduced by the proposed bio filtration tank, approximately 8m in length.

Car parking assessment:

Council is required to revisit the assessed application due to:



1. change of usage of the building;
2. assesses the proposal as one building and one tenancy, with a consolidated use; and
3. the need to verify that the Ground Floor Area stated is correct.

Car Parking Requirements – 1 space per 3 seats for restaurants exceeding 100m²

61 seats ÷ by 3 = 20.33 thereby **21 carparking spaces required.**

The application seeks to rely on exceptions to parking requirements afforded by previously approved retail and residential uses. Rather than ask Council to view the proposed future restaurant use as a whole, the applicant has asked Council to compartmentalise the parking requirements, which is not appropriate.

The restaurant use will pervade the entire building and should be assessed as such in accordance clause 3.4.2 of Councils DCP. There has been no traffic study prepared that might justify a reduced number of car parking spaces that what is required by Table 3-2 of the DCP.

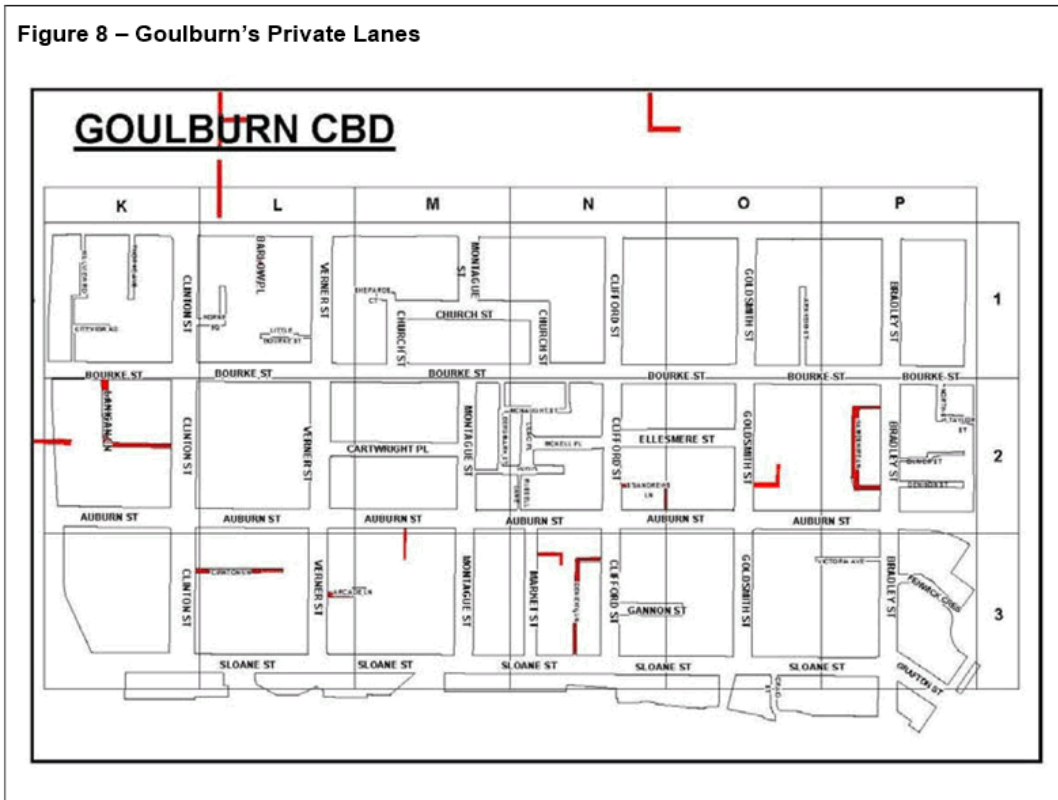
We propose a traffic engineer should be consulted to ascertain if access to the site by two cars is even feasible based on the inaccurate submitted drawings.

5. Private Lanes Policy

The Council has a 'Private Lanes Policy'. Deniehy Lane, which is accessed from Clifford St, is marked in red (See **Figure 8**, N3 below) and identified as a private lane. The laneway behind 201, 203 and 205 Auburn St is located north of Deniehy Lane and is not marked as a private laneway. Council is required to maintain public roads including the laneway servicing these buildings.

As this laneway is public and connected to a public road, access issues are a priority in any development being considered for the site.

Figure 8 – Goulburn’s Private Lanes



6. Floor Space Ratio

MOD/0029/1819 (Page 16-17 SEE)

- **SECTION 4, IV. Principal Development Standards**

The floor space ratio is calculated at 160.24m2. Table 1 has accurate figures of the floor space ratio

Table 1

		Stated	Actual
Ground Floor Area		104.77m2	138.39m2
First Floor Area		55.47m2	131.51m2
	TOTAL	160.24m2	269.90m2



Although 364m2 is permitted under B3 Commercial Core zone in the DCP, the applicants disregard for following Council submission requirements are

DA/0188/1819 (Page 10 SEE)

- SECTION 3 (2) Proposed Change of Use of First Floor to Retail Premises

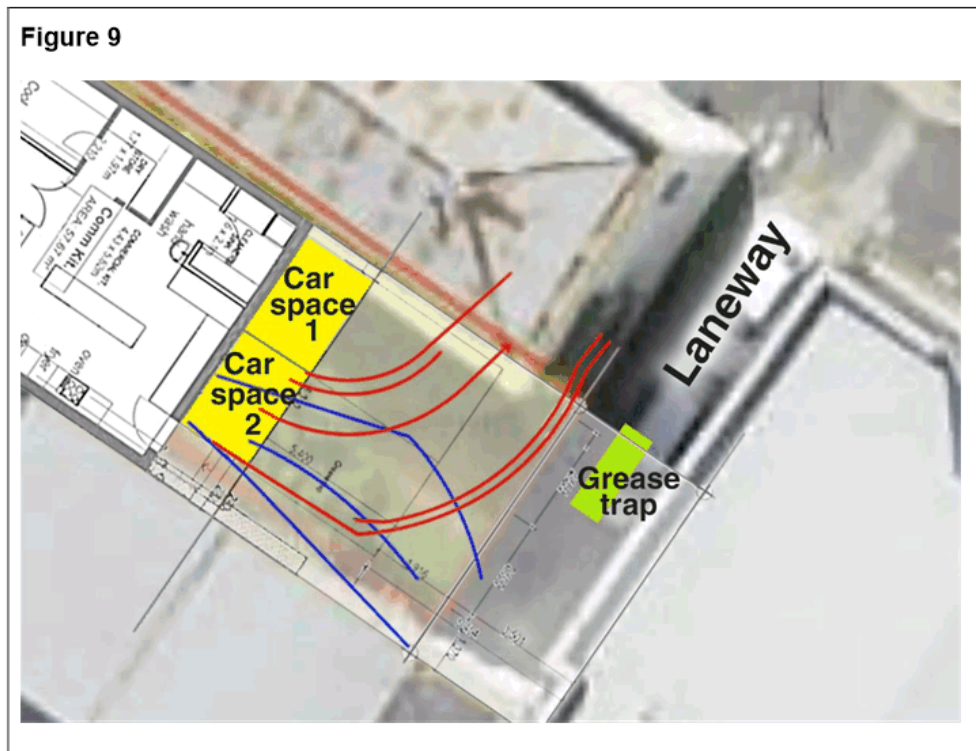
Proposed Change of Use of First Floor to Retail Premises the calculations of the ground floor area are incorrect.

Table 2

Ground Floor Area			
		Stated	Actual
Restaurant seating area		34.41m2	
Bar area		16.24m2	
Deck area		49.27m2	
	TOTAL	99.92 m2	131.51m2

7. Grease Trap location

From the submitted architectural drawings the Grease Trap appears to be located in the middle of the rear laneway and not on the applicant's property.



- **THE GOULBURN MULWAREE COUNCIL'S 'FOOD PREMISES FIT OUT'** states that:

To enable proper assessment of the proposed food premise, plans and specifications provided with a DA need to be sufficiently detailed. Plans required include:

- *A site plan - to a suitable scale (eg 1:100) including car parking, waste storage area, adjacent land uses, grease trap, wash down areas and toilet facilities.*
- *A floor plan to a suitable scale (eg 1:50) of the premises.*
- *Sectional elevation drawings - to a suitable scale (eg 1:50) showing all fittings and equipment and finishes to floors, walls and ceilings.*
- *Hydraulic plans (plumbing details) - to a suitable scale (eg 1:50) showing trade waste facilities such as sink screens, basket arrestors, grease traps and wash down areas that discharge to sewerage.*
- *Mechanical exhaust ventilation drawings (i.e. plans, elevation and schematic diagrams, where applicable) - to a suitable scale (eg 1:50) and be able to demonstrate that the system will be designed in accordance with relevant standards.*

Plans and specifications must include an itemised list of all appliances and equipment, and be designed to show compliance with the Australian Food Standards Code 3.2.2 & AS 4674-2004.



These documents and drawings are not attached to **DA/0188/1819** and **MOD/0029/1819**. The drawings supplied of the grease trap are inadequate to ascertain the function, location and scale of the Grease Trap.

Inlet and outlet pipework for grease traps are covered in the applicable plumbing and drainage codes and standards. Work is inspected by the NSW Department of Fair Trading.

The current location of the Grease Trap will be difficult to access when it regularly needs to be monitored and pumped out regularly. To service the grease trap in this location would impede the access to the neighbouring properties in the rear laneway.

The grease trap should be solely located within the applicant's property to be serviced and emptied as required without hindering access of others using the laneway.

8. Noise impact on neighbouring properties

DA/0188/1819 (Page 8 SEE)

3.0 PARTICULARS OF PROPOSED DEVELOPMENT

General Aspects of the Development

Hours of Operation

It is noted that the Original DA specifies the operating hours of 11:30am to 9:30pm. It is proposed that the ground floor and first floor of the Premises extends these operating hours to have hours similar to those approved for surrounding cafes, restaurants, shops and leagues clubs (it is noted that the Goulburn Workers Club operates from 10am – 1am Sunday – Wednesday and 10am – 3am Thursday – Saturday). As such, approval is sought for the following hours of operation:

- *Monday to Thursday: 10:00am – 11:00pm*
- *Saturday, Sunday and Public Holidays: 10:00am – 1:00am*

Approval is sought to extend the operating hours of the premises both ground floor and first floor. Comparison is given to the Workers Club – it is noted that a "Club" does not come under the definition of "Food and Drink" premises. The restaurant at the Workers Club serving "Food and Drink" closes at 9pm daily.



No consideration appears to have been given in the application to the impacts on the approved residential premises adjoining the Site. The proposed extension of operating hours to 1am will create a considerable nuisance for the adjoining residential premises, such that my clients may face significant loss as a consequence of lost rent, if the noise impacts are not conducive to the quiet enjoyment of a residential dwelling.

Details and specifications of adequate noise and vibration solutions should be provided by a suitably qualified engineer or acoustic consultant.

A 9pm closure, as operated by the Workers Club restaurant is appropriate when considering nearby residents.

DA/0188/1819 (Page 36-37 SEE)

II. SECTION 4 – Principal Development Controls – Goulburn CBD

Clause 4.2.7 – Noise and Vibration

The applicant has sought approval to open from

- Monday to Thursday: 10:00am – 11:00pm
- Saturday, Sunday and Public Holidays: 10:00am – 1:00am

A change of usage and proposed change of opening hours will require noise and vibration impacts on the amenity of surrounding businesses and adjoining residential shop top housing to be reconsidered especially given that the proposed changes would see patrons rise from 20 to 61 and proposed closing hours increase from 9.30pm to 1am.

The applicant claims, '*The development is not considered to have any noise or vibration impacts*' and the proposed development complies.

However, the applicant concedes earlier in the SEE in support of their request to change upstairs from residential to retail premises:

that the change of use proposed will ameliorate any noise impacts which could have interfered with the amenity of tenants within residential premises.



This contention is presumably based on the use proposed under the original DA, whereby the capacity of the restaurant was limited to 20 people and closed at 9.30pm.

Again, no consideration of the impact on the amenity to neighbouring residential premises has been given. As outlined above, my clients consider that details and specifications of adequate noise and vibration solutions should be provided by a suitably qualified engineer or acoustic consultant.

In addition to my clients' concerns regarding noise emissions, the operating hours of the proposed use brings with it potential security concerns for the residents that utilise the rear laneway for primary access to the adjacent residential premises.

Patrons still occupying the premises in the late hours of the evening, or leaving the establishment at closing time, are likely to be inebriated. This is concerning for my clients and the safety risk it poses to the occupants of 201 Auburn Street who have no other means of access to their residences other than via the rear laneway.

Our clients consider that the operating hours are inappropriate for the location of the premises and surrounding uses.

9. Biofiltration tank location

DA/0188/1819 (Page 10 SEE)

SECTION 3 - 3.0 PARTICULARS OF PROPOSED DEVELOPMENT

(2) Proposed alterations to approved layout – First Floor

It is noted that in order to manage the additional stormwater from the proposed deck area, a biofiltration trench has been nominated on the ground floor plan as well as a designated waste disposal area to account for the increase in waste generation from the Premises.

It is noted that the proposed biofiltration tank on the ground floor is a significant trench – running approximately 8m along a length of the adjoining property. Not only will the position of the trench limit access to the parking at the rear of the premises, but more importantly is likely to undermine the structural integrity of the double storey brick wall's 1925 foundations.



Mechanical exhaust for ground floor kitchen to be ducted to the rear of the ground floor extension – impact of amenity, smell and noise on neighbouring properties has not been considered.

10. Developer contributions

DA/0188/1819 (Page 42 SEE)

- **4.3 ASSESSMENT OF LIKELY IMPACTS OF PROPOSAL**

The Premises falls within the Section 7.12 Developer Contributions area, however as the proposed cost of works is \$70,000 (i.e. less than \$100,000) no developer contributions apply to the development.

MOD/0029/1819 (Page 23 SEE)

- **G. ASSESSMENT OF LIKELY IMPACTS OF PROPOSAL**

The Premises falls within the Section 7.12 Developer Contributions area, however as the proposed cost of works is less than \$100,000, no developer contributions apply to the development.

In both **DA/0188/1819** and **MOD/0029/1819** the applicant proposed the cost of works to be \$70,000 and less than \$100,000 hence no development contributions apply. This, in my clients' opinion, is significantly undervalued.

The area of extension alone comprises approximately 130 square metres. The current (minimal) commercial rate for work of this type is approximately \$2,000 per square metre. Therefore, the cost of extensions will be at least \$260,000 plus alterations to existing building and fit out. The estimated cost of works realistically, would most likely be something on or around \$450,000.

Accordingly, Council must apply developer contributions.

11. Fire Safety Provisions

DA/0188/1819 (Page 44 SEE)

- **4.7 CATEGORY 1 FIRE SAFETY PROVISIONS**

There are no Category 1 fire safety provisions which currently apply to the existing building, and there are no provisions which are proposed to apply to the building following its change of use.



This is simply because the development is proposed within a Class 6 Building which is under 500m² and under 25m in effective height.

The neighbouring building, at 42 Clifford Street, is less than 500 square metres in floor area and under 25m in height. In that case, fire safety standards were still imposed and enforced.

Having regard to the proposed timber deck, nature of use (commercial kitchen), proposed number of patrons (61), windows in the adjoining building and residential use of the adjoining building, my clients consider that that further work would be required to ensure adequate fire separation between the two buildings.

12. Missing survey and site plan

There is no survey attached to **DA/0188/1819** and **MOD/0029/1819**.

A survey prepared by a registered surveyor should include all neighbouring buildings in the laneway, windows effected and windows on the boundary of the adjacent site, should be provided in order for Council to properly assess the impact of the proposed development.

13. Heritage Impact

GOULBURN MULWAREE DCP 2009:

- **APPENDIX H: Heritage Impact Statement Requirements of the DCP state:**

A brief one to two page account included in the 'Statement of Environmental Effects' will usually be sufficient for minor works that will have minimal impact on the heritage significance of an item.

We propose that the original DA and two subsequent applications do not constitute 'minor works' considering there is a first floor addition, the footprint has doubled on the ground floor, the roof line is changed, the floor space ratio will significantly change, the use of the building will change to that of a restaurant in its entirety as well as changes to the façade and overall appearance of the building.

The Site's Heritage Significance has not been adequately addressed in the proposal. Goulburn Mulwaree Council has sought to preserve and restore heritage architecture in the surrounding area. The Council Heritage Design Manual was created to assist with common heritage development matters, yet this seems to have been ignored by the applicant.



Recently an integral part of the building's heritage was irreparably altered when one of the earliest vaults in the city located at 203 Auburn St was removed and destroyed.

DA/0188/1819 (Page 19 SEE)

- **SECTION 4 - 4.0 ENVIRONMENTAL ASSESSMENT**

III. TABLE 1 – LAND USE TABLE

To protect the historic importance of Goulburn and protect the heritage integrity of its historic built form.

DA/0188/1819 (SEE Page 34)

- **I. CLAUSE 3 - DEVELOPMENT CONTROL PLANS**

3.1 – European (non-indigenous) Heritage Conservation

It is noted that the HIS (Heritage Impact Statement) has determined that the proposed development is of no impact to the heritage character of the premises or the surrounding time of Local Heritage Significance

The DA submission is not an impartial assessment and it is incumbent upon Council to:

- (a) Receive an independent report and
- (b) Consider reinstatement of the vault.

CONCLUSION

For the reasons outlined above, we consider that the applications, as presently before Council, do not merit approval.

If we may be of further assistance in this matter, please contact the writer.



Sincerely

A handwritten signature in black ink, appearing to read "Lee Carmichael". The signature is fluid and cursive, with a long, sweeping tail on the final letter.

Lee Carmichael
Director

Statement of Environmental Effects

VERSION 2.0
26 NOVEMBER 2018



STATEMENT OF ENVIRONMENTAL EFFECTS

LOT 1 DP 124404
203 AUBURN STREET GOULBURN NSW 2580

DOC-1819-0025

Statement Prepared by: K Cartwright

Plan & Co

Statement of Environmental Effects

STATEMENT OF ENVIRONMENTAL EFFECTS

203 AUBURN STREET GOULBURN NSW 2580

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3	Description of Proposed Development	7
4	Relevant Legislation and Planning Controls	10
5	Conclusion	27
6	Declaration	27

PLANNING INSTRUMENTS

The following environmental planning instruments, state legislation and Council policies are observed in this document:

Document	Acronym	Responsible Party
Environmental Planning and Assessment Act 1979	EPA Act	Goulburn Mulwaree Council
Goulburn Mulwaree Local Environmental Plan 2009	LEP	Goulburn Mulwaree Council
Goulburn Mulwaree Development Control Plan 2009	DCP	Goulburn Mulwaree Council

DOCUMENTATION AND PLANS

- Architectural Plans by Doug McIntyre (dated August 2018)
- Heritage Impact Statement (minor) by Plan & Co (dated September 2018)

Statement of Environmental Effects

SECTION 1

1.0 INTRODUCTION

This statement has been prepared based upon discussions and a brief provided by the Client in addition to information and plans of the proposed development. A site inspection has also occurred of the site for the development proposal. The findings, assessment and recommendations contained within the report are based upon the plans and information from the Client.

The application has been made pursuant to section 4.55(1A) of the *Environmental Planning and Assessment Act 1979* to modify DA/97/1617 (**the Original DA**). The development is of a local scale, and it is not state significant, designated development or integrated development. Goulburn Mulwaree Council is the relevant consent authority.

In addition to this Statement of Environmental Effects, the application is supported by a Heritage Impact Statement (minor) and architectural plans prepared by Peak Architecture.

The proposed development is permissible under the provisions of the *Goulburn Mulwaree Local Environmental Plan 2009* and has been assessed against the relevant clauses of the *Goulburn Mulwaree Development Control Plan 2009*.

The proposed development at 230 Auburn Street GOULBURN NSW 2580 (**the Premises**) seeks approval for the following modifications to the Original DA:

- (1) Alterations to the approved layout of the ground floor *retail premises*.

The proposal adheres to the controls and objectives as set out within the relevant environmental planning instruments and the development is recommended for approval.

1.1 HISTORY OF SITE

The Premises is located on Auburn Street GOULBURN and is located within the B3 (Commercial Core) zone. The Premises is currently under construction in accordance with the Original DA for use as a *retail premises* on the ground floor and a *residential premises* on the first floor.

The Premises has historically been utilized for retail and residential purposes.

Statement of Environmental Effects

SECTION 2

1.0 SITE LOCATION AND CONTEXT

The Premises is a 182m² allotment of land described as Lot 1 DP 124404, No. 203 Auburn Street GOULBURN NSW 2580; located south of the intersection of Clifford Street and Auburn Street, Goulburn.

Figure 1 – Locality Plan of Premises



Figure 2 – Aerial Photograph of Premises



The Premises is located within the main street of Goulburn and is sited between two by two-storey commercial premises with shop top housing (refer figure 3) and opposite an RSL club.

Statement of Environmental Effects

Figure 3 – Surrounding Area



Figure 4 – Streetscape of Premises (Premises identified by red arrow)



Statement of Environmental Effects

1.1 SITE DESCRIPTION

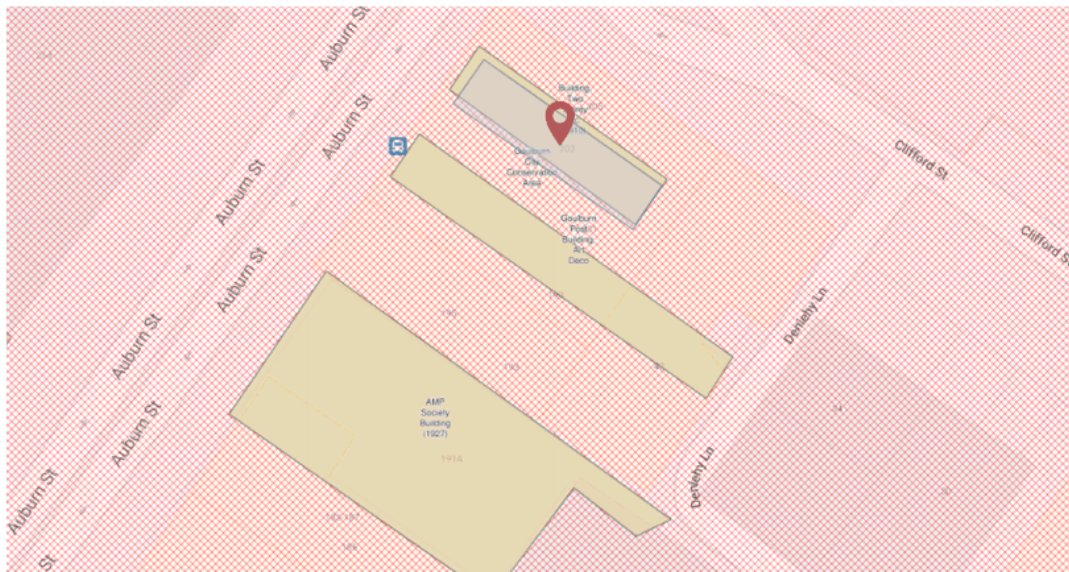
The Premises comprises a building of Local Heritage Significance (I059) fronting Auburn Street with rear lane access to the Premises which is accessed via an unformed road off Clifford Street. Refer Figure 1 for locality plan and Figure 2 for an aerial photograph of the site.

The proposal is located within the B3 (Commercial Core) zone, the Goulburn Heritage Conservation Zone and is sited in proximity to two further items of Local Heritage Significance (I056 and I058), as set out in Schedule 5 of the LEP.

Council granted development consent to DA/97/1617 to permit the use of the ground floor of the Premises as a *retail premises (food and drink premises)* and the first floor as a *residential premises (shop top housing)*. It is noted that the *retail premises* area of the development was approved with a parking requirement of zero (0) on-site car spaces – a deviation from the DCP parking requirements. One (1) car space was provided for the tenant of the shop top housing.

The modification proposed to amend the layout of the ground floor extension approved by DA/97/1617 will not result in any new requirement for additional parking.

Figure 4 – Proximity of the Premises to Heritage Items (Local)



Statement of Environmental Effects

1.1.1 IDENTIFICATION OF LAND CONSTRAINTS AND RESTRICTIONS

The Premises is listed as an item of Local Heritage Significance within Schedule 5 of the LEP and is located within the Goulburn Heritage Conservation Zone.

As such, the proposal is required to be accompanied by a Heritage Impact Statement (minor) to ensure that the proposed development does not detract from the heritage significance of the building or the Heritage Conservation Zone.

2.1.2 CURRENT INFRASTRUCTURE SERVICING THE PROPERTY

Available infrastructure and servicing will not limit the proposed development. The Premises is serviced by a sealed state road that is operating well within satisfactory service levels. The public road frontages are barrier kerb and channel on both sides of Auburn Street and adequate parking facilities are provided along Auburn Street, Clifford Street and the multi-level car park approved by Council for McKell Place (refer Figure 5). Public transport options are within walking distance to the Premises (refer Figure 6).

Figure 5 – Proximity of the Premises to Parking Options (highlighted in red)



Statement of Environmental Effects

Figure 6 – Proximity of the Premises to Public Transport/Taxi Options (highlighted in purple)



Furthermore, the Premises is connected to Council’s water and sewer infrastructure.

SECTION 3

3.0 PARTICULARS OF PROPOSED DEVELOPMENT

The development application is submitted for:

1. Alterations to the approved layout of the ground floor *retail premises*.


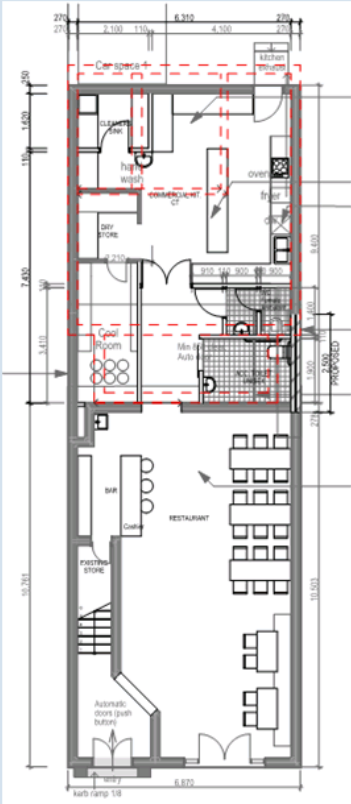
Statement of Environmental Effects

(1) Proposed alterations to approved layout – Ground Floor

It is proposed to reconfigure the ground floor currently approved as a *retail premises* to allow for more efficient use of the space, as well as allow for sufficient space for vehicle maneuvering at the rear of the Premises – refer attached plans and Table 1 below. The following items are amended in the proposed design:

- A. Addition of female ambulant W/C.
- B. Relocation of unisex disabled W/C.
- C. Reconfiguration of commercial kitchen and restaurant.
- D. Relocation of cool room.
- E. Removal of light wells and reduction of proposed extension length by 600mm.
- F. Removal of staff bathroom and approved doorway.
- G. Amended access into storage room below staircase.

Table 1 – Illustration of Proposed Amendments – Ground Floor Extension Layout

Approved Plans Ground Floor	Proposed Amendments Ground Floor
	

Statement of Environmental Effects

General Aspects of the Development

Hours of Operation

It is noted that the Original DA specifies the following operating hours, to which the proposed development will comply with:

- Monday to Thursday: 11:30am – 9:30pm
- Saturday, Sunday and Public Holidays: 11:30am – 9:30pm

Staff Requirements

It is proposed that there will be 2 full time staff members and 1 part time staff member present during business hours and the restaurant has capacity for 20 patrons.

Waste Management

Based on the GFA of the proposed development reducing in size, there are no amendments proposed to the approved waste management for the Premises.

Car Parking

The proposed plans indicate the 1 car space provided to comply with the requirements of the DCP for the land use approved on the first floor (*shop top housing*). The space is will be compliant in width and length with suitable space to facilitate vehicle maneuvering with the reduction of the ground floor extension by 600mm. It is noted that the Original DA did not provide adequate space for vehicle maneuvering.

This Statement of Environmental Effects considers the proposal in terms of current Environmental Planning Instruments and controls, as assesses the proposals against these criteria.

The conclusion from this assessment recommends that development consent be issued for the proposal.

3.1 PLANNING CONTEXT

The provisions of the *Environmental Planning and Assessment Act 1979* provide the criteria for an evaluation of any development application made to the consent authority. These matters are identified below to allow an assessment of the proposed development with section 4 of this report:

Statement of Environmental Effects

- i. Acts and Regulations – the only directly applicable New South Wales Statute is the *Environmental Planning and Assessment Act 1979 (the EPA Act)*. Other Acts are considered for relevance of the Integrated Development provisions at clause 91.
- ii. State Environmental Planning Policies (**SEPP**) – SEPP (Sydney Water Drinking Catchment) 2011, and SEPP 55 (Remediation of Land) are considered for relevance.
- iii. The Local Environmental Plan relevant for the Premises is the *Goulburn Mulwaree Local Environmental Plan 2009 (the LEP)*.
- iv. The Development Control Plan relevant for the Premises is the *Goulburn Mulwaree Development Control Plan 2009 (the DCP)*.

SECTION 4

4.0 ENVIRONMENTAL ASSESSMENT

In determining an application for development consent, the consent authority must take into consideration such of the matters referred to in section 4.15(1) of the EPA Act as are of relevance to the development the subject of the application. The heads of consideration are set out in section 4.15(1) of the EPA Act and are as follows:

- (a) *the provisions of:*
 - i. *Any environmental planning instrument, and*
 - ii. *Any draft environmental planning instrument and*
 - iii. *Any development control plan, and*
 - iv. *Any planning agreement that has been entered into under section 7.4, or any draft planning agreement that the developer has offered to enter into under section 7.4, and*
 - v. *The Regulations (to the extent that they prescribe matters for the purposes of this paragraph), and*
 - vi. *Any coastal zone management plan (within the meaning of the Coastal Protection Act 1979) that applies to the land to which the development application relates, and*
- (b) *The likely impacts of the development, including environmental impacts on both the natural and built environments, and social and economic impacts on the locality,*
- (c) *The suitability of the site for the development,*
- (d) *Any submissions made in accordance with this Act or the regulations,*
- (e) *The public interest*

The proposed development is now assessed in terms of those heads of consideration and also relevant statutory considerations.

Statement of Environmental Effects

4.1 RELEVANT STATUTORY CONSIDERATIONS

There are no Federal Acts relevant to the proposed development.

4.2 ENVIRONMENTAL PLANNING INSTRUMENTS

A. STATE ENVIRONMENTAL PLANNING POLICIES (SEPP)

There are two SEPPs applicable to the proposed development:

- *State Environmental Planning Policy (Sydney Drinking Water Catchment) 2001 (the SEPP SDWC),* and
- *State Environmental Planning Policy 55 (Remediation of Land) (the SEPP RL)*

State Environmental Planning Policy (Sydney Drinking Water Catchment)

It is advised that the Premises is located within the Sydney Drinking Water Catchment and therefore SEPP SDWC applies to the development. Pursuant to the SEPP SDWC, the development is required to show neutral or beneficial effect upon the Sydney Drinking Water Catchment.

With reference to the *Neutral or Beneficial Effect on Water Quality Assessment Guideline 2015*, the proposed development will not have an identifiable impact on water quality. As such, “*the proposed development will have a neutral or beneficial effect (NorbE) on receiving waters*”.

The controls in the SEPP SDWC are considered to be appropriately satisfied.

The proposed development complies.

State Environmental Planning Policy 55 Remediation of Land (the SEPP RL)

Consent authorities must consider each development application under the SEPP RL to assess the extent of any contamination and required remediation works. The property has no known previous or current usage that would suggest contamination has occurred that will require remediation activities.

The proposed development complies.

Statement of Environmental Effects

B. LOCAL ENVIRONMENTAL PLANS

The Local Environmental Plan applicable to the Premises is the *Goulburn Mulwaree Local Environmental Plan 2009*. The relevant clauses are assessed below.

I. PART 1 - PRELIMINARY

Clause 1.2 - Aims of the Plan

(a) To promote and co-ordinate the orderly and economic use and development of land in the area

The proposed development is considered an efficient use of existing business zoned land and the proposed layout modifications will make the ground floor extension easier to navigate for patrons using the bathrooms facility. The efficient utilization of existing business zoned land is an effective measure to re-invigorate the main street of Goulburn and increase pedestrian traffic to surrounding businesses.

Clause 1.3 - Land to which Plan applies

The *Goulburn Mulwaree Local Environmental Plan 2009* applies to 203 Auburn Street GOULBURN.

Clause 1.4 - Definitions

The proposed use of the Premises is defined in the dictionary as follows:

“food and drink premises means premises that are used for the preparation and retail sale of food or drink (or both) for immediate consumption on or off the premises, and includes any of the following:

- (a) A restaurant or cafe,
- (b) Takeaway food and drink premises,
- (c) A pub,
- (d) A small bar.”

“Retail Premises means a building or place used for the purpose of selling items by retail, or hiring or displaying items for the purpose of selling them or hiring them out, whether the goods or materials (or whether also sold by wholesale), and includes any of the following:

- | | |
|-------------------------------------|------------------------------------|
| (a) (Repealed), | (f) Kiosks, |
| (b) Cellar door premises, | (g) Landscaping material supplies, |
| (c) Food and drink premises, | (h) Markets, |
| (d) Garden centres, | (i) Plant nurseries, |
| (e) Hardware and building supplies, | (j) Roadside stalls, |

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- (k) Rural supplies,
- (l) Shops,
- (m) Specialized retail premises,

- (n) Timber yards,
- (o) Vehicle sales or hire premises,

But does not include highway service centres, service stations, industrial retail outlets or restricted premises.

“**Commercial Premises** means any of the following:

- (a) Business premises,
- (b) Office premises,
- (c) Retail premises.”

Clause 1.6 - Consent Authority

Clause 1.6 nominates Goulburn Mulwaree Shire Council as the relevant consent authority.

II. *PART 2 – PERMITTED OR PROHIBITED DEVELOPMENT*

The Premises is located in the B3 (Commercial Core) zone. The permissible land uses within the B3 (Commercial Core) zone include *commercial premises*, which clearly demonstrates that the approved *retail premises* is permissible (refer Figure 6 below).

Figure 6 – Excerpt of Land Use Table – B3 (Commercial Core) Zone

Goulburn Mulwaree Local Environmental Plan 2009
Current version for 27 July 2018 to date (accessed 21 August 2018 at 18:16)
[Land Use Table > Zone B3](#)

Zone B3 Commercial Core

1 Objectives of zone

- To provide a wide range of retail, business, office, entertainment, community and other suitable
- To encourage appropriate employment opportunities in accessible locations.
- To maximise public transport patronage and encourage walking and cycling.
- To reinforce the status of Goulburn as a regional centre.
- To ensure the scale and density of development complements the desired future character of the
- To protect the historic importance of Goulburn and protect heritage integrity of its historic built

2 Permitted without consent

Roads

3 Permitted with consent

Centre-based child care facilities; Commercial premises; Community facilities; Educational establ
 accommodation; Information and education facilities; Medical centres; Passenger transport faciliti
 premises; Shop top housing; Any other development not specified in item 2 or 4

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The LEP mapping indicates as follows:

Table 2 – LEP Assessment

Attribute	Description
Land Zoning	Currently zoned B3 (Commercial Core) <i>Retail Premises</i> are permitted with consent in the B3 zone.
Minimum Lot Size	No minimum lot size
Heritage	Premises is an item of Local Heritage Significance (I059) It is noted that the Premises is proximity to two items of Local Heritage Significance (I056 and I058) and is located within the Goulburn Heritage Conservation Area
Land Reservation	No controls apply
Height of Buildings	0 – 15m
Floor Space Ratio	2:1
Natural Resource Sensitivity	No controls apply
Minerals and Extractive Resources	No controls apply
Local Clauses	No controls apply
Flood Planning	No controls apply
Urban Release	No controls apply

III. TABLE 1 – LAND USE TABLE

Clause 2.3 relates to zone objectives and Land Use tables. The B3 (Commercial Core) zone objectives are produced below and assessed against the proposed development.

- *To provide a wide range of retail, business, office, entertainment, community and other suitable uses which serve the needs of the local and wider community.*

The proposal provides an opportunity to increase the number and variety of restaurants available to serve the needs of the local and wider community.

The proposed development complies.

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- *To encourage appropriate employment opportunities in accessible locations.*

The proposal encourages the introduction of retail (restaurant) businesses to commence operation within the Goulburn CBD, resulting in the employment of local construction, planning and certification professionals in the short-term and the subsequent employment of wait staff, cooks, cleaners on a long-term basis.

The proposed development complies.

- *To maximise public transport patronage and encourage walking and cycling.*

The proximity of the Premises to public transport options (refer figure 5 above) will encourage employees and customers alike to use public transport to get to and from the premises, as well as to frequent other businesses located within the Goulburn CBD without the necessity of using a vehicle.

The proposed development complies.

- *To reinforce the status of Goulburn as a regional centre.*

Providing additional opportunities for approved businesses to expand and reduce the number of vacant shop fronts along the main street of Goulburn will reinforce the status of Goulburn as a regional centre. Providing a variety of restaurants to cater to a broader range of the community will make the town more attractive to professionals looking to relocate from major cities, including Wollongong, and Canberra. The restaurant will increase the foot traffic along Auburn Street and in turn, increase the number of patrons then frequenting other businesses within the area.

The proposed development complies.

- *To ensure the scale and density of development complements the desired future character of the commercial core.*

Large and small vacant shop fronts punctuate the Auburn Street commercial core, reducing the visual amenity of the CBD and the desirability of businesses looking to the main street for tenancy options.

The concept plan provided in the DCP for the development of Auburn Street identifies boutique retail premises in the centre of the CBD as the desired future character. The scale and density of the proposed development complements this trend and the desired future character of the commercial core by providing a retail space to be tenanted by a new restaurant.

The proposed development complies.

Statement of Environmental Effects

- *To protect the historic importance of Goulburn and protect the heritage integrity of its historic built form.*

While the proposed development is within an item of Local Heritage Significance and within the Goulburn Heritage Conservation Area, Council has already approved the use of the ground floor of the Premises for retail purposes.

The proposal seeks approval for minor internal alterations to the floor plan previously approved by Council in the Original DA to allow for a more efficient use of space for the business in the ground floor extension. These alterations do not impact on the internal or external fabric of the building as the proposal is for layout modifications to an extension of the building. As such, there are no heritage considerations for the development beyond those already assessed in DA/97/1617, however a minor Heritage Impact Statement has been provided for information purposes.

It is considered that the proposal has a neutral impact on the historic importance of Goulburn and protects the heritage integrity of its historic built form.

The proposed development complies.

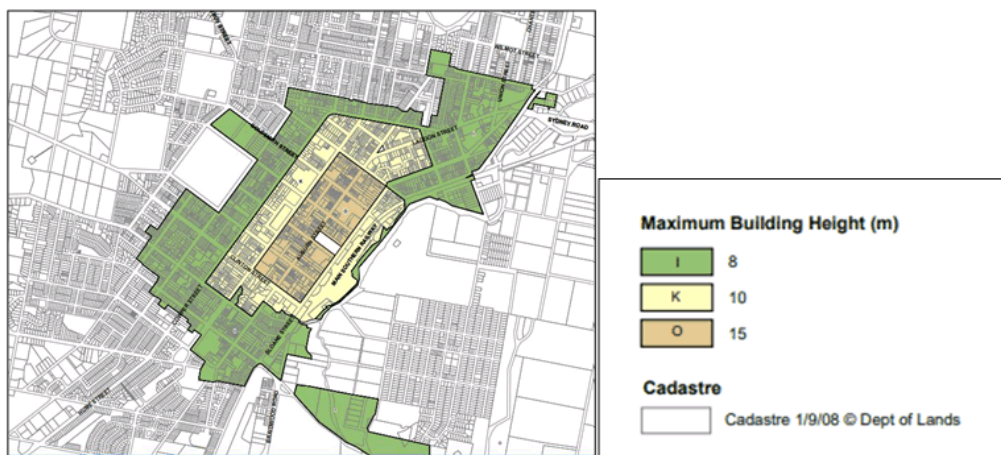
IV. PART 4 – PRINCIPAL DEVELOPMENT STANDARDS

- *Clause 4.3 - Height of Buildings*

It is advised that a height restriction of 15 metres is applicable to the Premises (refer Figure 7 below).

The height of the Premises is less than 15 metres and not proposed to be altered in the proposed development.

Figure 7 – Height of Building Map (Sheet HOB_003C)



Statement of Environmental Effects

The proposed development complies.

Clause 4.4 - Floor Space Ratio

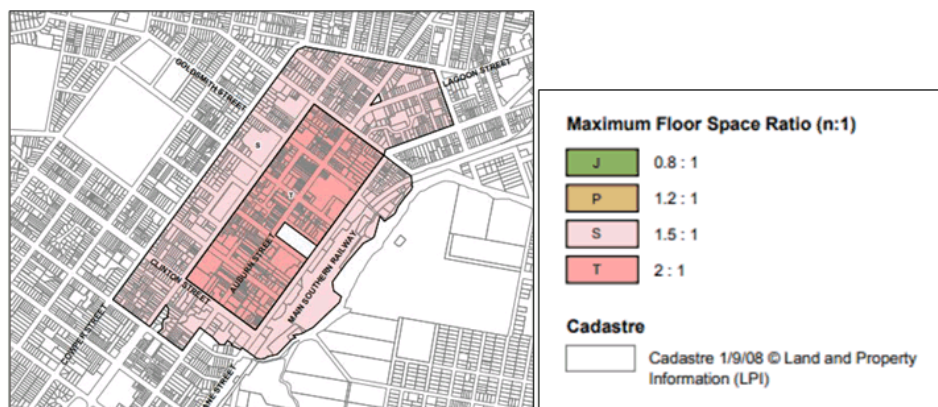
It is advised that a floor space ratio restriction of 2:1 is applicable to the Premises (refer Figure 8 below). The Gross Floor Area has been calculated in Table 3 below and supported by Figures 9 – 11.

Table 3 – Gross Floor Area Calculation

	Proposed Modification
Site Area	182m ²
Ground Floor Area	104.77m ²
First Floor Area	55.47m ²
Total Area	160.24m ²
FSR	2:1
Gross Floor Area Calculation	182 x 2
FSR x Site Area	= 364m ²
Compliant?	YES. 160.24m ² is under the 364m ² permitted.

The Premises has a total area of approximately 182m² with an approximate gross floor area of 160.24m². This is well under the FSR permitted for the Premises.

Figure 8 – Floor Space Ratio Map (Sheet FSR_003C)



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Figure 9 – Approved Ground Floor Layout

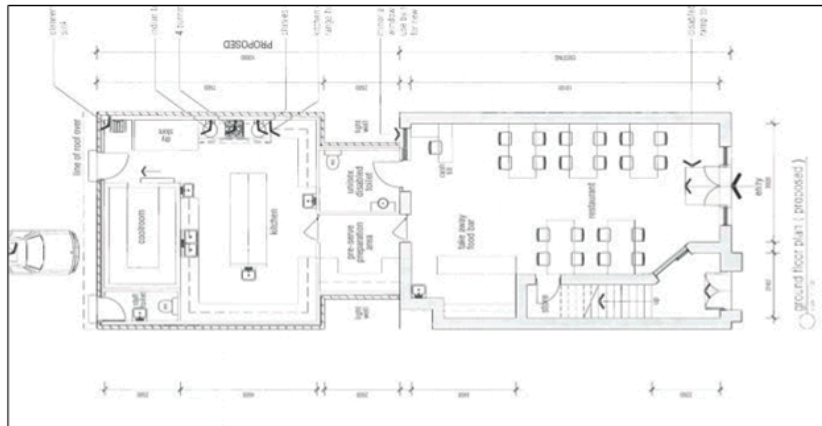


Figure 10 – Approved First Floor Layout

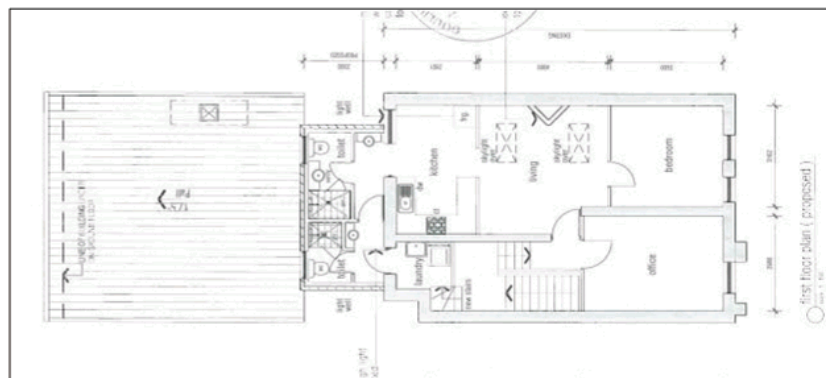
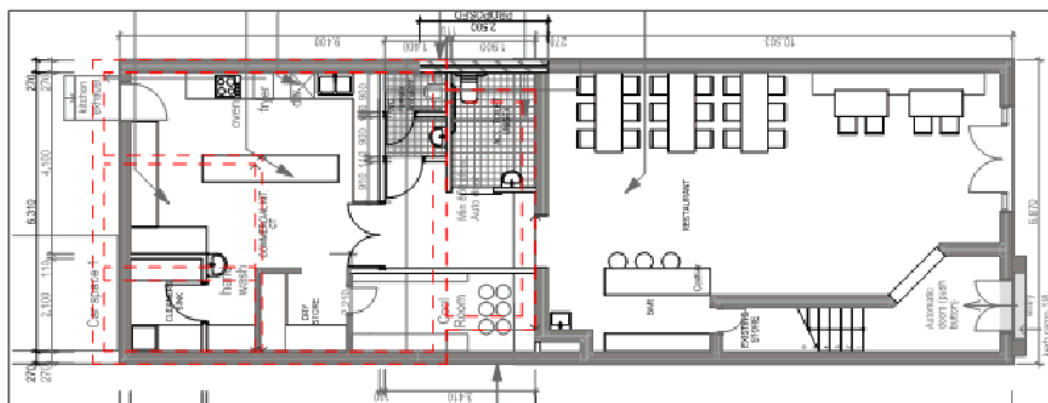
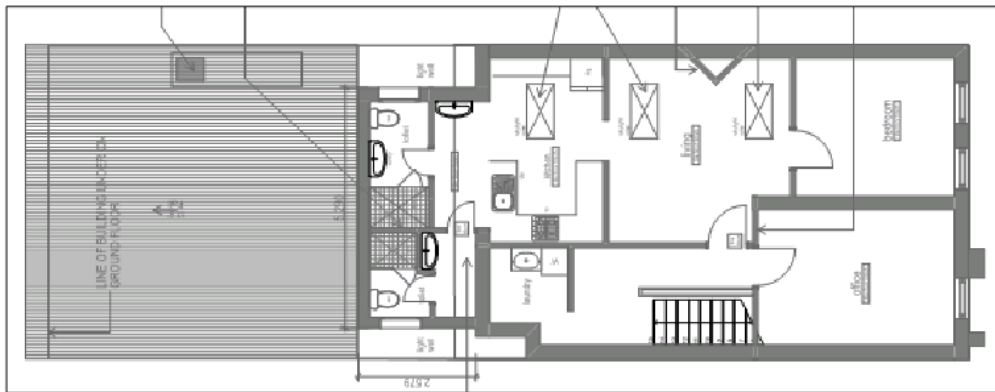


Figure 11 – Proposed Ground Floor Layout (with area calculations)



Statement of Environmental Effects

Figure 12 – First Floor Layout (no changes proposed)



The proposed development complies.

V. PART 5 – MISCELLANEOUS PROVISIONS

- *Clause 5.10 Heritage Conservation*

The Premises is listed as an item of Local Heritage Significance, being I059, listed as “Building, two storey (c 1910)”. The Premises is also within the Goulburn Heritage Conservation Area.

As such, Council must consider the effect of the proposed layout amendments to the approved ground floor extension on the heritage significance of the item prior to granting consent. In this case, a minor Heritage Impact Statement has been prepared to assure Council that there will be no impact to the heritage significance of the item or of the Goulburn Heritage Conservation Area.

A minor statement has been prepared on the basis that there are only minor internal alterations are required to facilitate the proposed use of the ground floor extension:

- Addition of female ambulant W/C,
- Relocation of unisex disabled W/C,
- Reconfiguration of commercial kitchen and restaurant,
- Relocation of cool room,
- Removal of staff bathroom and approved doorway,
- Amended access into storage room below staircase,

Furthermore, only minor external alterations to the approved ground floor extension are required to facilitate vehicle maneuvering:

- Reduction of proposed extension length by 600mm.

Statement of Environmental Effects

It is noted that the DCP only requires a basic HIS to be prepared and that it only requires a small submission within the Statement of Environmental Effects. For ease of assessment, a separate document has been prepared which complies with the DCP requirements for minor heritage assessments

The proposed development complies.

VI. CONCLUSION

There are no provisions within the LEP that the development does not comply with.

A. DEVELOPMENT CONTROL PLANS

The Local Environmental Plan applicable to the Premises is the *Goulburn Mulwaree Development Control Plan 2009* (the DCP).

The DCP is a non-statutory guideline produced by Council to provide guidance on development outcomes. Where there is a non-compliance with the provisions in the DCP, the Council must be flexible in applying those provisions and allow reasonable alternative solutions that achieve the objects of those standards for dealing with that aspect of the development.

The relevant clauses of the DCP are assessed below.

A. CLAUSE 3 – GENERAL DEVELOPMENT CONTROLS

- *3.1 – European (non-indigenous) Heritage Conservation*

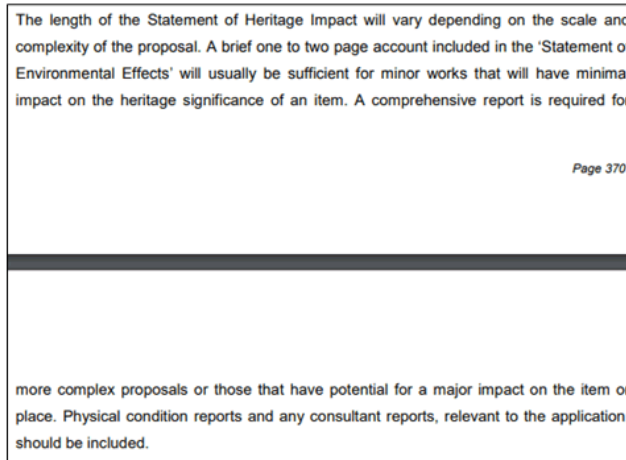
Heritage Item

As the proposed change of use of the Premises does not impact on the built form – i.e. there are no alterations or additions to the external fabric of the building – and as such, there is no compromise to the heritage character of the Premises or the surrounding items of Local Heritage Significance.

A Heritage Impact Statement (**HIS**) has been prepared to assess the impacts of the proposed development on the Premises and the adjoining heritage items of local significance. It is again noted that the DCP only requires the following to be submitted (refer Figure 13 below) where the works are considered ‘minor’:

Statement of Environmental Effects

Figure 13 – Heritage Impact Statement Requirements for Minor Development – Excerpt from the DCP



It is noted that the HIS has determined that the proposed development is of no impact to the heritage character of the Premises or the surrounding items of Local Heritage Significance.

The proposed development complies.

- 3.4 – Vehicular Access and Parking

Auburn Street is a **State Road** but carries predominantly residential traffic to the north and south of the Premises. Access to the Premises is via on-street parking provided along Auburn Street, Clifford Street, Market Street and McKell Place. Off-street parking is available at the rear of the Premises, accessed via Clifford Street, and two (2) car spaces are provided.

Car Parking Assessment

As Council has previously approved the parking arrangements for the ground floor *retail premises*, this has not been revisited or assessed as part of this application as it is considered that there is no modification to the intended use of the ground floor that would warrant the imposition of further off-street car parking requirements. It is noted that the GFA of the ground floor has been *reduced*, which would reduce the number of car spaces normally required for a development.

The proposed development complies.

Statement of Environmental Effects**B. SECTION 4 – PRINCIPAL DEVELOPMENT CONTROLS – GOULBURN CBD**

- *Clause 4.2.7 Noise and Vibration*

The tenants of the proposed *retail premises* will adhere to the previously approved hours of operation of the ground floor *retail premises* to mitigate any perceived impacts on surrounding businesses and shop top housing.

It is noted that Council considered the noise and vibration impacts on the amenity of surrounding businesses and shop top housing during their assessment of the Original DA and there are no additional factors to be considered as the proposal is for internal layout modifications to the ground floor extension only.

The proposed development complies.

C. DRAFT PLANNING INSTRUMENTS

There are no draft planning instruments applicable to the proposed development.

D. PLANNING AGREEMENTS OR DRAFT PLANNING AGREEMENTS

There are no planning agreements or draft planning agreements applicable to the proposed development.

E. REGULATIONS

There are no provisions of the Regulations that prescribe matters relating to this paragraph for the proposed development.

F. COASTAL ZONE MANAGEMENT PLANS

These plans do not apply to the Goulburn Mulwaree Shire.

Statement of Environmental Effects

G. ASSESSMENT OF LIKELY IMPACTS OF PROPOSAL

i. Servicing, Mains and Infrastructure, and Developer Contributions

Despite the reduction in GFA, there is no anticipated decrease in demand upon Council’s sewer and stormwater infrastructure resulting from proposed internal layout configuration changes within the ground floor extension of the Premises. Traffic generation is considered to be similar to the current usage that occurs across the site and in line with expectations for a commercial area.

The Premises falls within the Section 7.12 Developer Contributions area, however as the proposed cost of works is less than \$100,000, no developer contributions apply to the development.

The proposed development complies.

ii. Environmental Impacts

There are no environmental impacts associated with the proposed development.

In terms of the built environment, the proposed development seeks to alter the depth of the approved extension by 600mm to allow adequate space for vehicle maneuvering which was not provided in the Original DA. This alteration is confined to the rear of the Premises to a portion of the building which is to be constructed new and will not impact on the external appearance of the heritage building fronting Auburn Street. This enables the Premises to retain its value as an item of Local Heritage Significance within the Goulburn CBD, as well as avoiding any detracting from the Goulburn Heritage Conservation Area.

The proposed development complies.

iii. Social and Economic Impacts

There are no negative social impacts as the development will result in the addition of a new business to the Goulburn CBD, bringing economic growth to the area by way of increasing the hours which the local and wider community access the CBD and increasing pedestrian foot traffic to surrounding businesses. The proposed development represents an investment into the locality and is a reflection of the best commercial use of the land.

As an item of Local Heritage Significance, it is important to the Land Owner that it can be utilized in a positive way that is both sympathetic to the fabric of the building as well as being a suitable use within the Commercial Core.

The proposed development complies.

Statement of Environmental Effects**H. SITE SUITABILITY**

The site is suitable to allow for internal layout modifications to be made to the approved ground floor extension. Despite its heritage listing, the Premises has a long history of commercial activity and this proposal will simply allow for a more effective use of the approved ground floor extension of the Premises and allow the restaurant to function efficiently within the broader town centre.

There are three clubs in close proximity to the premises, a restaurant, two cafes and a number of retail outlets. As there is no proposed change of use, the development is considered to be a continuation of the general character of the street.

The combination of the available off-street parking for staff, street parking for customers and safe pedestrian access makes it an ideal use for the site.

The proposed development complies.

I. SUBMISSIONS

Any submissions made during the public exhibition of the Development Application will be addressed as they arise. It is advised that the proposed development is not considered to be contentious.

The proposed development complies.

J. THE PUBLIC INTEREST

The public interest is served through Statutory Acts and Regulations and the development and then application of land zonings, planning instruments and development controls. The proposed usage is permissible and do not contravene any state or council criteria or controls. The development will provide the opportunity for a restaurant to open within the main street of Goulburn – when assessed against the abovementioned controls and criteria the development does not act against the public interest.

The proposed development complies.

Statement of Environmental Effects**SECTION 5****5.0 CONCLUSION AND RECOMMENDATIONS**

The assessment of this proposal has not identified any major non-compliance, variation or impediment under the relevant Statutory or Council provisions. The proposed development offers social, economic and commercial benefits to the Goulburn community and there are no environmental impacts or conflicts with adjoining land uses. It is considered to be a suitable use for the site.

The proposal is recommended for development consent under section 4.16 of the *Environmental Planning and Assessment Act 1979*.

SECTION 6**6.0 DECLARATION**

I confirm that this Statement of Environmental Effects has been prepared in consideration of the relevant provisions of the *Environmental Planning and Assessment Act 1979*, the *Goulburn Mulwaree Local Environmental Plan 2009*, and the *Goulburn Mulwaree Development Control Plan 2009*.

While every reasonable effort has been made to ensure that this document is correct at the time of printing, the author disclaims any and all liability to any person in respect of anything done or the consequence of anything done or omitted to be done in reliance upon this whole or any part of this document.



Kate Cartwright

Plan & Co Pty Ltd

26 November 2018

12.2 DA/0188/1819 - 203 AUBURN STREET - ALTERATIONS & ADDITIONS AND CHANGE OF USE

Author: Chris Hargood, Team Leader Development Assessment

Authoriser: Warwick Bennett, General Manager

Attachments: 1. Supporting Documents [↓](#) 

DA Number:	DA/0188/1819
Address:	203 Auburn Street, Goulburn
Proposal Description:	Proposed façade painting, installation of business signage, change of use to first floor from residential to retail premises, internal alterations and addition of two car parking spaces.
Type of Development:	Local
Zone:	B3 Commercial Core
Variations to Policy:	No variations sought
Submissions:	Two
Key Issues:	Odour, noise, parking, safety, crime, loss of amenity to adjoining landowners and uses.

RECOMMENDATION

That:

1. The staff assessment report for development application DA/0188/1819 for the proposed façade painting, installation of business signage, and change of use to first floor from residential to retail premises, internal alterations and addition of two car parking spaces at 203 Auburn Street, Goulburn be received.
2. Consent be refused for DA/0188/1819 for the following reasons:-
 - (a) The proposal does not satisfy Part 1 Section 1.3(g) of the *Environmental Planning and Assessment Act 1979* “the Act” as it does not to promote good design and amenity of the built environment.
 - (b) The proposal does not satisfy the following sections of the Goulburn Mulwaree Development Control Plan 2009:
 - Part 1 Section 1.8
 - Part 3 Section 3.5
 - Part 3 Section 3.6
 - Part 4 Section 4.2.7
 - (c) The proposal is not in the public interest as:
 - It has not considered the likely impacts of the development on the locality.
 - It promotes unsatisfactory pedestrians and vehicle conflict.
 - It has not demonstrated that all owners of land on which the development is to occur have provided consent.
 - (d) The proposal having regard to the provisions of *Section 4.15 of “the Act”*, is considered to be unsatisfactory and therefore, is not in the public interest.

Section 375A of the *Local Government Act 1993* requires General Managers to record which Councillors vote for and against each planning decision of the Council, and to make this information publicly available.

BACKGROUND

Council is in receipt of two development applications in connection with the property known as 203 Auburn Street, Goulburn being DA/0188/1819 and MOD/0029/1819. The applications are interconnected and are required to be considered in the correct order. In this regard, MOD/0029/1819 must be considered first as the works contained in DA/0188/1819 build on the first application.

Development application DA/0188/1819 was referred to the 5 March 2019 Council Meeting for consideration and determination. Prior to the meeting the applicant requested that the application be withdrawn from the Council meeting and that the applicant be given an opportunity to respond to the public submission made against the proposal. Consequently, development application DA/0188/1819 was withdrawn from the Council Meeting Agenda and a letter requesting additional information was issued on 8 March 2019. On 13 March 2019 the applicant requested additional time to submit the requested information. Council accepted the request and extended the time to facilitate the submission of additional information from the 8 April to 23 April 2019.

In addition, Council staff liaised with the affected adjoining landowner by seeking consent to pass on private contact details in addition to those publically available within the business paper to enable neighbourly discussion on the proposal to take place. It is understood from the affected party that no contact with the affected landowner has been made by the applicant. At the time of finalisation of this report being 6 May 2019 none of the additional information requested by Council's letter of the 8 March 2019 has been submitted. Accordingly, development application DA/0188/1819 is resubmitted to Council for determination.

REPORT

Proposed Development

DA/0188/1819 was submitted to Council on 4 December 2018 by the applicant Plan & Co. The application was accompanied by a Statement of Environmental Effects "SoEE", Waste Management Plan, proposed concept signage and a selection of architectural drawings prepared by Doug McIntyre Architect, being drawings A02, A03, A06 all dated 26 August 2018.

The application seeks approval for the following proposed works as noted within the "SoEE":-

- a) Façade painting and external business signage.
- b) Change of use to the first floor from residential to retail premises.
- c) Minor alterations to the approved first floor layout.
- d) Change in off street configuration to permit two (2) car parking spaces.

The proposed works detailed within the introduction section of the "SoEE" are not consistent with the proposed works described on the application form. Furthermore, a review of the drawings submitted with the application identified additional works that are not mentioned either in Section 1.0 of the "SoEE" or on the development application form. In this instance the proposed new rear deck dining area along with the new external toilet facilities to the first floor, changes to the exhaust extract system and the proposed changes in trading hours have not been appropriately captured.

In notifying the proposal, Council relied on the information contained on the development application form and information obtained from the introduction page of the "SoEE" only. It is noted that not all of the proposed changes have been appropriately captured and documented on the drawings or within the "SoEE". In this regard the submitted plans show the removal of the access ramp to the Auburn Street entrance approved by the original approval DA/0097/1617. As these works have not been highlighted or discussed in the "SoEE" they are considered not to fall within the scope of the application placed before Council for consideration.

Furthermore, the plans submitted with the application are generally not sufficient enough to gain a thorough understanding of what is being proposed in conjunction with what is existing. The following information is considered necessary:-

- A detailed set of plans of the building in its existing configuration drawn to an appropriate scale and clearly annotated.
- A set of proposed plans that clearly define new works when compared against the existing structure drawn to an appropriate scale and clearly annotated.
- A set of plans that clearly identifies all works that have been previously undertaken without approval and that require retrospective approval to be considered.
- A detailed set of plans that clearly demonstrate compliance with the Foods Standards Code and relevant Australian Standards.

Background

A development application was lodged with Council on 26 November 2016 for the internal fit out and additions to the rear to create a new kitchen facility. A conditional approval of the proposal was granted by Council on 23 February 2017. The owner obtained a Construction Certificate from a Private Certifier in 2017 and subsequently commenced works onsite.

At a point in time after the Construction Certificate was issued it was brought to Council's attention that works being undertaken on site were not in accordance with the approval issued by Council.

Council received a development application in August 2018 for the purpose of modifying the existing approval. Council rejected the application under clause 51 of the Environmental Planning & Assessment Regulation 2000 as the application was unclear, deficient in information and with the modification changes proposed it was not considered to be a modification under Clause 4.55 of the Environmental Planning & Assessment Act 1979 "*the Act*"

In relation to the matter of work not being carried out as per the approval, Council conducted a site inspection in September 2018 where it was requested that site works cease until approval for the works could be obtained.

A further development application was submitted to Council on 7 November 2018 by the applicant. This was reviewed and returned as it did not contain sufficient information.

On 4 December 2018 a development application for proposed new works was submitted to Council and accepted. The application was given the reference DA/0188/1819 being the application currently under consideration.

Site Context

The site forms part of an established older part of Auburn Street, setback by one lot from the corner of Auburn and Clifford Street. The existing property is a two storey brick building with period feature detailing commensurate with the heritage nature of Auburn Street. The building occupies a narrow parcel of land known as Lot 1 in DP 1244404 with a total site area of 191m². Primary public access to the subject building is via Auburn Street, with vehicular and a secondary pedestrian access being available to the rear via a private laneway. The private laneway appears to service both Lot 1 in DP1244404 and Lot 1 in DP 1103240.

A locality plan of the development site and plans of the proposal are included in the Attachment. The subject site is depicted in blue and the private laneway in red.

Consultation and Submissions made in accordance with Act or Regulations

Public Submissions

The proposed development was notified between 30 January and 14 February 2019 to the three immediately adjoining properties directly affected by the proposed works. The Goulburn Mulwaree Development Control Plan 2009 “GMC DCP 2009” does not identify the proposed development under Section 1.7 Public Participation as requiring mandatory notification or advertising. It was considered that the proposal required notification due to the nature of the proposed changes. Notification of the proposal resulted in two submissions being received (refer Attachment). One of the submissions was a combined response in relation to MOD/0029/1819 and DA/0188/1819.

One submission provided support for the application on the grounds of the reuse of the heritage building. The second submission was against the proposal and raised a number of concerns with the development and application.

The following is a summary of the issues raised in the submissions that does not support DA/0188/1819 and the planning response:

Issue	Response
Identification of site and inconsistencies with plans.	The plans submitted and the “SoEE” are not consistent on the extent of the land being developed. The drawings portray a site that is larger in size than it actually is and are, therefore, likely to be misleading. This is discussed in more detail below. The matter raised by the submission is valid.
Impacts on light and ventilation	The application as submitted will block up windows to 201 Auburn Street and cause a change in light levels within the adjoining building. The application as submitted contains no details on what windows are to be obscured and levels of light that will be lost. This is discussed in more detail below. The matter raised by the submission is valid.
Impacts on services	The application as submitted requires the removal of service installations from the external elevation of 201 Auburn Street. The application as submitted contains no details on the impacts of the proposed works. This is discussed in more detail below. The matter raised by the submission is valid.
Car Parking – additional space	Plans provided with the application are not clear, inconsistent with the existing Lot and private lane way configuration and fail to demonstrate practical and suitable means of providing safe on site car parking. This is discussed in more detail below. The matter raised by the submission is valid.
Grease trap location	The plans identify the grease trap to be located within the middle of the private lane way. This is discussed in more detail below. The matter raised by the submission is valid.
Noise impacts on neighbouring properties.	No consideration has been given in the application on the impact on the premises adjoining the site in regards to noise. This is discussed in more detail below. The matter raised by the submission is valid.
Bio-filtration location	The proposed location of the bio-filtration trench will likely cause structural damage to the property of 201 Auburn Street. This matter is discussed in more detail below. The matter raised by the submission is valid.
7.12 Developer Contributions	The value of the works nominated does not appear to reflect actually or likely cost of development. This matter is discussed in more detail below. The matter raised by the submission is valid.

Assessment against Legislation and Policies

- State Environmental Planning Policy (Sydney Drinking Water Catchment) 2011
The site is located within the Sydney Drinking Water Catchment. The proposal has been assessed as having a neutral or beneficial impact on water quality.
- Goulburn Mulwaree Local Environmental Plan 2009

LEP 2009 Land Use Table information

The site is zoned B3 commercial Core. The proposed development is permissible as a type of commercial premises.

Clause 4.4 Floor Space Ratio "FSR"

The "SoEE" has provided on page twenty a "FSR" calculation which appears to contain incorrect information. The site area is noted as being 182m², whereas a review of the deposited plan mentions a site area of 191m². The gross floor area values appear to be undervalued and perhaps do not incorporate all of the required area.

Nonetheless, the site attracts an "FSR" value of 2:1, meaning the theoretical maximum floor space is 191 x 2 = 382m². If the "FSR" calculations are revised the proposal would still likely comply with Clause 4.4.

- Goulburn Mulwaree Development Control Plan 2009

3.5 – Car parking and driveways

The application proposes to convert the first floor residential accommodation into a retail premises. There is a reference within the "SoEE" for the use of first floor for the purpose of restaurant seating, however there is no definitive statement that captures the proposed use of the first floor. For the purposes of this assessment it has been considered that the reference to "restaurant seating" is to imply a continuation of the ground floor use.

The "SoEE" states that the application seeks *"the continued deviation to the DCP Parking requirements for the ground floor of the premises given it was approved under the original DA to provide zero on-site parking"*. This is the extent of the car parking assessment when considered against the provisions of the "GMC DCP 2009". This statement is considered incorrect.

A review of the original development application (DA/0097/1617) identified that car parking requirements were assessed based on historical credits being applied in conjunction with the proposed change of use to a restaurant. A total of five (5) spaces were required beyond what was historically allowed for. Council chose not to require these additional five (5) spaces be provided onsite.

Nonetheless, the decision of Council to not require additional onsite car parking in relation to the original approval DA/0097/1617, was based on a ground floor restaurant with residential accommodation above; a very different set of circumstances to what is being proposed by this application.

An assessment of the car parking provisions contained within section 3.5.2 of the "GMC DCP 2009" has identified that car parking is required to be provided at a rate of one (1) space for every three (3) seats provided. A review of the plans indicate that twenty-five (25) seats are being provided to the ground floor and a further forty-one (41) seats to the first floor, resulting in a total of sixty-six seats (66). The required car parking is twenty-two (22) spaces.

The original development approval DA/0097/1617 provided seating capacity for twenty (20) seats. At a rate of three spaces per seat this equates to a parking requirement rounded up to seven (7) spaces.

To this, one space was provided for the residential accommodation and one space for the office component. Therefore the total number of car parking spaces required by DA/0097/1617 is nine (9) spaces. These are referred to as credits in the next calculation.

Subsequently, the proposal requires a total of thirteen (13) spaces to be provided. The plans propose two (2) spaces to be provided on-site leaving a shortfall of eleven (11) spaces that cannot be provided on-site.

Finally, the application as submitted has made no request to vary the car parking provisions, provided for under the "GMC DCP 2009", neither has the application been supported by any form of traffic impact assessment or parking analysis other than to identify the location of nearby on street car parking facilities and public transport connections.

Consequently, the application is unable to demonstrate that in not providing sufficient onsite car parking there will be no negative impacts on the locality, because it has not been properly considered. Therefore, the application as submitted has neglected to properly interpret and consider the likely impacts of the development on the locality.

The proposal cannot be supported in its current form.

Likely Impact of Proposed Development

Noise, odour and amenity of adjoining lands:

The plans submitted are not consistent with each other and contain discrepancies, particularly in relation to location and design of the kitchen exhaust extract system. The location of the exhaust extract will likely convey cooking gases, odour and mechanical fan noise directly towards the residential access to 201 Auburn Street. The "SoEE" does not mention or discuss this change and neither is it appropriately documented in the list of proposed changes being sought on page eight (8) of the "SoEE".

Consequently, the application is unable to demonstrate that there will be no negative impacts on the adjoining land or users of that land by means of noise, odour and visual amenity.

The application contains a waste management plan assessment based on average L/m² rates per day as provided for the use of a restaurant within the EPA Better Practice Guidelines for Waste Management and Recycling in Commercial and Industrial Facilities. Nonetheless, the gross floor area measurements do not appear to reflect the actual site and are likely to be underestimated. While the revised calculation does not change the proposed number of 240 litre mobile garbage bins required, it does however mean that there is no additional capacity onsite based on the plan provided. Subsequently, there is the possibility that not all garbage can be contained within the facility provided which may give rise to offensive odours, vermin problems and loss of visual amenity. Furthermore, the site is very restrictive. It may transpire that additional capacity cannot physically be provided onsite.

The proposal cannot be supported in its current form.

Access, Transport and Traffic:

The proposal has directly indicated that two additional off-street car parking spaces are to be provided on site as identified on the plans. This is incorrect as one space is already in existence under the original approval DA/0097/1617, therefore it is only possible to provide one additional space. The plan details turning radiuses that make it impractical for the proposed second space to be functional and therefore, unable for the vehicle to exit the site in a forward direction. The turning radiuses do not appear to be in accordance with the relevant Australian Standard (AS2890).

The use of the second proposed car parking space has the potential to cause unacceptable conflict with both the pedestrian access to the residential entrance at the rear of 201 Auburn Street and the rear commercial entrance to the ground floor shop of 201 Auburn Street. Furthermore, by incorporating a second car parking space there is significantly limited space to place the required garbage receptacles to service the development within the confines of Lot 1 DP 1244404 while at the same time allowing safe pedestrian access to and from the rear of 203 Auburn Street.

Consequently, the application as submitted is unable to demonstrate that the additional car parking space proposed is both functional and suitable for its intended use. The proposal cannot be supported in its current form.

Visual Amenity:

The “SoEE” has provided discussion on the proposed façade repainting and signage and that the colour scheme is to align with the brand identification colours. The main wall colour is identified as being gold/cream. Further clarification is required in this regard, however the visual mock up does give perspective to the clean and uncluttered appearance the front elevation will portray.

Ordinarily, confirmation of colours would be included as a condition of consent.

Noise & Acoustic Amenity:

The “SoEE” contains on page eight (8) a request to vary the proposed trading hours significantly from that of the original approved hours consented to under DA/097/1617. A summary comparison is provide below.

Weekday	Existing approved	Proposed
Monday to Friday	11:30am to 9:30pm	10:00am to 11:00pm (excluding Fridays)
Saturday, Sunday & Public holidays	11:30am to 9:30pm	10:00 to 1:00am

The request to extend trading hours and to exclude Friday trading is suggested by the “SoEE” to align them with other similar approved uses such as cafes, restaurants, shops and clubs, however the application as submitted provides no further discussion to support the extended trading hours. There is no indication on intended customer target base for the late night operation and no assessment has been undertaken on the impacts of extending the trading hours.

Additionally, the comparison with the Workers Club is not considered comparative as it is not a similar development. For instance, the restaurant closes at 9pm. Consequently, the application is unable to demonstrate that in extending the trading hours there will be no negative impacts on the locality. The proposal cannot be supported in its current form.

Safety, Security and Crime Prevention:

The proposal seeks to intensify the development via increased seating capacity, the provision of an external dining deck and the extension of trading hours. Accordingly, this intensification requires consideration against issues of safety, security, crime prevention for staff, patrons, adjoining properties and the wider locality. The “SoEE” and plans have not provided any discussion or consideration of these matters, or consideration of the Crime Prevention Through Environmental Design principles. The proposal cannot be supported in its current form.

Economic Impact on the Locality:

It is considered that the proposal, if carried out to the standard required by the governing legislation has the potential to provide a degree of economic benefit to the Goulburn central business district. Nonetheless, in its current form the economic merit would be at the potential detriment of others.

It is considered that the proposal could be adjusted to provide mutually beneficial outcomes that would ensure economic benefits to the locality.

Site Design and Internal Design:

The submitted plans do not correctly identify the site by its correct legal boundaries and includes land to the rear that is not part of Lot 1 in DP 1244404. Council's mapping system identifies the land to the rear as a private laneway. Furthermore, the plans indicate work occurring within the private laneway. The "SoEE" at page three (3) clearly identifies the site area as excluding the rear laneway, therefore the "SoEE" and plans are inconsistent with each other and not clear. For work to occur within the private laneway owners consent must be provided.

A review of the application form indicates that only one parcel of land has been nominated as being the land to be developed. It may therefore be construed that the application has not been properly made as all land to be developed has not been properly identified.

The plans depict the removal of the previously approved light well structures, however does not clearly identify this change. The "SoEE" makes only one reference to the removal of the light wells on page eight (8). There are no further references.

The removal of the light wells means the external brick enclosing walls to the rear addition will be built up along the lot boundary with 201 Auburn Street and will therefore block established windows to 201 and 205 Auburn Street respectively. There is no commentary within the "SoEE" to address the impacts on the adjoining landowners by the blocking up of these windows. In blocking up the windows the proposal will deny natural light and ventilation to the adjoining properties.

Consequently, the application is unable to demonstrate that in blocking up the windows there won't be negative impacts on the adjoining land uses. Therefore the application as submitted has neglected to correctly interpret and consider the likely impacts of the development on the adjoining properties. The proposal cannot be supported in its current form.

In addition, the removal of the light wells will impact on service installations located in the southern light well area that service 201 Auburn Street. Whilst it is not directly known if these service installations reside within the legal boundary of 201 or 203 Auburn Street, the services are however, a remnant of the historical construction decisions and should be considered as being located lawfully.

Consequently, the "SoEE", makes no reference to how these service installations are to be managed or indeed relocated, therefore as the "SoEE" is silent the application as submitted has neglected to consider the likely impacts of the development on the adjoining land owners. The proposal cannot be supported in its current form.

The submitted plans detail the proposed location of a 500 litre rainwater tank to the rear of the building. The rainwater tank is elevated above the ground and as no supporting structure is provided below the rainwater tank, it appears that the tank is wall mounted. The proposed rainwater tank is also above the proposed bio-filtration trench. A review of the S3qm summary sheet provided with the application indicates the required onsite storage is to be 5000 litres. Accordingly, the area will require resetting out to accommodate the new tank size. Given the restrictive nature of the site it is not certain if it is indeed possible to actually accommodate what is required onsite.

Consequently, the application is unable to demonstrate that what is required in relation to water quality can actually be provided. The proposal cannot be supported in its current form.

The plans detail the proposed location of the bio-filtration trench and is provided with an annotation that denotes the area of the bio-filtration trench to be 1.98m². The location of the trench is parallel and adjacent to the external wall of 201 Auburn Street.

A review of the S3qm summary sheet provided with the application indicates the required area for the bio-filtration trench is 2m², therefore the application information provided is inconsistent.

The plan submitted does not contain any numerical values as to the exact size of the proposed bio-filtration trench, therefore it cannot be ascertained if the actual required area can actually be accommodated onsite. In addition, the proposed location being both parallel and immediately adjacent to the external wall of 201 Auburn Street is not considered appropriate. As such a location will divert and concentrate stormwater flows at or below the level of the foundations, which may impact on the structural integrity of the foundations. The property 201 Auburn Street is an older building and the foundation design is likely to be shallow when compared with current practices. Therefore, the excavation of the bio-filtration trench may cause the existing foundations to be undermined.

Consequently, the application is unable to demonstrate that in placing the bio-filtration trench in the proposed location there will be no negative impacts on the adjoining land uses. The proposal cannot be supported in its current form.

Suitability of the Site for the Proposed Development

The site is considered suitable for the proposed use. The adaptive reuse of existing buildings, in particular items within the Goulburn City Heritage Conservation Area is encouraged. Nonetheless, this does not ordinarily transpire that the proposal placed before Council is indeed actually suitable for the site.

Policy Considerations

- Goulburn Mulwaree LEP 2009 (as amended)

The provisions of the “*GMC LEP 2009*” where applicable have been taken into consideration in the assessment of DA/0188/1819.

- Goulburn Mulwaree DCP 2009 (as amended)

The provisions of the “*GMC DCP 2009*” have been taken into consideration in the assessment of proposed DA/0188/1819.

- Goulburn Mulwaree Section 94A Levy Plan 2009

The stated value of works on the development application form is an unsupported estimate of the proposed works. The estimation does not appear to be reflective of the actual scope of works required to effect the change of use from residential to that proposed. Council must be satisfied that the estimate is a reasonable estimation of the works required. In this regard the value would need to be substantiated through either a detailed cost breakdown provided or a Quantity Surveyors report to the satisfaction of Council.

Conclusion and Recommendation

The application DA/0188/1819 presented before Council for determination seeks approval for proposed façade painting, installation of business signage, change of use to first floor from residential to retail premise's, internal alterations, addition of two car parking spaces and other items contained within the “*SoEE*”. The application was received after it was brought to Councils attention that works were being undertaken on site that were not in accordance with the original approval. Whilst Council supports the adaptive reuse of heritage items and wishes to encourage development to occur within the Goulburn central business district, it must however, do so in a manner that ensures the impacts of the proposed development have been fully considered and if carried out will not be at the detriment to the locality, other established developments and uses.

In this instance the application as submitted is unable to demonstrate that if approved there will not be any negative impacts on or to adjoining and adjacent land uses and the locality. The application is therefore recommended for refusal.

The applicant and owner are encouraged to explore alternative design arrangements in conjunction with adjoining land owners and site constraints to ensure mutual beneficial outcomes can be achieved. Furthermore, any subsequent application to Council should ensure all likely impacts of the development are considered.

FINANCIAL IMPLICATIONS

Nil

LEGAL IMPLICATIONS

The applicant may seek to review or appeal the determination in accordance with the provisions of Divisions 8.2 and 8.3 of the Environmental Planning & Assessment Act 1979.

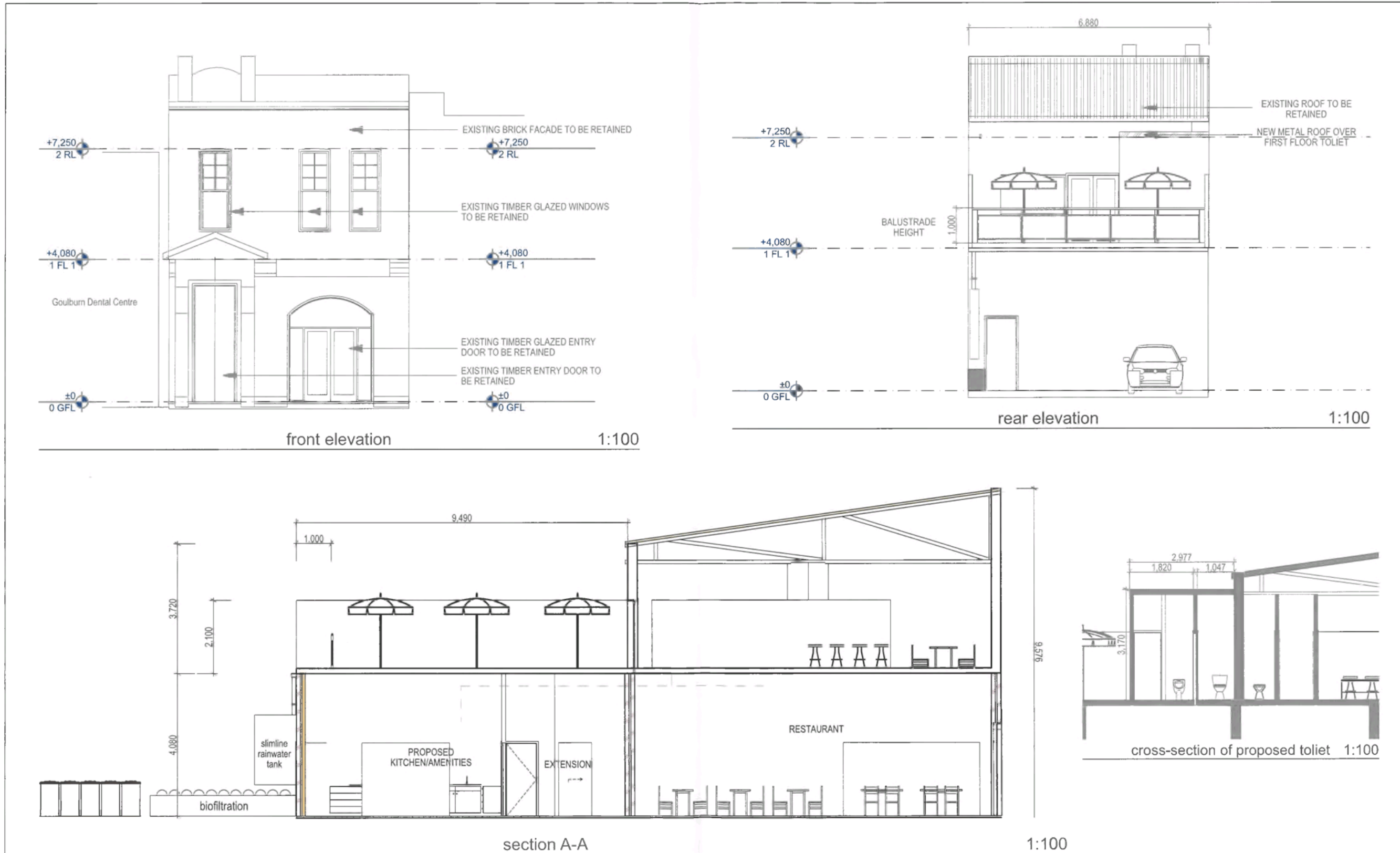
Attachment

DA No.	DA/0188/1819
Location	203 Auburn Street, Goulburn
Proposed Development	Alterations & Additions and Change of Use
Attached documents	<ul style="list-style-type: none"> • Plans • Submissions • Statement of Environmental Effects

Locality Plan

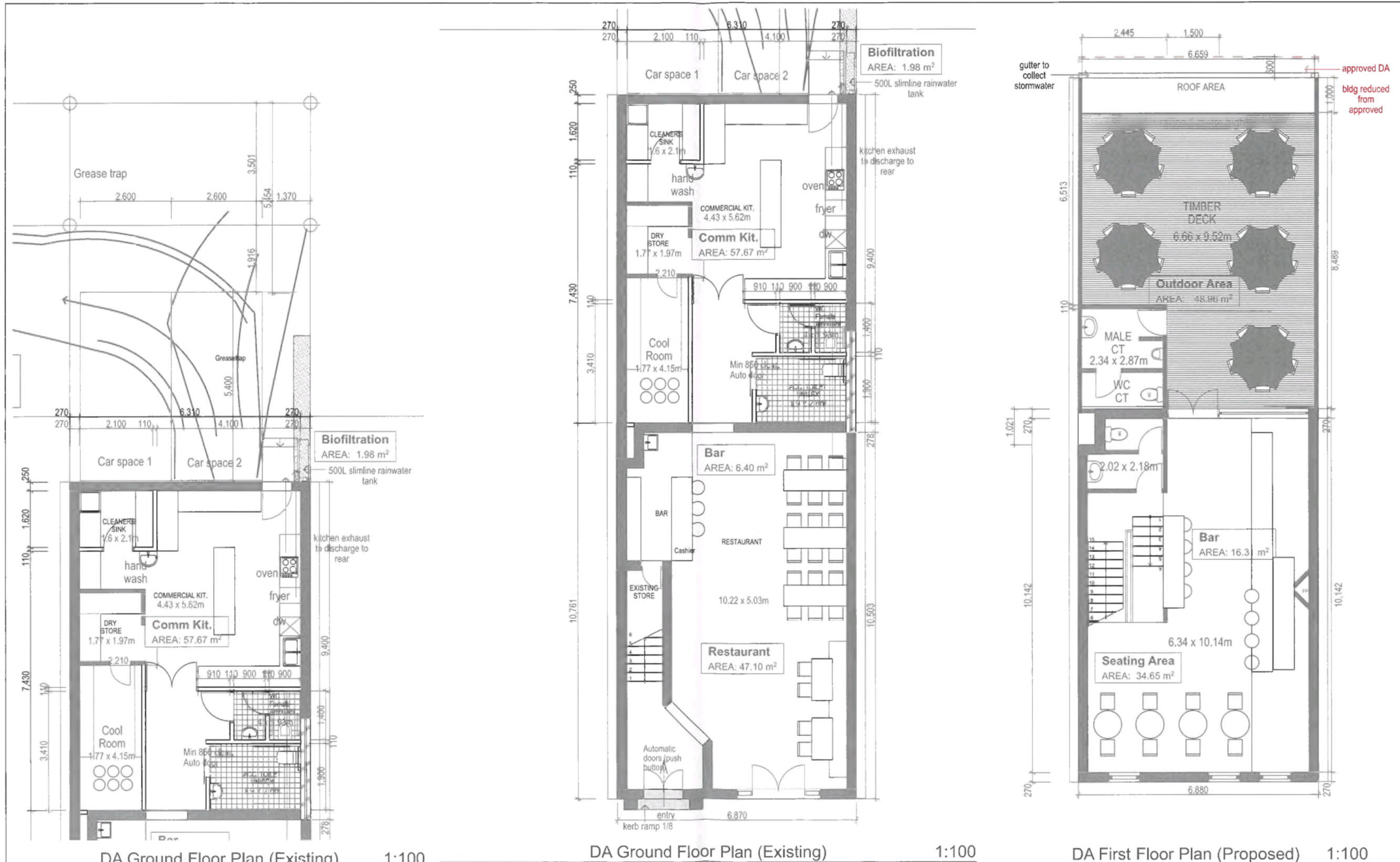


Plans



A	00/00/0000	Issued for Client Review	 	Mob; 0439 815 670 Email; dougmacca@gmail.com 91 Goulburn St, Crookwell NSW 2583 www.enumerarch.wordpress.com.au	 Scale 1:100. 1m bar on A3 sheet Copyright Doug McIntyre 2018. All dimensions & layouts to be checked & verified on site prior to costing & construction. Not to be used for construction.	Project Description: Development Application (DA) Lot/DP Address: Lot: 1 / DP: 1244404 203 Auburn St GOULBURN NSW 2580 Client Name: GOLDEN OVEN	Date Started: 26 Aug 18 Sheet Number: A06
B	00/00/0000	Issued for Development Application					
C							
D							
E							

Plans



A	00/00/0000	Issued for Client Review
B	00/00/0000	Issued for Development Application
C		
D		
E		



Mob: 0439 815 670
 Email: dougmacca@gmail.com
 91 Goulburn St, Crookwell NSW 2583
 www.enumerarch.wordpress.com.au

Doug McIntyre Architect



Scale 1:100. 1m bar on A3 sheet

Copyright Doug McIntyre 2018. All dimensions & layouts to be checked & verified on site prior to costing & construction. Not to be used for construction.

Development Application (DA)

Lot: 1 / DP: 1244404
 203 Auburn St GOULBURN NSW 2580
 GOLDEN OVEN

Date Started: 26 Aug 18
 Sheet Number: **A03**

Submissions

From: penalver <penalver@goulburn.net.au>
Sent: Monday, 4 February 2019 11:01 AM
To: PlanningEnquiries
Cc: John Taylor; Celia & Bob Galland; Linda Cooper; dougmacca@gmail.com
Subject: DA / 0188 / 1819 Submission - Save File and Acknowledge

Categories: Admin

Attain.: Chris Harwood

re: DA / 0188 / 1819; 203 Auburn Street, Goulburn - Conversion to Two Storey Restaurant.

Goulburn Heritage Group members strongly welcome this DA proposal. It is situated in a very important section of Auburn Street and offers an excellent example of how an existing two storey can be adapted well to a functional new use.

This building has an interesting street facade; our GHG members support its full retention without alteration. The re-use of the upper floor is very highly commended. Lighting at night will add greatly to the street environment. We wish this project every success.

GOULBURN HERITAGE GROUP

Submissions



12 February 2019

The General Manager
Goulburn Mulwaree Council
Locked Bag 22
GOULBURN NSW 2580

Sent by email: submissions@goulburn.nsw.gov.au;
chris.hargood@goulburn.nsw.gov.au

Dear General Manager,

**OBJECTION TO PROPOSED DEVELOPMENT | APPLICATION NOS.
DA/0188/1819 AND MOD/0029/1819 | 203 AUBURN STREET
GOULBURN**

I refer to the above matter and to Council's letter dated 25 January 2019. I write this letter on behalf of the registered proprietors of 201 Auburn Street, Goulburn.

My clients raise a number of objections to the proposed development at 203 Auburn Street Goulburn (**the Site**), for a number of reasons, including:

1. Identification of building;
2. No notification of original **DA/97/1617**;
3. Impact on light and windows of existing building;
4. Car Parking requirements;
5. Private Lanes Policy;
6. Floor Space Ratio;
7. Grease Trap location;
8. Biofiltration Tank location;

Planning Development Consulting
Level 2, Suite 1, 144 Junction St Nowra NSW 2541
Level 2, 73 Church Street, Wollongong NSW 2500

Mailing Address: PO Box 214 Wollongong NSW 2520
T: (02) 4288 0150 W: www.pdcplanners.com.au E: mail@pdcplanners.com.au

ABN 64 612 774 848



9. Noise impact on neighbouring properties;
10. Developer contributions;
11. Fire Safety Provisions;
12. Missing survey and site plan; and
13. Heritage Impact.

Each of these concerns will be addressed separately below.

There have been two Development Applications and a proposed Development Modification, therefore it is not possible to refer to one without often referencing the others.

Throughout this submission I will refer to the following documents:

- **DA/0188/1819** Statement of Environmental Effects ('SEE')
- **DA/0188/1819** Plans by Doug McIntyre Architect ('Plans')
- **MOD/0029/1819** Statement of Environmental Effects ('SEE')
- **MOD/0029/1819** Plans by Doug McIntyre Architect ('Plans')
- **DA/97/1617** (the 'Original DA')
- **GOULBURN MULWAREE DEVELOPMENT CONTROL PLAN 2009** ('the DCP')
- **GOULBURN MULWAREE LOCAL ENVIRONMENT PLAN 2009** ('the LEP')
- **GOULBURN MULWAREE HERITAGE DESIGN MANUAL and PRIVATE LANES POLICY**

My clients understand that the application for modification MOD0029/1819 and the application for development consent DA/0188/1819, are separate applications with separate notification periods.

However, the applications are interrelated and have a combined effect. As such, it is appropriate that a consolidated letter of objection, addressing both applications, be prepared for Council's consideration.

1. Identification of the building

MOD/0029/1819, (Page 2 SEE)

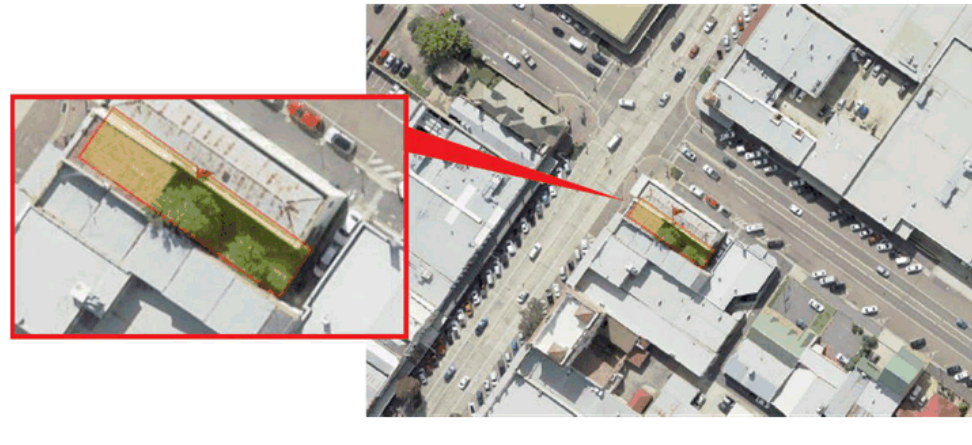
- **SECTION 1, 1.0 INTRODUCTION**

The proposed development modification states:

*The proposed development at 230 Auburn Street GOULBURN NSW 2580 (**the Premises**) seeks approval for the following modifications to the Original DA*

This is incorrect. The development is located at 203 Auburn St, Goulburn.

Figure 1 - Locality Plan of Premises MOD/0029/1819 (Page 3 SEE) accurately locates the building – referencing Google maps.



2. No notification of the Original DA/0097/1617

The Original DA/0097/1617 was approved on 23rd February 2017.

GOULBURN MULWAREE DCP 2009:

- **Clause 1.7 Public participation**

Notification

Where development proposals are to be notified, the adjoining and/or adjacent property owners will be sent a notification letter from Council.

Our client was not notified of DA/0097/1617 approving an Indian restaurant on the Site. The building has been identified by Council as having Local Heritage Significance (Building number 1059). My clients are the registered proprietors of both 201 Auburn Street, Goulburn and 42 Clifford Street, Goulburn, both of which are either adjoining or immediately adjacent to the site of the development. Our clients should have arguably received two (2) notifications.

Goulburn Mulwaree Council received the DA in the week ending Friday 30 September 2016. They approved the application pursuant to Section 80 of the *Environmental Planning and Assessment Act 1979* (as it was then known) on 23rd February 2017. A period of over 21 weeks was available to notify our clients of DA/0097/1617.



Our clients contacted Council in July 2018 after being told about the DA. Council responded via email that an Indian restaurant had been approved downstairs and shop top housing on the first floor. However, this may be inconsistent with work that was being undertaken at the site, which Council was investigating at that time.

DA/0188/1819 (Page 35, SEE)

• **CLAUSE 3 – GENERAL DEVELOPMENT CONTROLS**

'Figure 17 - Approved Parking Layout' (**Figure 2**) believed to be approved in **DA/0097/1617** states the DP Number as 'Lot 1 DP 199993'. The DP of the Site, Lot 1 DP1244404, is clearly identified on **DA/0188/1819** and **MOD/0029/1819** Plans from Doug McIntyre Architect.

Figure 2 – Labeled as 'Figure 17 - Approved Parking Layout' in **DA/0188/1819** (Page 35 SEE) displays the incorrect LOT number as 'Lot 1 DP 199993'. Plans from **DA/0188/1819** identify the Lot as DP: 1244404

Figure 17 – Approved Parking Layout

Architect Doug McIntyre Plans from DA/0188/1819:

Development Application (DA)
 Scale 1:100, 1m bar on A3 sheet
 Copyright Doug McIntyre 2018. All rights reserved. This drawing is to be used on site prior to casting & construction. Not to be used for construction.

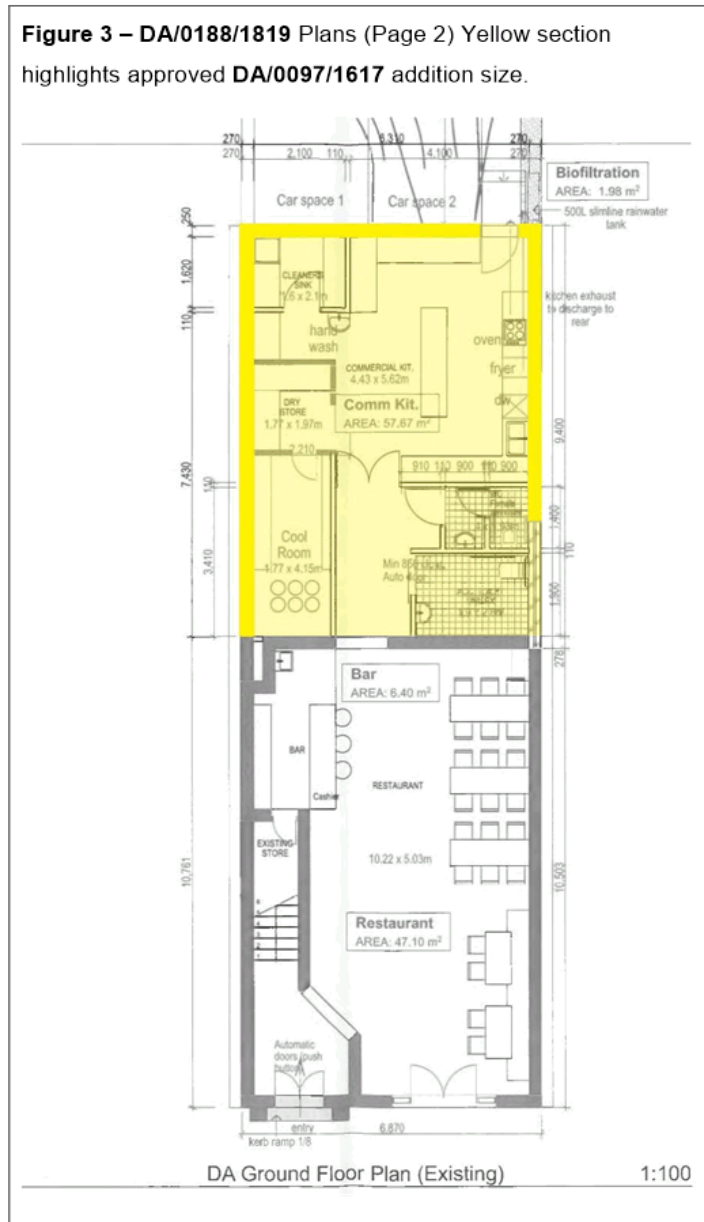
Development Application (DA)
 Lot: 1 / DP: 1244404
 203 Auburn St GOULBURN NSW 2580

26 Aug 18
 Sheet Number: **A06**

Development Application (DA)
 Lot: 1 / DP: 1244404
 203 Auburn St GOUL



The DA has doubled the footprint of the Site, highlighted in yellow (**Figure 3**), this will impact neighbouring properties within the Heritage precinct.





We request Council supply the First DA - **DA/97/1617** - to our clients so that they may review the application and what has been approved previously, before any modifications to this DA, or any subsequent DAs, are approved for the Site.

Arguably, it is open to my clients to commence judicial review proceedings in the Land and Environment Court, seeking to have the development consent granted pursuant to DA/97/1617 declared invalid. This in turn would affect any subsequent modification of that 'invalid' consent.

Leave to make a late application to the Court would be made on the basis that the development consent was only just brought to my clients' attention as a consequence of the modification applications.

My clients have not had a reasonable opportunity to object to the proposed extensions and how this may impact their access to the neighbouring premises, impact on solar access, parking and so on. Some of these objections are outlined in more detail below.

3. Impact on light and windows of existing building

MOD/0029/1819 (P7-8 SEE)

- **Section 3 - 3.0 PARTICULARS OF PROPOSED DEVELOPMENT**

The applicants propose to significantly alter the approved **DA/97/1617**:

1) Proposed alterations to approved layout – Ground Floor

E. Removal of light wells

Appropriate light wells must be provided FOR ALL 6 existing windows of the adjoining property 201 Auburn Street, together with provision for sewerage venting and gas supplies.

Figure 4 – Windows on adjoining property at 201 Auburn St



As Figure 4 demonstrates, there are a number of windows along the north-eastern face of the adjacent building (our clients' building), which will be obscured by the extension to the existing building.

If this building modification is approved, it will change the windows and light coming in to our client's property – this in turn changes the integrity of the building. This is a significant change in the context of a heritage precinct.

There is no information on the site plan showing the location of our property and its windows, or any of the other adjacent building to this site. A detailed survey should've been carried out. If this was part of **DA/97/1617** our client has not been made aware of this.



4. Car Parking requirements

There is current approval for one car space however to comply with the requirements of the DCP, two (2) car spaces must be provided.

DA/0188/1819 (Page 7-8 SEE)

- **SECTION 3 - 3.0 PARTICULARS OF PROPOSED DEVELOPMENT**

(4) The change in off-street parking configuration to permit two (2) car spaces

Car Parking

The proposed plans indicate the 2 car spaces provided to comply with the requirements of the DCP. These spaces are compliant in width and length and there is suitable space to facilitate vehicle manoeuvring.

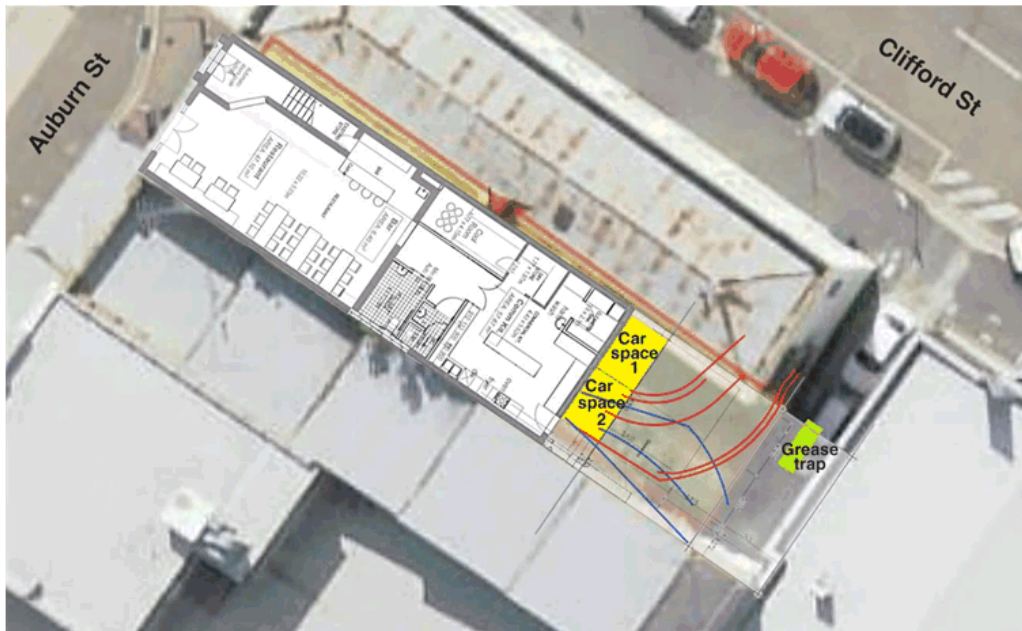
MOD/0029/1819 (Page 9 SEE)

- **SECTION 3 - 3.0 PARTICULARS OF PROPOSED DEVELOPMENT**

Car Parking

*It is noted that the Original DA (**DA/97/1617**) did not provide adequate space for vehicle manoeuvring.*

Figure 5 – Car movements



We have overlaid the architects plans (from **DA/0188/1819** Plans) onto the aerial photograph showing cadastral boundaries. The arrows drawn on the architectural plans (which we have highlighted in red and blue) denotes the path of a car can turning into the Site. They are in the wrong position on the plan and very misleading. The path runs straight into the adjacent building located on the corner of Clifford and Auburn St not into the laneway.

The proposed development does not satisfy requirements of the DCP. The turning circle and vehicle path are not accurately drawn on the submitted architectural plans of **DA/0188/1819** or **MOD/0029/1819** and will not permit two vehicles to access the Site.

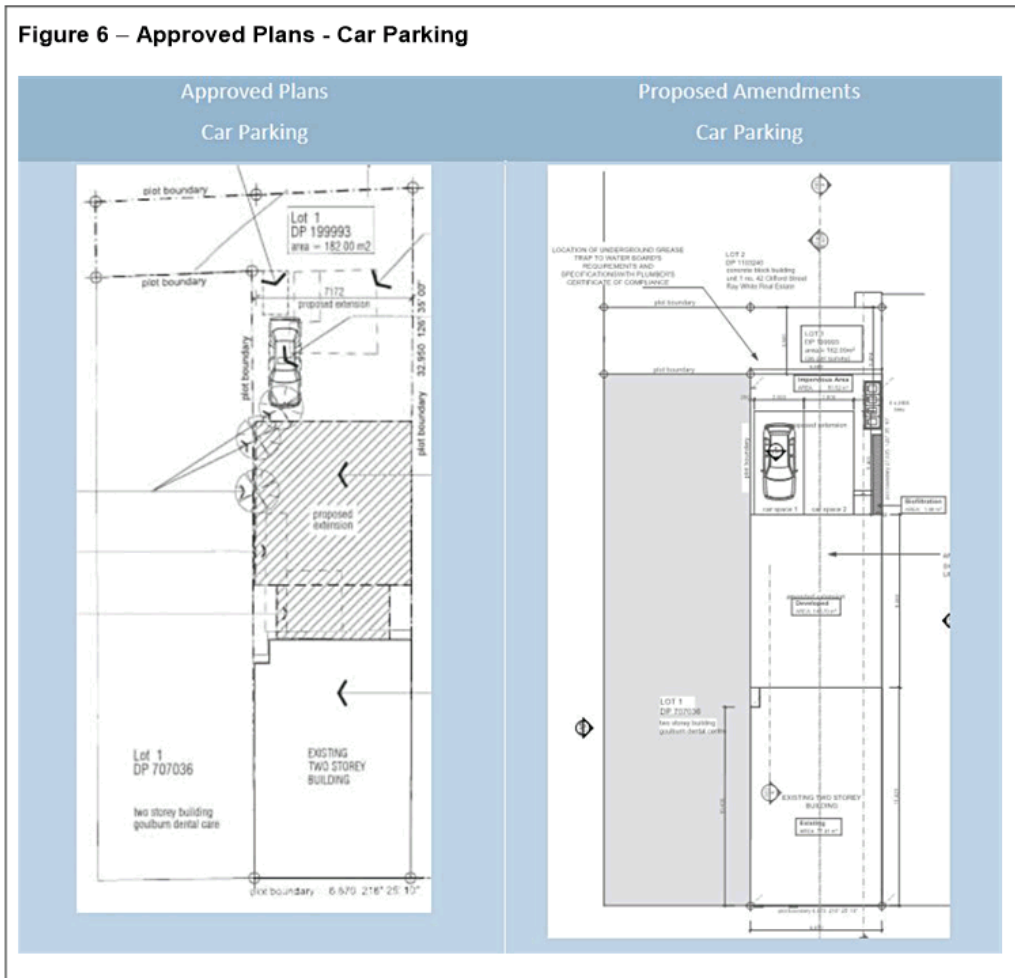
DA/0188/1819 (Page 12 SEE)

- **SECTION 3 - 3.0 PARTICULARS OF PROPOSED DEVELOPMENT**

Table 2 – Proposed Additional Car Space

The boundary in **Table 2** (reproduced at Figure 6) shows the boundary falsely. The boundary shown includes the laneway which gives a false impression of the space available to the subject property for parking an vehicle maneuvering.

Figure 6 – Approved Plans - Car Parking



The definition of **public road** in the *Roads Act 1993* (NSW)

- (a) any road that is opened or dedicated as a public road, whether under this or any other Act or law, and
- (b) any road that is declared to be a public road for the purposes of this Act.

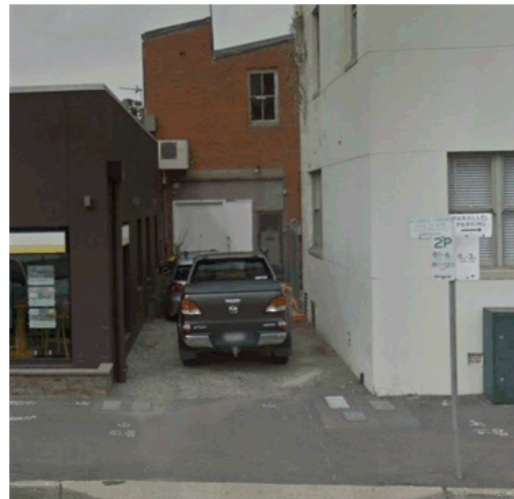
Section 6 of the *Roads Act 1993* (NSW) identifies the right of access to public road by owners of adjoining land.

- (1) The owner of land adjoining a public road is entitled, as of right, to access (whether on foot, in a vehicle or otherwise) across the boundary between the land and the public road.

The tenants of 201 Auburn St will be denied access to the public road via the public laneway if the proposal is approved, which is their **only** means of access to the premises. This lane is also used by the occupants of the retail tenancy (fronting Auburn Street) for deliveries, rubbish removal and staff entrance.

The *Roads Act* creates a legal right to access an adjacent public road by owners of adjoining land. Moreover, it is anticipated that our client's access will be impeded by too many vehicles using the laneway.

Figure 7 – narrow laneway access – image taken from Google Maps



The proposed plan of 2 (two) standard car parking spaces **cannot be** provided at the rear of the premises due to the lane width of 3.505m and a 90 degree turn into a 6.825m opening which is further reduced by 4 x 240 litre waste receptacles.

Maneuverability is further reduced by the proposed bio filtration tank, approximately 8m in length.

Car parking assessment:

Council is required to revisit the assessed application due to:



1. change of usage of the building;
2. assess the proposal as one building and one tenancy, with a consolidated use; and
3. the need to verify that the Ground Floor Area stated is correct.

Car Parking Requirements – 1 space per 3 seats for restaurants exceeding 100m²

61 seats ÷ by 3 = 20.33 thereby **21 carparking spaces required.**

The application seeks to rely on exceptions to parking requirements afforded by previously approved retail and residential uses. Rather than ask Council to view the proposed future restaurant use as a whole, the applicant has asked Council to compartmentalise the parking requirements, which is not appropriate.

The restaurant use will pervade the entire building and should be assessed as such in accordance clause 3.4.2 of Councils DCP. There has been no traffic study prepared that might justify a reduced number of car parking spaces that what is required by Table 3-2 of the DCP.

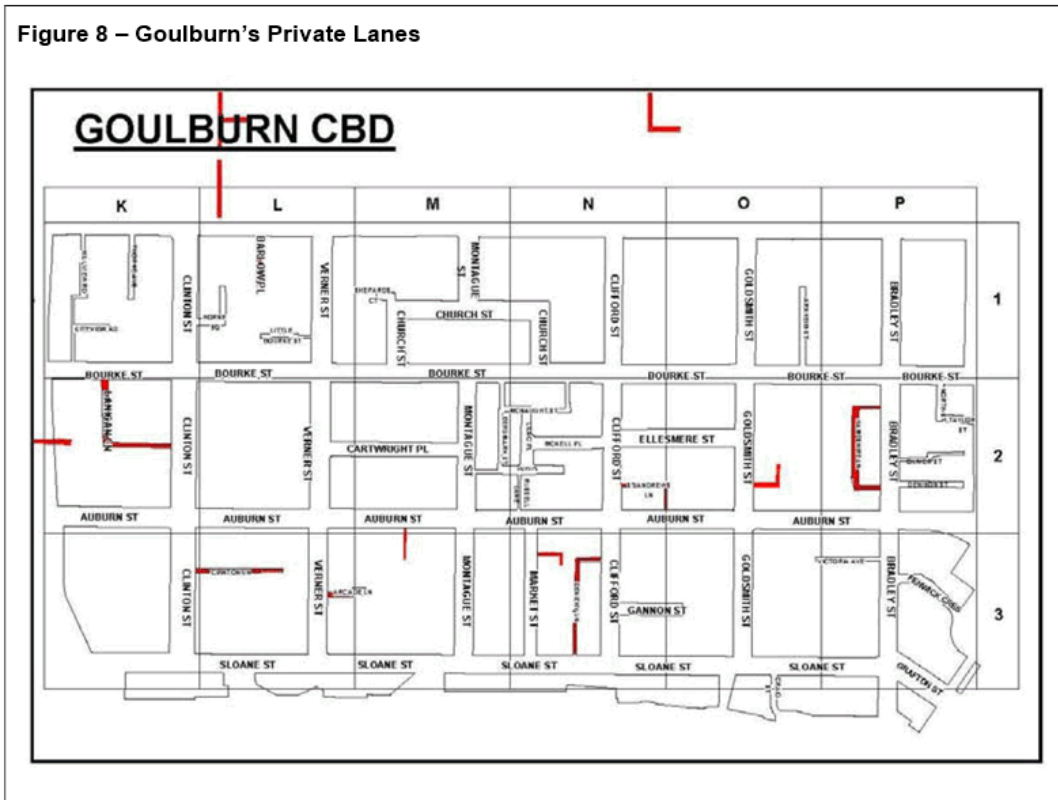
We propose a traffic engineer should be consulted to ascertain if access to the site by two cars is even feasible based on the inaccurate submitted drawings.

5. Private Lanes Policy

The Council has a 'Private Lanes Policy'. Deniehy Lane, which is accessed from Clifford St, is marked in red (See **Figure 8**, N3 below) and identified as a private lane. The laneway behind 201, 203 and 205 Auburn St is located north of Deniehy Lane and is not marked as a private laneway. Council is required to maintain public roads including the laneway servicing these buildings.

As this laneway is public and connected to a public road, access issues are a priority in any development being considered for the site.

Figure 8 – Goulburn’s Private Lanes



6. Floor Space Ratio

MOD/0029/1819 (Page 16-17 SEE)

- SECTION 4, IV. Principal Development Standards

The floor space ratio is calculated at 160.24m2. Table 1 has accurate figures of the floor space ratio

Table 1

		Stated	Actual
Ground Floor Area		104.77m2	138.39m2
First Floor Area		55.47m2	131.51m2
	TOTAL	160.24m2	269.90m2



Although 364m2 is permitted under B3 Commercial Core zone in the DCP, the applicants disregard for following Council submission requirements are

DA/0188/1819 (Page 10 SEE)

- SECTION 3 (2) Proposed Change of Use of First Floor to Retail Premises

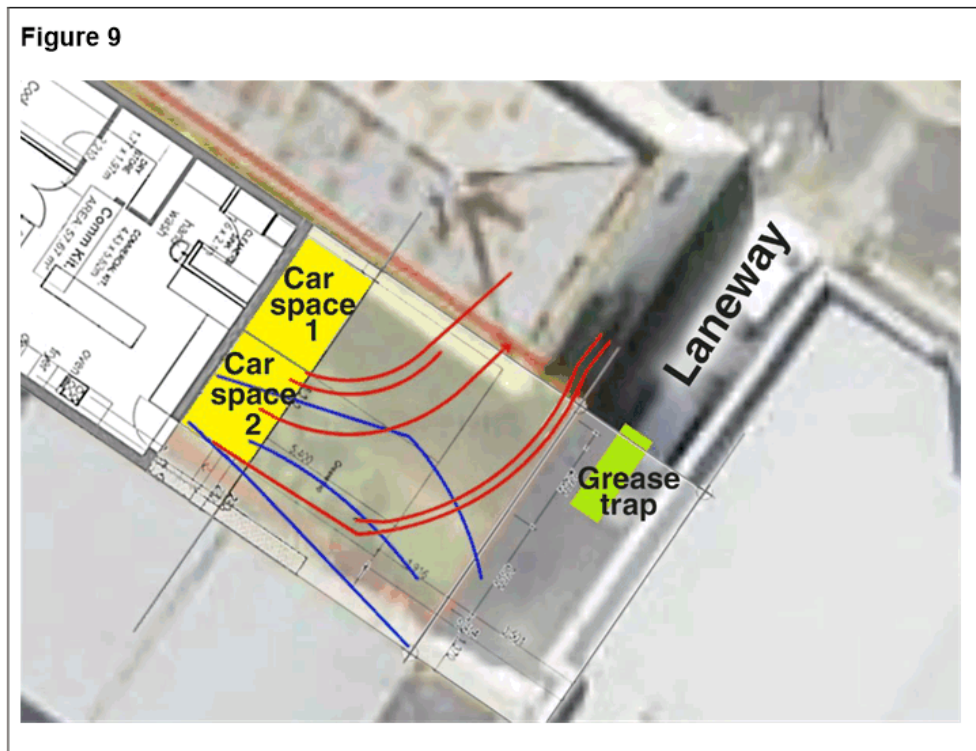
Proposed Change of Use of First Floor to Retail Premises the calculations of the ground floor area are incorrect.

Table 2

Ground Floor Area			
		Stated	Actual
Restaurant seating area		34.41m2	
Bar area		16.24m2	
Deck area		49.27m2	
	TOTAL	99.92 m2	131.51m2

7. Grease Trap location

From the submitted architectural drawings the Grease Trap appears to be located in the middle of the rear laneway and not on the applicant's property.



- **THE GOULBURN MULWAREE COUNCIL'S 'FOOD PREMISES FIT OUT'** states that:

To enable proper assessment of the proposed food premise, plans and specifications provided with a DA need to be sufficiently detailed. Plans required include:

- *A site plan - to a suitable scale (eg 1:100) including car parking, waste storage area, adjacent land uses, grease trap, wash down areas and toilet facilities.*
- *A floor plan to a suitable scale (eg 1:50) of the premises.*
- *Sectional elevation drawings - to a suitable scale (eg 1:50) showing all fittings and equipment and finishes to floors, walls and ceilings.*
- *Hydraulic plans (plumbing details) - to a suitable scale (eg 1:50) showing trade waste facilities such as sink screens, basket arrestors, grease traps and wash down areas that discharge to sewerage.*
- *Mechanical exhaust ventilation drawings (i.e. plans, elevation and schematic diagrams, where applicable) - to a suitable scale (eg 1:50) and be able to demonstrate that the system will be designed in accordance with relevant standards.*

Plans and specifications must include an itemised list of all appliances and equipment, and be designed to show compliance with the Australian Food Standards Code 3.2.2 & AS 4674-2004.



These documents and drawings are not attached to **DA/0188/1819** and **MOD/0029/1819**. The drawings supplied of the grease trap are inadequate to ascertain the function, location and scale of the Grease Trap.

Inlet and outlet pipework for grease traps are covered in the applicable plumbing and drainage codes and standards. Work is inspected by the NSW Department of Fair Trading.

The current location of the Grease Trap will be difficult to access when it regularly needs to be monitored and pumped out regularly. To service the grease trap in this location would impede the access to the neighbouring properties in the rear laneway.

The grease trap should be solely located within the applicant's property to be serviced and emptied as required without hindering access of others using the laneway.

8. Noise impact on neighbouring properties

DA/0188/1819 (Page 8 SEE)

3.0 PARTICULARS OF PROPOSED DEVELOPMENT

General Aspects of the Development

Hours of Operation

It is noted that the Original DA specifies the operating hours of 11:30am to 9:30pm. It is proposed that the ground floor and first floor of the Premises extends these operating hours to have hours similar to those approved for surrounding cafes, restaurants, shops and leagues clubs (it is noted that the Goulburn Workers Club operates from 10am – 1am Sunday – Wednesday and 10am – 3am Thursday – Saturday). As such, approval is sought for the following hours of operation:

- *Monday to Thursday: 10:00am – 11:00pm*
- *Saturday, Sunday and Public Holidays: 10:00am – 1:00am*

Approval is sought to extend the operating hours of the premises both ground floor and first floor. Comparison is given to the Workers Club – it is noted that a "Club" does not come under the definition of "Food and Drink" premises. The restaurant at the Workers Club serving "Food and Drink" closes at 9pm daily.



No consideration appears to have been given in the application to the impacts on the approved residential premises adjoining the Site. The proposed extension of operating hours to 1am will create a considerable nuisance for the adjoining residential premises, such that my clients may face significant loss as a consequence of lost rent, if the noise impacts are not conducive to the quiet enjoyment of a residential dwelling.

Details and specifications of adequate noise and vibration solutions should be provided by a suitably qualified engineer or acoustic consultant.

A 9pm closure, as operated by the Workers Club restaurant is appropriate when considering nearby residents.

DA/0188/1819 (Page 36-37 SEE)

II. SECTION 4 – Principal Development Controls – Goulburn CBD

Clause 4.2.7 – Noise and Vibration

The applicant has sought approval to open from

- Monday to Thursday: 10:00am – 11:00pm
- Saturday, Sunday and Public Holidays: 10:00am – 1:00am

A change of usage and proposed change of opening hours will require noise and vibration impacts on the amenity of surrounding businesses and adjoining residential shop top housing to be reconsidered especially given that the proposed changes would see patrons rise from 20 to 61 and proposed closing hours increase from 9.30pm to 1am.

The applicant claims, '*The development is not considered to have any noise or vibration impacts*' and the proposed development complies.

However, the applicant concedes earlier in the SEE in support of their request to change upstairs from residential to retail premises:

that the change of use proposed will ameliorate any noise impacts which could have interfered with the amenity of tenants within residential premises.



This contention is presumably based on the use proposed under the original DA, whereby the capacity of the restaurant was limited to 20 people and closed at 9.30pm.

Again, no consideration of the impact on the amenity to neighbouring residential premises has been given. As outlined above, my clients consider that details and specifications of adequate noise and vibration solutions should be provided by a suitably qualified engineer or acoustic consultant.

In addition to my clients' concerns regarding noise emissions, the operating hours of the proposed use brings with it potential security concerns for the residents that utilise the rear laneway for primary access to the adjacent residential premises.

Patrons still occupying the premises in the late hours of the evening, or leaving the establishment at closing time, are likely to be inebriated. This is concerning for my clients and the safety risk it poses to the occupants of 201 Auburn Street who have no other means of access to their residences other than via the rear laneway.

Our clients consider that the operating hours are inappropriate for the location of the premises and surrounding uses.

9. Biofiltration tank location

DA/0188/1819 (Page 10 SEE)

SECTION 3 - 3.0 PARTICULARS OF PROPOSED DEVELOPMENT

(2) Proposed alterations to approved layout – First Floor

It is noted that in order to manage the additional stormwater from the proposed deck area, a biofiltration trench has been nominated on the ground floor plan as well as a designated waste disposal area to account for the increase in waste generation from the Premises.

It is noted that the proposed biofiltration tank on the ground floor is a significant trench – running approximately 8m along a length of the adjoining property. Not only will the position of the trench limit access to the parking at the rear of the premises, but more importantly is likely to undermine the structural integrity of the double storey brick wall's 1925 foundations.



Mechanical exhaust for ground floor kitchen to be ducted to the rear of the ground floor extension – impact of amenity, smell and noise on neighbouring properties has not been considered.

10. Developer contributions

DA/0188/1819 (Page 42 SEE)

- **4.3 ASSESSMENT OF LIKELY IMPACTS OF PROPOSAL**

The Premises falls within the Section 7.12 Developer Contributions area, however as the proposed cost of works is \$70,000 (i.e. less than \$100,000) no developer contributions apply to the development.

MOD/0029/1819 (Page 23 SEE)

- **G. ASSESSMENT OF LIKELY IMPACTS OF PROPOSAL**

The Premises falls within the Section 7.12 Developer Contributions area, however as the proposed cost of works is less than \$100,000, no developer contributions apply to the development.

In both **DA/0188/1819** and **MOD/0029/1819** the applicant proposed the cost of works to be \$70,000 and less than \$100,000 hence no development contributions apply. This, in my clients' opinion, is significantly undervalued.

The area of extension alone comprises approximately 130 square metres. The current (minimal) commercial rate for work of this type is approximately \$2,000 per square metre. Therefore, the cost of extensions will be at least \$260,000 plus alterations to existing building and fit out. The estimated cost of works realistically, would most likely be something on or around \$450,000.

Accordingly, Council must apply developer contributions.

11. Fire Safety Provisions

DA/0188/1819 (Page 44 SEE)

- **4.7 CATEGORY 1 FIRE SAFETY PROVISIONS**

There are no Category 1 fire safety provisions which currently apply to the existing building, and there are no provisions which are proposed to apply to the building following its change of use.



This is simply because the development is proposed within a Class 6 Building which is under 500m² and under 25m in effective height.

The neighbouring building, at 42 Clifford Street, is less than 500 square metres in floor area and under 25m in height. In that case, fire safety standards were still imposed and enforced.

Having regard to the proposed timber deck, nature of use (commercial kitchen), proposed number of patrons (61), windows in the adjoining building and residential use of the adjoining building, my clients consider that that further work would be required to ensure adequate fire separation between the two buildings.

12. Missing survey and site plan

There is no survey attached to **DA/0188/1819** and **MOD/0029/1819**.

A survey prepared by a registered surveyor should include all neighbouring buildings in the laneway, windows effected and windows on the boundary of the adjacent site, should be provided in order for Council to properly assess the impact of the proposed development.

13. Heritage Impact

GOULBURN MULWAREE DCP 2009:

- **APPENDIX H: Heritage Impact Statement Requirements of the DCP state:**

A brief one to two page account included in the 'Statement of Environmental Effects' will usually be sufficient for minor works that will have minimal impact on the heritage significance of an item.

We propose that the original DA and two subsequent applications do not constitute 'minor works' considering there is a first floor addition, the footprint has doubled on the ground floor, the roof line is changed, the floor space ratio will significantly change, the use of the building will change to that of a restaurant in its entirety as well as changes to the façade and overall appearance of the building.

The Site's Heritage Significance has not been adequately addressed in the proposal. Goulburn Mulwaree Council has sought to preserve and restore heritage architecture in the surrounding area. The Council Heritage Design Manual was created to assist with common heritage development matters, yet this seems to have been ignored by the applicant.



Recently an integral part of the building's heritage was irreparably altered when one of the earliest vaults in the city located at 203 Auburn St was removed and destroyed.

DA/0188/1819 (Page 19 SEE)

- **SECTION 4 - 4.0 ENVIRONMENTAL ASSESSMENT**

III. TABLE 1 – LAND USE TABLE

To protect the historic importance of Goulburn and protect the heritage integrity of its historic built form.

DA/0188/1819 (SEE Page 34)

- **I. CLAUSE 3 - DEVELOPMENT CONTROL PLANS**

3.1 – European (non-indigenous) Heritage Conservation

It is noted that the HIS (Heritage Impact Statement) has determined that the proposed development is of no impact to the heritage character of the premises or the surrounding time of Local Heritage Significance

The DA submission is not an impartial assessment and it is incumbent upon Council to:

- (a) Receive an independent report and
- (b) Consider reinstatement of the vault.

CONCLUSION

For the reasons outlined above, we consider that the applications, as presently before Council, do not merit approval.

If we may be of further assistance in this matter, please contact the writer.



Sincerely

A handwritten signature in black ink, appearing to read "Lee Carmichael". The signature is fluid and cursive, with a long, sweeping tail on the final letter.

Lee Carmichael
Director

Statement of Environmental Effects

VERSION 2.0

26 NOVEMBER 2018



STATEMENT OF ENVIRONMENTAL EFFECTS

LOT 1 DP 124404
203 AUBURN STREET GOULBURN NSW 2580

Statement Prepared by: K Cartwright

Plan & Co Pty Ltd

Statement of Environmental Effects

STATEMENT OF ENVIRONMENTAL EFFECTS

203 AUBURN STREET GOULBURN NSW 2580

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3	Description of Proposed Development	7
4	Relevant Legislation and Planning Controls	13
5	Conclusion	45
6	Declaration	45

PLANNING INSTRUMENTS

The following environmental planning instruments, state legislation and Council policies are observed in this document:

Document	Acronym	Responsible Party
Environmental Planning and Assessment Act 1979	EPA Act	Goulburn Mulwaree Council
Goulburn Mulwaree Local Environmental Plan 2009	LEP	Goulburn Mulwaree Council
Goulburn Mulwaree Development Control Plan 2009	DCP	Goulburn Mulwaree Council

DOCUMENTATION AND PLANS

- Architectural Plans prepared by Peak Architecture
- Heritage Impact Statement (minor) by Plan & Co Pty Ltd
- Concept Signage prepared by Studio 4
- BCA Compliance Statement by Steve Watson & Partners Pty Ltd
- S3QM Assessment prepared by Peak Architecture
- Waste Management Plan prepared by Plan & Co Pty Ltd

Statement of Environmental Effects

SECTION 1

1.0 INTRODUCTION

This statement has been prepared based upon discussions and a brief provided by the Client in addition to information and plans of the proposed development. A site inspection has also occurred of the site for the development proposal. The findings, assessment and recommendations contained within the report are based upon the plans and information from the Client.

The application has been made pursuant to section 4.12 of the *Environmental Planning and Assessment Act 1979*. The development is of a local scale, and it is not state significant, designated development of integrated development. Goulburn Mulwaree Council is the relevant consent authority.

In addition to this Statement of Environmental Effects, the application is supported by a Heritage Impact Statement (minor) and architectural plans prepared by Peak Architecture.

The proposed development is permissible under the provisions of the *Goulburn Mulwaree Local Environmental Plan 2009* and has been assessed against the relevant clauses of the *Goulburn Mulwaree Development Control Plan 2009*.

The proposed development at 230 Auburn Street GOULBURN NSW 2580 (**the Premises**) seeks approval for the following:

- (1) Façade painting and external business signage for 'The Golden Oven',
- (2) The change of use of the first-floor of the building from *residential premises*, to *retail premises*,
- (3) Minor alterations to the approved layout of the first-floor *residential premises*,
- (4) The change in off-street parking configuration to permit two (2) car spaces.

The proposal adheres to the controls and objectives as set out within the relevant environmental planning instruments and the development is recommended for approval.

1.1 HISTORY OF SITE

The Premises is located on Auburn Street GOULBURN and is located within the B3 (Commercial Core) zone. The Premises is currently under construction in accordance with DA/97/1617 (**the Original DA**) for use as a *retail premises* on the ground floor and a *residential premises* on the first floor.

The Premises has historically been utilized for retail and residential purposes.

Statement of Environmental Effects

SECTION 2

2.0 SITE LOCATION AND CONTEXT

The Premises is a 182m2 allotment of land described as Lot 1 DP 124404, No. 203 Auburn Street GOULBURN NSW 2580; located south of the intersection of Clifford Street and Auburn Street, Goulburn (refer Figure 1 and Figure 2 below).

Figure 1 – Locality Plan of Premises (Six Maps)



Figure 2 – Aerial Photograph of Premises (Six Maps)



Statement of Environmental Effects

The Premises is located within the main street of Goulburn and is sited between two by two-storey commercial premises with shop top housing (refer Figure 3) and opposite an RSL club.

Figure 3 – Surrounding Area (Six Maps)



Figure 4 – Streetscape of Premises - Premises identified by red arrow (Google Maps)



Statement of Environmental Effects

2.1 SITE DESCRIPTION

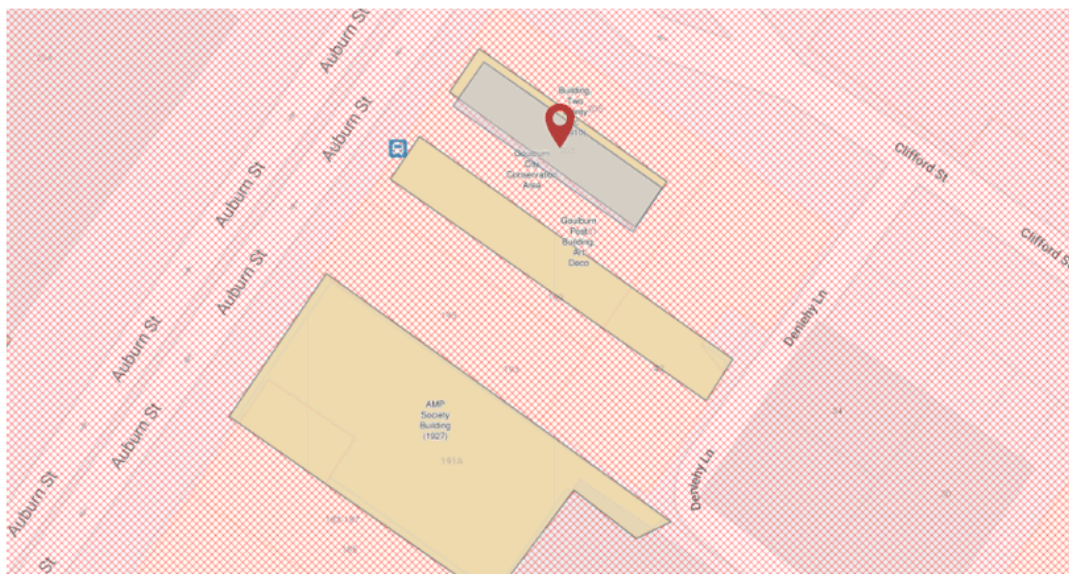
The Premises comprises a building of Local Heritage Significance (I059) fronting Auburn Street with rear lane access to the Premises which is accessed via an unformed road off Clifford Street.

The proposal is located within the B3 (Commercial Core) zone, the Goulburn Heritage Conservation Zone and is sited in proximity to two further items of Local Heritage Significance (I056 and I058), as set out in Schedule 5 of the LEP (refer Figure 5).

Council granted development consent to DA/97/1617 to permit the use of the ground floor of the Premises as a *retail premises (food and drink premises)* and the first floor as a *residential premises (shop top housing)*. It is noted that the *retail premises* area of the development was approved with a parking requirement of zero (0) on-site car spaces – a deviation from the DCP parking requirements. One (1) car space was provided for the tenant of the first floor *residential premises*.

The proposed development will amend the use of the first floor of the Premises from *residential premises* to *retail premises (food and drink premises)* and will seek the continued deviation to the DCP parking requirements for the ground floor of the Premises given it was approved under the Original DA to provide zero on-site parking. This is further supported by the fact that no alterations to the ground floor are proposed in this application and also due to the close proximity of the Premises to public transport options (refer Figure 6 and Figure 7).

Figure 5 – Proximity of the Premises to Heritage Items (Local) (Planning Portal)



Statement of Environmental Effects

2.2 IDENTIFICATION OF LAND CONSTRAINTS AND RESTRICTIONS

The Premises is listed as an item of Local Heritage Significance within Schedule 5 of the LEP and is located within the Goulburn Heritage Conservation Zone.

As such, the proposal is required to be accompanied by a Heritage Impact Statement (minor) to ensure that the proposed development does not detract from the heritage significance of the building or the Heritage Conservation Zone. It is noted that the DCP only requires a Heritage Impact Statement of one to two pages within the Statement of Environmental Effects, however the minor HIS has been prepared as a separate document for ease of assessment.

2.3 CURRENT INFRASTRUCTURE SERVICING THE PROPERTY

Available infrastructure and servicing will not limit the proposed development. The Premises is serviced by a sealed state road that is operating well within satisfactory service levels. The public road frontages are barrier kerb and channel on both sides of Auburn Street and adequate parking facilities are provided along Auburn Street, Clifford Street and the multi-level car park approved by Council for McKell Place (refer Figure 6). Public transport options are within walking distance to the Premises (refer Figure 7).

Figure 6 – Proximity of the Premises to Parking Options (highlighted in red)



Statement of Environmental Effects

Figure 7 – Proximity of the Premises to Public Transport/Taxi Options (highlighted in purple)



Furthermore, the Premises is connected to Council’s water and sewer infrastructure with the capacity for managing the ET of the proposed change of use of the first floor to a *retail premises*.

SECTION 3

3.0 PARTICULARS OF PROPOSED DEVELOPMENT

The development application is submitted for:

- (1) Façade re-painting and installation of external business signage for *‘The Golden Oven’*,
- (2) The change of use of the first-floor of the building from *residential premises*, to *retail premises*,
- (3) Alterations to the approved layout of the first-floor *residential premises*,
- (4) The change in off-street parking configuration to permit two (2) car spaces.

Statement of Environmental Effects

General Aspects of the Development

Hours of Operation

It is noted that the Original DA specifies the operating hours of 11:30am to 9:30pm. It is proposed that the ground floor and first floor of the Premises extends these operating hours to have hours similar to those approved for surrounding cafes, restaurants, shops and leagues clubs (it is noted that the Goulburn Workers Club operates from 10am – 1am Sunday – Wednesday and 10am – 3am Thursday – Saturday). As such, approval is sought for the following hours of operation:

- Monday to Thursday: 10:00am – 11:00pm
- Saturday, Sunday and Public Holidays: 10:00am – 1:00am

Staff Requirements

It is proposed that there will be a maximum of 7 staff members present during business hours and the restaurant has capacity for 20 patrons downstairs and 41 patrons upstairs, however the 25 seats available to patrons on the proposed deck area will only be utilized when the weather permits. It is envisaged that 36 seats will be predominantly used by patrons.

Waste Management

Based on the GFA of the proposed development and the prescribed waste generation rates within the *Better Practice Guidelines for Waste Management and Recycling in Commercial and Industrial Facilities*, the proposed development will require 4 x 240L bins which will be collected by a private contractor daily. Please refer to the attached Waste Management Plan prepared by Plan & Co Pty Ltd for further information.

Car Parking

The proposed plans indicate the 2 car spaces provided to comply with the requirements of the DCP. These spaces are compliant in width and length and there is suitable space to facilitate vehicle maneuvering.

(1) Proposed façade re-painting and installation of external business signage for “The Golden Oven”

It is proposed to install external business signage above the arch doorway at the front of the Premises and to paint the building façade in the brand identification colours of the business which will tenant the Premises.

The Golden Over Tandoori Restaurant is establishing its brand within the Goulburn Mulwarree Shire and the colours (gold, black and white) will be throughout the restaurant on uniforms and menus in addition to the proposed external logo and building façade upgrade.

Statement of Environmental Effects

The main colour proposed for the façade is a gold/cream with black trim (refer Figure 8), with the logo consisting of a gold sun behind white lettering on a black background (refer Figure 9).

The proposed external signage will be 2350mm x 1000mm to fit the existing arch shape above the doors.

Figure 8 – Proposed façade paint colours for ‘The Golden Oven’



Figure 9 – Proposed external business signage for ‘The Golden Oven’



Statement of Environmental Effects

(2) Proposed Change of Use of First Floor to *Retail Premises*

It is proposed to amend the approved use of the first-floor of the Premises to a *retail premises* – an extension to the restaurant approved on the ground floor. The proposed change of use provides 34.41m² of restaurant seating area, 16.24m² of bar area and 49.27m² of deck area.

(3) Proposed alterations to approved layout – First Floor

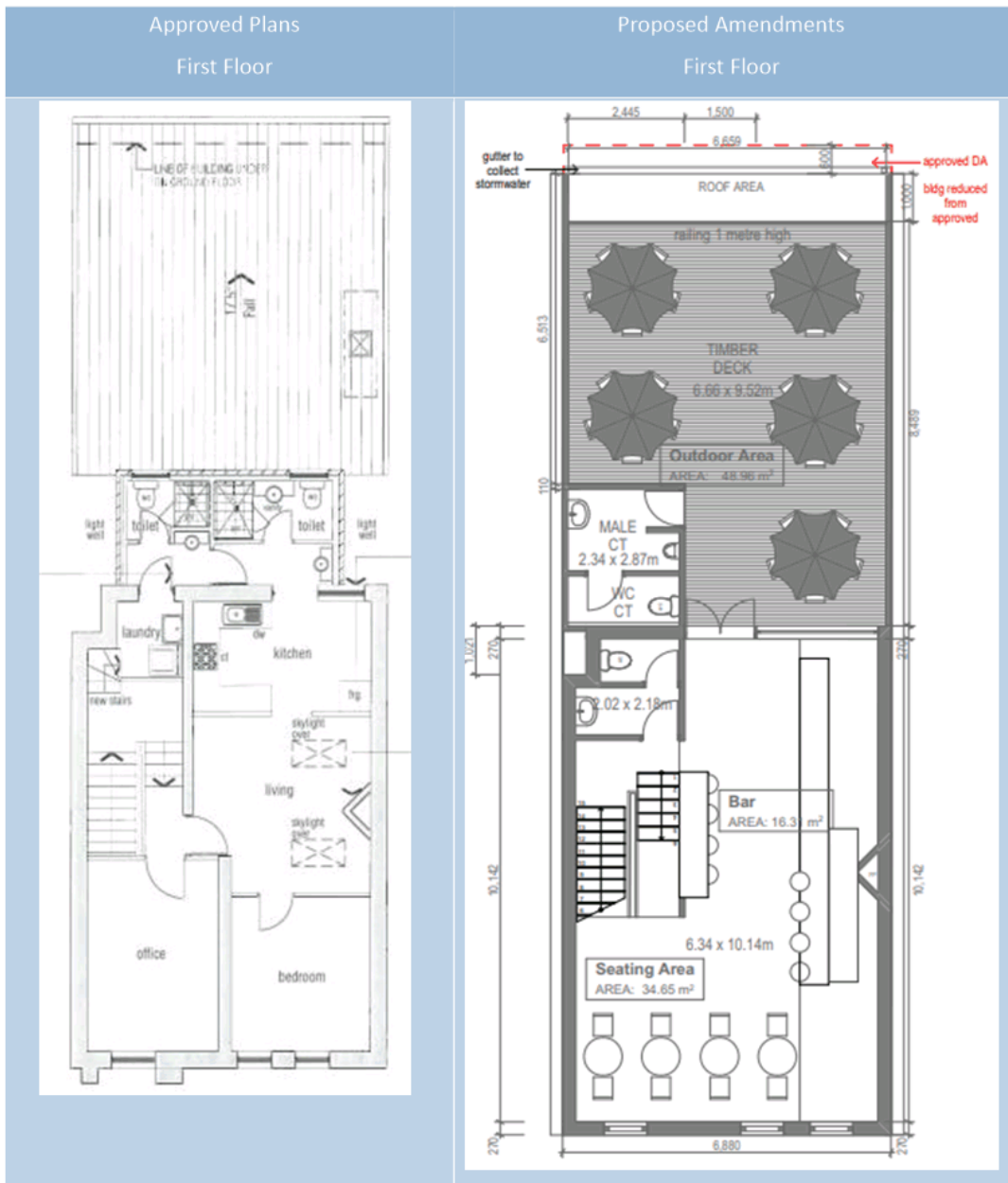
It is proposed to reconfigure the first-floor area currently approved as a *residential premises* to allow for more efficient use of the space – refer attached plans and Table 1 below. The following items are amended in the proposed design:

- Mechanical exhaust for ground floor kitchen to be ducted to the rear of the ground floor extension, rather than extending through the ceiling cavity and into the first floor.
- Removal of approved lightwells, access stairs, and left bathroom.
- Reconfiguration of left bathroom.
- Laundry replaced with bathroom and enclosed.
- Addition of timber deck, balustrade and walls.
- Removal of existing walls between the approved office and bedroom.
- Existing doorway removed from kitchen and relocated.
- Deletion of all proposed internal walls between the approved bedroom, living and kitchen.

It is noted that in order to manage the additional stormwater from the proposed deck area, a biofiltration trench has been nominated on the ground floor plan as well as a designated waste disposal area to account for the increase in waste generation from the Premises.

Statement of Environmental Effects

Table 1 – Illustration of Proposed Amendments – First Floor Residential Layout



Statement of Environmental Effects

(4) Provision of Additional Car Space

It is proposed to reconfigure the ground floor parking configuration to allow for a second car space to be provided for the development (refer Table 2 below), as well as an enclosure for four (4) 240L waste receptacles.

Table 2 – Proposed Additional Car Space

Approved Plans Car Parking	Proposed Amendments Car Parking
<p>Lot 1 DP 199993 area = 152.00 m²</p> <p>proposed extension</p> <p>EXISTING TWO STOREY BUILDING</p> <p>Lot 1 DP 707036 two storey building goulburn dental care</p>	<p>LOCATION OF UNDERGROUND GREASE TRAP TO WATER BOARD'S REQUIREMENTS AND SPECIFICATIONS WITH PLUMBER'S CERTIFICATE OF COMPLIANCE</p> <p>LOT 2 DP 110560 concrete block building unit 1 no. 42 Gilford Street Ray White Real Estate</p> <p>LOT 1 DP 707036 area = 152.00 m² Lot 1 DP 707036</p> <p>Impervious Area</p> <p>Car space 1 Car space 2</p> <p>Drainage Area (4.0m x 2.0m)</p> <p>EXISTING TWO STOREY BUILDING</p> <p>EXISTING TWO STOREY BUILDING</p> <p>EXISTING TWO STOREY BUILDING</p>

This Statement of Environmental Effects considers the proposal in terms of current Environmental Planning Instruments and controls, as assesses the proposals against these criteria.

The conclusion from this assessment recommends that development consent be issued for the proposal.

Statement of Environmental Effects

3.1 PLANNING CONTEXT

The provisions of the *Environmental Planning and Assessment Act 1979* provide the criteria for an evaluation of any development application made to the consent authority. These matters are identified below to allow an assessment of the proposed development with section 4 of this report:

- i. Acts and Regulations – the only directly applicable New South Wales Statute is the *Environmental Planning and Assessment Act 1979 (the EPA Act)*. Other Acts are considered for relevance of the Integrated Development provisions at clause 91.
- ii. State Environmental Planning Policies (**SEPP**) – SEPP (Sydney Water Drinking Catchment) 2011, and SEPP 55 (Remediation of Land) are considered for relevance.
- iii. The Local Environmental Plan relevant for the Premises is the *Goulburn Mulwaree Local Environmental Plan 2009 (the LEP)*.
- iv. The Development Control Plan relevant for the Premises is the *Goulburn Mulwaree Development Control Plan 2009 (the DCP)*.

SECTION 4

4.0 ENVIRONMENTAL ASSESSMENT

In determining an application for development consent, the consent authority must take into consideration such of the matters referred to in section 4.15(1) of the EPA Act as are of relevance to the development the subject of the application. The heads of consideration are set out in section 4.15(1) of the EPA Act and are as follows:

- (a) *the provisions of:*
 - i. *Any environmental planning instrument, and*
 - ii. *Any draft environmental planning instrument and*
 - iii. *Any development control plan, and*
 - iv. *Any planning agreement that has been entered into under section 7.4, or any draft planning agreement that the developer has offered to enter into under section 7.4, and*
 - v. *The Regulations (to the extent that they prescribe matters for the purposes of this paragraph), and*
 - vi. *Any coastal zone management plan (within the meaning of the Coastal Protection Act 1979) that applies to the land to which the development application relates, and*
- (b) *The likely impacts of the development, including environmental impacts on both the natural and built environments, and social and economic impacts on the locality,*

Statement of Environmental Effects

- (c) *The suitability of the site for the development,*
- (d) *Any submissions made in accordance with this Act or the regulations,*
- (e) *The public interest*

The proposed development is now assessed in terms of those heads of consideration and also relevant statutory considerations.

4.1 RELEVANT STATUTORY CONSIDERATIONS

There are no Federal Acts relevant to the proposed development.

4.2 ENVIRONMENTAL PLANNING INSTRUMENTS

A. STATE ENVIRONMENTAL PLANNING POLICIES (SEPP)

There are two SEPPs applicable to the proposed development:

- *State Environmental Planning Policy (Sydney Drinking Water Catchment) 2001 (the SEPP SDWC),*
and
- *State Environmental Planning Policy 55 (Remediation of Land) (the SEPP RL)*

State Environmental Planning Policy (Sydney Drinking Water Catchment)

It is advised that the Premises is located within the Sydney Drinking Water Catchment and therefore SEPP SDWC applies to the development. Pursuant to the SEPP SDWC, the development is required to show neutral or beneficial effect upon the Sydney Drinking Water Catchment.

Peak Architecture have prepared S3QM modelling to assess the impacts of the proposed change of use on water quality, which has identified that the proposed development will have a neutral effect on receiving waters. As such, the controls in the SEPP SDWC are considered to be appropriately satisfied.

The proposed development complies.

State Environmental Planning Policy 55 Remediation of Land (the SEPP RL)

Consent authorities must consider each development application under the SEPP RL to assess the extent of any contamination and required remediation works. The property has no known previous or current usage that would suggest contamination has occurred that will require remediation activities.

Statement of Environmental Effects

The proposed development complies.

B. LOCAL ENVIRONMENTAL PLANS

The Local Environmental Plan applicable to the Premises is the *Goulburn Mulwaree Local Environmental Plan 2009*. The relevant clauses are assessed below.

I. PART 1 - PRELIMINARY

Clause 1.2 - Aims of the Plan

(a) To promote and co-ordinate the orderly and economic use and development of land in the area

The proposed development is considered an efficient use of existing business zoned land as the proposed change of use will provide additional commercial space for a new restaurant business to serve the Goulburn Mulwaree Community. The efficient utilization of existing business zoned land is an effective measure to re-invigorate the main street of Goulburn and increase pedestrian traffic to surrounding businesses.

The proposed development complies.

Clause 1.3 - Land to which Plan applies

The Goulburn Mulwaree Local Environmental Plan 2009 applies to 203 Auburn Street GOULBURN.

The proposed development complies.

Clause 1.4 - Definitions

The proposed use of the Premises is defined in the dictionary as follows:

“food and drink premises means premises that are used for the preparation and retail sale of food or drink (or both) for immediate consumption on or off the premises, and includes any of the following:

- (a) A restaurant or cafe,
- (b) Takeaway food and drink premises,
- (c) A pub,
- (d) A small bar.”

Statement of Environmental Effects

“Retail Premises means a building or place used for the purpose of selling items by retail, or hiring or displaying items for the purpose of selling them or hiring them out, whether the goods or materials (or whether also sold by wholesale), and includes any of the following:

- | | |
|-------------------------------------|-------------------------------------|
| (a) (Repealed), | (i) Plant nurseries, |
| (b) Cellar door premises, | (j) Roadside stalls, |
| (c) Food and drink premises, | (k) Rural supplies, |
| (d) Garden centres, | (l) Shops, |
| (e) Hardware and building supplies, | (m) Specialized retail premises, |
| (f) Kiosks, | (n) Timber yards, |
| (g) Landscaping material supplies, | (o) Vehicle sales or hire premises, |
| (h) Markets, | |

But does not include highway service centres, service stations, industrial retail outlets or restricted premises.

“Commercial Premises means any of the following:

- (a) Business premises,
- (b) Office premises,
- (c) Retail premises.”

Commercial Premises are permitted within the B3 (Commercial Core) zone (refer Figure 10).

The proposed development complies.

Clause 1.6 - Consent Authority

Clause 1.6 nominates Goulburn Mulwaree Shire Council as the relevant consent authority.

The proposed development complies.

II. PART 2 – PERMITTED OR PROHIBITED DEVELOPMENT

The Premises is located in the B3 (Commercial Core) zone. The permissible land uses within the B3 (Commercial Core) zone include *commercial premises*, which clearly demonstrates that the proposed change of use from a *residential premises* to a *retail premises* is permissible (refer Figure 10 below).

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Figure 10 – Excerpt of Land Use Table – B3 (Commercial Core) Zone

Goulburn Mulwaree Local Environmental Plan 2009	
Current version for 27 July 2018 to date (accessed 21 August 2018 at 18:16)	
Land Use Table > Zone B3	
Zone B3 Commercial Core	
1 Objectives of zone	<ul style="list-style-type: none"> To provide a wide range of retail, business, office, entertainment, community and other suitable land uses. To encourage appropriate employment opportunities in accessible locations. To maximise public transport patronage and encourage walking and cycling. To reinforce the status of Goulburn as a regional centre. To ensure the scale and density of development complements the desired future character of the zone. To protect the historic importance of Goulburn and protect heritage integrity of its historic built form.
2 Permitted without consent	Roads
3 Permitted with consent	Centre-based child care facilities; Commercial premises; Community facilities; Educational establishments; Information and education facilities; Medical centres; Passenger transport facilities; Premises; Shop top housing; Any other development not specified in item 2 or 4

The LEP mapping indicates as follows:

Attribute	Description
Land Zoning	Currently zoned B3 (Commercial Core) <i>Commercial Premises</i> are permitted with consent in the B3 zone.
Minimum Lot Size	No minimum lot size
Heritage	Premises is an item of Local Heritage Significance (I059) It is noted that the Premises is proximity to two items of Local Heritage Significance (I056 and I058) and is located within the Goulburn Heritage Conservation Area
Land Reservation	No controls apply
Height of Buildings	0 – 15m
Floor Space Ratio	2:1
Natural Resource Sensitivity	No controls apply
Minerals and Extractive Resources	No controls apply
Local Clauses	No controls apply
Flood Planning	No controls apply
Urban Release	No controls apply

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The proposed development complies.

III. *TABLE 1 – LAND USE TABLE*

Clause 2.3 relates to zone objectives and Land Use tables. The B3 (Commercial Core) zone objectives are produced below and assessed against the proposed development.

- *To provide a wide range of retail, business, office, entertainment, community and other suitable uses which serve the needs of the local and wider community.*

The proposal provides an opportunity for additional retail space to increase the number and variety of restaurants available to serve the needs of the local and wider community.

The proposed development complies.

- *To encourage appropriate employment opportunities in accessible locations.*

The proposal encourages the introduction of retail (restaurant) businesses to commence operation within the Goulburn CBD, resulting in the employment of local construction, planning and certification professionals in the short-term and the subsequent employment of wait staff, cooks, cleaners on a long-term basis.

The proposed development complies.

- *To maximise public transport patronage and encourage walking and cycling.*

The proximity of the Premises to public transport options (refer figure 5 above) will encourage employees and customers alike to use public transport to get to and from the premises, as well as to frequent other businesses located within the Goulburn CBD without the necessity of using a vehicle.

The proposed development complies.

- *To reinforce the status of Goulburn as a regional centre.*

Providing additional opportunities for approved businesses to expand and reduce the number of vacant shop fronts along the main street of Goulburn will reinforce the status of Goulburn as a regional centre. Providing a variety of restaurants to cater to a broader range of the community will make the town more attractive to professionals looking to relocate from major cities, including Wollongong, and Canberra. The greater the number of patrons able to access the Premises for dining will increase the foot traffic along Auburn Street and in turn, increase the number of patrons then frequenting other businesses within the area.

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The proposed development complies.

- *To ensure the scale and density of development complements the desired future character of the commercial core.*

Large and small vacant shop fronts punctuate the Auburn Street commercial core, reducing the visual amenity of the CBD and the desirability of businesses looking to the main street for tenancy options.

The concept plan provided in the DCP for the development of Auburn Street identifies boutique retail premises in the centre of the CBD as the desired future character. The scale and density of the proposed development complements this trend and the desired future character of the commercial core by providing a smaller retail space to be tenanted by a new restaurant.

The proposed development complies.

- *To protect the historic importance of Goulburn and protect the heritage integrity of its historic built form.*

While the proposed development is within an item of Local Heritage Significance and within the Goulburn Heritage Conservation Area, Council has already approved the use of the ground floor of the Premises for retail purposes.

The proposal seeks approval for minor internal alterations to the floor plan previously approved by Council in the Original DA to allow for a more efficient use of space and to provide room for the restaurant to grow and service a larger portion of the local and wider community. These alterations are considered more sympathetic as the proposed alterations allow the retention of heritage characteristics of the internal fabric of the Premises.

Under the Original DA, the ornate pressed metal ceiling on ground level of the existing retail premises was required to be covered with a fire-rated plasterboard ceiling to provide adequate fire separation between the Class 4 and Class 6 buildings. As the Class 4 use (*residential premises*) is proposed to be modified to be used as a Class 6 (*retail premises*), the same fire-rating measures are no longer required and as such, the ornate pressed metal ceiling will remain in view of patrons.

The change of use proposed – i.e. from *residential premises* to *retail premises* - is consistent with Council's desired future characteristics of the central portion of Auburn Street to *boutique retail premises*. Furthermore, it is considered that the change of use proposed will ameliorate any noise impacts which could have interfered with the amenity of tenants within *residential premises*. It is considered that the proposal has a neutral impact on the historic importance of Goulburn and protects the heritage integrity of its historic built form.

The proposed development complies.

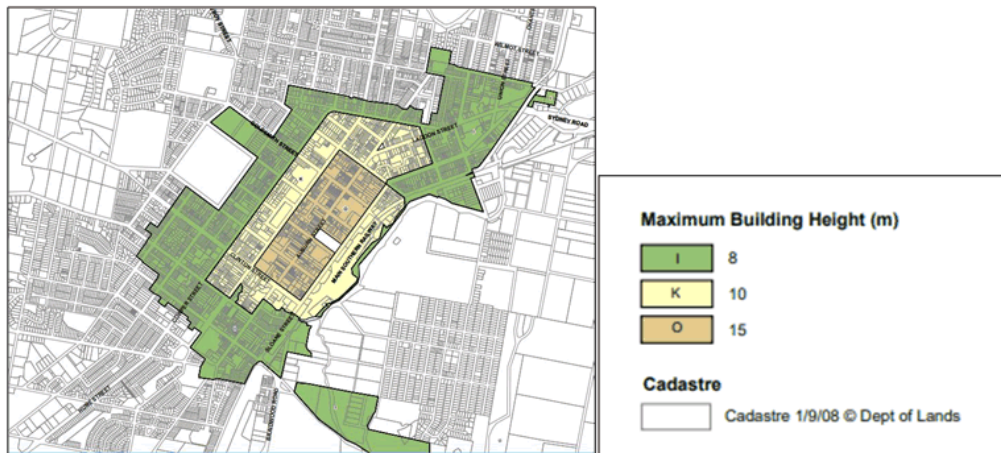
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IV. PART 4 – PRINCIPAL DEVELOPMENT STANDARDS

Clause 4.3 - Height of Buildings

It is advised that a height restriction of 15 metres is applicable to the Premises (refer Figure 11 below). The height of the Premises is less than 15 metres and not proposed to be altered in the proposed development.

Figure 11 – Height of Building Map (Sheet HOB_001D)



The proposed development complies.

Clause 4.4 - Floor Space Ratio

It is advised that a floor space ratio restriction of 2:1 is applicable to the Premises (refer Figure 12 below). The Gross Floor Area has been calculated in Table 3 below and supported by Figures 13 and 14.

Table 3 – Gross Floor Area Calculation

	Proposed Development
Site Area	182m ²
Ground Floor Area	111.17m ²
First Floor Area	99.92m ²
Total Area	211.09m ²
FSR	2:1

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Gross Floor Area Calculation	182 x 2
FSR x Site Area	= 364m ²
Compliant?	YES. 211.09m ² is under the 364m ² permitted.

The Premises has a total area of approximately 182m² with an approximate gross floor area of 211.09m². This is well under the FSR permitted for the Premises.

Figure 12 – Floor Space Ratio Map (Sheet FSR_001D)

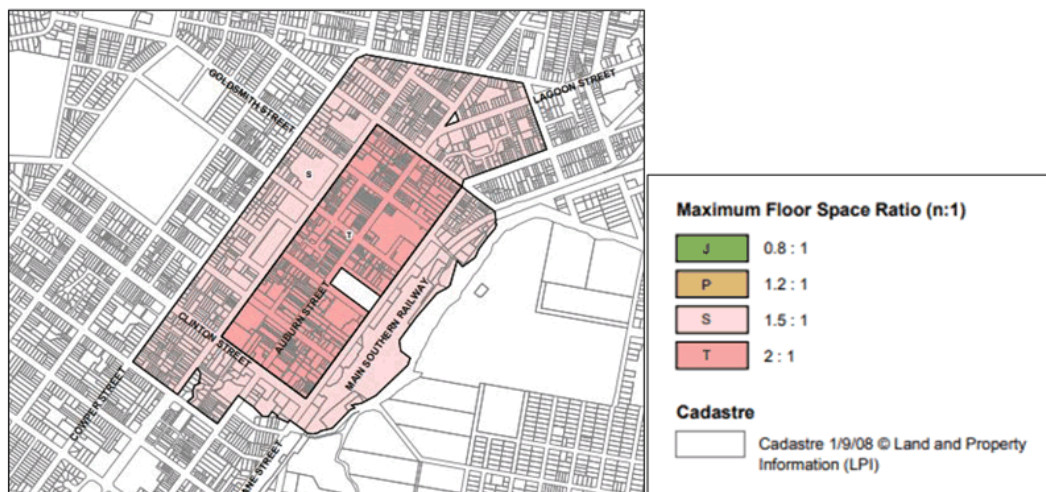
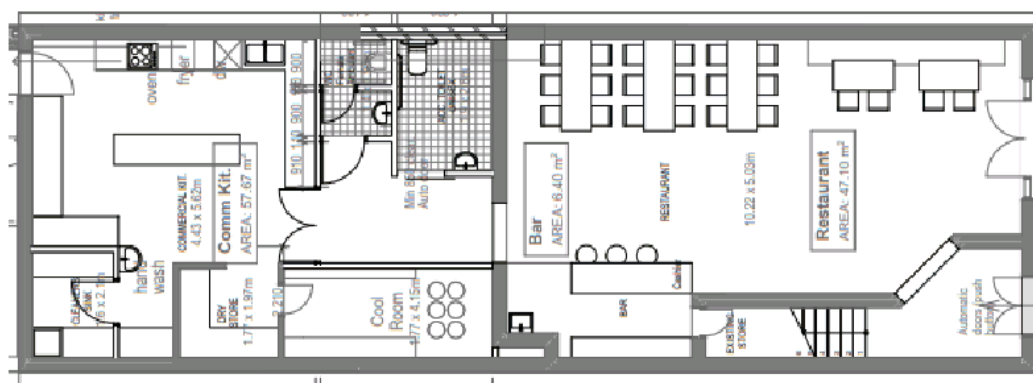
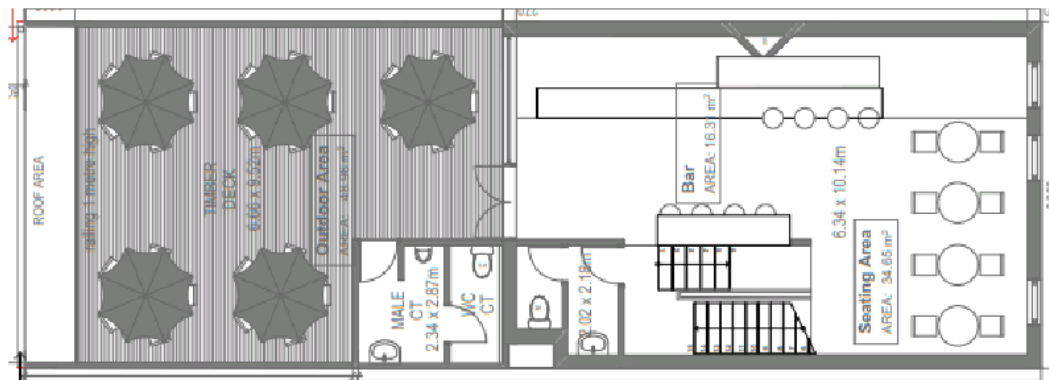


Figure 13 – Ground Floor Layout (with area calculations)



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Figure 14 – First Floor Layout (with area calculations)



The proposed development complies.

V. PART 5 – MISCELLANEOUS PROVISIONS

Clause 5.10 Heritage Conservation

The Premises is listed as an item of Local Heritage Significance, being I059, listed as “Building, two storey (c 1910)”.

The Premises is also within the Goulburn Heritage Conservation Area.

As such, Council must consider the effect of the proposed change of use on the heritage significance of the item prior to granting consent. In this case, a minor Heritage Impact Statement has been prepared to assure Council that there will be no impact to the heritage significance of the item or of the Goulburn Heritage Conservation Area (refer Appendix A).

A minor statement has been prepared on the basis that:

- The external façade painting and installation of business signage are consistent with that which has been approved for surrounding businesses in the HCA, AND
- only 2 non-load bearing walls are being removed on the first floor, and a new door opening created, meaning that there are only minimal works required to facilitate the proposed use, AND
- the alterations to the internal fabric of the building (i.e. the covering of heritage ceilings on the ground floor) approved under the Original DA are no longer occurring due to the proposed change of use to the first floor - meaning heritage aspects that Council approved to be covered within the building are now being retained in plain sight for patrons to enjoy, AND

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- the construction of a timber deck at the rear of the Premises is not able to be observed from the street, meaning that there is no aesthetic impact to the building or to surrounding items of heritage significance. The timber deck proposed to be constructed will be above the ground floor extension and will not impact the external fabric of the heritage item
AND
- The proposed change of use is consistent with surrounding land uses approved within items of local heritage significance – e.g. *commercial premises* within the Goulburn Post Building and the AMP Building (I056 and I058).

It is noted that the DCP only requires a minor HIS to be prepared and that it only requires a small submission within the Statement of Environmental Effects, as provided below.

Minor Heritage Impact Statement

1. *An assessment of the heritage significance of the building or feature and its curtilage and a 'Statement of Heritage Significance'.*

The Heritage Council of NSW has developed a set of seven criteria for assessing heritage significance, which can be used to make decisions about the heritage value of a place or item. There are two levels of heritage significance used in NSW; state and local.

The following assessment of heritage significance has been prepared in accordance with the *Assessing Heritage Significance 2001* guideline from the NSW Heritage Manual for the Premises, refer Table 4 below.

Table 4 – Significance Assessment

Criteria	Significance Assessment
<p>A – Historical Significance</p> <p>An item is important in the course or pattern of the local area’s cultural or natural history</p>	<p>The Premises, while originally part of the commercial centre of Goulburn does not have any direct connections with any historically important event. However, it is considered that in conjunction with the adjoining buildings, it is historically significant in that they indicate the development of the township in the early 1880s and 1900s.</p>
<p><u>Guidelines for inclusion:</u></p>	<p><u>Guidelines for exclusions:</u></p> <p>has incidental or unsubstantiated connections with historically important activities or processes</p>


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<p>shows evidence of a significant human activity</p> <p>is associated with a significant activity or historical phase</p> <p>maintains or shows the continuity of a historical process or activity</p>	<p>provides evidence of activities or processes that are of dubious historical importance</p> <p>has been so altered that it can no longer provide evidence of a particular association</p>
<p>B – Associative Significance</p> <p>An item has strong or special associations with the life or works of a person, a group of persons, of importance in the local area’s culture or natural history.</p>	<p>The Premises has incidental or unsubstantiated connections with person/s of particular significance in the local area or Goulburn generally.</p> <p>Accordingly, the Premises does not meet the requisite significance threshold under this criterion.</p>
<p><u>Guidelines for inclusion:</u></p> <p>shows evidence of a significant human occupation</p> <p>is associated with a significant event, person, or group of persons</p>	<p><u>Guidelines for exclusions</u></p> <p>has incidental or unsubstantiated connections with historically important people or events</p> <p>provides evidence of people or events that are of dubious historical importance</p> <p>has been so altered that it can no longer provide evidence of a particular association</p>
<p>C – Aesthetic Significance</p> <p>An item is important in demonstrating aesthetic characteristics and/or a high degree of creative or technical achievement in the local area</p>	<p>The Premises and adjoining buildings retain elements of Victorian architecture; and it is considered that the character of the Premises itself provides aesthetic significance.</p> <p>Any perceived reduction in aesthetic significance is a result of the Premises being poorly maintained by the previous owner, and being located:</p> <ul style="list-style-type: none"> • Opposite and adjacent to modern developments which detract from the HCA in general, • On a state road,

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	<ul style="list-style-type: none"> • Next to vacant shop fronts.
<p><u>Guidelines for inclusion:</u></p> <p>shows or is associated with, creative or technical innovation or achievement</p> <p>Is the inspiration for a creative or technical innovation or achievement</p> <p>Is aesthetically distinctive</p> <p>has landmark qualities</p> <p>exemplifies a particular taste, style or technology</p>	<p><u>Guidelines for exclusions</u></p> <p>Is not a major work by an important designer or artist</p> <p>has lost its design or technical integrity</p> <p>its positive visual or sensory appeal or landmark and scenic qualities have been more than temporarily degraded</p> <p>has only a loose association with a creative or technical achievement</p>
<p>D – Social Significance</p>	<p>The Premises has no known associations with any particular community or cultural group in the area. It is considered that the Premises is important to the community for amenity reasons only.</p> <p>Accordingly, the Premises does not meet the requisite significance threshold under this criterion.</p>
<p><u>Guidelines for inclusion:</u></p> <p>is important for its associations with an identifiable group</p> <p>is important to a community’s sense of place</p>	<p><u>Guidelines for exclusions</u></p> <p>is only important to the community for amenity reasons</p> <p>is retained only in preference to a proposed alternative</p>
<p>E – Research Potential</p> <p>An item has potential to yield information that will contribute to an understanding of the local area’s cultural or natural history</p>	<p>There is no evidence to suggest that the extant structure has any technical significance beyond common Victorian building practices. As such, it is considered that there is no further technical information that could be ascertained from it and it therefore has no research potential.</p>

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	<p>There are no known archaeological deposits located on the Premises.</p>
<p><u>Guidelines for inclusion:</u></p> <p>has the potential to yield new or further substantial scientific and/or archaeological information</p> <p>is an important benchmark or reference site or type</p> <p>provides evidence of past human cultures that is unavailable elsewhere</p>	<p><u>Guidelines for exclusions</u></p> <p>the knowledge gained would be irrelevant to research on science, human history or culture</p> <p>has little archaeological or research potential</p> <div style="border: 1px solid black; padding: 5px; text-align: center;"> <p>only contains information that is readily available from other resources or archeological sites</p> </div>
<p>F – Rarity</p> <p>An item possesses uncommon, rare or endangered aspects of the local area’s culture or natural history.</p>	<p>There are numerous examples of buildings of the same period as the subject building in the vicinity of the Premises and in Goulburn generally. Many of these are considered better examples of the type than that located on the Premises due to their visual setting and aesthetic significance.</p> <p>Therefore, it is considered that the Premises is not a rare example of its type, as evidenced below:</p> <p><i>The Premises</i></p> <div style="text-align: center;">  </div> <p><i>Other Heritage Items within the B3 zone:</i></p>

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<p><u>Guidelines for inclusion:</u></p> <p>provides evidence of a defunct custom, way of life or process</p> <p>demonstrates a process, custom or other human activity that is in danger of being lost</p> <p>shows unusually accurate evidence of a significant human activity</p> <p>is the only example of its type</p>	<p><u>Guidelines for exclusion:</u></p> <p>is not rare</p> <p>is numerous but under threat</p>

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demonstrates designs or techniques of exceptional interest shows rare evidence of a significant human activity important to a community	
G – Representative an item is important in demonstrating the principle characteristics of a class of NSW's (or the local area's): <ul style="list-style-type: none"> • Cultural or natural places; or • Cultural or natural environments 	The Premises does generally represent a Victorian style building but there are substantially better examples of the type elsewhere in the township. It is considered that the item is not important in demonstrating the principle characteristics of a class of NSW/s (or the local area's) cultural or natural places/environments.
<u>Guidelines for inclusion:</u> is a fine example of its type has the principle characteristics of an important class or group of items has attributes typical of a particular way of life, philosophy, custom, significant process, design, technique or activity is a significant variation to a class of items <div style="border: 1px solid white; padding: 2px; display: inline-block;"> is part of a group which collectively illustrates a representative type </div> is outstanding because of its setting, condition or size is outstanding because of its integrity or the esteem in which it is held.	<u>Guidelines for exclusion:</u> is a poor example of its type does not include or has lost the range of characteristics of a type does not represent well the characteristics that make up a significant variation of a type

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The Premises is considered to meet the requisite threshold of significance for local historical and aesthetic significance. It is considered that while the building has been compromised due to building maintenance by the previous owner and the construction of the adjacent and opposing building housing the Goulburn Dental Clinic and the Workers Club respectively, both of which have minimal architectural merit.

It is advised that building is one of many examples of Victorian architecture in the area – and while it is considered that the building is generally representational of the style in which it was built, it is not rare in the local area or in Goulburn generally. There are a number of more decorative and complex examples of Victorian architecture along Auburn Street.

Finally, it is considered that the Premises does not have any known associations with any person or group of significance in the community or display any technical achievement beyond that which was standard of common building practices of the Victorian period. As such, it is not considered to have associational or social significance or research potential.



2. *Details of the contribution of the item to the heritage conservation area or historical landscape, generally contextual analysis, considering the setting of the item and its contribution to the heritage significance of the area.*

The item contributes to the heritage conservation area in so far as that it can be considered a *neutral* contributor. The item has low architectural merit when considered against all other items of local heritage significance as well as all items of state heritage significance, and as such can be considered as aesthetically insignificant. A number of items have been provided in Table 5 below to show the comparison in architectural merit and aesthetic significance. It is advised that the item has remained untenanted for an extended period of time which erodes the amenity of the streetscape and hinders the economic development of the town in general.

The item has no known associations with any particular community or cultural group in the area, is not a rare or good example of its type, has no known associations with any person/s of particular significance in the local area or Goulburn generally, and does not have any direct connections with any historically important event. However, it is considered that the Premises is historically significant in that it indicates the development of the township in the late 1920s.

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Table 5 – Comparison in architectural merit and aesthetic significance

The Premises	Other Items of Heritage Significance
	

3. Detailed description of the proposed works, change of use and / or any physical alterations to the place.

The development application is submitted for:

- (1) Façade re-painting and installation of external business signage for 'The Golden Oven',
- (2) The change of use of the first-floor of the building from residential premises, to retail premises,
- (3) Alterations to the approved layout of the first-floor residential premises,
- (4) The change in off-street parking configuration to permit two (2) car spaces.

Please refer to Section 3 of the Statement of Environmental Effects above for a detailed description of the proposed works.

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- 4. *Details of whether or not the additions / changes are sympathetic to the character of the item and the historical landscape in which the item is placed.*

Change of use from ‘residential premises’ to ‘food and drink premises’

The proposed change of use is permissible within the B3 (Commercial Core) zone and is consistent with other items of heritage significance which are tenanted by *food and drink premises*. The internal fit-out required to facilitate this change of use will not detrimentally impact on the internal fabric of the heritage item and can be easily removed at the end of the tenancy.

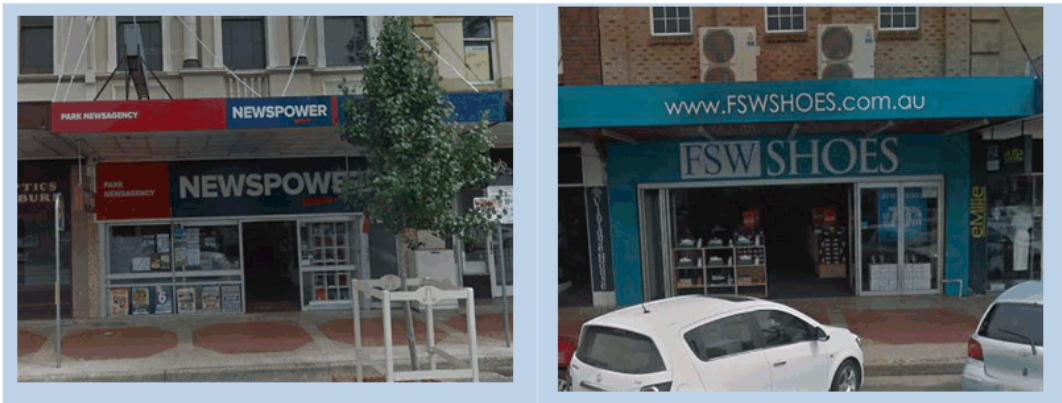
The proposed construction of the timber deck area and provision of an additional car space will be located at the rear of the Premises and not observable from the street. Furthermore, the timber deck will be located above the approved ground floor extension and will not impact on the original building. As such, it is considered that this aspect of the development proposal will not detrimentally impact on the item, the HCA in general or on the heritage significance of any surrounding items of significance.

Proposed Signage

While the proposed signage will not incorporate ‘heritage’ colours, there are numerous examples (refer Table 6) of business signage both within the heritage conservation area and installed on items of heritage significance which also do not include ‘heritage’ colouring. The branding is reflective of the business and will be installed in a manner which both complies with the DCP and also is easily removable at the end of the tenancy.

It is sympathetic in that it provides a uniform streetscape along Auburn Street and offers a less visually intrusive option than other business signage that has been previously approved within the HCA.

Table 6 – Business signage within the HCA along Auburn Street GOULBURN



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5. Description of how any negative impacts of the proposal are to be mitigated.

Change of use from 'commercial premises' to 'food and drink premises'

There will be no negative impacts from this aspect of the proposal.

Minor internal alterations and construction of timber deck

The minor internal alterations required to facilitate the change of use only requires the removal of two non-load bearing walls and will not detrimentally impact on the internal fabric of the Premises and will avoid the construction of additional dividing walls which were approved under the Original DA. As discussed above, the timber deck is to be located on top of the approved ground floor extension and is not able to be seen from the street. It has been located in this area to mitigate any aesthetic impacts.

Proposed Signage

The proposed signage complies with the DCP requirements for business signage in a heritage conservation area. While the branding of the business tenancing the Premises does not allow for 'heritage' colouring to be incorporated, the colours have been used tastefully and in a manner that does not detract from the HCA like some of the examples in Table 5 above do. The colours chosen can be easily painted over at the end of the tenancy.

The proposed signage will be easily removable at the end of the tenancy and this measure will mitigate any impacts which may be experienced by such signage being present long-term after the tenant has vacated the Premises.

The proposed development complies.

VI. CONCLUSION

There are no provisions within the LEP that the development does not comply with.

C. DEVELOPMENT CONTROL PLANS

The Local Environmental Plan applicable to the Premises is the *Goulburn Mulwaree Development Control Plan 2009* (the DCP).

The DCP is a non-statutory guideline produced by Council to provide guidance on development outcomes. Where there is a non-compliance with the provisions in the DCP, the Council must be flexible in applying

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those provisions and allow reasonable alternative solutions that achieve the objects of those standards for dealing with that aspect of the development.

The relevant clauses of the DCP are assessed below.

I. CLAUSE 3 – GENERAL DEVELOPMENT CONTROLS

3.1 – European (non-indigenous) Heritage Conservation

A Heritage Impact Statement (**HIS**) has been prepared to assess the impacts of the proposed development on the Premises and the adjoining heritage items of local significance.

It is noted that the HIS has determined that the proposed development is of no impact to the heritage character of the Premises or the surrounding items of Local Heritage Significance.

The proposed development complies.

3.4 – Vehicular Access and Parking

Auburn Street is a **State Road** but carries predominantly local traffic to the north and south of the Premises. Access to the Premises is via on-street parking provided along Auburn Street, Clifford Street, Market Street and McKell Place. Off-street parking is available at the rear of the Premises, accessed via Clifford Street, and two (2) car spaces are provided.

Car Parking Assessment

The architectural plans show the areas of the building and the floor areas for these proposed use (refer excerpt below in Figure 15). The floor area for the first-floor *retail premises* has been based upon the Gross Floor Area (**GFA**) for *restaurant/cafe* as per Table 3-2: *Off-street parking requirements*, as shown below in Figure 16.

As Council has previously approved the parking arrangements for the ground floor *retail premises*, this has not been revisited or assessed as part of this application as it is considered that Council will not deviate from what it has already approved.

The parking arrangements for the proposed change of use of the first floor of the Premises to a *retail premises* (restaurant) have been assessed below.

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Figure 15 – GFA of First-Floor Retail Premises

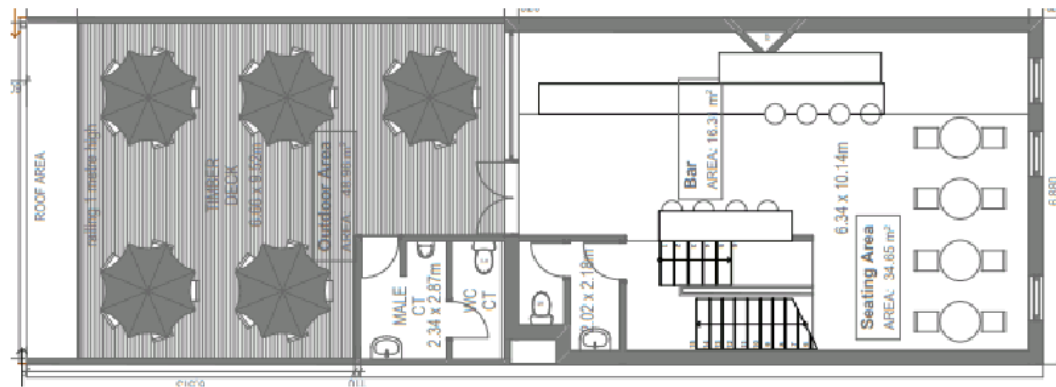


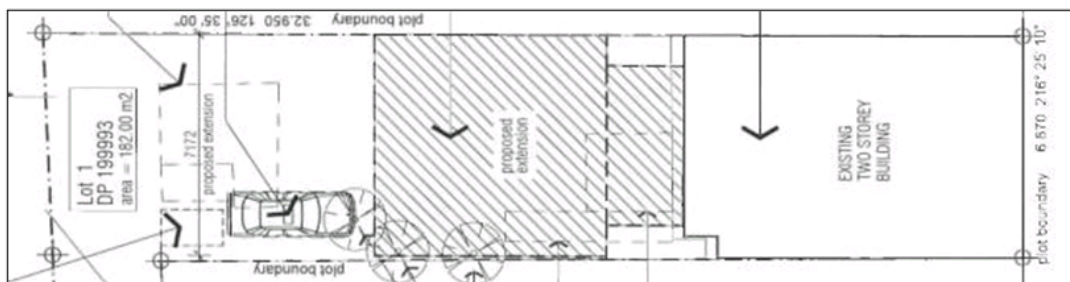
Figure 16 – Car Parking Requirements

Restaurant or café	1 space per 3 seats for restaurants 100m ² or greater or 1 space per 40m ² of GFA for restaurants less than 100m ² GFA
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The proposed amendments to the car parking configuration approved by the Original DA as illustrated in Figure 17 and Figure 18 below, where Figure 17 illustrates the approved layout and Figure 18 illustrates the proposed layout.

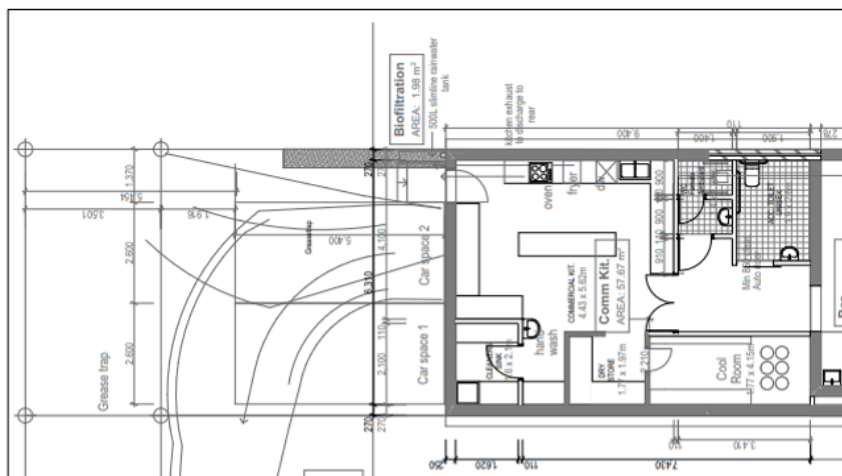
As is evident from Figure 17 and Figure 18 below, there is no amendment to the approved building footprint – the change is simply the provision for additional parking beside the approved car park.

Figure 17 – Approved Parking Layout



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Figure 18 – Proposed Parking Layout



Car parking for the development is assessed in Table 4 below.

Table 4 – Car Parking Requirements

Proposal	Usage	Floor Area	Car Park Rate	Car Parking Provided	Required Car Parking
First Floor Retail Premises	Restaurant/Cafe	99.92m ²	1 space per 40m ² of GFA	2	2
				2	2

The proposed development complies.

II. SECTION 4 – PRINCIPAL DEVELOPMENT CONTROLS – GOULBURN CBD

- Clause 4.2.3 - Visual Quality

No external storage areas are proposed. All storage is internal to the Premises.

- Clause 4.2.7 - Noise and Vibration

It is noted that the Original DA specifies the operating hours of 11:30am to 9:30pm. It is proposed that the ground floor and first floor of the Premises extends these operating hours to have hours similar to

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those approved for surrounding cafes, restaurants, shops and leagues clubs (it is noted that the Goulburn Workers Club operates from 10am – 1am Sunday – Wednesday and 10am – 3am Thursday – Saturday). As such, approval is sought for the following hours of operation:

- Monday to Thursday: 10:00am – 11:00pm
- Saturday, Sunday and Public Holidays: 10:00am – 1:00am

It is proposed that there will be a maximum of 7 staff members present during business hours and the restaurant has capacity for 20 patrons downstairs and 24 patrons upstairs.

The development is not considered to have any noise or vibration impacts. It is noted that Council considered the noise and vibration impacts on the amenity of surrounding businesses and shop top housing during their assessment of the Original DA.

The proposed development complies.

III. SECTION 6 – SPECIAL DEVELOPMENT CONTROLS

- *Clause 6.4 - Advertising and Signage*

It is proposed to install one (1) type of business signage (i.e. window signage) at the Premises for ‘The Golden Oven’. Please see Figure 19 and Tables 5 and 6 for the particulars of the proposed signage and precedents set.

Figure 19 – Proposed Signage for the Golden Oven



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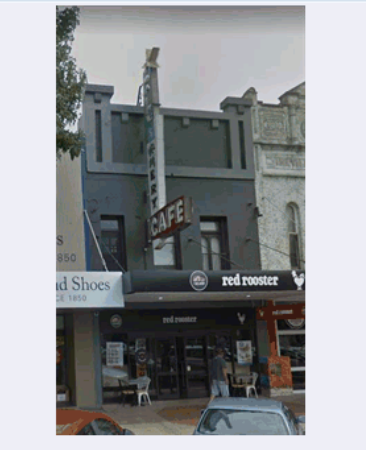


Table 5 – Proposed Signage Particulars

Signage Proposed	Number of Signs	Dimensions	Colouring	Illumination
Front window, above door	1	2350mm x 1000mm	Black, Gold and White	No

Table 6 – Precedents set within HCA for bold façade paint and bold signage

Location	Photograph	Signage Type
370 Auburn Street GOULBURN		Neon, bold façade with bold signage both above and below awning level as well as awning fascia.
310 Auburn Street GOULBURN		Bold, dark façade paint, with dark signage and neon font above and below awning level as well as awning fascia.

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<p>330 Auburn Street GOULBURN</p>		<p><i>Bold façade paint, with bold signage below awning level as well as awning fascia.</i></p>
<p>228 Auburn Street GOULBURN</p>		<p><i>Bold façade paint with bold, dark signage below awning as well as awning fascia.</i></p>
<p>159 Auburn Street GOULBURN</p>		<p><i>Bold façade paint with bold signage at awning level.</i></p>
<p>78 Auburn Street GOULBURN</p>		<p><i>Bold façade paint with bold signage above and below awning, as well as awning fascia.</i></p>

Statement of Environmental Effects

- *Clause 6.4.1 - Amenity*

The proposed signage is consistent with the colours of signage approved for other commercial outlets along Auburn Street. Zambrero, Red Rooster, Work Locker, NRMA, and the State Government Building all have dark elements to their façade and their business signage, the NRMA building is clad entirely in gloss blue paneling and the Work Locker and Red Rooster have darker elements to their façade paint and business signage than what is proposed for “Golden Oven”.

The proposed materials – black composite panel with gold and white vinyl cut graphics proposed on the window above the door – are consistent in both placement location and material type with surrounding buildings within the HCA. No further signage is proposed.

It is noted that Zambrero has green signage on a black building, Saltwater Dream has neon green and black signage approved and Red Rooster has red signage on a black building. The proposed signage is considered considerably more sympathetic to the HCA than the abovementioned signage previously approved by Council post-2009.

- *Clause 6.4.2 - Design*

- (a) Bulk, scale, shape and size

- The signage proposed conforms to the desired future character of the area and does not dominate the streetscape or view.
- The signage proposed is consistent in size, placement location and colouring of signage recently approved by Council for surrounding businesses. In accordance with the DCP, the signs are placed on windows, near entrance doors and on appropriate architectural elements – i.e. awning fascia.
- The signage proposed does not extend beyond the dimension of the building or the awning fascia.
- The signage is simple, clear and efficient – it does not overwhelm the viewer in terms of colouring, numerous font types, or by offering too many signs to read.

- (b) Number of signs

Only one sign is proposed – in order to be visually pleasing, the window sign will be cut to fit the existing shape of the window above the door.

- (c) Colour, lettering and illumination for heritage buildings

As observed in Table 2 above, the colour, lettering and illumination proposed is consistent with signage approved for other commercial outlets along the main street and within the HCA. It is noted that a number of the buildings incorporate elements which do not comply with the DCP in terms of displaying neon colours, white backgrounds or use traditional colours.

The lettering proposed is uncluttered and clear, with the font chosen to provide for easy reading and understanding by the community. As observed in Table 2 above, the signage approved along the main

Statement of Environmental Effects

street within the HCA has not been hand painted – instead all of the examples provided have been machine cut or printed.

(c) Not Applicable

(d) Not Applicable

(e) Traffic Safety

The signage proposed does not:

- Obscure or interfere with road traffic signs,
- Obscure or interfere with vehicle vision
- Distract drivers at intersections, level crossings or bends,
- Vary or move the intensity of the illumination
- Issue traffic instructions
- Project over the boundaries of a classified road,
- Nailed or similarly fixed to a tree or street light pole.

The proposed development complies.

IV. CONCLUSION

There are no provisions of the DCP that the proposed development does not comply with.

D. DRAFT PLANNING INSTRUMENTS

There are no draft planning instruments applicable to the proposed development.

E. PLANNING AGREEMENTS OR DRAFT PLANNING AGREEMENTS

There are no planning agreements or draft planning agreements applicable to the proposed development.

F. REGULATIONS

There are no provisions of the Regulations that prescribe matters relating to this paragraph for the proposed development.

Statement of Environmental Effects

G. COASTAL ZONE MANAGEMENT PLANS

These plans do not apply to the Goulburn Mulwaree Shire.

4.3 ASSESSMENT OF LIKELY IMPACTS OF PROPOSAL

i. Servicing, Mains and Infrastructure, and Developer Contributions

There is an anticipated increase in demand upon Council’s sewer and stormwater infrastructure resulting from the change of use of the first-floor of the Premises. Traffic generation is considered to be negligible and similar to the current usage that occurs across the site and in line with expectations for a commercial area.

The Premises falls within the Section 7.12 Developer Contributions area, however as the proposed cost of works is \$70,000 (i.e. less than \$100,000) no developer contributions apply to the development.

The proposed development complies.

ii. Environmental Impacts

There are no environmental impacts associated with the proposed development as all modifications are internal or within the building footprint of the development previously approved by the Original DA. The Water Cycle Management Study concluded that there was a “neutral or beneficial impact on water quality” and the sewer and stormwater infrastructure already servicing the development can carry the additional load created by the change of use proposed to the first floor of the Premises.

In terms of the built environment, the proposed development does not seek to alter the external façade of the building – the construction of a timber deck is proposed to occur above the approved ground floor extension at the rear of the Premises. The heritage ceilings on the ground floor of the Premises are able to be retained due to the change in classification proposed to occur with the change of use. This enables the Premises to retain its value as an item of Local Heritage Significance within the Goulburn CBD, as well as avoiding any detracting from the Goulburn Heritage Conservation Area.

The proposed development complies.

iii. Social and Economic Impacts

There are no negative social impacts as the development will result in the addition of a new business to the Goulburn CBD, bringing economic growth to the area by way of increasing the hours which the local and wider community access the CBD and increasing pedestrian foot traffic to surrounding businesses. The proposed development represents an investment into the locality and is a reflection of the best commercial use of the land.

Statement of Environmental Effects

As an item of Local Heritage Significance, it is important to the Land Owner that it can be utilized in a positive way that is both sympathetic to the fabric of the building as well as being a suitable use within the Commercial Core.

The proposed development complies.

4.4 SITE SUITABILITY

The site is suitable for the proposed change of use from *residential premises* to a *retail premises*, allowing the approved *retail premises* on the ground floor to expand into the previously approved residential space provided on the first-floor. Despite its heritage listing, the Premises has a long history of commercial activity and this proposal will simply allow the expansion of the current proposed use of the ground floor to occupy the first-floor of the Premises and function efficiently within the broader town centre.

There are three clubs in close proximity to the premises, a restaurant, two cafes and a number of retail outlets. The proposed change of use to a *retail premises* allows a broad range of tenancing options which are considered to be a continuation of the general character of the street.

The combination of the available off-street parking for patrons, street parking for customers and safe pedestrian access makes it an ideal use for the site.

The proposed development complies.

4.5 SUBMISSIONS

Any submissions made during the public exhibition of the Development Application will be addressed as they arise. It is advised that the proposed development is not considered to be contentious.

4.6 THE PUBLIC INTEREST

The public interest is served through Statutory Acts and Regulations and the development and then application of land zonings, planning instruments and development controls. The proposed usage is permissible and do not contravene any state or council criteria or controls. The development will provide the opportunity for affordable commercial space options in Goulburn – when assessed against the abovementioned controls and criteria the development does not act against the public interest.

The proposed development complies.

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4.7 CATEGORY 1 FIRE SAFETY PROVISIONS

There are no Category 1 fire safety provisions which currently apply to the existing building, and there are no provisions which are proposed to apply to the building following its change of use.

This is simply because the development is proposed within a Class 6 Building which is under 500m² and under 25m in effective height - as such the provisions within Section E of the *Building Code of Australia Volume One* and within Section P of *Volume Two* do not apply, notably those contained within EP 1.3, EP 1.4, EP 1.6, EP 2.1, EP 2.2 and EP 3.2.

Please refer to the attached report prepared by Steve Watson & Partners Pty Ltd.

The proposed development complies.

4.8 NORBE ASSESSMENT

The proposal is considered to be described as Development Class Ors (Retail premises/office premises, sewerage) and is therefore considered a Module 1 Development. It is noted that concurrence of the SCA Chief Executive can be assumed for the development as the total proposed impervious area or construction area is less than 2,500m², the development is not proposed to be carried out on crown perpetual leasehold land and there are no inconsistencies with any Section 88 instruments placed by the SCA under the *Conveyancing Act 1919*.

As the construction area is less than 250m², a Conceptual Erosion and Sediment Control Plan or Conceptual Soil and Water Management Plan is not required. Furthermore, MUSIC stormwater modelling, a contamination report and a flood study are also not required, and SEPP 1 does not apply to the Goulburn Mulwaree Shire.

As such, a Small Scale Stormwater Quality Model (S3QM) has been prepared by Peak Architecture which estimates the stormwater pollutant generation and the performance of the stormwater treatments installed at the Premises. It is advised that Water NSW accepts the use of this tool when estimating stormwater impacts for developments under 2,500m² and that the S3QM concludes that the development will have a "neutral or beneficial effect on water quality".

The proposed development complies.

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SECTION 5

5.0 CONCLUSION AND RECOMMENDATIONS

The consideration for this proposal for the change of use of the first floor of the Premises to a *retail premises*, the amendments to the internal footprint of the building and the car parking configuration approved by the Original DA has not identified any major non-compliance, variation or impediment under the relevant Statutory or Council provisions.

The proposed development offers social, economic and commercial benefits to the Goulburn community.

There are no environmental impacts, conflicts with adjoining land uses and is a suitable use for the site.

The proposal is recommended for development consent under section 4.16 of the *Environmental Planning and Assessment Act 1979*.

SECTION 6

6.0 DECLARATION

I confirm that this Statement of Environmental Effects has been prepared in consideration of the relevant provisions of the *Environmental Planning and Assessment Act 1979*, the *Goulburn Mulwaree Local Environmental Plan 2009*, and the *Goulburn Mulwaree Development Control Plan 2009*.

While every reasonable effort has been made to ensure that this document is correct at the time of printing, the author disclaims any and all liability to any person in respect of anything done or the consequence of anything done or omitted to be done in reliance upon this whole or any part of this document.



Kate Cartwright

Plan & Co Pty Ltd

26 November 2018

12.3 GUNLAKE QUARRY EXTENSION PROJECT - MODIFICATION 1 (LEC CONSENT 108663 OF 2017)

Author: Chris Hargood, Team Leader Development Assessment

Authoriser: Warwick Bennett, General Manager

Attachments: Nil

Link to Community Strategic Plan:	EN4 Maintain a balance between growth, development and environmental protection through sensible planning.
Cost to Council:	Nil
Use of Reserve Funds:	Nil

RECOMMENDATION

That

1. The report from the Team Leader Development Assessment in regard to the Gunlake Quarry Extension Project – Modification 1 be received.
2. A submission be made to the Department of Planning & Environment advising that Goulburn Mulwaree Council does not object to the proposed Gunlake Quarry Extension Project (Modification 1) application currently on public exhibition. This is subject to the supporting calculations being verified as being in accordance with legislative requirements, best practice guidelines and concurrence of the Office of Environment and Heritage.

BACKGROUND

Gunlake Quarry was originally approved by the Minister for Planning in September 2008 (Project Approval 07-0074).

On 30 June 2017, the Gunlake Quarry Extension Project was approved by the New South Wales Land and Environment Court (2017/108663) as a state significant development (SSD 7090). The extension project included an increase quarry extraction rate of 2 million tonnes per annum (Mtpa) and an extension of the quarry footprint. Many of the conditions of Project Approval 07- 0074 were carried through to LEC Consent 2017/108663, including conditions requiring the provision of offsets to compensate for the unavoidable clearing of vegetation as part of the original quarry (as modified). LEC Consent 2017/108663 required that Project Approval 07-0074 be surrendered as has subsequently occurred.

REPORT

Council has received notification from the Department of Planning and Environment of an application submitted by Gunlake Quarries Pty Ltd (Gunlake) which proposes to reduce the size of the “Biodiversity Areas” required under condition 32 of Schedule 3 of the development consent.

The intent of condition 32 of LEC consent 2017/108663 is to provide offsets for vegetation cleared under the original project approval including modification 2, in this regard the condition required a total offset area of 78.82 hectares.

The proposed modification seeks to reduce the total vegetation offset area from 78.82 hectares to 39.55 hectares.

To support the proposed reduction in offset area, the proponent seeks to:

- revisit and demonstrate through the use of a contemporary assessment framework, the value and classification of the original vegetation; and
- demonstrate that vegetation is available on site for the provision of offsetting against removed vegetation.

The result of which is a series of revised calculations and credits generated.

The proposed modification centres on specialist advice and understanding of biodiversity values, offsets and credit requirements. This area of expertise is outside that of Council planning staff and would require the engagement of specialist consultants to verify the data. As Council is not the determining authority for this application, Council is only required to provide comment.

In this regard the timeframes in which to provide comment do not permit the engagement of consultants. It is considered that the Office of Environment and Heritage are best placed to provide a formalised expert opinion on this matter.

Council staff have reviewed the documentation and have drafted the following submission for Council's consideration.

DRAFT Submission to Department of Planning – Gunlake Quarry Extension Project (Modification 1)

Goulburn Mulwaree Council does not object to the proposed Gunlake Quarry Extension Project (Modification 1) application currently on public exhibition, subject to the supporting calculations being verified as being in accordance with legislative requirements, best practice guidelines and concurrence of the Office of Environment and Heritage.

CONCLUSION

Council are generally supportive of the proposal providing that the proposal is assessed against the appropriate legislative controls and best practice.

12.4 PLANNING PROPOSAL FOR 745 CROOKWELL ROAD, KINGSDALE - POST EXHIBITION REPORT

Author: Nick Thistleton, Graduate Strategic Planner

Authoriser: Warwick Bennett, General Manager

Attachments: Nil

Link to Community Strategic Plan:	Strategy EN4 Maintain a balance between growth, development and environmental protection through sensible planning. Strategy EC3 Support and foster conditions that enable local and small/home-based businesses to grow. Strategy EC4 Foster and develop a diverse, adaptive, and innovative agricultural industry.
Cost to Council:	Nil
Use of Reserve Funds:	Nil

RECOMMENDATION

That

1. The post exhibition report from the Graduate Strategic Planner for the planning proposal at 745 Crookwell Road, Kingsdale be received.
2. Council endorse the current planning proposal to amend the *Goulburn Mulwaree Local Environmental Plan 2009* to add a **restaurant or café** as an additional permitted use under Schedule 1 for Lot 16 DP1069310.
3. A Draft Instrument be prepared that is consistent with the above amendment.
4. The planning proposal and relevant documentation be forwarded to the Department of Planning and Environment for making as soon as possible.

BACKGROUND

The planning proposal at 745 Crookwell Road, Kingsdale was originally reported to Council on 2 October 2018 where Council resolved (2018/401):

1. *That the report from the Strategic Planning Projects Officer be received;*
2. *That Council resolve to revise Schedule 1 of the Goulburn Mulwaree Local Environmental Plan 2009 to permit the use of 745 Crookwell Road, Kingsdale (Lot 16 DP1069310) for the purpose of a restaurant or café.*
3. *That the planning proposal to amend Goulburn Mulwaree Local Environmental Plan 2009 as above be submitted to the Department of Planning and Environment for a gateway determination in accordance with Section 3.34 of the Environmental Planning and Assessment Act 1979;*
4. *That the Department of Planning and Environment be advised that Council wishes to be issued with an authorisation to use delegation for the planning proposal.*

The gateway determination issued by the Department of Planning and Environment on 28 February 2019 gave conditional authorisation to use delegation for the planning proposal. None of those conditions have been breached.

REPORT

The planning proposal at 745 Crookwell Road, Kingsdale was originally submitted to Council in May of 2018 requesting that a **restaurant or café** be inserted into Schedule 1 of the *Goulburn Local Environmental Plan 2009* (GM LEP) as an additional permitted use for Lot 16, DP 1069310 (Figure 1). The subject site currently operates as a winery and cellar door premises.



Figure 1: Subject Site

The planning proposal received no submissions during its exhibition from 29 March 2019 to 3 May 2019 and was forwarded to the Roads and Maritime Services and Water NSW for their advice prior to receiving gateway determination.

Roads and Maritime Services (RMS) raised the concern that allowing a **restaurant or café** on the site would increase traffic volumes entering onto Crookwell Road from the site and that a traffic management study would need to be prepared.

This advice was rescinded on 3 September 2018 following negotiations between Council and RMS, recognising that any requirement for a traffic management study could be deferred until the development assessment stage (i.e. the RMS would be able to retain the ability to withhold development consent owing to the requirement to seek their concurrence for all traffic generating development near classified roads as defined in Schedule 3 of the *State Environmental Planning Policy (Infrastructure) 2008*).

Water NSW expressed their tentative support for the planning proposal prior to gateway determination being received, however enquired about the provision of further information and plans to demonstrate a neutral or beneficial impact on water quality. The gateway determination issued on 28 February 2019 required that the planning proposal demonstrate compliance with this advice.

Correspondence received from Water NSW on 5 March 2019 clarified that further information from the proponent was not necessary, given that all development requiring development consent in the Sydney drinking water catchment is required to demonstrate a neutral or beneficial impact on water quality, in accordance with the *State Environmental Planning Policy (Sydney Drinking Water Catchment) 2011*.

CONCLUSION

In summary, this planning proposal is considered to be a positive outcome for the Goulburn Mulwaree local government area as it will facilitate the future development of a **restaurant or café** next to an existing winery and cellar door premises on site. The presence of both the *State Environmental Planning Policy (Infrastructure) 2008* and *State Environmental Planning Policy (Sydney Drinking Water Catchment) 2011* will ensure that impacts relating to traffic generation and water quality will be adequately controlled and mitigated during the development assessment stage. In the absence of any submissions received or any other concerns remaining unresolved, it is recommended that Council proceed to endorse the planning proposal to amend the GM LEP as described above.

12.5 GOULBURN PERFORMING ARTS CENTRE REQUEST FOR TENDER FOR CONSTRUCTION

Author: Matthew O'Rourke, Director Operations

Authoriser: Warwick Bennett, General Manager

- Attachments:**
1. Value Engineering Options - Confidential
 2. GPAC Tender Evaluation Report - Confidential

Link to Community Strategic Plan:	CO2.2 – Development and delivery of new and existing cultural and creative assets, including built heritage assets.
Cost to Council:	<p>The allocated budget in 2018/19 for this project is \$12,100,000 The allocated budget in the draft 2019/20 Delivery Plan has been revised to \$16,000,000.</p> <p>Council has secured \$8,300,000 in capital grants/contributions for this project.</p> <p>All tenders received exceeded \$16,000,000.</p> <p>Expenditure to date is \$1,412,000.</p> <p>The recommendation in this report is to reduce the cost to \$18,500,000. That requires an additional \$2,500,000 from the draft 2019/20 budget. The additional monies required would be funded from \$1,000,000 from General Fund* and \$1,500,000 from the sale of Council property**.</p> <p>*Council has been allocated an additional \$1,000,000 from the Federal Government for the current 4 year Roads to Recovery cycle. This could be allocated to revenue funded projects already in the budget with the revenue reallocated to the GPAC project.</p> <p>**It is recommended that the \$1,500,000 from property sales be from the sale of the building at 56 Clinton Street, Goulburn.</p>
Use of Reserve Funds:	<p>This project is being funded from the following reserves:</p> <p>S94A (38145) - \$459,796 (projected balance at 30 June 2023 of \$388,780)</p> <p>Performing Arts Centre (38208) - \$1,252,081 (Reserve fully spent)</p> <p>Multi-Purpose Facility (38187) - \$488,123 (Reserve fully spent)</p>

RECOMMENDATION

That:

1. The report from the Director Operations be received on the Request For Tender Evaluation for Construction of the Performing Arts Centre be received.
2. Council proceeds with the construction of the Goulburn Performing Arts Centre at a cost of \$18,500,000.
3. Council authorises the General Manager to enter into negotiations with Zauner Constructions Pty Ltd to reduce the construction tender price of Goulburn Performing Arts Centre to \$16,265,000 to include following value engineering options:
 - (a) The initial value engineering options proposed by Zauner Construction Pty Ltd in Schedule D of their tender submission dated 2 April 2019.

- (b) Other value engineering options included in Zauner Construction Pty Ltd tender submission but not priced.
4. Council enter into negotiations with Zauner Construction Pty Ltd rather than calling fresh tenders due to:
 - (a) Two Request For Tender process have been run with both exceeding construction cost expectations.
 - (b) The length of time required to call fresh tenders would exceed grant funding milestones.
 - (c) Zauner Construction Pty Ltd submission of a conforming tender plus value engineering options achieved the highest value for money ranking from the second Request For Tender process.
 5. Subject to finalisation of the negotiations to achieve the amended scope and achieve a tender price in accordance with this resolution the General Manager be given authority to approve the tender and enter into a contract with Zauner Constructions Pty Ltd.
 6. The re-scoping as per paragraph 3 of this recommendation be undertaken in liaison with the project architect and Zauner Constructions Pty Ltd.
 7. The cost of the Goulburn Performing Arts Centre be finalised at \$18,500,000 being as follows:
 - (a) Tendered amount from Zauner Constructions Pty Ltd with approved value engineering options
\$16,265,000
 - Plus Council incurred costs as follows:
 - (b) Electrical \$400,000
 - (c) Demolition \$200,000
 - (d) Bulk Excavation \$ 50,000
 - (e) Archaeological \$ 50,000
 - (f) S94 fees \$160,000
 - (g) VE prompted redesign \$200,000
 - (h) Site supervision \$250,000
 - (i) Café fit out \$125,000
 - (j) Contingency (5%) \$800,000
 8. The cost of the Goulburn Performing Arts Centre at \$18,500,000 be funded as follows:
 - (a) General Fund Revenue \$1,000,000
 - (b) Grant Funding \$7,500,000
 - (c) Reserve Fund \$1,252,081 (Lilac Time Hall)
 - (d) Reserve Fund \$ 488,123 (Multi-Purpose Venue)
 - (e) Reserve Fund \$ 459,796 (S94A)
 - (f) Loan Funding \$6,300,000
 - (g) Land Sales \$1,500,000
 - \$18,500,000
 9. Council decline the tenders from Brodyn Pty Ltd t/as TCQ CONSTRUCTION, Edwards Construction Pty Ltd, Lahey Constructions Pty Ltd and Project Coordination (Aust.) Pty Ltd for Construction of the Goulburn Performing Arts Centre.

10. Council confirm its decision to sell the building at 56 Clinton Street Goulburn and the first \$1,500,000 of proceeds from that sale be allocated to the capital cost of the Goulburn Performing Arts Centre.
11. Council engage a performing arts industry specialist to review the existing theatre configuration with the view to simplify the configuration.
12. The outcomes of the negotiations with Zauner Constructions Pty Ltd be presented back a later Council meeting for Council's consideration.
13. Council proceed with the demolition and foundation earth works of the rear part of the facility (1937 portion) separate from the Zauner Constructions Pty Ltd contract subject to the final successful negotiations being completed with Zauner Constructions Pty Ltd.
14. The General Manager to present a monthly status report on the negotiations and construction of the Goulburn Performing Arts Centre.

BACKGROUND

This project is to construct a 400 seat modern performing arts centre with an adaptive reuse of the former Town Hall building at 163 Auburn Street Goulburn. Council undertook an initial Request For Tender (RFT) or construction of this facility during 2018. From this initial RFT process two price submission were received however both exceeded the available budget.

In an attempt to receive a lower price submission some scope modifications where made to the initial scope of works for a second RFT process. The scope modifications primarily involved Council self-performing some tasks including demolition works, asbestos removal, bulk excavation, power supply upgrade.

At the 7th November 2019 Council Meeting, Council resolved to undertake a second RFT process for construction of the Goulburn Performing Arts Centre that included a value engineering component to examine cost reduction options. This report provides an overview of the second RFT process.

REPORT

Council undertook a public Request For Tender (RFT) process in accordance with Section 55 of the Local Government Act, 1993, Local Government (General) Regulation, 2005 and Tendering Guidelines of NSW Local Government (General) Regulation, 2009.

The second RFT process included an Expression of Interest (EOI) phase to identify a shortlist of preferred contractors to participate in the RFT process which included a value engineering component. The value engineering phase was included to provide prospective respondents an opportunity to consider alternate materials, plant and equipment and construction methodology in their tender submissions with the objective of identifying cost reductions. Following is the timetable for the RFT process:

- | | |
|--|---|
| • Advertise EOI | 13 th Nov. – 11 th Dec. 2019. |
| • Issue RFT documentation to preferred respondents | 8 th January 2019. |
| • Value Engineering Workshops # 1 | 13 th – 15 th February 2019 |
| • Value Engineering Workshops # 2 | 4 th – 5 th March 2019. |
| • RFT responses close | 2 nd April 2019. |
| • RFT Evaluation | 2 nd – 23 rd April 2019. |
| • Evaluation Report to Council | 21 st May 2019. |

The EOI responses were assessed against documented criteria to identify the preferred respondents' shortlist. From the EOI step the following companies were deemed suitable to proceed to the RFT process:

- Brodyn Pty Ltd t/as TCQ CONSTRUCTION 2 Bruncker Road, Chullora, NSW 2190
- Edwards Construction Pty Ltd PO Box 1168, Nowra, NSW 2541
- Lahey Constructions Pty Ltd PO Box 617, Kempsey, NSW
- Zauner Construction Pty Ltd PO Box 288, Lavington, NSW, 2641
- Project Coordination (Aust.) Pty Ltd 2 Lady Penrhyn Drive, Unanderra, NSW, 2526

The RFT process started with release of tender documentation via Tenderlink to the five (5) selected tenderers on the 8th January 2019. The closing date for receipt of tenders was the 2nd April 2019. During tender period there was two Value Engineering workshops where prospective respondents presented their value engineering options to Council and the project architect for consideration. The broad objective for the value engineering component was to retain 400 seat capacity and keep the footprint as presented in the design plans. Input from these workshops was used to prepare individual tender responses.

A Tender Evaluation Panel (TEP) was established to assess the individual tender submissions. The TEP consisted of:

- Matt O'Rourke – Chair Director Operations
- Adam Kiss Business Manager Projects
- Marina Hollands Director Utilities
- Ed Brown Consultant (Project Support)

The evaluation process was carried out by the TEP as outlined in the Evaluation and Probity Plan. The Procurement Plan and the Evaluation and Probity Plan were completed and signed prior to advertisement. The final Tender Evaluation Report is attached to this Council report as a confidential report due to the commercial in confidence information included in this report.

Each tender was evaluated on both non-price and price criteria as follows:

- Non-price criteria 30%
- Price criteria 70%

The panel met to determine whether the tenders were conforming to mandatory submission requirements. For this evaluation all tenders conformed. The panel then completed the detailed evaluation of non-price criteria in accordance with the following weightings:

- Project Appreciation and Methodology 50%
- Value Engineering and Innovation 30%
- Participation in STI Process 20%

The overall value for money was assessed by combining the price and non-price criteria, with the overall ranking determined to be:

Ranking Tenderer

- 1 Zauner Construction Pty Ltd
- 2 Lahey Constructions Pty Ltd

- 3 Brodyn Pty Ltd t/as TCQ CONSTRUCTION
- 4 Project Coordination (Aust.) Pty Ltd
- 5 Edwards Construction Pty Ltd

The inclusion of a value engineering component in the RFT process has resulted in lower price submissions compared to the first tender process. However the prices received are still above the available budget.

While the value engineering options considered retained the essential elements of the theatre configuration including the 400 seat capacity, the fly tower, orchestra pit and the back of house configuration, additional value engineering options were also presented however not costed due to time constraints or more detail plans be available. Further cost saving opportunities will require further examination of value engineering options, including lowering or removing the fly tower, removing the orchestra pit, removing the basement plant room and redesigning the air conditioning system to be located on the roof and consolidating the back of house. Consideration of these options would have to be made in the context of maintaining functionality of the facility while still attracting a wide array of acts and touring shows.

Create NSW, the State Government funding partner that has provided a \$4.5 million grant toward the project has recommended a performing arts industry specialist be consulted to guide any further consideration to pursue additional value engineering options. Further, Create NSW have indicated that an important objective of their funding program is to deliver cultural facilities into regional areas. Therefore, a simplified facility could still meet this objective for Goulburn at a lower cost while retaining essential elements of a performing arts centre.

Conversely, should this project not proceed, Council would have to decline these funds plus the \$1.0 million grant from the National Stringer Region Fund.

Notwithstanding the price submissions, the evaluation panel determined Zauner Construction Pty Ltd to be the highest ranked company following the evaluation process. They submitted the lowest conforming tender price plus a comprehensive list of value engineering options totalling \$2,171,200 (excluding GST). A list of Zauner Construction Pty Ltd value engineering options has been included as a confidential attachment due to the commercial in confidence information included in this attachment.

Zauner Construction Pty Ltd have strong relevant work experience, an experienced team, well developed project appreciation and methodology and suitable management systems to deliver this project. Notably, Zauner Construction Pty Ltd delivered the Murray Art Museum Albury (MAMA) project, a contemporary art museum in Albury which has a number of similarities to the Goulburn Performing Arts Centre. Zauner Construction Pty Ltd is the preferred tenderer following assessment of all tender submissions.

As a means of pursuing further cost reductions it is proposed to enter into negotiations with Zauner Construction Pty Ltd to continue to explore other value engineering options included in Zauner Construction Pty Ltd submission but not priced at the time.

These negotiations would proceed in accordance with Local Government Regulation 2005,

Clause 178.3 A Council that decides not to accept any of the tenders for a proposed contract or receives no tenders for the proposed contracts must, by resolution do one of the following:

- (a) postpone or cancel the proposal for the contract,
- (b) invite, in accordance with clause 167 , 168 or 169, fresh tenders based on the same or different details,
- (c) invite, in accordance with clause 168, fresh applications from persons interested in tendering for the proposed contract,
- (d) invite, in accordance with clause 169, fresh applications from persons interested in tendering for contracts of the same kind as the proposed contract,

- (e) enter into negotiations with any person (whether or not the person was a tenderer) with a view to entering into a contact in relation to the subject matter of the tender
- (f) carry out the requirements of the proposed contract itself.

Clause 178.4 If a council resolves to enter into negotiations as referred to in subclause (3) (e) , the resolution must state the following:

- (a) the council's reasons for declining to invite fresh tenders or applications as referred to in subclause (3) (b) – (d),
- (b) the council's reasons for determining to enter into negotiations with the person or persons referred to in subclause (3) (e)

Based on the outcome of the cost reduction opportunities identified during the value engineering step further cost reductions opportunities can be explored. Therefore it is proposed that Council initially enter into direct negotiations with Zauner Construction Pty Ltd with a view to achieving further cost reductions. Should these negotiations be unsuccessful then it would be proposed to cease the negotiations.

A follow up report will be presented to Council in due course on the outcome consultation with a performing arts industry consultant and the negotiations with Zauner Construction Pty Ltd to achieve further cost reductions.

12.6 GOULBURN AQUATIC CENTRE REDEVELOPMENT REQUEST FOR TENDER

Author: Matthew O'Rourke, Director Operations

Authoriser: Warwick Bennett, General Manager

Attachments: Nil

Link to Community Strategic Plan:	IN4 – Maintain and update existing community facilities, and support the development of new community infrastructure as needed.
Cost to Council:	The available budget for Stage 1 works is \$29.5m; including \$10m State Government election commitment, \$15m loans, \$4.5m proceeds from land sales and s94A.
Use of Reserve Funds:	Nil.

RECOMMENDATION

That

1. The report from the Director of Operations for the Goulburn Aquatic Centre Redevelopment Stage 1 Construction Request for Tender be received.
2. The scope for Stage 1 works of the Goulburn Aquatic Centre Redevelopment includes:
 - New 8 lane 25m pool.
 - Refurbish the existing 25m indoor pool and convert to program pool
 - New indoor leisure pool.
 - Warm water pool.
 - New plant room (including power supply).
 - New change rooms.
 - New entrance foyer, reception, administration area, staff office, storage and crèche.
 - New pool hall including all indoor aquatics and facilities.
 - Café linking into Victoria Park.
 - Entrance plaza and expanded car park.
 - Landscaping.
 - Repair expansion joints in the existing outdoor 50m pool and refurbish the wet deck.
 - Gymnasium (to be priced as an optional inclusion).
 - New 10 lane pool (to be priced as an alternative to the 8 lane pool.)
3. Council commence the procurement process for construction works for Stage 1 works of the Goulburn Aquatic Centre Redevelopment adopting and Expression of Interest phase to identify Select Tenders for a Request For Tender.
4. The General Manager be delegated to approve selection of preferred Expression of Interest respondents to progress to the Value Engineering and Request For Tender phase of the procurement process.

BACKGROUND

This is to seek Council endorsement for the scope of works for Stage 1 of the Goulburn Aquatic Centre Redevelopment and to commence the procurement process for construction works for Stage 1.

REPORT

In July 2017 Council approved the Request For Tender (RFT) submission from design consultant dwp Australia Pty Ltd for design of the Goulburn Aquatic Centre Redevelopment Stage 1. This engagement also included preparation and submission of a Development Application (DA) for redevelopment of the entire Goulburn Aquatic Centre including indoor aquatics, outdoor aquatics, outdoor exercise and fitness areas.

Design plans are almost complete for Stage 1 works and the DA has been submitted for approval. The Joint Regional Planning Panel (JRPP) will consider the DA on 17 June 2019.

Given the magnitude of the redevelopment a staged approach has been adopted to assist with affordability. Stage 1 works is primarily the indoor aquatics while Stage 2 includes outdoor aquatics, outdoor exercise and fitness areas. Following are the elements for Stage 1:

- New 8 lane 25m pool.
- Refurbish the existing 25m indoor pool and convert to program pool.
- New indoor leisure pool.
- Warm water pool.
- New plant room (including power supply).
- New change rooms.
- New entrance foyer, reception, administration area, staff office, crèche.
- New pool hall including all indoor aquatics and facilities.
- Café linking into Victoria Park.
- Entrance plaza and expanded car park.
- Landscaping.
- Repair expansion joints in the existing outdoor 50m pool and refurbish the wet deck.
- Gymnasium (to be priced as an optional inclusion).
- New 10 lane pool (to be priced as an alternative to the 8 lane pool.)

Once development consent has been obtained the next step is to commence the procurement process for construction works. This includes preparation of procurement documentation, including a construction contract and can commence once consent conditions are known.

Given recent experience with price differences between RFT submissions and construction estimates, including estimates prepared by Quantity Surveyors, it is recommended the procurement process will include a staged Expression of Interest process. The Expression of Interest process will include a value a Value Engineering step to obtain alternate lower price submissions. Note, the latest Quantity Surveyor estimate for Stage 1 of the redevelopment was \$29.5 million, although this included a gym and excluded the warm water pool.

The Value Engineering step will permit the preferred respondents to identify cost reduction opportunities to the current plans. Cost reduction opportunities can include alternate materials, alternate plant and equipment that is incorporated into the works and construction techniques. The cost reduction opportunities will be further examined to determine whether they can be achieved whilst maintaining the original intent of the staged redevelopment. This could include some design modifications that would be incorporated the tender response.

The proposed steps for an Expression of Interest process are outlined as follows:

1. Advertise for Expressions of Interest for suitably qualified companies to submit their experience, qualifications, resource capabilities, project appreciation and methodology to construct Stage 1 of the Goulburn Aquatic Centre Redevelopment.
2. From the Expression of Interest, develop a short list of preferred companies to examine Value Engineering options for the project. A recommendation of this report is for the General Manager to be given delegated authority to select the short list of preferred companies to participate Value Engineering step.
3. The short list of preferred companies will participate in a value engineering process, including some investigation, design modifications and presentation of options to Council staff. Depending on the nature and extent of Value Engineering options, modifications to the design plans may be necessary before construction commences. This would be included as a project cost.
4. The shortlisted preferred companies will submit two offers. Firstly, a conforming offer based on the design plans and documentation issued with the RFT. Secondly, an alternate offer based on acceptable Value Engineering options.

Depending on prices received, further negotiations with selected tenderers may be necessary to achieve an acceptable price.

Following is the proposed timetable for the Expression of Interest process:

Event	Date
<ul style="list-style-type: none"> • Call Expressions of Interest (EOI) for construction of Stage 1 of the Goulburn Aquatic Centre Redevelopment. 	16 th July 2019
<ul style="list-style-type: none"> • Site meeting for prospective respondents to the EOI 	23 rd July 2019
<ul style="list-style-type: none"> • EOI close. 	6 th August 2019
<ul style="list-style-type: none"> • Assess EOI responses to identify preferred respondents 	13 th August 2019
<ul style="list-style-type: none"> • Preferred respondents commence Value Engineering and RFT process 	20 th August 2019
<ul style="list-style-type: none"> • Value Engineering workshop # 1 	3 rd September 2019
<ul style="list-style-type: none"> • Value Engineering workshop # 2 	24 th September 2019
<ul style="list-style-type: none"> • RFT close 	29 th October 2019
<ul style="list-style-type: none"> • Evaluate RFT responses 	19 th November 2019
<ul style="list-style-type: none"> • Council resolution to accept or decline RFT responses. 	3 rd December 2019
<ul style="list-style-type: none"> • Award construction contract for construction of Stage 1. 	20 th December 2019
The duration of the construction period will be known when RFT responses are received.	

12.7 1819T0017 SEIFFERT OVAL LIGHTING TENDER EVALUATION

Author: Robert Hughes, Business Manager Community Facilities

Authoriser: Warwick Bennett, General Manager

- Attachments:**
1. 1819T0017 Tender Evaluation Report - Confidential
 2. 1819T0017 Tender Assessment 1 - Confidential
 3. 1819T0017 Tender Assessment 2 - Confidential

Link to Community Strategic Plan:	CSP: IN4 – Maintain and update existing community facilities, and support the development of new community infrastructure as needed. IN4.2.5 – Upgrade community facilities to improve service provision: commence implementation of Victoria Park Plan of Management
Cost to Council:	The 2018/19 budget allocation for this project is \$578,174.00 which is the amount of the grant approved by the state government. The total amount of engagement is \$480,090.00, therefore there is sufficient funds within this budget. The project is grant funded with funds to be expended on the Seiffert Oval Lighting Project as outlined in funding deed.
Use of Reserve Funds:	Nil as a result of this report.

RECOMMENDATION

That:

1. The report from the Business Manager Community Facilities on 1819T0017 Seiffert Oval Lighting Tender Report be received.
2. The tender from JRW Trading Pty Ltd T/AS Jaydub Electrical Services is accepted for the design and installation in accordance with the specification and documents for Tender No 1819T0017. This acceptance is based on their lump sum price of \$480,090.00 (GST excl.)
3. The General Manager is authorised to approve a variation of up to ten percent (\$48,000) for this project.
4. Any residue amount for this project budget after any approved variations be allocated to the completion of the power upgrade investigation and required works resulting from this upgrade.

BACKGROUND

Tenders were called to design and install lighting to the playing surface of Seiffert Oval to 300 lux and 500 lux to the cricket square, as outlined in the specification and associated documentation for tender 1819T0017. An option to upgrade the track lighting around the cycle track was also requested as part of the scope of works. This is a grant funded project with funding made available from the Stronger Country Communities Fund, with funds to be expended on the Seiffert Oval Lighting Project.

REPORT

This report is to summarise tenders received for the design and installation of lighting at Seiffert Oval under tender 1819T0017 and recommend a successful tenderer to undertake the proposed works

Tenders were called for on 19 March 2019 under 1819T0017 Seiffert Oval Lighting. The tender process was conducted in accordance with the Division of Local Government Tendering Guidelines.

Tenders closed on 16 April 2019 and submissions were received from the following companies:

Company	Address
Power By watts Pty Ltd	P.O. Box 78 Mossvale NSW 2577
JRW Trading Pty Ltd T/AS Jaydub Electrical Services	9/1 Boden Road Seven Hills Sydney NSW 2147
Havencord Pty Limited T/A Connor Electrical Services	P.O. Box 3047 Parramatta NSW 2124

A Tender Evaluation Panel was established comprising of:

- Business Manager Community Facilities (Chair);
- Business Manager Projects; and
- Business Manager Infrastructure.

The evaluation process was carried out by The Panel following the process as outlined in the Evaluation and Probity Plan. The Procurement Plan and the Evaluation and Probity Plan were completed and signed prior to advertisement.

The final Evaluation Report is attached to this Council report.

The panel met to determine whether the tenders were conforming to mandatory submission requirements. For this evaluation all tenders conformed. The panel then completed the detailed evaluation of non-price criteria in accordance with the following weightings:

- Company experience and performance 25%
- Company capability and resourcing 15%
- Project appreciation and methodology 40%
- Local Business and Industry Participation 10%
- Management systems 10%

Price was kept separate from the evaluation of the non-price criteria to avoid bias in the non-price evaluation. The weighting for price and non-price criteria were applied at:

- Non-price criteria 50%
- Price criteria 50%

The overall value for money was assessed and the overall ranking was determined to be:

Ranking	Tenderer
1	JRW Trading Pty Ltd T/AS Jaydub Electrical Services
2	Havencord Pty Limited T/A Connor Electrical Services
3	Power By watts Pty Ltd

Following the completion of the tender evaluation process, The Panel recommends JRW Trading Pty Ltd T/AS Jaydub Electrical Services be nominated as the preferred tenderer in accordance with the documentation for 1819T0017. This recommendation is based on JRW Trading Pty Ltd T/AS

Jaydub Electrical Services being the highest ranking proponent at the completion of the evaluation process combining both non-price and price criteria.

There is a second component to this project and the Victoria Precinct with an investigation to the power supply and upgrading of power to this section of the Park. This is being run separately to this tender. The upgrade is to cater for future expansion as upgrading works will be required to ensure sufficient power load to accommodate any lighting upgrades, the proposed Japanese Garden and other items within the Plan of Management. The report is requesting the unspent amount be allocated to completing this work.

The Evaluation Report is included with the Closed Session reports in accordance with s10A(2)(d) *Local Government Act 1993* as it contains commercial information that would, if disclosed, prejudice the commercial position of the person who supplied it. It is not appropriate for this to be provided in an Open Session as it relates to tender information.

12.8 DESLUDGING AND INTERNAL CLEANING OF ANAEROBIC DIGESTORS TENDER 1819T0012

Author: Marina Hollands, Director Utilities

Authoriser: Warwick Bennett, General Manager

Attachments: 1. Evaluation Report Tender 1819T0012 - Confidential

Link to Community Strategic Plan:	IN6: Implement safe, accessible and efficient management and recycling options for general waste, green waste and sewage.
Cost to Council:	The cost of this tender is \$448,700. The remaining allocation in the Wastewater Treatment Plant Decommissioning budget is \$242,844. The remaining costs for this work to be paid from the current dewatering allocation (\$127,133) and the remaining telemetry allocation (\$109,519).
Use of Reserve Funds:	Nil reserve funds

RECOMMENDATION

That:

1. The report from the Director Utilities be received on Tender 1819T0012 Desludging and Internal Cleaning of Anaerobic Digestors.
2. The Tender from Conhur Pty Ltd is accepted for the Desludging and Internal Cleaning of Anaerobic Digestors Contract in accordance with the specification and documents for Tender 1819T0012. This acceptance is based on their lump sum price of \$448,700 (incl.GST).
3. The General Manager be given a delegated authority for variations up to 10% of the contract lump sum. This being \$44,870 (incl.GST).
4. That Council approve the transfer of the remaining Dewatering Budget (\$127,133) and sewer telemetry budget (\$109,519) to the decommissioning budget allocation to complete this contract.

BACKGROUND

Council has completed the construction of the new Goulburn Wastewater Treatment Plant. The new treatment plant is fully operational allowing the completion of the decommissioning of the old plant. Most of the decommissioning works have been completed with the cleaning of the two digestors being the final outstanding decommissioning works.

The digestors were in operation for around 100 years and are approximately half full of undigested waste that is in a solid mass in the tanks. The tanks are both six meters deep and have a combined capacity of 6ML. This is specialised work and is difficult due to the depth of the tanks. This work poses both environmental risk due to the nature of the material in the tanks and WHS risk due to working in a confined space and the gasses that will be present as the mass is broken down for removal.

REPORT

Tenders were called for the Desludging and Internal Cleaning of Anaerobic Digestors contract on the 9 April 2019. The tender process was conducted consistent with the requirements of the *Local Government Act 1983*, *Local Government (General) Regulations 2009* and the Division of Local Government Tendering Guidelines.

Tenders closed on 7 May 2019 and submissions were received from the following companies:

Company	Address
Conhur Pty Ltd	PO Box 659 Hervey Bay, Qld, 4655
Cleanway Waste Management Limited	PO Box 33116 Domain LPO, Melbourne VIC 3004

A Tender Evaluation Panel was established and included:

- Lucy Henze (Chair) Engineer Water and Wastewater
- Jason Adams Operations Engineer Water and Wastewater
- Luke Moloney Business Manager Water Operations

The evaluation process was carried out by The Panel following the process as outlined in the Evaluation and Probity Plan. The Procurement Plan and the Evaluation and Probity Plan were completed and signed prior to advertisement.

The final Evaluation Report is attached to this Council report.

The evaluation process was undertaken in four (4) distinct phases (Refer to the evaluation report for further details).

Phase 1: Preliminary Evaluation (excluding Price)

The panel met to determine whether the tenders were conforming to the mandatory submission requirements. For this evaluation all tenders conformed.

Phase 2: Detailed Evaluation of Non-price Evaluation Criteria

The panel completed the detailed evaluation of Non-price criteria in accordance with the following weightings:

- Contractor experience and Performance 30%
- Company capability and resourcing 30%
- Project appreciation and methodology 20%
- Management systems 20%

Phase 3: Detailed Evaluation including consideration of Price

Price schedules were reviewed and combined with the non-price criteria. The weightings for this were:

- Non-price criteria 60%
- Price criteria 40%

Phase 4: Final Evaluation

The overall value for money was assessed and the overall ranking was determined to be:

Ranking	Tenderer
1	Conhur Pty Ltd

2	Cleanaway Waste Management Limited
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Following the completion of the tender evaluation process, The Panel recommends Conhur Pty Ltd be nominated as the preferred tenderer in accordance with the documentation for 1819T0012. This recommendation is based on Conhur Pty Ltd being the highest ranking proponent at the completion of the evaluation process combining both non-price and price criteria.

The Evaluation Report is included with the Closed Session reports in accordance with s10A(2)(d) *Local Government Act 1993* as it contains commercial information that would, if disclosed, prejudice the commercial position of the person who supplied it. It is not appropriate for this to be provided in an Open Session as it relates to tender information.

12.9 UPDATE OF HAULAGE ROUTE SEALING

Author: Andrew Cartwright, Business Manager Works

Authoriser: Warwick Bennett, General Manager

Attachments: Nil

Link to Community Strategic Plan:	IN3.2 Implement road infrastructure capital works and maintenance programs.
Cost to Council:	\$1,500,000 – from Section 94 funds levied from Gunlake and Multiquip
Use of Reserve Funds:	Gunlake s94 Reserve 38154 - \$500,000 Multiquip s94 Reserve 38155 & 38156 - \$1,000,000

RECOMMENDATION

1. That the report from the Business Manager of Works on the update of the haulage route sealing be received.
2. The allocated budget of \$500,000 for Brayton and Ambrose Roads be carried forward to the 2019/20 financial year, funded from Gunlake s94 Reserve 38154
3. The allocated budget of \$1,000,000.00 for Jerrara and Oallen Ford Roads be carried forward to the 2019/20 financial year, funded from Multiquip s94 Reserve 38155 & 38156

BACKGROUND

To inform Council of the necessary deferral of the bitumen resealing of Brayton, Ambrose, Jerrara and Oallen Ford roads until specialist contractors are available and the weather conditions allow the works to be undertaken.

In the Ordinary Council Meeting held on held on the 2nd of October 2018 Item 12.6 was approved that Council allocate \$500,000.00 for resealing Gunlake’s Primary Transport Route and the reapplication of line-marking on the road from the Gunlake s94 reserve (38154).

Additionally in the Ordinary Council Meeting held on the 5th of March 2019 Council approved the following for Multiquip’s haulage routes

1. Council include resealing Multiquip’s transport route in the 2018/19 works program.
2. Council allocate \$1,000,000.00 for resealing of Multiquip transport route and the reapplication of line-marking from Multiquip’s s94 reserve (38155).
3. Multiquip’s s94 reserve go into deficit to accommodate full resealing of the transport route with the reserve to be replenished on receipt of s94 fees when they become payable.
4. Multiquip contribute 50% of resealing and line marking costs for the transport route when approval of the modification to increase Ardmore Park Quarry output is granted.

REPORT

Council have been in constant contact with bitumen and asphalt sealing contractors on Council’s prescribed Bitumen and Asphalt Surfacing Tender VP111143 since February 2019, with the

intention to re seal the above mentioned haulage routes during April 2019, prior to the weather conditions becoming too cold to undertake the work.

In February 2019 Council received notification from their primary sealing contractor that they would be unavailable to undertake any further works for Goulburn Mulwaree Council in the 2018/19 financial year as their workload had substantially increased on other Government and private contracts. Subsequently Council engaged one of their secondary contractors to complete the remaining of the urban and rural re seal works, however they would not commit to undertaking the haulage route sealing again due to their availability to commit to such a large project at the same time as other works they had committed too. Council then contacted the other secondary contractor in an attempt to have the works undertaken in April 2019.

On Tuesday the 9th of April 2019 Council received confirmation that the last available sealing contractor could not undertake the works until mid-May 2019, as such they would not be providing a warranty of their works if the road temperature of 12°C could not be achieved. Given that this time of year is historically cold during that period, Operations staff have no option other than to defer the works until Spring 2019.

Contractors have been tentatively booked for the September 2019 period to undertake the re sealing of both haulage routes (Brayton/Ambrose 7.6km) and (Jerrara/Oallen Ford 18km). In the interim Council will arrange the line marking to be re-instated to ensure the road is as safe as possible until the sealing occurs.

Both Gunlake and Multiquip have been notified of the reasoning behind the decision to defer the works and the expected dates that the works will be undertaken.

Therefore it is recommended that

1. The allocated budget of \$500,000 for Brayton and Ambrose Roads be carried forward to the 2019/20 financial year. Funded from Gunlake s94 Reserve 38154
2. The allocated budget of \$1,000,000.00 for Jerrara and Oallen Ford Roads be carried forward to the 2019/20 financial year. Funded from Multiquip s94 Reserve 38155 & 38156

12.10 NORTH PARK MASTER PLAN WORKING PARTY

Author: Robert Hughes, Business Manager Community Facilities

Authoriser: Warwick Bennett, General Manager

Attachments: Nil

Link to Community Strategic Plan:	IN4 – maintain and update existing community facilities, and support the development of new community infrastructure as needed.
Cost to Council:	Nil as a result of this report
Use of Reserve Funds:	Nil

RECOMMENDATION

That:

1. The report from the Business Manager Community Facilities for the North Park Master Plan Working Party be received.
2. Council forms a North Park Master Plan working party to prepare a Plan of Management for North Park.
3. The working party consists of two Councillors, two members from the Junior Rugby League Association, one member from the Goulburn Cricket Association, one member from the Sports Council, and one Council staff member appointed by the General Manager.
4. The two Councillors will be:
 - Councillor.....
 - Councillor.....
5. That expressions of interest be sought for representation from the community, Junior Rugby League, Goulburn Cricket and the Sports Council.

BACKGROUND

Council has been approached by the Junior Rugby League Association to review the long term use of North Park and develop it into a premier rugby league venue within the region.

REPORT

Council received correspondence from the Goulburn Junior Rugby League Association to review North Park with the aim of developing a long term improvement plan to cater for its long term use as a premier junior rugby league venue.

North Park is currently used predominately by two sports in junior rugby league and cricket at all levels. The site is crown land managed by the Goulburn Mulwaree Council. The land is zoned as RE1 Public Recreation and provides ample opportunities to enhance the area with its access to main roads, services and the size of the space. The current infrastructure on this site is reaching the end of its useful life and will require some form of upgrading in the short to medium term.

In order to consider the best way to progress a comprehensive upgrade of North Park, it is proposed to develop a North Park Plan of Management. This would include input for all stakeholders to ensure current and future needs are identified and addressed. A working party would be established as a means to identify and capture current and future needs.

The North Park Plan of Management would be best developed by people interested in improving sporting facilities within Goulburn, and have knowledge of the workings and needs of sporting

organisations. The Working Party would investigate the condition of current facilities and uses of North Park and develop a Plan of Management to enhance the use of the site for future generations. The Working Party would also identify budget estimates and recommendations for infrastructure enhancements and projects with possible funding opportunities available to fund these.

The Working Party would have a timeframe of twelve months once established to complete the Plan of Management for Council. At the first meeting the working party will nominate a Chair and develop the objectives and goals for the group to set the direction for the next 12 months. A follow up report would be presented to Council for information once the objectives and goals have been determined.

The suggested make-up of the Working Party includes:

- 2 Councillors
- 2 members from Junior Rugby League
- 1 member from the Goulburn Cricket Association
- 1 member from the Goulburn Sports Council
- 1 Council staff representative

12.11 NAMING OF SEIFFERT OVAL PAVILION

Author: Warwick Bennett, General Manager
Authoriser: Warwick Bennett, General Manager
Attachments: Nil

Link to Community Strategic Plan:	IN4 – Community Infrastructure
Cost to Council:	The cost of implementing this recommendation would be met from current operational costs involving staff time and advertising
Use of Reserve Funds:	Nil

RECOMMENDATION

That

1. The report from the General Manager on the naming of Seiffert Oval Pavilion be received
2. Council calls for recommendations from the community for the naming of the new Seiffert Oval Pavilion. The recommended name(s) should reflect a person(s) that has contributed significantly to sport in the Goulburn Mulwaree area or any other name that the community are of the opinion should be used to reflect the importance of the new pavilion to the Goulburn Mulwaree area.
3. The final decision of naming of the pavilion be determined by full Council from a report from Council staff with all of these community recommendations attached.

REPORT

There has been requests that the new Seiffert Oval Pavilion should be named to reflect either a person or persons who has contributed significantly to the sporting culture in the Goulburn Mulwaree area.

The other option is a name not necessarily of a person but does reflect this region and could be used to reflect its importance in this community.

This report is recommending that we advertise in the local newspaper and on social media calling for names that could be considered by full Council for the naming of this pavilion. The sporting field is called Seiffert Oval and this is an opportunity to recognise a person or other name in our community with the development of this new pavilion.

12.12 LEASE TO ANGLICARE - 38 GEORGE STREET, MARULAN

Author: Ken Wheeldon, Business Manager Property & Community Services

Authoriser: Warwick Bennett, General Manager

Attachments: 1. Letter from Anglicare - Marulan Preschool [↓](#) 

Link to Community Strategic Plan:	EC5.1 & IN9.1 – Advocate for the education and training needs of young people in the region.
Cost to Council:	\$1,160 - Current Market Valuation \$850 - Current Market Rental Assessment \$220 - Pest Report
Use of Reserve Funds:	Nil.

RECOMMENDATION

That;

1. The report from the Business Manager Property & Community Services on the Lease to Anglicare for operation of a preschool at 38 George Street, Marulan be received.
2. The Lease to Anglicare be increased by 5% (back dated to 19 April 2019) and continue on a month to month basis until the end of 2019.
3. A further report be presented to Council before the end of 2019 to allow Anglicare time to confirm its position in terms of renewing their Lease (at an agreed new rental) or making an offer to purchase this property from Council.

BACKGROUND

The purpose of this report is to provide an update on negotiations with Anglicare in terms of gauging their interest in purchasing 38 George Street, Marulan as opposed to renewing their Lease for another three years to continue operating a preschool centre at Marulan.

REPORT

At its meeting on 18 November 2018, Council resolved to undertake various actions in regard to Council owned properties that are considered surplus to strategic requirements. Following this meeting, ongoing discussions have been held with Anglicare via their Executive Manager of Early Childhood Education and Care / Disability Services in relation to 38 George Street, Marulan.

Anglicare is a not-for-profit organisation that in this case, supports the community and families who are classed as disadvantaged by providing reduced daily fees to assist with preparing children for kindergarten.

The building at 38 George Street, Marulan has been leased to Anglicare since 2006. The current lease matured on 19 April 2019 and continues on a month to month basis. Anglicare has invested in excess of \$50,000 in this property (exclusive of labour costs) by way of the following improvements:

- Replaced septic tank lid and sewer piping
- Cleaned septic tank x 2
- Installed two new air conditioners
- Upgraded wiring and electrical supply
- Re-painted interior and put in some new floor coverings

- Installed new wall, door and shelving in rear veranda area
- Constructed opening between play room and library
- Raised garden beds, new lawn area and installed soft fall
- Covered front fence
- Renovated the children's play cubby
- Repaired doors, windows, down pipes and rear shed
- Replaced some lighting
- Professionally clean carpets annually and;
- Attended to other minor repairs

The Market Valuation obtained in 2016 confirmed a rental increase of 5% was appropriate for the following reasons:

- *The lessee is responsible for all costs associated with ongoing maintenance and repair of the building and payment of the rates*
- *The lessee's considerable expenditure on maintenance and other improvements to date*
- *Evidence of serious white ant activity in rear of building requires attention and may disrupt p preschool operations when this work is programed*
- *This is a small preschool within a rural community (operating four days per week). From July to Dec 2016 there will only be 10 enrolments and from December 2016 to January 2017 there will only be 6 enrolments. For the remainder of 2017, there will be 13 enrolments. Numbers are therefore down from when lease was last renewed in 2013.*

Anglicare's lease was subsequently renewed in 2016 to include an option for a further 3 years and the rental was increased by 5% with CPI adjustments per annum. The current rental is \$3,986.39 (inclusive GST) per annum. In addition to lease payments and all user charges, Anglicare also pay approximately \$2,700 per annum for Rates on this property.

Following the 18 November 2018 meeting, a current Market Valuation, Market Rental Assessment and Pest Report was commissioned for 38 George Street, Marulan. Copies of these reports were subsequently made available to Anglicare to assist their Chief Executive Officer (CEO), Executive Manager and Board of Anglicare NSW South, NSW West and ACT with deliberations in terms of negotiating renewal of their Lease for another 3 years or making an offer to purchase this property from Council. The current Market Valuation for this property is \$300,000 (as at 21 January 2019) and the current Market Rental Valuation is \$14,300 (excluding GST) per annum (as at 2 April 2019).

The Pest Report confirmed previous termite damage appears to be moderate to extensive and that the degree of risk of subterranean termite infestation to the overall property was considered high. There was no evidence of any active termite activity however termite workings and/or damage were found mainly in, but not limited to, roof void and back rooms inside the building.

Anglicare's Executive Manager has discussed the future use of this building with Anglicare's CEO and has been requested to prepare an Options Paper for the Board's consideration. Due to the potential impacts on a number of levels, he will also be providing discussion papers to Anglicare's Risk and Finance committees. The Options Paper will be presented to Anglicare's Board in August/September to ensure due diligence is addressed including all options canvassed for the preschool. Attached is a letter from Anglicare's Executive Manager requesting approval for their Lease to be extended until the end of December 2019 to allow sufficient time for the Options Paper to be presented, any approvals to be obtained and consideration of next steps i.e. renew Lease or negotiate purchase of this property from Council.



www.anglicare.com.au

7th May 2019

Mr. Ken Wheeldon
 Goulburn Mulwaree Council
 Goulburn

RE: Marulan Preschool – Sale by Council

Dear Mr. Wheeldon,

Thank you for the information provided by Council on the valuation of the land and building of 38 George Street, Marulan that Anglicare has been privileged to operate as an early learning center from for several years. Council provided all information for Anglicare to consider in an email dated 24th April 2019.

This is an important service for the children and families of Marulan and Anglicare would appreciate any opportunity to continue to operate the preschool for the communities' benefit. We are undertaking consideration of how Anglicare might best be able to continue to operate with Council's proposed sale of the premises.

As the current agreement has concluded, we would like to request an extension on the current terms to the end of 2019. This would provide the families and staff attached to the preschool some stability over coming months and would provide Anglicare the opportunity of working through a proposal for our Board to determine. We anticipate that this could occur well in advance of the end of the year.

Please be assured of our expressed interest in operating this preschool into the future. We are happy to keep yourself and your staff informed as we pursue a proposal for approval through our board. If you have any questions, I can be contacted directly on 0427 493 365.

Regards,

Simon Bennett
 Executive Manager
 Early Childhood Education and Care / Disability Services



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 Registered in NSW, Ltd Liability

12.13 COUNCIL COMMUNITY SERVICES NDIS PROGRAMS

Author: Ken Wheeldon, Business Manager Property & Community Services

Authoriser: Warwick Bennett, General Manager

Attachments: Nil

Link to Community Strategic Plan:	CO1.3 – Continue with Council’s aged care and disability services through the following activities; <ul style="list-style-type: none"> • CO1.3.1 - Provision of Neighbour Aid Program (CHSP funded) • CO1.3.2 - Provision of Centre Based Respite Care Program (CHSP funded) • CO1.3.3 - Provision of Leisure Link Program under the National Disability Insurance Scheme
Cost to Council:	Projected NDIS Income year to date = \$154,105 (as at 30.04.19) Actual NDIS Income year to date = \$176,344 (as at 30.04.19) Annual NDIS Projected Income = \$185,000 Annual NDIS Expenditure for the Leisure Link program = \$108,611 (from 1 July 2018 to 30 June 2019)
Use of Reserve Funds:	Nil.

RECOMMENDATION

That;

1. That the Business Manager Property & Community Services report on Council’s Community Services NDIS programs be received.
2. Council continue the provision of NDIS service on a permanent basis and the General Manager ensure that the appropriate staffing arrangements are in place to enable this to happen.

BACKGROUND

At its meeting on 21 February 2017, Council considered a report on the future of its Community Services programs as the previously HACC funded Leisure Link (Peer Support) program transitioned to an NDIS services.

As an outcome of these considerations, Council resolved:

That:

1. *The report from the Director Business Services on the Community Services (HACC) Programs be received.*
2. *Council continue to operate the Leisure Link program under the National Disability Insurance Scheme until at least 30 June 2019.*
3. *A review be undertaken during the 2nd quarter of the 2018/19 financial year (ie by 31 December 2018) to determine the future of the program beyond 1 July 2019.*

4. *The Respite Care and Neighbour Aid programs be continued in their current form while the HACC funding continues to be available at current levels.*

REPORT

Council has successfully rolled out specific NDIS programs since the transition from the HACC funded program commenced. These programs include, but are not limited to, clients attending evening and weekend activities both at the Community Centre and various out of town venues, sporting events, performing arts, participating in choirs etc.

The number of NDIS clients has gradually increased each year with current clients totalling 110 - 93 of which are regular attendees of programs. These clients range from 14 to 65 years old. The external audit of community programs provided to Council's clients achieved an overall rating of 100% across five main categories of appraisal, an outstanding result for a small team of dedicated community services staff.

Annual Projected NDIS Income for 2018/19 is \$185,000. Projected NDIS Income year to date is \$154,105 however Actual Income year to date is \$176,344, representing a great result with limited resources.

With three years of experience rolling out NDIS programs, the proposed new Community Centre at the former Works Depot in Bourke Street and Council's Social Plan currently under development, there are great opportunities for Council to continue growing its NDIS programs and being a reliable point of contact for the community, subject to Council's ongoing commitment and provision of appropriate resources. It is therefore recommended that Council continue the provision of NDIS Services on a permanent basis.

12.14 AIR QUALITY MONITORING STATION - LEGGETT PARK - CNR HOWARD BOULEVARD & MCDERMOTT DRIVE, GOULBURN

Author: Ken Wheeldon, Business Manager Property & Community Services

Authoriser: Warwick Bennett, General Manager

Attachments: Nil

Link to Community Strategic Plan:	EN1.3 Facilitate legislative compliant public health and environmental protection outcomes
Cost to Council:	Nil.
Use of Reserve Funds:	Nil.

RECOMMENDATION

That

1. The report from the Business Manager Property & Community Services on the proposed Air Quality Monitoring Station at Leggett Park, Goulburn be received.
2. The outcome of discussions with OEH and the NSW Bureau of Meteorology to consider relocating the Automatic Weather Station from the Goulburn Airport to the Air Quality Monitoring Station at Leggett Park be reported to Council.

BACKGROUND

The purpose of this report is to provide an update on progress of the proposed Air Quality Monitoring Station at Leggett Park, Goulburn.

REPORT

At its meeting on 19 February 2019, Council considered a report on a proposed Air Quality Monitoring Station (AQMS) in Leggett Park on the Corner of Howard Boulevard and McDermott Drive, Goulburn and resolved the following;

1. In accordance with s47 and s47A of the Local Government Act 1993, Council give public notice of this proposal and exhibit a notice of this proposal on the land to which the proposal relates in the manner prescribed by s47 of the Act.
2. Council enters into a five year lease (with one x five-year option) with the Office of Environment and Heritage for use of part Leggett Park on terms referred to in this report.
3. The Office of Environment and Heritage pay an annual Lease of \$2,500 per annum (ex GST) plus CPI each year over the term of the Lease and any option period.
4. The Office of Environment and Heritage pay for relocation and replacement of the existing park table and benches with a new table and benches and also construct a permanent shelter over these new assets.

During the public exhibition period, only one submission was received from a concerned citizens. They did not object to the concept of an AQMS in Goulburn, rather they objected to the proposed location and suggested O'Brien Park instead. Subsequently Council consulted further with the Office of Environment & Heritage (OEH) and informed the citizens in writing that OEH's monitoring stations are for 'Ambient AQM' purposes i.e. to provide representative information.

They were also informed that;

1. Leggett Park is freehold land owned by Council and offers the right space and meets OEH's technical requirements to install the AQM.
2. OEH were looking for a site that will allow sensors to collect real time data without any obstruction or influence of any disturbance i.e. trees, buildings, etc and specifically, the site should:
 - Have a 120° clear sky angle from sample manifold
 - Be greater than 10 metres away from trees and structures
 - Have access to 240 volt 15 amp power (electricity cost approx. \$500 per quarter)
 - Enable a secure location
 - Have easy accessibility

There are constraints on the alternative location suggested (O'Brien Park), namely;

- O'Brien Park is Crown Reserve Land. Council is only the Reserve Manager, not the owner
- If Council entertained O'Brien Park for this project, it may trigger the need to prove Native Title extinguishment under Federal Government legislation. This process can be very convoluted and take a considerable amount of time to work through.

In conclusion, Council's preference is to support the AQMS being located at Leggett Park. It is also considered a more suitable location having regard to OEH's technical requirements referred to above. In relation to the Lease, draft documentation has been prepared and is awaiting execution by both parties prior to commencement of any works on-site. It is envisaged the Lease will be executed by 21 May 2019 with construction of the AQMS to be completed by 7 June 2019.

Discussions are also underway with OEH and the NSW Bureau of Meteorology to consider relocating the Automatic Weather Station (AWS) from the Goulburn Airport to the AQMS at Leggett Park when constructed.

12.15 QUARTERLY BUDGET REVIEW

Author: Belinda Morrison, Senior Accountant

Authoriser: Warwick Bennett, General Manager

Attachments: 1. Quarterly Budget Review Statement [↓](#) 

Link to Community Strategic Plan:	Delivery Plan Action CL 1.2 – Ensure the long term financial sustainability of Council through effective and prudent financial management (CSP Strategy CL 1 – Effect resourceful and respectful leadership and attentive representation of the community)
Cost to Council:	Changes proposed will decrease Council’s projected unrestricted cash balance by \$1,013,314
Use of Reserve Funds:	The revotes results in a net transfer to reserves of \$2,773,326.

RECOMMENDATION

That:

1. The report of the Director Corporate & Community Services and Senior Accountant on the 31 March 2019 Quarterly Budget Review be noted.
2. The requested budgeted variations contained within the March 2019 Quarterly Review be approved.

BACKGROUND

To report on the results of the Budget review carried out as at 31 March 2019 in accordance with the *Local Government Act 1993* and the *Financial Management Regulation 1999*.

REPORT

Finance staff has carried out the Budget Review as at 31 March 2019 in accordance with the *Local Government Act 1993* and Regulation.

The Regulation prescribes that estimates need to be revised where necessary and a statement made by the Responsible Accounting Officer on whether the financial position is satisfactory, and if not, any remedial action required.

Budgetary information is presented in three main sections:

- Operating Income & Expenditure
- Capital Expenditure
- Cash & Investments

Unlike previous financial year quarterly reports where the list of the proposed revisions to the original budget was provided in each of the above sections, the list is now in its own separate section following the cash and investments information. It can be seen from the bottom line of this section that the proposed changes would result in a decrease to Council’s projected unrestricted cash balance of \$1,013,314. Consisting of;

- (\$1,595,154) reduction in General Fund - \$1.6m from the deferral of Depot sales which is now planned to be undertaken during the 2019/20 Financial Year,
- \$6,484 increase in Domestic Waste Management Fund - internal rates and annual charges,
- \$458,511 increase in Water Fund - interest income and internal rates and charges,

- \$116,845 increase in Sewer Fund – increased interest income and internal rates expenditure.

As part of the March budget review, further items have been identified to postpone to the 2019/20 Draft budget and will be included as an internal submission to the 2019/20 Operational Plan to better reflect the project timeframes. These projects include St Clair Museum Restoration, sale of the Bourke St Depot, Kenmore Hospital Sewer Pumping Station power supply and Kenmore Bridge Pump Station, re-wiring of utilities wing and street lighting.

The review also brings into account changes resulting from acceptance of the Safer Community project in Victoria Park along with internal adjustment for Council's rates and annual charges resulting in a movement of cash between funds.

There is a net transfer to reserve funds for the 2018/19 budget of \$2,773,326, notably \$1,729,324 transferred to internal reserves as a result of property sales and \$715,000 for incomplete sewer projects transferred to 2019/20. These items have been approved by Council in separate reports during the quarter.

Goulburn Mulwaree Council

Quarterly Budget Review Statement
for the period 01/01/19 to 31/03/19

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Goulburn Mulwaree Council

Quarterly Budget Review Statement
for the period 01/01/19 to 31/03/19

Report by Responsible Accounting Officer

The following statement is made in accordance with Clause 203(2) of the Local Government (General) Regulations 2005:

31 March 2019

It is my opinion that the Quarterly Budget Review Statement for Goulburn Mulwaree Council for the quarter ended 31/03/19 indicates that Council's projected financial position at 30/6/19 will be satisfactory at year end, having regard to the projected estimates of income and expenditure and the original budgeted income and expenditure.

Signed:



date:

7 May 2019

Brendan Hollands
Responsible Accounting Officer



March Quarterly Budget Review Statement by Entity
for YTD Period Ending March

Date Report Run: 02-May-2019

10 - General Fund

List By	Description	Original Budget	Approved Changes			Current Budget	Actual YTD	Proposed Adjustments	Forecast Budget
			Carry Overs	QBRS - Sept	QBRS - Dec				
	Income								
100	Rates & Annual Charges	19,961,040	0	0	0	19,961,040	19,936,062	-14,150	19,946,890
105	User Charges & Fees	6,269,522	0	0	0	6,269,522	4,578,062	-190,750	6,078,772
110	Interest & Investment Revenue	685,000	0	0	0	685,000	193,441	200,000	885,000
115	Other Revenues	798,200	0	13,173	15,000	826,373	859,409	44,497	870,870
120	Operating Grants & Contributions	8,555,840	0	31,200	397,803	8,984,843	4,843,802	350,027	9,334,870
130	Internal Income	17,450,628	0	35,000	-12,264	17,473,364	12,325,707	-76,933	17,396,431
	Total Income	53,720,230	0	79,373	400,539	54,200,142	42,736,483	312,691	54,512,833
	Expense								
200	Employee costs	19,663,555	60,000	93,247	-191,449	19,625,353	14,476,055	-56,654	19,568,699
205	Materials & Contracts	7,710,225	269,424	186,917	643,133	8,809,699	5,931,691	-71,189	8,738,510
210	Borrowing Costs	206,632	0	0	0	206,632	140,087	0	206,632
215	Depreciation & Impairment	12,050,007	0	0	0	12,050,007	9,431,245	-33,727	12,016,280
220	Other Expenses	4,629,060	0	-35,332	-14,800	4,578,928	3,536,997	5,950	4,584,878
230	Internal Expenses	11,056,989	0	15,037	-13,125	11,058,901	8,267,535	-22,849	11,036,052
	Total Expense	55,316,468	329,424	259,869	423,759	56,329,520	41,783,609	-178,469	56,151,051
	Operating Surplus/(Deficit) before Capital	-1,596,238	-329,424	-180,496	-23,220	-2,129,378	952,873	491,160	-1,638,218
	Capital Income								
125	Capital Grants & Contributions	12,541,522	-18,494	2,411,309	-6,519,160	8,415,177	3,306,777	282,983	8,698,160
	Operating Surplus/(Deficit) after Capital	10,945,284	-347,918	2,230,813	-6,542,380	6,285,799	6,285,799	774,143	7,059,942



March Quarterly Budget Review Statement by Entity
for YTD Period Ending March

Date Report Run: 02-May-2019

20 - Domestic Waste Management

List By	Description	Original Budget	Approved Changes			Current Budget	Actual YTD	Proposed Adjustments	Forecast Budget
			Carry Overs	QBRS - Sept	QBRS - Dec				
	Income								
100	Rates & Annual Charges	3,277,756	0	0	0	3,277,756	3,606,102	0	3,277,756
105	User Charges & Fees	952	0	0	0	952	2,050	0	952
110	Interest & Investment Revenue	5,000	0	0	0	5,000	33,335	0	5,000
115	Other Revenues	20,800	0	0	0	20,800	16,515	0	20,800
120	Operating Grants & Contributions	101,175	0	0	0	101,175	286,481	0	101,175
130	Internal Income	0	0	0	0	0	6,484	6,484	6,484
	Total Income	3,405,683	0	0	0	3,405,683	3,950,967	6,484	3,412,167
	Expense								
200	Employee costs	712,371	0	0	0	712,371	558,811	0	712,371
205	Materials & Contracts	1,235,880	0	0	0	1,235,880	427,053	86,394	1,322,274
215	Depreciation & Impairment	693	0	0	0	693	521	0	693
220	Other Expenses	8,000	0	0	0	8,000	741	0	8,000
230	Internal Expenses	2,864,215	0	0	-12,264	2,851,951	1,531,294	-86,394	2,765,557
	Total Expense	4,821,159	0	0	-12,264	4,808,895	2,518,419	0	4,808,895
	Operating Surplus/(Deficit) before Capital	-1,415,476	0	0	12,264	-1,403,212	1,432,548	6,484	-1,396,728



March Quarterly Budget Review Statement by Entity
for YTD Period Ending March

Date Report Run: 02-May-2019

30 - Water Fund

List By	Description	Original Budget	Approved Changes			Current Budget	Actual YTD	Proposed Adjustments	Forecast Budget
			Carry Overs	QBRs - Sept	QBRs - Dec				
	Income								
100	Rates & Annual Charges	2,217,521	0	0	0	2,217,521	1,638,557	-57,870	2,159,651
105	User Charges & Fees	6,932,675	0	0	0	6,932,675	4,373,191	-408,744	6,523,931
110	Interest & Investment Revenue	300,000	0	0	0	300,000	243,826	300,000	600,000
115	Other Revenues	17,700	0	0	0	17,700	77,980	0	17,700
120	Operating Grants & Contributions	96,000	0	0	0	96,000	91,162	0	96,000
130	Internal Income	0	0	0	0	0	459,862	624,784	624,784
	Total Income	9,563,896	0	0	0	9,563,896	6,884,579	458,170	10,022,066
	Expense								
200	Employee costs	1,592,596	0	0	0	1,592,596	1,090,441	0	1,592,596
205	Materials & Contracts	1,987,303	113,972	0	0	2,101,275	772,404	0	2,101,275
210	Borrowing Costs	974,617	0	0	0	974,617	609,487	0	974,617
215	Depreciation & Impairment	3,850,000	0	0	0	3,850,000	2,385,552	0	3,850,000
220	Other Expenses	340,000	0	0	0	340,000	162,498	0	340,000
230	Internal Expenses	1,634,784	0	35,000	0	1,669,784	1,226,312	-341	1,669,443
	Total Expense	10,379,300	113,972	35,000	0	10,528,272	6,246,694	-341	10,527,931
	Operating Surplus/(Deficit) before Capital	-815,404	-113,972	-35,000	0	-964,376	637,884	458,511	-505,865
	Capital Income								
125	Capital Grants & Contributions	750,000	0	35,000	0	785,000	542,861	0	785,000
	Operating Surplus/(Deficit) after Capital	-65,404	-113,972	0	0	-179,376	-179,376	458,511	279,135



March Quarterly Budget Review Statement by Entity
for YTD Period Ending March

Date Report Run: 02-May-2019

40 - Sewer Fund

List By	Description	Original Budget	Approved Changes			Current Budget	Actual YTD	Proposed Adjustments	Forecast Budget
			Carry Overs	QBRs - Sept	QBRs - Dec				
	Income								
100	Rates & Annual Charges	8,967,669	0	0	0	8,967,669	6,720,280	-96,638	8,871,031
105	User Charges & Fees	1,935,938	0	0	4,539	1,940,477	1,251,301	-51,948	1,888,529
110	Interest & Investment Revenue	400,000	0	0	0	400,000	224,361	300,000	700,000
115	Other Revenues	72,542	0	0	0	72,542	93,500	25,000	97,542
120	Operating Grants & Contributions	94,000	0	0	0	94,000	88,031	0	94,000
130	Internal Income	0	0	0	0	0	179,943	234,462	234,462
	Total Income	11,470,149	0	0	4,539	11,474,688	8,557,416	410,876	11,885,564
	Expense								
200	Employee costs	2,346,792	0	0	0	2,346,792	1,271,115	0	2,346,792
205	Materials & Contracts	1,190,000	80,895	30,000	4,539	1,305,434	483,343	25,000	1,330,434
210	Borrowing Costs	278,885	0	0	0	278,885	170,462	0	278,885
215	Depreciation & Impairment	2,200,000	0	0	0	2,200,000	1,075,026	0	2,200,000
220	Other Expenses	1,225,000	0	0	0	1,225,000	358,962	0	1,225,000
230	Internal Expenses	1,668,944	0	0	0	1,668,944	1,478,519	269,031	1,937,975
	Total Expense	8,909,621	80,895	30,000	4,539	9,025,055	4,837,426	294,031	9,319,086
	Operating Surplus/(Deficit) before Capital	2,560,528	-80,895	-30,000	0	2,449,633	3,719,990	116,845	2,566,478
	Capital Income								
125	Capital Grants & Contributions	1,650,000	0	0	0	1,650,000	388,470	0	1,650,000
	Operating Surplus/(Deficit) after Capital	4,210,528	-80,895	-30,000	0	4,099,633	4,099,633	116,845	4,216,478



March Quarterly Budget Review Statement by Entity
for YTD Period Ending March

Date Report Run: 02-May-2019

Total Council Summary

List By	Description	Original Budget	Approved Changes			Current Budget	Actual YTD	Proposed Adjustments	Forecast Budget
			Carry Overs	QBRs - Sept	QBRs - Dec				
	Income								
100	Rates & Annual Charges	34,423,986	0	0	0	34,423,986	31,901,001	-168,658	34,255,328
105	User Charges & Fees	15,139,087	0	0	4,539	15,143,626	10,204,604	-651,442	14,492,184
110	Interest & Investment Revenue	1,390,000	0	0	0	1,390,000	694,962	800,000	2,190,000
115	Other Revenues	909,242	0	13,173	15,000	937,415	1,047,405	69,497	1,006,912
120	Operating Grants & Contributions	8,847,015	0	31,200	397,803	9,276,018	5,309,476	350,027	9,626,045
130	Internal Income	17,450,628	0	35,000	-12,264	17,473,364	12,971,996	788,797	18,262,161
	Total Income	78,159,958	0	79,373	405,078	78,644,409	62,129,444	1,188,221	79,832,630
	Expense								
200	Employee costs	24,315,314	60,000	93,247	-191,449	24,277,112	17,396,422	-56,654	24,220,458
205	Materials & Contracts	12,123,408	464,291	216,917	647,672	13,452,288	7,614,490	40,205	13,492,493
210	Borrowing Costs	1,460,134	0	0	0	1,460,134	920,036	0	1,460,134
215	Depreciation & Impairment	18,100,700	0	0	0	18,100,700	12,892,343	-33,727	18,066,973
220	Other Expenses	6,202,060	0	-35,332	-14,800	6,151,928	4,059,198	5,950	6,157,878
230	Internal Expenses	17,224,932	0	50,037	-25,389	17,249,580	12,503,660	159,447	17,409,027
	Total Expense	79,426,548	524,291	324,869	416,034	80,691,742	55,386,149	115,221	80,806,963
	Operating Surplus/(Deficit) before Capital	-1,266,590	-524,291	-245,496	-10,956	-2,047,333	6,743,295	1,073,000	0%
	Capital Income								
125	Capital Grants & Contributions	14,941,522	-18,494	2,446,309	-6,519,160	10,850,177	4,238,108	282,983	11,133,160
	Operating Surplus/(Deficit) after Capital	13,674,932	-542,785	2,200,813	-6,530,116	8,802,844	8,802,844	1,355,983	11,133,160



Date Report Run: 02-May-2019

March Quarterly Budget Review Capital Program Statement
for YTD Period Ending March

10 - General Fund

List By	Description	Original Budget	Approved Changes			Current Budget	Actual YTD	Proposed Adjustments	Forecast Budget
			Carry Overs	QBRs - Sept	QBRs - Dec				
	New Assets								
10	Plant & Equipment	1,862,000	387,400	156,010	15,000	2,420,410	991,442	-12,786	2,407,624
20	Land	0	0	254,000	0	254,000	229,062	0	254,000
30	Infrastructure	33,001,844	1,323,777	-785,658	-22,050,154	11,489,809	3,055,048	24,222	11,514,031
40	Other Assets	145,000	0	0	-70,000	75,000	31,900	127	75,127
	Renewal Assets (Replacement)								
10	Plant & Equipment	764,500	0	100,000	-41,230	823,270	516,495	-1,395	821,875
30	Infrastructure	11,207,730	1,609,663	1,343,637	-996,219	13,164,811	5,836,472	-36,645	13,128,166
40	Other Assets	126,000	0	0	0	126,000	95,153	2,471	128,471
	Loan Repayments	677,498	0	0	0	677,498	542,668	0	677,498
	Total Capital Program	47,784,572	3,320,840	1,067,989	-23,142,603	29,030,798	11,298,240	-24,006	29,006,792
	Funding Source								
120	Operating Grants & Contributions	1,082,500	0	-100,245	0	982,255	671,286	0	982,255
125	Capital Grants & Contributions	11,781,522	-18,494	2,411,309	-6,519,160	7,655,177	3,023,737	282,983	7,938,160
130	Internal Income	950,000	0	35,000	-12,264	972,736	0	0	972,736
400	Sale of Assets	11,000	0	0	0	11,000	0	0	11,000
405	Proceeds from Borrowings	14,760,000	0	-750,000	-13,010,000	1,000,000	0	0	1,000,000
410	Transfers from Internal Reserves	4,467,116	2,974,812	-300,000	-2,223,690	4,918,238	0	-38,060	4,880,178
415	Transfers from Developer Contributions	1,863,427	104,000	0	-344,736	1,622,691	0	188,374	1,811,065
420	Transfers from Other External Reserves	799,230	260,522	402,276	-336,800	1,125,227	0	-13,646	1,111,582
	Total Funding Source	35,714,795	3,320,839	1,698,340	-22,446,650	18,287,324	3,695,023	419,651	18,706,976
	Net General Revenue Funding Required	12,069,777	1	-630,351	-695,953	10,743,474	7,603,217	-443,657	10,299,816



March Quarterly Budget Review Capital Program Statement
for YTD Period Ending March

Date Report Run: 02-May-2019

30 - Water Fund

List By	Description	Original Budget	Approved Changes			Current Budget	Actual YTD	Proposed Adjustments	Forecast Budget
			Carry Overs	QBRS - Sept	QBRS - Dec				
	New Assets								
30	Infrastructure	1,210,000	91,000	0	0	1,301,000	83,974	0	1,301,000
	Renewal Assets (Replacement)								
30	Infrastructure	3,525,847	134,000	0	0	3,659,847	209,257	-15,000	3,644,847
	Loan Repayments	456,924	0	0	0	456,924	335,001	0	456,924
	Total Capital Program	5,192,771	225,000	0	0	5,417,771	628,231	-15,000	5,402,771
	Funding Source								
105	User Charges & Fees	0	0	0	0	0	2,423	0	0
125	Capital Grants & Contributions	250,000	0	0	0	250,000	244,282	0	250,000
415	Transfers from Developer Contributions	500,000	0	0	0	500,000	0	0	500,000
420	Transfers from Other External Reserves	937,856	225,000	0	0	1,162,856	0	0	1,162,856
	Total Funding Source	1,687,856	225,000	0	0	1,912,856	246,705	0	1,912,856
Net General Revenue Funding Required		3,504,915	0	0	0	3,504,915	381,526	-15,000	3,489,915



March Quarterly Budget Review Capital Program Statement
for YTD Period Ending March

Date Report Run: 02-May-2019

40 - Sewer Fund

List By	Description	Original Budget	Approved Changes			Current Budget	Actual YTD	Proposed Adjustments	Forecast Budget
			Carry Overs	QBRS - Sept	QBRS - Dec				
	New Assets								
30	Infrastructure	3,000,000	0	0	0	3,000,000	81,391	-200,000	2,800,000
	Renewal Assets (Replacement)								
30	Infrastructure	4,320,000	1,322,814	2,423,972	0	8,066,786	4,677,634	-515,000	7,551,786
	Loan Repayments	494,745	0	0	0	494,745	372,957	0	494,745
	Total Capital Program	7,814,745	1,322,814	2,423,972	0	11,561,531	5,131,981	-715,000	10,846,531
	Funding Source								
125	Capital Grants & Contributions	1,000,000	0	0	0	1,000,000	0	0	1,000,000
415	Transfers from Developer Contributions	600,000	0	0	0	600,000	0	0	600,000
420	Transfers from Other External Reserves	2,300,000	1,322,814	2,423,972	0	6,046,786	0	0	6,046,786
	Total Funding Source	3,900,000	1,322,814	2,423,972	0	7,646,786	0	0	7,646,786
Net General Revenue Funding Required		3,914,745	0	0	0	3,914,745	5,131,981	-715,000	3,199,745



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March Quarterly Budget Review Capital Program Statement
for YTD Period Ending March

Total Council Capital Consolidated

List By	Description	Original Budget	Approved Changes			Current Budget	Actual YTD	Proposed Adjustments	Forecast Budget
			Carry Overs	QBRs - Sept	QBRs - Dec				
	New Assets								
10	Plant & Equipment	1,862,000	387,400	156,010	15,000	2,420,410	991,442	-12,786	2,407,624
20	Land	0	0	254,000	0	254,000	229,062	0	254,000
30	Infrastructure	37,211,844	1,414,777	-785,658	-22,050,154	15,790,809	3,220,412	-175,778	15,615,031
40	Other Assets	145,000	0	0	-70,000	75,000	31,900	127	75,127
	Renewal Assets (Replacement)								
10	Plant & Equipment	764,500	0	100,000	-41,230	823,270	516,495	-1,395	821,875
30	Infrastructure	19,053,577	3,066,477	3,767,609	-996,219	24,891,444	10,723,363	-566,645	24,324,799
40	Other Assets	126,000	0	0	0	126,000	95,153	2,471	128,471
	Loan Repayments	1,629,167	0	0	0	1,629,167	1,250,625	0	1,629,167
	Total Capital Program	60,792,088	4,868,654	3,491,961	-23,142,603	46,010,100	17,058,453	-754,006	45,256,094
	Funding Source								
105	User Charges & Fees	0	0	0	0	0	2,423	0	0
120	Operating Grants & Contributions	1,082,500	0	-100,245	0	982,255	671,286	0	982,255
125	Capital Grants & Contributions	13,031,522	-18,494	2,411,309	-6,519,160	8,905,177	3,268,019	282,983	9,188,160
130	Internal Income	950,000	0	35,000	-12,264	972,736	0	0	972,736
400	Sale of Assets	11,000	0	0	0	11,000	0	0	11,000
405	Proceeds from Borrowings	14,760,000	0	-750,000	-13,010,000	1,000,000	0	0	1,000,000
410	Transfers from Internal Reserves	4,467,116	2,974,812	-300,000	-2,223,690	4,918,238	0	-38,060	4,880,178
415	Transfers from Developer Contributions	2,963,427	104,000	0	-344,736	2,722,691	0	188,374	2,911,065
420	Transfers from Other External Reserves	4,037,086	1,808,336	2,826,248	-336,800	8,334,869	0	-13,646	8,321,224
	Total Funding Source	41,302,651	4,868,653	4,122,312	-22,446,650	27,846,966	3,941,728	419,651	28,266,618
	Net General Revenue Funding Required	19,489,437	1	-630,351	-695,953	18,163,134	13,116,724	-1,173,657	16,989,476



Projected Restricted Asset Balances for March Quarterly Budget Review Statement
for YTD Period Ending March 2019

Date Report Run: 02-May-2019

Nat Acct	Description	Opening Balances	Original Budget	Approved Changes			Current Budget	Actual YTD	Proposed Adjustments	Forecast Budget	Closing Balances
	Total Unrestricted Funds	4,880,529	-1,878,066	-1	595,784	-225,059	-1,507,342	1,320,225	-1,595,154	-3,102,496	1,778,033
	Externally Restricted Funds										
30EQC101	Ext Res - Unexpended Loans	937,857	-937,856	0	0	0	-937,856	937,857	0	-937,856	1
30EQC201	Ext Res - Developer Contributions	16,995,821	-1,094,972	-104,000	0	289,736	-909,235	18,607,467	31,626	-877,609	16,118,211
30EQC202	Ext Res - Unexpended Grants	3,596,242	-799,230	-260,522	-447,268	501,057	-1,005,962	3,596,242	257,672	-748,290	2,847,952
30EQC205	Ext Res - Incomplete Works	10,711,675	-2,300,000	-1,742,681	-2,453,972	0	-6,496,653	10,711,675	730,000	-5,766,653	4,945,021
	Ext Res - Water Fund Cash	18,728,849	-296,084	0	0	0	-296,084	16,711,631	458,511	162,427	18,891,276
	Ext Res - Sewer Fund Cash	15,342,293	994,425	0	0	0	994,425	-19,018,515	116,845	1,111,270	16,453,563
	Ext Res - Domestic Waste Cash	1,982,075	-1,414,783	0	0	12,264	-1,402,519	1,433,068	6,484	-1,396,035	586,040
	Total Externally Restricted Funds	68,294,810	-5,848,500	-2,107,203	-2,901,240	803,057	-10,053,885	32,979,425	1,601,138	-8,452,747	59,842,063
	Internally Restricted Funds										
30EQC301	Int Res - Plant & Vehicle	2,014,192	-230,000	-387,400	-125,000	0	-742,400	2,014,192	0	-742,400	1,271,792
30EQC302	Int Res - Employee Leave Entitlements	1,065,937	0	0	0	0	0	1,065,937	0	0	1,065,937
30EQC303	Int Res - Asset Management	145,439	0	-99,424	0	0	-99,424	145,439	0	-99,424	46,015
30EQC304	Int Res - Bridges	932,572	-932,572	0	0	850,000	-82,572	932,572	0	-82,572	850,000
30EQC305	Int Res - Cemeteries	5,837	0	0	0	0	0	5,837	0	0	5,837
30EQC306	Int Res - Environment	872,855	-450,000	-422,855	400,000	0	-472,855	872,855	0	-472,855	400,000
30EQC307	Int Res - Community Assistance Scheme	286,505	0	0	0	-91,207	-91,207	286,505	0	-91,207	195,298
30EQC308	Int Res - Energy Efficiency	4,507	0	0	0	0	0	4,507	0	0	4,507
30EQC309	Int Res - Election Reserve	40,000	40,000	0	0	0	40,000	40,000	0	40,000	80,000
30EQC311	Int Res - Fife Place Foot	90,000	-90,000	0	0	0	-90,000	90,000	0	-90,000	0
30EQC312	Int Res - Financial Assistance Grant	2,504,322	0	0	0	0	0	2,504,322	0	0	2,504,322
30EQC313	Int Res - Gallery	137,764	-123,421	-10,000	-30,000	40,000	-123,421	137,764	30,000	-93,421	44,343
30EQC314	Int Res - Insurance Rebates	160,148	-15,000	0	0	-8,000	-23,000	160,148	0	-23,000	137,148
30EQC315	Int Res - Library Development	361,404	0	-110,000	30,000	0	-80,000	361,404	46,026	-33,974	327,430
30EQC316	Int Res - Local Roads	1,854,286	-296,000	-445,648	0	335,756	-405,892	1,854,286	-457,000	-862,892	991,394
30EQC317	Int Res - Marulan Hall	138,384	0	0	0	0	0	138,384	0	0	138,384
30EQC318	Int Res - Museums	1,103,763	-135,000	-956,263	0	0	-1,091,263	1,103,763	720,726	-370,537	733,226
30EQC319	Int Res - Swimming Pool	372,872	-350,000	0	0	0	-350,000	372,872	1,289,499	939,499	1,312,371
30EQC320	Int Res - Performing Arts Centre	452,006	-452,006	0	0	1,252,081	800,075	452,006	0	800,075	1,252,081
30EQC321	Int Res - Collex/Veolia Host Fee	631,091	109,527	0	0	0	109,527	631,091	150,000	259,527	890,618
30EQC322	Int Res - Land Sales	-228,879	0	-90,000	0	0	-90,000	-228,879	439,825	349,825	120,946
30EQC324	Int Res - Risk Management	138,612	0	0	-20,259	0	-20,259	138,612	50,000	29,741	168,353
30EQC325	Int Res - Social Plan	73,000	-40,000	0	0	0	-40,000	73,000	0	-40,000	33,000
30EQC326	Int Res - Special Projects	128,697	-100,000	-157,500	59,567	0	-197,933	128,697	27,401	-170,532	-41,835
30EQC327	Int Res - Strategic Planning	374,637	-106,320	-160,000	0	-30,000	-296,320	374,637	0	-296,320	78,317
30EQC328	Int Res - Technology	92,258	-92,258	0	0	0	-92,258	92,258	0	-92,258	0



Projected Restricted Asset Balances for March Quarterly Budget Review Statement
for YTD Period Ending March 2019

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Nat Acct	Description	Opening Balances	Original Budget	Approved Changes		Current Budget	Actual YTD	Proposed Adjustments	Forecast Budget	Closing Balances
30EQC329	Int Res - Tip Replacement	187,736	-187,736	0	0	187,736	0	0	0	187,736
30EQC330	Int Res - Tourism	144,926	-70,000	0	0	0	-70,000	-34,805	-104,805	40,121
30EQC331	Int Res - Training	157,644	-20,000	-60,000	-50,000	0	-130,000	-7,644	-137,644	20,000
30EQC333	Int Res - Seiffert Oval Pavillion	400,000	-400,000	0	0	0	-400,000	0	-400,000	0
30EQC334	Int Res - Landscaped Areas	101,996	0	-101,996	0	0	-101,996	0	-101,996	0
30EQC335	Int Res - Wollondilly Walking Track	175,000	-175,000	0	0	0	-175,000	0	-175,000	0
30EQC336	Int Res - Buildings	188,689	525,018	-303,150	0	0	221,868	-500,000	-278,132	-89,443
30EQC337	Int Res - Public Entertainment Venue	509,032	-488,123	0	0	488,123	0	0	0	509,032
30EQC399	Int Res - Other	49,941	0	0	0	0	0	0	0	49,941
Total Internally Restricted Funds		15,667,174	-4,078,891	-3,304,236	264,308	3,024,489	-4,094,330	1,754,028	-2,340,302	13,326,872
Total Council Funds		88,842,513	-11,805,457	-5,411,439	-2,041,148	3,602,487	-15,655,557	1,760,012	-13,895,545	74,946,968



March Quarterly Budget Review Amendments Report
for YTD Period Ending March

Date Report Run: 02-May-2019

List By	Project	Project Description	Natural Account Description	Original Budget	Approved Changes			Current Budget	Actual YTD	Proposed Adjustments	Forecast Budget	Quarterly Budget Review Comments March
					Carry Overs	QBRS - Sept	QBRS - Dec					
Income												
100001-1001-40322	100001	Finance Operations	Fees - 5 603 Certificates	80,000	0	0	0	80,000	46,301	-22,500	57,500	Q3.60 To offset a reduction in 603 Certificate income with an increase in Customer service income
100012-1001-41763	100012	Executive Management	Op Concs - Other	500,000	0	0	0	500,000	0	150,000	650,000	Q3.25 To increase 18/19 Veolia Host Fee and Tfr to RA
100012-1001-41764	100012	Executive Management	Southern Phone Dividend	0	0	0	0	0	31,401	31,401	31,401	Q3.6 To account for Southern Phone dividend
100034-1001-40003	100034	General Purpose Items	Rates - Business	4,680,000	0	0	0	4,680,000	4,501,370	-14,150	4,665,850	Q3.48 Internal Adjustment to account for new financial integration of Internal Rates income and Expenses
100034-1001-41010	100034	General Purpose Items	Interest on Investments - Other Investments	650,000	0	0	0	650,000	159,084	200,000	850,000	Q3.59 To increase investment income and offset reduction in DA income
100034-1001-74304	100034	General Purpose Items	Internal - Rates Business Income	0	0	0	0	0	9,461	9,461	9,461	Q3.48 Internal Adjustment to account for new financial integration of Internal Rates income and Expenses
100044-1001-41129	100044	Customer Liaison	Sundry Income	0	0	0	0	0	17,829	22,500	22,500	Q3.60 To offset a reduction in 603 Certificate income with an increase in Customer service income
100047-1001-40352	100047	Community Services Mgr	Fees - Casual Hire Community Centre	0	0	0	0	0	2,420	2,500	2,500	Q3.43 To reallocate Community Development Budget within Cost Centre
100047-1001-40355	100047	Community Services Mgr	Fees - Hire	0	0	0	0	0	245	500	500	Q3.43 To reallocate Community Development Budget within Cost Centre
100048-1001-41129	100048	Neighbour Aid	Sundry Income	40,000	0	0	0	40,000	1,150	-38,500	1,500	Q3.43 To reallocate Community Development Budget within Cost Centre
100048-1001-41508	100048	Neighbour Aid	Op Grants - Community Care Services	110,000	0	0	0	110,000	80,589	-2,549	107,451	Q3.43 To reallocate Community Development Budget within Cost Centre
100048-1001-41790	100048	Neighbour Aid	Donations	1,000	0	0	0	1,000	3,472	3,000	4,000	Q3.43 To reallocate Community Development Budget within Cost Centre
100049-1001-41508	100049	Goulburn Respite Care	Op Grants - Community Care Services	48,334	0	0	0	48,334	44,349	10,798	59,132	Q3.43 To reallocate Community Development Budget within Cost Centre
100049-1001-41790	100049	Goulburn Respite Care	Donations	1,000	0	0	0	1,000	42	-900	100	Q3.43 To reallocate Community Development Budget within Cost Centre
100050-1001-41508	100050	Marulan Respite Care	Op Grants - Community Care Services	12,266	0	0	0	12,266	0	-12,266	0	Q3.43 To reallocate Community Development Budget within Cost Centre
100050-1001-41790	100050	Marulan Respite Care	Donations	0	0	0	0	0	408	583	583	Q3.43 To reallocate Community Development Budget within Cost Centre
100051-1001-40350	100051	NDIS - Leisure Link	Fees - NDIS Fees	185,000	0	0	0	185,000	161,408	30,000	215,000	Q3.43 To reallocate Community Development Budget within Cost Centre
100051-1001-41129	100051	NDIS - Leisure Link	Sundry Income	5,500	0	0	0	5,500	23,567	18,500	24,000	Q3.43 To reallocate Community Development Budget within Cost Centre
100070-1001-40311	100070	Development Assessments Operations	Fees - DA Fees	675,000	0	0	0	675,000	244,485	-200,000	475,000	Q3.59 To increase investment income and offset reduction in DA income
100077-1001-41129	100077	Property Services Operations	Sundry Income	0	0	0	0	0	488	488	488	Q3.34 To increase budget for road closure report.
100089-1001-41123	100089	Event Operations	Special Events Sales	3,640	0	0	0	3,640	0	-3,640	0	Q3.39 Correct Activity from Operating to Events
100089-1015-41123	100089	Event Operations	Special Events Sales	0	0	0	0	0	5,685	3,640	3,640	Q3.39 Correct Activity from Operating to Events
100097-1001-40355	100097	Library Operations	Fees - Hire	1,560	0	0	0	1,560	382	-1,060	500	Q3.51 Adjust Library Fee income and transfer savings from Events
100097-1001-40363	100097	Library Operations	Fees - Other	2,000	0	0	0	2,000	2,888	1,800	3,800	Q3.51 Adjust Library Fee income and transfer savings from Events
100097-1001-41108	100097	Library Operations	Fines	15,600	0	0	0	15,600	5,319	-4,082	11,518	Q3.51 Adjust Library Fee income and transfer savings from Events
100097-1001-41121	100097	Library Operations	Merchandise Sales	2,600	0	0	0	2,600	2,413	400	3,000	Q3.51 Adjust Library Fee income and transfer savings from Events
100105-1001-41118	100105	Youth Services	Other Rev -Merchandise Sales	1,000	0	0	0	1,000	45	-950	50	Q3.43 To reallocate Community Development Budget within Cost Centre
100106-1001-41525	100106	Youth Week (G)	Op Grants - Youth Week	0	0	0	0	0	1,861	1,861	1,861	Q3.36 To create budget for Youth Week
100106-1001-41790	100106	Youth Week (G)	Donations	0	0	0	0	0	0	2,000	2,000	Q3.36 To create budget for Youth Week



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100118-1001-41515	100118	Interpretation Strategy Museums (g)	Op Grants - Recreation & Culture	10,000	0	0	0	10,000	0	-10,000	0	Q3.21 To transfer savings in 18/19 to 19/20 Budget
100120-1001-41523	100120	Public Health Services	Op Grants - Employment Incentive	20,000	0	0	0	20,000	0	-20,000	0	Q3.42 To remove trainee expense and incentive from 18/19 Budget
100121-1001-41523	100121	Compliance Services	Op Grants - Employment Incentive	20,000	0	0	0	20,000	0	-20,000	0	Q3.42 To remove trainee expense and incentive from 18/19 Budget
100149-1001-40105	100149	Goulburn WMC	Charges - Rural Waste Cards	295,000	0	0	0	295,000	219,098	-76,000	219,000	Q3.40 Reallocate Rural waste by Locality
100150-1001-40105	100150	Marulan WMC	Charges - Rural Waste Cards	90,000	0	0	0	90,000	122,785	32,000	122,000	Q3.40 Reallocate Rural waste by Locality
100151-1001-40105	100151	Tarago WMC	Charges - Rural Waste Cards	25,000	0	0	0	25,000	69,615	44,000	69,000	Q3.40 Reallocate Rural waste by Locality
100156-1001-40337	100156	Aquatic Centre	Fees - Admissions	100,000	0	0	0	100,000	117,521	1,510	101,510	Q3.41 To correct resource codes
100156-1001-40342	100156	Aquatic Centre	Fees - Birthdays	1,560	0	0	0	1,560	0	-1,560	0	Q3.41 To correct resource codes
100156-1001-40344	100156	Aquatic Centre	Fees - School Swimming	26,000	0	0	0	26,000	0	-26,000	0	Q3.41 To correct resource codes
100156-1001-40345	100156	Aquatic Centre	Fees - Membership	93,600	0	0	0	93,600	32,252	-47,600	46,000	Q3.41 To correct resource codes
100156-1001-40346	100156	Aquatic Centre	Fees - Squads	20,000	0	0	0	20,000	0	-20,000	0	Q3.41 To correct resource codes
100156-1001-40348	100156	Aquatic Centre	Fees - Facility Hire	0	0	0	0	0	1,864	2,000	2,000	Q3.41 To correct resource codes
100156-1001-40363	100156	Aquatic Centre	Fees - Other	3,640	0	0	0	3,640	0	-3,640	0	Q3.41 To correct resource codes
100156-1001-41106	100156	Aquatic Centre	Miscellaneous Rent	0	0	0	0	0	489	490	490	Q3.41 To correct resource codes
100156-1001-41129	100156	Aquatic Centre	Sundry Income	0	0	0	0	0	1,407	1,500	1,500	Q3.41 To correct resource codes
100157-1001-40345	100157	Fitness & Wellbeing	Fees - Membership	0	0	0	0	0	35,961	46,800	46,800	Q3.41 To correct resource codes
100157-1001-40347	100157	Fitness & Wellbeing	Fees - Personal Training	0	0	0	0	0	262	500	500	Q3.41 To correct resource codes
100158-1001-40344	100158	Aquatic Education	Fees - School Swimming	0	0	0	0	0	7,360	26,000	26,000	Q3.41 To correct resource codes
100158-1001-40346	100158	Aquatic Education	Fees - Squads	0	0	0	0	0	16,609	20,000	20,000	Q3.41 To correct resource codes
100192-1001-41715	100192	Roads Management	s94 Gunlake Quarries DA 07-0074	1,000	0	0	0	1,000	0	250,000	251,000	Q3.27 To increase sec 94 contributions based on 17/18 actuals
100223-1001-74200	100223	Workshop Management	Internal - Plant Hire Recovery	3,375,096	0	0	0	3,375,096	2,472,118	-86,394	3,288,702	
100269-1001-41512	100269	Volunteer Museum Project Development Grant (g)	Op Grants - Heritage & Cultural Services	0	0	7,500	0	7,500	5,000	-2,500	5,000	Q3.21 To transfer savings in 18/19 to 19/20 Budget
100287-1001-41118	100287	Paperback Cafe	Other Rev -Merchandise Sales	0	0	0	0	0	3,906	12,750	12,750	Q3.35 To transfer budget to paperback café from youth operations
200001-1001-74326	200001	Domestic Waste Management	Internal - Rates Domestic Waste Income	0	0	0	0	0	6,484	6,484	6,484	Q3.48 Internal Adjustment to account for new financial integration of Internal Rates income and Expenses
300001-1001-40110	300001	Water Management - Administration	Charges - Water Supplies	2,400,000	0	0	0	2,400,000	1,763,837	-57,870	2,342,130	Q3.48 Internal Adjustment to account for new financial integration of Internal Rates income and Expenses
300001-1001-40200	300001	Water Management - Administration	User Charge - Water	6,817,000	0	0	0	6,817,000	4,291,538	-408,744	6,408,256	Q3.48 Internal Adjustment to account for new financial integration of Internal Rates income and Expenses
300001-1001-41010	300001	Water Management - Administration	Interest on Investments - Other Investments	285,000	0	0	0	285,000	231,186	300,000	585,000	Q3.59 To increase investment income and offset reduction in DA income
300001-1001-74327	300001	Water Management - Administration	Internal - Annual Charge Water Income	0	0	0	0	0	79,712	107,924	107,924	Q3.48 Internal Adjustment to account for new financial integration of Internal Rates income and Expenses
300001-1001-74351	300001	Water Management - Administration	Internal - User Charge Water Income	0	0	0	0	0	380,150	516,860	516,860	Q3.48 Internal Adjustment to account for new financial integration of Internal Rates income and Expenses
400001-1001-40115	400001	Waste Water Management - Administration	Charges - Sewerage Services	9,102,700	0	0	0	9,102,700	6,825,809	-70,730	9,031,970	Q3.48 Internal Adjustment to account for new financial integration of Internal Rates income and Expenses
400001-1001-40215	400001	Waste Water Management - Administration	User Charge - Sewer	1,515,780	0	0	0	1,515,780	954,891	-77,856	1,437,924	Q3.48 Internal Adjustment to account for new financial integration of Internal Rates income and Expenses
400001-1001-41010	400001	Waste Water Management - Administration	Interest on Investments - Other Investments	380,000	0	0	0	380,000	209,155	300,000	680,000	Q3.59 To increase investment income and offset reduction in DA income
400001-1001-74328	400001	Waste Water Management - Administration	Internal - Annual Charge Sewer Income	0	0	0	0	0	95,964	131,139	131,139	Q3.48 Internal Adjustment to account for new financial integration of Internal Rates income and Expenses
400001-1001-74329	400001	Waste Water Management - Administration	Internal - Annual Charge LTW Water Income	0	0	0	0	0	665	899	899	Q3.48 Internal Adjustment to account for new financial integration of Internal Rates income and Expenses



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400001-1001-74352	400001	Waste Water Management - Administration	Internal - User Charge Sewer Income	0	0	0	0	0	78,589	96,754	96,754	Q3.48 Internal Adjustment to account for new financial integration of Internal Rates income and Expenses
400001-1001-74353	400001	Waste Water Management - Administration	Internal - User Charge LTW Water Income	0	0	0	0	0	4,725	5,670	5,670	Q3.48 Internal Adjustment to account for new financial integration of Internal Rates income and Expenses
400006-1001-40324	400006	Sewer Farm - Operations	Fees - Sale of Cattle	62,179	0	0	0	62,179	93,500	25,000	87,179	Q3.33 To fund Contamination report from increase in cattle sales income
400008-1001-40115	400008	WWTP Goulburn - Operations	Charges - Sewerage Services	25,908	0	0	0	25,908	0	-25,908	0	Q3.49 Correction Natural Account
400008-1001-40118	400008	WWTP Goulburn - Operations	Charges - Septic Discharge Services	0	0	0	0	0	18,404	25,908	25,908	Q3.49 Correction Natural Account
Total income				31,683,963	0	0	7,500	31,691,463	23,487,521	1,188,221	32,879,684	
Expense												
100008-1001-60001	100008	Technical Services	Salaries and Wages	429,550	0	0	0	429,550	308,120	-2,214	427,336	Q3.66 To accept Dsafer Communities Grant and budget for 18/19 portion
100008-1001-60300	100008	Technical Services	Contracts - IT Support/Maintenance	671,600	0	-25,000	77,120	723,720	679,396	61,457	785,177	Q3.46 To purchase Asset Vision Software from City Entrances Welcome signs
100011-1001-60001	100011	PAC Operations	Salaries and Wages	62,078	0	0	0	62,078	0	-62,078	0	Q3.64 Additional funds required for new website
100011-1001-60605	100011	PAC Operations	Advertising - General	20,000	0	0	0	20,000	0	-20,000	0	Q3.26 To reduce PAC operating costs not required in 18/19
100011-1001-76999	100011	PAC Operations	Internal - Overhead Charge	25,832	0	0	0	25,832	12,915	-25,832	0	Q3.26 To reduce PAC operating costs not required in 18/19
100012-1001-61700	100012	Executive Management	Valuation Fees	0	0	0	0	0	0	4,000	4,000	Q3.6 To account for Southern Phone dividend
100012-1001-76999	100012	Executive Management	Internal - Overhead Charge	201,151	0	0	0	201,151	157,275	25,832	226,983	Q3.26 To reduce PAC operating costs not required in 18/19
100041-1080-60030	100041	Learning & Development Operations	Training - Individual	80,000	0	-12,997	0	67,003	37,917	-10,000	57,003	Q3.15 Reallocation of Resources within learning & Training
100041-1080-60031	100041	Learning & Development Operations	Training - Leadership	70,000	60,000	-50,000	0	80,000	99,237	-60,000	20,000	Q3.15 Reallocation of Resources within learning & Training
100041-1080-60032	100041	Learning & Development Operations	Training - Mandatory	115,000	0	0	0	115,000	114,639	50,000	165,000	Q3.15 Reallocation of Resources within learning & Training
100041-1080-60035	100041	Learning & Development Operations	Training - Sustenance	10,000	0	-176	0	9,824	7,225	27,644	37,468	Q3.15 & Q3.16 Reallocation of Resources within learning & Training & Exhaust Training reserve for Scheduled mandatory training
100047-1001-60001	100047	Community Services Mgr	Salaries and Wages	52,777	0	0	0	52,777	0	-300	52,477	Q3.43 To reallocate Community Development Budget within Cost Centre
100048-1001-60205	100048	Neighbour Aid	Materials - General	40,750	0	0	0	40,750	611	-39,750	1,000	Q3.43 To reallocate Community Development Budget within Cost Centre
100049-1001-60205	100049	Goulburn Respite Care	Materials - General	500	0	0	0	500	1,641	2,048	2,548	Q3.43 To reallocate Community Development Budget within Cost Centre
100051-1001-60205	100051	NDIS - Leisure Link	Materials - General	10,000	0	0	0	10,000	29,557	30,000	40,000	Q3.43 To reallocate Community Development Budget within Cost Centre
100077-1001-60320	100077	Property Services Operations	Consultancy Fees	5,000	0	0	0	5,000	0	488	5,488	Q3.34 To increase budget for road closure report.
1xxxxx-1001-xxxxx	Various	Various General Fund	zzinternal - Rates OLD	561,100		0	0	561,100	424,116	-22,849	538,251	Q3.48 Internal Adjustment to account for new financial integration of Internal Rates income and Expenses
3xxxxx-1001-xxxxx	Various	Various Water Fund	zzinternal - Rates OLD	4,700		0	0	4,700	3,496	-341	4,359	Q3.48 Internal Adjustment to account for new financial integration of Internal Rates income and Expenses
4xxxxx-1001-xxxxx	Various	Various Seser Fund	zzinternal - Rates OLD	63,550		0	0	63,550	274,473	269,031	332,581	Q3.48 Internal Adjustment to account for new financial integration of Internal Rates income and Expenses
100086-1001-61110	100086	VIC Operations	Donations General	15,000	0	0	-15,000	0	0	15,000	15,000	Q3.55 ATRC fencing to operational
100094-1015-60205	100094	Hockey NSW Opportunities	Materials - General	56,280	0	0	0	56,280	46,775	-9,505	46,775	Q3.50 Adjust Budget for Hockey Events savings transferred to Library
100094-1015-60302	100094	Hockey NSW Opportunities	Contracts - Tendered Work	20,000	0	0	0	20,000	36,824	16,824	36,824	Q3.50 Adjust Budget for Hockey Events savings transferred to Library
100095-1015-60205	100095	NSW Hockey Masters	Materials - General	8,500	0	0	0	8,500	8,239	-261	8,239	Q3.50 Adjust Budget for Hockey Events savings transferred to Library



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100095-1015-60302	100095	NSW Hockey Masters	Contracts - Tendered Work	20,000	0	0	0	20,000	10,000	-10,000	10,000	Q3.50 Adjust Budget for Hockey Events savings transferred to Library
100101-1001-60205	100101	ARTS NSW Program Funding (G)	Materials - General	32,000	5,000	0	0	37,000	9,506	-27,000	10,000	Q3.28 Reduce tfr from reserve for the ARTS NSW Program funding
100101-1001-60302	100101	ARTS NSW Program Funding (G)	Contracts - Tendered Work	48,000	5,000	-35,000	0	18,000	52,693	-8,000	10,000	Q3.28 Reduce tfr from reserve for the ARTS NSW Program funding
100102-1001-60205	100102	Art Gallery	Materials - General	33,000	0	0	0	33,000	26,075	7,000	40,000	Q3.28 Reduce tfr from reserve for the ARTS NSW Program funding
100102-1001-60302	100102	Art Gallery	Contracts - Tendered Work	40,500	0	0	0	40,500	26,474	8,000	48,500	Q3.28 Reduce tfr from reserve for the ARTS NSW Program funding
100105-1001-60205	100105	Youth Services	Materials - General	20,000	0	0	0	20,000	1,829	-6,250	13,750	Q3.35 To transfer budget to paperback café from youth operations
100106-1015-60205	100106	Youth Week (G)	Materials - General	0	0	0	0	0	0	420	420	Q3.36 To create budget for Youth Week
100106-1015-60302	100106	Youth Week (G)	Contracts - Tendered Work	0	0	0	0	0	0	3,091	3,091	Q3.36 To create budget for Youth Week
100106-1015-60600	100106	Youth Week (G)	Advertising - Cr Projects & Events	0	0	0	0	0	0	200	200	Q3.36 To create budget for Youth Week
100106-1015-61303	100106	Youth Week (G)	P&S - Stationery	0	0	0	0	0	0	150	150	Q3.36 To create budget for Youth Week
100112-1001-60320	100112	St Clair Archaeological Survey	Consultancy Fees	15,000	0	0	0	15,000	0	-10,000	5,000	Q3.21 To transfer savings in 18/19 to 19/20 Budget
100114-1001-60302	100114	St Clair Site Masterplan	Contracts - Tendered Work	15,000	0	0	0	15,000	0	-15,000	0	Q3.21 To transfer savings in 18/19 to 19/20 Budget
100118-1001-60302	100118	Interpretation Strategy Museums	Contracts - Tendered Work	20,000	0	0	0	20,000	0	-20,000	0	Q3.21 To transfer savings in 18/19 to 19/20 Budget
100120-1001-60303	100120	Public Health Services	Contracts - Replacing Staff	40,000	0	0	0	40,000	0	-40,000	0	Q3.42 To remove trainee expense and incentive from 18/19 Budget
100121-1001-60303	100121	Compliance Services	Contracts - Replacing Staff	40,000	0	0	0	40,000	0	-40,000	0	Q3.42 To remove trainee expense and incentive from 18/19 Budget
100122-1001-60303	100122	Companion Animals Operations	Contracts - Replacing Staff	37,334	0	0	0	37,334	0	-37,334	0	Q3.19 To increase budget for Capital works from reduction in trainees, return surplus to cash
100156-1001-61400	100156	Aquatic Centre	Light Power and Heating	120,000	0	0	0	120,000	41,870	-70,000	50,000	Q3.44 To Reallocate Resource codes
100156-1001-61401	100156	Aquatic Centre	Gas Expenses	0	0	0	0	0	74,309	70,000	70,000	Q3.44 To Reallocate Resource codes
100208-1001-60001	100208	Public Reserves	Salaries and Wages	388,424	0	0	-29,111	359,313	304,451	-29,111	330,202	Q3.12 To reallocate between operating and maintenance activities
100208-1001-60205	100208	Public Reserves	Materials - General	39,000	0	0	-2,500	36,500	30,847	-2,500	34,000	Q3.12 To reallocate between operating and maintenance activities
100208-1001-76200	100208	Public Reserves	Internal - Plant Hire Charge	110,642	0	0	-13,064	97,578	69,972	-13,064	84,514	Q3.12 To reallocate between operating and maintenance activities
100208-1200-60001	100208	Public Reserves	Salaries and Wages	11,641	0	0	29,111	40,752	18,008	29,111	69,863	Q3.12 To reallocate between operating and maintenance activities
100208-1200-60205	100208	Public Reserves	Materials - General	8,000	0	0	2,500	10,500	4,424	2,500	13,000	Q3.12 To reallocate between operating and maintenance activities
100208-1200-76200	100208	Public Reserves	Internal - Plant Hire Charge	8,780	0	0	13,064	21,844	19,650	13,064	34,908	Q3.12 To reallocate between operating and maintenance activities
100220-1001-60203	100220	Heavy Fleet	Materials - Fuel	0	0	0	520,000	520,000	404,583	-20,000	500,000	Q3.4 To account for reduction in plant costs now externally hired
100220-1001-60205	100220	Heavy Fleet	Materials - General	586,572	0	0	-370,000	216,572	195,968	-32,667	183,905	Q3.4 To account for reduction in plant costs now externally hired
100220-1001-60400	100220	Heavy Fleet	Depn - Plant and Equipment	0	0	0	0	0	469,784	566,781	566,781	Q3.4 To account for reduction in plant costs now externally hired Q3.32 To Allocation Fleet Depn across Projects
100221-1001-60400	100221	Light Fleet	Depn - Plant and Equipment	0	0	0	0	0	120,454	156,207	156,207	Q3.32 To Allocation Fleet Depn across Projects
100222-1001-60400	100222	Minor Plant	Depn - Plant and Equipment	0	0	0	0	0	4,621	5,707	5,707	Q3.32 To Allocation Fleet Depn across Projects
100223-1001-60400	100223	Workshop Management	Depn - Plant and Equipment	817,192	0	0	-54,770	762,422	0	-762,422	0	Q3.32 To Allocation Fleet Depn across Projects
100228-1001-60001	100228	McDermott Centre Relocation	Salaries and Wages	0	0	0	0	0	152	152	152	Q3.43 To reallocate Community Development Budget within Cost Centre
100228-1001-60006	100228	McDermott Centre Relocation	Casual Wages	0	0	0	0	0	142	142	142	Q3.43 To reallocate Community Development Budget within Cost Centre
100228-1001-60205	100228	McDermott Centre Relocation	Materials - General	0	0	0	0	0	454	454	454	Q3.43 To reallocate Community Development Budget within Cost Centre
100228-1001-60302	100228	McDermott Centre Relocation	Contracts - Tendered Work	0	0	0	0	0	17,970	17,970	17,970	Q3.43 To reallocate Community Development Budget within Cost Centre
100271-1001-60308	100271	Land Sale - 24 Ross Street	Contracts - Land Sale Commissions	0	0	0	0	0	9,673	9,673	9,673	Q3.18 To account for the disposal of 24 Ross street & Transfer Cash to Aquatic Centre Reserve as per Council res 2018/548 (20/11/18)



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100271-1001-60333	100271	Land Sale - 24 Ross Street	Legal Expenses - Land Sales	0	0	0	0	0	3,165	3,165	3,165	Q3.18 To account for the disposal of 24 Ross street & Transfer Cash to Aquatic Centre Reserve as per Council res 2018/548 (20/11/18)
100271-1001-61701	100271	Land Sale - 24 Ross Street	Valuation Fees - Land Disposals	0	0	0	0	0	1,000	1,000	1,000	Q3.18 To account for the disposal of 24 Ross street & Transfer Cash to Aquatic Centre Reserve as per Council res 2018/548 (20/11/18)
100275-1001-60308	100275	Land Sale - 10 Ben Bullen Place	Contracts - Land Sale Commissions	0	0	0	0	0	0	3,325	3,325	Q3.65 Transfer Net proceeds to Reserve
100275-1001-60309	100275	Land Sale - 10 Ben Bullen Place	Contracts - Land Surveyors	0	0	0	0	0	3,200	3,200	3,200	Q3.65 Transfer Net proceeds to Reserve
100275-1001-60333	100275	Land Sale - 10 Ben Bullen Place	Legal Expenses - Land Sales	0	0	0	0	0	0	2,000	2,000	Q3.65 Transfer Net proceeds to Reserve
100275-1001-60334	100275	Land Sale - 10 Ben Bullen Place	Advertising - Land Sales	0	0	0	0	0	0	1,612	1,612	Q3.65 Transfer Net proceeds to Reserve
100275-1001-61701	100275	Land Sale - 10 Ben Bullen Place	Valuation Fees - Land Disposals	0	0	0	0	0	0	1,400	1,400	Q3.65 Transfer Net proceeds to Reserve
100276-1001-60308	100276	Land Sale - 163-167 Hume Street	Contracts - Land Sale Commissions	0	0	0	0	0	0	4,513	4,513	Q3.65 Transfer Net proceeds to Reserve
100276-1001-60309	100276	Land Sale - 163-167 Hume Street	Contracts - Land Surveyors	0	0	0	0	0	1,900	1,900	1,900	Q3.65 Transfer Net proceeds to Reserve
100276-1001-60333	100276	Land Sale - 163-167 Hume Street	Legal Expenses - Land Sales	0	0	0	0	0	0	2,000	2,000	Q3.65 Transfer Net proceeds to Reserve
100276-1001-60334	100276	Land Sale - 163-167 Hume Street	Advertising - Land Sales	0	0	0	0	0	0	1,612	1,612	Q3.65 Transfer Net proceeds to Reserve
100276-1001-61701	100276	Land Sale - 163-167 Hume Street	Valuation Fees - Land Disposals	0	0	0	0	0	0	1,400	1,400	Q3.65 Transfer Net proceeds to Reserve
100277-1001-60308	100277	Land Sale - 8 Lanigan Lane	Contracts - Land Sale Commissions	0	0	0	0	0	0	3,050	3,050	Q3.65 Transfer Net proceeds to Reserve
100277-1001-60309	100277	Land Sale - 8 Lanigan Lane	Contracts - Land Surveyors	0	0	0	0	0	3,200	3,200	3,200	Q3.65 Transfer Net proceeds to Reserve
100277-1001-60333	100277	Land Sale - 8 Lanigan Lane	Legal Expenses - Land Sales	0	0	0	0	0	0	2,000	2,000	Q3.65 Transfer Net proceeds to Reserve
100277-1001-60334	100277	Land Sale - 8 Lanigan Lane	Advertising - Land Sales	0	0	0	0	0	0	1,612	1,612	Q3.65 Transfer Net proceeds to Reserve
100277-1001-61701	100277	Land Sale - 8 Lanigan Lane	Valuation Fees - Land Disposals	0	0	0	0	0	0	1,400	1,400	Q3.65 Transfer Net proceeds to Reserve
100281-1001-60308	100281	Land Sale - 23 Hercules St	Contracts - Land Sale Commissions	0	0	0	0	0	0	1,350	1,350	Q3.65 Transfer Net proceeds to Reserve
100281-1001-60333	100281	Land Sale - 23 Hercules St	Legal Expenses - Land Sales	0	0	0	0	0	0	2,000	2,000	Q3.65 Transfer Net proceeds to Reserve
100281-1001-60334	100281	Land Sale - 23 Hercules St	Advertising - Land Sales	0	0	0	0	0	0	1,612	1,612	Q3.65 Transfer Net proceeds to Reserve
100281-1001-61701	100281	Land Sale - 23 Hercules St	Valuation Fees - Land Disposals	0	0	0	0	0	0	1,400	1,400	Q3.65 Transfer Net proceeds to Reserve
100287-1001-60205	100287	Paperback Cafe	Materials - General	0	0	0	0	0	6,563	10,900	10,900	Q3.35 To transfer budget to paperback café from youth operations
100287-1001-60207	100287	Paperback Cafe	Materials - Goods for Resale	0	0	0	0	0	2,308	6,750	6,750	Q3.35 To transfer budget to paperback café from youth operations
100287-1001-60302	100287	Paperback Cafe	Contracts - Tendered Work	0	0	0	0	0	1,336	1,350	1,350	Q3.35 To transfer budget to paperback café from youth operations
100290-1001-60320	100290	Int Crookwell- Mary's mount Rd Upgradation Work Design	Consultancy Fees	0	0	0	0	0	0	30,000	30,000	Q3.67 To fund Design of Mary's Mt Crookwell Rd intersection from MM Traffic RA
200002-1001-60302	200002	Domestic Waste Collection	Contracts - Tendered Work	8,000	0	-8,000	0	347	58,414	58,414	Q3.4 To account for reduction in plant costs now externally hired	
200002-1001-76200	200002	Domestic Waste Collection	Internal - Plant Hire Charge	164,074	0	0	164,074	89,676	-58,414	105,660	Q3.4 To account for reduction in plant costs now externally hired	
200004-1001-60302	200004	Domestic Recycling Collection	Contracts - Tendered Work	350,000	0	0	350,000	326,883	27,980	377,980	Q3.4 To account for reduction in plant costs now externally hired	
200004-1001-76200	200004	Domestic Recycling Collection	Internal - Plant Hire Charge	238,805	0	0	238,805	158,118	-27,980	210,825	Q3.4 To account for reduction in plant costs now externally hired	
400012-1001-60320	400012	WWTP Contamination Report	Consultancy Fees	0	0	0	0	0	25,000	25,000	Q3.33 To fund Contamination report from increase in cattle sales income	
Total Expense				5,735,332	70,000	-123,173	149,350	5,831,509	4,754,081	115,221	5,946,730	
Operating Surplus/(Deficit) before Capital				25,948,631	-70,000	123,173	-141,850	25,859,954	18,733,460	1,073,000	26,932,954	
Capital Income												
190023-1001-41605	190023	St Clair Museum Restoration Works (G)	Cap Grants - Heritage & Cultural Services	250,000	0	-37,000	0	213,000	180,000	-107,000	106,000	Q3.53 Defer to 19/20 waiting on OEH for conservation works to proceed
190151-1001-41910	190151	Library Management System	Cap Conts - Regional Library	0	0	0	15,570	15,570	16,026	456	16,026	Q3.5 To correct ULSC contribution amount and transfer to reserve
190227-1001-41610	190227	Parkesbourne/Gap Rd - Drought Relief HV Access (G)	Cap Grants - Roads & Bridges	0	0	0	0	0	0	300,000	300,000	Q3.13 To accept Drought Relief HV Access Program and reallocate Council funds
190233-1001-41902	190233	FP George St Marulan (87-92) New	Cap Conts - Roadworks	0	0	0	0	0	0	5,500	5,500	Q3.56 Maurian Footpath George St Pt Contribution Boral
190235-1001-41608	190235	CCTV Victoria Park (G) - RA38287	Cap Grants - Recreation & Culture	0	0	0	0	0	0	84,027	84,027	Q3.66 To accept Dsafer Communities Grant and budget for 18/19 portion
Operating Surplus/(Deficit) after Capital				26,198,631	-70,000	86,173	-126,280	26,088,524	26,088,524	1,355,983	27,444,507	



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Non Cash												
100220-1001-60400	100220	Heavy Fleet	Depn - Plant and Equipment	0	0	0	0	0	469,784	566,781	566,781	Q3.4 To account for reduction in plant costs now externally hired Q3.32 To Allocation Fleet Depn across Projects
100221-1001-60400	100221	Light Fleet	Depn - Plant and Equipment	0	0	0	0	0	120,454	156,207	156,207	Q3.32 To Allocation Fleet Depn across Projects
100222-1001-60400	100222	Minor Plant	Depn - Plant and Equipment	0	0	0	0	0	4,621	5,707	5,707	Q3.32 To Allocation Fleet Depn across Projects
100223-1001-60400	100223	Workshop Management	Depn - Plant and Equipment	817,192	0	0	-54,770	762,422	0	-762,422	0	Q3.32 To Allocation Fleet Depn across Projects
		Total Non Cash		817,192	0	0	-54,770	762,422	0	-33,727	728,695	
		Investing Fund Flows										
		Capital Works										
190001-8025-60205	190001	IT Renewal Assets	Materials - General	-300,000	0	100,000	0	-200,000	-351,528	-67,000	-267,000	Q3.63 Tfr budget from Tech One upgrade to IT renewal for Server purchase
190002-8030-60205	190002	Techone Upgrade	Materials - General	-200,000	0	0	0	-200,000	-4,377	67,000	-133,000	Q3.63 Tfr budget from Tech One upgrade to IT renewal for Server purchase
190006-8025-60205	190006	VIC Replacement Assets	Materials - General	-2,500	0	0	0	-2,500	0	-20,000	-22,500	Q3.61 To fund VIC upgrade carry over from Tourism Reserve
190007-8025-60302	190007	VIC New Assets	Contracts - Tendered Work	0	0	0	-15,000	-15,000	0	15,000	0	Q3.55 ATRC fencing to operational
190011-8025-60205	190011	Courtyard Shade Sail	Materials - General	0	-80,000	0	0	-80,000	0	80,000	0	Q3.54 Reduce Court yard Shade sail and transfer \$20K to Clifford St Turf
190014-8025-60205	190014	Art Gallery Acquisitions	Materials - General	-10,000	0	0	0	-10,000	-9,400	-127	-10,127	Q3.30 To reallocate Gallery capital works within Gallery projects
190016-8015-60302	190016	Collection Store	Contracts - Tendered Work	-90,700	0	0	-20,000	-110,700	-72,000	-9,300	-120,000	Q3.30 To reallocate Gallery capital works within Gallery projects
190017-8025-60302	190017	Art Gallery - P&E Renewal	Contracts - Tendered Work	0	0	0	0	0	-4,530	-2,471	-2,471	Q3.30 To reallocate Gallery capital works within Gallery projects
190018-8015-60302	190018	Gallery Renewal Works	Contracts - Tendered Work	-60,000	0	0	0	-60,000	-7,840	11,898	-48,102	Q3.30 To reallocate Gallery capital works within Gallery projects
190020-8025-60205	190020	Museum Capital Works - Renewal	Materials - General	-5,000	0	0	0	-5,000	0	-5,000	-10,000	Q3.52 Allow funds to reinstate jetty
190023-8015-60302	190023	St Clair Museum Restoration Works (G)	Contracts - Tendered Work	-600,000	-403,311	36,554	0	-966,757	-54,193	985,672	18,915	Q3.53 Defer to 19/20 waiting on OEH for conservation works to proceed
190025-8015-60302	190025	Power Bollards at Waterworks	Contracts - Tendered Work	-5,000	0	0	0	-5,000	0	5,000	0	Q3.52 Allow funds to reinstate jetty
190029-8015-60302	190029	Nadggomar Bridge Replacement (G)	Contracts - Tendered Work	0	0	468,710	0	468,710	-425,532	40,000	508,710	Q3.37 Transfer budget to Blackspot Grant
190032-8025-60205	190032	Survey Equipment	Materials - General	-27,000	0	0	0	-27,000	-22,508	2,625	-24,375	Q3.46 To purchase Asset Vision Software from City Entrances Welcome signs
190061-8015-60302	190061	Playground Facility Renewals	Contracts - Tendered Work	-70,000	0	0	0	-70,000	-2,150	19,794	-50,206	Q3.68 Tfr funds from playground upgrades to complete grant projects
190068-8015-60302	190068	Building Asset Replacement	Contracts - Tendered Work	-40,000	0	0	0	-40,000	-6,317	17,800	-22,200	Q3.19 To Balance Building projects
190070-8015-60302	190070	Civic Centre Landscaping	Contracts - Tendered Work	0	-51,500	0	0	-51,500	0	-129,500	-181,000	Q3.19 To Balance Building projects & Q3.54 Reduce Court yard Shade sail and transfer \$20K to Clifford St Turf
190071-8015-60302	190071	Civic Centre Office Renovations	Contracts - Tendered Work	0	-200,000	0	0	-200,000	-178,447	-19,400	-219,400	Q3.19 To Balance Building projects
190072-8015-60302	190072	Visitor Information Centre Renewals	Contracts - Tendered Work	0	0	0	0	0	-14,805	-14,805	-14,805	Q3.61 To fund VIC upgrade carry over from Tourism Reserve
190073-8015-60302	190073	Civic Centre Upgrade	Contracts - Tendered Work	-80,000	-38,500	0	0	-118,500	0	118,500	0	Q3.19 To Balance Building projects
190074-8015-60302	190074	Clinton St Offices Upgrade	Contracts - Tendered Work	0	-132,800	0	0	-132,800	-105,118	-7,400	-140,200	Q3.19 To Balance Building projects
190076-8025-60302	190076	City Entrances - Welcome Signs	Contracts - Tendered Work	-50,000	0	0	0	-50,000	-6,857	16,832	-33,168	Q3.46 To purchase Asset Vision Software from City Entrances Welcome signs
190086-8015-60302	190086	Drainage Slocombe St - Loder to Stewart Sts CO	Contracts - Tendered Work	0	-98,000	0	0	-98,000	-54,694	-64,800	-162,800	Q3.11 To use Savings on Sanctuary Dr to fund Slocombe St drainage and Gurrundah Road Reconstruction
190088-8015-60302	190088	Drainage General Urban	Contracts - Tendered Work	-120,000	0	0	0	-120,000	0	120,000	0	Q3.10 Allocate general Drainage to Hetherington St and fund Mary St capital works from Sec 94CW Stormwater \$120K
190097-8015-60001	190097	FP Rhoda Street (Combermere - Garfield)	Salaries and Wages	-1,514	0	0	0	-1,514	-232	1,514	0	Q3.22 Transfer budget to Memorial Road K&G 5th March meeting
190097-8015-60302	190097	FP Rhoda Street (Combermere - Garfield)	Contracts - Tendered Work	-28,170	0	0	0	-28,170	0	28,170	0	Q3.22 Transfer budget to Memorial Road K&G 5th March meeting
190097-8015-76200	190097	FP Rhoda Street (Combermere - Garfield)	Internal - Plant Hire Charge	-606	0	0	0	-606	0	606	0	Q3.22 Transfer budget to Memorial Road K&G 5th March meeting



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190098-8015-60001	190098	FP Rhoda Street (Garfield - Addison)	Salaries and Wages	-2,048	0	0	0	-2,048	-744	1,304	-744	Q3.22 Transfer budget to Memorial Road K&G 5th March meeting
190098-8015-60302	190098	FP Rhoda Street (Garfield - Addison)	Contracts - Tendered Work	-38,084	0	0	0	-38,084	-7,618	30,466	-7,618	Q3.22 Transfer budget to Memorial Road K&G 5th March meeting
190098-8015-76200	190098	FP Rhoda Street (Garfield - Addison)	Internal - Plant Hire Charge	-818	0	0	0	-818	-50	768	-50	Q3.22 Transfer budget to Memorial Road K&G 5th March meeting
190100-8015-60001	190100	FP Addison Street (Cooinda Cl - Francis)	Salaries and Wages	-598	0	0	0	-598	-146	452	-146	Q3.22 Transfer budget to Memorial Road K&G 5th March meeting
190100-8015-60302	190100	FP Addison Street (Cooinda Cl - Francis)	Contracts - Tendered Work	-11,123	0	0	0	-11,123	-1,200	9,923	-1,200	Q3.22 Transfer budget to Memorial Road K&G 5th March meeting
190100-8015-76200	190100	FP Addison Street (Cooinda Cl - Francis)	Internal - Plant Hire Charge	-239	0	0	0	-239	0	239	0	Q3.22 Transfer budget to Memorial Road K&G 5th March meeting
190105-8015-60001	190105	K&G Memorial Road (Southbound toward War Memorial)	Salaries and Wages	-2,400	0	0	0	-2,400	-2,183	-3,270	-5,670	Q3.22 Transfer budget to Memorial Road K&G 5th March meeting
190105-8015-60302	190105	K&G Memorial Road (Southbound toward War Memorial)	Contracts - Tendered Work	-4,000	0	0	0	-4,000	0	-68,559	-72,559	Q3.22 Transfer budget to Memorial Road K&G 5th March meeting
190105-8015-76200	190105	K&G Memorial Road (Southbound toward War Memorial)	Internal - Plant Hire Charge	-1,200	0	0	0	-1,200	0	-1,613	-2,813	Q3.22 Transfer budget to Memorial Road K&G 5th March meeting
190106-8015-60001	190106	K&G Mulwaree Street (Bradley St end)	Salaries and Wages	-8,400	0	0	0	-8,400	0	8,400	0	Q3.22 To transfer budget from Mulwaree St to Auburn St K&G 5th March Council meeting
190106-8015-60205	190106	K&G Mulwaree Street (Bradley St end)	Materials - General	-1,400	0	0	0	-1,400	-706	1,400	0	Q3.22 To transfer budget from Mulwaree St to Auburn St K&G 5th March Council meeting
190106-8015-60302	190106	K&G Mulwaree Street (Bradley St end)	Contracts - Tendered Work	-14,000	0	0	0	-14,000	-5,510	7,783	-6,217	Q3.22 To transfer budget from Mulwaree St to Auburn St K&G 5th March Council meeting
190106-8015-76200	190106	K&G Mulwaree Street (Bradley St end)	Internal - Plant Hire Charge	-4,200	0	0	0	-4,200	0	4,200	0	Q3.22 To transfer budget from Mulwaree St to Auburn St K&G 5th March Council meeting
190107-8015-60001	190107	K&G Auburn Street (Citizen - Shepherd)	Salaries and Wages	-25,200	0	0	0	-25,200	-836	-8,400	-33,600	Q3.22 To transfer budget from Mulwaree St to Auburn St K&G 5th March Council meeting
190107-8015-60205	190107	K&G Auburn Street (Citizen - Shepherd)	Materials - General	-4,200	0	0	0	-4,200	0	-1,400	-5,600	Q3.22 To transfer budget from Mulwaree St to Auburn St K&G 5th March Council meeting
190107-8015-60302	190107	K&G Auburn Street (Citizen - Shepherd)	Contracts - Tendered Work	-42,000	0	0	0	-42,000	0	-7,783	-49,783	Q3.22 To transfer budget from Mulwaree St to Auburn St K&G 5th March Council meeting
190107-8015-76200	190107	K&G Auburn Street (Citizen - Shepherd)	Internal - Plant Hire Charge	-12,600	0	0	0	-12,600	0	-4,200	-16,800	Q3.22 To transfer budget from Mulwaree St to Auburn St K&G 5th March Council meeting
190108-8015-60001	190108	RHL Collector Rd - Veolia Sec94	Salaries and Wages	-13,106	0	0	0	-13,106	-280	11,608	-1,498	Q3.23 Transfer budget from Collector road to Bungendore Road - funded from Section 94
190108-8015-60205	190108	RHL Collector Rd - Veolia Sec94	Materials - General	-2,184	0	0	0	-2,184	0	2,184	0	Q3.23 Transfer budget from Collector road to Bungendore Road - funded from Section 94
190108-8015-76200	190108	RHL Collector Rd - Veolia Sec94	Internal - Plant Hire Charge	-6,553	0	0	0	-6,553	-347	6,208	-345	Q3.23 Transfer budget from Collector road to Bungendore Road - funded from Section 94
190109-8015-60001	190109	RHL Bungendore Rd - Veolia Sec 94	Salaries and Wages	-39,317	0	0	0	-39,317	-576	-11,608	-50,925	Q3.23 Transfer budget from Collector road to Bungendore Road - funded from Section 94
190109-8015-60205	190109	RHL Bungendore Rd - Veolia Sec 94	Materials - General	-6,553	0	0	0	-6,553	0	-2,184	-8,737	Q3.23 Transfer budget from Collector road to Bungendore Road - funded from Section 94
190109-8015-76200	190109	RHL Bungendore Rd - Veolia Sec 94	Internal - Plant Hire Charge	-19,659	0	0	0	-19,659	0	-6,208	-25,867	Q3.23 Transfer budget from Collector road to Bungendore Road - funded from Section 94
190111-8015-60302	190111	RTR Currawang Road - RR Rehab (G)	Contracts - Tendered Work	-207,874	0	-93,000	0	-300,874	-16,841	-3,100	-303,974	Q3.8 Reallocate Councils funds between RTR projects
190112-8015-60302	190112	RTR Mountain Ash Road - RR Rehab	Contracts - Tendered Work	-45,354	-80,751	249,335	0	123,230	-236,212	3,100	126,330	Q3.8 Reallocate Councils funds between RTR projects
190113-8015-60302	190113	Rural Resealing	Contracts - Tendered Work	-558,000	0	-201,049	22,331	-736,718	-220,009	-124,009	-860,727	Q3.1 & Q3.2 Council paper 12.6 2/5/19 Fund Brayton road from Sec 94 and use cash to fund Additional works at George St Marulan & Reallocate funds within Urban Road works and tfr from George St Marulan
190114-8015-60001	190114	Urban Resealing	Salaries and Wages	-30,000	0	-7,209	0	-37,209	-14,347	3,952	-33,257	Q3.9 Reallocate Urban resealing works to fund K&G projects
190114-8015-60302	190114	Urban Resealing	Contracts - Tendered Work	-558,000	0	-159,096	0	-717,096	-172,113	79,745	-637,351	Q3.9 Reallocate Urban resealing works to fund K&G projects
190114-8015-76200	190114	Urban Resealing	Internal - Plant Hire Charge	-12,000	0	-2,883	0	-14,883	-1,008	1,582	-13,301	Q3.9 Reallocate Urban resealing works to fund K&G projects
190121-8015-60302	190121	Blacksport - Roundabout (G)	Contracts - Tendered Work	0	0	-260,000	0	-260,000	-15,741	-40,000	-300,000	Q3.37 Transfer budget to Blackspot Grant
190124-8015-60001	190124	Windellama Rd - Widening	Salaries and Wages	-118,950	0	-30,000	0	-148,950	-57,545	2,000	-146,950	Q3.14 Reduce budget on rural widening to pay for Roundabout stencilling



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190124-8015-60302	190124	Windellama Rd - Widening	Contracts - Tendered Work	-198,250	0	-50,000	0	-248,250	-69,179	38,000	-210,250	Q3.14 Reduce budget on rural widening to pay for Roundabout stencilling
190128-8015-60302	190128	St Lighting and Traffic facilities	Contracts - Tendered Work	-24,000	0	0	0	-24,000	-827	23,000	-1,000	Q3.45 To postpone St Lighting to 19/20 budget
190129-8015-60302	190129	UR Con Sanctuary Dr - complete to River St	Contracts - Tendered Work	-68,000	-133,000	0	0	-201,000	-58,194	151,800	-49,200	Q3.11 To use Savings on Sanctuary Dr to fund Slocombe St drainage and Gurrundah Road Reconstruction
190130-8015-60302	190130	UR Con Lockyer - Tait Extension	Contracts - Tendered Work	-530,000	0	0	440,000	-90,000	-97,999	-400,000	-490,000	Q3.38 To bring forward Tait Lockyer as per Res 2019/72
190132-8015-60302	190132	SCC Riverside Park Project (G)	Contracts - Tendered Work	0	0	0	-9,222	-9,222	-6,793	-40,000	-49,222	Q3.47 Bring forward Riverside park expenditure Council report and submission to 19/20
190145-8025-60205	190145	Minor Plant Replacements	Materials - General	-45,000	0	0	0	-45,000	-65,220	-15,600	-60,600	Q3.62 To tfr budget from Heavy fleet to Minor Fleet
190146-8025-60292	190146	Heavy Fleet Replacements	Cap - Heavy Fleet Purchases	-1,210,000	-387,400	0	0	-1,597,400	-516,809	15,600	-1,581,800	Q3.62 To tfr budget from Heavy fleet to Minor Fleet
190151-8030-60302	190151	Library Management System	Contracts - Tendered Work	-60,000	0	0	41,230	-18,770	0	18,770	0	Q3.3 To correct ULSC contribution amount and transfer to reserve
190152-8015-60302	190152	Livestock Paddock Fence	Contracts - Tendered Work	-30,000	0	0	0	-30,000	-34,299	-25,000	-55,000	Q3.20 To increase budget for Capital works from reduction in trainees, return surplus to cash
190158-8015-60302	190158	Goodhew Park Renewal (G) CO	Contracts - Tendered Work	0	-43,992	0	0	-43,992	-49,856	-5,864	-49,856	Q3.68 Tfr funds from playground upgrades to complete grant projects
190159-8015-60302	190159	Hudson Park Playground Renewal (G) CO	Contracts - Tendered Work	0	-58,727	0	0	-58,727	-67,798	-13,930	-72,657	Q3.68 Tfr funds from playground upgrades to complete grant projects
190166-8015-60302	190166	Gurrundah Rd SRR Reconstruction	Contracts - Tendered Work	0	0	102,145	0	102,145	-101,596	-87,000	15,145	Q3.11 To use Savings on Sanctuary Dr to fund Slocombe St drainage and Gurrundah Road Reconstruction
190168-8015-60001	190168	K&G Foster St Renewal	Salaries and Wages	0	0	0	0	0	0	-1,778	-1,778	Q3.9 Reallocate Urban resealing works to fund K&G projects
190168-8015-60302	190168	K&G Foster St Renewal	Contracts - Tendered Work	0	0	0	0	0	-21,709	-19,219	-19,219	Q3.9 Reallocate Urban resealing works to fund K&G projects
190168-8015-76200	190168	K&G Foster St Renewal	Internal - Plant Hire Charge	0	0	0	0	0	0	-712	-712	Q3.9 Reallocate Urban resealing works to fund K&G projects
190169-8015-60001	190169	K&G Opal St Renewal	Salaries and Wages	0	0	0	0	0	0	-2,174	-2,174	Q3.9 Reallocate Urban resealing works to fund K&G projects
190169-8015-60302	190169	K&G Opal St Renewal	Contracts - Tendered Work	0	0	0	0	0	-26,167	-23,273	-23,273	Q3.9 Reallocate Urban resealing works to fund K&G projects
190169-8015-76200	190169	K&G Opal St Renewal	Internal - Plant Hire Charge	0	0	0	0	0	0	-870	-870	Q3.9 Reallocate Urban resealing works to fund K&G projects
190187-8015-60001	190187	K&G Marsden St Renewal	Salaries and Wages	0	0	0	0	0	-12,864	-37,253	-37,253	Q3.9 Reallocate Urban resealing works to fund K&G projects
190191-8015-60302	190191	Drainage Hetherington St Depot	Contracts - Tendered Work	0	0	20,516	0	20,516	-24,365	-120,000	-99,484	Q3.10 Allocate general Drainage to Hetherington St and fund Mary St capital works from Sec 94CW Stormwater \$120K
190192-8015-60001	190192	UR Rehab - Citizen St (Aurburn to Victoria)	Salaries and Wages	0	0	10,735	0	10,735	0	10,735	21,470	Q3.2 Reallocate funds within Urban Road works and tfr from George St Marulan
190192-8015-60302	190192	UR Rehab - Citizen St (Aurburn to Victoria)	Contracts - Tendered Work	0	0	199,675	0	199,675	0	199,675	399,350	Q3.2 Reallocate funds within Urban Road works and tfr from George St Marulan
190192-8015-76200	190192	UR Rehab - Citizen St (Aurburn to Victoria)	Internal - Plant Hire Charge	0	0	4,294	0	4,294	0	4,294	8,588	Q3.2 Reallocate funds within Urban Road works and tfr from George St Marulan
190209-8015-60001	190209	UR Rehab - Union/Grafton St	Salaries and Wages	0	0	0	0	0	-2,107	-10,735	-10,735	Q3.2 Reallocate funds within Urban Road works and tfr from George St Marulan
190209-8015-60302	190209	UR Rehab - Union/Grafton St	Contracts - Tendered Work	0	0	0	0	0	-246,021	-223,111	-223,111	Q3.2 Reallocate funds within Urban Road works and tfr from George St Marulan
190209-8015-76200	190209	UR Rehab - Union/Grafton St	Internal - Plant Hire Charge	0	0	0	0	0	-142	-4,294	-4,294	Q3.2 Reallocate funds within Urban Road works and tfr from George St Marulan
190216-8015-60302	190216	RHL Ambrose Rd - Gunlake Sec 94	Contracts - Tendered Work	0	0	0	-402,060	-402,060	-186,618	-40,929	-442,989	Q2.58 To allocate budget to Ambrose/Brayton Road as per Council Res
190224-8000-60320	190224	Drainage 12B-26 Racecourse Drive	Consultancy Fees	0	0	0	0	0	0	-8,000	-8,000	Q3.5 As pre Council resolution August 2018
190224-8015-60302	190224	Drainage 12B-26 Racecourse Drive	Contracts - Tendered Work	0	0	0	0	0	0	-72,000	-72,000	Q3.5 As pre Council resolution August 2018
190227-8000-60320	190227	Parkesbourne/Gap Rd - Drought Relief HV Access (G)	Consultancy Fees	0	0	0	0	0	0	-20,000	-20,000	Q3.13 To accept Dought Relief HV Access Program and reallocate Council funds
190227-8015-60302	190227	Parkesbourne/Gap Rd - Drought Relief HV Access (G)	Contracts - Tendered Work	0	0	0	0	0	0	-255,000	-255,000	Q3.13 To accept Dought Relief HV Access Program and reallocate Council funds
190227-8020-60001	190227	Parkesbourne/Gap Rd - Drought Relief HV Access (G)	Salaries and Wages	0	0	0	0	0	-529	-25,000	-25,000	Q3.13 To accept Dought Relief HV Access Program and reallocate Council funds



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190228-8015-60001	190228	Roundabout - Bourke/Verner	Salaries and Wages	0	0	0	0	0	0	-2,000	-2,000	Q3.14 Reduce budget on rural widening to pay for Roundabout stencilling
190228-8015-60302	190228	Roundabout - Bourke/Verner	Contracts - Tendered Work	0	0	0	0	0	-18,400	-38,000	-38,000	Q3.14 Reduce budget on rural widening to pay for Roundabout stencilling
190233-8015-60302	190233	FP George St Marulan (87-92) New	Contracts - Tendered Work	0	0	0	0	0	0	-27,500	-27,500	Q3.56 Maurian Footpath George St Pt Contribution Boral
190235-8020-60001	190235	CCTV Victoria Park (G) - RA38287	Salaries and Wages	0	0	0	0	0	0	-2,214	-2,214	Q3.66 To accept Dsafer Communities Grant and budget for 18/19 portion
390007-8015-60302	390007	Re-wiring Utility Wing	Contracts - Tendered Work	-15,000	0	0	0	-15,000	0	15,000	0	Q3.69 To defer Utilises wing wiring to 19/20 budget
490014-8015-60302	490014	Kenmore Bridge Pump Station	Contracts - Tendered Work	-500,000	0	0	0	-500,000	0	500,000	0	Q3.70 Carry over Sewer capital into 19/20 Budget
490016-8015-60302	490016	Kenmore Hospital SPS Power Supply	Contracts - Tendered Work	-200,000	0	0	0	-200,000	0	200,000	0	Q3.70 Carry over Sewer capital into 19/20 Budget
490017-8015-60302	490017	Re-wiring Utility Wing	Contracts - Tendered Work	-15,000	0	0	0	-15,000	0	15,000	0	Q3.69 To defer Utilises wing wiring to 19/20 budget
100182-1001-42500	100182	Depot Management	Asset Sales	2,100,000	0	0	0	2,100,000	0	-2,100,000	0	Q3.17 To defer depot land sale to 19/20 budget
100271-1001-42500	100271	Land Sale - 24 Ross Street	Proceeds on Disposal - Plant & Equipment	0	0	0	0	0	0	560,000	560,000	Q3.18 To account for the disposal of 24 Ross street & Transfer Cash to Aquatic Centre Reserve as per Council res 2018/548 (20/11/18)
100275-1001-42507	100275	Land Sale - 10 Ben Bullen Place	Proceeds on Disposal - Operating land	0	0	0	0	0	0	332,500	332,500	Q3.65 Transfer Net proceeds to Reserve
100276-1001-42507	100276	Land Sale - 163-167 Hume Street	Proceeds on Disposal - Operating land	0	0	0	0	0	0	451,250	451,250	Q3.65 Transfer Net proceeds to Reserve
100277-1001-42507	100277	Land Sale - 8 Lanigan Lane	Proceeds on Disposal - Operating land	0	0	0	0	0	0	305,000	305,000	Q3.65 Transfer Net proceeds to Reserve
100281-1001-42507	100281	Land Sale - 23 Hercules St	Proceeds on Disposal - Operating land	0	0	0	0	0	0	135,000	135,000	Q3.65 Transfer Net proceeds to Reserve
		Total Investing Fund Flows		-4,275,800	-1,707,981	648,727	-202,721	-5,537,775	-3,682,031	437,756	-5,100,019	
		Financing Fund Flows										
		Loan Proceeds										
		Total Financing Fund Flows		0	0	0	0	0	0	0	0	
		Net Inc/(Dec) in Funds before Transfers		22,740,023	-1,777,981	734,900	-383,771	21,313,171	21,313,171	1,760,012	23,073,183	
		Reserve Movements										
100012-1390-76000	100012	Executive Management	Transfer to Internal Reserves	-500,000	0	0	0	-500,000	0	-177,401	-677,401	Q3.6 To account for Southern Phone dividend Q3.25 To increase 18/19 Veolia Hostfee and Tfr to RA
100112-1390-76000	100112	St Clair Archaeological Survey	Transfer to Internal Reserves	0	0	0	0	0	0	-10,000	-10,000	Q3.21 To transfer savings in 18/19 to 19/20 Budget
100114-1390-76000	100114	St Clair Site Masterplan	Transfer to Internal Reserves	0	0	0	0	0	0	-15,000	-15,000	Q3.21 To transfer savings in 18/19 to 19/20 Budget
100118-1390-76000	100118	Interpretation Strategy Museums	Transfer to Internal Reserves	0	0	0	0	0	0	-7,500	-7,500	Q3.21 To transfer savings in 18/19 to 19/20 Budget
100182-1390-76000	100182	Depot Management	Transfer to Internal Reserves	-500,000	0	0	0	-500,000	0	500,000	0	Q3.17 To defer depot land sale to 19/20 budget
100192-1390-76000	100192	Roads Management	Transfer to Internal Reserves	0	0	0	0	0	0	-23,000	-23,000	Q3.45 To postpone St Lighting to 19/20 budget
100192-1390-76001	100192	Roads Management	Transfer to Developer Contributions	-660,000	0	0	0	-660,000	-597,480	-250,000	-910,000	Q3.27 To increase sec 94 contributions based on 17/18 actuals
100271-1390-76000	100271	Land Sale - 24 Ross Street	Transfer to Internal Reserves	0	0	0	0	0	0	-546,160	-546,160	Q3.18 To account for the disposal of 24 Ross street & Transfer Cash to Aquatic Centre Reserve as per Council res 2018/548 (20/11/18)
100275-1390-76000	100275	Land Sale - 10 Ben Bullen Place	Transfer to Internal Reserves	0	0	0	0	0	0	-320,963	-320,963	Q3.65 Transfer Net proceeds to Reserve
100276-1390-76000	100276	Land Sale - 163-167 Hume Street	Transfer to Internal Reserves	0	0	0	0	0	0	-439,825	-439,825	Q3.65 Transfer Net proceeds to Reserve
100277-1390-76000	100277	Land Sale - 8 Lanigan Lane	Transfer to Internal Reserves	0	0	0	0	0	0	-293,738	-293,738	Q3.65 Transfer Net proceeds to Reserve
100281-1390-76000	100281	Land Sale - 23 Hercules St	Transfer to Internal Reserves	0	0	0	0	0	0	-128,638	-128,638	Q3.65 Transfer Net proceeds to Reserve
190023-1390-76000	190023	St Clair Museum Restoration Works (G)	Transfer to Internal Reserves	0	0	0	0	0	0	-195,361	-195,361	Q3.53 Defer to 19/20 waiting on OEH for conservation works to proceed
190023-1390-76002	190023	St Clair Museum Restoration Works (G)	Transfer to Unexpended Grants	0	0	0	0	0	0	-180,000	-180,000	Q3.53 Defer to 19/20 waiting on OEH for conservation works to proceed
190132-1390-76002	190132	SCC Riverside Park Project (G)	Transfer to Unexpended Grants	0	0	0	-221,057	-221,057	0	40,000	-181,057	Q3.47 Bring forward Riverside park expenditure Council report and submission to 19/20
190151-1390-76000	190151	Library Management System	Transfer to Internal Reserves	0	0	0	0	0	0	-16,026	-16,026	Q3.3 To correct ULSC contribution amount and transfer to reserve
190235-1390-76002	190235	CCTV Victoria Park (G) - RA38287	Transfer to Unexpended Grants	0	0	0	0	0	0	-84,027	-84,027	Q3.66 To accept Dsafer Communities Grant and budget for 18/19 portion
390007-1390-76009	390007	Re-wiring Utility Wing	Transfer to Other External Restrictions	0	0	0	0	0	0	-15,000	-15,000	Q3.69 To defer Utilises wing wiring to 19/20 budget



March Quarterly Budget Review Amendments Report
for YTD Period Ending March

Date Report Run: 02-May-2019

490014-1390-76009	490014	Kenmore Bridge Pump Station Upgrade	Transfer to Other External Restrictions	0	0	0	0	0	0	-500,000	-500,000	Q3.70 Carry over Sewer capital into 19/20 Budget
490016-1390-76009	490016	Kenmore Hospital SPS Power Supply	Transfer to Other External Restrictions	0	0	0	0	0	0	-200,000	-200,000	Q3.70 Carry over Sewer capital into 19/20 Budget
490017-1390-76009	490017	Re-wiring Utility Wing	Transfer to Other External Restrictions	0	0	0	0	0	0	-15,000	-15,000	Q3.69 To defer Utilises wing wiring to 19/20 budget
		Transfers from Reserves										
100038-1390-74000	100038	Employee Assistance Program	Transfer from Internal Reserves	20,000	0	0	0	20,000	0	-20,000	0	Q3.7 To reduce transfers from reserve error in Original budget (should be cash funded)
100039-1390-74000	100039	Employee Health Scheme	Transfer from Internal Reserves	18,300	0	0	0	18,300	0	-18,300	0	Q3.7 To reduce transfers from reserve error in Original budget (should be cash funded)
100040-1390-74000	100040	Drug & Alcohol Testing	Transfer from Internal Reserves	11,700	0	0	0	11,700	0	-11,700	0	Q3.7 To reduce transfers from reserve error in Original budget (should be cash funded)
100041-1390-74000	100041	Learning & Development Operations	Transfer from Internal Reserves	20,000	60,000	-50,000	0	30,000	0	7,644	37,644	Q3.16 Exhaust Training reserve for Scheduled mandatory training
100101-1390-74002	100101	ARTS NSW Program Funding (G)	Transfer from Unexpended Grants	80,000	0	-35,000	0	45,000	0	-35,000	10,000	Q3.28 Reduce tfr from reserve for the ARTS NSW Program funding
100102-1390-74002	100102	Art Gallery	Transfer from Unexpended Grants	0	0	0	0	0	0	15,000	15,000	Q3.28 Reduce tfr from reserve for the ARTS NSW Program funding
100290-1390-74001	100290	Int Crookwell- Mary's mount Rd Upgrade Work Design	Transfer from Developer Contributions	0	0	0	0	0	0	30,000	30,000	Q3.67 To fund Design of Mary's Mt Crookwell Rd intersection from MM Traffic RA
190001-1390-74000	190001	IT Renewal Assets	Transfer from Internal Reserves	0	0	-100,000	0	-100,000	0	67,000	-33,000	Q3.63 Tfr budget from Tech One upgrade to IT renewal for Server purchase
190002-1390-74000	190002	Techone Upgrade	Transfer from Internal Reserves	200,000	0	0	0	200,000	0	-67,000	133,000	Q3.63 Tfr budget from Tech One upgrade to IT renewal for Server purchase
190006-1390-74000	190006	VIC Replacement Assets	Transfer from Internal Reserves	0	0	0	0	0	0	20,000	20,000	Q3.61 To fund VIC upgrade carry over from Tourism Reserve
190011-1390-74000	190011	Courtyard Shade Sail	Transfer from Internal Reserves	0	80,000	0	0	80,000	0	-80,000	0	Q3.54 Reduce Court yard Shade sail and transfer \$20K to Clifford St Turf
190023-1390-74000	190023	St Clair Museum Restoration Works (G)	Transfer from Internal Reserves	100,000	392,865	0	0	492,865	0	-492,865	0	Q3.55 Defer to 19/20 waiting on OEH for conservation works to proceed
190023-1390-74002	190023	St Clair Museum Restoration Works (G)	Transfer from Unexpended Grants	0	10,446	0	0	10,446	0	-10,446	0	Q3.55 Defer to 19/20 waiting on OEH for conservation works to proceed
190070-1390-74000	190070	Civic Centre Landscaping	Transfer from Internal Reserves	30,000	21,500	0	0	51,500	0	58,500	110,000	Q3.19 To Balance Building projects & Q3.54 Reduce Court yard Shade sail and transfer \$20K to Clifford St Turf
190072-1390-74000	190072	Visitor Information Centre Renewals	Transfer from Internal Reserves	0	0	0	0	0	0	14,805	14,805	Q3.61 To fund VIC upgrade carry over from Tourism Reserve
190073-1390-74000	190073	Civic Centre Upgrade	Transfer from Internal Reserves	0	38,500	0	0	38,500	0	-38,500	0	Q3.19 To Balance Building projects
190086-1390-74000	190086	Drainage Slocombe St - Loder to Stewart Sts CO	Transfer from Internal Reserves	0	0	0	0	0	0	64,800	64,800	Q3.11 To use Savings on Sanctuary Dr to fund Slocombe St drainage and Gurrundah Road Reconstruction
190088-1390-74001	190088	Drainage General Urban	Transfer from Developer Contributions	120,000	0	0	0	120,000	0	-120,000	0	Q3.10 Allocate general Drainage to Hetherington St and fund Mary St capital works from Sec 94CW Stormwater \$120K
190097-1390-74000	190097	FP Rhoda Street (Combermere - Garfield)	Transfer from Internal Reserves	30,290	0	0	0	30,290	0	-30,290	0	Q3.22 Transfer budget to Memorial Road K&G 5th March meeting
190098-1390-74000	190098	FP Rhoda Street (Garfield - Addison)	Transfer from Internal Reserves	40,950	0	0	0	40,950	0	-32,538	8,412	Q3.22 Transfer budget to Memorial Road K&G 5th March meeting
190100-1390-74000	190100	FP Addison Street (Cooinda Cl - Francis)	Transfer from Internal Reserves	5,500	0	0	0	5,500	0	-5,500	0	Q3.22 Transfer budget to Memorial Road K&G 5th March meeting
190105-1390-74000	190105	K&G Memorial Road (Southbound toward War Memorial)	Transfer from Internal Reserves	0	0	0	0	0	0	68,328	68,328	Q3.22 Transfer budget to Memorial Road K&G 5th March meeting
190108-1390-74001	190108	RHL Collector Rd - Veolia Sec94	Transfer from Developer Contributions	43,686	0	0	0	43,686	0	-20,000	23,686	Q3.23 Transfer budget from Collector road to Bungendore Road - funded from Section 94
190109-1390-74001	190109	RHL Bungendore Rd - Veolia Sec 94	Transfer from Developer Contributions	131,058	0	0	0	131,058	0	20,000	151,058	Q3.23 Transfer budget from Collector road to Bungendore Road - funded from Section 94
190115-1390-74001	190115	UR Rehab - Brayton Rd (Wollondilly George)	Transfer from Developer Contributions	0	0	0	0	0	0	147,445	147,445	Q3.1 Council paper 12.6 2/5/19 Fund Brayton road from Sec 94 and use cash to fund Additional works at George St Marulan



March Quarterly Budget Review Amendments Report
for YTD Period Ending March

Date Report Run: 02-May-2019

190119-1390-74001	190119	UR Rehab - Mary St	Transfer from Developer Contributions	0	0	0	0	0	0	120,000	120,000	Q3.10 Allocate general Drainage to Hetherington St and fund Mary St capital works from Sec 94CW Stormwater \$120K
190129-1390-74000	190129	UR Con Sanctuary Dr - complete to River St	Transfer from Internal Reserves	68,000	133,000	0	0	201,000	0	-151,800	49,200	Q3.11 To use Savings on Sanctuary Dr to fund Slocombe St drainage and Gurrundah Road Reconstruction
190130-1390-74000	190130	UR Con Lockyer - Tait Extension	Transfer from Internal Reserves	0	0	0	0	0	0	400,000	400,000	Q3.38 To bring forward Tait Lockyer as per Res 2019/72
190151-1390-74002	190151	Library Management System	Transfer from Unexpended Grants	60,000	0	0	-56,800	3,200	0	-3,200	0	Q3.3 To correct ULSC contribution amount and transfer to reserve
190166-1390-74000	190166	Gurrundah Rd SRR Reconstruction	Transfer from Internal Reserves	0	0	0	0	0	0	87,000	87,000	Q3.11 To use Savings on Sanctuary Dr to fund Slocombe St drainage and Gurrundah Road Reconstruction
190216-1390-74001	190216	RHL Ambrose Rd - Gunlake Sec 94	Transfer from Developer Contributions	0	0	0	402,060	402,060	0	40,929	442,989	Q2.58 To allocate budget to Ambrose/Brayton Road as per Council Res
190224-1390-74000	190224	Drainage 12B-26 Racecourse Drive	Transfer from Internal Reserves	0	0	0	0	0	0	80,000	80,000	Q3.5 As pre Council resolution August 2018
		Total Reserve Movements		-60,516	736,311	-185,000	124,203	-5,002	-597,480	-2,773,326	-2,778,328	
		Net Inc/(Dec) in Unrestricted Funds		22,059,507	-1,041,670	549,900	-259,568	21,308,169	21,308,169	-1,013,314	20,294,855	

Goulburn Mulwaree Council

Quarterly Budget Review Statement

for the period 01/01/19 to 31/03/19

Contracts Budget Review Statement

Budget review for the quarter ended 31 March 2019

Part A - Contracts Listing - contracts entered into during the quarter

Contractor	Contract detail & purpose	Contract Value	Start Date	Duration of Contract	Budgeted (Y/N)	Notes
Van Mal Group Constructions Pty Ltd	1718T0022 - Rocky Hill Museum Construction	\$ 2,149,240	16/10/18	15/10/19	Y	
Denrith Pty Ltd	1819T0009 - Sandy Point Road Design and Construct	\$ 1,020,706	05/03/19	04/03/20	Y	
Trinity Skateparks Pty Lts	1819T0002 - Victoria Park Skate-park Extention	\$ 347,468	16/01/18	15/10/19	Y	

Notes:

1. Minimum reporting level is 1% of estimated income from continuing operations of Council or \$50,000 - whatever is the lesser.
2. Contracts listed are those entered into during the quarter being reported and exclude contractors on Council's Preferred Supplier list.
3. Contracts for employment are not required to be included.

This statement forms part of Council's Quarterly Budget Review Statement (QBRS) for the quarter ended xxx/xx/xx and should be read in conjunction with the total QBRS report

Consultancy & Legal Expenses Budget Review Statement

Consultancy & Legal Expenses Overview

Expense	YTD Expenditure (Actual Dollars)	Budgeted (Y/N)
Consultancies	307,751	Y
Legal Fees	397,186	Y

Definition of a consultant:

A consultant is a person or organisation engaged under contract on a temporary basis to provide recommendations or high level specialist or professional advice to assist decision making by management. Generally it is the advisory nature of the work that differentiates a consultant from other contractors.

Comments

12.16 MONTHLY FINANCIAL REPORT

Author: Kylie Newton, Business Manager Finance & Customer Service

Authoriser: Warwick Bennett, General Manager

Attachments: 1. Monthly Financial Report [↓](#) 

Link to Community Strategic Plan:	Delivery Plan Action CL1.2 - Ensure the long term financial sustainability of Council through effective and prudent financial management (CSP Strategy CL1 - Effect resourceful and respectful leadership and attentive representation of the community)
Cost to Council:	Nil
Use of Reserve Funds:	Nil

RECOMMENDATION

That the report by the Director Corporate & Community Services and the Business Manager Finance & Customer Service on the Financial Statements to 30 April 2019 be received and noted for information.

BACKGROUND

To provide details on Council’s actual income and expenditure compared to the estimate of Council’s income and expenditure.

This report is made in compliance with the requirements of the *Local Government (General) Regulation 2005 – Reg 202 (a)*, relating to Council's responsible accounting officer to maintain a system for budgetary control.

REPORT

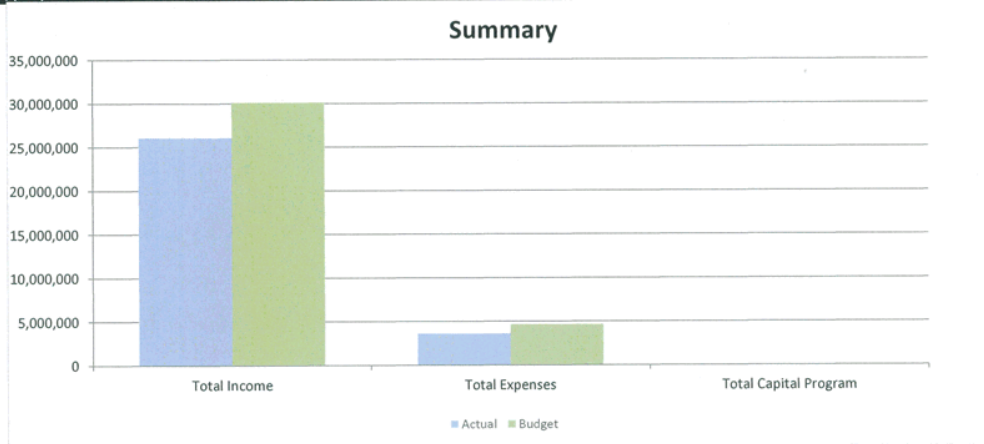
The Attachment includes the Capital Expenditure Year-to-Date Reports by Directorate along with Directorate reports comparing Council’s year-to-date income and expenditure against the annual budget.



Council Directorate Summary Report for 2018/19
for YTD Period Ending April

Date Report Run: 01-May-2019

Executive Services							% of Time:	83%
Description	Original Budget 19PJOB	Actual YTD	PJ Commit	Works Commit	Total Actual YTD	Current Budget 19PJQ2	\$ Variance	% of Budget
Income								
Rates & Annual Charges	19,551,040	<u>19,524,095</u>	0	0	19,524,095	19,551,040	26,945	100%
User Charges & Fees	5,942	<u>9,947</u>	0	0	9,947	5,942	-4,005	167%
Interest & Investment Revenue	650,000	<u>210,275</u>	0	0	210,275	650,000	439,725	32%
Other Revenues	55,762	<u>164,569</u>	0	0	164,569	68,935	-95,634	239%
Operating Grants & Contributions	5,692,540	<u>2,680,958</u>	0	0	2,680,958	5,697,540	3,016,582	47%
Internal Income	4,139,447	<u>3,459,011</u>	0	0	3,459,011	4,139,447	680,436	84%
Total Income	30,094,731	26,048,854	0	0	26,048,854	30,112,904	4,064,050	87%
Expense								
Employee costs	3,112,114	<u>2,545,060</u>	49,422	0	2,594,482	3,235,287	640,805	80%
Materials & Contracts	222,350	<u>181,186</u>	6,037	0	187,223	257,941	70,718	73%
Depreciation & Impairment	1,709	<u>1,283</u>	0	0	1,283	1,723	440	74%
Other Expenses	696,240	<u>499,840</u>	11,553	0	511,393	660,908	149,515	77%
Internal Expenses	489,194	<u>404,386</u>	0	0	404,386	489,194	84,808	83%
Total Expense	4,521,607	3,631,755	67,012	0	3,698,767	4,645,053	946,286	80%
Operating Surplus/(Deficit) before Capital	25,573,124	22,417,099	-67,012	0	22,350,087	25,467,851	3,117,764	88%
Capital Income								
Operating Surplus/(Deficit) after Capital	25,573,124	22,417,099	-67,012	0	22,350,087	25,467,851	3,117,764	88%
Non Cash								
Depreciation & Impairment	1,709	1,283	0	0	1,283	1,723	440	74%
Total Non Cash	1,709	1,283	0	0	1,283	1,723	0	74%
Investing Fund Flows								
Capital Works	0	0	0	0	0	0	0	0%
Asset Sales	0	0	0	0	0	0	0	0%
Total Investing Fund Flows	0	0	0	0	0	0	0	0%
Financing Fund Flows								
Total Financing Fund Flows	0	0	0	0	0	0	0	0%
Net Inc/(Dec) in Funds before Transfers	25,574,833	22,418,382	-67,012	0	22,351,370	25,469,574	3,118,204	88%
Reserve Movements								
Transfers to Internal Reserves	-696,690	0	0	0	0	-696,690	-696,690	0%
Transfers from Internal Reserves	211,690	0	0	0	0	341,949	341,949	0%
Total Reserve Movements	-485,000	0	0	0	0	-354,741	-354,741	0%
Net Inc/(Dec) in Unrestricted Funds	25,089,833	22,418,382	-67,012	0	22,351,370	25,114,833	2,763,463	89%



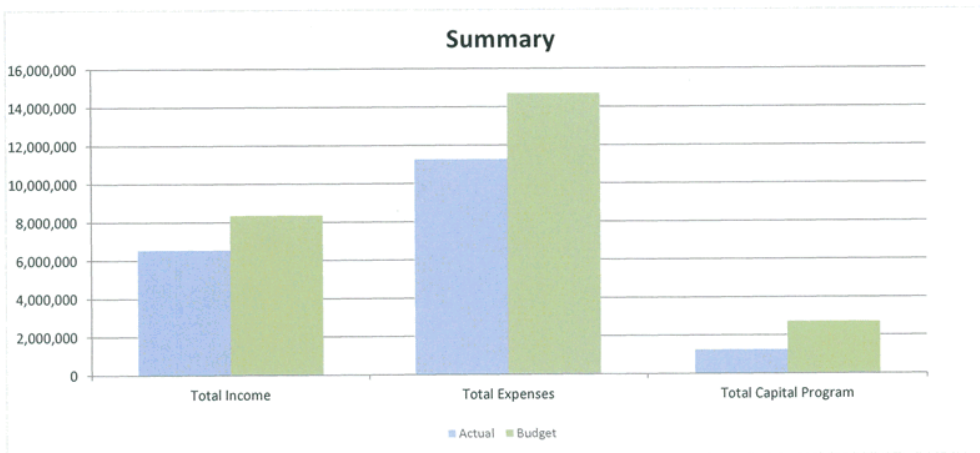


Council Directorate Summary Report for 2018/19
for YTD Period Ending April

Date Report Run: 01-May-2019

Corporate and Community Services

Description	Original Budget 19PJOB	Actual YTD	PJ Commit	Works Commit	Total Actual YTD	Current Budget 19PJQ2	% of Time:	
							\$ Variance	% of Budget
Income								83%
User Charges & Fees	334,529	<u>281,145</u>	0	0	281,145	334,529	53,384	84%
Interest & Investment Revenue	35,000	<u>27,702</u>	0	0	27,702	35,000	7,298	79%
Other Revenues	618,382	<u>506,789</u>	0	0	506,789	618,382	111,593	82%
Operating Grants & Contributions	482,600	<u>489,204</u>	0	0	489,204	514,350	25,146	95%
Internal Income	5,834,152	<u>4,861,770</u>	0	0	4,861,770	5,869,152	1,007,382	83%
Total Income	7,304,663	6,166,610	0	0	6,166,610	7,371,413	1,204,803	84%
Expense								
Employee costs	6,181,923	<u>4,452,015</u>	8,891	0	4,460,905	6,076,923	1,616,018	73%
Materials & Contracts	2,502,623	<u>2,021,119</u>	308,129	0	2,329,248	2,665,753	336,505	87%
Depreciation & Impairment	860,761	<u>847,849</u>	0	0	847,849	979,621	131,772	87%
Other Expenses	2,179,900	<u>1,772,522</u>	94,278	0	1,866,800	2,165,100	298,300	86%
Internal Expenses	2,815,989	<u>2,175,090</u>	0	0	2,175,090	2,815,989	640,899	77%
Total Expense	14,541,196	11,268,595	411,297	0	11,679,892	14,703,386	3,023,494	79%
Operating Surplus/(Deficit) before Capi	-7,236,533	-5,101,985	-411,297	0	-5,513,283	-7,331,973	-1,818,690	75%
Capital Income								
Capital Grants & Contributions	250,000	364,286	0	0	364,286	386,803	22,517	94%
Operating Surplus/(Deficit) after Capit	-6,986,533	-4,737,699	-411,297	0	-5,148,996	-6,945,170	-1,796,174	74%
Non Cash								
Depreciation & Impairment	860,761	847,849	0	0	847,849	979,621	131,772	87%
WDV of Asset Disposals	0	231,012	0	0	231,012	0	-231,012	0%
Total Non Cash	860,761	1,078,861	0	0	1,078,861	979,621	0	110%
Investing Fund Flows								
Capital Works	-1,723,200	<u>-1,276,682</u>	-150	-262,661	-1,539,493	-2,706,845	-1,167,352	57%
Asset Sales	1,500	<u>571,726</u>	0	0	571,726	1,500	-570,226	38115%
Total Investing Fund Flows	-1,721,700	-704,956	-150	-262,661	-967,767	-2,705,345	-1,737,578	36%
Financing Fund Flows								
Total Financing Fund Flows	0	0	0	0	0	0	0	0%
Net Inc/(Dec) in Funds before Transfers	-7,847,472	-4,363,794	-411,447	-262,661	-5,037,902	-8,670,894	-3,632,992	58%
Reserve Movements								
Transfers to Developer Contributions	0	<u>-30,829</u>	0	0	-30,829	0	30,829	0%
Transfers to Other External Reserves	-80,000	<u>0</u>	0	0	0	-90,000	-90,000	0%
Transfers from Internal Reserves	600,679	<u>0</u>	0	0	0	1,206,544	1,206,544	0%
Transfers from Other External Reserves	185,000	<u>0</u>	0	0	0	258,255	258,255	0%
Total Reserve Movements	705,679	-30,829	0	0	-30,829	1,374,799	1,405,629	-2%
Net Inc/(Dec) in Unrestricted Funds	-7,141,793	-4,394,623	-411,447	-262,661	-5,068,731	-7,296,095	-2,227,363	69%

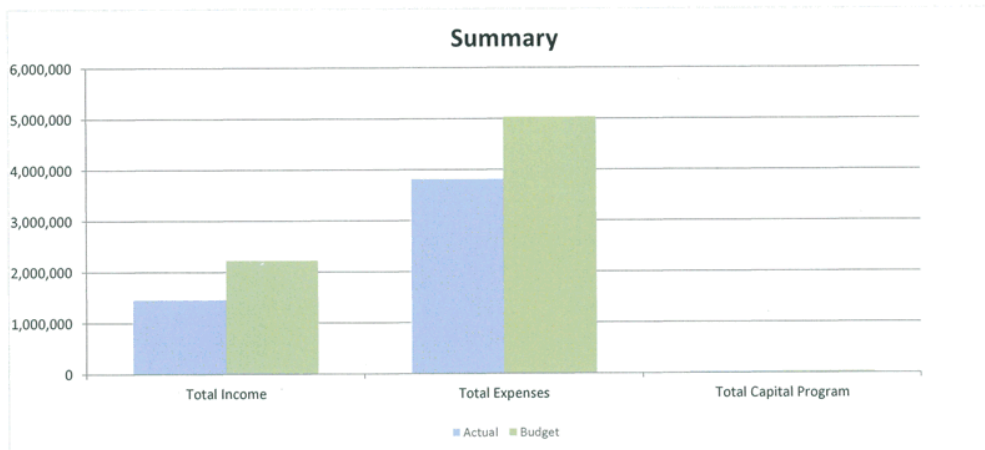




Council Directorate Summary Report for 2018/19
for YTD Period Ending April

Date Report Run: 01-May-2019

Description	Original Budget 19PJ08	Actual YTD	PJ Commit	Works Commit	Total Actual YTD	Current Budget 19PJQ2	\$ Variance	% of Time:
								83%
Income								
User Charges & Fees	1,632,828	<u>1,001,724</u>	0	0	1,001,724	1,632,828	631,104	61%
Other Revenues	69,320	<u>88,908</u>	0	0	88,908	64,320	-24,588	138%
Operating Grants & Contributions	507,333	<u>363,591</u>	0	0	363,591	507,333	143,742	72%
Total Income	2,209,481	1,454,224	0	0	1,454,224	2,204,481	750,257	66%
Expense								
Employee costs	2,738,641	<u>2,120,717</u>	0	0	2,120,717	2,735,903	615,186	78%
Materials & Contracts	656,700	<u>506,558</u>	255,628	0	762,185	873,550	111,365	87%
Depreciation & Impairment	18,496	<u>14,934</u>	0	0	14,934	20,057	5,123	74%
Other Expenses	45,900	<u>40,421</u>	0	0	40,421	45,900	5,479	88%
Internal Expenses	1,354,399	<u>1,129,733</u>	0	0	1,129,733	1,354,399	224,666	83%
Total Expense	4,814,136	3,812,361	255,628	0	4,067,989	5,029,809	961,820	81%
Operating Surplus/(Deficit) before Capi	-2,604,655	-2,358,138	-255,628	0	-2,613,765	-2,825,328	-211,563	93%
Capital Income								
Capital Grants & Contributions	0	598	0	0	598	0	-598	0%
Operating Surplus/(Deficit) after Capit	-2,604,655	-2,357,540	-255,628	0	-2,613,167	-2,825,328	-212,161	92%
Non Cash								
Depreciation & Impairment	18,496	14,934	0	0	14,934	20,057	5,123	74%
Total Non Cash	18,496	14,934	0	0	14,934	20,057	0	74%
Investing Fund Flows								
Capital Works	-30,000	<u>-37,658</u>	-157	0	-37,815	-30,000	7,815	126%
Asset Sales	0	<u>0</u>	0	0	0	0	0	0%
Total Investing Fund Flows	-30,000	-37,658	-157	0	-37,815	-30,000	7,815	126%
Financing Fund Flows								
Total Financing Fund Flows	0	0	0	0	0	0	0	0%
Net Inc/(Dec) in Funds before Transfer:	-2,616,159	-2,380,264	-255,785	0	-2,636,049	-2,835,271	-199,222	93%
Reserve Movements								
Transfers to Developer Contributions	-300,000	<u>-264,655</u>	0	0	-264,655	-300,000	-35,345	88%
Transfers from Internal Reserves	176,320	<u>0</u>	0	0	0	366,320	366,320	0%
Transfers from Other External Reserves	0	<u>0</u>	0	0	0	7,182	7,182	0%
Total Reserve Movements	-123,680	-264,655	0	0	-264,655	73,502	338,157	-360%
Net Inc/(Dec) in Unrestricted Funds	-2,739,839	-2,644,920	-255,785	0	-2,900,704	-2,761,769	138,935	105%

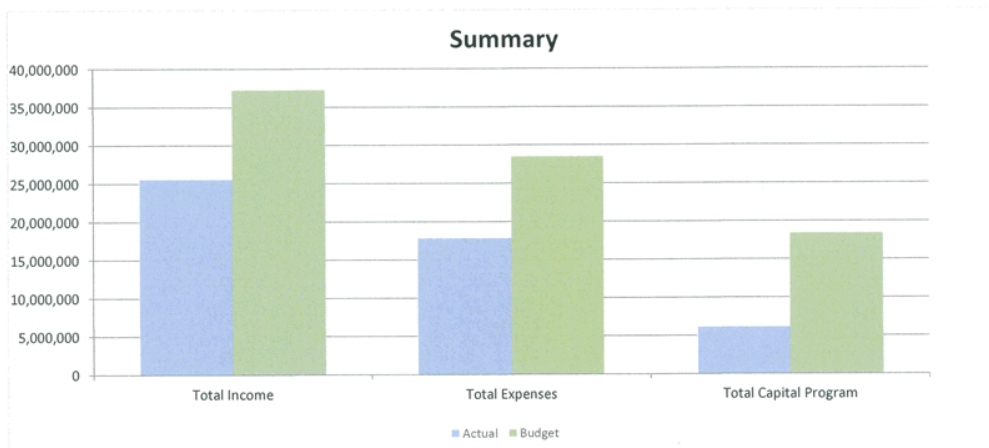




Council Directorate Summary Report for 2018/19
for YTD Period Ending April

Date Report Run: 01-May-2019

Description	Original Budget 19PJOB	Actual YTD	PJ Commit	Works Commit	Total Actual YTD	Current Budget 19PJQ2	% of Time:	
							\$ Variance	% of Budget
Utilities								
Income								
Rates & Annual Charges	14,872,946	12,378,577	0	0	12,378,577	14,872,946	2,494,369	83%
User Charges & Fees	12,008,387	8,538,682	0	0	8,538,682	12,012,926	3,474,244	71%
Interest & Investment Revenue	705,000	505,401	0	0	505,401	705,000	199,599	72%
Other Revenues	131,842	332,605	0	0	332,605	131,842	-200,763	252%
Operating Grants & Contributions	291,175	465,674	0	0	465,674	291,175	-174,499	160%
Internal Income	2,908,000	2,334,185	0	0	2,334,185	2,895,736	561,551	81%
Total Income	30,917,350	24,555,125	0	0	24,555,125	30,909,625	6,354,500	79%
Expense								
Employee costs	6,119,833	4,388,303	102	10,708	4,399,113	6,119,833	1,720,720	72%
Materials & Contracts	4,946,183	2,199,682	4,459	906,057	3,110,199	5,163,269	2,053,070	60%
Borrowing Costs	1,253,502	881,237	0	0	881,237	1,253,502	372,265	70%
Depreciation & Impairment	6,299,147	3,531,243	0	0	3,531,243	6,322,739	2,791,496	56%
Other Expenses	1,581,000	616,116	0	1,381	617,497	1,581,000	963,503	39%
Internal Expenses	8,021,207	6,229,995	0	0	6,229,995	8,043,943	1,813,948	77%
Total Expense	28,220,872	17,846,576	4,561	918,146	18,769,283	28,484,286	9,715,003	66%
Operating Surplus/(Deficit) before Capi	2,696,478	6,708,549	-4,561	-918,146	5,785,841	2,425,339	-3,360,502	239%
Capital Income								
Capital Grants & Contributions	2,400,000	1,008,042	0	0	1,008,042	2,436,506	1,428,464	41%
Operating Surplus/(Deficit) after Capit	5,096,478	7,716,591	-4,561	-918,146	6,793,883	4,861,845	-1,932,038	140%
Non Cash								
Depreciation & Impairment	6,299,147	3,531,243	0	0	3,531,243	6,322,739	2,791,496	56%
WDV of Asset Disposals	0	34,147	0	0	34,147	0	-34,147	0%
Total Non Cash	6,299,147	3,565,389	0	0	3,565,389	6,322,739	0	56%
Investing Fund Flows								
Capital Works	-17,195,847	-6,144,953	0	-4,265,018	-10,409,972	-18,386,994	-7,977,022	57%
Asset Sales	0	0	0	0	0	0	0	0%
Total Investing Fund Flows	-17,195,847	-6,144,953	0	-4,265,018	-10,409,972	-18,386,994	-7,977,022	57%
Financing Fund Flows								
Loan Principal	-951,669	-760,574	0	0	-760,574	-951,669	-191,095	80%
Proceeds from Borrowings	3,000,000	0	0	0	0	0	0	0%
Total Financing Fund Flows	2,048,331	-760,574	0	0	-760,574	-951,669	-191,095	80%
Net Inc/(Dec) in Funds before Transfers	-3,751,891	4,376,453	-4,561	-5,183,164	-811,273	-8,154,079	-7,342,806	10%
Reserve Movements								
Transfers to Developer Contributions	-1,150,000	-697,090	0	0	-697,090	-1,150,000	-452,910	61%
Transfers from Internal Reserves	637,736	0	0	0	0	867,855	867,855	0%
Transfers from Developer Contributions	1,501,877	0	0	0	0	1,501,877	1,501,877	0%
Transfers from Other External Reserves	3,237,856	0	0	0	0	7,434,509	7,434,509	0%
Total Reserve Movements	4,227,469	-697,090	0	0	-697,090	8,654,241	9,351,331	-8%
Net Inc/(Dec) in Unrestricted Funds	475,578	3,679,362	-4,561	-5,183,164	-1,508,363	500,162	2,008,525	-302%

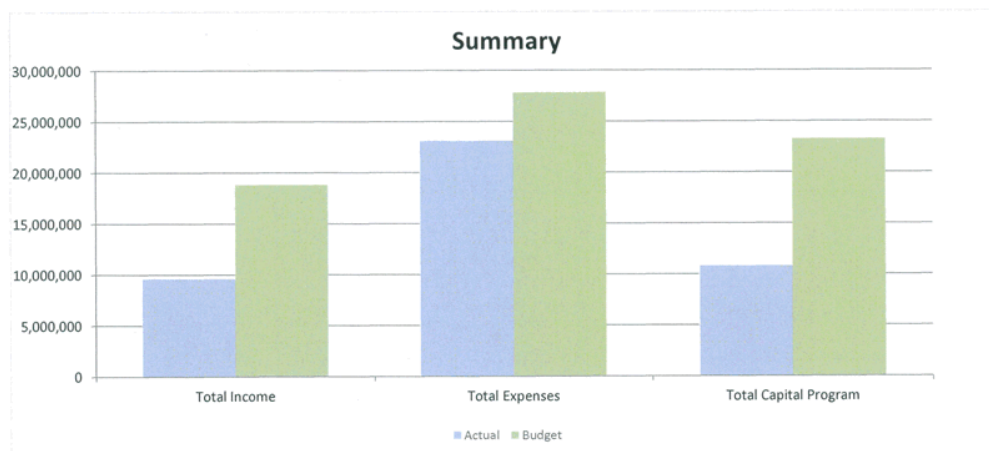




Council Directorate Summary Report for 2018/19
for YTD Period Ending April

Date Report Run: 01-May-2019

Description	Original Budget 19PJOB	Actual YTD	PJ Commit	Works Commit	Total Actual YTD	Current Budget 19PJQ2	\$ Variance	% of Time:	83%
								% of Budget	
Operations									
Income									
User Charges & Fees	1,157,401	<u>1,016,393</u>	0	0	1,016,393	1,157,401	141,008		88%
Other Revenues	33,936	<u>40,064</u>	0	0	40,064	53,936	13,872		74%
Operating Grants & Contributions	1,873,367	<u>1,781,861</u>	0	0	1,781,861	2,265,620	483,759		79%
Internal Income	4,569,029	<u>3,739,253</u>	0	0	3,739,253	4,569,029	829,776		82%
Total Income	7,633,733	6,577,572	0	0	6,577,572	8,045,986	1,468,414		82%
Expense									
Employee costs	6,162,803	<u>5,491,556</u>	0	1,783	5,493,340	6,109,166	615,826		90%
Materials & Contracts	3,795,552	<u>3,653,489</u>	115	536,527	4,190,131	4,491,775	301,644		93%
Borrowing Costs	206,632	<u>158,788</u>	0	0	158,788	206,632	47,844		77%
Depreciation & Impairment	10,920,587	<u>8,497,035</u>	0	0	8,497,035	10,776,560	2,279,525		79%
Other Expenses	1,699,020	<u>1,431,712</u>	0	798	1,432,510	1,699,020	266,510		84%
Internal Expenses	4,544,143	<u>3,872,756</u>	0	0	3,872,756	4,546,055	673,299		85%
Total Expense	27,328,737	23,105,337	115	539,108	23,644,561	27,829,208	4,184,647		85%
Operating Surplus/(Deficit) before Capi	-19,695,004	-16,527,765	-115	-539,108	-17,066,989	-19,783,222	-2,716,233		86%
Capital Income									
Capital Grants & Contributions	12,291,522	3,025,257	0	0	3,025,257	8,026,868	5,001,611		38%
Operating Surplus/(Deficit) after Capit	-7,403,482	-13,502,508	-115	-539,108	-14,041,731	-11,756,354	2,285,377		119%
Non Cash									
Depreciation & Impairment	10,920,587	8,497,035	0	0	8,497,035	10,776,560	2,279,525		79%
WDV of Asset Disposals	0	223,300	0	0	223,300	0	-223,300		0%
Total Non Cash	10,920,587	8,720,335	0	0	8,720,335	10,776,560	0		81%
Investing Fund Flows									
Capital Works	-40,213,874	<u>-10,816,634</u>	0	-6,573,704	-17,390,338	-23,257,094	-5,866,756		75%
Asset Sales	2,449,500	<u>174,004</u>	0	0	174,004	2,449,500	2,275,496		7%
Total Investing Fund Flows	-37,764,374	-10,642,630	0	-6,573,704	-17,216,334	-20,807,594	-3,591,260		83%
Financing Fund Flows									
Loan Principal	-677,498	<u>-552,383</u>	0	0	-552,383	-677,498	-125,115		82%
Proceeds from Borrowings	11,760,000	<u>0</u>	0	0	0	1,000,000	1,000,000		0%
Total Financing Fund Flows	11,082,502	-552,383	0	0	-552,383	322,502	874,885		-171%
Net Inc/(Dec) in Funds before Transfer	-23,164,767	-15,977,185	-115	-7,112,812	-23,090,112	-21,464,886	1,625,226		108%
Reserve Movements									
Transfers to Internal Reserves	-525,018	<u>0</u>	0	0	0	-1,497,806	-1,497,806		0%
Transfers to Developer Contributions	-1,005,000	<u>-787,437</u>	0	0	-787,437	-1,005,000	-217,563		78%
Transfers to Other External Reserves	0	<u>0</u>	0	0	0	-221,057	-221,057		0%
Transfers from Internal Reserves	3,674,174	<u>0</u>	0	0	0	3,506,158	3,506,158		0%
Transfers from Developer Contributions	2,048,094	<u>0</u>	0	0	0	1,862,358	1,862,358		0%
Transfers from Other External Reserves	694,230	<u>0</u>	0	0	0	1,051,582	1,051,582		0%
Total Reserve Movements	4,886,480	-787,437	0	0	-787,437	3,696,235	4,483,671		-21%
Net Inc/(Dec) in Unrestricted Funds	-18,278,287	-16,764,621	-115	-7,112,812	-23,877,549	-17,768,651	6,108,898		134%





Corporate and Community Services Capital Report by Business Unit for 2018/19
for YTD Period Ending April

Date Report Run: 01-May-2019

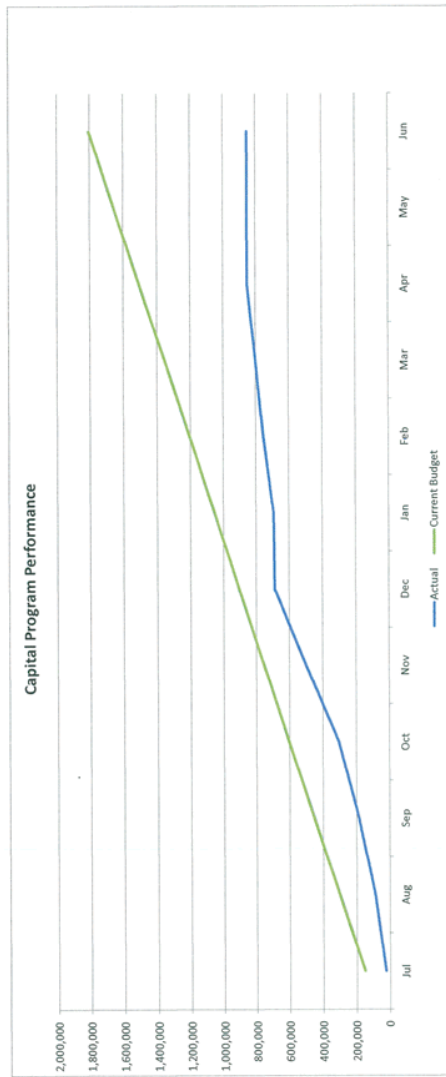
Description	Renewal %	19PJ08		19PJ09		Total Actual YTD	Works Commit	Current Budget 19PJ02	\$ Variance	% of Time	% of Budget	Status	Comments
		Original Budget	Actual YTD	PJ Commit	Actual YTD								
140 - Innovation & Technology											85%		
IT Renewal Assets	Renewal 100%	300,000	364,623	0	0	364,623	0	400,000	35,377	91%	On time, on budget		
Telephone Upgrade	Renewal 100%	200,000	94,722	0	0	94,722	0	200,000	105,278	47%	On time, on budget		
Contingency	Renewal 0%	100,000	126,433	0	0	126,433	0	135,000	8,567	94%	On time, on budget		
Floor Coverings Records Storage Area	Renewal 0%	27,000	0	0	0	0	0	27,000	27,000	0%	Completed		
CCTV Belmore Park (G)	Renewal 0%	627,000	676,787	0	0	676,787	0	853,010	176,223	79%	Completed		
180 - Marketing & Culture													
VIC Replacement Assets	Renewal 100%	2,500	0	0	0	0	0	2,500	2,500	0%	Late, expected to be on budget	Final elements of the VIC refurbishment	
VIC New Assets	Renewal 0%	2,000	0	0	0	0	0	17,000	17,000	0%	Late, expected to be on budget	Replacement of air conditioning system in VIC. To be completed in May/June	
Library Renewal Assets	Renewal 100%	2,500	1,705	0	0	1,705	0	2,500	795	68%	On time, on budget	purchases allocated for full year	
Courtyard Shade Sail	Renewal 0%	118,500	91,259	150	0	91,409	0	118,500	27,091	77%	On time, on budget	Project not proceeding	
Book Resources Glen Library	Renewal 0%	0	0	0	0	0	0	80,000	80,000	0%	Not due to commence	nearing completion	
Gallery Inv & Design CO	Renewal 0%	0	22,650	0	0	22,650	0	30,000	7,350	76%	On time, on budget		
Art Gallery Acquisitions	Renewal 0%	10,000	10,200	0	0	10,200	0	10,000	-200	102%	Completed		
Public Art and Street Art	Renewal 0%	135,000	32,500	0	0	32,500	0	65,000	32,500	50%	On time, on budget	3 artists currently making work to be completed this FY	
Collection Store	Renewal 100%	90,700	72,000	0	0	72,000	0	110,700	38,700	65%	Late, expected to be on budget	Project nearing completion. Overexpenditure to be covered by transfer from Gallery Renewal works project	
ART Gallery - P&E Renewal	Renewal 100%	5,000	7,471	0	0	7,471	0	5,000	-2,471	149%	Completed	Overexpenditure to be covered by transfer from Gallery Renewal works project	
Gallery Renewal Works	Renewal 100%	60,000	46,741	0	0	46,741	0	60,000	13,259	78%	On time, underspent	Savings to be transferred to above mentioned projects.	
Museum Capital Works - Renewal	Renewal 100%	5,000	0	0	0	0	0	5,000	5,000	0%	Late, not expected to be completed this year	Finalising development consent requirements related to Jetty works	
St Clair Museum Restoration Works (G)	Renewal 100%	600,000	55,293	0	0	55,293	0	1,039,865	984,572	5%	Late, not expected to be completed this year	Fascia works complete. Final approvals from OEH now received. Tender preparation underway.	
Power Bollards at Waterworks	Renewal 0%	5,000	0	0	0	0	0	5,000	5,000	0%	Not due to commence	Recommended to reallocate budget to Museum capital works renewal for proposed Jetty reinstatement works	
Library Management System	Renewal 100%	60,000	94	0	0	94	0	18,770	18,676	1%	Quarterly review, carryover required	Carryover requested to 19/20 draft budget to allow for shelving upgrade	
ART Gallery Website Design	Renewal 0%	0	30,920	0	0	30,920	0	30,000	-920	103%	Completed		
270 - Property & Community Services													
Lockyer St & Tait Cr	Renewal 0%	1,096,200	370,833	150	0	370,983	0	1,599,835	1,229,002	23%	Completed		
		0	229,062	0	0	229,062	0	254,000	24,938	90%	On time, on budget	Waiting on invoices which will be received within the next 2 weeks	
Total Capital Program		1,146,800	851,121	100	0	851,221	0	1,804,563	953,442	47%			



Corporate and Community Services Capital Report by Business Unit for 2018/19
for YTD Period Ending April

Date Report Run: 01-May-2019

Description	Renewal %	Original Budget 19P/08	Actual YTD	PJ Commit	Works Commit	Total Actual YTD	Current Budget 19P/02	% of Timez	% of Budget	Status	Comments
								85%			



Utilities Capital Report by Business Unit for 2018/19
for YTD Period Ending April

Date Report Run: 01-May-2019



Description	Renewal %	Original Budget 19/20	Actual YTD	PJ Commit	Works Commit	Total Actual YTD	Current Budget 19/20	\$ Variance	% of Times	% of Budget	Status	Comments
240 - Waste Management										85%		
Environmental Improvement Works Goolburn	Renewal 100%	150,000	16,805	0	0	16,805	150,000	133,195		11%	On time, underspent	All funds will not be needed this year due to works completed last financial year. Any remaining funds will be transferred to the 19/20 financial year, including to support a litter fencing grant application if successful and undertake ongoing environmental works.
Environmental Improvement Works Manulan	Renewal 100%	200,000	20,312	0	0	20,312	200,000	179,688		10%	On time, on budget	Spray cover machine has been purchased for site, with further purchase of spray cover product required this year. Remaining funds will be transferred to the 19/20 financial year, including to support a litter fencing grant application if successful and undertake ongoing environmental works.
Goolburn WMC Improvements - Renewal CO	Renewal 100%	0	0	0	0	0	175,000	175,000		0%	Late, not expected to be completed this year	Refer 190046. Funds to be carried over to 19/20 financial year.
Replacement Bins & Lifters	Renewal 100%	80,000	3,839	0	0	3,839	80,000	76,161		5%	On time, underspent	Bins purchased. Delays sourcing a bin lifter due to supply issues. Remaining funds to be carried over to 19/20 financial year.
Tarago WMC Improvements - Amenities CO	Renewal 100%	0	58,355	0	0	58,355	70,000	11,645		83%	On time, on budget	Amenities installed
Tarago WMC Environmental Works	Renewal 100%	20,000	0	0	0	0	20,000	20,000		0%	Not due to commence	Project not required due to location of new amenities building.
Goolburn WMC Improvements - Drilling Mud CO	Renewal 0%	0	1,405	0	0	1,405	0	-1,405		0%	Late, not expected to be completed this year	Refer 190044
Green Waste Processing	Renewal 0%	200,000	464	0	0	464	200,000	199,536		0%	Late, not expected to be completed this year	Grant received for compost pad upgrade and to assist with the purchase of a loader. Non financial component of works has commenced and any remaining funds will be carried over to 19/20.
Tarago WMC Improvements - Power CO	Renewal 0%	0	11,600	0	0	11,600	60,000	48,400		19%	On time, on budget	Works underway
Goolburn WMC Liquid Waste Facilities	Renewal 0%	450,000	0	0	0	0	450,000	450,000		0%	Late, not expected to be completed this year	DA process underway. Construction process to commence following DA approval and receipt of EPA Licence Variation. Funds to be carried over to 19/20.
WMC Fencing - Cont to illegal CO	Renewal 100%	0	0	0	0	0	525,000	525,000		0%	Completed	Funds used for security fencing
Goolburn WMC Improvements - New	Renewal 0%	4,000,000	324,581	0	0	324,581	800,000	475,419		41%	Late, not expected to be completed this year	Design underway. Construction will be dependent on the finalisation of design and DA approval. Funds carried over to 19/20.
Commercial Waste Tubs - Renew	Renewal 100%	35,000	35,891	0	0	35,891	35,000	-891		103%	Completed	
Commercial Waste Tubs - New	Renewal 0%	5,000	4,696	0	0	4,696	5,000	304		94%	Completed	
Community Recycling Facility (C)	Renewal 0%	0	0	0	0	0	20,000	20,000		0%	Late, not expected to be completed this year	As per 190046, part of upgrade
250 - Water Services										20%		
Goolburn WTP Ladder Hatch Renewal	Renewal 100%	100,000	477,947	0	0	477,947	2,359,361	-1,881,414		20%	On time, on budget	
Goolburn Telemetry Upgrade - Water	Renewal 100%	250,000	0	0	0	0	100,000	100,000		0%	On time, on budget	
Goolburn WTP Mechanical Works and Entrance	Renewal 100%	150,000	26,272	0	0	26,272	150,000	123,728		18%	On time, on budget	
Manulan Renewable Energy Project - Water	Renewal 100%	100,000	21,336	0	0	21,336	100,000	78,664		21%	On time, underspent	
Goolburn WTP Raw Water Augmentation	Renewal 0%	900,000	17,052	0	0	17,052	991,000	973,948		2%	Late, not expected to be completed this year	
Re-writing Utility Wing	Renewal 100%	15,000	0	0	0	0	15,000	15,000		0%	Late, not expected to be completed this year	
Reticulation Renewal	Renewal 100%	2,500,000	174,117	0	0	174,117	2,500,000	2,325,883		7%	On time, on budget	
Water Connections - Private Works	Renewal 100%	155,847	202,899	0	0	202,899	155,847	-47,052		130%	On time, on budget	
Chlorine Dosing Trailer	Renewal 100%	75,000	0	0	0	0	75,000	75,000		0%	On time, on budget	
Heberington St Depot Improvements	Renewal 100%	80,000	0	0	0	0	80,000	80,000		0%	On time, on budget	
Water Meter Replacement	Renewal 100%	100,000	29,884	0	0	29,884	100,000	70,116		30%	On time, on budget	
Potable Low Level Standpipes	Renewal 0%	130,000	0	0	0	0	150,000	150,000		0%	On time, on budget	
Water Quality Sampling System	Renewal 0%	160,000	86,864	0	0	86,864	160,000	73,136		54%	On time, on budget	
Goolburn WTP Soda Ash Feeder Replacement CO	Renewal 100%	0	13,851	0	0	13,851	41,000	27,149		34%	On time, on budget	
Manulan WTP & Balance Tank - Hatch/Ladder Renewal CO	Renewal 100%	0	0	0	0	0	26,000	26,000		0%	On time, on budget	
Craig Hill Reservoir Renewal CO	Renewal 100%	0	572,275	0	0	572,275	4,960,847	-4,388,572		12%	On time, on budget	
260 - Waste Water Services										0%		
Bonnet Park FS Augmentation	Renewal 100%	500,000	0	0	0	0	500,000	500,000		0%	Late, not expected to be completed this year	

Utilities Capital Report by Business Unit for 2018/19
for YTD Period Ending April



Date Report Run: 01-May-2019

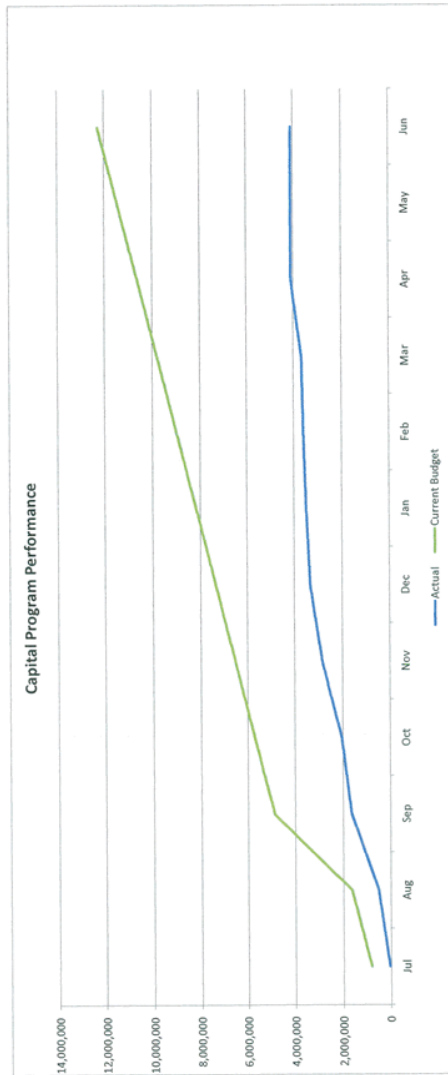
Description	Renewal %	Original Budget 19P/OB	Actual YTD	PJ Commit	Works Commit	Total Actual YTD	85%		Status	Comments
							Current Budget 19P/Q2	% of Budget		
Manulan Pump Station Improvements	Renewal 100%	60,000	0	0	0	0	60,000	0%	On time, on budget	
Pump Replacements	Renewal 100%	45,000	0	0	0	0	45,000	0%	On time, on budget	
Goulburn Mains Rehabilitation	Renewal 100%	2,000,000	1,644,394	0	0	1,644,394	2,000,000	82%	On time, on budget	
Performing Arts Centre Rehabilitation	Renewal 100%	0	49,179	0	0	49,179	131,504	37%	Completed	
Manulan WWTP - Feasibility & Concept Des	Renewal 100%	100,000	0	0	0	0	100,000	0%	On time, on budget	
STWRIS Stage 1 Design and Construction (G)	Renewal 100%	0	3,126,858	0	0	3,126,858	3,614,882	86%	On time, on budget	
Demolition of Old WWTP	Renewal 100%	500,000	161,180	0	0	161,180	500,000	32%	On time, on budget	
STWRIS Stage 2 Reuse Irrigation Scheme (G)	Renewal 0%	2,500,000	112,690	0	0	112,690	2,500,000	5%	Late, not expected to be completed this year	
Clyde St SPS Access Road	Renewal 100%	100,000	0	0	0	0	100,000	0%	Completed	
Kenmore Bridge Pump Station Upgrade	Renewal 100%	500,000	430	0	0	430	500,000	0%	Late, not expected to be completed this year	
Nth Gbn PS Rising Main-Capacity & Storage	Renewal 100%	250,000	0	0	0	0	250,000	0%	Late, not expected to be completed this year	
Kenmore Hospital SPS Power Supply	Renewal 0%	200,000	0	0	0	0	200,000	0%	Late, not expected to be completed this year	
Re-wiring Utility Wing	Renewal 100%	15,000	0	0	0	0	15,000	0%	Late, not expected to be completed this year	
Hume St - Finlay to Ducks Ln New Sewer Line	Renewal 0%	300,000	0	0	0	0	300,000	0%	On time, on budget	
Goulburn WWTP Telemetry Upgrade	Renewal 100%	250,000	0	0	0	0	250,000	0%	On time, under spent	
		7,320,000	5,094,731	0	0	5,094,731	11,066,786	46%		
Total Capital Program		11,463,888	4,096,636	0	0	4,096,636	12,267,996	33%		



Utilities Capital Report by Business Unit for 2018/19
for YTD Period Ending April

Date Report Run: 01-May-2019

Description	Renewal %	Original Budget 19/08	Actual YTD	PJ Commit	Works Commit	Total Actual YTD	Current Budget 19/02	% of Time: \$ Variance	% of Budget	Status	Comments
									85%		



Operations Capital Report by Business Unit for 2018/19
for YTD Period Ending April



Date Report Run: 01-May-2019

Description	Renewal %	Original Budget 19P/20J	Actual YTD	PJ Commit	Works Commit	Total Actual YTD	Current Budget 19P/20J	% of Budget		Status	Comments
								\$ Variance	% of Times		
200 - Projects									85%		
Roddy Hill Museum Extension - Construct (G)	Renewal 0%	1,658,671	606,156	0	0	606,156	2,517,504	1,911,348	24%	On time, on budget	Tenders evaluated, report to go to Council
Performing Arts Centre (G)	Renewal 0%	9,335,000	262,923	0	0	262,923	800,000	537,077	33%	Late, expected to be on budget	Scope to be identified
Sandstone Restoration McDermott Centre (G)	Renewal 100%	100,000	0	0	0	0	100,000	0	0%	Not due to commence	
Nadgigomer Bridge Replacement (G)	Renewal 100%	1,100,000	428,463	0	0	428,463	468,710	40,247	91%	Completed	Project has been deferred
Community Centre (G)	Renewal 0%	6,200,000	35,743	0	0	35,743	422,355	386,612	8%	Late, not expected to be completed this year	Preliminary works underway
Growing Local Economies (G)	Renewal 100%	2,350,000	357,299	0	0	357,299	750,000	392,701	48%	Late, not expected to be completed this year	Pending planning approval from JHPP
Aquatic Centre Renewal	Renewal 0%	3,000,000	50,886	0	0	50,886	0	-50,886	0%	Late, not expected to be completed this year	Pending planning approval from JHPP
Aquatic Centre Upgrade (G)	Renewal 100%	0	188,038	0	0	188,038	188,038	0	100%	Completed	
Nadgigomer Realignment	Renewal 100%	235,712	37,194	0	0	37,194	235,712	198,518	16%	On time, on budget	Roundabout completed, blisters under construction
RTR Oatlen Ford Road - RR Rehab (G)	Renewal 0%	18,171	0	0	0	0	260,000	241,829	7%	On time, on budget	Design underway
Blackspot - Roundabout (G)	Renewal 0%	23,279	0	0	0	0	50,000	26,721	47%	On time, on budget	Project delays due to redesign of bridge
SCC Riverside Park Project (G)	Renewal 0%	1,235,000	792,134	0	0	792,134	1,936,302	1,144,168	41%	Late, expected to be on budget	Project to be deferred to 19/20
Wollindilly River/Trail - Stage2 (G)	Renewal 100%	1,000,000	37,236	0	0	37,236	150,000	112,774	25%	Not due to commence	
BR Way St Bridge replacement	Renewal 60%	0	139,600	0	0	139,600	445,000	305,400	31%	On time, on budget	
Blackspot Sandy Point Road (G)	Renewal 0%	0	73,686	0	0	73,686	0	0	0%	Completed	
Gallen Ford Rd Fatal Crash Response (G)	Renewal 0%	0	11,608	0	0	11,608	11,608	0	100%	Completed	
NSW Safer Roads Flashing Signs (G)	Renewal 0%	0	23,252	0	0	23,252	10,520	10,520	69%	On time, on budget	Playground to be delivered at the end of May
SCC - Tarago Playground Equip (G)	Renewal 0%	0	4,366	0	0	4,366	87,124	82,758	5%	On time, on budget	Services disconnected, deem to occur this week
SCC - Manuarua Amenities Block (G)	Renewal 0%	0	1,325	0	0	1,325	444,087	442,762	0%	Not due to commence	RTT currently being assessed
Wollindilly Walking & Cycle Trail Lighting (G)	Renewal 0%	27,314,383	3,091,248	0	0	3,091,248	8,973,898	5,882,550	34%		
210 - Operations											
RRBG - Highland Way (G)	Renewal 100%	364,462	9,103	0	0	9,103	264,217	255,114	3%	Completed	Awaiting contractor invoices
RRBG - Taranga Road - Rural (G)	Renewal 100%	118,843	74,545	0	0	74,545	118,843	44,298	63%	Completed	Awaiting contractor invoices
RRBG - Taranga Road - Urban (G)	Renewal 100%	68,277	23,835	0	0	23,835	68,277	44,442	35%	Not due to commence	To commence mid May
Bus Shelters Renewal	Renewal 100%	15,000	11,331	0	0	11,331	15,000	3,669	76%	Completed	Underspend to be adjusted
Drainage Backcourse Drive CO	Renewal 0%	0	29,560	0	0	29,560	8,000	-21,560	370%	Completed	Overpend to be adjusted
Drainage Slocumba St - Loder to Stewart Sts CO	Renewal 100%	80,000	163,527	0	0	163,527	88,000	-65,527	167%	Completed	Overpend to be adjusted
Drainage Church Street Roundabout	Renewal 100%	120,000	7,705	0	0	7,705	88,000	80,295	9%	On time, on budget	Awaiting contractor invoices
Drainage General Urban	Renewal 100%	300,000	612	0	0	612	120,000	119,388	1%	Completed	Budget to be transferred to Hetherington St
GBO Masterplan Implementation	Renewal 0%	0	90,069	0	0	90,069	300,000	209,931	30%	On time, on budget	Program to be completed in May 19
FP Auburn St - Walker to Mundy Sts CO	Renewal 100%	0	12,276	0	0	12,276	13,367	1,091	92%	Completed	Project deferred
FP Auburn St - Mundy to Eldon Sts CO	Renewal 100%	0	13,054	0	0	13,054	14,215	1,161	92%	Completed	Project deferred
FP Addition St - Deccan to College Sts CO	Renewal 100%	0	2,714	0	0	2,714	2,955	241	92%	Completed	Project deferred
FP Clinton Street (Bourke - Auburn) Replacement	Renewal 100%	45,001	886	0	0	886	0	-886	0%	Completed	Awaiting contractor invoices
FP Auburn Street (Citizen - Shepherd) Replacement	Renewal 100%	45,953	10,158	0	0	10,158	45,953	35,795	22%	Completed	Awaiting contractor invoices
FP Auburn Street (Globe - Walker) Replacement	Renewal 100%	20,476	1,565	0	0	1,565	20,476	18,911	8%	Completed	Awaiting contractor invoices
FP May Street (Park Rd - Bridge)	Renewal 0%	103,540	997	0	0	997	0	-997	0%	Not due to commence	Project deferred to 19/20
FP Rhoda Street (Garfield - Addition)	Renewal 0%	30,290	232	0	0	232	30,290	30,058	1%	Completed	Project deferred
FP Rhoda Street (Garfield - Addition)	Renewal 0%	40,950	8,411	0	0	8,411	40,950	32,539	21%	Completed	Project deferred
FP Rhoda Street (Rhoda - Duke)	Renewal 0%	13,260	2,556	0	0	2,556	13,260	10,704	19%	Late, expected to be on budget	
FP Addition Street (Cooninda Cl - Francis)	Renewal 0%	11,960	1,346	0	0	1,346	11,960	10,614	11%	Late, expected to be on budget	
Gravel Rebinding	Renewal 100%	451,554	429,912	0	0	429,912	451,554	21,642	95%	On time, on budget	
Guardrails - Urban - Local	Renewal 100%	42,797	219	0	0	219	42,797	42,578	1%	Not commenced	Program to be completed in May 19
Guardrails - Sealed Rural - Local	Renewal 100%	41,671	2,364	0	0	2,364	41,671	39,307	6%	Not commenced	Program to be completed in May 19
R&G Memorial Road (Southbound toward War Memorial)	Renewal 100%	8,000	12,471	0	0	12,471	8,000	-4,471	156%	Late, expected to be on budget	Project commenced
R&G Millwaree Street (Bradley St end)	Renewal 100%	25,000	6,216	0	0	6,216	28,000	21,784	22%	Completed	Deferred

Operations Capital Report by Business Unit for 2018/19
for YTD Period Ending April

Date Report Run: 01-May-2019



Description	Renewal %		Actual YTD		PJ Commit		Works Commit		Total Actual YTD		Current Budget 19/20		% of Budget		Status	Comments
	Original Budget 19/20	%	2018/19	%	2018/19	%	2018/19	%	2018/19	%	2018/19	%	2018/19	%		
K&G Auburn Street (Citizen - Shepherd)	84,000	100%	26,245	0	0	0	26,245	0	26,245	0	84,000	57,755	31%	Late, expected to be on budget	Project commenced	
RH Collector Rd - Veolia Sec 94	43,686	100%	22,375	0	0	0	22,375	0	22,375	0	43,686	21,311	51%	Completed		
RH Bungendore Rd - Veolia Sec 94	131,058	100%	42,576	0	0	0	42,576	0	42,576	0	131,058	66,462	32%	On time, on budget		
RTM Currang Road - RR Rehab (G)	223,520	100%	147,113	0	0	0	147,113	0	147,113	0	223,520	123,520	119%	Completed	Overspend to be adjusted	
RTM Mountain Ash Road - RR Rehab (G)	48,768	100%	474,382	0	0	0	474,382	0	474,382	0	474,382	471,970	101%	Completed	Overspend to be adjusted	
Urban Resealing	600,000	100%	240,092	0	0	0	240,092	0	240,092	0	600,000	357,924	67%	On time, on budget	To be completed mid May	
UR Rehab - Brayton Rd (Wollondilly - George)	147,445	100%	192,717	0	0	0	192,717	0	192,717	0	430,812	238,095	45%	On time, on budget	To be completed mid May	
UR Rehab - Sowerby St	126,605	100%	207,395	0	0	0	207,395	0	207,395	0	146,219	147,445	1%	Completed	Budget review required	
UR Rehab - Old Sydney Rd (Old Hume Hwy - end)	58,251	100%	47,894	0	0	0	47,894	0	47,894	0	126,605	106,605	82%	Completed	Budget review required	
UR Rehab - Whero St	126,147	100%	137,602	0	0	0	137,602	0	137,602	0	58,251	10,357	10%	Completed	Budget review required	
UR Rehab - Mary St	558,630	100%	272,933	0	0	0	272,933	0	272,933	0	558,630	285,697	49%	Late, expected to be on budget	Due to be completed mid May 19	
K&G May Street (Existing - Bridge)	128,000	0%	40	0	0	0	40	0	40	0	0	-40	0%	Not due to commence	Project deferred to 19/20	
Norwood Rd SRR Construction (G)	46,000	0%	22,264	0	0	0	22,264	0	22,264	0	0	0	100%	Completed		
Parkesbourne Road SRR Construction	346,000	0%	296,500	0	0	0	296,500	0	296,500	0	310,695	14,195	95%	Completed		
Widdellana Rd - Widening	396,500	0%	209,502	0	0	0	209,502	0	209,502	0	296,500	86,998	71%	Completed	Project deferred to 19/20 in accordance with no funding received	
Widening - Range Rd	195,940	0%	2,543	0	0	0	2,543	0	2,543	0	0	-2,543	0%	Completed	Combined with RTR widening and resealing	
St Lighting and Traffic facilities	161,514	0%	479	0	0	0	479	0	479	0	0	-479	0%	Completed		
UR Com Sanctuary Dr - complete to River St	68,000	0%	93,571	0	0	0	93,571	0	93,571	0	24,000	23,173	3%	On time, on budget	Project not required	
UR Com Lockyer - Tait Extension	1,000,000	0%	141,547	0	0	0	141,547	0	141,547	0	201,000	107,429	47%	Completed	Overspend to be adjusted	
Riverside Walkway - Tree Planting CO	700,000	0%	0	0	0	0	0	0	0	0	100,000	-15,547	142%	Late, not expected to be completed this year	Project commenced, will carry over to 19/20	
City Wide Exercise Equipment	40,000	0%	45,000	0	0	0	45,000	0	45,000	0	40,000	-5,000	113%	Completed	Project not required	
Other Parks/Reserves Replacements	20,000	0%	0	0	0	0	0	0	0	0	20,000	20,000	0%	Not commenced	Overspend to be adjusted	
Upgrade Leggett Park (G)	0	0%	58,960	0	0	0	58,960	0	58,960	0	50,000	-8,960	118%	Completed	Works completed, overrun to be transferred to playground facilities	
City Wide Creek Bed Improvements	35,000	0%	36,364	0	0	0	36,364	0	36,364	0	41,000	4,636	89%	Completed		
Light Fleet Replacements	500,000	0%	275,877	0	0	0	275,877	0	275,877	0	500,000	224,123	55%	On time, on budget		
Minor Plant Replacements	45,000	0%	49,702	0	0	0	49,702	0	49,702	0	45,000	-4,702	110%	On time, on budget		
Heavy Fleet Replacements	1,210,000	0%	758,855	0	0	0	758,855	0	758,855	0	1,597,400	838,545	48%	On time, on budget		
RRP - Bungendore Rd SRR Repair (G)	52,895	100%	47,830	0	0	0	47,830	0	47,830	0	52,000	4,170	92%	Completed	Awaiting contractor invoices	
RRP - Taralga Rd SRR Repair (G)	31,171	100%	1,382	0	0	0	1,382	0	1,382	0	36,000	34,618	4%	Completed	Awaiting contractor invoices	
RRP - Taralga Urban Repair (G)	75,934	100%	66,860	0	0	0	66,860	0	66,860	0	72,000	5,140	93%	Completed	Underspend to be adjusted	
Blackspot Highlands Way (G)	0	100%	119,690	0	0	0	119,690	0	119,690	0	117,870	-1,820	102%	Completed	Project deferred	
PP Mundy St - Sloane to Auburn St CO	0	100%	13,282	0	0	0	13,282	0	13,282	0	14,464	1,182	92%	Completed	Expenditure to be transferred from R2R Mountain Ash Road	
UR Rehab - Sloane St CO	0	100%	9,672	0	0	0	9,672	0	9,672	0	25,200	15,528	38%	Completed	Deferred	
K&G Ruby St Renewal CO	0	100%	6,150	0	0	0	6,150	0	6,150	0	0	-6,150	0%	Completed	Awaiting delivery of order, construction due in May 19	
CFTGS Bus Shelters (G)	0	142	142	0	0	0	142	0	142	0	128,000	127,858	0%	Not commenced		
Gurrindah Rd SRR Reconstruction	0	100%	288,068	0	0	0	288,068	0	288,068	0	204,290	-83,778	141%	Completed		
K&G Foster St Renewal	0	100%	21,709	0	0	0	21,709	0	21,709	0	0	-21,709	0%	Completed		
K&G Opal St Renewal	0	100%	26,167	0	0	0	26,167	0	26,167	0	0	-26,167	0%	Completed		
Jerrara Rd / Oullen Ford Rd Rural/Salocal Rehab	0	100%	8,138	0	0	0	8,138	0	8,138	0	0	-8,138	0%	Late, expected to be overspent	Work deferred to 19/20 due to contractor availability	
Brayton Rd / Ambrose Rd Rural/Salocal Rehab	0	100%	104,576	0	0	0	104,576	0	104,576	0	0	-104,576	0%	On time, on budget	Project expenditure to be transferred to Brayton Road	
Mayfield Rd SRR Construction (1km)	0	100%	20,498	0	0	0	20,498	0	20,498	0	29,772	9,274	69%	Completed		
K&G Marsden St Renewal	0	100%	26,754	0	0	0	26,754	0	26,754	0	0	-26,754	0%	Late, expected to be on budget	Project commenced	
Drainage Hetherington St Depot	0	0%	87,561	0	0	0	87,561	0	87,561	0	23,736	-63,825	369%	Late, not expected to be completed this year	Carry over to 19/20	
UR Rehab - Citizen St (Aurburn to Victoria)	0	0%	0	0	0	0	0	0	0	0	214,704	214,704	0%	Not commenced	Deferred to 19/20	
UR Bugonia Rd Reconstruction	0	100%	36,060	0	0	0	36,060	0	36,060	0	800,000	763,941	5%	Late, not expected to be completed this year	Carryover to 19/20	
Hetherington St Depot Workshop Renewal	0	100%	20,035	0	0	0	20,035	0	20,035	0	0	-20,035	0%	Completed	Budget review required	

Operations Capital Report by Business Unit for 2018/19
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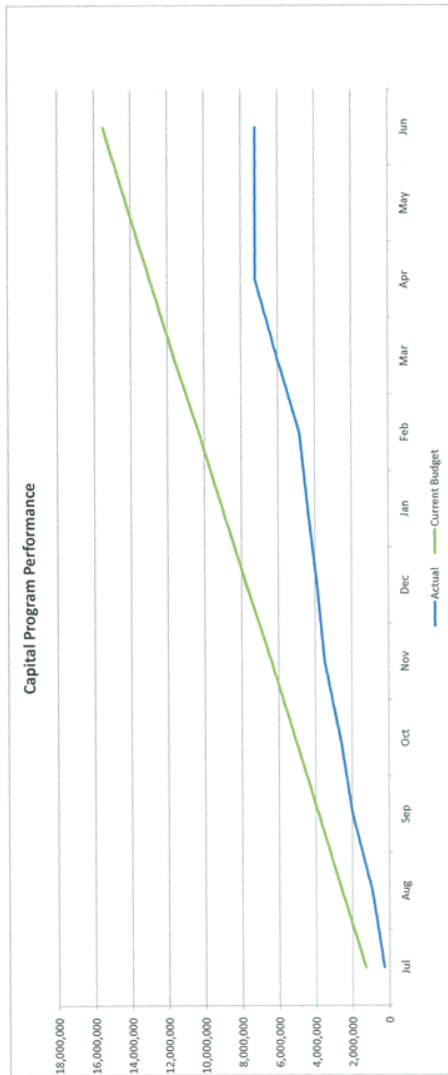
Description	Renewal %	Original Budget		Actual YTD		PI Commit		Works Commit		Total Actual YTD		Current Budget		% Variance	% of Budget	Status	Comments
		19P10B	19P11B	Actual YTD	PI Commit	Actual YTD	Works Commit	Total Actual YTD	19P10Q2	19P11Q2	\$	%					
UR Rehab - Lincoln/Garston St	Renewal 100%	0	0	248,270	0	0	0	0	0	248,270	0	0	0	-248,270	0%	Completed	
Range Road - Flaxing Country Roads (G)	Renewal 40%	0	0	39,403	0	0	0	0	0	39,403	80,000	0	40,597	1%	On time, on budget	Expenditure to be transferred to Brayton Road	
RH Brayton Rd - Gunlake Sec 9A	Renewal 100%	0	0	67,857	0	0	0	0	0	67,857	268,000	0	300,143	25%	Late, expected to be on budget	RFQ has been released	
RH Ambrose Rd - Gunlake Sec 84	Renewal 100%	0	0	160,343	0	0	0	0	0	160,343	402,000	0	241,717	40%	Late, expected to be on budget	Deferred to 19/20 due to contractor availability	
Parkbourne/Gap Rd - Drought Relief HV Access (G)	Renewal 20%	0	0	529	0	0	0	0	0	529	0	0	-529	0%	On time, on budget		
Roundabout - Bourke/Verner	Renewal 0%	0	0	28,044	0	0	0	0	0	28,044	0	0	-28,044	0%	On time, on budget		
220 - Community Facilities		9,774,098	6,169,261	6,169,261	0	0	0	0	0	6,169,261	10,221,788	4,052,527	4,052,527	60%			
Outdoor/Indoor Ancillary Area Renewals	Renewal 100%	30,000	0	16,604	0	0	0	0	0	16,604	30,000	0	13,396	55%	On time, on budget	Upgrading plant and equipment	
Plant & Equipment - Aquatic Centre	Renewal 100%	50,000	0	21,544	0	0	0	0	0	21,544	50,000	0	28,456	43%	On time, on budget	Upgrading plant and equipment	
Recreation Area Improvements	Renewal 100%	50,000	0	39,984	0	0	0	0	0	39,984	50,000	0	10,016	80%	On time, on budget		
Electrical Renewal Rec Area	Renewal 100%	50,000	0	14,374	0	0	0	0	0	14,374	50,000	0	35,626	29%	On time, on budget		
Security Renewal Rec Area	Renewal 100%	40,000	0	0	0	0	0	0	0	0	40,000	0	40,000	0%	On time, on budget	DA submitted, procurement commenced	
Belmore Park Improvements	Renewal 100%	145,000	0	2,985	0	0	0	0	0	2,985	145,000	0	142,015	2%	Late, expected to be on budget		
Avenues of Honour - Tree Planting	Renewal 0%	50,000	0	13,300	0	0	0	0	0	13,300	83,269	0	69,969	16%	On time, on budget		
Skate Park Upgrade (G)	Renewal 0%	366,671	0	638	0	0	0	0	0	638	366,671	0	366,033	0%	Not due to commence		
CBQ Asset Renewals	Renewal 100%	20,000	0	19,758	0	0	0	0	0	19,758	20,000	0	242	99%	On time, on budget		
Playground Facility Renewals	Renewal 100%	70,000	0	5,192	0	0	0	0	0	5,192	70,000	0	64,809	7%	On time, on budget		
Seriff Oval Lighting Renewal (G)	Renewal 100%	528,174	0	8,217	0	0	0	0	0	8,217	578,174	0	569,957	1%	Not due to commence	Council have requested a change to scope, RFT1819T0017	
Range Cage (G)	Renewal 0%	830,000	0	444,004	0	0	0	0	0	444,004	830,000	0	386,999	55%	On time, on budget		
Memorial Gardens Beams	Renewal 0%	25,000	0	84,649	0	0	0	0	0	84,649	260,526	0	175,877	32%	Late, expected to be on budget	Manufacturing commenced, install end of May	
Irrigation & Turfing - General Cemetery	Renewal 0%	100,000	0	0	0	0	0	0	0	0	100,000	0	100,000	0%	Late, expected to be on budget	Project commenced	
Building Asset Renovation	Renewal 100%	40,000	0	10,932	0	0	0	0	0	10,932	40,000	0	29,068	27%	On time, on budget	Project to commence in May 19	
Civic Centre Furniture & Fittings	Renewal 100%	10,000	0	9,702	0	0	0	0	0	9,702	10,000	0	298	97%	On time, on budget		
Civic Centre Landscaping	Renewal 100%	30,000	0	160,818	0	0	0	0	0	160,818	51,500	0	-109,318	312%	On time, on budget		
Visitor Information Centre Renewals	Renewal 100%	0	0	204,479	0	0	0	0	0	204,479	200,000	0	-4,479	102%	On time, on budget		
Civic Centre Upgrade	Renewal 0%	80,000	0	14,805	0	0	0	0	0	14,805	0	0	-14,805	0%	Not commenced	Not operations project	
Clinton St Offices Upgrade	Renewal 100%	20,000	0	137,114	0	0	0	0	0	137,114	132,800	0	-4,314	103%	On time, on budget	Budget review required	
City Entrances - Welcome Signs	Renewal 0%	50,000	0	4,288	0	0	0	0	0	4,288	20,000	0	15,713	21%	On time, on budget		
Heberrington St Depot Amenities Block	Renewal 0%	30,000	0	12,770	0	0	0	0	0	12,770	50,000	0	37,230	26%	On time, on budget		
CHRP Rec Area Amenities - Renewal (G)	Renewal 100%	100,000	0	28,736	0	0	0	0	0	28,736	30,000	0	1,264	96%	Completed	Duplicate project	
Tarago Toilet/RV Dump Point (G)	Renewal 0%	125,022	0	100,154	0	0	0	0	0	100,154	92,260	0	-7,894	109%	Completed	Overspend to be adjusted	
Civic Centre Security Renewal	Renewal 100%	0	0	1,617	0	0	0	0	0	1,617	21,850	0	20,233	7%	Late, expected to be on budget	Project commenced	
Goolburin Hockey Fields - Design	Renewal 0%	0	0	32,845	0	0	0	0	0	32,845	136,000	0	103,155	24%	On time, on budget	DA being finalised	
Hudson Park Playground Renewal (G) CO	Renewal 100%	0	0	49,856	0	0	0	0	0	49,856	43,992	0	-5,864	113%	Completed		
CHRP Rec Area Amenities Renewal (G) CO	Renewal 100%	0	0	73,001	0	0	0	0	0	73,001	58,727	0	-14,274	124%	Completed	Overspend to be adjusted	
Victoria park Lighting	Renewal 0%	0	0	13,566	0	0	0	0	0	13,566	153,022	0	139,456	9%	Late, expected to be on budget	Install due to start at the end of May	
SCC Hudson park Toilet Block (G)	Renewal 0%	0	0	2,440	0	0	0	0	0	2,440	25,000	0	22,560	0%	Not due to commence	RFQ being assessed	
230 - Asset & Design		3,098,393	1,530,771	1,530,771	0	0	0	0	0	1,530,771	4,034,408	2,503,637	2,503,637	38%			
Survey Equipment	Renewal 100%	27,000	0	25,254	0	0	0	0	0	25,254	27,000	0	1,746	94%	On time, on budget		
Total Capital Program		26,809,248	7,211,089	7,211,089	0	0	0	0	0	7,211,089	15,504,729	8,293,640	8,293,640	47%			



Operations Capital Report by Business Unit for 2018/19
for YTD Period Ending April

Date Report Run: 01-May-2019

Description	Renewal %	Original Budget 19PJ0B	Actual YTD	PJ Commit	Works Commit	Total Actual YTD	Current Budget 19PJQ2	% of Time	% of Budget	Status	Comments
								35%			





Planning & Environment Capital Report by Business Unit for 2018/19
for YTD Period Ending April

Date Report Run: 01-May-2019

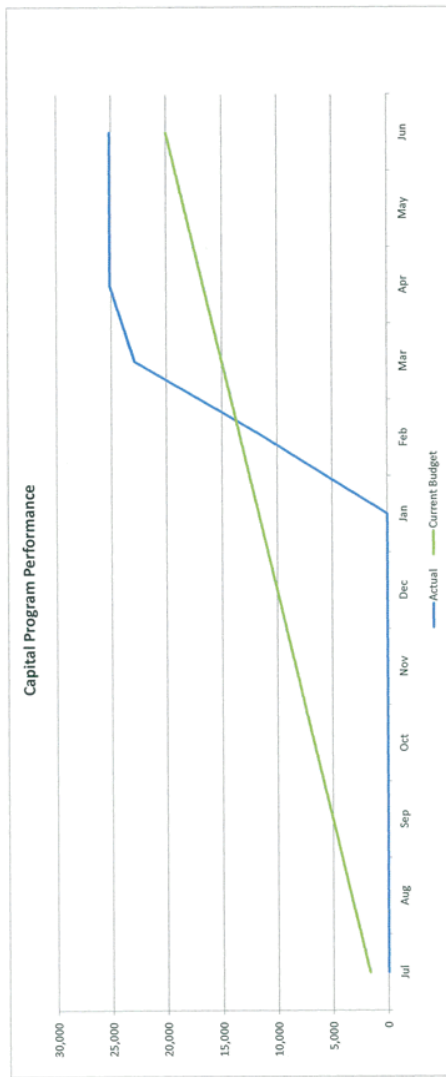
Description	Renewal %	Original Budget 19P10B	Actual YTD	PJ Commit	Works Commit	Total Actual YTD	Current Budget 19P1Q2	% of Time:		Status	Comments
								\$ Variance	% of Budget		
190 - Environment & Health Livestock Paddock Fence	Renewal 100%	30,000	37,658	0	0	37,658	30,000	-7,658	126%	On time, on budget	Additional funds will be allocated to this project in the last quarterly review for 2018 - 2019
Total Capital Program		20,000	25,106	0	0	25,106	20,000	-5,106	126%		



Planning & Environment Capital Report by Business Unit for 2018/19
for YTD Period Ending April

Date Report Run: 01-May-2019

Description	Renewal %	Original Budget 19PJ08	Actual YTD	PJ Commit	Works Commit	Total Actual YTD	Current Budget 19PJQ2	% of Time	% of Budget	Status	Comments
								35%			



12.17 STATEMENT OF INVESTMENTS AND BANK BALANCES

Author: Kylie Newton, Business Manager Finance & Customer Service

Authoriser: Warwick Bennett, General Manager

Attachments: 1. Statement of Investments [↓](#) 

Link to Community Strategic Plan:	Delivery Plan Action CL1.2 - Ensure the long term financial sustainability of Council through effective and prudent financial management (CSP Strategy CL1 - Effect resourceful and respectful leadership and attentive representation of the community)
Cost to Council:	Nil
Use of Reserve Funds:	Nil

RECOMMENDATION

That the report by the Director Corporate & Community Services and the Business Manager Finance & Customer Service on the Statement of Investments and Bank Balances report for the month of April 2019 be received.

BACKGROUND

To report on the Investment Performance and Bank balances as at 30 April 2019.

REPORT

1. Monthly Investment Performance Indicators

Attached are the Investment Performance Indicators which compares Council’s portfolio against the Investment Policies Term Mix and Benchmark Interest Rates Performance indicators. Also attached is Council’s Investment Portfolio. Please note all interest rates and market values quoted in the Investment Portfolio Attachment are based on the latest available data.

2. Statement of Investments and Bank Balances

The amount of investments and bank balances reported to Council as at the end of March 2019 was \$93,009,413 meaning that this month’s balance of \$90,841,472 equates to a decrease of \$2,167,941 in investments and cash held.

The table on the following page outlines the reasons for this decrease.

Receipts		
Rates and Water Receipts	1,244,063	
Financial Assistance Grant		
Sundry Debtors	637,546	
Investment Redeemed		
S64/94 Income	168,365	
Other Income (including interest, term deposits redeemed)	726,911	
Total Receipts		2,776,885
Payments		
Salaries and Wages	1,641,851	
Payments to Creditors	3,302,975	
Total Payments		4,944,826
Increase/(Decrease) in cash and investments		(2,167,941)

3. Investments matured/defaulted this financial year

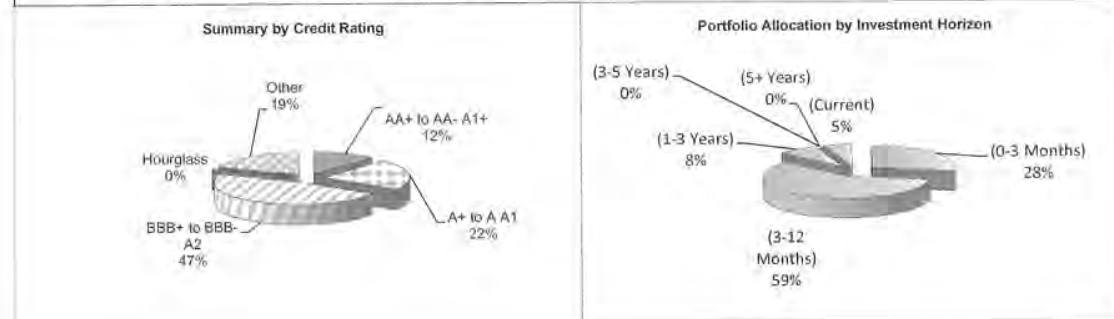
No investments have matured or defaulted in the 2018/19 financial year.

Performance Indicators - Investments and Interest Earned - As at 01 May 2019

Diversification & Credit Risk							
Rating	Long Term Ratings	Short Term Rating	Long Term	Short Term	Total	Total %	Max
Scale	(Standard & Poors)	(Standard & Poors)	Actual	Actual	Actual	Actual	
1	AA+ to AA-	A1+	0	10,747,224	10,747,224	11.96%	100%
2	A+ to A	A1	0	20,000,000	20,000,000	22.25%	75%
3	BBB+ to BBB-	A2	0	42,015,131	42,015,131	46.74%	60%
4	Hourglass		0	0	0	0.00%	60%
5	Other		17,000,000	124,147	17,124,147	19.05%	25%
			17,000,000	72,886,502	89,886,502	100.00%	
1	Within Policy Guidelines						
2	Within Policy Guidelines						
3	Within Policy Guidelines						
4	Within Policy Guidelines						
5	Within Policy Guidelines						

Portfolio - Term Mix					
			Actual	Actual %	Maximum
A	At Call	(Current)	4,886,502	5.44%	100.00%
B	Working Capital	(0-3 Months)	25,000,000	27.81%	90.00%
C	Short Term	(3-12 Months)	53,000,000	58.96%	80.00%
D	Medium Term	(1-3 Years)	7,000,000	7.79%	30.00%
E	Medium To Long Term	(3-5 Years)	0	0.00%	30.00%
F	Long Term	(5+ Years)	0	0.00%	0.00%
			89,886,502		
A	Within Policy Guidelines				
B	Within Policy Guidelines				
C	Within Policy Guidelines				
D	Within Policy Guidelines				
E	Within Policy Guidelines				
F	Within Policy Guidelines				

Benchmark Interest Rates Performance			
1	Benchmark Rate - Average for 2018/2019		1.9403%
	Benchmark Rate - Average for 2018/2019		1.9403%
	Portfolio Over Benchmark	84,875,853	99.85%
	Portfolio under Benchmark	124,147	0.15%
	Total	85,000,000	
	Excludes At Call	4,886,502	
	Total including At Call	89,886,502	
2	Average Benchmark Rate for Financial Year		
	Benchmark - 90 Day BBSW Average for July 2018		2.0179%
	Benchmark - 90 Day BBSW Average for August 2018		1.9576%
	Benchmark - 90 Day BBSW Average for September 2018		1.9576%
	Benchmark - 90 Day BBSW Average for October 2018		1.9283%
	Benchmark - 90 Day BBSW Average for November 2018		1.9399%
	Benchmark - 90 Day BBSW Average for December 2018		2.0185%
	Benchmark - 90 Day BBSW Average for January 2019		2.0682%
	Benchmark - 90 Day BBSW Average for February 2019		1.9595%
	Benchmark - 90 Day BBSW Average for March 2019		1.8379%
	Benchmark - 90 Day BBSW Average for April 2019		1.6873%
	Benchmark - 90 Day BBSW Average for May 2018		1.9557%
	Benchmark - 90 Day BBSW Average for June 2018		1.9557%
	Average Benchmark Rate for Financial Year to Date		1.9403%



Statement of Investment and Bank Balances as at 01 May 2019

Description	Maturity Date	Investment Type	Rating	Current Interest Rate	Amount Invested
Comm Bank - Cash Management Account		AC	A1+	0.95%	\$ 4,747,224
Lehman Global Property Note (Jun-09)	15/06/2009	CAPNOTE	UNRATED	0.00%	\$ 124,147
Rabo 1462 Day TD - Curve	9/09/2019	TD	A1	3.25%	\$ 3,000,000
Bendigo & Adelaide Snr FRN	18/08/2020	FRN	A2	3.24%	\$ 2,000,000
Rabo 1826 Day TD - Curve	1/06/2021	TD	A1	3.30%	\$ 3,000,000
Police & Nurses 1827 Day TD - RimSec	8/06/2021	TD	A2	3.50%	\$ 2,000,000
Bendigo & Adelaide Bank Ltd 735 Day TD - RimSec	26/06/2019	TD	A2	2.85%	\$ 2,000,000
ING Bank Australia 735 Day TD - RimSec	10/09/2019	TD	A1	2.75%	\$ 2,000,000
ING Bank Australia 735 Day TD - RimSec	18/09/2019	TD	A1	2.75%	\$ 3,000,000
Bank Of Queensland 730D TD - Curve	18/09/2019	TD	A2	2.80%	\$ 3,000,000
ING Bank Australia 730 Day TD - RimSec	17/10/2019	TD	A1	2.94%	\$ 2,000,000
IMB Cash Management Account		AC	A2	0.50%	\$ 15,131
Defence Bank 730D TD - Curve	25/10/2019	TD	A2	2.95%	\$ 3,000,000
Bendigo & Adelaide Bank Ltd 553 Day TD - RimSec	4/09/2019	TD	A2	2.72%	\$ 2,000,000
Wodonga & Wangaratta CU 487 D TD - Curve	22/07/2019	TD	UNRATED	2.75%	\$ 1,000,000
My State Financial Credit Union 369 Day TD - RimSec	18/06/2019	TD	A2	2.83%	\$ 2,000,000
SA Police Credit Union 371 Day TD - RIMSec	20/06/2019	TD	UNRATED	2.90%	\$ 1,000,000
Qbank 371 Day Term Deposit - RimSec	20/06/2019	TD	UNRATED	2.85%	\$ 1,000,000
Auswide Bank Ltd 365D TD - RimSec	25/06/2019	TD	A2	2.88%	\$ 3,000,000
Queensland Country Credit Union Ltd - 365 Day TD - RIMsec	26/06/2019	TD	UNRATED	2.88%	\$ 1,000,000
Coastline CU 365 Day TD - RimSec	26/06/2019	TD	UNRATED	2.88%	\$ 1,000,000
Hunter UECU 365 Day TD - RimSec	26/06/2019	TD	UNRATED	2.90%	\$ 1,000,000
Heritage Bank Ltd 365 Day TD - FIIG	27/06/2019	TD	UNRATED	3.05%	\$ 1,000,000
Bankwest 365 Day TD - Bankwest	27/06/2019	TD	A1+	2.80%	\$ 4,000,000
AMP 368 Day TD - RimSec	7/08/2019	TD	A1	2.85%	\$ 2,000,000
Warwick 365 Day TD - RIMSec	16/08/2019	TD	UNRATED	2.85%	\$ 1,000,000
G & C Mutual Bank 365 Day TD - FIIG	16/08/2019	TD	UNRATED	2.85%	\$ 1,000,000
AMP 365 Day TD - RimSec	12/09/2019	TD	A1	2.80%	\$ 3,000,000
My State Financial Credit Union 371 Day TD - RimSec	22/10/2019	TD	A2	2.75%	\$ 2,000,000
Move 365 Day TD - RimSec (Railways Credit Union /as)	24/10/2019	TD	UNRATED	2.90%	\$ 1,000,000
Maitland Mutual Building Society 365 Day TD - RimSec	31/10/2019	TD	UNRATED	2.85%	\$ 1,000,000
Peoples Choice Credit Union 187 Day TD - RIMsec	14/05/2019	TD	A2	2.70%	\$ 3,000,000
Credit Union Australia 181 Day TD - Curve	13/05/2019	TD	A2	2.70%	\$ 2,000,000
Bank of Sydney Ltd 188 Day TD - RimSec	28/05/2019	TD	UNRATED	2.80%	\$ 1,000,000

NAB 365 Day TD - NAB 9295 1144	28/11/2019 TD	A1+	2.75%	\$	2,000,000
AMB 180 Day TD - Curve	28/05/2019 TD	UNRATED	2.80%	\$	1,000,000
Summerland CU 370 Day TD - RimSec	10/12/2019 TD	UNRATED	2.93%	\$	518,931
Summerland CU 370 Day TD - RimSec	10/12/2019 TD	UNRATED	2.93%	\$	481,069
Bank of Us 174 Day TD - Curve	5/06/2019 TD	UNRATED	2.90%	\$	1,000,000
Bank of Queensland 365D TD - Curve	14/02/2020 TD	A2	2.73%	\$	2,000,000
Goldfields Money 369 Day TD - RimSec	26/02/2020 TD	UNRATED	2.80%	\$	1,000,000
AMP 273 Day TD - RimSec	27/11/2019 TD	A1	2.80%	\$	2,000,000
Beyond Bank 182 Day TD - Curve	2/09/2019 TD	A2	2.75%	\$	2,000,000
My State Financial Credit Union 365 Day TD - Curve	3/03/2020 TD	A2	2.75%	\$	1,000,000
Defence Bank 365D TD - Curve	6/03/2020 TD	A2	2.80%	\$	3,000,000
Banana Coast Community CU 369 Day TD - RimSec	17/03/2020 TD	UNRATED	2.75%	\$	1,000,000
Bank of Queensland 365D TD - Curve	18/03/2020 TD	A2	2.70%	\$	2,000,000
BankVic 365D TD - Curve	18/03/2020 TD	A2	2.70%	\$	3,000,000
My State Financial Credit Union 371 Day TD - RimSec	7/04/2020 TD	A2	2.70%	\$	3,000,000
Total Investments Held (excl. pipeline)				\$	89,886,502

0

0.00%

Total Highland Source (pipeline) Loan Investments

Total Investments Held (Incl pipeline)			\$	89,886,502
Balance as per Passbook-Commonwealth Bank	554,793.45			
Add: Outstanding deposits	93,580.77			
Less: Unpresented cheques	32,780.50			
Balance as per Cash Book-Commonwealth Bank				615,593.72
Add-Library				0.00
Add- Trust Fund-Other				339,375.82
Add- Trust Fund				
Total Cash & Investments @ 01/05/2019				90,841,471.94

12.18 OPERATIONS DEPARTMENTAL REPORT - APRIL 2019

Author: Matthew O'Rourke, Director Operations

Authoriser: Warwick Bennett, General Manager

Attachments: 1. Operations Departmental Monthly Report - April 2019 [↓](#) 

Link to Community Strategic Plan:	CL1 – Effect resourceful and respectful leadership and attentive representation of the community.
Cost to Council:	Nil
Use of Reserve Funds:	Nil

RECOMMENDATION

That the activities report by the Director Operations be received and noted for information

BACKGROUND

The purpose of this report is to provide an update on the monthly activities of the Operations Directorate.

REPORT

Please find attached the April 2019 monthly report on the activities of the Operations Directorate.



April 2019

Operations



Departmental Report

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1 Budget Status

Operations Projects – Works & Community Facilities

The following table provides a list of current Goulburn Mulwaree Operations Job Numbers that were not reported in April 2019, which are either over expended or under pressure to be over expended. Adjustments will be proposed for the next quarterly budget update.

Budget Status – April 2019				
Job Number	Description	Initial Allocation	Current Expenditure	Comment
NUS0036	Sowerby St UR Rehab	\$126,605.00	\$207,394.67	Scope increased due to the large amount of pavement rehabilitation required. Overspend to be adjusted during quarterly review from savings in the Rural Road Re sealing budget.
NUS0038	Wheeo Rd UR Rehab	\$126,147.00	\$137,602.40	Scope increased due to the pavement failure extending to the kerb and gutter. Overspend to be adjusted during quarterly review from savings from Rural Road Re sealing budget.

2 Operations WHS Summary

Incidents reported for April 2019 are listed in the following table:

Operational WHS Summary - April 2019				
Date	Department	Incident location & description	Treatment/Action	Lost time (hours)
01/04/2019	Works	Turning right into the Hetherington St Depot from the highway. A Council vehicle failed to give way at the intersection (end of lane), resulting in a near miss.	Nil	Nil
03/04/2019	Works	While mowing, flying debris hit a car out the front of Awesome Automotive	Nil	Nil
09/04/2019	Operations	An admin staff member was removing a book from the cemetery cupboard and cupboard shelving collapsed	Nil	Nil
08/04/2019	Works	Property damage discovered to the tar truck on the rear bumper bar.	Nil	Nil
10/04/2019	Works	Concreting crew from Divalls were carrying out footpath replacement works on Auburn St. A car was parked in the street in front of the next day's concrete pour location. They asked the car's owner to move the car for the works the next day, he declined for reasons not confirmed. The car was still there the next day so		

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GOULBURN MULWAREE OPERATIONS

		the concrete crew hooked a chain to the tow hitch and dragged the car back roughly 10m with an excavator. The owner was informed that his car was moving by a person in the house who saw it out the window. The car was moved back to its original position		
16/04/2019	Community Facilities	As Council vehicle was reversing out of the car park at Rocky Hill War Memorial it hit the back of third party vehicle.	Nil	Nil
18/04/2019	Works	Reversed ute from sign shed and bumped into roof support on training room	Nil	Nil
28/04/2019	Community Facilities	Staff were emptying 240lt bin of not realising it was full of rotting fruit in the bottom. As I lifted felt slight pain in left hand side of lower back	Nil	Nil

3. Operations Service Response Status

Requests created and closed in April 2019. Over the month of April 2019 Operations received xxx new service response requests generated from customers.

Operations Service Response Status – April 2019					
Work Group	Primary Group	New Requests	Completed Requests	% Completed	YTD % Completed
Buildings	Facilities	6	5	83%	91%
Cemeteries	Cemetery	2	1	50%	75%
Facilities	Graffiti	1	1	100%	100%
Facilities	Parks Ovals	14	13	93%	95%
Facilities	Public Toilets	5	4	80%	96%
Facilities	Unspecified Damages	4	4	100%	97%
Facilities	Health Pollution	0	0	N/A	N/A
Parks	Bees Wasps	0	0	N/A	100%
Parks	Fallen Tree	13	11	85%	99%
Parks	Grass Mowing	4	2	50%	98%
Parks	Tree Inspection	2	1	50%	95%
Parks	New Tree	1	0	0%	98%
Parks	Noxious Weeds	5	4	80%	98%
Parks	Remove Tree	7	5	71%	96%
Parks	Verge Maintenance	4	3	75%	97%
Parks	Root Damage	3	2	67%	95%
Parks	Trim Branches	1	1	100%	100%
Parks	Trees Unspecified	6	4	67%	95%
Parks	Weeds	0	0	N/A	N/A

GOULBURN MULWAREE OPERATIONS

Works	Live Stock	7	7	100%	100%
Works	Dumped Rubbish	14	13	93%	99%
Works	Bridges	0	0	N/A	100%
Works	Corrugations	3	2	67%	98%
Works	Damaged Footpath	11	10	91%	99%
Works	Damaged Kerb	1	0	0%	98%
Works	Depth Gauges	0	0	N/A	N/A
Works	Development Works	0	0	N/A	100%
Works	Edge Break	4	4	100%	100%
Works	Guard Rail	0	0	N/A	100%
Works	Guide Posts	3	1	33%	86%
Works	Inspection	1	1	100%	100%
Works	Line Marking	3	1	33%	83%
Works	Loose Material	5	5	100%	100%
Works	Oil Spill	1	1	100%	100%
Works	Pot Holes	8	7	88%	98%
Works	Seal Fail	0	0	N/A	100%
Works	Shoving	1	1	100%	100%
Works	Traffic Sign	14	10	71%	95%
Works	Road Unspecified	15	12	80%	98%
Works	Culvert Head	0	0	0%	100%
Works	Flooding	1	1	100%	100%
Works	Grates & Lids	3	3	100%	100%
Works	GPT	0	0	N/A	100%
Works	SW Kerb & Gutter	1	0	0%	96%
Works	Storm Pipe	2	2	100%	100%
Works	Trench Subsidence	0	0	N/A	N/A
Works	Stormwater Unspecified	4	2	50%	96%
April 2019 Totals		180	144	80%	97%

Incomplete tasks are those that have come in at the end of the month and placed on maintenance schedules. Some Service Responses require external resources to complete.

4 Operations Maintenance Tasks

General Maintenance Tasks completed in April 2019

General Maintenance Tasks – April 2019 - Works	
Location	Type of work
Progress Street Goulburn	Storm water prevention works
Goulburn Street Marulan	Storm water prevention works
Zone 8 (Middle Arm)	Culvert cleaning
Gurrundah Road	Table drain and culvert cleaning
Gurrundah Road	Seal repairs
Goulburn (various)	Storm water pit cleaning
Goulburn (various)	Re-line marking of faded lines
Tarago (various)	General drainage maintenance

General Maintenance Tasks – April 2019 – Parks & Gardens	
Location	Type of work
CBD Paths	Week Commencing 01/04/2019 Scrubbing was undertaken daily.
CBD Garden Maintenance	Victoria Park Rose Garden Maintenance and a follow up has been programed for the 29/04/2019
	Top up mulching of CBD garden beds
	Weekly weeding and tidy up beds undertaken.
	CBD mowing was undertaken fortnightly during April.
Belmore Park	Commenced planting of annual flower beds, to continue over into May as programmed. Work included removal of old annuals and bed preparation. Some annual beds held on longer than normal and were retained for ANZAC Day to provide some color.
	Mowing was completed every weekly during April, with days varying around events.
	Bins were emptied daily.
Aquatic Centre Grounds	Mowed twice during the month plus general weeding
Event Preparation	ANZAC Day, LEAP Training, Sporting Fields were a focus due to Athletics Carnivals coming up & Easter Services

Planned maintenance program for April is completed in full.

Parks undertook monthly weed control on Council road reserves. The tables below outline the work completed during April 2019.

Road Reserve Weed Control – April 2019			
Date	Zone	Location	Target
29/04/2019	Zone 9	Canyonleigh Road from Brayton Rd to Longreach Road	Blackberries, St John's Wort
29/04/2019	Zone 9	Arthurs Road	Blackberries
24/04/2019	Zone 9	Narelle Lane	Blackberries, Suckers & Sifton Bush
24/04/2019	Zone 9	Tarlo River Road	Blackberries & Sifton Bush
24/04/2019	Zone 9	Towrang Road from 1177 to 787	Blackberries & Suckers
23/04/2019	Zone 9	Towrang Road from Narelle Lane to 1177	Blackberries & Suckers
23/04/2019	Zone 9	Mills Road	Blackberries & Suckers
18/04/2019	Zone 9	Towrang Road from Boundary to Narelle Lane	Sifton Bush, Blackberries & Suckers
18/04/2019	Zone 9	Bulls Pit Road	Blackberries & Suckers
18/04/2019	Zone 9	Brayton Reserve Area	Blackberries & St John's Wort
17/04/2019	Zone 9	Stoney Creek Road Marulan	Blackberries
17/04/2019	Zone 9	Brayton Road and Carrick Road to the Boundary	Blackberries, Suckers & St John's Wort
16/04/2019	Zone 9	Stoney Creek Road Marulan	Blackberries & St John's Wort
16/04/2019	Zone 9	Brayton Road from Carrick Road to Gunlake Quarry right hand side going out	Blackberries, Suckers & St John's Wort
16/04/2019	Zone 9	Off Brayton Road to Ambrose Road	Blackberries and Suckers
16/04/2019	Zone 9	Marulan area, Merino Road and Dorsett	Wood Weed

GOULBURN MULWAREE OPERATIONS

		Road	
15/04/2019	Zone 9	Maclura Drive Marulan	Blackberries
16/04/2019	Zone 9	Brayton Road from Marulan to Gunlake Quarry	Blackberries, Suckers, St John's Wort & Sifton Bush
12/04/2019	Zone 9	Davies Road	Blackberries, Suckers & Sifton Bush
12/04/2019	Zone 10	Highland Way 349	Blackberries
12/04/2019	Zone 9	Eagles Lane and Murphys Lane	Blackberries, Suckers, St John's Wort & Sifton Bush
12/04/2019	Zone 9	Red Hills Road, Hume Highway to Ambrose Road	Blackberries, Suckers & Sifton Bush
11/04/2019	Zone 9	Red Hills Road, 829 to Davies Road	Blackberries & Suckers
10/04/2019	Zone 9	Towrang Road from Hume Highway to 787	Blackberries & Suckers
09/04/2019	Zone 9	Red Hills Road, 133 to 829	Sifton Bush, Suckers & Blackberries
09/04/2019		Cartwright Place	Fleabane
08/04/2019	Zone 9	Red Hills Road and Wollumbi	Suckers, Prickly Pear, Blackberries & Sifton Bush
04/04/2019	Zone 9	Wollumbi Road, Red Hills Road to 133 Bull Pit Road to River	Prickly Pear, Blackberries, Suckers and Sifton Bush
03/04/2019	Zone 15	Currawang Road, Thornford Road to 4277. Thornford Road, Harrington's Lane and Johnsons Lane	Blackberries & Suckers
02/04/2019	Zone	Kumungla Siding Road, Browns Road, Elm Grove Road, Currawang Road from Browns Road to Thornford Road	Blackberries & St John's Wort
01/04/2019	Zone 15	Currawang Road, 333 to Browns Lane	Blackberries, Sifton Bush & Suckers

Tree Maintenance – April 2019		
Zone	Location	Type of work
Zones 7	Blackshaw Rd, Glenelg St, Leeson St, Forbes St, Hercules St, Emma St, Eleanor St, May St, Melliodora Dr, Ada St	Tree lifting completed
	Park Road	Tree lifting completed & New tree planted
	Bathurst Street, Farm Street	Tree lifting due for completion
	Memorial Road	Removed two dead trees overhanging the road
	High St, East St, Henry St, Long St, Lower Stern St, Phillip St, Cole St, Hetherington St, Crundwell St, Common St, Sinclair St, Braidwood Rd, Ottiwell St, King St, Bungonia Rd	Maintenance due for completion
	Sloane Street	Removed fallen/dead trees. Completed 17/04/2019

Mowing Maintenance – April 2019		
Zone	Location	Type of work
Zones 2, 3, 4, 5, 7 & 9	Goulburn Feature Parks	The following were all mown in full for the month of April with additional maintenance conducted as needed: Victoria Park, Leggett Park, Gibson Street Park (Kingham St and Crestwood St end), Walking Track and Marsden Weir, Rosedale Square, Prince St Park, Duck Pond Green Valley Rd & reserve behind houses, Komungla Park, Surrounding areas & frontage, PCYC & surrounding areas, Jack White Park, Bartlett Park, O'Brien Park, Tennyson Woods, Honour Park, South Approach, Knopp Park, Howard Park, Tony Onions Park, Meridian Park, Manfred Park, Joshua St Reserve.
Zones 3, 4, 5, 7 & 9	Sports Fields	The following Sports Fields were all mown with additional maintenance conducted as needed: Cookbundoon Soccer Fields, Seiffert Oval & surrounding areas, Carr Confoy, Goodhew Park surrounds and frontage, Hudson Park, North Park and Marulan Soccer Fields. Additional irrigation repairs were conducted at Cookbundoon Soccer fields.
Zones 1- 7	Goulburn Urban	All Zones were mown in full during the month of April along with maintenance spraying and whipper snipping.
Zone 2	Run-O-Waters	Run-O-Waters was mown twice during the month of April.
Zones 9,10, 11 & 15	Rural Village Mowing	Lake Bathurst, Tarago, Towrang, Marulan, Bungonia, Tallong were all mown and completed in full.
	Rural Road Network	No Rural Roads were scheduled for mowing for the month of April due to slow growth.

Planned Maintenance Program for April is completed in full.

5 Operations Table of Planned Works

The below table outlines all planned works which may impact the public / traffic for the month of May 2019

Planned Works – May 2019		
Location	Date	Description of works
Mary Street	Ongoing	Road closure between Carr and Ridge Streets for road extension works.
Bungonia Road	Start of works 08/05/2019	Road reconstruction works from Braidwood Road to Lansdowne Bridge. Local traffic access only.
Racecourse Drive	Start of Works 08/05/2019	Underground stormwater and surface drainage upgrade
Seiffert Oval	01/12/2018 – 30/6/2019	Demolition and pre-construction of Sporting Pavilion as per tender 1718T0020
Victoria Park Skate Park	20/05/2019 – 30/06/2019	Site setup and construction of the skate park is scheduled to commence as per tender 1819T0002
Recreation Area	06/03/2019 – 30/05/2019	Commencement of the Gate 2 amenities installation at the Recreation Area. Delays with delivery from manufacturer have led to a delayed finish to the end of May 2019.

*Please note dates may vary due to weather, availability of crews and any urgent works requirements

6 Community Facilities

6.1 Operational

April 2019 was a very busy month for events in Goulburn with the Community Facilities team facilitating 447 bookings across all Council sites. Of these bookings there were 8 major events, and 21 bookings that required some level of Council involvement from resources to advice for setups outside of routine maintenance.

Some of the major events over this period included the Rotary Swap Meet, Wealth Management Conference, Youth Camp, Mayor’s Drought Relief Hay Distribution, Anzac Day Services, South Coast Regional Netball Carnival and the BDCU Fun Run. Each of these events involved significant staff time prior to, during and after the event to setup and pack down. This impacted the normal levels of service across the business unit.

Other significant events across this period included the GMC LEAP Training, private conferences, Sydney 2 Canberra cycle event, The Big Push cycle event, multiple banner pole hires and numerous sporting events across the Goulburn Mulwaree Council region. All of these events required input from Council staff at some stage during the event.

Such a full calendar meant that setups and pack downs had to occur multiple times a day on several occasions to enable all bookings to go ahead. External resources were required for some of these events to ensure setups could be completed to the required standard and within agreed timeframes.

Staff identified a weak point on the suspended walkway linking the main sections of the Adventure Playground. Staff have worked with the manufacturer and put in place additional connections to strengthen up the suspension bridge. The repair involved the addition of additional high tensile cabling to further secure the joins on the walkway. The photo below is of the completed works, with no cost incurred by Council.



Completed repairs to Suspended Walkway at Adventure Playground.

The Sporting Pavilion at Seiffert Oval is still on track for the completion date, being the end of July 2019. The wall and roof cladding was installed during April 2019 along with the windows and glass entrance doors. Painting of the external walls will commence in early May 2019. Lockup stage is expected by the end of May 2019.



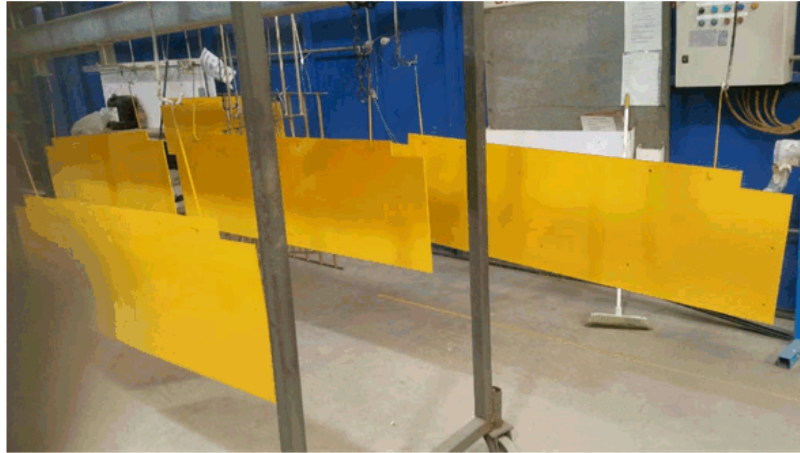
Seiffert Oval Sporting Pavilion view from Oval

The installation of insulation and lining of the internal walls started towards the end of April 2019 and will continue through to May 2019. All wiring and plumbing lines were also installed during April 2019. Final fit out is programmed towards the end of the project on these items.



Internal walls and installation within Sporting Pavilion

The **Rage Cage** is preparing for construction with the panels being powder coated off site. Due to this off site preparation there is a possible delay to the start of construction from the dates provided in the table below. The photo below was taken by the manufacturer and shows some of the panels being powder coated. At this stage there may be little to no change to the completion date.



Rage Cage Panels being Powder Coated

Task	Start	Duration	Status
Excavation of concrete slab	18/03/19	1 week	Completed
Construction of concrete slab	25/03/19	1 week	Completed
Fabrication of equipment	25/02/19	9 weeks	Completed
Powder coating of equipment	30/04/19	2 weeks	Underway – behind schedule, one week delay in commencement date and handover.
Construction of rage cage	13/05/19 20/05/19	3 weeks	Not due to start
Handover	31/05/19 07/06/19	1 Day	Not due to start

Additional work is also being undertaken around the rage cage with the installation of two picnic shelters for families and users of the facilities. These will match the existing shelters in the Adventure Playground (photo included below) and are within allocated budgets. Further works regarding landscaping have also commenced around the rage cage with mounds being constructed on three of the sides, these will be mulched and planted out with trees.

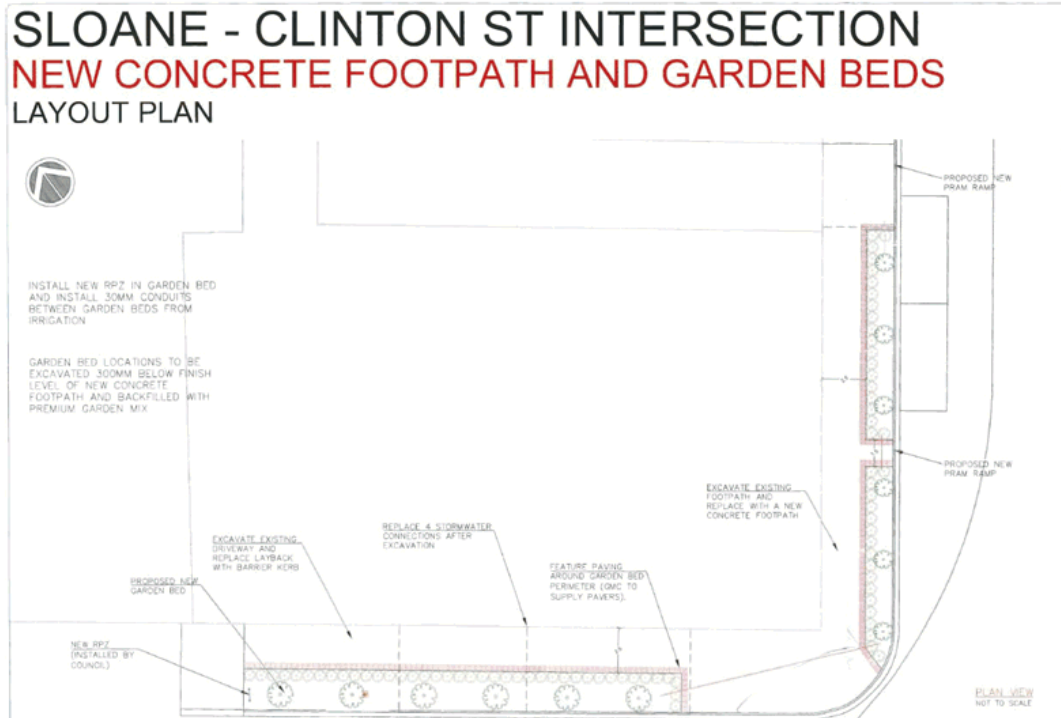


Example of shelter being constructed at Rage Cage.



Commencement of mounds around the Rage Cage, looking towards Verner Street

CBD Enhancement Works. Work has commenced on the Corner of Sloane Street and Clinton Street. The work falls within the CBD enhancement program and will include the installation of two garden beds and new concrete paths. Extensive consultation was undertaken with the owners of the Mandelson’s Building to minimise the impact of works on their business activities and also maintain functionality for their business when completed. Work is expected to be completed by the end of May 2019.

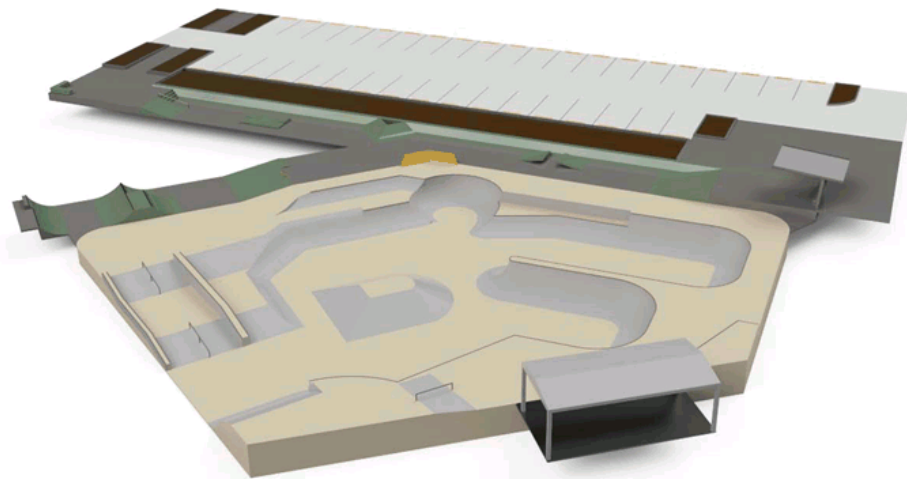


Landscape and Construction Plan for Sloane/Clinton Streets

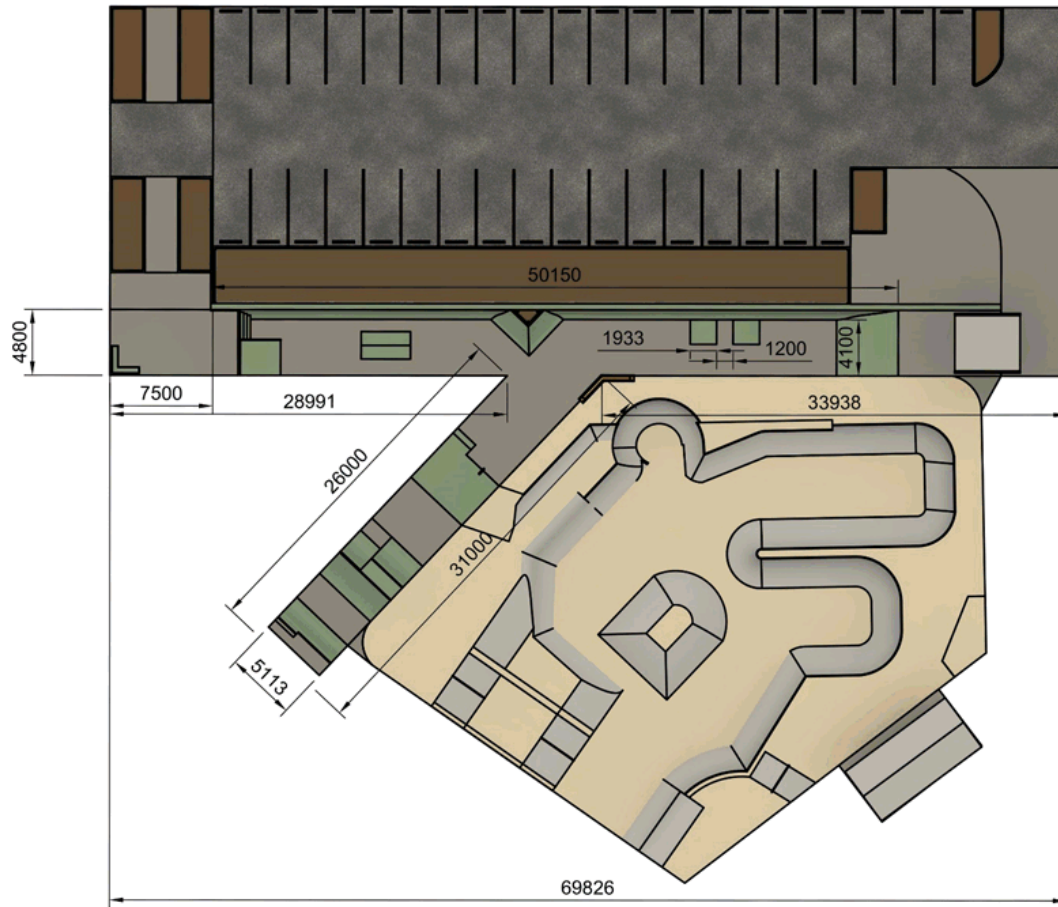


Sloane/Clinton Streets construction work underway

The Victoria Park Skate Park extension has moved into the final sign off stage on the design plans. An amendment to the design has occurred that will connect the Skate Park into the entrance of the Aquatic Centre redevelopment. The amendment will also enhance passive surveillance of the site. The concept plan below is of the final design currently being prepared for construction.



Final design for Skate Park Extension.



Final design with dimensions

Task	Start	Duration	Status
Commence detailed design	26/03/19	4 weeks	Completed
Review & approve final design	18/04/19	2 weeks	Completed
Review, amend & sign-off	29/04/19	2 week	Underway
Site establishment	20/05/19	1 week	Not due to start
Commence Construction	21/05/19	7 weeks	Not due to start
Site clean-up	08/07/19	1 day	Not due to start
Handover	09/07/19	1 day	Not due to start

6.2 Aquatic Centre

Goulburn Aquatic and Leisure Centre

The Goulburn Aquatic and Leisure Centre experienced a steady flow of visitations throughout April 2019. The outdoor pool season was extended for the entire month of April due to indoor pool complex closure and the higher than average temperature experienced. The overall monthly figure for the month was **3,827**.

Attendance Report

Please refer to the table below for the breakdown of April 2019 attendances.

Attendance Report – April 2019	
Program	April 2019
Aquatic memberships	395
Health Club (incl. Fitness Classes) memberships	258
Visit passes (incl. Aquatics and Fitness Classes)	234
Family memberships (Aquatic and Fitness)	25
Squad Swimming	153
Recreational Swimming	1,088
Children under 2 years	23
Spectator (excl. Carnivals)	165
Swimming Lessons	1,238
Swimming student out of hours	71
Aquathon	0
Fitness Passport- Aquatic	112
Fitness Passport- Fitness	57
NSW Police Academy	8
TOTAL	3,827
Note: attendance for April 2018 was 5,565.	

Indoor Complex Shutdown

The indoor complex was closed from 1.30pm Saturday 13th April to Sunday 30th April 2019. The primary purpose of the shutdown was to complete necessary maintenance on the mechanical plant and ancillary services.

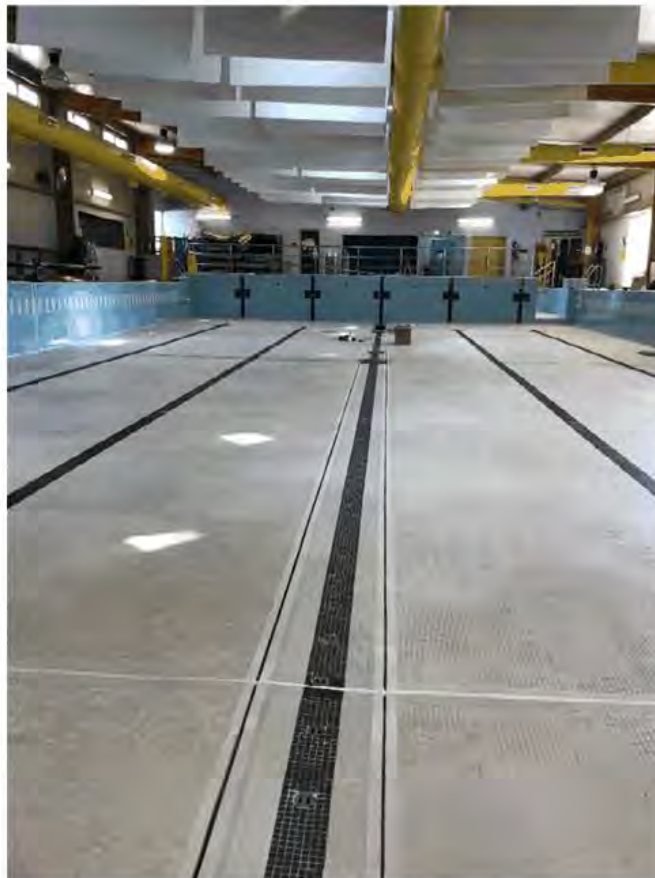
The outdoor pool remained open throughout this closure to accommodate recreation swimming. The weather was favourable throughout the majority of the month which contributed to stable attendance in the outdoor 50m pool. Also, given the shutdown occurred throughout the school holidays no programs were impacted as a result of the indoor closure.

The replacement of the pool expansion joints progressed according the project schedule, however, there was further delay for the pool opening to attend to the pools main construction joint. The waterproof barrier in the construction joint required additional attention to ensure the joint will not retain water and jeopardise the joint seal. It is important to note that remedying these faults has greatly assist with preserving the pool shell by both preventing any bond breakage and joint failure.

A condition report was also completed by the principal contractor to assist with providing an up-to-date assessment of the pool shell and provide supporting information for the impending Aquatic Centre redevelopment project.

Additional tasks that were completed throughout the closure period included:

- Major service of the air handling unit
- Boiler service and associated equipment
- Filtration pump bearing service
- Detailed cleaning of the floor surfaces
- Cosmetic painting throughout the site
- Toilet/shower screen uplift
- Stainless steel fittings deep clean



Indoor Pool Complex Emptied- expansion joints replaced/repaired



Indoor Pool Complex Reopened- selected walls painted



Change Room Uplift - painted dividers

6.3 Recreation Area

With the cooler weather in sight and the major event season coming to an end, the Recreation Area experienced an expected decline in activity during April 2019. There was a total of 61 bookings across the facility for the month of April, approximately two bookings per day. There were six major events hosted by Council throughout April, and an additional three major or irregular events hosted by user groups.

Major and Irregular Events

Major events held at the Recreation Area throughout April 2019 included the Rotary Swap Meet, Wealth Management Conference, GMC LEAP training, Mayoral Charity Hay Distribution, Youth Camp and South Coast Regional Netball Carnival. These events attracted an estimated 6,570 visitors to the facility throughout April 2019.

The annual Rotary Swap Meet is reported to be the biggest and most successful yet, attracting 5,000 visitors to the Recreation Area over two days.



Rotary Swap Meet

An invitation only **Wealth Management** conference was held in Veolia Arena attracting an additional 200 visitors to the facility



Wealth Management Conference

Council's leadership (**LEAP**) training continued in Veolia Arena and Grace Millsom throughout early April, with 110 staff members attending the sessions.



LEAP Training

The Mayors Drought Relief Campaign again distributed hay bales from Council properties to local farmers suffering the effects of the drought. 215 hay bales were donated to local farmers, with approximately 220 people on site for the event.



Hay Distribution

The **Goulburn Mulwaree Youth Council** held a youth camp in Veolia Arena in April 2019, with approximately 40 youth in attendance. There were a number of activities available to the participants including laser tag and bubble soccer, as well as educational and wellbeing sessions.

The **South Coast Regional Netball Carnival** was again held in Veolia Arena and the Basketball Stadium, with approximately 1,000 players, spectators and facilitators at the Recreation Area over the two day carnival.



Netball carnival

Regular Users and Events

Regular user groups occupied the facility on 40 occasions throughout April 2019, approximately 1.5 bookings per day.

Irregular events hosted by user groups included a Dressage training day, State League Basketball, Harness Trial day and Harness Race Day.

Regular users drew additional attendances of 3,570 people to the Recreation Area throughout April 2019



State League Basketball



Harness Race



Dressage day

The tables below show the breakdown of events at the Recreation Area during April 2019.

Breakdown of Events – April 2019	
Event	Attendances
Basketball	1,200
Dog/Show Training	180
Badminton	220
Greyhound Racing	1,200
Harness Racing	250
Dressage	40
Netball	480
Swap Meet	5,000
Wealth Management Conference	200
GMC LEAP training	110
Hay Distribution	220
Youth Camp	40
Netball Carnival	1,000
TOTAL	10,140

Breakdown of Event Facility Locations		
Facility	April 2019	April 2018
Veolia Arena	2,340	610
Grace-Millsom Function Centre	710	970
Recreation Area	7,090	1,790
Total Attendances	10,140	3,370

Upcoming Major Events

The Recreation Area has a whole host of major events booked for 2019. The table below shows all major and irregular events currently booked for the remainder of 2019.

Date	Event Name
11/05/2019	Harness Trials 2018 - 2019 Goulburn Harness Racing Club
11/05/2019	NSW Waterfowl show Goulburn Poultry Fanciers
13/05/2019	Harness Race Dates 2018 -2019 Goulburn Harness Racing Club
16/05/2019	Information Session Goulburn Mulwaree Council
18/05/2019	State League Basketball - Men s Youth League Goulburn Basketball Association Inc.
19/05/2019	Baby Shower
23/05/2019	Trade Show Repco Auto Parts Ltd
25/05/2019	Harness Trials 2018 - 2019 Goulburn Harness Racing Club
25/05/2019	Birthday Party
26/05/2019	Poultry Auction Goulburn Poultry Fanciers
27/05/2019	Harness Race Dates 2018 -2019 Goulburn Harness Racing Club
29/05/2019	Private Conference
01/06/2019	Dog Training and Kennel Club - Shows and Events 2019 Goulburn Dog Training and Kennel Club
1/06/2019	Dressage Official Competition Days Goulburn Dressage Club

GOULBURN MULWAREE OPERATIONS

5/06/2019	Recreation Area Committee Meeting Goulburn Mulwaree Council
06/07/2019	Pictures & Popcorn at the Arena
8/06/2019	Harness Trials 2018 - 2019 Goulburn Harness Racing Club
10/06/2019	Harness Race Dates 2018 -2019 Goulburn Harness Racing Club
15/06/2019	21st Birthday
22/06/2019	Harness Trials 2018 - 2019 Goulburn Harness Racing Club
22/06/2019	State League Basketball - Men s Youth League Goulburn Basketball Association Inc.
24/06/2019	Harness Race Dates 2018 -2019 Goulburn Harness Racing Club
29/06/2019	Engagement Party
06/07/2019	Pictures & Popcorn at the Arena
13/07/2019	Breeders Choice Alpaca Auction
13/07/2019	State League Basketball - Men s Youth League Goulburn Basketball Association Inc.
14/07/2019	Breeders Choice Alpaca Auction
27/07/2019	State League Basketball Open Women Goulburn Basketball Association Inc.
27/07/2019	State League Basketball - Men s Youth League Goulburn Basketball Association Inc.
28/07/2019	Poultry Auction Goulburn Poultry Fanciers
07/08/2019	Recreation Area Committee Meeting Goulburn Mulwaree Council
10/08/2019	Dressage Training Day Goulburn Dressage Club
13/09/2019	Charles Ledger Alpaca Show Australian Alpaca Association NSW Region
14/09/2019	Dressage Official Competition Days Goulburn Dressage Club
14/09/2019	Charles Ledger Alpaca Show Australian Alpaca Association NSW Region
14/09/2019	Australian Beach Boys Concert
15/09/2019	Charles Ledger Alpaca Show Australian Alpaca Association NSW Region
15/09/2019	Private Event
22/09/2019	Poultry Auction Goulburn Poultry Fanciers
02/10/2019	Recreation Area Committee Meeting Goulburn Mulwaree Council
05/10/2019	Lilac Ball
11/10/2019	Indoor Hockey Championships Goulburn Mulwaree Council
12/10/2019	Indoor Hockey Championships Goulburn Mulwaree Council
13/10/2019	Indoor Hockey Championships Goulburn Mulwaree Council
18/10/2019	Indoor Hockey Championships Goulburn Mulwaree Council
19/10/2019	Dressage Training Day Goulburn Dressage Club
19/10/2019	Indoor Hockey Championships Goulburn Mulwaree Council
20/10/2019	Indoor Hockey Championships Goulburn Mulwaree Council
21/10/2019	Breastscreen van Goulburn Mulwaree Council
25/10/2019	Indoor Hockey Championships Goulburn Mulwaree Council
26/10/2019	Indoor Hockey Championships Goulburn Mulwaree Council
27/10/2019	Indoor Hockey Championships Goulburn Mulwaree Council
01/11/2019	Dog Training and Kennel Club - Shows and Events 2019 Goulburn Dog Training and Kennel Club
01/11/2019	Indoor Hockey Championships Goulburn Mulwaree Council
02/11/2019	Dog Training and Kennel Club - Shows and Events 2019 Goulburn Dog Training and Kennel Club
02/11/2019	Indoor Hockey Championships Goulburn Mulwaree Council
03/11/2019	Dog Training and Kennel Club - Shows and Events 2019 Goulburn Dog Training and Kennel Club
03/11/2019	Indoor Hockey Championships Goulburn Mulwaree Council

GOULBURN MULWAREE OPERATIONS

08/11/2019	Indoor Hockey Championships Goulburn Mulwaree Council
09/11/2019	Indoor Hockey Championships Goulburn Mulwaree Council
09/11/2019	Convoy 4 Kids Dinner Convoy for Kids Goulburn
10/11/2019	Convoy 4 Kids Convoy for Kids Goulburn
10/11/2019	Indoor Hockey Championships Goulburn Mulwaree Council
15/11/2019	Indoor Hockey Championships Goulburn Mulwaree Council
16/11/2019	Indoor Hockey Championships Goulburn Mulwaree Council
17/11/2019	Indoor Hockey Championships Goulburn Mulwaree Council
22/11/2019	Indoor Hockey Championships Goulburn Mulwaree Council
23/11/2019	Indoor Hockey Championships Goulburn Mulwaree Council
24/11/2019	Poultry Auction Goulburn Poultry Fanciers
24/11/2019	Indoor Hockey Championships Goulburn Mulwaree Council
29/11/2019	Indoor Hockey Championships Goulburn Mulwaree Council
30/11/2019	Indoor Hockey Championships Goulburn Mulwaree Council
01/12/2019	Indoor Hockey Championships Goulburn Mulwaree Council
04/12/2019	Recreation Area Committee Meeting Goulburn Mulwaree Council
06/12/2019	Indoor Hockey Championships Goulburn Mulwaree Council
07/12/2019	Dressage Championship Day Goulburn Dressage Club
07/12/2019	Indoor Hockey Championships Goulburn Mulwaree Council
08/12/2019	Indoor Hockey Championships Goulburn Mulwaree Council
14/12/2019	Rodeo Training Goulburn Rodeo Club
15/12/2019	Rodeo Training Goulburn Rodeo Club
23/12/2019	Harness Race Day 2019-2020 Goulburn Harness Racing Club

Work, Health & Safety

Recreation Area Facility Audits and Contractor Audits were carried out in conjunction with contractors and event organisers at the Recreation Area during the month of April 2019.

In addition to these, pre-event risk assessment and inspections were carried out to ensure that all events held within the Goulburn Recreation Area were carried out appropriately in a safe manner.

All events were required to provide a Risk Assessment, Public Liability Insurance and an Emergency Management Plan.

All contractor work carried out through the month of April 2019 complied with the GMC Work Health and Safety policies and guidelines. There were no reportable incidents at the Recreation Area during this period.

Council staff have been working with license holders and regular users of the Recreation Area on a new system to store required WHS documentation. We now have 100% compliance with Public Liability Insurance and 100% compliance with Risk Assessments. The next step currently being undertaken is for all users to provide an annual Emergency Management Plan.

7 Works

The Works Section is currently focused on delivering a number of capital works projects while also meeting the demands of routine maintenance on Council infrastructure and attending to maintenance requests by the general public.

7.1 Maintenance Grading

The following roads were included in the maintenance grading program for April 2019. The focus of work is now on capital works:

Maintenance Grading	
Completed by Contractor in April 2019	Completed by Council in April 2019
Nil	Railway Parade
	Sandy Point Road
	Mayfield Road

7.2 Operational

During April 2019, Capital works have been progressing on a number of sites. Works continued on Mary Street with the project scheduled for completion mid-May 2019 and Auburn Street footpath and kerb & gutter has been completed along with similar works in Marsden Street. Bitumen over seal have been undertaken on Windellama Road, Highland Way and Range Road with the remainder of urban seals scheduled for completion in early May 2019. The 18/19 Guardrail Program has commenced with works on Highland Way, works will continue into May and June 2019 on the remaining sites on Windellama Road and Old Sydney Road. Asphalt heavy patching was undertaken on Brayton Road in Marulan completing the Urban Road Rehabilitation Program.

Works have commenced at Tait/Lockyer with the extension link road. Works thus far have been restricted to topsoil stripping, vegetation removal and pavement boxing. These works will carry through into the 2019/20 financial year. Initial works have commenced at Bungonia Road with the upgrade to the road adjoining the new Landsdowne Bridge, being constructed by the RMS. Close consultation with the RMS is required to ensure that access is maintained to their work site.

Maintenance works have concentrated on addressing storm water issues throughout Goulburn and Marulan. A small concreting project was undertaken at the end of Goulburn Street in Marulan to assist with overland flow flooding of the Marulan Fire Shed. Table drain and culvert clearing and bitumen patching has been undertaken on Gurrundah Road during April 2019 by the Rural Drainage Crew.

Parks and Gardens crews have been concentrating on scheduled programmed tree and mowing maintenance programs and the Noxious Weeds team have been undertaking works in Zone 9. Contractors were engaged during April to remove the masses of willow infestation below the Marsden Weir, further works will be undertaken to plant out this area with a more suitable species.

7.3 Capital Works

Highland Way RRBG		
Description	Status	Comments
Progress	●	Completed heavy patching works. Resealing works underway. Guardrail to be installed.
Budget / Expenditure	●	\$264,000 / \$208,000
WHS	●	No issues to report
Quality	●	No issues to report
Environment	●	No issues to report
Milestones	●	No issues to report
Issues	●	No issues to report



Highland Way heavy patching and overlay with seal



Highland Way Resealing

Brayton Road Rehabilitation		
Description	Status	Comments
Progress	●	Asphalt heavy patching completed
Budget / Expenditure	●	\$147,000/ \$92,136
WHS	●	No issues to report
Quality	●	No issues to report
Environment	●	No issues to report
Milestones	●	No issues to report
Issues	●	Project delayed due to wet weather



Brayton Road milling and placing AC

Range Road – Fixing Country Roads		
Description	Status	Comments
Progress	●	Resealing of previously widened sections of road completed
Budget / Expenditure	●	\$80,000 / \$40,000
WHS	●	No issues to report
Quality	●	No issues to report
Environment	●	No issues to report
Milestones	●	No issues to report
Issues	●	No issues to report



Range Road Resealing

Tait Crescent / Lockyer Street Link Road		
Description	Status	Comments
Progress	●	Stripping of topsoil and removal of vegetation underway.
Budget / Expenditure	●	\$500,000 / \$142,147
WHS	●	No issues to report
Quality	●	No issues to report
Environment	●	No issues to report
Milestones	●	No issues to report
Issues	●	No issues to report



Tait Lockyer earthworks - Stripping of topsoil

Mary Street – Extension		
Description	Status	Comments
Progress	●	Progress delayed due to contractor availability with kerb and gutter and sealing
Budget / Expenditure	●	\$558,360 / \$466,674
WHS	●	No issues to report
Quality	●	No issues to report
Environment	●	No issues to report
Milestones	●	Sealing date delayed due to contractor availability
Issues	●	No issues to report



Laying of asphalt at the intersection of Mary Street and Ridge Street

Footpath Auburn Street (Glebe - Walker) Replacement		
Description	Status	Comments
Progress	●	No issues to report
Budget / Expenditure	●	\$20,476/ \$17,341
WHS	●	No issues to report
Quality	●	No issues to report
Environment	●	No issues to report
Milestones	●	No issues to report
Issues	●	No issues to report



New footpath from Glebe Street to Walker Street

7.4 2018/19 Operations Capital Works Program – April 2019

Project ref in budget	Project Title/Description	Budget	Budget Traffic Light	Schedule Traffic Light	Outlined Proposed Action	Comment
K&G	Kerb & Gutter Program	278,721			Yes	Program delayed expected to be completed on time and budget
190119	Urban Road Reconstruction - Mary St	558,630			Yes	Project delayed expect to completed on budget in May 19
190130	Urban Road Construction – Tait and Lockyer	500,000			No	Project will carryover to 19-20
190193	UR Bungonia Rd Reconstruction	800,000			No	Project will carryover to 19-20
URR	Urban Road - Rehabilitation	722,788			Yes	Program delayed expected to be completed on time and budget
SUR	Sealing - Urban & Rural	827,466			No	On time, on budget
RTR	Roads to Recovery Program	595,490			Yes	Late expected to be on budget
190124	Road Widening – Windellama Road	256,500			No	Completed under budget
190215	RHL Brayton Rd – Gunlake Sec 94	268,000			Yes	Project deferred to 19-20 due to contractor availability
190216	RHL Ambrose Rd – Gunlake Sec 94	442,989			Yes	Project deferred to 19-20 due to contractor availability
RHL	Rural Haulage Line	174,744			No	On time, on budget
190123	RRC – Parkesbourne Rd (1km)	310,695			No	Completed
190166	Gurrundah Rd SRR Reconstruction	291,290			No	Completed
DP	Drainage Program	231,736			No	On time, on budget
GR	Gravel Resheeting	451,554			No	On time on budget
FP	Footpath Program	134,445			Yes	Program delayed expected to be completed on time
SRRL	Sealed Rural Roads Local	52,036			Yes	Late, expenditure to be transferred
190079	RRBG – Highland Way	264,217			Yes	Completed, awaiting contractor invoices
SRRRP	Sealed Rural Regional Road Program	206,843			Yes	Completed, awaiting contractor invoices
URRP	Urban Roads Regional Program	140,277			No	On time on budget

Project ref in budget	Project Title/Description	Budget	Budget Traffic Light	Schedule Traffic Light	Outlined Proposed Action	Comment
<i>C/O</i>	<i>Carry Overs 17/18</i>	<i>337,870</i>			<i>Yes</i>	<i>Completed, expenditure to be transferred</i>
<i>MSB</i>	<i>May Street Bridge (incl FP and K&G)</i>	<i>1,231,540</i>			<i>Yes</i>	<i>Grant requirements changed, deferred to 19-20</i>
<i>GL</i>	<i>Guardrails Local</i>	<i>84,468</i>			<i>No</i>	<i>Program to be completed in May 19</i>
190089	CBD Master plan implementation	300,000			No	Work to be completed in May 19
<i>BS</i>	<i>Bus Shelters</i>	<i>143,000</i>			<i>Yes</i>	<i>Additional shelters ordered, to commence in May 19</i>
190133	Wollondilly Walking and Cycling Trail Stage 2	1,936,302			Yes	Project delays due to redesign of bridge
190222	Wollondilly Walking and Cycling Trail Lighting	444,087			No	RFT currently being assessed
190132	Parks - Riverside Park	700,000			No	Design progressing
190138	New Playground Equip & Skate Park - Leggett Park	50,000			Yes	Completed, overrun to be transferred to playground maintenance
<i>OOS</i>	<i>Other Open Space projects</i>	<i>101,000</i>			<i>No</i>	<i>On time on budget</i>
<i>ACR</i>	<i>Aquatic Centre Renewals</i>	<i>80,000</i>			<i>No</i>	<i>Upgrading plant and equipment</i>
<i>ACC</i>	<i>Aquatic Centre Capital</i>	<i>5,350,000</i>			<i>Yes</i>	<i>Pending planning approval from JRPP</i>
<i>RAI</i>	<i>Recreation Area Improvements</i>	<i>140,000</i>			<i>No</i>	<i>On time on budget</i>
190056	Belmore Park Improvements (Shed)	145,000			No	DA submitted, procurement commenced
190059	Skate Park Upgrade	366,671			No	Construction due to commence May 19
190064	Multipurpose Sport Cage	260,526			Yes	Manufacturing commenced, install end of May
<i>OLA</i>	<i>Other Landscaped Areas</i>	<i>515,156</i>			<i>No</i>	<i>On time on budget</i>
190062	Seiffert Oval Lighting Renewals	578,174			No	Council requested change to scope, RFT 1819T0017
190063	Seiffert Oval Pavilion	830,103			No	On time on budget
190156	Goulburn Hockey Fields - Design	136,000			No	DA being finalised

Project ref in budget	Project Title/Description	Budget Budget	Budget Traffic Light	Schedule Traffic Light	Outlined Proposed Action	Comment
CC	Cemeteries Capital	125,000	✘	✘	Yes	Late, expected to be on budget
B	Buildings	463,650	✔	✘	Yes	On time on budget
190142	Tarago new Toilet Block	92,260	✘	✔	Yes	Completed, overspend to be transferred to Other Landscaped areas
190167	Recreation Area Amenities Renewal	153,022	✘	✔	Yes	Install to start at the end of May
190026	Goulburn Performing Arts Centre	9,935,000	✘	✔	Yes	Tenders evaluated, report to go to Council
190027	Sandstone Restoration McDermott Centre	100,000	✔	✘	Yes	Scope to be identified
190031	North Goulburn Employment Precinct	7,788,082	✘	✔	Yes	Preliminary works underway
NB	Nadgigomar Bridge Replacement and Realignment	616,748	✔	✔	No	Completed
190021	Rocky Hill War Memorial Museum Upgrade	2,517,504	✘	✘	Yes	Construction progressing, contractor progress schedule
190206	Hudson Park Playground Upgrade	152,014	✔	✘	Yes	Order for toilet has been placed
SPR	Sandy Point Road	1,181,227	✔	✔	No	On time on budget
190205	NSW Safer Roads Flashing Lights	11,608	✔	✔	No	Completed
190164	Oallen Ford Road – FCRP	73,686	✔	✔	No	Completed
190121	Cowper/Bradley Roundabout	300,000	✔	✘	Yes	Roundabout completed, blisters under construction
VEP	Village Enhancement Program	120,896	✔	✔	No	On time on budget
190227	Parkesbourne/Gap Road – Drought Relief HV Access	300,000	✔	✔	No	On time on budget
190228	Roundabout – Bourke/Verner	40,000	✔	✔	No	On time on budget
190210	Range Road Upgrade	80,000	✔	✔	No	On time on budget

8 Asset Management & Design

8.1 Asset Management Planning

For the month of April 2019, the Asset Management team undertook the following tasks:

- Preparing Draft Strategic Asset Management Plan
- Developing Roads Policy

8.2 Data or Condition Assessment

For the month of April 2019, the Asset Management team undertook the following tasks:

- Liaison with ARRB for road condition assessment.
- Reviewing Goulburn Mulwaree Road network condition data
- Scoping and briefing of Mountain Ash Road – Black Spot Funding project for 2019/20 and 2020/21
- Scoping and briefing of K&G and Footpath Work for 2019/20
- Reviewing scope brief of Range road under Fixing Country Road Grant Application for 2019/20.

8.3 Design Projects

Following design works were undertaken in April 2019:

- Sanctuary drive Bio retention basin
- Crookwell and Marys Mount Road intersection upgradation work.

8.4 Application Status

s138

S138 Application			
Application	Date Received	Date Approved	Days to approval
RO-0001-1819	05/04/2019	11/04/2019	5
RO-0002-1819	05/04/2019	11/04/2019	5
RO-0006-1819	10/04/2019	11/04/2019	2
RO-0007-1819	09/04/2019	11/04/2019	3
RO-0009-1819	09/04/2019	15/04/2019	5
RO-0010-1819	09/04/2019	11/04/2019	3
RO-0012-1819	11/04/2019	15/04/2019	3
RO-0013-1819	12/04/2019	29/04/2019	9
RO-0015-1819	15/04/2019	30/04/2019	9
RO-0016-1819	15/04/2019	29/04/2019	8
RO-0019-1819	18/04/2019	01/05/2019	7
RO-0020-1819	18/04/2019	02/05/2019	8
RO-0021-1819	23/04/2019	30/04/2019	4
RO-0024-1819	24/04/2019	02/05/2019	7
RO-0025-1819	26/04/2019	06/05/2019	7
RO-0028-1819	30/04/2019	06/05/2019	5
S138-0150-1819	28/03/2019	05/04/2019	7
S138-0151-1819	29/03/2019	05/04/2019	6

S45

S45 Applications			
Application	Date Received	Date Approved	Days to approval
Section 45 Notification- 758755 Essential Energy- Brayton Rd, Marulan	26/03/2019	05/04/2019	9
Section 45 Notification- 750917 Essential Energy- Bulls Pit Rd, Brayton	29/03/2019	05/04/2019	6
Section 45-Delta Star Design-177 Golden Plains Road, Quialigo	10/04/2019	15/04/2019	4
Section 45 Notification Chatsbury Street Goulburn- Essential Energy	16/04/2019	29/04/2019	7

Heavy Vehicle

Heavy Vehicle Applications			
Application No.	Received from NHVR	Date Processed by GMC	Days to approval
236837r1v1	01/05/2019	06/05/2019	4
236830r1v1	16/04/2019	06/05/2019	12
239868r1v1	11/04/2019	06/05/2019	15
241163r1v1	01/05/2019	06/05/2019	4

8.5 Road Safety

The following Road Safety programs/tasks were delivered during April 2019.

Road Safety Program - April 2019			
Target group/issue	Project/Event	Date	Description
Young Road Users	Graduated Licensing Scheme (GLS) Parent Workshop	Ongoing	Graduated Licensing Scheme Workshops for the parents and supervisors of learner drivers have been scheduled for 2019. RSO has been holding the GLS workshops on the day of the Log Book Run. The RMS recommended PowerPoint presentations have been used and are held at the Police Driver Trainers Venue. Next date June 2019
Young Road Users	Log Book Run	Ongoing	The Log Book Run is held four times a year with fantastic feedback from the learner drivers and their supervisors with people coming from Sydney and Canberra. The next log book run is scheduled for June 2019.
Speeding	Mobile Speed Sign	Ongoing	At the request of the Traffic Committee, one of the mobile speed signs is now placed on Turner Street to monitor traffic speed of vehicles coming from Clyde Street into Turner Street. The other mobile speed sign is placed in the entry of the GMC depot to monitor the speed of entering traffic.
Traffic Control	Events	April 2019	RSO implemented Traffic Control and Plan for: <ul style="list-style-type: none"> • Anzac Day • BDCU Fun Run • Tallong Apple Festival
Safety Around Schools	Parking	April 2019	RSO has been working with Council's Parking Ranger on parking around schools. A parking blitz around school's took place at the start of the term to educate/remind motorists about their responsibility around schools. RSO and Ranger also conducted community engagement by handing out education flyers to the public (on Auburn Street) reminding them of what is expected of their driving behaviour around schools and the fines that they may incur if they don't.
Safe Seats	Safe Seat Vouchers	Ongoing	RSO received \$3,000 in funding for safe seat vouchers for the 2018/19 program. To date we have handed out \$2,000

GOULBURN MULWAREE OPERATIONS

			worth of vouchers
RMS	Quarterly Meeting	April 2019	RSO attended the RMS quarterly meeting to discuss the planned amalgamation of RMS and Transport for NSW and how this would affect everyone.
Road Safety Inspection/Community Engagement	Easter	April 2019	RSO conducted road safety inspections on the holiday roads to ensure they were safe for the Easter Break. With the support of The Hume Police District, a special Road Safety Easter message was promoted on social media reminding motorists to drive safely on the roads over the holiday session.
Committee Meetings	Attended	April 2019	<ul style="list-style-type: none"> • Safety Committee • Local Emergency Management Meeting • RMS Lansdowne Bridge



9 Projects

Project: Goulburn Performing Arts Centre		
Project Manager	Adam Kiss	
Contractor	TBA	
Budget:	\$16.5M	
Expenditure to date	\$1,411,828.98 (9%)	
Funding Partners	Regional Cultural Fund \$4M National Stronger Regions Fund \$1M ClubGRANTS Category 3 - Arts and Cultural Infrastructure \$300k Heritage Near Me Heritage activation grant \$100k	
Key Dates:	Tenders Closing	2 nd April 2019
	Construction commenced	June 2019
	Construction Completed	13 th July 2020
Status Update		
Works Completed last Month	<ul style="list-style-type: none"> Finalising evaluation report 	
Priorities for the next month	<ul style="list-style-type: none"> Subject to council approving the project proceeding, Demolition works to commence 	

Project: Poidevin Oval - new playing field		
Project Manager	Adam Kiss	
Contractor	Various	
Budget:	\$175k	
Expenditure to date	Nil	
Funding Partners	Stronger Country Communities \$150k	
Key Dates:	Construction commenced	February 2019
	Construction Completed	December 2019
Works Completed last month	Nil. Waiting on rugby club to finalise quotes from various suppliers	
Priorities for the next month	<ul style="list-style-type: none"> Procurement of irrigation equipment 	

Project Riverside Park		
Project Manager	Adam Kiss	
Budget:	\$2.2M	
Expenditure to date	\$15,547.54 (<1%)	
Funding Partners	Stronger Country Communities \$821,384	
Key Dates:	Preliminary Works commenced	January 2019
	Detailed Design Completion	May 2019
	Construction tender documentation	July 2019
	Construction Commenced	October 2019
	Construction Completed	June 2020
Works Completed last month	<ul style="list-style-type: none"> Design ongoing 	
Priorities for the next month	<ul style="list-style-type: none"> Complete design Community consultation on the design 	

Project:	Rocky Hill War Memorial Museum Upgrade	
Project Manager	Adam Kiss	
Contractor	Van Mal Group	
Budget:	\$2.5M	
Expenditure to date	\$606,156 (24%)	
Funding Partners	Building Better Regions Fund \$1.25M	
Key Dates:	Construction commenced	January 2019
	Construction Completed	October 2019
Works Completed this month	<ul style="list-style-type: none"> Form up concrete formed walls lower ground 	
Priorities for the next week	<ul style="list-style-type: none"> Construction ongoing 	



Concrete wall under construction



Pouring concrete footings

Project:	Wollondilly Walking Track	
Project Manager	Adam Kiss	
Budget:	\$1.94M	
Expenditure to date:	\$ 792,134 (41%)	
Funding Partners	Building Better Regions Fund \$937,147 Stronger Country Communities \$363,417	
Key Dates:	Construction commenced	October 2018
	Construction Completed	August 2019
Works Completed last month	Nil, works delayed onsite due to redesign of the steel superstructure for the elevated bridge	
Priorities for the next week	<ul style="list-style-type: none"> Approaches to bridge to be completed 	



Connection from Joshua St to the WWT



Elevated footpath under construction

Project:	Bradley/Cowper St Roundabout	
Project Manager	Adam Kiss	
Budget:	\$360k	
Expenditure to date:	\$18,000 (5%) end of April. (May claim not yet received)	
Funding Partners	RMS – Safer Roads – State Blackspot - \$159k	
Key Dates:	Construction commenced	January 2019
	Construction Completed	May 2019
Works Completed last month	<ul style="list-style-type: none"> • Concrete works 	
Priorities for the next month	<ul style="list-style-type: none"> • Complete concrete works • Asphalt roundabout and approaches • Line marking 	



Roundabout nearing completion

Project:	Concrete Works - Mandelsons	
Project Manager	Adam Kiss	
Budget:	\$200k	
Expenditure to date:	Nil	
Funding Partners	Nil	
Key Dates:	Construction commenced	April 2019
	Construction Completed	May 2019
Works Completed last month	<ul style="list-style-type: none"> • Concrete works completed 	
Priorities for the next month	<ul style="list-style-type: none"> • Landscaping works to be completed 	





Mandelsons Sloane St



Mandelsons Clinton St

Project: Aquatic Centre Upgrade		
Project Manager	Yasir Khan	
Budget:	\$30M	
Expenditure to date:	\$1,200,000 (5%)	
Funding Partners	State Government Fund details TBC \$10M	
Key Dates:	Detailed Design Completion	75% Design by end of April
	Planning Approval	June - 2019
	Construction Commenced	TBC
	Construction Completed	TBC
Works Completed last month	<ul style="list-style-type: none"> Finalising planning documentation for the JRPP 	
Priorities for the next month	<ul style="list-style-type: none"> Tentative meeting with the JRPP (TBC) Commence preparation of tender documentation 	

Project: North Goulburn Employment Precinct		
Project Manager	Yasir Khan	
Budget:	\$7.15M	
Expenditure to date:	\$36,000 (<1%)	
Funding Partners	Growing Local Economies \$7.15M	
Key Dates:	Preliminary Works	January 2019
	Detailed Design	June 2019
	Construction Commenced	January 2020
	Construction Completed	
Works Completed this week	<ul style="list-style-type: none"> Monthly progress report was well received by the client Services identification completed Coordinated with PSA re the traffic study report 	
Priorities for the next week	<ul style="list-style-type: none"> Land acquisition options needs to be explored Coordination with stakeholders for land acquisition Detailed survey Geotechnical investigation PSA final report 286 k was the initial target for this financial year which most likely can't be met 	

Project:	Sandy Point Road and Oallen Ford	
Project Manager	Yasir Khan	
Budget:	\$1.15M	
Expenditure to date	\$170,000 (15%)	
Funding Partners	Black Spot Program \$945K	
Key Dates:	Construction commenced	January 2019
	Construction Completed	August 2019
Works Completed last month	Package 3 – Overall 83% complete. Culvert extension completed base course 90% completed 29 tests out of 31 completed	
		
		

Package 2
Detailed design provided to contractor
Contractor mobilised to site and vegetation clearance has commenced



	<p>Package 1 Earthworks partially started with clearing and grubbing Detailed design issued to the contractor but needs to be revised. Designer will provide the revised design model by tomorrow and drawings will be issued next week.</p>  
<p>Priorities for the next month</p>	<p>Package 3 Due for completion in May 2019</p> <p>Package 2 Due for completion during June 2019</p> <p>Package 1 Construction ongoing, due for completion August 2019</p>

Project: Wollondilly Walking Track Lighting	
Project Manager	Trudi Klem/Adam Kiss
Budget:	\$444k
Expenditure to date:	Nil
Funding Partners	SportsAustralia
Key Dates:	Construction commenced June 2019
	Construction Completed July 2019
Works Completed last month	<ul style="list-style-type: none"> • Manage tender queries • Tender closes on the 16th April 2019
Priorities for the next month	<ul style="list-style-type: none"> • Finalise evaluation • Council report

Project: Villages Projects	
Project Manager	Trudi Klem
Budget:	\$335k
Expenditure to date:	\$157,673 (47%)
Funding Partners	Stronger Country Communities
Key Dates:	Construction commenced January 2019
	Construction Completed December 2020
Works Completed Last month	<p>Bungonia – sign install end of May</p> <p>Towrang – sign install end of May, tank relocated and pipework in place, slab for Hall extension laid, construction of BBQ started</p> <p>Marulan – services disconnection and demo to start early May, toilet to be delivered and installed mid-May, photos of old block to be designed into a new mural</p> <p>Middle Arm – Installation still happening</p> <p>Parkesbourne – Contractor started on Monday</p> <p>Tallong – electrical contractor engaged, DA submitted, Gazebo ordered</p> <p>Tarago – playground to arrive next Monday for installation</p> <p>Windellama – Air curtains and Air Cond installed, ventilation to be installed in May, Storage shed to start in May</p>
Priorities for the next month	<p>Marulan – Start of design of Mural, Disconnection of services and demolition of old block</p> <p>Middle Arm – Installation of sign</p> <p>Parkesbourne – Start installation of ramps</p> <p>Tallong – Electrical upgrade to Hall continuing</p> <p>Tarago – Installation of playground</p> <p>Windellama – Installation of ventilation and slab for shed</p>

Project:	Bourke St Community Groups	
Project Manager	Trudi Klem	
Budget:	Nil	
Expenditure to date:	Nil	
Funding Partners	NA	
Key Dates:	Construction commenced	January 2019
	Construction Completed	March 2019
Works Completed Last week	<ul style="list-style-type: none"> • Purchase orders raised for WHS works • Rose Committee and St Johns have signed leases • Art Society have been given access to their premises Art Society have held a workshop • Rose Committee are using storage cage • Windellama CWA advised they would like a shed 	
Priorities for the next week	<ul style="list-style-type: none"> • Distribute keys to St Johns for them to store their vehicles • Start WHS works 	

10 Vandalism Report

The following table is a listing of vandalism that has occurred in the Goulburn Mulwaree area during February, March & April 2019. This indicates the location and the cost to repair this damage, which includes materials and labour costs.

Vandalism Reports for period February, March and April 2019		
Description of Vandalism	Location	Costs (Materials/Labour)
Graffiti	Belmore Park x 12, Adventure Playground x 6, Sth Eastgrove x 2, Pejar, rear wall Aquatic Centre, North Park, Victoria Park bike track, Civic Centre, Prell Oval x 5, Marulan, Marsden Weir x 2, O'Brien Park x 2, North Park, Skate Park x 2, Soccer Fields x 2, Tony Onions x 2	\$9,300.00
Toilet seat	Tallong	\$150.00
Tags	Tallong	\$200.00
Toilet seat	Pejar	\$150.00
Sharps container resecure	Prell	\$200.00
3 x toilet roll holders	Seiffert	\$250.00
Fire	Leggett Park	\$200.00
Graffiti/Broken toilet roll holder	Leggett Park	\$280.00
Sign Missing	Lumley Rd & Jacqua Rd	\$150.00
Sign post pulled out	Bourke & Verner Sts	\$90.00
Giveway Sign post pulled out	Cowper & Bradley Sts	\$90.00
Giveway Sign post knocked out	Verner & Sloane Sts	\$90.00
No Parking Sign pulled out	Sloane St	\$90.00
Airport Sign missing – sign replaced	Windellama Rd	\$150.00
Cyclist sign post pushed over	Sign fixed	\$90.00
Cyclist sign post missing – replaced	Windellama Rd	\$100.00
Giveway sign hit – new post	Chatsbury & Joshua St	\$150.00
Sign stolen & replaced	Rosevale & Sunning Hill Rd	\$150.00
Give way sign post pulled out	Ross St & Reign St	\$150.00
10 sign posts pushed over	Sandy Point Rd	\$1,100.00
Sign pulled out	Coolwin Rd & Wheeo Rd	\$90.00
Total		\$13,220.00

GOULBURN MULWAREE OPERATIONS

Rolling Monthly & Average Costs for Vandalism	
Month	Cost
May 2018	\$4,100
June 2018	\$3,615
July 2018	\$3,265
August 2018	\$5,775
September 2018	\$5,983
October 2018	\$5,430
November 2018	\$5,150
December 2018	\$4,600
January 2019	\$5,630
February 2019	\$4,690
March 2019	\$6,430
April 2019	\$5,290
Rolling Annual Cost	\$59,958.00
Rolling Annual Average Monthly Cost	\$4,996.50

10 Fleet

For the month of March 2019 the following scheduled/unscheduled works occurred.

March 2019	Service (Scheduled)	Repairs (Unscheduled)	Cost (Total)
Light Vehicles	5	10	\$2,022.18
Heavy Plant	6	23	\$28,028.85
Minor Plant	0	3	\$557.08
RFS	0	0	NIL

WH&S Daily Maintenance Vehicle Inspection Departmental Returns

WH&S Daily Maintenance Vehicle Inspection Departmental Returns					
Daily Maintenance Inspections between 1/03/19 to 31/03/19	Department	Plant Items Requiring Operator Initiated Inspections	Potential Returns	Total Returns Received	% Returns
	Community Facilities	13	65	65	100%
	Fleet	2	10	10	100%
	Noxious Weeds	2	10	10	100%
	Parks & Gardens	11	55	52	95%
	Rangers	3	15	2	13%
	Store	1	5	5	100%
	Waste Management	21	105	82	78%
	Waste Water	9	45	21	47%
	Water & Sewer	14	70	67	96%
	Water Filtration	5	25	25	100%
	Works Construction	16	80	72	90%
	Works Maintenance	15	75	65	87%
	Total	113	560	476	85%

Plant Purchases:

Plant No.	Date of Purchase	Description	Cost
9046	06/03/19	Wagon Isuzu MU-X LSM 4X2 18MY	\$35,831.93
9066	06/03/19	Wagon Isuzu MU-X LSM 4X2 18MY	\$35,831.93
116	25/03/19	Wagon Hynudai Tucson TL3	\$33,315.00

12.19 UTILITIES DEPARTMENTAL REPORT - APRIL 2019

Author: Marina Hollands, Director Utilities

Authoriser: Warwick Bennett, General Manager

Attachments: 1. Utilities Departmental Report [↓](#) 

Link to Community Strategic Plan:	CSP Strategy CL1 - Effect resourceful and respectful leadership and attentive representation of the community.
Cost to Council:	Nil
Use of Reserve Funds:	Nil

RECOMMENDATION

That the report from the Director Utilities regarding the operational and capital performance of the Utilities Department be received

BACKGROUND

To provide information on the operational and capital performance of Goulburn Mulwaree Utilities.

REPORT

Please find attached the monthly report on the operational and capital performance of the Goulburn Mulwaree Utilities business unit.



April 2019

Goulburn Mulwaree Utilities



Departmental Report

GOULBURN MULWAREE UTILITIES

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GOULBURN MULWAREE UTILITIES

1.0 Utilities Performance

1.1 Finance

The following table provides a list of current Goulburn Mulwaree Utilities Job Numbers that are either over expended or under pressure to be over expended.

Job number	Description	Initial Allocation	Current Expenditure	Comment

1.2 WHS Incidents

Incident Number	Time & Date	Incident Location & Description	Treatment	Lost Time (hours)
266	4/4/2019	Asbestos found dumped in front of scrap metal pile.	No treatment	Nil
271	10/4/2019	A truck caused a rock to hit windscreen.	No treatment	Nil
274	17/4/2019	Brick fell on worker when pulling weeds out retaining wall.	Medical treatment	Nil
277	20/4/2019	Worker thought hook was lowered on hook truck and went to park vehicle in carport causing damage to awning.	No treatment	Nil

GOULBURN MULWAREE UTILITIES

1.3 Outstanding SRP's April 2019

Work Group	Primary Category	New Requests	Completed Requests	% Completed
Water Services	Water quality	23	23	100%
Water Services	Minor water leak	34	34	100%
Water Services	Major water break	4	4	100%
Water Services	Water pressure	0	0	100%
Water Services	Water maintenance	13	13	100%
Water Services	Sewer blockage	22	22	100%
Water Services	Sewer overflow	3	3	100%
Water Services	Sewer odour	6	6	100%
Water Services	Sewer maintenance	1	1	100%
Waste & Recycling	Missed bins	57	57	100%
Waste & Recycling	Bin maintenance	29	29	100%
Waste & Recycling	New or replacement bins	27	27	100%
Waste & Recycling	Extra commercial pickup	13	13	100%
Waste & Recycling	Street sweeping	9	9	100%

1.4 Water Revenue

Income raised from 01/07/2018 to 30/4/2019

Water Usage	\$4,674,213.56
Water Availability	\$1,843,548.51
Water Total	\$6,517,762.07
Sewer Usage	\$1,051,205.64
Sewer Availability	\$6,904,048.30
Liquid Trade Waste Usage	\$221,515.93
Liquid Trade Waste Availability	\$19,884.26
Sewer Total	\$8,196,654.13
TOTAL INCOME	\$14,714,416.20

Total income raised from 01/07/2017 to 30/06/2018 was \$19,510,300.09

Total water balance as at 30/06/2018 is \$623,395.17

Total water balance as at 30/4/2019 is \$136,743.54CR

GOULBURN MULWAREE UTILITIES

Currently there are:

21 properties that have a restrictor in place

4 properties that have been disconnected from Council's water supply

0 account that is in bankruptcy/receivership

1 accounts that have legal action started

4 accounts that are for deceased estates

GOULBURN MULWAREE UTILITIES

2.0 Water Services Operational Performance

2.1 Water Performance

2.1.1 GOULBURN STORAGES

The following table shows the status of the water storages at 30 April 2019:

Storage	Capacity (ML)	Depth (m) TWL	Volume		Estimated Dead Storage		Usable Storage	
			(ML)	(%)	(ML)	(%)	(ML)	(%)
Pejar	9000	-1.00	7633	84.8%	90	1%	7543	83.8%
Sooley	6250	-2.10	3446	55.1%	300	5%	3146	50.3%
Rossi	330	-0.26	284	86.1%	100	30%	184	55.8%
Total	15580		11363	72.9%	490	3.1%	10873	69.8%

2.1.2 CONSUMPTION

Consumption in April 2019

	Total Consumption (ML)	Daily Average (ML)
Goulburn	229.5	7.65
Marulan	7.7	0.257

2.1.3 SOURCE OF WATER TREATED/DAM RELEASES

During April water was sourced from the Highlands Source Pipeline and Rossi Weir for supply in Goulburn. The Highlands Source Pipeline was operated transferring a total of 6.66ML

During April in Marulan, water was drawn from the onsite storage and directly from the Wollondilly River. 5ML was pumped from the Wollondilly River during the period to the onsite storage.

2.1.4 ESTIMATED LOSSES

Total estimated evaporation losses were calculated using the daily data for the Class A Pan evaporation at Goulburn TAFE, rainfall and the surface areas of the Sooley and Pejar storages.

	Total Estimated Evaporation Loss for April 2019 (ML)
Sooley Dam	82
Pejar Dam	105
TOTAL	187

2.1.5 RAINFALL

Goulburn received 1.4mm of rainfall during April.

GOULBURN MULWAREE UTILITIES

2.1.6 WATER QUALITY

a) Raw Water Quality

Raw water quality was generally good during April with no issues in the water sourced preventing effective treatment.

Soluble manganese remained present in the raw water being drawn from Rossi Weir. Potassium Permanganate is in use to treat the manganese present in the raw water. No manganese has been detected in the treated water leaving the Goulburn water treatment plant.

Blue green algae sampling returned low levels at Rossi Weir, Pejar Dam and the Wollondilly River at Marulan. Algae levels increased in the Marulan off river storage to place the dam into the high alert level of the NSW drinking water guidelines. Sooley Dam algae levels increased with the dam currently placed in the very high alert level of the NSW Drinking Water Guidelines.

Sample results received from Water NSW on the 29th April indicated a reduction in algae levels from March for water from the Highland Source Pipeline. Despite this reduction, the source remains in the high alert level of the NSW Drinking Water Guidelines. Powdered Activated Carbon continues to be used at the Goulburn water treatment plant at all times when the highlands source pipeline is in operation to ensure effective treatment of the algae is provided.

b) Reticulated Water Quality

Some critical aesthetic drinking water results taken from samples in the reticulation system are shown below.

Parameter	Unit	Guideline Value Aesthetic	Guideline Value Health	Goulburn Drinking Water Quality
Colour (true)	HU	15	N/A	3
Iron	mg/L	0.3	N/A	0.01
Manganese	mg /L	0.1	0.5	0.039
pH		6.5-8.5	N/A	7.27
Turbidity	NTU	5	N/A	0.6
Hardness	mg/L	200	N/A	118
Aluminium	mg/L	0.2	N/A	0.020

3.0 Water and Sewer Capital Works

3.1 Sewer Rehabilitation



Interflow Relining crew

3.1.1 OVERVIEW

Goulburn Mulwaree Council’s Contractor Interflow will be carrying out the last year of its 5 year contract. This year’s focus will be on Cleaning and CCTV of the CBD, and Relining of the large diameter trunk mains in Sloane St Goulburn.

3.1.2 TIMETABLE

Task	Due to be completed by	Task Status
Cleaning and assessment	November 2018	Completed
Relining	December 2018	Completed
Sealing	June 2019	ongoing
Practical Completion	June 2019	Ongoing

3.1.3 BUDGET

Item	Value
Contract Value	\$2,000,000
General Manager variation Approval	Nil
Variations to date	Nil
Contracts Payment to date	\$1,642,084

3.1.4 PROJECT STATUS

Investigation into the main street has found multiple of defects and unsealed junctions. The action for this is to complete all works before June 30. This will lower the amount of stormwater ingress in the sewer network.

GOULBURN MULWAREE UTILITIES

3.2 Water Meter Replacement



3.2.1 OVERVIEW

Goulburn Mulwaree Council’s Contractor, Dellys Plumbing, will be carrying out the water meter replacement throughout Goulburn. The water meters changed will be domestic 20mm and 25mm sized water meters.

3.2.2 TIMETABLE

Task	Due to be completed by	Task Status
Establishment	November 2018	Complete
Replacement Program	December 2018	Ongoing
Completion	June 2019	

3.2.3 BUDGET

Item	Value
Contract Value	\$100,000
General Manager variation Approval	Nil
Variations to date	Nil
Contracts Payment to date	\$30,000

3.2.4 PROJECT STATUS

The Contractor, Dellys Plumbing, have completed around 800 meter replacements this financial year so far tackling all the older water meters that are deteriorating. The goal is to complete 1000 meter replacements before June 30.

GOULBURN MULWAREE UTILITIES

3.3 Water Main Renewals



CARRAMAR WAY

3.3.1 OVERVIEW

Goulburn Mulwaree Council’s Contractor Killard Infrastructure will complete 7 water main replacements before the end of the financial year. The mains included are Avoca St, Elizabeth St, Carramar Way, Victoria St, Pitt St, Hume St, Deccan St.

3.3.2 TIMETABLE

Task	Due to be completed by	Task Status
Establishment	March 2019	Completed
Design	April 2019	Ongoing
Construction	June 2019	Ongoing
Practical Completion	June 2019	Ongoing

3.3.3 BUDGET

Item	Value
Contract Value	\$2,490,336.40
General Manager variation Approval	5%
Variations to date	Nil
Contracts Payment to date	\$599,273.30

3.3.4 PROJECT STATUS

- Carramar way – all water main and water services are connected, rehabilitation to be completed in June.
- Avoca St - all water main is complete, Water services underway and rehabilitation to be completed in June
- Pitt St - all water main is complete, Water services underway and rehabilitation to be completed in June
- Hume St - water main is underway, Water services and rehabilitation to follow.

GOULBURN MULWAREE UTILITIES

- Elizabeth St - all water main is complete, Water services underway and rehabilitation to be completed in June
- Victoria St –locations are underway, water main, water services and rehabilitation to follow.
- Deccan St – due to begin 13th May.

GOULBURN MULWAREE UTILITIES

3.4 Goulburn New Wastewater Treatment Plant



3.4.1 OVERVIEW

Construction of a new WWTP for Goulburn has been a major undertaking, several years in the making and now nearing completion. Haslin Constructions was awarded the contract for the construction on the 7th of November 2016.

3.4.2 TIMETABLE

Task	Due to be completed by	Task Status
Commissioning	November 2018	Complete
Construction completion	February 2019	Complete
Practical completion	May 2019	Ongoing

3.4.3 BUDGET

Item	Value
Contract Value	\$23,275,928.45
General Manager variation Approval	Nil
Variations to date	Nil
Contracts Payment to date	\$23,146,860.14

3.4.4 PROJECT STATUS

The new WWTP is fully operational and producing effluent of a very high quality in accordance with the specification and EPA licencing requirements. Direct discharge to the river is expected to commence during May 2019. Construction completion has been awarded to contractor Haslin constructions. Practical completion consistent with the terms of the contract is expected to be awarded during May 2019. A 12 months defects liability

GOULBURN MULWAREE UTILITIES

period and associated warranties on equipment commences from award of Practical completion.

Decommissioning of the old plant is nearing completion, with the emptying of sludge from the digestors being the remaining item. The digestors require specialised services for dewatering and are subject to a tender currently under assessment. It is currently proposed to utilise the refurbished digestors as treated effluent storage supporting the re-use scheme.

Completion of this decommissioning work supports the progression of the next stages of the wastewater program including a Solar array supported with batteries to meet the electricity demands of the site, as well as the reuse scheme.

Council submitted a nomination for the completion of this project in the NSW Local Government Excellence Awards through Local Government Professionals Australia. The project has been nominated under the Asset Management and Infrastructure Initiatives and Council has been notified that we are one of fourteen finalists in this category.

4.0 Waste and Recycling Initiatives

4.1 Waste Education Initiatives

Council’s Waste Education and Projects Officer ran a number of waste education programs during April, including presentations to the Women’s Breakfast Club meeting and Goulburn Soroptimists meeting on 2 April and 15 April, respectively. Interactive programs were run with the Goulburn Girl Guides and The Disability Trust on 1 April and 26 April, respectively. Pictured: Goulburn Junior Guides participating in the ‘Life Cycle of an Apple Core’ activity.



4.2 Goulburn Waste Management Centre Waste Streams Received

Product	Number/Tonne
Mattress	74
Clean Fill	4000t
Green Waste (self-haul to centre)	60t
General Waste	680t
Asbestos	9t
Concrete	88t
Metal	3t
Commercial Waste Collections (Council)	2251t
Domestic Waste Collections (Council)	362t
Green Waste Collections (Council)	145t
Large Street Sweeper (Council)	57t
Residual waste from Endeavour Industries (waste collected in recycling bins and not recycled)	97t

GOULBURN MULWAREE UTILITIES

The free May disposal weekend was held on 4-5 May 2019 at the three Council Waste Facilities. The free weekend was for mattresses, ewaste, fridges, freezers and air conditioners. The weekend ran very smoothly and in comparison to May 2018, there were more customers and generally higher quantities of waste received. Following the changes to the November 18 weekend, the second access to the Goulburn Waste Centre was again used for access around the gatehouse for free loads to reduce entry times into the facility minimising queues on site.

May Disposal Weekend – Goulburn, Tarago and Marulan

Product	May 2018	May 2019
Mattress	813	825
Fridge / Freezers	233	264
Air Conditioners	33	113
E-Waste	278	260
Total Customers	797	826

4.3 Endeavour Industries Domestic Recycling Contract

The following table outlines Endeavour Industries' Recycling Statistics provided for 2018/19:

Goulburn Mulwarree Council & Endeavour Industries Monthly Recycling Meeting 2018-2019													
Service Performance	Jul	Aug	Sept	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	TOTAL
Total No. of Services	11,017	11,017	11,017	11,017	11,017	11,017							66,102
Total No. of services missed	2	8	3	11	18	7							49
Reasons for Missed Services	Jul	Aug	Sept	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	TOTAL
Contaminated	2	8	3	16	18	7	0	0	0	0	0	0	54
Overloaded	0	0	0	0	0	0	0	0	0	0	0	0	0
Missed	0	0	0	0	0	0	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0	0	0	0	0	0	0
Contamination Comments	Cloths, Needles, Dirty Nappies, Bricks, Household Rubbish, Dirt, Furniture-TV, Building Products, Pillows/Sheets, Grass/Greenwaste Food Scraps, Car Parts, Toys, Hose, Greenwaste												
Materials Out	Jul	Aug	Sept	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	TOTAL
Cardboard	181.64	226.46	229.33	226.74	192.60	187.96	219.60	123.13	181.96				1769.42
Glass				86.54			29.44	30.00	31.72				177.70
Plastic Film													0.00
White Paper	18.22			18.86									37.08
Other Paper													0.00
Steel Cans									13.45				13.45
Scrap Metal													0.00
Printers													0.00
PET			10.32										10.32
LDPE													0.00
HDPE			13.72	7.92									21.64
Aluminum									13.40				13.40
Mixed Plastic													0.00
Other Tin plate							24.42						24.42
Total Tonnage	199.86	226.46	253.37	340.06	192.60	187.96	273.46	153.13	240.53	0.00	0.00	0.00	2,067.43
Materials In	Jul	Aug	Sept	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	TOTAL
Commercial Cardboard Collection	118.92	173.59	142.94	148.34	170.85	152.75	133.03	90.71	89.41				1,220.54
Commercial Plastic Collection	2.54	2.22	2.18	2.31	2.42	3.04	2.98	3.42	3.7				24.81
Combined Comingled Pick up	133.55	112.51	121.24	145.2	142.5	125.34	128.7	113.04	103.04				1,125.12
Total Tonnage	255.01	288.32	266.36	295.85	315.77	281.13	264.71	207.17	296.15	0.00	0.00	0.00	2,370.47

5.0 Interesting News, Facts and Information

Wastewater treatment plant uses human waste biogas

Energy storage company 1414 Degrees has switched on its gas thermal energy storage system (TESS) at the Glenelg Wastewater Treatment Plant in Adelaide, which will use biogas from human waste to store and deliver cheap, renewable energy.

The company, previously known as Latent Heat Storage, began developing the technology a decade ago in partnership with Adelaide-based engineering consultancy Ammjohn and the University of Adelaide.

The technology will take biogas from the wastewater treatment plant, store it as latent heat in molten silicon at a temperature of 1,414 degrees Celsius, and then deliver it back as heat or power.

According to 1414, the technology will solve the issue of effectively storing biogas as thermal energy to produce heat and electricity on demand. A 10MWh storage unit is about the size of a 40ft shipping container.

1414 Degrees executive chairman Dr Kevin Moriarty said biogas from wastewater management to agribusiness and landfill gas was an increasingly important source of energy globally.

"This marks a pivotal phase in the commissioning process, firing the burners for the first time and heating up the thermal energy store. Importantly, we will pay for the biogas we use and sell electricity at market prices to test the revenue model," Moriarty said.

"The wastewater management industry is watching closely, as are many other heat dependent industries looking to reduce energy costs, save jobs and lower environmental impacts.

"Renewables are about more than wind and solar. It's time to put our vast sources of biogas to more efficient and sustainable use. Naturally occurring biogas has the potential to lower the cost and increase the stability of energy with reduced demand on fossil fuels."

The 10MWh GAS-TESS is co-founded by the state government's Renewable Technology Fund (RTF) and 1414 Degrees shareholders to the tune of \$1.6 million. It will enable SA Water to time-shift the use of its biogas to produce electricity and heat on demand, rather than use the biogas as it is generated.

"The government-owned utility was working to reduce operational expenses to maintain stable water prices," said Roch Cheroux, SA Water CEO.

"Time shifting of heat and electricity output from the GAS-TESS is expected to provide more control over heat flows to maximise our biogas generation and result in reduced costs of our energy requirements."

South Australia currently leads the nation in the uptake of wind energy and rooftop solar with renewable sources, accounting for more than 50 per cent of the electricity generated in

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the state. The state also made global headlines in 2017 when Tesla installed the world’s biggest lithium ion battery at Neoeon’s Hornsdale Wind Farm in the state’s mid-north.

According to Dan van Holst Pellekaan, South Australian energy and mining minister, the 1414 Degrees project showed that the state continued to lead the way in terms of energy technology development.

“This new thinking is solving problems and creating opportunities as we transition to a new energy environment. It will take innovative companies like 1414 Degrees to ensure energy security,” van Holst Pellekaan continued.

1414 Degrees commissioned its first 10MWh electrically charged TESS-IND in late 2018, which was verified by international certification agency Bureau Veritas after demonstrating its initial prototype in 2016.

Moriarty added that the company had a clear vision to scale its TESS technology to gigawatt hour capacity to stabilise renewable generation.

“1414 Degrees’ energy storage system would support grid stability by feeding power back into the grid at peak times and provide heat for industrial purposes in a bid to increase reliability and reduce costs. Our progress marks another step forward,” Moriarty concluded.



<https://www.insidewaste.com.au/index.php/2019/05/02/1414-degrees-human-waste-biogas-plant-up-and-running/>

12.20 CORPORATE & COMMUNITY SERVICES DIRECTORATE REPORT APRIL 2019

Author: Brendan Hollands, Director Corporate & Community Services

Authoriser: Warwick Bennett, General Manager

Attachments: 1. Corporate & Community Services Directorate Report April 2019 [↓](#)



Link to Community Strategic Plan:	CSP Strategy CL1 - Effect resourceful and respectful leadership and attentive representation of the community
Cost to Council:	Nil
Use of Reserve Funds:	Nil

RECOMMENDATION

That the activities report by the Director Corporate & Community Services be received and noted for information.

BACKGROUND

The purpose of this report is to provide an update on the monthly activities of the Corporate & Community Services Directorate

REPORT

Please find attached the monthly report on the activities of the Corporate & Community Services Directorate for the month of April 2019.



Corporate & Community Services

Directorate Report

April 2019

PRIDE

Passion Respect Innovation Dedication Excellence

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1. Innovation & Technology

Listed below are some of the projects/activities currently underway in Innovation & Technology:

- There was a major communication fault with the computer link to the Aquatic Centre this month. A number of staff worked on the issue. A faulty microwave radio unit was identified and has now been replaced.
- IT have started work to upgrade to the disaster recovery server room. The first part is the installation of backup power systems. This is expected to take approximately 4 weeks.
- Design work has started on the CCTV project for Victoria Park.
- Recruitment has commenced for the Records Team Leader position.

2. Finance

Finance activities currently underway include:

- The draft 2019/20 budget has been placed on public exhibition
- Finance staff are preparing for the Interim Audit which will commence on the 3rd June 2019
- Monthly reconciliations are underway.
- Procurement training continues for relevant Council staff members.
- The Grants Officers continue to identify relevant grant funding opportunities to fund Council projects.

3. Governance

Governance continues to be very busy with the following tasks being undertaken during April:

- 19 property file requests were received
- 10 requests for information were received and processed
- New Delegations Database in progress
- Insurance renewals for 2019/20 in progress
- Inductions conducted for 9 new employees

4. Customer Service

4.1 Customer Service

Customer Service have recruited five new team members into casual positions and it is hoped these new staff will commence with Council mid-May 2019.

April 2019 has also been a busy time for the team with the changes to processing applications and moving towards paperless applications.

The team will be working on some interesting and exciting projects over the coming months, these include:

- Building meaningful relationships with customers (internal and external)
- Coaching Program for consistency and quality control within the team
- Updating and improving iGMC
- Standard Operating Procedures (SoPs) this will see all members of the team take the lead on the implementation and completion of these projects.

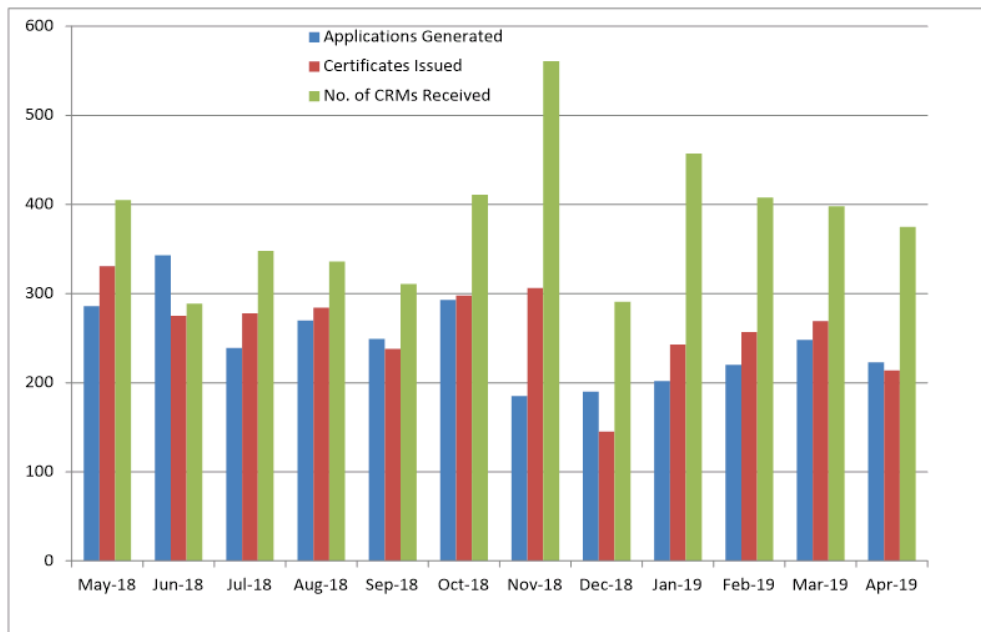
Customer service have achieved first place for all Local Councils and Local Government in our recent "Mystery Shopper" through CSBA. Currently Goulburn Mulwaree Council are sitting at 71% compared to Local Councils average of 54%, the team are very excited by this result. All team members from casuals with three days training on phones to long term team members achieved fantastic results. The team were analysing scores and looking for ways to improve every transaction and most importantly, working together to achieve a high standard. The process was wonderful to watch and to also be a part of the infectious team spirit of Customer Service.

The permanent staff have all attended the first LEAP sessions and we are working on sharing the information with the trainees and casual staff who were not able to attend the training. The team has been very positive and are enjoying the walk and talks having many discussions on how we can improve and move forward as a team.

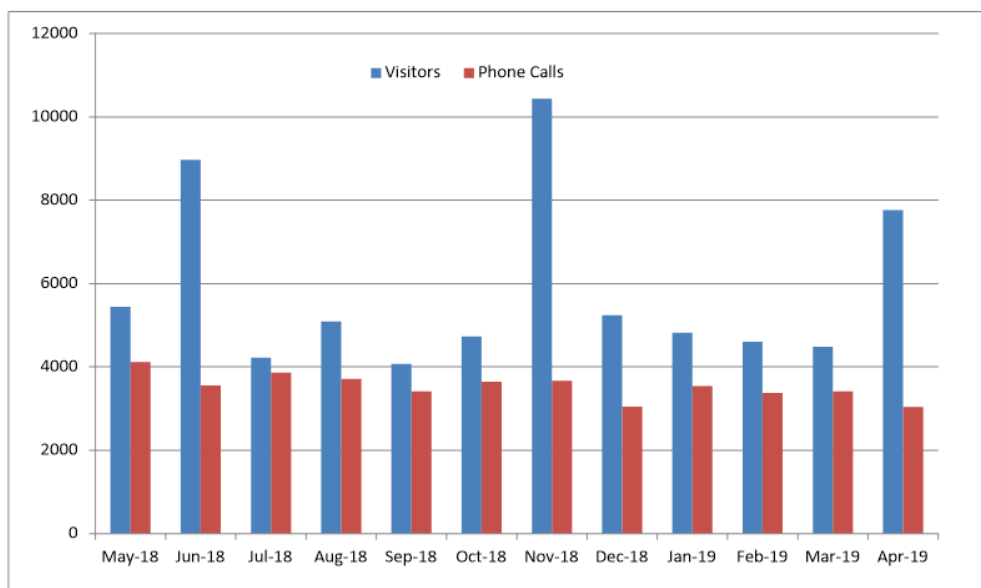
Please refer to the graphs on the following page for detailed information regarding Customer Service productivity.

Corporate & Community Services

Productivity – April 2019



Visitors and Phone Calls – April 2019



5. Property & Community Services

The Property & Community Services Business Unit is responsible for providing a broad range of property and community related services.

Property services provided include strategic advice, property management (including Crown Land), conveyancing, preparing legal agreements for property matters, providing legal support services for property matters and maintaining data integrity within Council's property system. In addition to these responsibilities, this unit also provides a central point of contact for major and minor investors to access information, support and assist in respect of prospective investment and property related enquiries. A summary of some of the projects and property matters dealt with in April 2019 is included in this report.

Community services provided include Neighbour Aid, Respite Programs, Leisure Link and Youth Services. The delivery of these services would not be humanly possible without the wonderful assistance from our many volunteers. A summary of activities undertaken by the Neighbour Aid and Respite Programs Coordinator, Leisure Link Coordinator and Youth Services Coordinator in April 2019 is included in this report.

5.1 Projects / Property Matters

Public Hearing for Land Re-classifications on 11 April 2019

- 59-61 Hovell Street, Goulburn
- 20 Hercules Street, Goulburn
- 30 Albert Street, Goulburn

Independent Chair's Report on Outcomes of Public Hearing received end of April to enclose with a report to 4 June 2019 Council Meeting.

Auction of properties on 12 April 2019

- 10 Ben Bullen Place, Goulburn – Passed-in and listed at \$375,000
- 23 Hercules Street, Goulburn – Sold for \$135,000 (plus GST)
- 163-167 Hume Street, Goulburn – Sold for \$451,250 (plus GST)
- 8 Lanigan Lane, Goulburn - Sold for \$305,000 (plus GST)

Other Property Sales

- Road Closure Application progressing for Hovell Street Road Reserve to be consolidated with 43 Finlay Road and listed for auction
- Negotiations with Anglicare regarding sale of 38 George Street, Marulan versus renewing their Lease to be reported to May/June Council Meeting
- Negotiating ongoing with owners of 3 Portland Avenue, Marulan via their solicitor to gauge interest in purchasing 1 Portland Avenue. If unsuccessful with these negotiations, this property will be listed for sale on open market.

Corporate & Community Services

- Road Closure Applications progressing at South Marulan to on-sell to Boral
- Acquisition of parcels of land for new road works at Mary Street, Goulburn and Oallen Ford Road, Oallen nearing completion.
- Finalising Lease preparations with OEH for Air Quality Monitoring Station at Leggett Park to include proposed relocation of automatic weather station from Goulburn Airport.
- Preparing conveyance matters on behalf of Operations and Utilities Directorates
- Management of tenants at former Works Depot - 2 Bourke Street
- Management of tenants at Workspace Goulburn - 56 Clinton Street
- Management of Community Centre - 155 Auburn Street
- Ongoing coordination of Goulburn Mulwaree LGA Street, Road & Place Naming and Road Numbering associated with development

Community Services NDIS Programs

Draft report prepared recommending Council continues with provision of NDIS services on a permanent basis. This report will be considered at the 21 May 2019 Council Meeting.

Community Services Supervisor

This exciting new position was advertised at the end of April and applications close on 27 May 2019.

Youth Services Officer – Part Time

Internal submission to Draft 2019/20 Operational & Delivery Plan to recruit a permanent part time Youth Services Officer to assist the Youth Services Coordinator implement various programs.

5.2 Neighbour Aid and Respite Programs

April was busy fitting in all our activities around Easter and Anzac Day. Programs ran well with full attendance at all our meetings.

A shopping trip to Ikea, Canberra that came from our planning day in January was undertaken with 10 clients enjoying a great day out. We hired the bus from Goulburn Golf Club as our new commuter bus will not be arriving until June 2019.

Our Monday craft ladies membership has grown and we are having great feedback from them as they get to know what is happening throughout the Community Centre.

The second half year holiday program for seniors has seen 11 clients already paying their deposits ready to travel.

Corporate & Community Services

Each month includes a variety of fun activities to enjoy. Some of these activities include, but are not limited to the following:

- 'Craft & Chat' sessions and 'Cooking & Chat' sessions at the Goulburn Community Centre
- Day Respite, Senior Citizens
- Group activities and lunch at the Brewer Centre, Marulan every Thursday
- Aqua Aerobics classes at the Aquatic & Leisure Centre
- 'Friday Friendlies' and 'Community Garden'
- 'Mixed Media Art Classes' every Friday

5.3 Leisure Link Programs

April programs were well attended by clients and included outings to Brigadoon, a NSW Rugby League match in Canberra, Mulwaree Remembrance Library, Towrang Rural Fire Service and a farm. We celebrated birthdays and Easter and spent time enjoying the outdoors before the colder weather sets in.

We also attended Youth Week events and supported clients to attend training to get their Learners Driving permit and also participate in creative fitness courses.

Individual support was also provided to clients so that they can access shopping, fitness, hydro-therapy and dancing classes.

We have distributed our holiday program for the year with cruises to Morteton Island and Tasmania and a trip to the Gold Coast planned with a lot of interest from clients.



Enjoying a trip to the football in Canberra and a visit to Towrang Rural Fire Service

5.4 Youth Services Programs

The Youth Services unit participated in National Youth Week via the following major events;

1. Youth Council's Youth Day Out at Veolia Arena

This event had over 25 youth attending. Throughout the day youth participated in a mixture of activities ranging from Lazer Tag, Zumba, a Drug & Alcohol Information Session and much more. Feedback from the youth was *'It was a really fun day'*. The Youth Council did a great job with the help of Cr Carol James.

Corporate & Community Services

2. Two Day Music Work Shop

This workshop partnered with the Goulburn Regional Conservatorium. Each workshop was capped at 20 young people and filled very quickly. Participants worked on song writing, recording and producing a song by the end of the workshops and overall had a great time. The feedback received from all participants was really positive.

3. Youth Week Community & Youth Festival

This event was held on 18 April at Leggett Park with over 27 different services in attendance providing activities and information to the community. Over 500 people attended this event throughout the day ranging from youth to families.

The Mayor and Deputy Mayor attended this event and helped to officially launch it on our behalf. Feedback from the community was amazing with some commenting *'it's great to see something free and positive for this side of town'*, *'it's great to see so many people out in the park, its really positive'* and *'thank you so much, this is the most fun my family has had in such a long time'*.

Feedback from all the services was also fantastic. They are all keen to continue building on the momentum of this festival and provide activities and services to the Goulburn Community.

Paperback Café

The café performed well in the school holidays. We held our first TAFE training for the High School participants with 13 attending the course and all passing in flying colours. There are now 34 participants enrolled in the program and we are due to commence our second TAFE training in June.

On an even more successful note, 5 young people have secured employment in various different roles around Goulburn as a direct result of their participation in the Paperback Café program. We hope to continue to build relationships with business owners and be able to support other participants in gaining meaningful employment over the coming weeks and months. We are currently preparing resumes and will be conducting mock interviews with participants and also arranging some job readiness training for them.

FIT4LIFE

This program has commenced again and we currently have 30 young people enrolled to participate every week. We are currently looking at also running this program on Wednesdays due to the amount of interest shown.

6. Marketing, Events & Culture

6.1 Marketing & Events

Marketing & Public Relations

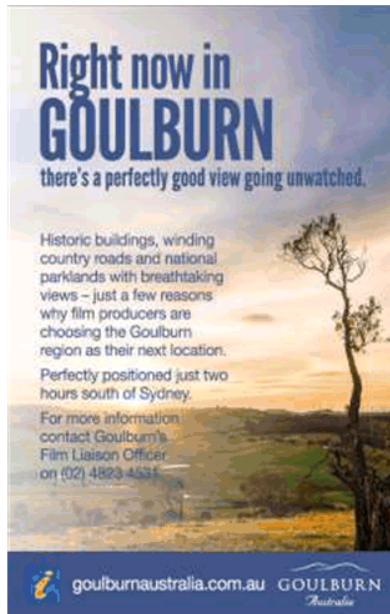
- Published 11 posts to the Goulburn Australia Facebook page reaching 14,526 people.
- Published 9 posts to the Goulburn Australia Instagram page reaching 6,375 people.
- Goulburn Australia listings were viewed 126,999 times via Google Search.
- The Goulburn Australia website had 59,294 page views during April.
- Wrote and distributed three Media Releases:
 - *'Boys Day Out at the Races'*.
 - *'Event Funding Available'* - 'cim business events' published this media release on their website which can be viewed [here](#), Regional Events Conference also shared this link to their Facebook page.
 - *'Tallong Apple Day Festival'* - As a result of this media release the Goulburn Post published a story on this event.
 - Redistributed one media release - *'Goulburn's next wave of blues'* - on behalf of Council's Communications Manager. As a result of this we received an enquiry regarding hosting the Australian Blues Music Festival in the future, and parts of this media release were also mentioned on Prime News.
- Worked with Graphic Designer to produce the printed Calendar of Events (for the Winter season).
- Updating the suite of in-house brochures stocked at the Visitor Information Centre.
- Continued to review copy on the Goulburn Australia website to ensure a more colloquial narrative (in line with the Goulburn Australia brand), ongoing testing/updating of links and refreshing images. This work is being done in preparation for the upgrade of the Goulburn Australia website which is currently underway.
- Economic Development Marketing:
 - Working with Momentum Media on targeted Google Responsive Advertisements that will run online throughout the month of May. The advertisements will target businesses who are considering relocating their business and/or expand into regional NSW.
 - Liaison with News Corp to extend our campaign to the end of this financial year. The campaign extension started on 2nd April 2019 and since then has received 99,782 impressions on display advertisements and 74,786 impressions on Facebook.

Groups Liaison

- Goulburn Quota Club will be hosting a Regional Conference in May 2020. Information has been prepared and distributed outlining suggested tours and itineraries for those attending.
- The Morris Register of NSW will be placing a bid to host the 2022 Nationals in Goulburn over the Easter weekend. Information has been distributed to the Club to promote Goulburn as the host destination.
- The Alpine Classic Car Rally is looking at coming back to Goulburn for the second consecutive year in October 2019. The rally starts in Goulburn with entrants staying the night before, utilising accommodation, eateries, petrol stations, etc.
- Spatial Sciences Institute has confirmed that their regional conference will be held in Goulburn at the end of September 2019. We are working with the organisers to suggest social activities for the delegates and assisting with logistics for the conference.

Corporate & Community Services

- An example of an ad placed in the *IF Magazine* (a publication directed at the Filming industry/ production companies) is pictured below. We also have digital ads running on the production book website.



Events:

- Sporting Events: working on potential opportunities to host swimming, netball, darts, indoor hockey, cricket, golf, motocross, little athletics, basketball and cycling events
- Assisted with preparation of a budget, venue options, and logistics for a proposal to host the 2019 Regional Tourism Awards for Destination Sydney Surrounds South and Destination Southern NSW. Goulburn has been selected as the host destination for this event.
- Working with Council's Planning department to develop checklists for event organisers, for inclusion in the proposed Event Guide document
- Pictures and Popcorn at the Arena – selected stallholders for the 6th July event. Worked with marketing team to develop the promotional flyer and posters for the event.
- Steampunk & Victoriana Fair – prepared stallholder application form and revised terms and conditions to send out. Attended Lithgow's Ironfest and distributed Steampunk flyers to Steampunk enthusiasts with dozens of interactions with potential Steampunk Victoriana Fair patrons.

Corporate & Community Services

Visitor Services

Mobile Visitor Information Centre (MVIC)

The MVIC recorded 128 visitor interactions during the month of April. It is difficult to compare numbers to April 2018 as the MVIC did not operate over Easter and was used in the VIC car park for the last week of April instead, due to the VIC refurbishment.

This month, the MVIC attended the steaming day at Goulburn Historic Waterworks and parked at Lake George, Wheatley VC rest area.

We have set up a small information display in the static driver reviver cabin at Lake George, Wheatley VC, where travellers can now access information about the Goulburn region 7 days a week. Currently on display are: Seasonal Calendar of Events, Goulburn Destination Guide, 'Taste' DL flyer and event flyers for Steampunk and Pictures and Popcorn at Veolia.

We also have new shop-front style 'i' branded banners fixed to each exterior corner of the MVIC, to assist with brand recognition.



New shop-front style banners for the MVIC

Goulburn Visitor Information Centre (VIC)

Walk-in customers:

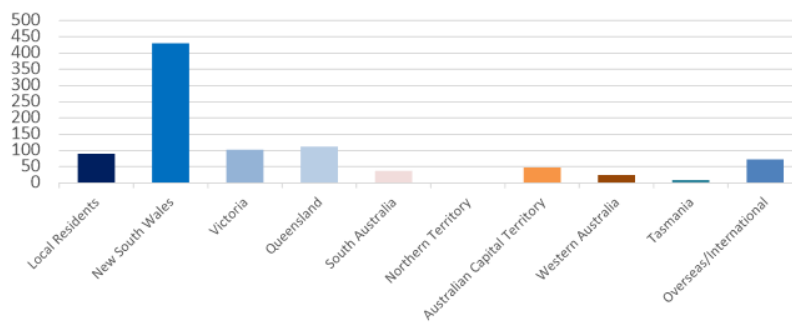
Month	2018	2019	Variance (#)	Variance (%)
March	3,372	2,819	-553	-16.4%
April	2,598	3,038	440	16.9%
Yearly Total (to 30th April)	12,142	11,516	-816	- 6.7%

Postcodes collected during April:

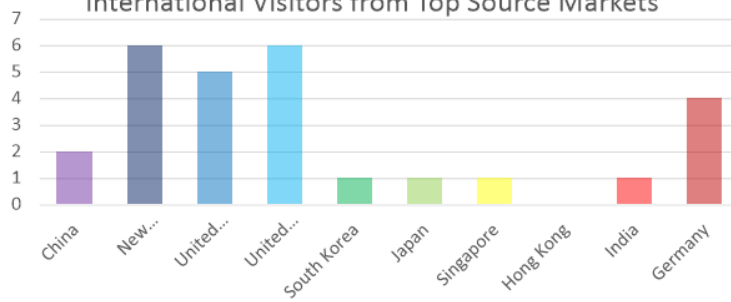
<i>Total Postcode Collected</i>	
TOTAL	929
Local Residents	90
New South Wales	430
Victoria	103
Queensland	112
South Australia	37
Northern Territory	2
Australian Capital Territory	48
Western Australia	28
Tasmania	9
Overseas/International	73

Corporate & Community Services

Visitors by Region of Origin



International Visitors from Top Source Markets



Corporate & Community Services

6.2 Goulburn Historic Waterworks Museum**Happenings during April at the Waterworks**

Another busy month for the Waterworks. We had six booked tours with 543 visitors to the museum.

Our April “steaming” was held on Sunday the 14th. This was held as part of the *Canberra and Region Heritage Festival*. We had approximately 170 people visit the museum during the day which is slightly above our average visitor numbers for a “steaming” day. Ken and Bryan are pictured below alongside the Appleby Beam Engine.



A Creative Fitness program, initiated by Southern Tablelands Arts, commenced a series of workshops, all held at the Waterworks, between March and May. These include creative writing, clay making techniques, dance and movement and painting skills as well as fitness with a personal trainer. This program has been well received, and we hope that it will continue.

The remaining steaming dates for 2019 are:

- 26 May (this coincides with 150th Anniversary of the Arrival of the Railway into Goulburn)
- 8 September
- 19 & 20 October (Steampunk Victoriana Fair)

Steampunk Victoriana Fair 19 & 20 October

Preparations have begun for the Fair this year with some performances already confirmed. We have received many enquiries about the Fair already, from stallholders and participants, and expect another big year.

6.3 Rocky Hill War Memorial and Museum

Rocky Hill works

Works are progressing on schedule at Rocky Hill on the new museum building. This work is expected to continue until October 2019. The image below shows the lower level walls being constructed.



Strategic Plan

Work on the strategic plan will commence on 28 May with Sue Boaden, Cultural Planner, museum staff and volunteers. The development of the Strategic Plan will consider the collection, the site, the two buildings and how they will best function. We are excited about this opportunity and look forward to working with Sue.

Donations

The Museum has been fortunate enough to recently receive two donations. Volunteers, Carol Olsen and Judy Fowler are pictured below with Margaret Shepherd receiving a donation relating to Major Dr. J.H. Coles, a prominent Goulburn doctor, who served with the 119th General Hospital, Adelaide River, Northern Territory from 1941 to 1942. Mrs Shepherd is the youngest of four children of Dr Coles and his wife Lucy. On the right Carol and Judy receive a full army kit of Sapper Simon Daniel Casey, 17th Construction Squadron who served in Afghanistan.



6.4 *St. Clair Villa Museum and Archives*

Final approvals

Council recently received full approvals from the NSW Office Environment & Heritage for the conservation works at St Clair. The preparation of the tender documentation has now commenced.

Caring for State Heritage Grant

We await the outcome of our grant application through the Caring for State Heritage grant program. The aim of this grant is to engage a consultant to prepare an Interpretation Plan for St Clair Villa Museum and Archives. The Interpretation Plan will provide a framework for engaging the community with the site following its reopening, and take into account the many recommendations endorsed by Council in the Conservation Management Plan.

Staffing

After twelve months of having unfilled positions, the Museums Coordinator commenced in the role on Monday 6th May, with the part-time Museums Attendant due to commence Tuesday 21st May. We look forward to having a full complement of staff to undertake the bust work program at the three Museums over the next few years.

History Goulburn

The Business Manager Marketing, Events & Culture continues to meet and communicate with members of History Goulburn regularly in relation to St Clair, and will be attending the next General Meeting scheduled to be held Thursday 23rd May 2019.

St. Clair Villa publication

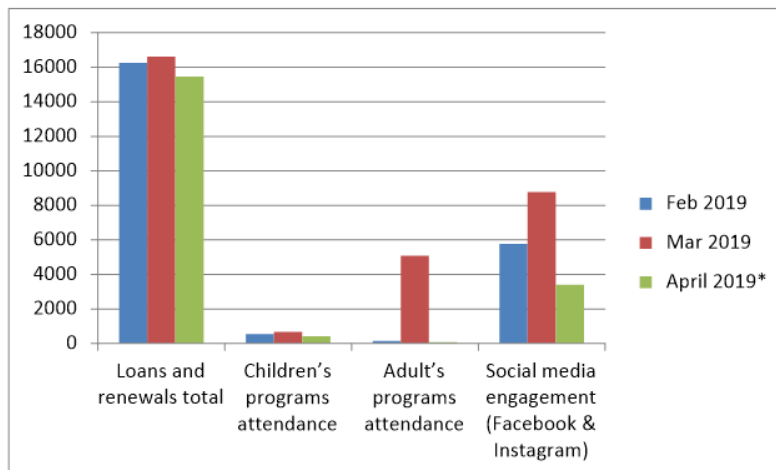
St. Clair Villa 1842-2017: 175 Years of Goulburn History is currently being printed, and expected to be received in June. The publication is made possible through funding from Council and a \$4,000 grant from the Royal Australian Historical Society. A launch event will be held during winter, with details to be confirmed.

Corporate & Community Services

6.5 Library Services

Activity	Feb 2019	Mar 2019	April 2019*
Loans and renewals main library	14117	14089	13087
Loans and renewals mobile library	321	528	336
eBook, eAudio, eMagazine downloads	1831	2004	2046
Loans and renewals total	16269	16621	15469
Visitors	8607	9746	7861
Internet sessions	1417	1567	1242
New members	135	123	93
New collection items received	730	515	1775
Local studies enquiries	43	34	39
Children’s programs attendance	550	669	429
Adult’s programs attendance	148	5088	82
Interlibrary loans requested	8	7	4
Interlibrary loans supplied	33	10	15
Book club kits supplied	9	9	6
Social media engagement (Facebook & Instagram)	5773	8775	3416

*Closed for 5 days over Easter and ANZAC Day – resulting in a reduction in circulation, visitors, internet sessions, and attendance at programs



Thanks and Feedback

"I wish I was there!"

"Love the Tuesday shelf talks!"

"Terrific work by all concerned in preserving and sharing our history"

Corporate & Community Services

Library Activities

- The Library's regular shelf reading and weeding process was completed in April, with all collection items checked for quality and removed if damaged or out-dated. The discarded stock is sold in the Library's regular book sale, routinely making between \$1,500 and \$2,000 in sales. All collection items retained in the collection have been checked for any items needing repairs and to ensure they are in the correct location on the shelves. The shelf reading and weeding process is conducted two to three times a year and takes approximately 3 weeks to complete.
- Library activities were kept to a minimum in April due to large amounts of staff leave and unavailability for LEAP training and Spydus testing and training.
- Library staff have created a library member user satisfaction survey to be distributed to all library users in the coming months. The survey will gauge our levels of success in providing services and relevant collections, and highlight areas for improvement. The survey results, in conjunction with a planned staff planning day, will form the basis of a new strategic action plan for the Library, outlining future areas for growth and improvement of services and facilities.
- The State Library of NSW recently released its updated 'Living learning libraries: standards and guidelines for NSW public libraries'. The document outlines a number of standards of service delivery, collection size, staffing profiles, and library facilities for all public libraries in NSW. Goulburn Mulwaree Library meets the suggested standard levels for staffing levels and qualifications, library acquisitions per capita, overall age of collection, and turnover of stock and circulation per capita. Some work is still required to meet the standards for library members per capita and library visits per capita. The Library's programs and facilities are all considered high quality by the guidelines, with the exception of the size of the library per capita.

Adult's Services

Australian contemporary fiction author Sandie Docker spoke at the Library about her writing process and her new novel 'The Cottage at Rosella Cover'. Sandie's books are well-loved by our Library borrowers and have long reserve lists of people waiting to read them. Nearly 40 people gathered for this lunchtime talk and enjoyed hearing about how Sandie gets her ideas and her path to becoming a published author, as well as her thoughts on reality television and managing your characters as the story progresses. Sandie was an engaging speaker, and one Library member was so impressed she has donated a set of 10 copies of Sandie's new book for use as a book club kit.



Author Sandie Docker speaking at Goulburn Library

Corporate & Community Services

Children’s Services

The Library celebrated Easter and the school holidays with a variety of fun and engaging holiday activities. 45 attendees got hopping and came to the Easter Craft holiday activity in the Library on 16 April, where children were busy making fun Easter craft that included an Easter treat cone and wreath as well as participating in an Easter Egg Hunt around the children’s room in the Library.



Easter craft at the Library

The Library welcomed 46 children at our preschool and primary school workshops which were run by Fizzics Education on 23 April. The children’s room was turned into a life sized biology lab where children learned about the different relationships plants and animals have with their environment as well as using their senses to discover how science activities and toys operate. The children got curious and roved amongst the many stations where they got hands on with bugs, insect bingo, experiments and a host of fun educational activities.



Fizzics Education science workshops in the Library for school holidays

On 9 April, the Library held a special story time session with children’s author Helen Buck. We had 52 attendees at our special storytime where local author Helen Buck read her new children’s picture book *The Dragon in the Park*. The children enjoyed listening to the story and then participating in a dragon craft activity.



Children’s author Helen Buck at story time in the Library

Corporate & Community Services

Home and Mobile Library

The Mobile Library was joined by our local studies team and a collection of local studies and historical material related to the area at a recent visit to Bungonia. The Mobile Library is a fantastic opportunity to promote other Library services in the region, and highlight some of our special collection materials.

The Mobile Library was pleased to participate in activities for Youth Week 2019 at Leggett Park. The Mobile Library team spent a lovely afternoon at the park, undertaking fun craft activities, a Lego competition, and prize raffles.



Maria and Janet enjoying the sunshine at Leggett Park for Youth Week

The Mobile Library team participated in the AMLOSN (Australasian Mobile Library and Outreach Services Network) teleconference in April, making strong connections with other mobile library services in order to share resources and ideas for service improvements.

The Library has connected with the VALMAR Community Bus Service, which travels regularly between Goulburn and Bungonia. Library brochures and information packs will now be available to all people travelling on the community bus, encouraging them to make use of the Library's Mobile Library services in their area.

The Library welcomed new volunteer Pam Webster to the team. Pam will be joining our wonderful fleet of home library deliverers, and will be out in the community visiting some of our house-bound clients with library books and company on a regular basis.

Local Studies

Library staff have applied to take part in the State Library of NSW's portable oral history project, with a portable oral history recording kit. If successful, the application will see the Library be equipped with equipment for recording long-form oral history interviews with significant local personalities and on significant buildings and businesses. The recordings will be made available via the Library's website, and would form a wonderful addition to our collection, preserving people's personal stories and memories of our community.

The Library created an ANZAC Day display featuring a selection of hand-knitted poppies from the 5,000 poppies project. The 5,000 poppies project inaugurated in 2015, is a community project to acknowledge, remember, and respect our fallen heroes. The poppies on display in the Library were just a few of the more than 300,000 made throughout the world. The Library would like to acknowledge Anne Oliver for lending the poppies.

Corporate & Community Services



The Library's ANZAC Day display, featuring hand-made poppies

The Library's local studies team was interviewed and featured in an article by journalist John, looking at the value of historical photos in communities. The Library's 'flashback Friday' Facebook posts, featuring historical photos from our collection generate much online conversation every week. The article can be read online here: <https://the-riotact.com/looking-afresh-at-how-we-lived-in-goulburn>

A research project conducted by Library staff on the 1919 Spanish Influenza epidemic and its impact on Goulburn has been completed and will soon be available on the Library's website. The project has been very interesting to undertake, and provides insight into another fascinating part of Goulburn's history.

6.6 Art Gallery

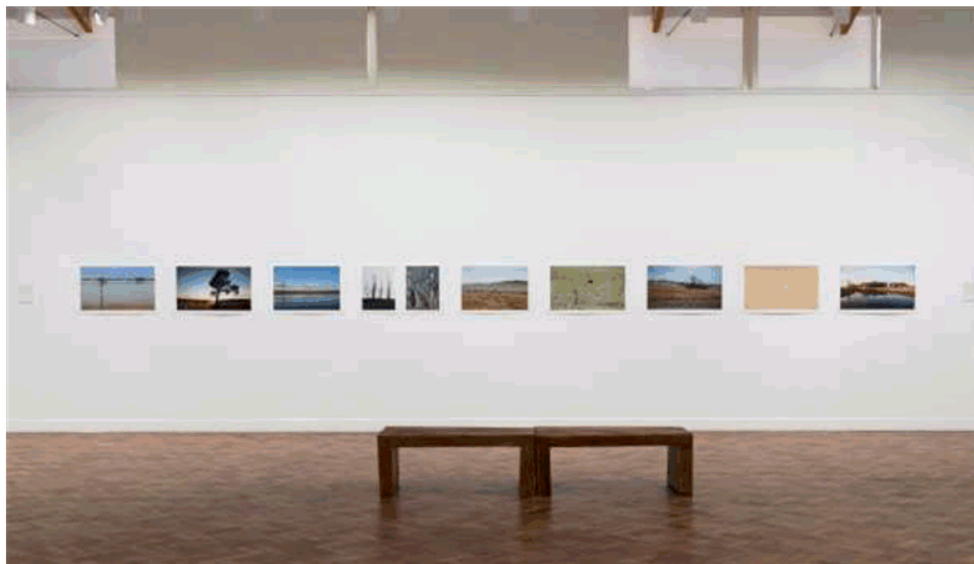
OF NOTE

- The Gallery has supported 117 artists to date
- Gallery curated exhibition, Arlo Mountford 'Deep Revolt, opened at Shepparton Art museum on Thursday 18 April. Exhibition is being toured nationally by Museums and Galleries NSW
- The Gallery hosted a University of Canberra Student, Holly Brown, for a 21 hour placement over 6 weeks working with Education Officer, Sally O'Neill
- Mindfulness, MELT and Movement sessions with Pauline Mullen held on 5 Mondays during 'The Art of Ageing exhibition and have been well attended
- The Gallery has hung numerous artworks from the Collection at the Community Centre and around the Council offices.
- Dr Anni Wawrzynczak presented her Artist in Residence talk on Friday 26 April. Wawrzynczak kept her audience enthralled with her presentation on the history of Canberra's artscene.
- Gallery Director, Gina Mobayed attending Venice Biennale with the Australia Council of the Arts/Create NSW and will return on 13 June.

EXHIBITIONS

Tina Milson, 'Dawn to Dust' 29 March - 11 May 2019

Tina Milson's exhibition 'Dawn to Dust' showcases her passion for photography and process for documentation. From portraiture to landscape, Milson's diverse photography portfolio highlights the resilience and vulnerability of country communities through drought, floods and everything else. Milson held her audience captive at her recent Artist Talk, giving an insight into her practice and as well as some hilarious behind the scenes anecdotes of some of the images she has taken over her career.



Corporate & Community Services

The Art of Ageing**Kerri Ambler, Tayla Martin, Tina Milson, Julie Slavin, Tim White****29 March - 11 May 2019**

This 'Art of Ageing' presents the work of five photographers, each from a regional city in New South Wales, exploring, turning and flipping the idea of seniority. The 'Art of Ageing' is drawing an audience from local and afar, both previous and first time visitors.



Corporate & Community Services

Snapshot: Jordan Charles Stokes, 'One Hundred Trees'
29 March - 11 May 2019

Southern Highlands based Jordan Charles Stokes treats us to his photographic survey 'One Hundred Trees'. Stokes gave a wonderful and deeply personal insight into his exhibition during his recent artist talk.



Corporate & Community Services

Exhibitions on Tour

Deep Revolt - Arlo Mountford

A Goulburn Regional Art Gallery exhibition toured by Museums & Galleries of NSW. This project has been assisted by the Australian Government through the Australia Council for the Arts, its arts funding and advisory body.

Gallery curated exhibition 'Deep Revolt' Arlo Mountford was launched at Shepparton Art Museum on Thursday 18 April by Ryan Johnston, Director, Buxton Contemporary and attended by 35. Exhibition continues at Shepparton Art Museum until 10 June 2019.



Corporate & Community Services

Upcoming**Untethered Fibre Artists: un:Seen****17 May – 29 June 2019**

Using fibre as the allegory of the invisible hidden within, 'un:Seen' is the fourth exhibition by Untethered fibre artists, with each exhibition title forming part of a poetic interconnected narrative. Evolving from the shared engagement with the three previous exhibition titles, the essence of the group exhibition are works that explore human interaction, impart a message and share a passion through imagery and meaning. 'un:Seen' will be launched by Jennifer Lamb, AO, former Director, Goulburn Regional Art Gallery.



Corporate & Community Services

Katthy Cavaliere, Works from the permanent collection
17 May – 29 June 2019

In 2005 Katthy Cavaliere undertook a residency in Goulburn, producing works in response to our locale which were accompanied by a survey of the artist’s work at the Gallery the same year. The Gallery is now honoured to show three works from Cavaliere’s body of work that followed – ‘Loved’.



Corporate & Community Services

**Snapshot: Mark Kelly, 'Ghosts of the past'
17 May – 29 June 2019**

Southern Highlands based artist Mark Kelly explores the feeling given to him by the alarming rate of land clearing: that many trees have been removed and all that remains are ghosts of the past. Kelly was the winner of the 2018 Goulburn Art Award.



PUBLIC PROGRAMS

Monday, 1 Apr	Mindfulness, MELT and Movement with Pauline Mullen
Friday, 5 Apr	Tina Milson + Jordan Charles Stokes Artists Talk
Monday, 8 Apr	Mindfulness, MELT and Movement with Pauline Mullen
Friday, 12 Apr	Disability Trust exhibition talk and activities
Monday, 15 Apr	Southern Highlands Probus Bus Group exhibition talk
Monday, 15 Apr	Mindfulness, MELT and Movement with Pauline Mullen
Friday, 26 April	Canberra's Double Life with Dr Anni Wawrzynczak – Artist in Residence Floor Talk
Monday, 29 Apr	Mindfulness, MELT and Movement with Pauline Mullen

Corporate & Community Services

PERMANENT COLLECTION

Collection artworks were installed in the Community Centre and within the Council offices during March and April 2019.

'Recently installed artworks at Council's Community Centre in Auburn Street have added much colour and character to the Centre. Staff and clients absolutely love the artworks commenting that they have added a breath of fresh air and new ambience to the Centre'



Corporate & Community Services

Cultural Gifts Program

As of the date of this report, the Gallery has donations to the value of \$30,900 being assessed by the Cultural Gifts Program.

The Department of Communications and the Arts, Cultural Gifts Program will use Goulburn Regional Art Gallery as a case study for presentation at the MGA 2019 Conference in Alice Springs. The case study observes the short and long-term impact of the Cultural Gifts Program on the Gallery's interdepartmental operations, including exhibition, education and outreach opportunities. The request follows the success of 'Goulburn Bustle' – the largest exhibition of the Gallery's permanent collection to date, exhibited 15th February to 16th March 2019.

Works on loan

The Gallery had two works on loan to other institutions in April 2019:

Arlo Mountford, *The Triumph*, 2010, Single channel HD digital animation, duration 9:00min to M&G NSW until 7 February 2021.

Arlo Mountford, *Wedge for S/elective Viewing*, 2005 Single Channel digital animation 4:3 aspect ratio, 4 channel sound, ply 120cm x 120cm x 60cm, Duration 2:00 mins, unique edition to M&G NSW until 7 February 2021.

PUBLIC ART

Civic Centre

Local artist Michael Thomson has been selected through a competitive Expression of Interest process to undertake the latest public art acquisition for the City. Thomson will be painting the large concrete columns and planter boxes at the front of the Civic Centre, with the project expected to take around a month in total. The Civic Centre, and Goulburn Mulwaree Library, will be fully accessible during the project.

Wollondilly River Walk Way

Two works are currently in production off-site by artists David Ball and Todd Robinson. Both works will be located down along the Wollondilly River Walkway and are both expected to be installed during June.

EDUCATION

Wednesday 17 and Thursday 18 Apr	Steampunk Sculptures School Holiday Workshop with Anna O'Neale
Friday 26 Apr	Photomontage School Holiday Workshop with Sally
Mondays 1, 8, 15 and 29 Apr	Art Teenies
Monday 29 Apr	Art Teenies yoga with Sally

UC Student placement

University of Canberra student, Holly Brown joined the Gallery team for a short placement as part of her studies. Holly is a fourth year Primary Education and Creative Arts student and her twenty one hour placement was a requirement of her 'Arts Education Integration Unit'. Holly has visited the Gallery multiple times over the last six weeks engaging with the Gallery's broad and diverse education program including Art Teenies, artist talks, Afternoon Art Club, school talks and SACC Outreach.

Corporate & Community Services

Afternoon Art Club

Afternoon Art Club wrapped up for term one on the first week of April. The Wednesday and Thursday groups finished with a performance and photography workshop in response to the current exhibition 'The Art of Ageing'. The children created costumes and posed for the camera as their new characters.



Afternoon Art Club resumes the first week of May for term two. Bookings for these classes are almost at capacity with only one vacancy for the Thursday class.



School Holiday Workshops

The Gallery offered two workshops for children during the April school holidays. Local artist Anna O'Neale conducted a workshop 'Steampunk Sculptures' over two days in the first week. The children used air dry clay, collage materials and found bits and pieces to create wacky new characters. Education Officer, Sally delivered 'Photomontage' workshop in the second week. Inspired by the current photography exhibitions in the Gallery, the children fused their portraits with found photos from magazines and books to create an imagined landscape and story.

School visits

Goulburn West visited the Gallery on the final day of term one to see the current photography exhibitions. Inspired by 'The Art of Ageing', conversation turned to the older adults in the children's lives and most drew pictures of their grandparents and their hobbies. Goulburn West have already booked a class for every Friday morning to visit the Gallery in term two.

Art Teenies

Four Art Teenies sessions were delivered in the month of April. Inspired by current exhibitions, the programs have focused on a variety of themes including rural living and personal identity. The children have created paper cow sculptures and pirate hats and practised farm animal inspired yoga with Pauline Mullen.



Corporate & Community Services

OUTREACH

Arts Access Workshops

Warrigal Care, PGU Kenmore and the Crescent School

Arts Access has taken a break in April for the school holidays and Easter break. Commencing on 6 May, the Gallery will be working with five artists in the coming term and two of the eighteen workshops will be delivered in collaboration with Hume Conservatorium.

SACC Outreach Program

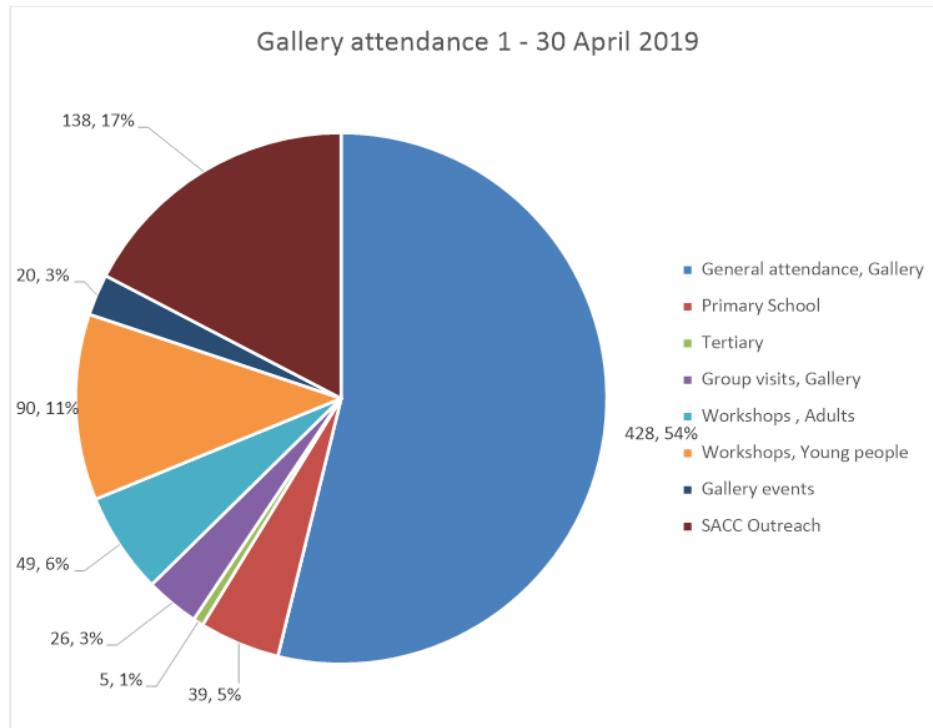
This month was a short month for the Outreach Playgroups with school holidays. Janet Gordon, Outreach Officer, explored sculptures and creating models using egg cartons, pipe cleaners and odds and ends. The children created robots, boats filled with people going to a wedding, ants, and space ships. Gordon worked with the children at Tallong and Marulan Outreach Playgroups to create two very different 'Under the tree' banners to enter in the Tallong Apple Day Festival. The children at these playgroups made suggestions and shared their thoughts in group chats about what should be on the banners.

Term one has been very productive with over seventy families using the Outreach service.



Corporate & Community Services

AUDIENCES AND REACH
1 – 30 April 2019



FEEDBACK

'Both exhibitions, 'Dawn to Dust' by Tina Milson and 'The Art of Ageing' by various regional photographers are stunning!! Our first visit to this Gallery but it will not be our last. What a gem!'

'It is our first visit to the Gallery. We look forward to spending more time in Goulburn'

'So glad we took the time to visit your inspirational exhibition – great photos and stories'

'Fabulous! Both exhibitions. I'm so glad we finally visited this Gallery'

'Really great website – thanks'

'Good photography and apt reflection of interesting lives. Thanks'

12.21 PLANNING AND ENVIRONMENT DIRECTORATE REPORT - APRIL 2019

Author: Scott Martin, Director Planning & Environment

Authoriser: Warwick Bennett, General Manager

Attachments: 1. Planning & Environment Directorate Report [↓](#) 

Link to Community Strategic Plan:	CSP Strategy CL1 - Effect resourceful and respectful leadership and attentive representation of the community.
Cost to Council:	Nil
Use of Reserve Funds:	Nil

RECOMMENDATION

That the activities report from the Director Planning and Environment be received and noted for information.

BACKGROUND

The purpose of this report is to provide an update on the monthly activities of the Planning and Environment Directorate.

REPORT

Please find attached the April 2019 monthly report on the activities of the Planning and Environment Directorate.

planning & environment

may 2019



Contents

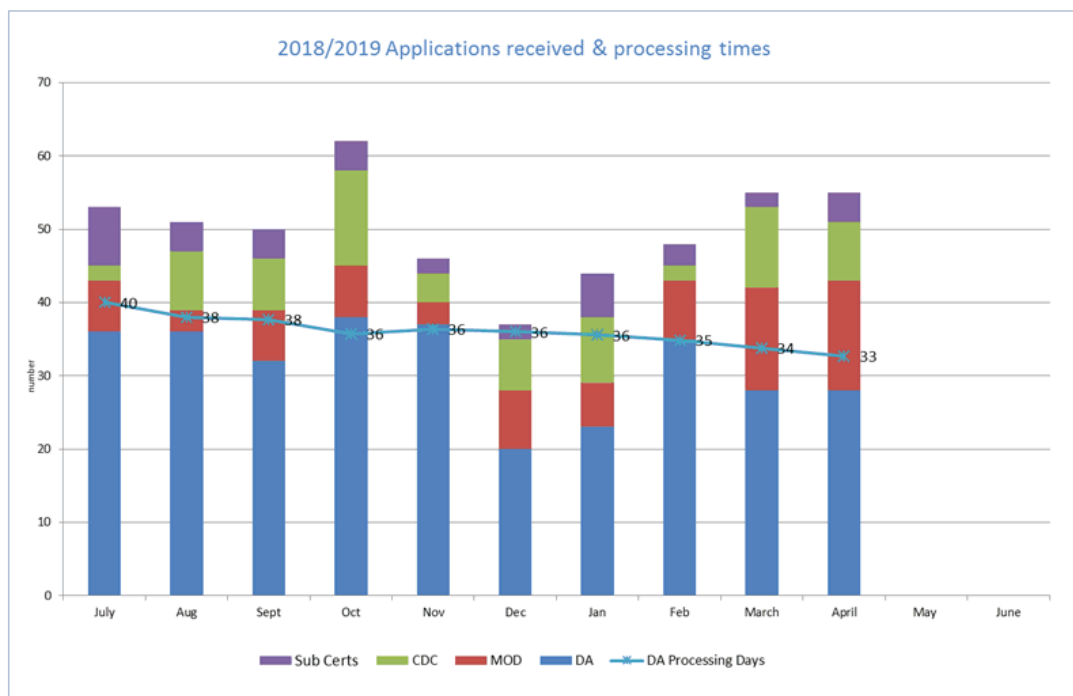
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1 Development Assessment

1.1 Overview of Development Applications – April 2019

	New Applications Lodged	Applications Determined
DA's	28	21
Modifications	15	9
CDC's	8	8
Subdivision Certificates	4	2
Total	55	40
Total cost of new development: \$10,217,046.00		
Of Note:	Nil	

1.2 Applications received and processing times



1.3 Progress of LEC Proceedings

- DA/0330/1617 (288 Tiyces Lane) – Jasminco Resources Pty Ltd – the matter was heard on 3, 4 and 5 April 2019, with subsequent adjournments to 12 and 18 April. The matter is now pending judgment by the court. No timeframes are currently available for when a judgment will be handed down.
- Class 1 Application – 88 Cathcart Street (Shaun McKavanagh) – No further action since the last update. Seeking to revoke or vary a Repair Order in relation to a retaining wall. Mediation between 86 & 88 Cathcart Street to allow for access for the purposes of assessing the retaining wall and works to be undertaken. Owner of 88 Cathcart Street to provide a scope of works on the work required to be undertaken on the wall from a qualified structural engineer by the end of May 2019.

- Class 1 Application – Wakefield Park Noise Prevention Notice – Telephone Directions Hearing occurred 18 March 2019. BAC WMR Pty Ltd to file Statement of Facts and Contentions (SOFAC) by 15 August 2019. GMC to lodge SOFAC by 27 September 2019. Proceeding listed for s34 conference 22 October 2019 onsite at Wakefield Park. Correspondence sent to BAC WMR Pty Ltd’s legal representative regarding their continued non-compliance as the Prevention Notice is still in effect. An audit of the Prevention Notice and BAC WMR Pty Ltd’s level of compliance is currently being undertaken. Council still continues to receive a high number of complaints in relation to the level of noise being generated from the facility.

It is also worth noting that an article in the 2 May 2019 Goulburn Post has incorrectly reported that the owners of Wakefield Park Raceway were taken to Court by Council. As Council would be aware, BAC WMR Pty Ltd elected to appeal their Prevention Notice, therefore instigating these proceedings in the Land and Environment Court.

Due to the inaccuracy of this article, Council has been the target negative publicity on social media and have received misguided correspondence from a number of users of the facility. As a result, Council’s Communications and Business Development Officer has brought this to the attention of the Goulburn Post. It is expected that a correction will be made and a more balanced approach to reporting will be taken for any further articles on the matter.

1.4 Regional Projects requiring Southern Region Planning Panel (SRPP) approval

- DA/0425/1718 – The redevelopment of the Goulburn Aquatic Centre at 85 Deccan Street, Goulburn was lodged on 29 June 2018. Additional information was received 1 April 2019. The application is now under assessment and a report is being prepared for the SRPP meeting to be held on 17 June 2019 at the Goulburn Mulwaree Council Chambers.

1.5 State Significant Development

Gunlake Quarry Extension Project - Modification 1	Seeking to reduce the size of the “Biodiversity Areas” required under condition 32	EIS Exhibition
Peppertree (Marulan South) Quarry - Modification 5	Development of new overburden emplacement, amending western overburden emplacement, construct new haulage road and intersection	More information required
Ardmore Park Quarry Modification 3	Extension to extraction area, increase in production, increase in hours of operation	More information required
Goulburn Poultry Processing	Mixed Use Development	SEARs issued
Marulan South Limestone Mine	Open cut mine extension project	Proponent Reviewing Submissions
Marulan Quarry	Establish a hard rock quarry and progressive rehabilitation of the pits	More info required to issue SEARs
Woodlawn Waste Facility	Modification to Woodlawn Bioreactor Expansion	Determination
Woodlawn Waste Facility	Modification to enable construction and operation of Solid Recovered Fuel processing area within the Woodlawn Eco Precinct	Determination
Parkesbourne Solar Farm	Develop a 600 MW solar photovoltaic (PV) facility with battery storage and ancillary infrastructure	Prepare EIS
Carrick Solar Farm	Development of a 144 MW solar farm and associated infrastructure	Prepare EIS
Goulburn Base Hospital Redevelopment Modification 1	Encapsulate contaminated soils and remove contaminated soils off site	Assessment

2 Strategic Planning Program

	Project	Anticipated Completion Date	Potential impediments	Project reliant on / linked to:
1.	Strategic Planning Statement (legislative requirement)	June/July 2020	Dependant on a number of supporting strategies including: <ul style="list-style-type: none"> ▪ Social Plan ▪ Housing Strategy ▪ Recreational Needs Strategy ▪ Employment Lands Strategy ▪ Agricultural and Resource Lands Strategy 	The Strategic planning Statement cannot be delivered until all strategies are finalised.
2.	Housing Strategy	<ul style="list-style-type: none"> ▪ Consultation period has now closed. Several submissions provided with extension to 1 March 2019 ▪ Review of submissions being undertaken. Once review completed, Council to be briefed in April ▪ PP component recommendations pending adoption of the Strategy following DPE endorsement 	<ul style="list-style-type: none"> ▪ Exhibition to include State agencies and DPE. State agencies (particularly OEH) may start getting into smaller details of strategy due to the inclusion of consideration for planning proposals. ▪ DPE has warned that the endorsement of the Strategy could take 3-4 months and may be held up due to the NSW Election. ▪ DPE will not consider planning proposals relating to the study until Housing Strategy is endorsed. ▪ Western corridor – potential delay if included in initial planning proposal (native vegetation and ability to service). ▪ Further review being undertaken of existing capacity for rural lifestyle lots in the 2-20 Ha size range around Goulburn. ▪ Additional impediments identified during exhibition process include natural gas pipeline corridor and electricity transmission corridor in the north Goulburn area, and location of Orica explosives depot west of Marulan. ▪ Results from exhibition process to be collated and summarised for the consultant (Elton’s). Additional feedback from Council to be provided as part of this process. ▪ Results from exhibition process will require a review of the draft strategy recommendations. Depending on the extent of the changes further exhibition may be required. 	<ul style="list-style-type: none"> ▪ State agency approval ▪ NSW DPE endorsement ▪ Extent of submissions/content for review

	Project	Anticipated Completion Date	Potential impediments	Project reliant on / linked to:
			<ul style="list-style-type: none"> If additional exhibition required, completion date may be delayed by approx. 3 months. 	
3.	Section 94 and 94A Plans Review (including Car Parking Strategy)	Initial Review of existing plans currently being undertaken and drafts completed by June 2019 New plans including car parking by December 2019	<ul style="list-style-type: none"> Car Parking Assessment of need and capability for Goulburn CBD. Section 94 and 94A plan review can start immediately, however the inclusion of urban release areas will need endorsement of the Housing Strategy. S94 and 94A review needs to be undertaken with DCP review for urban release areas (also dependent on Housing Strategy endorsement). 	<ul style="list-style-type: none"> Housing Strategy endorsement by NSW DPE Gateway determination for Housing Strategy proposal Development of DCP provisions relating to planning proposals Design and cost work associated with additional projects for s94 Plan Link to CBD Masterplan
4.	Recreational Needs Strategy	May 2019 (subject to Council and public consultation)	<ul style="list-style-type: none"> A completed draft was presented to Executive in December. The draft will need to be put to Council and then exhibited – currently awaiting for briefing session to Council. Potential contentious exhibition content 	<ul style="list-style-type: none"> Reliant on exhibition process and how the public receives the document (i.e. how contentious it is) will determine what edits/changes required for finalisation and final adoption.
5.	Community Participation Plan (legislative requirement)	December 2019	<ul style="list-style-type: none"> Consultation process Staff availability 	<ul style="list-style-type: none"> DCP (but not reliant on it) Upgrade of Council’s website
6.	Resource Lands (Agriculture and Extractive Industries) Strategy	Early 2020 (Budget and State Government Dependent)	<ul style="list-style-type: none"> This Strategy is dependent on the review of agricultural land mapping by DPI (Agriculture). Consultation required with DPI and DPE to better determine timeframes 	<ul style="list-style-type: none"> The completion is required in order to do the Strategic Planning Statement Linked to DPI mapping
7.	Social Plan	Council will be fully consulted with in May and June 2019 with draft plan ready for consultation in July 2019. Finalised October 2019.	<ul style="list-style-type: none"> Preferred consultant selected. Currently finalising contract. 	Strategic Planning Statement

	Project	Anticipated Completion Date	Potential impediments	Project reliant on / linked to:
8.	Goulburn Mulwaree DCP 2009 (Comprehensive Review to create Goulburn Mulwaree DCP 2019)	TBA – Specific program being developed. Anticipated to be rolled out in stages.	<ul style="list-style-type: none"> ▪ Inception meeting held with planners and building surveyors in January 2019. ▪ Suggested releasing Chapters separately for comment as they're drafted. ▪ Looking at moving to a performance based document – greater consultation will be required but will provide more flexibility for Council and developers. ▪ Incorporate signage strategy. 	Site specific chapters relating to urban release areas dependant on planning proposals arising from the Housing Strategy
9.	Voluntary Planning Agreements and Land Dedication Policy	April 2019	<ul style="list-style-type: none"> ▪ Draft VPA and Land Dedication Policy recently exhibited – 1 submission received. ▪ To be reported to Council to seek endorsement in April. 	Nil
10.	CBD Master Plan	To be determined, depending on outcome of community engagement. Currently with GM's office.	Further consultation to occur with GM	<ul style="list-style-type: none"> ▪ s94 plan ▪ Car Parking strategy
11.	Height of Buildings in CBD	Commencement deferred until completion of Housing Strategy.	There is minimal risk associated with this item as Clause 4.6 of the GMLEP permits variations to height and floor space standards.	<ul style="list-style-type: none"> ▪ Staffing availability ▪ Housing strategy, particularly identifies increased densities in residential areas around CBD which will potentially result in LEP and DCP amendments. It may be opportune to undertake this work at the same time
12.	Goulburn Mulwaree LEP 2009 Review – Recurring every 5 years (or as the need arises)	Next review to follow preparation of Local Strategic Planning Statement – July 2020	There is always a potential of unforeseen needs arising to urgently review aspects of the LEP	Linked to Strategic Planning Statement

2.1 Planning Proposals

Planning proposals are the mechanism by which *Goulburn Mulwaree LEP 2009* can be amended. Of the Planning Proposals listed below the majority are initiated by Council as a result of the recommendations of various strategies such as the *Employment Lands Strategy*. Some Planning Proposals are initiated by a proponent such as a land holder or stakeholder. An example of this is the Planning Proposal for Kingsdale Wines.

Proposal No.	Location	Proposal	March/April Activities
REZ/0001/1415	35 Ross Street, Bradfordville	Proposed rezoning for the Goulburn Health Hub (rezoning from IN1 General Industrial to SP2 Special Purpose)	Awaiting applicant response from proponent to issues raised by State agencies and meeting with SES.
REZ/0001/1718	Mistful Park	Included in the Draft Housing Strategy	Considered with the Draft Urban and Fringe Housing Strategy.
REZ/0002/1718	745 Crookwell Road 'Kingsdale Wines'	Include Restaurant or café in Schedule 1 of GM LEP 2009.	NSW DPE has approved the gateway in March, the Planning Proposal has come off public exhibition, a post exhibition report is being prepared for Council..
REZ/0001/1819	Cemeteries	Remove cemeteries as a permissible use in E2 and E3 zones.	NSW DPE has issued a gateway determination in March. The planning proposal is on exhibition until 10 May, 2019.
REZ/0002/1819	Goulburn Motorcycle and Speedway Club	Rezone land from RU6 Transition to RE2 Private Recreation	The Planning Proposal has been prepared and pre Gateway consultation is underway with Water NSW.
REZ/0003/1819	NE Enterprise Corridor Precinct	Rezone land in the NE Enterprise Corridor Precinct (area around Common Street) to IN1 General Industrial as per Employment Lands Strategy	Council resolved to prepare a planning proposal on 18 December, 2018 and the planning proposal was submitted following Water NSW advice to the NSW DPE for a gateway determination on 18 February, 2019.
REZ/0004/1819	Shire wide Amendment (RU6 Zone)	Include RU6 Transition zone in provisions of clauses 4.1AA and 4.2B (Community and Strata title subdivision provisions) in GMLEP 2009.	NSW approved the gateway determination for this Planning Proposal on 1 May, 2019. Pre exhibition consultation with Water NSW and RFS was conditioned and is currently underway.
REZ/0005/1819	Hovell Street and land reclassifications	To rezone certain properties including 59 – 61 Hovell Street identified for disposal and update the LEP with land reclassifications.	Council resolved on 20 November 2018 to undertake a public consultation process regarding the reclassification of Council land and then pending the outcome process a rezoning. The public hearing for the land reclassifications was held on 11 April. The Planning Proposal is being prepared but cannot be finalised until the outcome of the public hearing and land reclassification process is determined.
REZ/0006/1819	B2 Local Centre Planning proposal	Council resolved to proceed with a Planning Proposal on 19 March, 2019 to reduce area zoned B2 in Marulan and to introduce a B2, R3 and RE1 zone to the Mistful Park commercial area.	Water NSW has provided pre gateway input and the Planning Proposal will be forwarded on to the NSW DPE.
REZ/0007/1819	Dossie Street	Council resolved to proceed with a Planning Proposal to rezone and reclassify land at Dossie St Goulburn to IN1 General industrial	The Planning Proposal is currently with Water NSW for pre Gateway consultation.

2.2 Legislative Updates

There are no legislative updates to the *NSW Environmental Planning and Assessment Act, 1979*, State Environmental Planning Policies or amendments to *Goulburn Mulwaree Local Environmental Plan 2009* of note notified by the NSW Government from 8 April – 6 May, 2019 on the NSW legislation web site.

Following the NSW State Election, there will be a significant reshuffle in the NSW Government's Ministerial portfolios that will take effect from 1 July 2019. Two pieces of Legislation effect these changes:

- *Administrative Arrangements (Administrative Changes – Public Service Agencies) Order 2019* [NSW], and
- *Administrative Arrangements (Administrative Changes – Ministers) Order 2019*

From this legislation eight (8) new Departments will be created:

- Department of Premier and Cabinet
- Treasury
- Department of Customer Service
- Department of Planning and Industry
- Department of Transport
- Ministry of Health
- Department of Education, and
- Department of Family and Community Services and Justice

For planning, Council's primary point of contact will now be with the Department of Planning and Industry (instead of the Department of Planning and Environment), underneath this Department will be the Minister of Planning and Public Places. Other agencies in our contact list will also be affected. These include the Office of Environment and Heritage (to be abolished) which will also now report to the Department of Planning and Industry as will the current Office of Local Government (to be abolished).

For all intents and purposes, the functions, agencies and personnel that we currently have contact with will function as they are now into the foreseeable future, only their titles may change. Goulburn Mulwaree's Department of Environment and Planning will advise accordingly if there are any further developments, specifically in how we do business with these agencies, as soon as these are known.

3 Environment and Compliance

3.1 Ranger Services - April 2019

Companion Animal Facility	Number of Animals ...	Dogs	Cats
	Impounded this month *	27	5
	Surrendered by Owner	1	0
	Returned to Owner	20	4
	Sold	2	2
	Transferred to Animal Welfare Organisations	5	0
	Euthanised **	2	1
	Remaining in the facility	13	5

*Some animals are able to be immediately returned to their owners without needing to be impounded.

**The animal's euthanised this month were all animals that were surrendered and deemed unsuitable to be rehomed. The cats euthanized this month were considered feral and unable to rehome. Please note that animal's euthanised this month may have been impounded in previous months.

Customer Requests	Animals	Illegal dumping	Abandoned Trolleys Reported	Abandoned Articles	Total CRM's completed
	80	18	0	2	100

3.2 Environment & Health – April 2019

Customer Requests	Development and Land Use		Health and Pollution			Total CRM's completed	
	Illegal Development	Non Compliance	Food Premises	Pollution	Unhealthy Conditions		Other
	9	17	0	9	4		0

3.3 Community Enforcement – April 2019

Parking	Number of Parking patrols conducted ...			Total Infringements for ...			
	In General	School Zone	Hospital Zone	CBD	School Zones	Hospital Zone	GMC Car Parks
	40	4	5	45	3	13	0

*Patrols in Hospital zone decreased due to signs obstructed by trees. Service request has been entered for follow up with the appropriate department.

Customer Requests	Parking	Unkempt or Overgrown Land	Abandoned Vehicles/Articles	Total CRM's completed
	7	2	14	23

3.4 Biosecurity Weeds


On 18 December 2018 Council resolved to place the Draft Local Weed Management Plan (the Plan) on public exhibition and invite submissions from the public. The Plan was placed on public exhibition from **7 February 2019 to 6 March 2019** and attracted two (2) external and one (1) internal submission. A report was considered at the 16 April 2019 Council Meeting and Council resolved to adopt the Plan.

For the month of April, Biosecurity Weeds Officers issued 92 Draft Biosecurity Directions to land holders.

12.22 GOULBURN MULWAREE YOUTH COUNCIL MEETING NOTES - 26 APRIL 2019

Author: Carol James, Councillor

Authoriser: Warwick Bennett, General Manager

Attachments: 1. Goulburn Mulwaree Youth Council Meeting Notes held on the 26 April 2019 [↓](#) 

Link to Community Strategic Plan:	CO2 – Encourage and facilitate active and creative participation in community life.
Cost to Council:	Nil
Use of Reserve Funds:	Nil

RECOMMENDATION

That the report from Cr Carol James in relation to the Goulburn Mulwaree Youth Council Meeting Notes held on the 26 April 2019 be received.

BACKGROUND

A meeting of the Goulburn Mulwaree Youth Council Meeting Notes held on the 26 April 2019.

Please find attached the notes from this meeting. There are no recommendations from this meeting that require a resolution from Council.



**Goulburn Mulwaree Youth Council
Discussion Items & Action List**

Meeting Details

Friday, 26 April 2019
Council Chambers

Attendees

Charlotte Hargan, Brayden Hall, Holly Caffery, Axel Drake, Alex Dawes, Ben Hall, Cole Park, Codey Hedges, Maggie Hargan, Luke Robertson.

Apology

David Walterin

Discussion Items

- Sharing the task as minute taker, as David not always available because of University commitments.
- Youth Week - our event at the Veolia Arena turned out to be a great day with Zumba, save-a-mate, drum beat, laser tag & drug and alcohol testing
- Goulburn Social Plan was also discussed on a youth day and was further talked about and comments added to be handed to Council
- Everyone looking forward to the skate park extension and the Youth Council plans to invite Totem Skating to put on beginners training and an event on the opening day
- ANZAC Day went well and we were pleased to be asked to lay a wreath on the day
- Membership – Luke Robertson is keen to be invited in community events and support youth leadership within the area
- A plan to have a debate evening where our peers and parents can be invited to see us in action. Talked about topics: Political Trust, Climate Change, Indigenous affairs maybe
- NSW Youth Conference - Think about our slide presentation and script needed for our pitch
- Social media suggested that a weekly bio be done on each Youth Councillor with a photos and questions. Instagram also mention. Cole will look into this as Media Officer.
- First Aid Training next Sunday 5 May 2019 in the Council Chambers 9am to 4pm. Carol will get work books to all so that you can study. Lunch will be provided.
- Talk about need for a defibrillator at the Crescent School. Brayden heard that there was a fatal incident and we wondered how we could advocate or fundraise to rectify the situation.

Action List

No	Description	Responsible Person	Target Date	Completion Date
1	First Aid Training	All	5 May 2019	5 May 2019
2	Media	Cole Park		
3	Topic for debate	All	To next Meeting	
4	Photos	All	Wear your shirt next meeting 31 May 2019	

12.23 EXTERNAL MEETING MINUTES

Author: Warwick Bennett, General Manager

Authoriser: Warwick Bennett, General Manager

Attachments: 1. **Holcim Lynwood Community Consultative Committee meeting Minutes 26 April 2019** [↓](#) 

Link to Community Strategic Plan:	CL3 We actively collaborate with others in the region
Cost to Council:	There are no financial implications for this report
Use of Reserve Funds:	Nil

RECOMMENDATION

That the report from the General Manger on the minutes from the Holcim Lynwood Community Consultative Committee meeting held on the 26 April 2019 be received.

REPORT

Please find attached the minutes from Holcim Lynwood Community Consultative Committee meeting held on the 26 April 2019.

Holcim



Meeting notes

Meeting	Community Consultative Committee	No.	21
Project	Lynwood Quarry	Date	Friday 26 April 2019
Venue	Onsite at Lynwood Quarry	Time	12pm – 1.15pm
Chaired by	Brendan Blakeley	Recorded by	Olivia Dodds
Purpose	To provide an update on the Holcim Lynwood Quarry project.		

Attendees

Stephen Mossie	Holcim	Susan Pearson	Towrang Valley Progress Group
Richard Savage	Holcim	Rosemary Turner	Marulan and District Historical Society
Brendan Blakeley	Elton Consulting	John Nicastrì	Marulan Progress Association
Olivia Dodds	Elton Consulting	Dennis Isbister	Cookbundoon Preservation Society
		Dr Stephen James	Marulan Region Chamber of Commerce

Apologies

Warwick Bennett	General Manager, Goulburn Mulwaree Council	Clr Alfie Walker	Councillor, Goulburn Mulwaree Council
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Discussion points

1 Welcome and introductions

Brendan Blakeley welcomed members to the 21st meeting of the Lynwood Quarry Community Consultative Committee (CCC) and thanked them for their ongoing participation.

Brendan welcomed and introduced members to Dr Stephen James, the group’s new representative from the Marulan Region Chamber of Commerce.

Brendan took the group through the actions from the last CCC meeting and reminded members to confirm their proxies, if they have not already.

Members indicated that they received the community information cards after the last meeting, however, noted a preference for the information cards to be printed on a better quality material. It was agreed that better quality information cards will be provided to members via mail.

Brendan reminded everyone that the final meeting notes from the last meeting have been uploaded to the Holcim project website. *Nevertheless, John Nicastrì moved the meeting notes on behalf of the group.*

Actions

- Members to confirm their proxies, if they have not already done so.
- Elton Consulting to provide CCC members with a new set of information cards for community enquiries.

2 Operations update

Stephen Mossie gave an operations update (see presentation attached). The main points discussed were:

- Alana White has left the business. Stephen thanked Alana for her contributions to the project and introduced Richard Savage, Quarry Manager, as the current community contact for Lynwood Quarry.

- Market demand remains strong, with a dip in some residential demand offset by continued infrastructure demand.
- Operations continue, as usual.
- Holcim continues to use local contractors, wherever possible.

Stephen asked if there were any questions. *Group members indicated 'no'.*

Actions

- None noted.

3 Granite pit update

Stephen Mossie gave a granite pit update (see presentation attached). The main points discussed were:

- The project is progressing, including overburden and source rock extraction areas, as per the Development Consent.
- Amenity bund construction continues. The bund has been constructed for about 1/3 of the final length and is currently 8-10 metres high. The bund is required as part of the modification consent.

A series of operational questions were asked by members, including:

- *Is the overburden material being used in the bund?* Overburden is either placed in the Overburden Emplacement Area or used in construction of the amenity bund. Some of the rockier material can't be used in the amenity bund because it does not provide a stable structure; clay and sand material work much better.
- *How many trains?* The Development Consent allows for up to three trains a day. These take the product up to the 24-hour Rooty Hill Distribution Centre.
- *What is the tonnage?* A significant volume of product is allowed via a mixture of truck and train movements. Consent allows for more rail movements than truck.
- *Have there been any questions from the community in the past regarding truck vs. train movements?* Some submissions in response to the modification project noted concern around the potential number of trucks on the road. In response to this, Holcim built a dedicated bridge to avoid impact to the Marulan community. Also, fewer truck movements are allowed in the consent than train.
- *How far down will the pits be dug?* The consent allows for a significant depth to be reached.
- *What is the timeframe for the project?* The current consent lasts through to 2035 and is modelled towards the maximum tonnage per year. Holcim projects that the quarry has a 90-year life, therefore, another Development Application will be submitted to continue operations after 2035. In the meantime, Holcim is required to regularly report to the NSW Environment Protection Authority and Department of Planning and Environment to satisfy the current consent.

Brendan asked if there were any questions. *Group members indicated 'no'.*

Actions

- None noted.

4 Community update

Richard Savage gave a community update (see presentation attached). The main points discussed were:

Community Investment Fund

- Marulan Public School has requested funding to contribute to the upgrade of playground equipment at the school. The upgrade is being funded through a State Government grant and sponsorship from local quarrying companies.
- Marulan Football Club has requested funding for facilities and ground upgrades. This requires more exploration to determine a funding amount, but would more likely happen after the current season is finished.
- Advertising for CIF applications will be placed in various local publications, as well as on the Holcim project webpage.
- The CIF catchment includes all locations within a 20-kilometre radius of Marulan.
- *On behalf of the Historical Society, Rosemary Turner thanked Holcim for the grant recently received by the*

Society. The Society plans on placing a photo in the newspaper and on Facebook. Holcim will also be acknowledged as the major sponsor on a plaque once the project is complete and will be invited to the opening.

- *John Nicastri commented that he would like to see Holcim's presence maintained at the regular Council meetings. Stephen said the team is conscious of this and is currently working through resourcing matters. Stephen suggested catching-up with John to discuss key events Holcim could be present at.*
- *A number of members commented that the CIF could be advertised in Discover Marulan and on the Towrang website.*
- *Richard added that the Towrang LED sign is currently being made. Dennis Isbister and Susan Pearson indicated there was a delay with its installation and would keep Holcim updated on progress.*

Community engagement

- *Richard noted that since the last meeting, Holcim's engagement program has included the Lions Christmas Lights tour and BBQ, Australia Day, Goulburn & District Showjumping Club and improvements to Gibraltar Road.*
- *Richard noted some upcoming activities, including a rock-climbing wall at the Tallong Apple Festival, sponsoring jerseys for Marulan Football Club and involvement in the Kite Festival. Rosemary Turner encouraged Holcim to have a stall at the Kite Festival, as well as donations.*

Actions

-
- *Holcim to provide content on the CIF for the next edition of Discover Marulan.*
-

5 Environment update

Richard Savage gave an environment update (see presentation attached). The main points discussed were:

Compliance and management plans

- *A dust exceedance was recorded in February, which was attributed to a regional dust storm. Otherwise, the quarry has been compliant. One dust sampler is currently having its solar batteries replaced.*
- *Dennis asked if today's windy weather would have implications on dust monitoring. Richard noted that dust is measured over a month, so today will not likely cause an exceedance for April. Nevertheless, Holcim is continually looking at mechanisms / control methods and how they can be improved. Stephen Mossie added that on a day like today, the quarry changes operations in response to the weather, e.g. the large stockpile machine is turned off and a lower height is used.*
- *Recent dry conditions have caused ground surface water results which exceeded limits on pH and electrical conductivity. The quarry has not discharged any water from the onsite dams so far this year.*
- *Noise and blasting monitoring have been fully compliant.*
- *Final Independent Audit and Annual Environmental Management Reports were submitted to the Department of Planning and Environment in March. These ensure the quarry has checks and balances in place to ensure it is compliant. No feedback has been received yet.*
- *Lynwood Quarry Management Plans are to be reviewed shortly and any revisions will be submitted to the relevant agencies by the end of June.*

Brendan asked the group if they have been hearing anything in the community. *Group members indicated 'no'.*

- *Rosemary asked if there had been any run-off from site dams into the creeks. Richard replied that run-off would only occur if there was above average rainfall. Any discharge is tested as it is occurring. There is no pumped discharge into the creeks.*
- *It was suggested that the information card for community enquiries be sent for inclusion in the next edition of Discover Marulan.*

Dust, blasting and noise enquiries

Richard provided an update on the complaints received regarding dust and noise from residents to the east of site:

-
- All residents have been contacted and most are satisfied by the communication which has taken place.
 - Holcim is looking at various controls and has already applied some, including moving some activities to another area onsite.
 - Independent monitoring was undertaken regarding silica dust content and compliance with health standards was confirmed.
 - Noise monitoring was conducted at an additional location for a month. The results showed that although the quarry can be heard at times, all levels were compliant with consent.
 - Holcim encourages community members to contact them as soon as possible (and with as much detail as possible) regarding any operational complaints. All complaints will be investigated.

Other community consultation

- A month-long blast monitoring activity is being undertaken at Lockyersleigh, a couple of kilometres from the quarry pit. This is in addition to a permanent blast monitor near the homestead.
- Holcim is working with a Towrang resident to identify whether a new light source experienced by the resident is from the quarry or not.
- Following a review of the draft DA by Council, planning for the village sign needs to fulfil some further requirements before the final DA is submitted for approval. *On behalf of the Chamber, Stephen James thanked Holcim for their efforts on this matter.*
- Holcim recently hosted the local RFS at Lynwood Quarry for a site familiarisation day.
- *A number of members commented that the previous public open day was very well-received and encouraged Holcim to hold another one.* Stephen Mossie noted that last year they held an open day for families of employees. Holcim will consider holding another one open to the public.

Indigenous consultation

- The scar tree from the granite pit has been relocated.
- Holcim is currently working with the Aboriginal Heritage Committee to finalise the contract regarding the final keeping place for artefacts found onsite.
- There are 80+ sites across the property, which will require regular maintenance work. This work will be supported by one of the local Aboriginal groups.

Actions

-
- Elton Consulting to send the file including contact details for community enquiries to Stephen James for Discover Marulan.

6 Other matters and general discussion

Richard Savage gave an overview of activities for the next six months, including:

- Continued consultation with residents regarding complaints.
- Management plan reviews.
- Develop and implement schedule of compliance activities.
- Granite pit works, including the amenity bund.
- Complete EPBC (Box Woodland) Conservation Agreement.
- Participate in the Marulan Village Working Party.
- Continue with 2019 CIF projects.

Brendan asked the group if there was anything they would like covered in the next meeting:

- *A number of members suggested an overview of Holcim's approach to local community engagement, including how much Holcim gives to the community outside of the CIF, as well as information on the use of local contractors and suppliers.*

Brendan asked the group if there were any other matters to discuss:

- *Rosemary Turner questioned if six months is too long between meetings.* Brendan replied that six-monthly CCC meetings is a standard approach for projects, once they reach a stable state of operations. Triggers for

extraordinary meetings include significant events, such as a modification or change in consent. If any members have questions or comments in between meetings, please email Holcim or Brendan/Olivia directly.

- *Susan asked for an update on the lunchroom near the pit.* Richard confirmed that Holcim is not proceeding with this.
- *The group queried what had happened since the structural failure of the overhead conveyor in February last year.* Stephen Mossie reinforced that safety remains a number one priority onsite and, at the time, safety exclusion zones were in place until clearance was provided. A number of audits have since been undertaken to make sure an event like last year's does not happen again.

Actions

-
- Holcim to provide an overview of its approach to local community engagement in Marulan at the next CCC meeting, including how much Holcim gives to the community outside of the CIF, as well as information on the use of local contractors and suppliers.

7 Next meeting and close

It was agreed the next meeting will be tentatively scheduled for Friday 25 October 2019.

Brendan again thanked the group for their attendance. The meeting was then closed.

DRAFT


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Community Consultation Committee Meeting: April 2019

Short title, Department, Date yymmdd, Classification © 2012 Legal entity

Agenda

1. Operations Update
2. Granite Pit Update
3. Environment and Community Update



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Operations Update




Short title, Dec. © 2012 Legal entity

Operations update

- Alana White has left the business
- Continuing to develop Granite pit
- Market demand continues to be strong
- Operations as usual
- Continuing to use local contractors where possible



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Granite Pit Update




Short title, Department, Date yymmdd, Classification

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Current Pit Development 26/04/2019

- Progressing as per the development consent
- Overburden and source rock extraction areas are developing as per plan
- Amenity bund construction progressing




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**Community Investment Fund - 2019
Projects**

- Requests received to date
 - Marulan School - playground equipment upgrade (\$15k)
 - Marulan Football Club - Facilities & Ground Upgrade (value to be advised)
- Applications to be advertised


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Community Engagement Program

Since last meeting

- ▶ Lions Christmas Lights tour and BBQ
- ▶ Australia Day
- ▶ Goulburn & District Showjumping Club
- ▶ Gibraltar Road Residents

Upcoming

- ▶ Tallong Apple Festival
- ▶ Sponsorship - Marulan Football Club
- ▶ Kite Festival



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Compliance and Management Plans

Monitoring

- Dust - exceedance in Feb (regional dust storm), otherwise compliant.
- Water - pH, Conductivity & nutrient exceedances most months. Likely to be a result of dry conditions.
- Noise - fully compliant
- Blasting - fully compliant

Independent Audit & Annual Environmental Mgmt Reports

- Final reports submitted to DPE in March. No feedback at this stage. A number of non compliances to be addressed

Management Plans

- To be reviewed & any revisions submitted to agencies by end June



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Community Update - complaints

- Complaints received regarding dust & noise to east of site from several residents
- All residents contacted. Most satisfied by communication which took place
- Independent monitoring undertaken regarding silica dust content - compliance with health standards confirmed
- Noise monitoring also conducted - confirmed compliance with consent



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Other Community Consultation

Blast monitoring at Lockyersleigh

- Monitoring underway
- Assess results once program is complete

Light Emissions

- Working with Towrang resident to identify & address new source

Village Sign

- Draft DA reviewed by Council
- Additional planning requirements to be addressed

RFS Open Day



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Indigenous Consultation

- Scarr Tree Relocation
- Keeping Place / Committee Mtg
- Site Maintenance



Next 6 months

- ▶ Continued consultation with residents
- ▶ Management Plan Reviews
- ▶ Develop & Implement Schedule of Compliance Activities
- ▶ Granite pit works - Amenity bund
- ▶ Complete EPBC Conservation Agreement
- ▶ Participate in Marulan Village Working Party
- ▶ Continue with 2019 CIF projects

12.24 COUNCILLOR BRIEFING SESSION SUMMARY

Author: Warwick Bennett, General Manager

Authoriser: Warwick Bennett, General Manager

Attachments: Nil

Link to Community Strategic Plan:	Civic Leadership
Cost to Council:	Cost of Councillor Briefings is funded from Councils operation budget
Use of Reserve Funds:	Not applicable

RECOMMENDATION

That the report from the General Manager on Councillor Briefing Session Summary be received.

REPORT

The following is a summary of the issues discussed at Councillor Briefing Sessions and the attendance of Councillors at these Briefing Sessions for the past month.

Tuesday 9 April 2019 5.30pm

Issues discussed

1. Social Plan
2. Housing Strategy
3. Goulburn Performing Arts Centre

Councillor Name	Attendance	
	Yes	No
Mayor Bob Kirk	Yes	
Cr Alfie Walker		No
Cr Andrew Banfield	Yes	
Cr Leah Ferrara	Yes (Arrived at 6pm)	
Cr Carol James	Yes	
Cr Margaret O'Neill		Apology
Cr Sam Rowland		Apology
Cr Denzil Sturgiss	Yes	
Deputy Mayor Peter Walker	Yes	

Tuesday 23 April 2019 5.30pm

Issues discussed

1. Strategic Planning Update
2. Windfarthing Road
3. Goulburn Performing Arts Centre Tender Update
4. Aquatic Centre
5. North Park Plan of Management
6. Strategies for new Government

Councillor Name	Attendance	
	Yes	No
Mayor Bob Kirk	Yes	
Cr Alfie Walker	Yes	
Cr Andrew Banfield		Apology
Cr Leah Ferrara	Yes	
Cr Carol James	Yes	
Cr Margaret O'Neill	Yes	
Cr Sam Rowland	Yes	
Cr Denzil Sturgiss	Yes	
Deputy Mayor Peter Walker	Yes	

Tuesday 7 May 2019 4pm

Issues discussed

1. GHD & Global Quarry (Windfarthing Road)

Councillor Name	Attendance	
	Yes	No
Mayor Bob Kirk	Yes	
Cr Alfie Walker		Apology
Cr Andrew Banfield	Yes	
Cr Leah Ferrara		Apology
Cr Carol James	Yes	
Cr Margaret O'Neill		Apology
Cr Sam Rowland		No
Cr Denzil Sturgiss	Yes	
Deputy Mayor Peter Walker	Yes	

Tuesday 7 May 2019 5.30pm

Issues discussed

1. Ray Harvey Cheque Presentation

Councillor Name	Attendance	
	Yes	No
Mayor Bob Kirk	Yes	
Cr Alfie Walker		Apology
Cr Andrew Banfield	Yes	
Cr Leah Ferrara	Yes	
Cr Carol James	Yes	
Cr Margaret O'Neill	Yes	
Cr Sam Rowland	Yes	
Cr Denzil Sturgiss	Yes	
Deputy Mayor Peter Walker	Yes	

13 CLOSED SESSION

Council must resolve to move into Closed Session to deal with any items under s10 *Local Government Act 1993*.

There were no closed session reports for determination.