

COUNCIL MEETING
MONDAY 3 AUGUST 2015

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BUSINESS TO BE CONDUCTED AT THIS MEETING IS TO BE CONDUCTED IN THE ORDER IN WHICH IT IS SET OUT IN THIS AGENDA UNLESS THE COUNCIL BY ABSOLUTE MAJORITY DETERMINES OTHERWISE

COUNCIL MEETINGS, NOT INCLUDING CLOSED MEETING, ARE AUDIO-VISUALLY RECORDED AND PUBLISHED TO COUNCIL’S WEBSITE

1. APOLOGIES

Ald Campbell (Leave of Absence)
Ald Cusick (Leave of Absence)
Ald Peers (Leave of Absence)

2. CONFIRMATION OF MINUTES

(File No 10/03/01)

RECOMMENDATION:

That the Minutes of the Council Meeting held on 13 July 2015, as circulated, be taken as read and confirmed.

3. MAYOR'S COMMUNICATION**4. COUNCIL WORKSHOPS**

In addition to the Aldermen's Meeting Briefing (workshop) conducted on Friday immediately preceding the Council Meeting the following workshops were conducted by Council since its last ordinary Council Meeting:

PURPOSE	DATE
Cycling South	
Economic Development Plan	
State-wide Planning Scheme	
LGAT AGM and General Meeting	20 July
Business East Funding	
Multi Storey Car Park	
Canine Defence League – Update	
Lauderdale Expansion Project	
Review of the Strategic Plan	27 July

COUNCIL WORKSHOPS /contd...

RECOMMENDATION:

That Council notes the workshops conducted.

5. DECLARATIONS OF INTERESTS OF ALDERMAN OR CLOSE ASSOCIATE

(File No)

In accordance with Regulation 8 of the Local Government (Meeting Procedures) Regulations 2015 and Council's adopted Code of Conduct, the Mayor requests Aldermen to indicate whether they have, or are likely to have a pecuniary interest (any pecuniary benefits or pecuniary detriment) or conflict of interest in any item on the Agenda.

6. TABLING OF PETITIONS
(File No 10/03/12)

(Petitions received by Aldermen may be tabled at the next ordinary Meeting of the Council or forwarded to the General Manager within seven (7) days after receiving the petition.

Petitions are not to be tabled if they do not comply with Section 57(2) of the Local Government Act, or are defamatory, or the proposed actions are unlawful.

The General Manager will table the following petitions which comply with the Act requirements:

7. PUBLIC QUESTION TIME

Public question time at ordinary Council meetings will not exceed 15 minutes. An individual may ask questions at the meeting. Questions may be submitted to Council in writing on the Friday 10 days before the meeting or may be raised from the Public Gallery during this segment of the meeting.

The Chairman may request an Alderman or Council officer to answer a question. No debate is permitted on any questions or answers. Questions and answers are to be kept as brief as possible.

7.1 PUBLIC QUESTIONS ON NOTICE

(Seven days before an ordinary Meeting, a member of the public may give written notice to the General Manager of a question to be asked at the meeting). A maximum of two questions may be submitted in writing before the meeting.

Questions on notice and their answers will be included in the minutes.

Nil

7.2 ANSWERS TO QUESTIONS ON NOTICE

The Mayor may address Questions on Notice submitted by members of the public.

Nil

7.3 ANSWERS TO PREVIOUS QUESTIONS TAKEN ON NOTICE

Nil

7.4 QUESTIONS WITHOUT NOTICE

The Chairperson may invite members of the public present to ask questions without notice.

Questions are to relate to the activities of the Council. Questions without notice will be dependent on available time at the meeting.

When dealing with Questions without Notice that require research and a more detailed response the Chairman may require that the question be put on notice and in writing. Wherever possible, answers will be provided at the next ordinary Council Meeting.

Questions without notice and their answers will not be recorded.

8. DEPUTATIONS BY MEMBERS OF THE PUBLIC

(File No 10/03/04)

(In accordance with Regulation 38 of the Local Government (Meeting Procedures) Regulations 2015 and in accordance with Council Policy, deputation requests are invited to address the Meeting and make statements or deliver reports to Council)

9. MOTIONS ON NOTICE

Nil.

10. REPORTS FROM OUTSIDE BODIES

This agenda item is listed to facilitate the receipt of both informal and formal reporting from various outside bodies upon which Council has a representative involvement.

10.1 REPORTS FROM SINGLE AND JOINT AUTHORITIES

Provision is made for reports from Single and Joint Authorities if required

Council is a participant in the following Single and Joint Authorities. These Authorities are required to provide quarterly reports to participating Councils, and these will be listed under this segment as and when received.

- **SOUTHERN TASMANIAN COUNCILS AUTHORITY**

Representative: Ald Doug Chipman, Mayor or nominee

Quarterly Reports

Not required.

Representative Reporting

- **COPPING REFUSE DISPOSAL SITE JOINT AUTHORITY**

Representatives: Ald Jock Campbell
(Ald Peter Cusick, Deputy Representative)

Quarterly Reports

Representative Reporting

- **SOUTHERN WASTE STRATEGY AUTHORITY**

Representative: Ald Richard James
(Ald Sharyn von Bertouch, Proxy)

Quarterly Reports

Representative Reporting

- **TASWATER CORPORATION**

TasWater Corporation has distributed its Quarterly Report to 30 June 2015 (refer Attachment 1).

RECOMMENDATION:

That the TasWater Quarterly Report ending 30 June 2015 be received.



QUARTERLY REPORT TO OWNERS' REPRESENTATIVES

Progress update to 30 June 2015

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Introduction

This report is the eighth TasWater Quarterly Report to owners in accordance with the requirements of the Shareholders Letter of Expectations.

The report includes an update from the CEO followed by reports on key aspects of the company's operations.

CEO Update

Quarterly operating performance

Operational performance for the fourth quarter was generally in line with expectations. Profitability, safety statistics and overdue debtors were all favourable while dry weather spills and customer complaint levels were unfavourable for the quarter.

Although we did not achieve our expectation to remove three Boil Water Notices (BWN) during the quarter, the Ellendale BWN was removed. The other two towns (Fingal and Bracknell) are now expected to have their BWN removed in the first two quarters of FY2015/16.

Full year outcomes

The end of year profit after tax result was \$33.0M¹ being 8.5% ahead of our budget of \$30.4M, with merger savings of \$6.0M realised compared to our target of \$5M.

Operating performance for the full year was generally favourable with an improvement in our billing performance and significant reductions in the number of dry weather spills, fault response times, sewage odour complaints, outstanding debtors and lost time injuries when compared with the previous year.

It was pleasing to see capital expenditure of \$101M versus budget of \$90M and the value of committed contracts at year end increasing from \$18M to \$65M. This establishes a solid base from which to launch the FY2015/16 capital works program.

We did not meet our targets for call response times and customer complaints largely as a result of an increase in call volume arising from water taste and odour issues in the greater Hobart area during the summer period. We would also like to have seen a greater increase in sewage volume compliance although it was encouraging to see an improvement of ten percent compared with the previous year.

Strategic matters

Important strategic documents were finalised in the quarter, key amongst these being our Price and Service Plan and our Strategic Asset Management Plan.

In June we entered into a Memorandum of Understanding with the State and the Macquarie Point Development Corporation (MPDC) to develop the plans and investigate the cost and timeframe associated with removing the Sewage Treatment Plant from Macquarie Point. We have advised the Government and MPDC that we are not in a position to fund the removal of the plant given there is no environmental driver.

The Launceston City Council combined system dispute is on track for arbitration in August.

Unfortunately the CEPU was successful in its scope hearing to revert to three regional agreements. This is counter to the whole purpose of a single statewide corporation and we are appealing the decision.

¹ Financials at 30 June 2015 are preliminary and subject to final tax clearance and completion of the statutory audit

The positive results for the quarter position us well for the FY2015/16 year.



Michael Brewster
Chief Executive Officer

Financial Performance²

Income Statement

The Net Profit after Tax at the end of the fourth quarter of the 2015 financial year was \$33.031M compared to a budgeted result of \$30.435M. Full year revenue was \$300.270M, \$13.094M above the budget of \$287.176M. The most significant driver of the favourable variance was increased contributed assets revenue, which was \$8.361M above budget. Strong levels of building activity were seen in developments qualifying for the State Government headworks waiver, which also drove a further \$0.991M favourable variance in respect to connections revenue.

Expenses (excluding interest, tax and depreciation) at 30 June 2015 were \$166.601M, being \$6.279M higher than budget. The key driver of this adverse variance was increased labour costs, primarily associated with delivery of the capital program and maintaining customer service levels through recent major incidents such as the taste and odour issues in Hobart. These costs were partially offset by lower than budgeted costs for power, insurance, vehicle expenses and Information Technology.

The depreciation expense of \$67.870M was \$4.077M above budget as substantial amounts of work in progress have been capitalised in recent months, resulting in catch up depreciation in respect of these assets.

Interest expense (including loan guarantee fees) was \$18.611M, which was \$0.972M below the budget of \$19.583M, predominantly due to lower than budgeted interest rates and the timing of loan drawdowns.

Balance Sheet

Cash and cash equivalents increased from \$3.086M at 1 July 2014 to \$12.186M at 30 June 2015 due to the proceeds of a \$10.020M loan being received into TasWater's operating bank account on 30 June 2015 in error rather than being used to repay short term borrowings. This was rectified on 1 July 2015 when \$10.020M was returned to Tascorp but this receipt also caused a temporary increase in borrowings at 30 June 2015.

The value of property, plant and equipment increased by \$49.571M from 1 July 2014 to 30 June 2015. This has seen the recognition of \$117.441M in new assets and capital projects over the year, offset by depreciation of \$67.870M.

Loans and Borrowings were \$365.742M at year end, an increase of \$33.085M from 1 July 2014.

Cash Flow

During the June quarter a dividend of \$12.059M was paid to owner Councils.

Refer to Appendix A for the year to date financial statements.

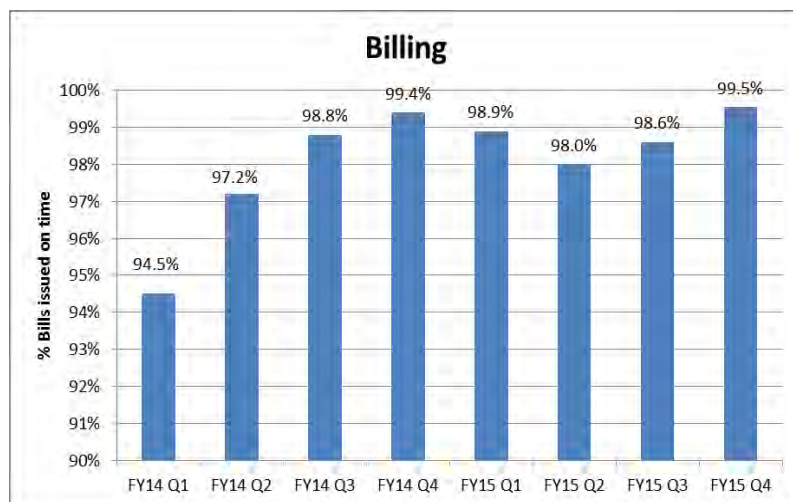
² Financials at 30 June 2015 are preliminary and subject to final tax clearance and completion of the statutory audit.

Customer Services

Billing Performance

Billing for the final quarter of FY2014/15 concluded with 99.5% of customers having received their account by the due date. The average performance across the four quarters was 98.8% compared with the previous year result of 97.5%.

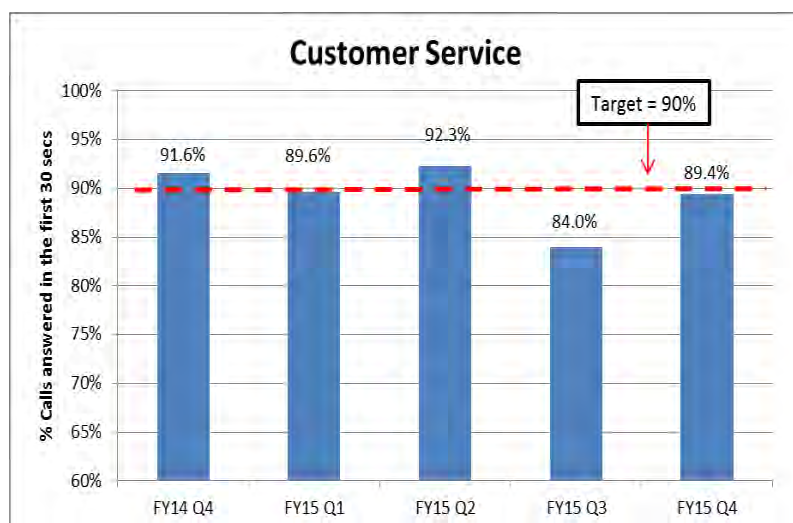
Figure 1: Billing Performance Chart



Customer Services

During the quarter the percentage of calls answered in the first 30 seconds was 89.4% compared with the regulatory target of 90% (88.6% for the financial year). Performance in the third quarter was impacted by a 23.8% increase in call volumes caused in part by water taste and odour concerns, staffing issues and unplanned telephony outages.

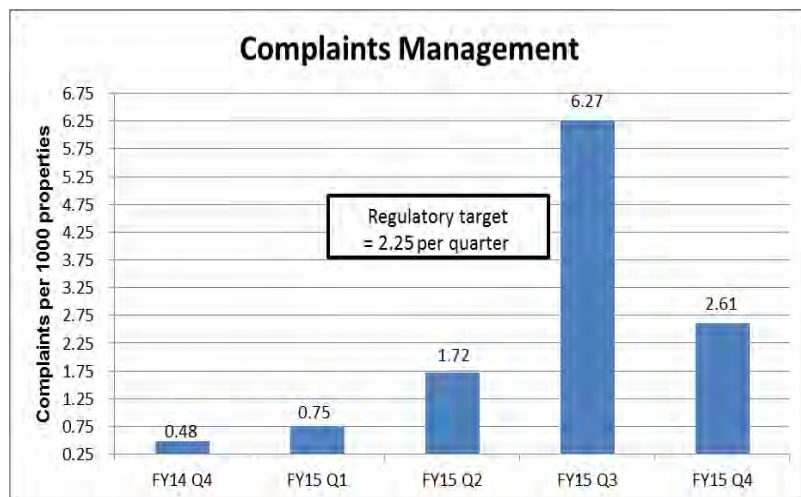
Figure 2: Customer Service Performance Chart



Complaint Management

Complaints per 1,000 property connections for the quarter were 2.61, above the regulatory benchmark of 2.25 per quarter (or 9 per 1000 properties per annum). The definition of a 'complaint' now includes odour (from 1 July 2014), aligned to TasWater's Complaints, Disputes and Customer Enquiries Policy. The increase during the third quarter related to water taste and odour concerns experienced in the Greater Hobart area.

Figure 3: Complaints management

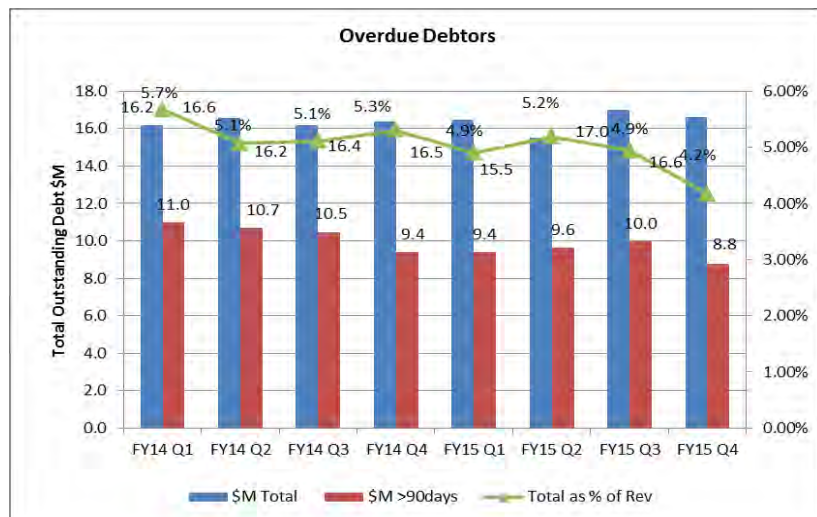


Quarterly target of 2.25 is based on 9 complaints/1000 properties (pa) per Tasmanian Water and Sewerage Industry Customer Service Code and includes odour complaints from 1 July 2014.

Debt management

Figure 4 illustrates the overall change in debtor position from 30 June 2013 expressed as a percentage of total revenue. The target for the current financial year of 5% was met in quarter three and was 4.17% at the end of the financial year.

Figure 4: Overdue Debtors



Service Standards

With the exception of some minor exceedances in the north of the state, service standards were generally in accordance with expectations and proposed targets.

Table 1: Water Breaks and Sewer Breaks/Chokes by Region

Priority 1 ³ Water Breaks	South (*Target 43 minutes)		North (*Target 50 minutes)		North West (*Target 30 minutes)	
April 2015	33 min (15 Breaks)	●	69 min (2 Breaks)	●	21 min (2 Breaks)	●
May 2015	31 min (14 Breaks)	●	60 min (4 Breaks)	●	NIL	●
June 2015	32 min (15 Breaks)	●	49 min (4 Breaks)	●	NIL	●
Priority 2 ⁴ Water Breaks	South (Target 120 minutes)		North (Target 120 minutes)		North West (Target 120 minutes)	
April 2015	111 min (95 Breaks)	●	221 min (63 Breaks)	●	10 min (8 Breaks)	●
May 2015	56 min (97 Breaks)	●	297 min (48 Breaks)	●	36 min (9 Breaks)	●
June 2015	41 min (75 Breaks)	●	53 min (57 Breaks)	●	28 min (28 Breaks)	●
Priority 3 ⁵ Water Breaks	South (Target 4320 minutes)		North (Target 1440 minutes)		North West (Target 1440 minutes)	
April 2015	1360 min (194 Breaks)	●	1363 min (143 Breaks)	●	147 min (57 Breaks)	●
May 2015	1256 min (149 Breaks)	●	1368 min (93 Breaks)	●	129 min (22 Breaks)	●
June 2015	2525 min (194 Breaks)	●	486 min (136 Breaks)	●	191 min (33 Breaks)	●
Sewer Breaks/Chokes	South (Target 60 Minutes)		North (Target 60 minutes)		North West (Target 60 minutes)	
April 2015	53 min (190 Breaks)	●	52 min (66 Breaks)	●	19 min (16 Breaks)	●
May 2015	57 min (209 Breaks)	●	54 min (111 Breaks)	●	21 min (23 Breaks)	●
June 2015	47 min (201 Breaks)	●	54 min (108 Breaks)	●	21 min (16 Breaks)	●

*Values represent the average minutes required to attend site from notification

** Data unreliable

● >25% above target value ● ≤25 above target value ● achieving target value

Wastewater Treatment Plant Odour Complaints

There were 22 registered odour complaints for the quarter. This compares favourably with 83 for the third quarter.

An increased focus on the underlying causes of odour has ensured a steady decrease in complaints throughout the period, with further action being undertaken on sites with continuing odour issues.

³ Causes or has potential to cause substantial damage or harm to customer, property, environment, water quality, or flow rate

⁴ Causes or has potential to cause minor damage or harm to customer, property, environment, water quality, or flow rate

⁵ Causes no discernible impact on customers, property, environment, water quality, or flow rate

Figure 5: Odour Complaints

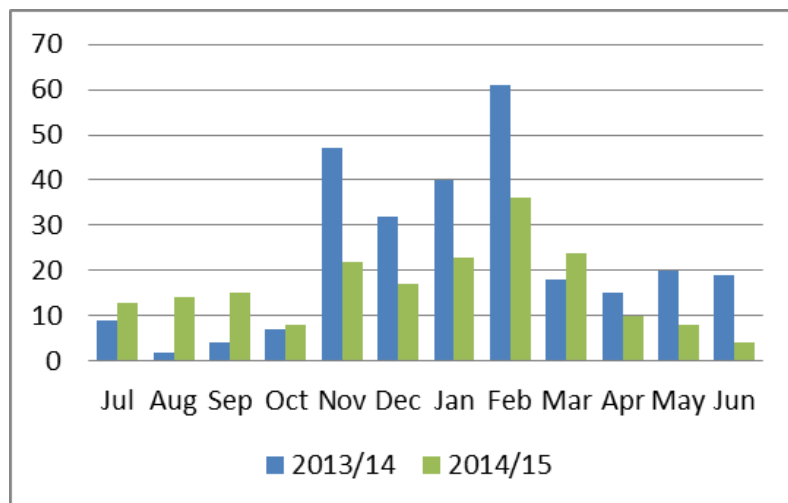


Table 2: Odour Complaints by Region

Location	Qty	Region
Blackmans Bay STP	1	South
Burnie STP	2	North West
Devonport STP	3	North West
George Town STP	2	North
Hoblers Bridge STP	1	North
Macquarie Point STP	4	South
Prospect STP	2	North
Ranelagh STP	1	South

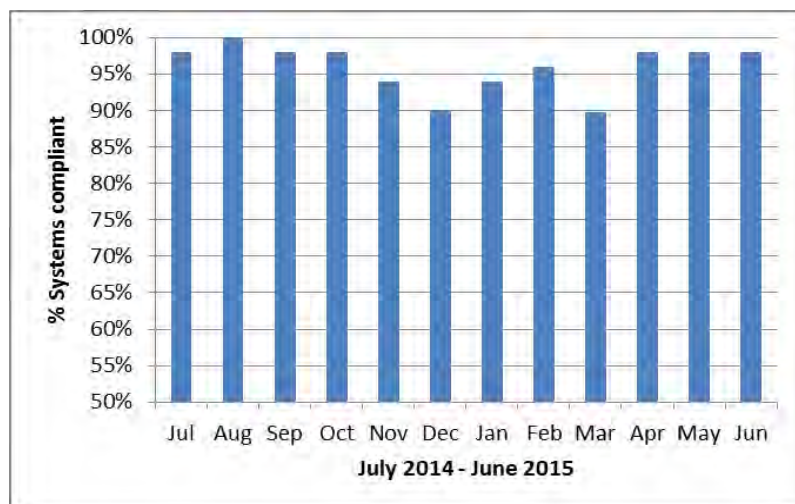
Location	Qty	Region
Rosny STP	1	South
Smithton STP	1	North West
St Helens STP	1	North West
Stieglitz STP	1	North
Ulverstone STP	2	North West

Environment and Public Health

Water Quality Asset Performance

98% of potable drinking water systems met microbiological targets in the quarter. Individual monthly compliance figures were 98% for April, 98% for May, and 98% for June. See Figure 6 below.

Figure 6: Drinking Water Systems Meeting Regulatory Requirements



At the end of June 2015, 26 drinking water systems were classified as being non-potable. This is defined by systems being subject to Boil Water Notices (BWN) or Public Health Alerts (PHA). This result shows that 34% of our systems are considered non-potable (26 out of 76). The population exposure is less than 2% of customers.

All non-potable systems are small regional towns generally comprising of less than 100 connections.

We are targeting significant expenditure over the 2015-2018 regulatory pricing period to address the majority of non-potable systems.

A number of projects have been progressed during the quarter that will improve water quality and address health alerts in several small towns. Relevant projects include:

- The completion of construction of the Ouse WTP and pipeline extension to Hamilton with proof of performance currently underway
- The construction and proof of performance of the Tunbridge WTP - will be completed shortly with the removal of BWN status expected in the second quarter of FY2015/16
- The removal of the BWN status at Ellendale on 20 May 2015 following completion of a comprehensive verification program endorsed by DHHS
- The commissioning of the new Fingal WTP. Review of the verification program is currently underway to be able to submit a request to remove the BWN status to DHHS in the first quarter of FY2015/16 and
- The commencement of a targeted program of intensive pipe scouring across a number of towns. This program will assist in optimising performance of older networks by removing sediment and enabling the full benefits of new or upgraded WTPs to be realised at the customer's tap.

Fluoride performance for the quarter was generally consistent with long term averages (see Figure 7). Monthly averages include 100% for April, 92% for May and 97% June. Optimisation of fluoride dosing stations statewide was also progressed throughout the quarter.

Figure 7: Percentage of Compliant Fluoridation Systems



Environmental and Sewage Services

The percentage of compliant effluent for the quarter was 40%. Individual monthly compliance figures were 51% for April, 38% for May and 32% for June. June's poor performance can be attributed to the loss of compliance at three of the larger STPs and four of the smaller STPs; accounting for 24.3% of the total statewide volume. Ti Tree Bend STP was a major influence, failing on Thermotolerant Coliforms and accounting for 17.5% of the volume for June. Ti Tree Bend does not have a history of non-compliance for Thermotolerant Coliforms and the failure is being investigated.

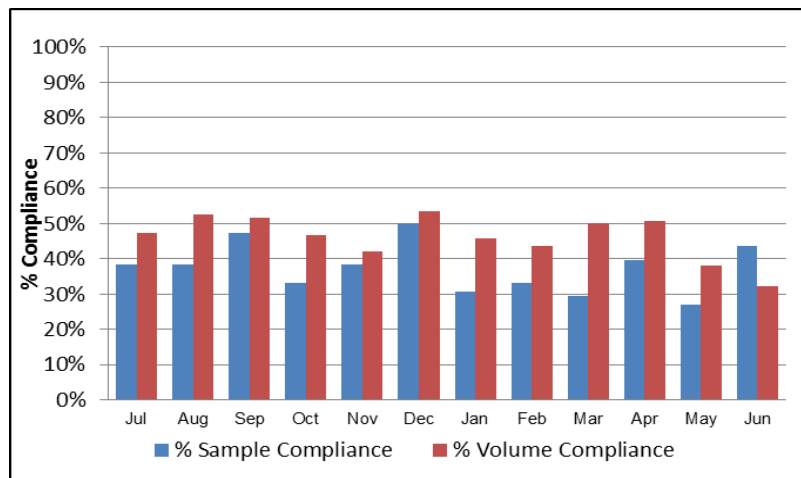
Other failures included Bicheno and Wynyard STPs. Bicheno failed due to a slightly elevated pH level which is uncharacteristic of the plant. Wynyard is now operating under a new EPN with additional compliance parameters and interim discharge limits. As a result of these new interim discharge limits, Wynyard failed to comply with Biochemical Oxygen Demand and Phosphorus limits. A Wynyard Sewerage Improvement Plan Development Strategy was approved by the Board at its June meeting. This strategy will initiate works to be carried out in the short term and facilitate a longer term approach to address the existing compliance issues.

The annual volume compliance for FY2014/15 was 46% which is an improvement on 42% for the previous year, but still short of the 58% target. The improved outcome principally reflects more consistent performance by some of the larger STPs throughout FY2014/15.

A number of projects have been progressed during the quarter that will contribute to better future environmental performance. These include:

- **Ambient Monitoring Programs (AMP):** 11 AMPs have been approved to proceed across the state during the quarter and investigations have commenced. Another 9 AMPs have been conditionally approved by the EPA, with sampling to commence shortly
- **Environmental Protection Notices (EPN):** 2 new EPNs were finalised and issued during the quarter for Queenstown and Stanley STPs
- **Shellfish risk mitigation project:** TasWater has seconded an experienced engineer to accelerate the progress of the Shellfish Risk Mitigation Plan. This will drive improvements to sewage management around Tasmania to prevent impacts to the shellfish aquaculture industry
- **Sewage Treatment Plant process audits:** Audits have commenced across the state, in line with the Wastewater Management Plan. These will inform designs for plant upgrades to improve performance

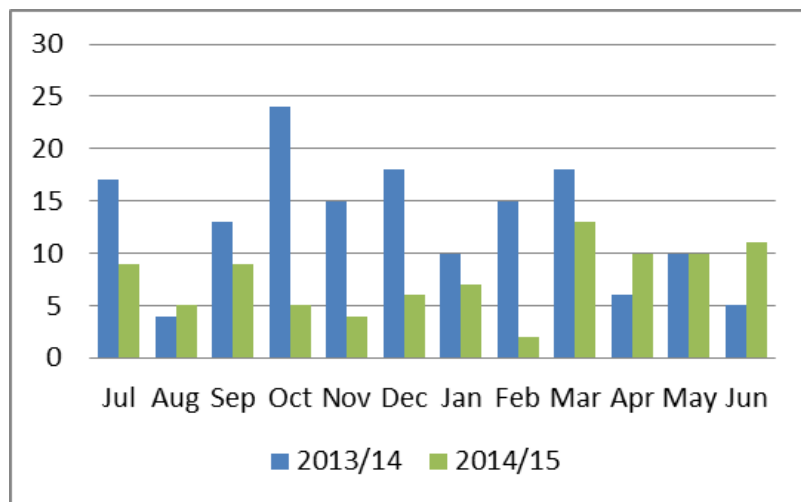
Figure 8: Percentage of Sample and Volume of Effluent Treated that was Fully Compliant with EPA Licence Discharge Requirements. (NWI E5 and E4 Requirements)



Reportable Dry Weather Surcharges

Dry weather surcharges are continuing to trend downward showing a further positive reduction than previous comparable seasons. As forecasted the introduction of the CCTV program has identified many faults throughout the networks, which has further informed asset renewal prioritisation. Inflow and Infiltration studies have also been undertaken in high risk catchments to reduce instances of blockages and overflows that cause damage to sensitive environments.

Figure 9: Reportable Dry Weather Surcharges



Capital Program

Business Case Approvals

The following major business cases⁶ were approved during the quarter.

Table 3: Business Cases approved in Quarter 4 >\$1M

Business Cases (including tenders) submitted and approved by the Board in the Third Quarter	FY2014/15 Budget (\$M)
Wynyard Sewerage Improvement Plan Development Strategy	\$1.5
Northern Midlands Sewerage Improvement Plan (NMSIP) - Planning	\$1.0
Prince of Wales Primary Digester Roof Replacement	\$3.5
Winnaleah Treated Water Supply Strategy	\$3.8
Willis Street Pump Station Upgrade	\$1.8
Westbury STP Upgrade and Reuse	\$3.8
Mikany Dam Upgrade	\$7.3
Total	22.7

Capital Expenditure

Capital expenditure for FY2014/15 was \$99.7M. This number exceeds the budget of \$90M. The capital delivery program was significantly accelerated in FY2014/15 as is reflected by the increase in the value of projects committed in contracts from \$18M at the start of the financial year to a peak value of \$82M in April 2015. The value of works committed in contracts at 30 June 2015 was \$65M which establishes a firm base for the FY2015/16 capital works program and onwards.

The following tables show the status of significant projects.

Table 4: Projects in Planning, Design and Tendering Phase >\$1M

WORKS DELIVERY DIVISION PROJECTS FY2014/15	Region	Budget (\$M)	Target Completion
Projects in design and tendering phase			
Ridgeway Dam Anchor Replacement – Investigation and Design	South	1.6	FY2015/16
Greater Launceston Sewerage (Strategy Development)	North	1.9	FY2015/16
Bridport Reuse Scheme	North	5.9	FY2015/16
King Island Water Upgrade	North West	15.8	FY2016/17
Kingborough Sewerage Strategy	South	44.0	FY2016/17
Tolosa Dam Infrastructure	South	23.9	FY2016/17
Brighton STP Upgrade	South	8.9	FY2016/17
Avoca Water Supply	North	4.7	FY2015/16
Winnaleah Water Supply	North	3.4	FY2015/16
Prince of Wales Primary Digester Roof replacement	South	3.6	FY2016/17
Ti Tree Bend STP Biosolids Dewatering facility	Nort	12.2	FY2016/17
Cambridge Wet Weather Emergency Storage and plant process improvements	North	3.85	FY2016/17
Wynyard STP Upgrade	North West	21.5	FY2017/18

⁶ Major equals business cases greater than \$1M

QUARTERLY REPORT TO OWNERS' REPRESENTATIVES

PROGRESS UPDATE TO 30 JUNE 2015

Burnie Cam pipeline construction	North West	2.82	FY2015/16
Gretna / Bushy Park / Glenora water supply upgrade	South	3.33	FY2016/17
Longford to MacKinnons Hill reservoir rising main	North	3.35	FY2016/17

Table 5: Projects in Construction Phase >\$1M

WORKS DELIVERY DIVISION PROJECTS FY2014/15	Region	Budget (\$M)	Target Completion
Parker Street SPS Upgrade	North West	1.9	FY2015/16
Rosebery Sewerage Scheme	North West	10.6	FY2015/16
Bulk Water and Sewage Pumping Station Switchboard Renewals	South	4.5	FY2015/16
Margate Water Main (Stage 1A and 1B)	South	4.66	FY2015/16
Huon Valley Regional Water Projects (Extension to small towns)	South	1.2	FY2015/16
Ringarooma Valley Water Scheme	North	13.9	FY2015/16
Mole Creek WTP	North	4.1	FY2015/16
Flinders Island Water Supply	North	10.9	FY2015/16
St Helens STP and Esplanade Pump Station Upgrade	North	1.69	FY2015/16
Burnie Sewer Upgrade (Lion)	North West	7.8	FY2015/16
Sludge Handling Upgrades	North West	2.5	FY2015/16
Rosebery Water Supply	North West	6.2	FY2015/16
STP Inlet Works Program	South	5.5	FY2015/16
Statewide WTP renewal program	Statewide	1.0	Q4

Table 6: Completed Projects >\$1M

WORKS DELIVERY DIVISION PROJECTS FY2014/15	Region	Budget (\$M)
Ouse Hamilton Water Supply Upgrade (in commissioning)	South	4.3
Tunbridge Water Supply Upgrade (in commissioning)	South	1.7
Kangaroo Sewer Rising Main	South	1.1
Ongoing CCTV program (195 km of pipeline CCTV and 4500 manhole inspections completed in FY2014/15)	Statewide	5.7
Ongoing water main renewals 10.2km of pipeline renewals completed in FY2014/15)	Statewide	4.5
Ongoing sewer main renewals (18 km of pipeline renewals completed in FY2014/15)	Statewide	4.0

Table 7: Annual Programs >\$1M

WORKS DELIVERY DIVISION PROJECTS FY15	Region	Budget(\$M) FY16	Target Completion
Statewide Consolidated OH&S Reservoir Access Upgrades - Planned	Statewide	1.59	Annual program
AS4024 Machine Safety Audit of Southern STPs	Southern	1.25	FY2015/16
Statewide SCADA Program	Statewide	7.5	Annual program
Electrical Assets Condition Assessment	Statewide	1.5	FY2015/16
Statewide Asset Safety Rectification Program – unplanned	Statewide	1.0	Annual program
Statewide Miscellaneous Minor Works Program – O&M	Statewide	1.5	Annual program
Statewide CCTV Inspections	Statewide	2.6	FY2017/18

Statewide Water Mains Renewal	Statewide	3.2	Annual program
Statewide Sewer Mains Renewal	Statewide	4.0	Annual program
Statewide Reservoir Renewal/Updated Program	Statewide	1.0	FY2017/18
Statewide Metering Program	Statewide	3.5	Annual program
Statewide SPS Renewals Program	Statewide	5.6	Annual program
Statewide STP Renewals Program	Statewide	2.25	Annual program
Dam safety program of improvement works	Statewide	1.28	Annual program

Enterprise Agreement update

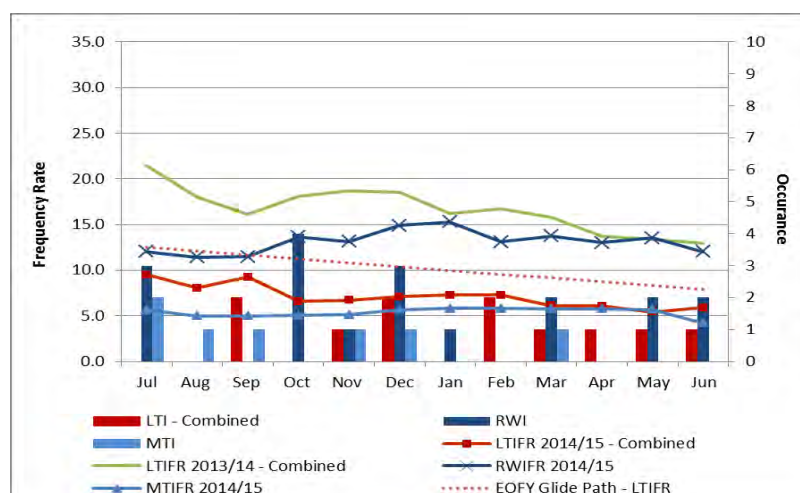
The scope order application made by the one of the unions to revert to the three regional agreements was heard by the Fair Work Commission (FWC) in May 2015. The FWC determined that the application should be granted.

TasWater has subsequently lodged an appeal against this decision and a hearing of the Full Bench of FWC will occur on 13 August 2015, although a decision is not likely to be made until some weeks post the hearing date.

In the meantime we are required to continue bargaining with the unions and accordingly we will re-commence negotiations in early August 2015. TasWater remains committed to achieving a common set of terms and conditions for employees, although we will need to wait until the outcome of our appeal to determine whether that can be achieved through a single agreement or through three agreements with the same terms and conditions.

Safety Performance

Figure 10: TasWater Lag Indicator Safety Trend Graph



Definitions

LTI – Combined – (Lost Time Injury) is a work-related injury or illness resulting in an absence from rostered work of at least one full day or shift any time after the day or shift on which the injury occurred. Inclusive of TasWater employees and contractors.

RWI – (Restricted Work Injury) is a workplace related injury or illness which results in the employee being unable to perform one or more of their routine functions for a full working day, from the day after the injury/illness

MTI – (Medical Treatment Injury) is a work related injury or illness resulting in the medical management and care of an employee to combat the injury, disease or disorder, including any loss of consciousness which does not result in lost time or restricted work.

Frequency Rates – (FR) are the number of occurrences of required indicator x 1,000,000/Hours worked in the period. Frequency rates are a rolling 12 month average.

The Total Recordable Injury Frequency Rate (TRIFR) as at the end of June was 23.3, representing a decrease of 17% from the previous quarter and an overall decrease of 36% for the Financial Year.

There were three lost time injuries during the quarter. The Lost Time Injury Frequency Rate (LTIFR) as at the end of June was 5.9, representing a 3% decrease from the previous quarter and an overall 54% decrease FYTD.

There were four regulatory notifiable incidents in the quarter bringing the total number for the year to twelve as at the end of June.

We have commenced the implementation of an Alcohol and Other Drugs policy. Employee education and consultation sessions have been undertaken, involving more than 700 employees. Formal feedback was received from 43% of those that attended. This will enable the policy to be finalised with the objective of implementing the policy from October 2015.

Other Matters

Communications and Stakeholder Engagement

More than 20 towns received information about upgrades, works underway or projects about to commence.

Key engagement activities included:

- a community session at Gretna advising of the decision to upgrade the water supply
- the start of a comprehensive community engagement program at Bushy Park/Glenora outlining the process and potential for the introduction of water services
- a community session in Pioneer and accompanying mail outs

Media relations over the quarter saw a steady rise in positive news coverage and decrease in negative media coverage.

Negative news stories largely dealt with water quality in the North East, while a negative report on Channel 9's A Current Affair referencing a contractor TasWater recently appointed received a small amount of coverage in Tasmania.

Positive articles focused on infrastructure upgrades at Gretna, Ellendale and Margate, the reinstatement of the Launceston "Gritter" at the St John Street Pump Station and TasWater's response to the regulatory pricing investigation was well covered, with an opinion piece by the Chairman appearing in The Mercury in May.

In response to State Government criticisms of TasWater's gearing levels and progress on small town water supplies, a strong response by TasWater, echoed by our owners, was reported in the media.

Regulation and Pricing

During the quarter the business continued to provide information to the Economic Regulator for its Price Determination Investigation. Despite our representations, the Final Report did not materially depart from the propositions set out in the Draft Report.

As required under the Water and Sewerage Industry Act, the Economic Regulator's Price Determination Final Report has been reflected in the final version of the Price and Service Plan (PSP).

The PSP was approved by the Economic Regulator on 12 June 2015. As a result of significant effort from across the business, TasWater was ready to apply the PSP (including the billing changes required

to give effect to the immediate drop to target prices for all customers previously paying above target fixed water and sewerage charges) on and from 1 July 2015.

2013-14 State of the Industry Report

On 1 April 2015 the Economic Regulator released its State of the Industry Report on the performance of the Tasmanian water and sewerage industry for FY2013/14. At a high level the Report found that:

- Investment in water infrastructure in recent years has greatly reduced the percentage of the Tasmanian population receiving drinking water that does not meet Tasmanian drinking water guidelines
- Call centre performance and complaints resolution have improved considerably in recent years and these gains were consolidated in FY2013/14
- Despite the investment of a further \$38 million in sewerage infrastructure during FY2013/14, the performance of Tasmania's wastewater assets continued to fail to meet environmental and public health standards.

The Regulator also stated that the trend in sewerage performance was disappointing and that industry regulators were concerned with the lack of progress against some important sewerage infrastructure upgrades and maintenance works.

The Regulator did acknowledge in the report that TasWater continues to face a number of significant challenges and that the consolidation of the restructure should assist in this regard.

Independent appraisals on behalf of the Economic Regulator

In accordance with the Economic Regulator's Regulatory Reporting Guidelines (July 2014), Wise Lord & Ferguson was engaged on behalf of the Economic Regulator to conduct independent reviews of TasWater's Compliance Management Plan (CMP), Incident and Emergency Management Plan (IEMP) and performance indicators.

The audits of the CMP and IEMP were completed by 30 June 2015, with the results to be advised to the Board at its August 2015 meeting. The review of performance indicators is due to be completed in mid-August 2015.

Launceston City Council Dispute

We are well prepared for the arbitration which is scheduled to commence in mid-August 2015.

Income Statement⁷

1 July 2014 to 30 June 2015	Year to Date Actual	Year to Date Budget	2014-15 Corporate Plan
	\$ '000	\$ '000	\$ '000
Revenue			
Service and Usage Charges	267,922	266,995	266,995
Grants & Contributions	22,416	14,055	14,055
Irrigation	1,046	438	438
Other Revenue	8,885	5,688	5,688
Total Revenue	300,270	287,176	287,176
Expenses			
Operations & Maintenance Cost - Water	(24,826)	(23,836)	(23,836)
Operations & Maintenance Cost - Sewerage	(30,931)	(31,478)	(31,478)
Operations & Maintenance Cost - Other	(172)	(26)	(26)
Employee Costs	(84,034)	(80,073)	(80,073)
Employee Costs Capitalised	7,539	9,988	9,988
Administration Costs	(8,910)	(8,948)	(8,948)
Governance	(904)	(1,207)	(1,207)
Other Expenses	(24,363)	(24,742)	(24,742)
Total Expenditure	(166,601)	(160,322)	(160,322)
Earnings Before Interest, Taxes and Depreciation	133,669	126,854	126,854
Depreciation	(67,870)	(63,793)	(63,793)
Earnings before Interest and Taxes	65,799	63,061	63,061
Interest Expense	(16,285)	(16,663)	(16,663)
Loan Guarantee Fees	(2,326)	(2,920)	(2,920)
Profit before Income Tax Equivalent	47,187	43,478	43,478
Income Tax Equivalent Expense	(14,156)	(13,043)	(13,043)
Net Profit	33,031	30,435	30,435

⁷ Financials at 30 June 2015 are preliminary and subject to final tax clearance and completion of the statutory audit

Balance Sheet⁸

As At 30 June 2015	Closing Position at 30 Jun 15	Opening Position at 1 Jul 14	2014-15 Corporate Plan
	\$ '000	\$ '000	\$ '000
CURRENT ASSETS			
Cash & Cash Equivalents	12,186	3,021	2,514
Trade Receivables	30,112	34,882	36,236
Other Receivables	16,209	11,780	14,233
Inventories	5,181	5,290	6,637
Prepayments	1,893	1,149	2,251
Current Tax Assets	5,488	(51)	5
Other Current Assets	-	(19)	-
TOTAL CURRENT ASSETS	71,070	56,053	61,876
NON-CURRENT ASSETS			
Property, Plant & Equipment	1,887,642	1,838,071	1,856,366
Net Deferred Tax Assets	64,813	64,813	67,474
Investment in Associate	-	-	4
TOTAL NON-CURRENT ASSETS	1,952,455	1,902,884	1,923,844
TOTAL ASSETS	2,023,525	1,958,937	1,985,720
CURRENT LIABILITIES			
Loans and Borrowings	(117,220)	(86,135)	(95,876)
Employee Benefits	(14,863)	(14,349)	(13,645)
Payables	(26,511)	(19,838)	(20,858)
Unearned Income	(4,454)	(3,048)	(1,594)
Current Tax Liability	-	-	(1,826)
Other	(1,576)	(2,021)	(275)
TOTAL CURRENT LIABILITIES	(164,625)	(125,392)	(134,074)
NON-CURRENT LIABILITIES			
Loans and Borrowings	(248,521)	(246,521)	(249,182)
Employee Benefits	(8,718)	(10,194)	(10,211)
Unearned Income	(34,923)	(36,380)	(34,461)
Other	(3,793)	(4,427)	(3,218)
TOTAL NON-CURRENT LIABILITIES	(295,955)	(297,522)	(297,072)
TOTAL LIABILITIES	(460,580)	(422,914)	(431,146)
NET ASSETS	1,562,945	1,536,024	1,554,574
MEMBERS FUNDS			
Retained Profits	35,131	8,210	21,916
Contributed Equity	1,527,814	1,527,814	1,532,658
TOTAL MEMBERS FUNDS	1,562,945	1,536,024	1,554,574

⁸ Financials at 30 June 2015 are preliminary and subject to final tax clearance and completion of the statutory audit

Cash Flow Statement⁹

1 July 2014 to 30 June 2015	Year to Date Actual	Year to Date Budget	2014-15 Corporate Plan
	\$ '000	\$ '000	\$ '000
Cash Flows from Operating Activities			
Inflow			
Receipts	275,789	271,713	271,713
Grants & Contributions	12,790	12,605	12,605
Interest Received	67	133	133
Other	15,210	19,790	19,790
Outflow			
Payments to Suppliers and Employees	(182,816)	(183,428)	(183,428)
Interest Expense	(16,100)	(18,431)	(18,431)
Loan Guarantee Fees	(2,342)	(2,834)	(2,834)
Income Tax Equivalents	(5,538)	(12,231)	(12,231)
Net Cash from Operating Activities	97,059	87,317	87,317
Cash Flows from Investing Activity			
Inflow			
Sales - Property Plant & Equipment	1,958	450	450
Outflow			
Payments - Property Plant & Equipment	(101,073)	(90,068)	(90,068)
Net Cash from Investing Activities	(99,115)	(89,618)	(89,618)
Cash Flows from Financing Activities			
Inflow			
New Loans	206,894	104,972	104,972
Outflow			
Loan Repayments	(173,618)	(87,529)	(87,529)
Dividend Payment	(22,120)	(14,935)	(14,935)
Net Cash from Financing Activities	11,156	2,508	2,508
Net increase (decrease) in cash held	9,100	207	207
Cash at the beginning of the reporting period	3,086	2,307	2,307
Cash at the end of the Reporting Period	12,186	2,514	2,514

⁹ Financials at 30 June 2015 are preliminary and subject to final tax clearance and completion of the statutory audit

10.2 REPORTS FROM COUNCIL AND SPECIAL COMMITTEES AND OTHER REPRESENTATIVE BODIES

Nil.

11. REPORTS OF OFFICERS

11.1 WEEKLY BRIEFING REPORTS

(File No 10/02/02)

The Weekly Briefing Reports of 13, 20 and 27 July 2015 have been circulated to Aldermen.

RECOMMENDATION:

That the information contained in the Weekly Briefing Reports of 13, 20 and 27 July 2015 be noted.

11.2 DETERMINATION ON PETITIONS TABLED AT PREVIOUS COUNCIL MEETINGS

Nil.

11.3 PLANNING AUTHORITY MATTERS

In accordance with Regulation 25 (1) of the Local Government (Meeting Procedures) Regulations 2015, the Mayor advises that the Council intends to act as a Planning Authority under the Land Use Planning and Approvals Act 1993, to deal with the following items:

11.3.1 DEVELOPMENT APPLICATION D-2015/218 - 30 TREVASSA CRESCENT, TRANMERE - DWELLING REQUIRING DISCRETION UNDER PD4
(File No D-2015/218)**EXECUTIVE SUMMARY****PURPOSE**

The purpose of this report is to consider the application made for a Single Dwelling at 30 Trevassa Crescent, Tranmere.

RELATION TO PLANNING PROVISIONS

The land is zoned Residential under the Clarence Planning Scheme 2007 (the Scheme). In accordance with the Scheme the proposal is a Discretionary development due to a requested variation to the boundary setback, building height and privacy requirements of PD4.

LEGISLATIVE REQUIREMENTS

The report on this item details the basis and reasons for the recommendation. Any alternative decision by Council will require a full statement of reasons in order to maintain the integrity of the Planning approval process and to comply with the requirements of the Judicial Review Act and the Local Government (Meeting Procedures) Regulations 2015.

Council is required to exercise a discretion within the statutory 42 day period which has been extended to 5 August 2015 with the written agreement of the applicant.

CONSULTATION

The proposal was advertised in accordance with statutory requirements and 5 representations were received raising the following issues:

- building height and setback; and
- notification of application.

RECOMMENDATION:

- A. That the Development Application for dwelling requiring discretion under PD4 at 30 Trevassa Crescent, Tranmere (CI Ref D-2015/218) be approved subject to the following conditions and advice.
1. GEN AP1 – ENDORSED PLANS.
 2. The development must meet all required Conditions of Approval specified by TasWater notice dated 19 June 2015 (TWDA 2015/00901-CCC).
- B. That the details and conclusions included in the Associated Report be recorded as the reasons for Council's decision in respect of this matter.

**DEVELOPMENT APPLICATION D-2015/218 - 30 TREVASSA CRESCENT,
TRANMERE - DWELLING REQUIRING DISCRETION UNDER PD4 /contd...**

ASSOCIATED REPORT**1. BACKGROUND**

No relevant background.

2. STATUTORY IMPLICATIONS

2.1. The land is zoned Residential under the Scheme.

2.2. The proposal is a Discretionary development because it does not meet the Acceptable Solutions prescribed under Planning Directive 4 relating to the boundary setback, building height and privacy requirements.

2.3. The relevant parts of the Planning Scheme are:

- Section 2 – Planning Policy Framework;
- Section 3 – General Provisions; and
- Section 6.1 – Residential zone (Planning Directive 4).

2.4. Council's assessment of this proposal should also consider the issues raised in any representations received, the outcomes of the State Policies and the objectives of Schedule 1 of the Land Use Planning and Approvals Act, 1993 (LUPAA).

3. PROPOSAL IN DETAIL**3.1. The Site**

The site is an internal lot with an area of 574m² and a slope of approximately 10% towards the western side of the lot. The property is vacant with frontage and vehicle access via an access strip to Trevassa Crescent.

The eastern boundary of the site borders an access strip to 28 Trevassa Crescent, which includes a concrete driveway.

The area surrounding the subject site is similarly zoned Residential featuring mainly vacant lots at this time. An existing dwelling is located at 24 Trevassa Crescent. The area overlooks the River Derwent, which is located approximately 80m to the west of the site.

3.2. The Proposal

The proposal is for a new single storey dwelling. The dwelling would contain 3 bedrooms, 2 bathrooms, a double-car attached garage an outdoor deck and an open plan living/kitchen/dining area.

The proposed dwelling would have a height of 6.352m at its highest point above natural ground level and would be constructed using brick walls with a corrugated iron roof. The dwelling would have setbacks of 15.2m from the frontage boundary, 1.5m from the north-eastern side boundary, 1m from the south-eastern side boundary, 1.689m from the south-western side boundary and 3m from the north-western side boundary.

4. PLANNING ASSESSMENT

4.1. Planning Policy Framework [Section 2]

The elements of the Planning Policy Framework relevant to Single Dwellings are replaced by Planning Directive 4.

4.2. General Decision Requirements [Section 3.3.1]

The General Decision Requirements relevant to Single Dwellings are replaced by Planning Directive 4.

4.3. Residential Zone (Planning Directive 4)

Planning Directive 4 (PD4) became effective on 29 August 2011 and establishes 6 Standards by which Single Dwelling development in the Residential zone must be considered. These 6 standards replace the relevant clauses within the Scheme.

Compliance with the requirements of the 6 standards of PD4 is summarised in the following table.

Table 1: Assessment against Planning Directive 4 – Acceptable Solutions (variation to Acceptable Solutions requires Exercise of Discretion)

PD4 Standards	Acceptable Solution	Proposed	Meets Acceptable Solution?
(1) Setbacks from a frontage	a minimum 4.5m from primary frontage	15.2m	complies
(2) Site Coverage; and Rear Setback	maximum of 50% of the site (excluding the area of the access strip) to be covered - 529m ² 4m rear setback unless the lot is an internal lot	49% (262m ²) rear setback not applicable – internal lot	complies
(3) Building Envelope	for internal lots, all single Dwellings must be contained within a building envelope (excluding minor protrusions) 3m from all boundaries, excluding the access strip and a maximum height of 5.5m	6.352m maximum height – outside building envelope (roof peak 0.852m over height) 1.5m from north-eastern boundary, 1m from south-eastern boundary, 1.689m from south-western boundary and 3m from north-western boundary (north-east, south-east and south-west elevations outside building envelope)	does not comply does not comply
(4) Frontage setback and width of garages and carports	maximum opening width of 6m or half the width of the frontage and front setback of 4.5m	opening is 4.8m in width and frontage setback is 19.3m	complies

(5) Privacy	balconies, decks, roof gardens, parking spaces and carports with an FFL >1m above NGL require a 3m side setback and 4m rear setback	the proposed deck south-western corner of the deck adjacent to the south-western side boundary of the site is within 3m of the boundary with a maximum floor level of approximately 1.2m (approximately 2.5m ² of deck area included within 3m setback)	does not comply
	windows of habitable rooms with an FFL >1m above NGL must: a) have a 3m side setback; or b) be off-set 1.5m from windows of habitable rooms of neighbouring properties; or c) have a minimum window sill height of 1.7m	windows of habitable rooms have either a 3m boundary setback or FFL less than 1m above NGL	complies
(6) Frontage Fences	maximum height of 1.2m if solid, or 1.8m if part of the fence above 1.2m is a minimum 50% transparency	no frontage fence is proposed	complies

As outlined above, the proposal fails to comply with Standard 3 (Building Envelope) and Standard 5 (Privacy).

Standard 3 – Building Envelope

Variations to the building envelope requirement must satisfy the following performance criteria:

“The siting and scale of single dwellings must be designed to:

- (a) ensure there is no unreasonable loss of amenity on adjoining lots by:*
 - (i) overshadowing and reduction of sunlight to habitable rooms and private open space to less than 3 hours between 9.00 am and 5.00 pm on June 21 or by increasing existing overshadowing where greater than above; and*
 - (ii) overlooking and loss of privacy; and*
 - (iii) visual impacts when viewed from adjoining lots; and*
- (b) take into account steep slopes and other topographical constraints”.*

As identified in the table above, the proposed development would be located outside the building envelope in 4 locations (roof peak and 3 boundary setbacks); however, it is considered that the application meets the above performance criteria for the following reasons.

- The proponent has submitted shadow diagrams, which demonstrate that the building would not cause overshadowing of existing dwellings, which would result in a reduction of sunlight to habitable rooms and private open space to less than 3 hours between 9.00am and 5.00pm on 21 June.
- The areas of the building located outside the building envelope would not have a significant visual impact when viewed from adjoining properties, either in terms of visual bulk or impact on broader view, in particular views of the River Derwent. The slope of the land would place the building mostly below or beside the line of view from adjoining lots.

As demonstrated in the diagram in Attachment 3, only a small area of the roof peak would be located outside the 5.5m height standard, with the majority of the building located well below 5.5m.

The 3 areas of the building, which require a variation to the boundary setback requirement, are also relatively minor, especially as the maximum wall height of the building would only be 3.229m. As discussed there are currently no buildings on any of the lots that immediately adjoin the subject site. On this basis it is considered that the proposed building would not have an unreasonable visual impact on adjoining lots.

- The proposed building would not cause unreasonable overlooking and loss of privacy on the adjoining lots. The proposal requires a variation to the privacy standard (discussed below) in respect of the proposed deck; but is otherwise compliant with the privacy standard.

Standard 5 – Privacy

Variations to the privacy requirement concerning outdoor decks must satisfy the following performance criteria.

“The potential for direct overlooking from balconies, decks, roof gardens, parking spaces and carports (whether freestanding or part of the dwelling) with a finished surface or floor level more than 1m above natural ground level on one lot to the habitable rooms and balconies, decks and roof gardens on adjacent lots must be avoided or minimized through their separation or off-set or by use of solid or translucent screening”.

Approximately 2.5m² floor area of the proposed deck would be located within the 3m setback from the south-western side boundary. The property adjacent the south-western side boundary of the site (32 Trevassa Crescent) is currently vacant. Accordingly, there would be no overlooking to habitable rooms and balconies, decks and roof gardens on the adjacent lot to which the requested variation relates.

4.4. External Referrals

The proposal was referred to TasWater, which has provided a number of conditions to be included on the planning permit if granted.

5. REPRESENTATION ISSUES

The proposal was advertised in accordance with statutory requirements and 5 representations were received. The following issues were raised by the representors.

5.1. Building Height and Setback

Representors have raised concern that the proposal does not meet the Acceptable Solution for building height and setback on internal lots and have raised the following issues in relation to the proposed variation:

- the building would have an unreasonable impact on the amenity of adjoining properties, through the visual bulk and streetscape;
- approval of the proposal would set a precedent for consideration of variations on surrounding internal lots;

- privacy of the adjacent property at 28 Trevassa Crescent would be impacted; and
- the access strip to 28 Trevassa Crescent would be overshadowed.

Comment

As discussed above, the proposed building height and setback variation satisfies the performance criteria of PD4. For internal lots, impact on streetscape cannot be considered under the applicable performance criteria. It is worth noting that under the Clarence Interim Planning Scheme 2015 (now in effect); the building envelope standard allows development on an internal lot to have a maximum height of 8.5m as of right (however, different boundary setback requirements would also apply). Any future applications for building on other lots in the area would be assessed on the merits of the individual proposal against the provisions of the Interim Planning Scheme.

Regarding impact on the privacy of 28 Trevassa Crescent, it is considered that the proposal would not cause any unreasonable overlooking of that property. The proposal complies with the privacy standard of PD4 in respect of the north-eastern boundary bordering 28 Trevassa Crescent. PD4 does not require the consideration of overshadowing of driveways. The shadow diagrams show that there would not be any overshadowing of the main building area of 28 Trevassa Crescent, which is located to the north of the subject site.

5.2. Notification of Application

One representor has asked why they did not receive a letter notifying them of the proposed development.

- **Comment**

The application was advertised in accordance with the requirements of Section 57 of LUPAA. The representor in question does not own a property directly adjoining the subject site.

6. STATE POLICIES AND ACT OBJECTIVES

6.1. The proposal is consistent with the outcomes of the State Policies, including those of the State Coastal Policy.

6.2. The proposal is consistent with the objectives of Schedule 1 of LUPAA.

7. COUNCIL STRATEGIC PLAN/POLICY IMPLICATIONS

There are no inconsistencies with Council's adopted Strategic Plan 2010-2015 or any other relevant Council Policy.

8. CONCLUSION

The proposal seeks approval for a Single Dwelling at 30 Trevassa Crescent, Tranmere. The application proposes several variations to the requirements of PD4, which are consistent with the relevant performance criteria of PD4.

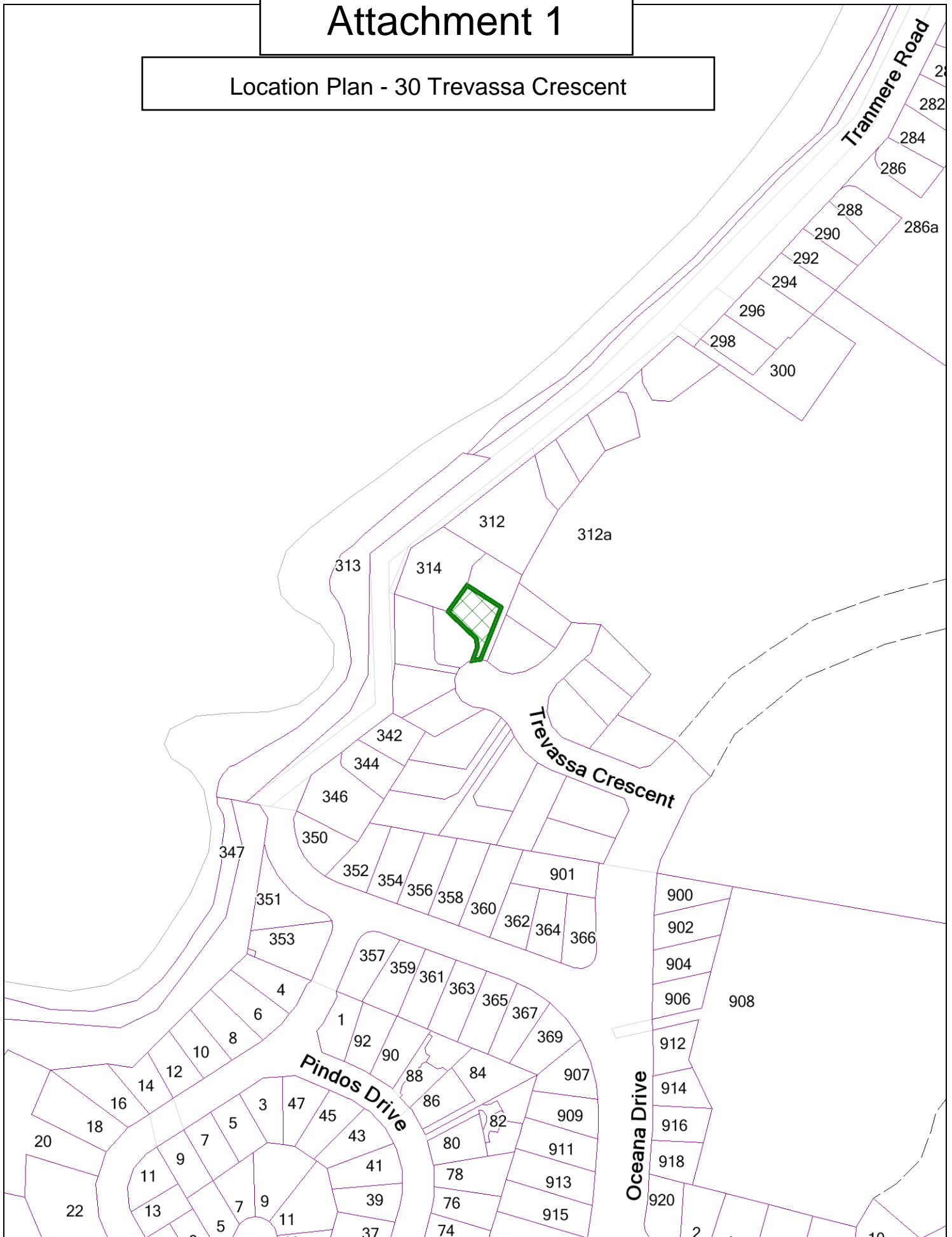
The proposal is recommended for approval.

Attachments: 1. Location Plan (1)
2. Proposal Plan (4)
3. Diagram Showing Area of Building Over-height (1)
4. Shadow Diagram (1)
5. Site Photo (1)

Ross Lovell
MANAGER CITY PLANNING

Attachment 1

Location Plan - 30 Trevassa Crescent



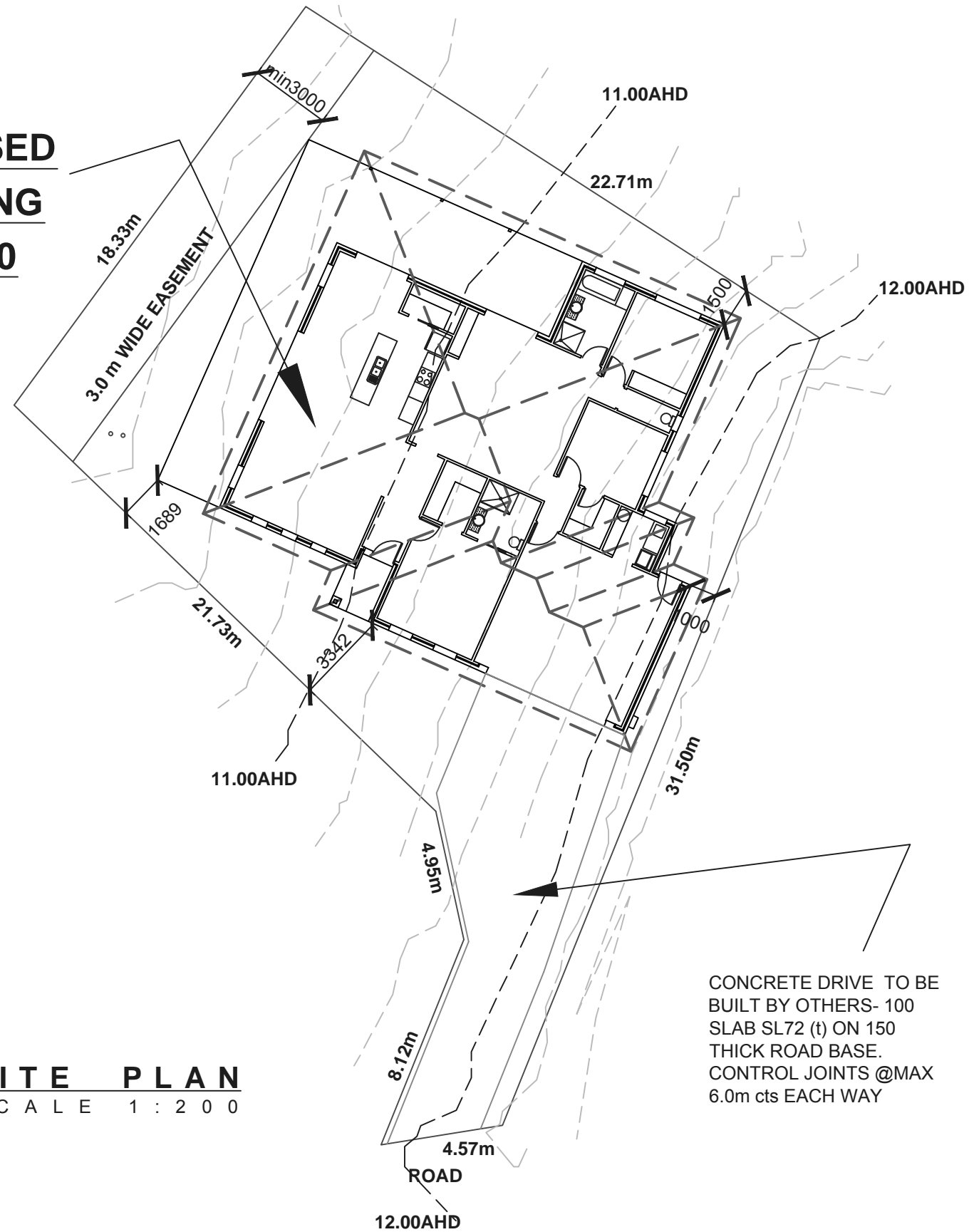
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DO NOT SCALE THE WRITTEN DIMENSIONS TAKE PRECEDENCE
OVER SCALE
BUILDER TO BUILD FROM COUNCIL APPROVED PLANS ONLY

Attachment 2

**PROPOSED
DWELLING
FFL 12.20**

SITE PLAN
SCALE 1 : 200



CONCRETE DRIVE TO BE
BUILT BY OTHERS- 100
SLAB SL72 (t) ON 150
THICK ROAD BASE.
CONTROL JOINTS @MAX
6.0m cts EACH WAY

SKIZZE
building design

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98 New Town Road New Town P 6228 7762
Accreditation Number CC645J

Proposed: Dwelling

Client: G J Gardner Homes

JOB: 15024

Sheet : 2 of 6

Revisions:

Drawn : RV

Date: May 2015 ©

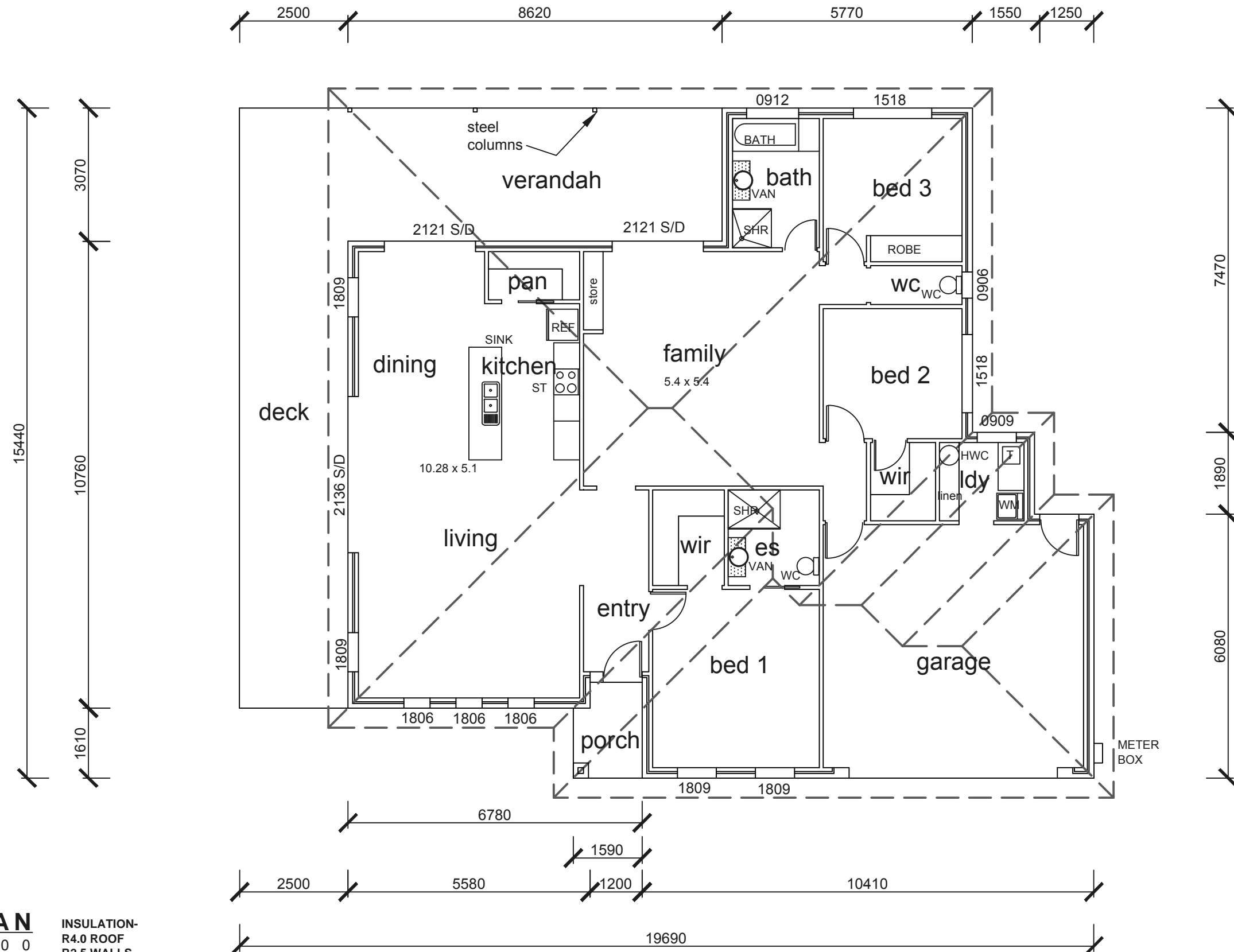
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FLOOR PLAN
SCALE 1 : 100
Total area= 230.70m²
plus open deck= 34.57m²

INSULATION-
R4.0 ROOF
R2.5 WALLS
R2.0 FLOORS

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building design

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Proposed: Dwelling

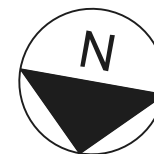
Client: G J Gardner Homes

JOB: 15024

Sheet : 3 of 6

Revisions:

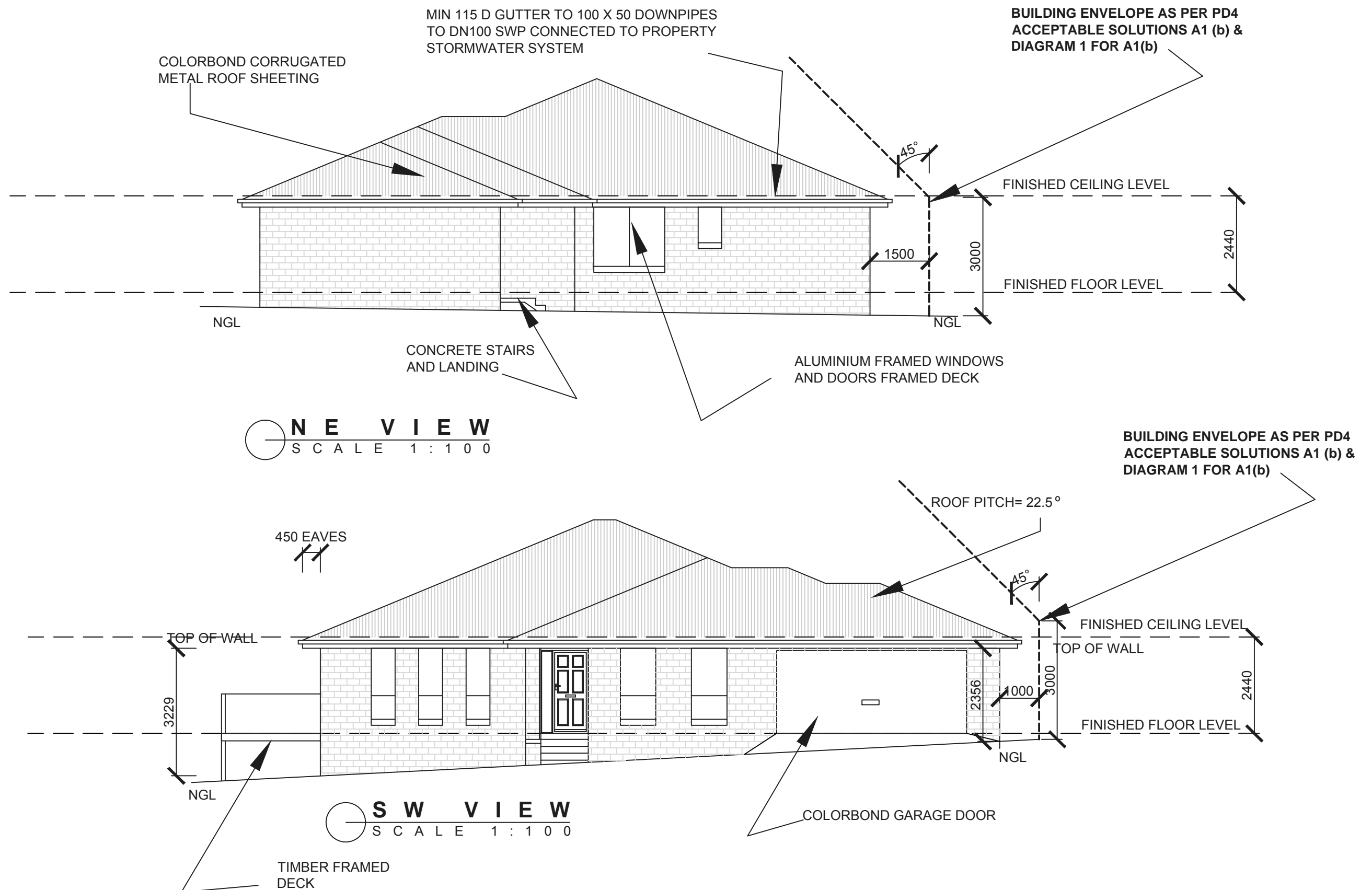
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Date: May 2015 ©
Issue Date 02 Jun 15



At : 30 Trevassa Cr Tranmere

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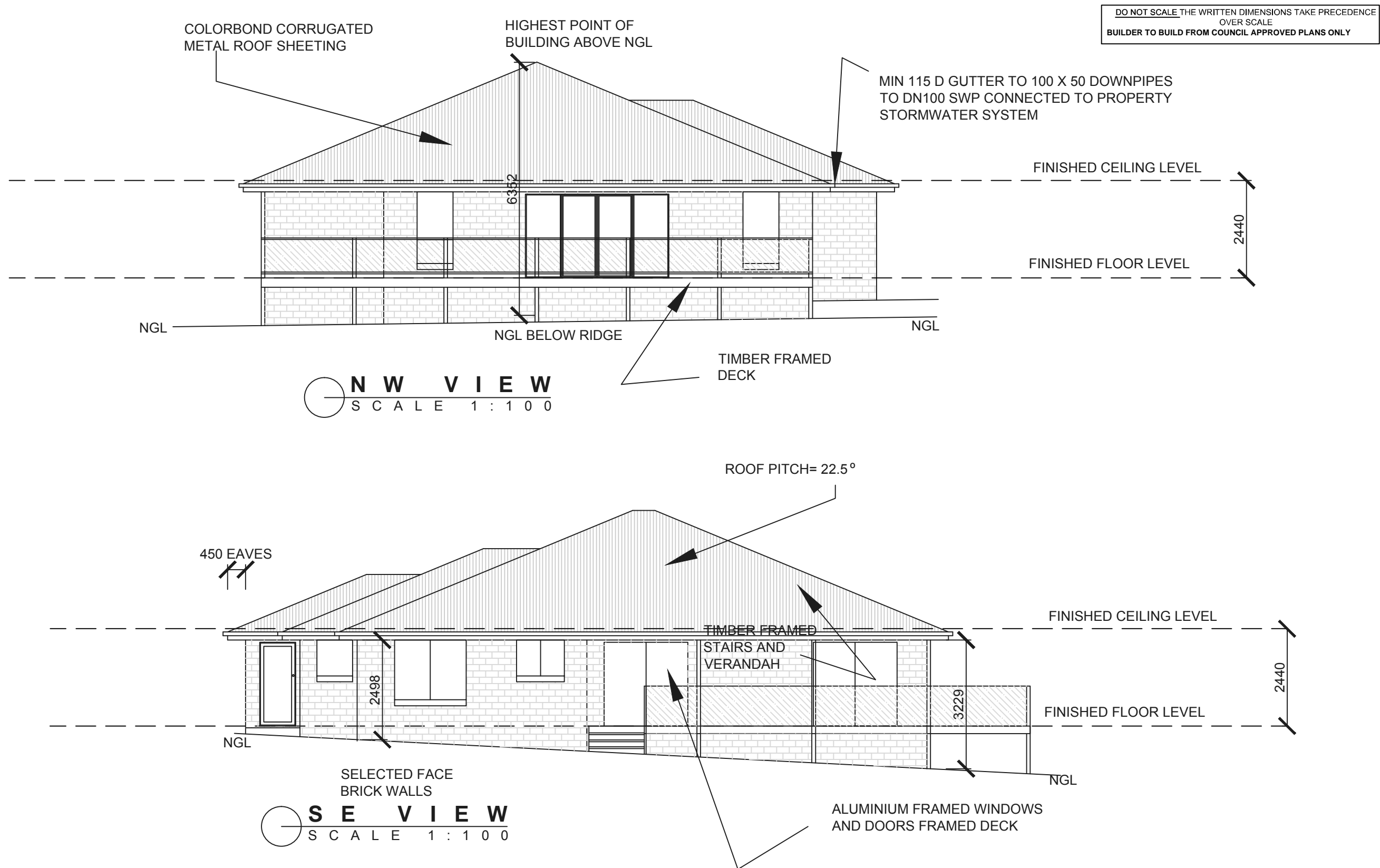
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UNDER FLOOR MASONRY WALLS TO BE SINGLE SKIN MASONRY WITH
 ENGAGED PIERS @ MAX 1800cts (MAX1500 high)
 WHERE WALL IS > 1500 high PROVIDE DOUBLE SKIN BASE WALL

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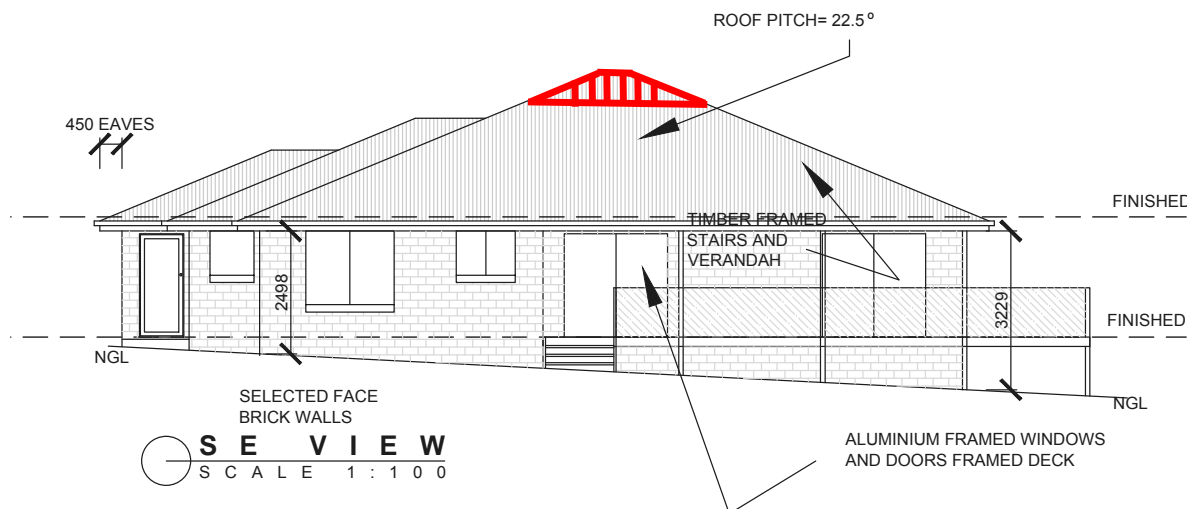
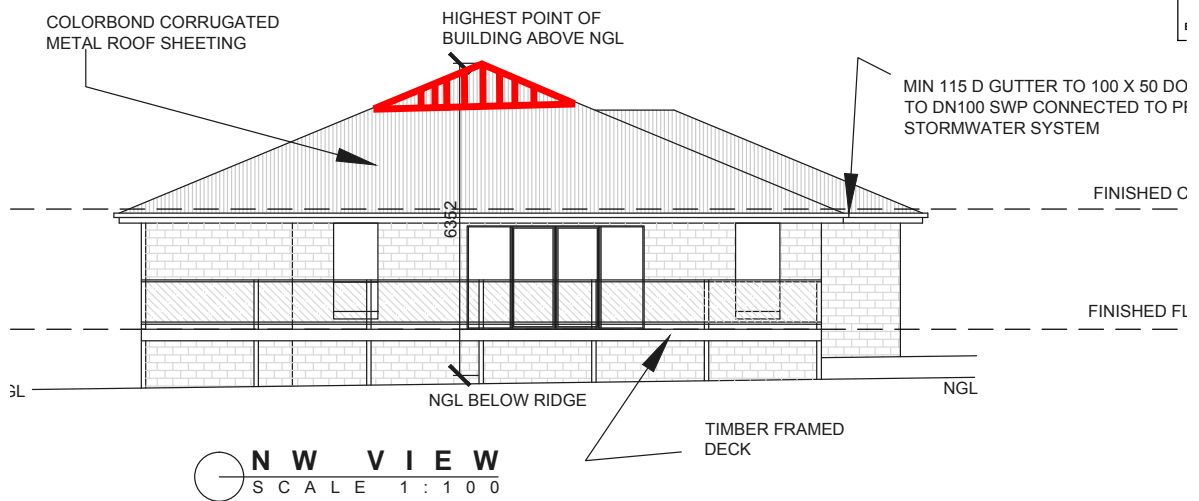
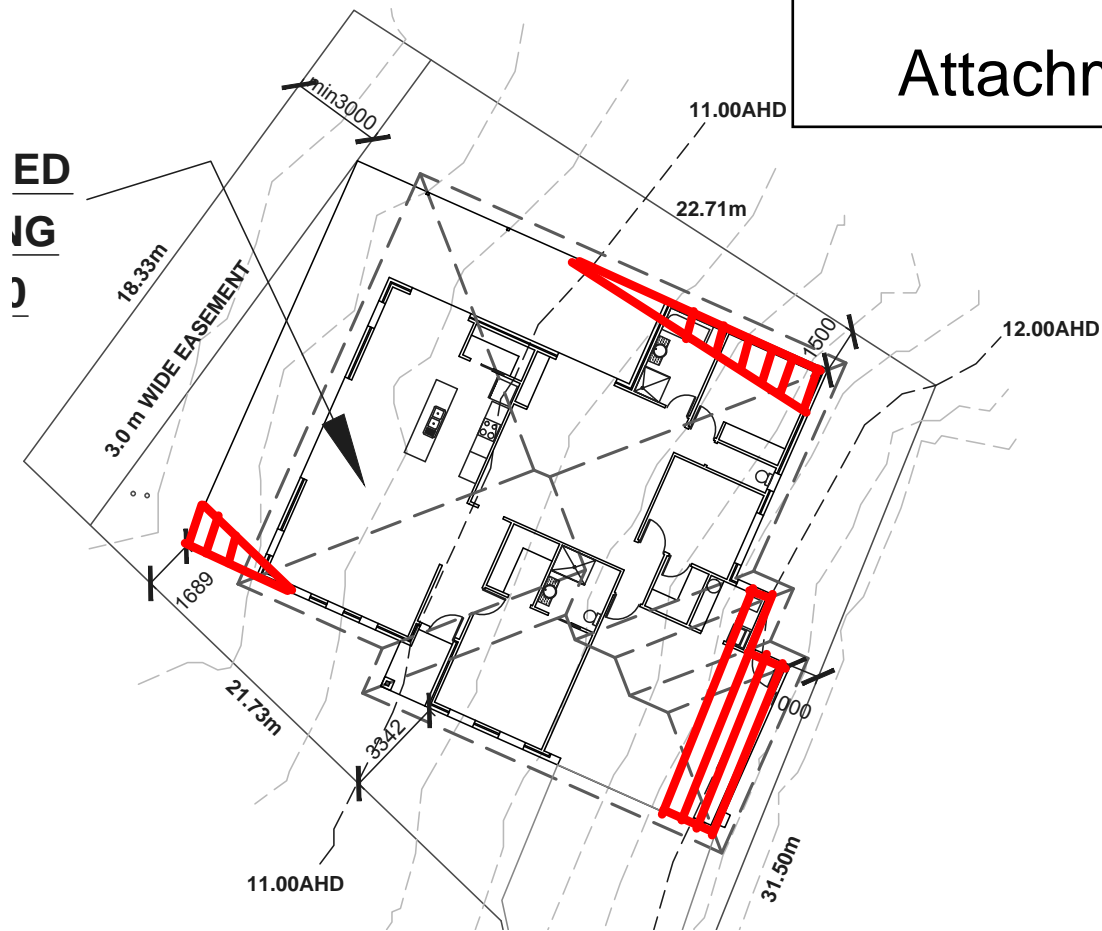
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Attachment 3



GENERAL NOTES

1. All work to comply with relevant SAA codes and the Building Code of Australia (BCA)

WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALE UNLESS OTHERWISE INDICATED ALL WALL DIMENSIONS = EXTERNAL 240mm B/VENEER -INTERNAL 70mm

TIMBER STUD

- STEPS/STAIRS TREADS MIN 250mm RISERS MAX 190mm WITH HANDRAILS 860 MIN HIGH & BALUSTRADING 1000mm MIN HIGH BALUSTERS MAX 125mm SPACING

- ALL WINDOWS TO BE SET AT 2110mm O/A HEAD UNLESS NOMINATED OTHERWISE/IF BRICKWORK OVER, ADJUST HEAD HEIGHT TO WITHIN 5-10mm OF LINTEL
2. Codes: Concrete AS2870, Masonry AS3700, Plumbing AS3500 Timber Frame AS1684.2, Windows AS2047, Glazing AS1288, Roofing AS1562 Steelwork AS1250, AS4100, Electrical AS3000.

3. Wet Areas as defined by Part 3.8.1 of BCA shall comply with that part and AS3740 with approved flashing's and sealants to all junctions and around fittings.

4. Wall lintels:- F17 sizes shown. Other Grades to AS1684.2 may be used.

SINGLE STOREY OR UPPER FLOOR RLW = 4500

Up to 1100 span 90 x 35

Up to 1500 span 120 x 35

Up to 2000 span 140 x 45

Up to 2500 span 190 x 35

Up to 3000 span 2/ 190 x 45

Up to 3500 span 2/ 240 x 45

Up to 4000 span 2/ 290 x 35

Up to 4500 span 2/ 290 x 45

LOWER FLOOR (if two storey building) RLW = 4500

Up to 1100 span 2/90 x 35

Up to 1700 span 2/140 x 35

Up to 2200 span 2/ 190X 35

Up to 2800 span 2/ 240 X 35

Up to 3100 span 2/ 240 x 45

5. STEEL LINTELS

Up to 900 span 75 X 75 X 6 BAR

Up to 1200 span 75 X 100 X 6 ANGLE

Up to 1800 span 100 X 100 X 6 ANGLE

Up to 2700 span 150 X 90 X 8 ANGLE

5. Wall Bracing:- To AS1684.2 See Table 8.18 (d) & (h)

----- = 3kN/m brace (d). EG 30 x 0.8 galv. cross metal straps with 4/ 30 x 2.8dia flat head nails to each looped end to plates. 1800mm = 5.4kN, 2400mm = 7.2kN, 2700mm = 8.1kN

----- =6kN/m brace (h). EG 7mm thick F11 Plywood with 30 x 2.8dia Flat head nails @ 50cts to plates, @ 150cts to side studs, @ 300cts to internal studs. 600mm = 2.7kN, 900mm = 5.4kN See FLOOR PLAN/S for brace locations.

6. Energy Efficiency Notes

REQUIRED INSULATION (MIN TOTAL R-VALUE INCLUDING FLOOR, WALL, ROOF AND CEILING CONSTRUCTION)

ROOF AND CEILING -

ROOF WITH SOLAR ABSORPTION LEVEL UP TO 0.4 =R4.1 (min **R3.8 BATTS**)

ROOF WITH SOLAR ABSORPTION LEVEL BETWEEN 0.4 & 0.6 =R4.6 (min R4.3 BATTS)

ROOF WITH SOLAR ABSORPTION LEVEL MORE THAN 0.6 =R5.1 (min R4.8 BATTS)

WALLS- = R2.8 (min **R2.5 BATTS)**

FLOORS-

SUSPENDED FLOORS = R2.75 (min **R2.0 BATTS**)

OTHER APPROVED INSULATION PRODUCTS MAY BE USED AS LONG AS THE MINMUM R VALUE IS ATTAINED

HOT WATER PIPES to AS3500 with 25mm CLOSED CELL POLYMER, R0.6 INSULATION TO EXTERNAL LOCATIONS & 13mm CLOSED CELL POLYMER R0.3 INSULATION TO INTERNAL LOCATIONS.

All external openings shall be sealed to minimize air leakage. Seals to be either foam or rubber compressible strips, fibrous seals or the like and comply with Part 3.12.3.3 of BCA

Any Mechanical ventilators shall be installed with an approved sealing device complying with Part 3.12.3.4 of BCA

7. Masonry

All Clay or Masonry Brick flashings and weep holes

below windows and doors & DPC, sealing around windows and doors, construction of articulation joints and subfloor ventilation shall comply with AS3700

WATERPROOFING WET AREAS

Standard

General: To AS 3740.

Membrane: To AS/NZS 4858.

Extent: To BCA 3.8.1.2.

Membrane

Provide a proprietary (non acrylic) liquid applied or sheet membrane system for use in wet areas, shower recess bases and associated floors and wall to floor junctions which are to be tiled.

Proprietary Item: Bostik Dampfix 2.

Bond breakers materials

Requirement: Compatible with the flexibility class of the membrane to be used.

Material: Purpose made bond breakers tapes and closed cell foam backing rods or fillets of sealant.

Bond breakers installation

Requirement: After the priming of surfaces, provide bond breakers at all wall/floor, hob/wall junctions and at control joints where the membrane is bonded to the substrate.

Sealant fillet bond breakers:

- Application: Form a triangular fillet or cove of sealant to internal corners within the period recommended by the membrane manufacturer after the application of the primer.

- Widths: 8 mm minimum to vertical corners.

10 – 12 mm to horizontal corners.

Backing rod bond breakers: Retain in position with continuous length of tape pressed firmly in place against the surfaces on each side of the rod.

Sealants

Requirement: Waterproof, flexible, mould-resistant and compatible with host materials.

Preparation

General: Ensure substrates are as follows:

• Clean and free of any deposit or finish which may impair adhesion or location of tiles.

• If walls are plastered, remove loose sand.

• Compatible with all components of the floor system.

• If framed or discontinuous, support members are in full lengths, without splicing.

• If solid or continuous;

• Excessive projections are removed.

• Voids and hollows > 10 mm are filled with a cement/sand mix not stronger than the substrate nor weaker than the bedding.

• Depressions < 10 mm are filled with a latex modified cementitious product with feathering eliminated by scabbling the edges.

• Fill cracks in substrates wider than 1.5 mm with a filler compatible with the membrane system.

External corners: Round or arris edges.

Absorbent substrates: If suction is excessive, control it by dampening but avoid over-wetting and do not apply mortar bedding to substrates showing surface moisture.

Dense concrete: If not sufficiently rough to provide a mechanical key, roughen by scabbling or the like to remove 3 mm of the surface and expose the aggregate; then apply a bonding treatment.

Installation

Floor wastes: Turn membrane down into the floor waste drainage flanges, and adhere to form a waterproof connection.

Hobs: Extend membrane over the hob and into the room at least 50 mm. For unenclosed showers extend membrane at least 1500 mm into the room measured from a point directly below the shower rose outlet on the wall.

External tiling: Provide a waterproof membrane under external floor tiling, to balconies and over habitable rooms, which forms a drained tank suitable for continuous immersion. Do not run under bounding walls.

Curing: Allow membrane to cure fully before tiling.

Attachment 4

LOCATION OF EXISTING
SEWER PIPE
LOCATION IS BASED ON
ON-SITE MEASUREMENTS
BY THE BUILDER

**PROPOSED
DWELLING
FFL 12.20**

DEPTH TO INVERT OF PIPE
FROM EXISTING GROUND
LEVEL HERE = 900mm

**INDICATES LINE OF SHADOW
AT 9AM, 12 NOON AND 3PM
ON THE 21ST JUNE
NB- NO SHADOW IS CAST AT
5PM ON 21 JUNE AS THE SUN
HAS ALREADY SET**

S I T E P L A N
S C A L E 1 : 2 0 0
INCLUDES SHADOWS ON
2 1 J U N E

Revision 01: 17June15
SEWER PIPE LOCATED ON SITE PLAN AND
CROSS-SECTIONAL VIEW OF PIPE LOCATION
REVISION 02: 20JUL15
SHADOW DIAGRAM ADDED

DO NOT SCALE THE WRITTEN DIMENSIONS TAKE PRECEDENCE
OVER SCALE
BUILDER TO BUILD FROM COUNCIL APPROVED PLANS ONLY

DEPTH TO INVERT OF PIPE
FROM EXISTING GROUND
LEVEL HERE = 1100mm

VACANT
LAND

VACANT
LAND

VACANT
LAND

VACANT
LAND

CONCRETE DRIVE TO BE
BUILT BY OTHERS- 100
SLAB SL72 (t) ON 150
THICK ROAD BASE.
CONTROL JOINTS @MAX
6.0m cts EACH WAY



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Proposed:Dwelling

Client: G J Gardner Homes

A t : 3 0 T r e v a s s a C r T r a n m e r e

JOB:15024

Sheet : 2 of 14

Revisions:
Drawn :RV
Date: May2015 ©
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Attachment 5

30 Trevassa Crescent, TRANMERE



Site viewed from Trevassa Crescent



View from outside subject site showing location of existing dwellings at Trevassa Crescent 23 and 24 Trevassa Crescent

11.3.2 DEVELOPMENT APPLICATION D-2015/225 - 147 ACTON ROAD, ACTON PARK - ARENA AND SHED
(File No D-2015/225)**EXECUTIVE SUMMARY****PURPOSE**

The purpose of this report is to consider the application made for a new arena and shed at 147 Acton Road, Acton Park.

RELATION TO PLANNING PROVISIONS

The land is zoned Recreation and subject to the Subject to Inundation Overlay under the Clarence Planning Scheme 2007 (the Scheme). In accordance with the Scheme the proposal is a Discretionary development.

LEGISLATIVE REQUIREMENTS

The report on this item details the basis and reasons for the recommendation. Any alternative decision by Council will require a full statement of reasons in order to maintain the integrity of the Planning approval process and to comply with the requirements of the Judicial Review Act and the Local Government (Meeting Procedures) Regulations 2015.

Council is required to exercise a discretion within the statutory 42 day period which expires on 14 August 2015.

CONSULTATION

The proposal was advertised in accordance with statutory requirements and 2 representations were received raising the following issues:

- colour of shed; and
- glare from shed.

RECOMMENDATION:

- A. That the Development Application for arena and shed at 147 Acton Road, Acton Park (Cl Ref D-2015/225) be approved subject to the following conditions and advice.
1. GEN AP1 – ENDORSED PLANS.
 2. GEN AM3 – EXTERNAL COLOURS.
- B. That the details and conclusions included in the Associated Report be recorded as the reasons for Council's decision in respect of this matter.

**DEVELOPMENT APPLICATION D-2015/225 - 147 ACTON ROAD, ACTON PARK
- ARENA AND SHED /contd...**

ASSOCIATED REPORT**1. BACKGROUND**

The property known as Roscommon is owned by Council and part of the property is leased to the Tasmanian Equestrian Centre. The development of the site is located within the leased area and is permitted under the terms of the lease.

2. STATUTORY IMPLICATIONS

2.1. The land is zoned Recreation and subject to the Subject to Inundation Overlay under the Scheme. The development is defined as Active Recreation which is a permitted use in the zone.

2.2. The proposal is Discretionary under the Subject to Inundation Overlay S1(R).

2.3. The relevant parts of the Planning Scheme are:

- Section 2 – Planning Policy Framework;
- Section 3 – General Provisions;
- Section 6 – Recreation zone; and
- Section 7 – Subject to Inundation Overlays.

2.4. Council's assessment of this proposal should also consider the issues raised in any representations received, the outcomes of the State Policies and the objectives of Schedule 1 of the Land Use Planning and Approvals Act, 1993 (LUPAA).

3. PROPOSAL IN DETAIL**3.1. The Site**

The property is a 120.1ha lot owned by Council and leased to the Tasmanian Equestrian Centre and the Lauderdale Archery Centre.

The development site is located near the existing buildings and fenced show jumping area in the centre of the property.

The site is used by a number of users including the Show Jumping Tas South, Hobart and Districts Pony Club and the Southern Tasmanian Eventing Association. A number of casual users also use the site on a regular basis. The site is used all year round, up to 7 days a week.

3.2. The Proposal

The proposal is for a new all-weather arena, 100m x 100m in size, to be located to the north-east of the existing fenced show jumping arena. The application also includes a 6m x 6m Colorbond shed to be used for measuring and drug testing horses. The shed is located to the south of the existing buildings. Approximately 200mm of fill is used to increase the finished surface level of both the shed and the arena to 3m AHD.

The arena is located approximately 280m from the western boundary and the shed approximately 250m from the western boundary and well clear of the north and south boundaries. The existing access from Acton Road and parking areas will be utilised by the development.

There is no anticipated increase in the existing users of the site or the numbers of events and competitions that run from the site as a result of the development. The all-weather arena will allow for an alternative riding area for events to be run when the existing riding areas are too wet to use.

4. PLANNING ASSESSMENT

4.1. Planning Policy Framework [Section 2]

The relevant elements of the Planning Policy Framework are contained in Section 2.2.3 (d) (iv) – Recreational and Community Facilities. In particular, the Objectives include:

“To provide for a system of accessible recreational and community facilities to meet the needs of people from a range of ages, health, interest and socio-economic backgrounds.

To integrate recreational and community facilities into residential and activity centre”.

Reference to these principles is also contained in the discussion below.

4.2. General Decision Requirements [Section 3.3.1]

The relevant General Decision Requirements of this part are:

- “(a) *General requirements:*
 - (iv) *The Purposes of the Zone.*
 - (v) *The Specific Decision Requirements of the Zone, Overlay or Specific Provision.*
 - (vii) *Any representation made in accordance with Section 43F(5) or Section 57(5) of the Act.*
- (b) *Amenity requirements:*
 - (viii) *The character of the locality, the existing and future amenities of the neighbourhood.*
- (e) *Environmental requirements:*
 - (iii) *The compatibility of the development on the surrounding land uses.*
 - (ix) *The impacts from and need to control drainage and erosion”.*

4.3. Zone

The relevant purpose of the zone is:

- “(c) *To provide for uses which support recreational activities or which may be interim uses that do not prejudice future recreational activities”.*

There are no specific Use and Development Standards in the zone that apply to the development, however, the application must be assessed against the relevant Specific Decision Requirements as follows:

- “(a) *A variety of styles, material and colours is encouraged for development within the zone. Architectural expression is preferred to ensure the zone reflects currency with modern design and construction techniques”.*

The proposed shed is constructed using Colorbond with cream walls and a grey roof. In order to ensure that the colours blend rather than contrast with the surrounding rural residential environment, it is recommended that a condition be included that requires a colour scheme to be submitted prior to the issue of a Building Permit.

“(b) Development should be compatible with the recreation uses”.

The proposed shed and arena is compatible with the existing recreational use of the site. The arena will provide an all-weather arena for users when the existing areas are too wet to use.

“(c) Buildings should be located in unobtrusive locations and, in particular:

- (i) be located well below the ridge line so as not to be prominent against the skyline when viewed from a public place;*
- (ii) Grouped together on the site;*
- (iii) located where existing native vegetation can be retained to screen the development”.*

The proposed shed is located near the existing building on the site, approximately 250m from the western boundary and approximately 580m to the eastern boundary and the site is not located on a ridgeline. The properties located along Acton Road are located above the site and have views over the site to Lauderdale beyond. It is considered that the location of the shed will not have a detrimental impact on the views to and over the site due to its relatively low maximum height of 3.1m above AHD. As discussed above, a condition requiring a colour scheme to be submitted to ensure that the colours are muted and non-reflective is recommended for inclusion.

“(d) Sufficient car parking is to be provided on-site to meet differing levels of service and recreational needs. Safe and convenient access is to be provided to all parking areas”.

The proposal is providing additional facilities for the existing users of the site and therefore the existing gravel access road and car parking arrangements are considered satisfactory.

“(j) Development should be of a design, height, scale and siting compatible with the recreation use of the land and its surroundings”.

As discussed above, the development is considered to be compatible with the existing use of the site and will not have a detrimental impact on the amenity of the adjoining property owners.

4.4. Overlays

The relevant purpose of the Subject to Inundation Overlay S1(R) is:

“(b) To identify areas which may be subject to periodic inundation whether by rain or from the sea, and control pollution and undesirable changes in stream hydrology or coastal processes.

(c) To preclude development that will affect flood flow or be affected by flood water, or change coastal dynamics in a way detrimental to other property”.

The construction of the arena involves approximately 200mm of landfill to increase the finished surface level to 3m for both the shed and the arena which is consistent with the overlay requirements. The applicant has provided an Inundation Report (Pitt & Sherry, 20 May 2015) that included a landfill and drainage plan to address the Specific Decision Requirements of the zone.

The report has been assessed by Council’s Engineers who are satisfied that the proposal complies with the Specific Decision Requirements of the Scheme and the development will not adversely affect the existing flood and drainage patterns on the site.

5. REPRESENTATION ISSUES

The proposal was advertised in accordance with statutory requirements and 2 representations were received. The following issues were raised by the representors.

5.1. Colour of Shed

Concern was raised that the colours of the shed, being cream walls and a grey roof, would result in an increased visual impact to the surrounding properties and that the shed should be green.

- **Comment**

As discussed previously, a condition requiring a colour scheme that requires muted, non-reflective colours is recommended, to ensure that the shed blends rather than contrasts with the surrounding rural residential area. This will ensure that the visual impact of the shed is minimised.

5.2. Glare from Shed

Concern was raised that the materials may be reflective and the glare from the building may impact on the amenity of the neighbouring properties.

- **Comment**

The finish of the shed being painted Colorbond provides for a less reflective surface than white or unpainted zincalume. In addition, the recommended condition requiring muted, non-reflective colours will ensure that glare from the shed is minimised.

6. STATE POLICIES AND ACT OBJECTIVES

6.1. The proposal is consistent with the outcomes of the State Policies, including those of the State Coastal Policy.

6.2. The proposal is consistent with the objectives of Schedule 1 of LUPAA.

7. COUNCIL STRATEGIC PLAN/POLICY IMPLICATIONS

The applicant has applied to waive the fees under the Waiving or Reducing Fees for Planning and Building Permits, on the basis that the application is for a not for profit organisation for a recreational use that is available to the members of the Clarence community. It is considered that the application meets the requirements of the policy and the fees were waived on this basis.

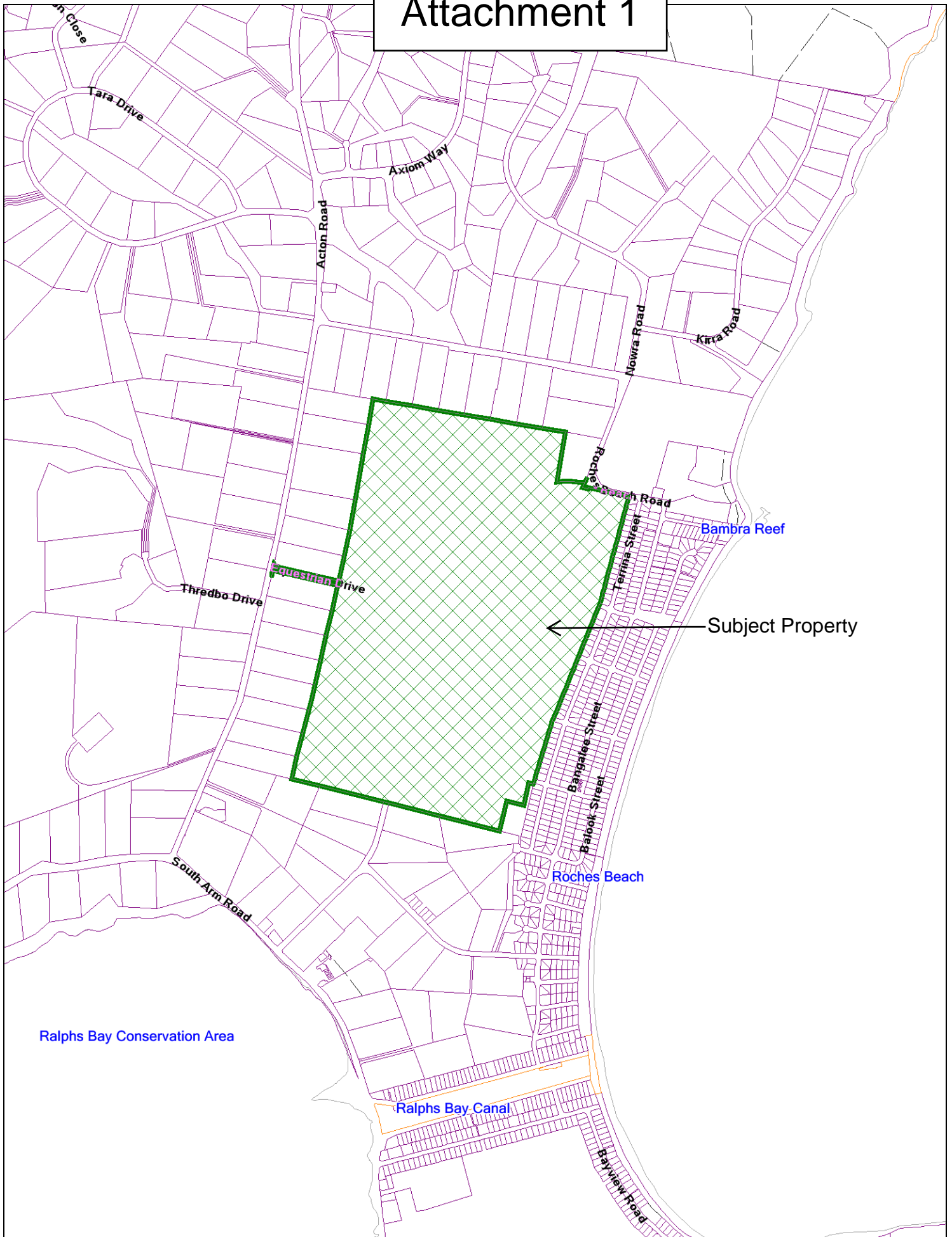
8. CONCLUSION

The proposal is recommended for approval, noting that the use and development of the arena and shed are permitted under the zoning. It is discretionary only because the land is subject to inundation. However, for the reasons set out in the report, this constraint has been addressed.

Attachments: 1. Location Plan (1)
2. Proposal Plan (3)
3. Site Photo (1)

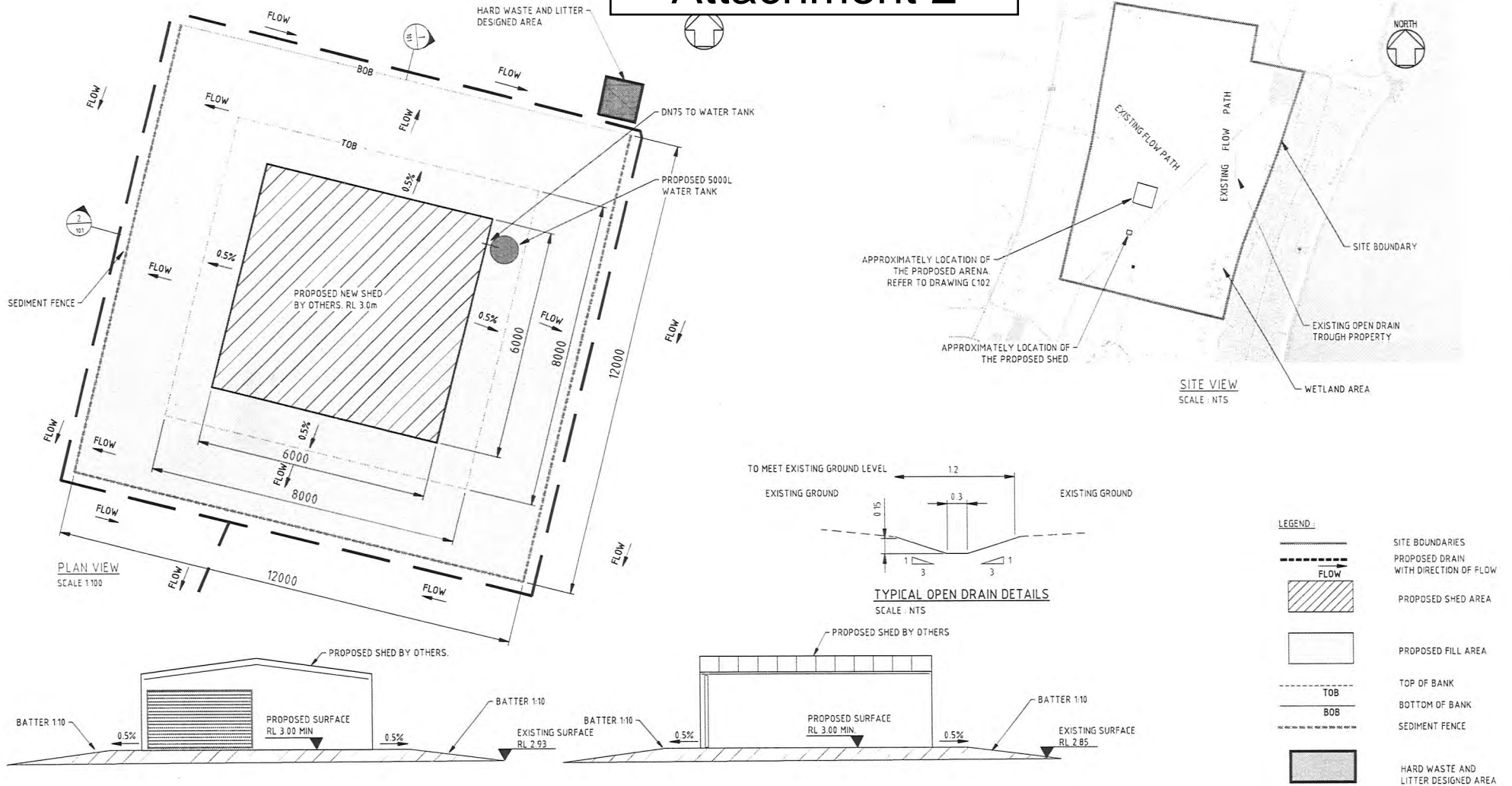
Ross Lovell
MANAGER CITY PLANNING

Attachment 1



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Attachment 2



NOTES

1. INSTALL SEDIMENT FENCES DOWNSLOPE OF ALL DISTURBED LANDS TO FILTER COARSE SEDIMENT BEFORE IT ENTERS DRAINS AND/OR WATERCOURSES.
2. PRESERVE AS MUCH OF THE VEGETATED AREA AS POSSIBLE. VEGETATION IMPROVES THE APPEARANCE OF THE SITE, GREATLY REDUCES THE EROSION HAZARD AND CAN BE AN EFFECTIVE NATURAL SEDIMENT FILTER.
3. STORE ALL HARD WASTE AND LITTER ON THE SITE IN A WAY THAT WILL PREVENT IT BEING BLOWN ONTO NEIGHBOURING LANDS OR WASHED INTO THE STORMWATER SYSTEM.
4. PLACE ALL STOCKPILES TOTALLY ON THE SITE WELL AWAY FROM DRAINAGE PATHS AND, WHERE THEY COMPRISE ERODIBLE MATERIALS SUCH AS SAND AND SOIL, BEHIND A SEDIMENT FENCE.
5. WASH ALL THE EQUIPMENT IN A DESIGNATE AREA.

REFERENCE FILES ATTACHED: HB13200-X900

DRAWING REVISION HISTORY			
No.	DESCRIPTION	DRAWN	DESIGNED
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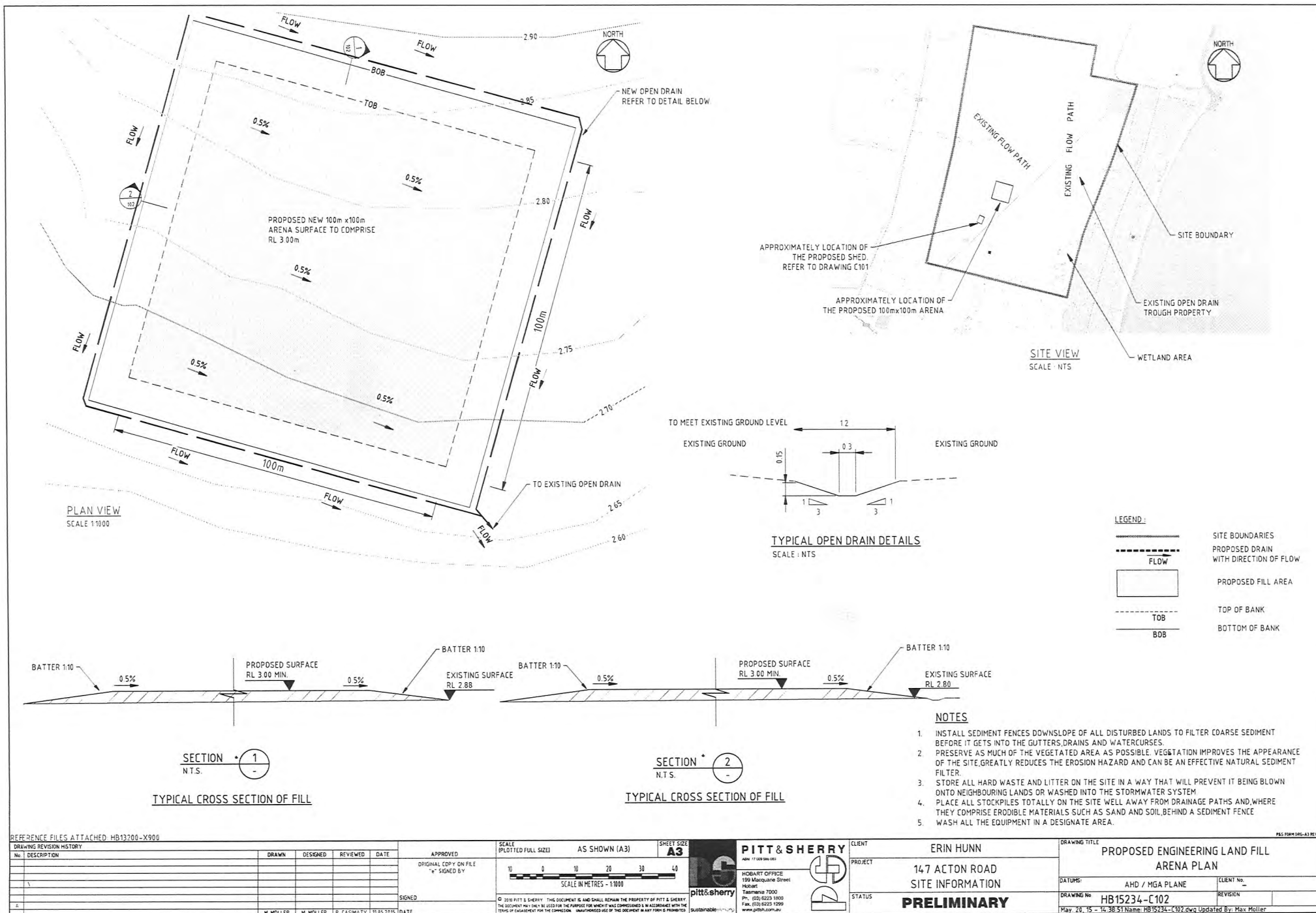
APPROVED	DATE
ORIGINAL COPY ON FILE "e" SIGNED BY	
SIGNED	
M. MÖLLER	M. MÖLLER
R. CASIMATY	17.05.2015

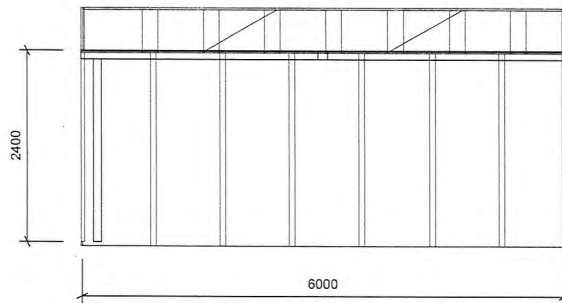
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HOBBART OFFICE 150 Macquarie Street Hobart Tasmania 7000 Ph: (03) 6223 1800 Fax: (03) 6223 1200 www.pittsherry.com.au	ERIN HUNN

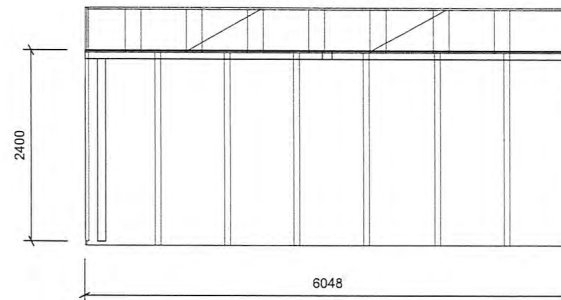
PROJECT	STATUS
147 ACTON ROAD SITE INFORMATION	PRELIMINARY

DRAWING TITLE	DATUMS	CLIENT No.
PROPOSED ENGINEERING LAND FILL NEW SHED AREA PLAN	AHD / MGA PLANE	
DRAWING No.	REVISION	
HB15234-C101		
May 20, 15 - 14:38:31 Name: HB15234-C101.dwg Updated By: Max Müller		

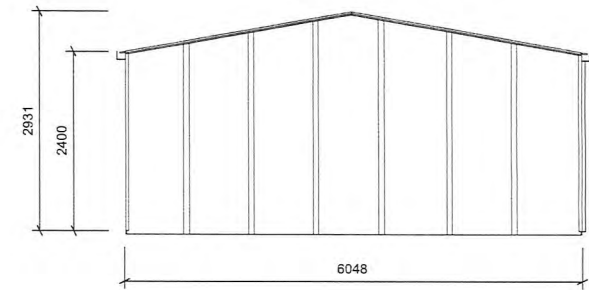




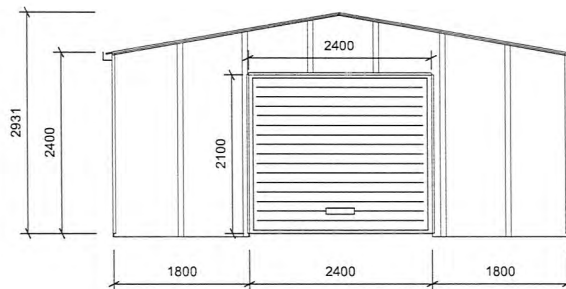
FRONT VIEW



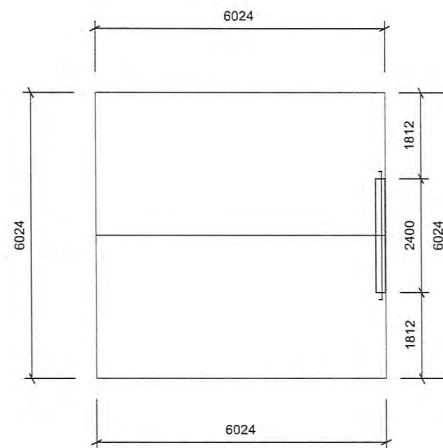
BACK VIEW



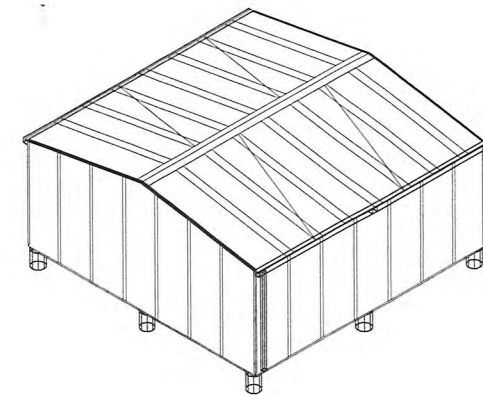
LEFT VIEW



RIGHT VIEW



PLAN VIEW



ISO FRONT LEFT VIEW

*SHEED CREAM
WITH GALVANIZED ROOF
GR5/A*

Elevation Multiview



Signed

Dwg No 2 of 5

Project No. MTAS02_30212

Elevation Multiview

Lorry Smith

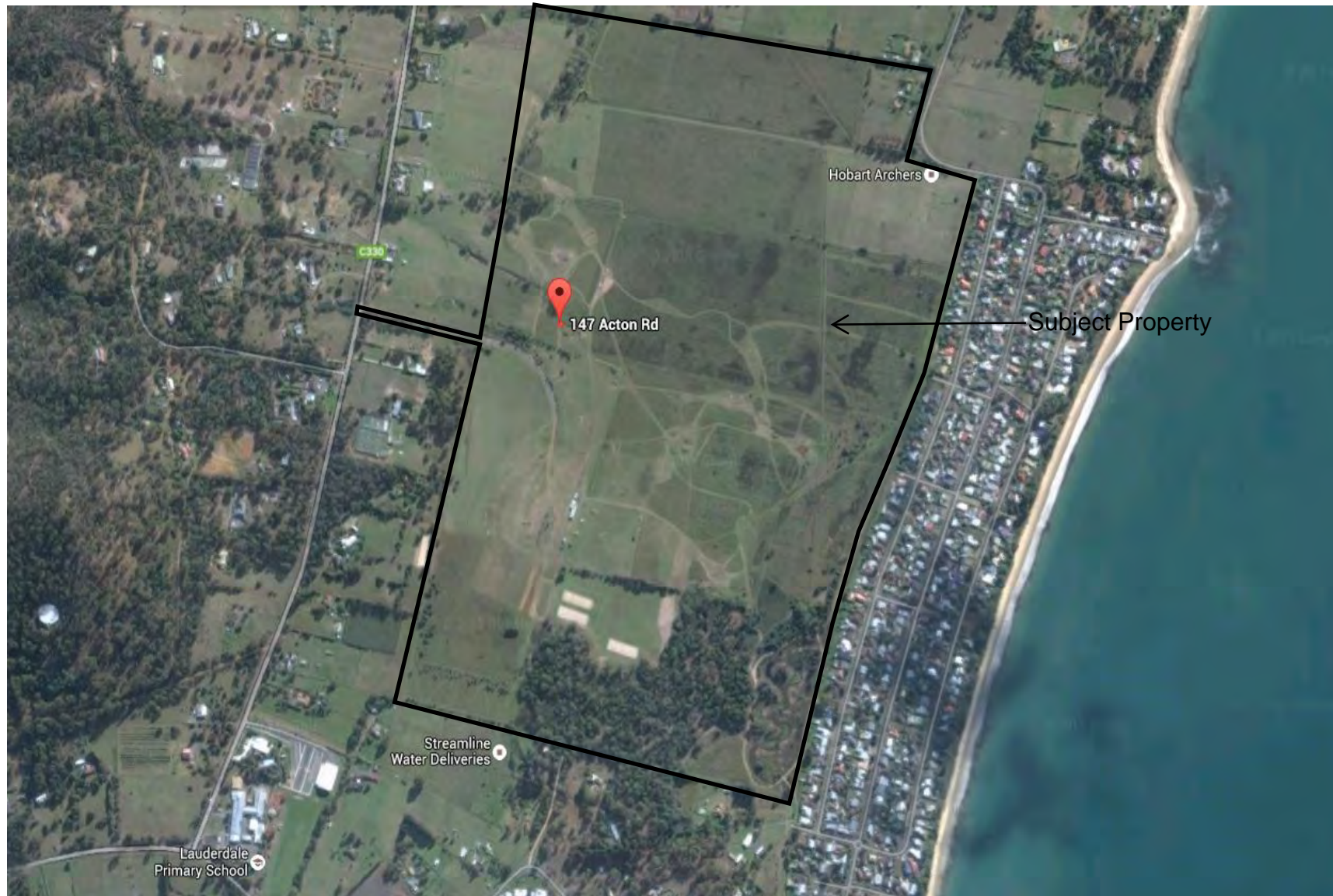
2 Equestrian Drive
ACTON PARK
7170, TAS

25/11/2014

Scale NA

Attachment 3

147 Acton Road, ACTON PARK



Aerial view of the site (Image courtesy of www.google.com.au)

**11.3.3 SUBDIVISION APPLICATION SD-2014/32 - 6 SCHAW STREET,
RICHMOND - 6 LOT SUBDIVISION**
(File No SD-2014/32)**EXECUTIVE SUMMARY****PURPOSE**

The purpose of this report is to consider the application made for a 6 lot subdivision at 6 Schaw Street, Richmond.

RELATION TO PLANNING PROVISIONS

The land is zoned Residential and subject to the Richmond Village overlay under the Clarence Planning Scheme 2007 (the Scheme). In accordance with the Scheme the proposal is a discretionary development.

The land is also listed on the Tasmanian Heritage Register. As such, Section 34 of the Historic Cultural Heritage Act, 1995 requires that the LUPAA planning permit include conditions as may be required by the Tasmanian Heritage Council.

LEGISLATIVE REQUIREMENTS

The report on this item details the basis and reasons for the recommendation. Any alternative decision by Council will require a full statement of reasons in order to maintain the integrity of the planning approval process and to comply with the requirements of the Judicial Review Act and the Local Government (Meeting Procedures) Regulations 2015.

Council is required to exercise a discretion within the statutory 42 day period which has been extended to expire on 5 August 2015.

CONSULTATION

The proposal was advertised in accordance with statutory requirements and 3 representations were received raising the following issues:

- density of development;
- stormwater management;
- sewerage management;
- historic village atmosphere; and
- privacy and amenity.

RECOMMENDATION:

A. That the application for a 6 lot subdivision at 6 Schaw Street, Richmond (Cl Ref SD-2014/32) be approved subject to the following conditions and advice.

1. GEN AP1 – ENDORSED PLANS.
2. GEN POS4 – POS CONTRIBUTION [5%] [2 - 6 and 8].
3. EHO 4 – NO BURNING.
4. ENG A1 – NEW CROSSOVER [3.6M] [TSD-R03 and R09].
5. ENG M2 – DESIGNS SD.

6. ENG M5 – EROSION CONTROL.
 7. ENG M8 – EASEMENTS.
 8. ENG M9 – FILLING OF LAND.
 9. ENG S1 – INFRASTRUCTURE REPAIR.
 10. ENG S4 – STORMWATER CONNECTION.
 11. All lots accessing from a sealed road or sealed pavement within a road reservation must be constructed and sealed from the road or sealed surface to the lot boundary in asphalt or concrete. This is inclusive of Lots 3, 4, 5, 6, 7 and 8.
 12. The intersection of Morgan and Jacombe Street must be improved for Lots 1 and 2 to gain access from this junction. A detailed design must be prepared by a suitably qualified person identifying the junction improvements required to meet current road safety guidelines. This design is to be approved by Council's Group Manager Asset Management prior to issue of Title, or commencement of construction work with all required work being at the developer's cost.
 13. A suitably designed and constructed gravel turning head, for service vehicles, is to be provided in Jacombe Street by the developer as part of the construction of the lot accesses to Lots 1 and 2. Lot accesses to Lots 1 and 2 may be of gravel construction.
 14. The sealed plan must identify all areas of lots that cannot be serviced by sewer and have suitable exclusions for the building of habitable structures. Lots requiring annotation include Lots 1, 2, 3 and 6.
 15. The development must meet all required Conditions of Approval specified by TasWater notice dated 26 September 2014 (TWDA 2014/00906-CCC).
 16. The development must meet all required Conditions of Approval specified by the Tasmania Heritage Council notice dated 22 July 2015 (4802).
- B. That the details and conclusions included in the Associated Report be recorded as the reasons for Council's decision in respect of this matter.

SUBDIVISION APPLICATION SD-2014/32 - 6 SCHAW STREET, RICHMOND - 6 LOT SUBDIVISION /contd...

ASSOCIATED REPORT**1. BACKGROUND**

The property is covered by the Richmond Village Overlay, but not the HeritageO. However, it was identified by Heritage Tasmania that the property is listed on the Register. As such, the application is subject to consideration under the Historic Cultural Heritage Act, 1995.

2. STATUTORY IMPLICATIONS

2.1. The land is zoned Residential and subject to the Richmond Village Overlay under the Scheme.

2.2. The proposal is for the creation of 6 new lots, which is a Discretionary development under the Scheme.

2.3. The relevant parts of the Planning Scheme are:

- Section 2 – Planning Policy Framework;
- Section 3 – General Provisions;
- Section 6.1 – Residential zone; and
- Section 7.8 – Richmond Village Overlay.

2.4. Council's assessment of this proposal should also consider the issues raised in any representations received, the outcomes of the State Policies and the objectives of Schedule 1 of the Land Use Planning and Approvals Act, 1993 (LUPAA).

3. PROPOSAL IN DETAIL

3.1. The Site

The site is comprised of 2 irregularly shaped lots. The lots have a combined area of 10,781m² and have frontages to Schaw, Parramore and Jacombe Streets.

There is an existing heritage listed dwelling located toward the north-western corner of the site. There is also an open drain meandering through the site in a generally north-south direction.

3.2. The Proposal

The proposal is for a boundary adjustment between the 2 existing lots and the creation of 6 additional residential lots. The lots range in size between 1205m² and 1707m². All lots will have frontage to road lots, though it is noted that Lot 8 does not front a constructed road and instead relies on the construction of an extended driveway in the road reservation. Lots 1 and 2 are proposed to be accessed via the Morgan Street end of Jacombe Street and cannot be accessed from the Parramore Street end, as there is a waterway bisecting the road. All other lots are proposed to be accessed via the Parramore Street end of Jacombe Street, Parramore Street and Schaw Street.

4. PLANNING ASSESSMENT

4.1. Planning Policy Framework [Section 2]

The relevant elements of the Planning Policy Framework are contained in Section 2.2.3 (a) (ii) – Residential Land Use. In particular, the Strategies include:

- “• *Promote good urban design for new residential areas, ensuring:*
 - *Higher densities can be supported where the character and amenity of the neighbourhood is not prejudiced and where the capacity of existing infrastructure allows.*
 - *Protection of areas and buildings of recognised State and local historical and cultural significance”.*

Reference to these principles is also contained in the discussion below.

4.2. General Decision Requirements [Section 3.3.1]

The relevant General Decision Requirements of this part are:

- “(a) *General Requirements:*
 - (iv) *The Purposes of the Zone.*
 - (v) *The Specific Decision Requirements of the Zone, Overlay or Specific Provision.*
 - (vii) *Any representation made in accordance with Section 43F(5) or Section 57(5) of the Act.*
- (d) *Design suitability requirements:*
 - (i) *The size and shape of the parcel of land and whether it is subject to potential hazards.*
- (f) *Subdivision requirements:*
 - (i) *The suitability of the land for subdivision.*
 - (ii) *The existing use and potential for future development of the land and its surrounds.*
 - (iii) *The subdivision pattern having regard to the physical characteristics of the land including existing vegetation, natural drainage paths and significant stormwater catchment areas.*
 - (iv) *The density of the proposed development.*
 - (v) *The size and shape of each lot in the subdivision.*
 - (vi) *The layout of roads having regard to their function and relationship to existing roads.*
 - (vii) *The movement of pedestrians and vehicles throughout the subdivision and the ease of access to all lots.*
 - (xi) *The availability and provision of utility services”.*

The proposed subdivision is for an existing Residential zoned parcel of land. The land has sufficient frontage available that the result will be a single internal lot, with the balance of the lots having ample frontages, if not entirely regular shapes. However, as the lot shapes are in response to the topography of the land, as well as existing Council stormwater infrastructure, the lot shapes are considered acceptable.

Reference to the above principles is also contained in the discussion below.

4.3. Residential Zone

The purpose of the Residential zone is to provide for a variety of accommodation types to meet the needs of all households.

Section 6.1 provides Use and Development Standards for subdivision in the Residential zone. Assessment of the proposal indicates that the development complies with all relevant standards as summarised in the table below.

	Required	Proposed	Comments
Lot size	400m ² 1200m ² (Richmond Village Overlay)	lots range in size from 1205m ² to 1707m ²	complies
Dimensions of lots	minimum 3.6m frontage lots greater than 550m ² to contain an 18m diameter circle clear of easements, the front setback and any title restrictions	each lot provides a minimum frontage between 6.1m and 54.9m all lots are able to contain the requisite circle clear of the front setback and title restrictions	complies
Services	all lots must be connected to reticulated water and sewerage services, or capable of providing on-site water supply and wastewater system	TasWater has provided conditions, requiring that the lots be provided with a water and sewer connection	complies

In summary, the proposal complies with the Use and Development Standards for the zone. The following Specific Decision Requirements under Clause 6.1.5 are relevant for consideration.

“(e) Lot sizes should be varied to suit differing levels of residential, service and recreational needs”.

The proposed residential lots range in size from 1205m² to 1707m² in area and are a variety of shapes, suitable for a variety of residential and service needs.

“(f) Street construction and design is to provide safe and convenient movement for traffic and pedestrians”.

The proposal provides for access to the lots from the existing street network.

Jacombe Street is bisected by a waterway, which results in Lots 1 and 2 being accessed via the Morgan Street End of Jacombe Street. The junction is a very steep, narrow, gravel pavement with deficient sight distance. The junction currently serves just 2 dwellings and therefore, upgrade works have not received priority to date. This access relies on the junction of Morgan and Jacombe Streets, which does not satisfy Council standards for roads. As such, this junction will require upgrade works to make it safe to service the additional lots and a suitable condition (Condition 12 is recommended).

All other lots are accessed from the Parramore Street end, which is satisfactory and does not require any upgrade works.

“(u) Subdivision should ensure that based on a 1 in 100 year event natural drainage paths and significant stormwater catchment areas are protected from inappropriate development. This relates to development within drainage lines which may impede, restrict or adversely affect natural drainage flows”.

A report was provided in accordance with Clause 3.2.1(e) of the Scheme identifying the engineering measures necessary to ensure that the natural drainage of the catchment is not compromised by the proposal. Council engineers have reviewed the report and are satisfied that the proposed works adequately protect the catchment based on a 1 in 100 year event.

4.4. Richmond Village Overlay

The purpose of the Richmond Village Overlay is to retain and enhance the historic integrity of groups of buildings and the streetscapes.

The overlay requires a minimum 1200m² lot size. The smallest proposed lot is 1205m² and therefore complies with the provisions of the overlay.

The application was reviewed by Council’s Heritage Advisor, who has no concerns for the heritage values of the site resulting from the proposed subdivision.

4.5. Public Open Space

The primary purpose of Council's Public Open Space Policy (2013) is to ensure the delivery of adequate and appropriate Public Open Space (POS) to serve the needs of the existing and future population in Clarence.

The policy is used to assist Council to exercise its discretion and provide a framework to deliver a consistent approach to the consideration of POS, or alternatively the payment of cash-in-lieu of it.

Clarence has developed a comprehensive suite of strategies that either deliver or rely on POS related outcomes including but not limited to:

- Clarence Tracks and Trails Strategy 2012;
- Positive Ageing Plan 2012-2016;
- Clarence Coast and Bushland Strategy (August 2011);
- Community Health and Wellbeing Plan 2013-2018; and
- Draft Sport and Active Recreation Strategy.

Together these strategies assist Council to deliver a range of active and passive recreational opportunities at both local and regional level.

The subdivision plan proposes to provide no public open space to Council. In accordance with Council's POS Policy it is considered appropriate to require a cash contribution for 5% of the value of the created lots (Lots 2 - 6 and 8). This should be conditioned as part of the permit.

The requiring a cash contribution for 5% of the value of the land will reflect the likely increase demand that future development will place on Council's POS local and regional network and associated facilities through the creation of the three additional lots.

4.6. External Referrals

The proposal was referred to TasWater, who have provided conditions to be added to a permit, should one be granted.

The proposal was also referred to the Tasmania Heritage Council, who have provided conditions to be added to a permit, should one be granted (refer Attached).

5. REPRESENTATION ISSUES

The proposal was advertised in accordance with statutory requirements and 3 representations were received, 1 of which was signed by multiple residents, but was not lodged or considered to be a petition. The following issues were raised by the representors:

5.1. Density of Development

Several representors were concerned that the increase in density of development facilitated by this subdivision will be inappropriate and inconsistent with the surrounding properties.

- **Comment**

The property is zoned residential and has been since the Richmond Planning Scheme 1993 was in effect. This zoning has always provided for a density at least commensurate to that proposed. Further, the average size of the surrounding lots is similar to that proposed in this application. As such, it is considered the proposed is in keeping with the surrounding residential area.

5.2. Stormwater Management

Several representors are concerned that the site is the subject of inundation during storm events. They are concerned that this will be exacerbated, or dispersed onto adjoining properties in future storm events should the lots be developed with significant portions of impermeable surface.

Representors are also concerned that they believe the infrastructure (open drain) recently installed by Council through the property is not yet complete. They are concerned that it terminates at a fence line and has not been tested to determine whether it has capacity for significant storm events and whether it will flow as intended should the fence trap debris.

- **Comment**

In recent years significant works have been undertaken in the design and implementation of the new open drain that runs through the application site associated with upstream capacity improvements required for the new Wellington Street culvert improvements. The design of this drain ensured sufficient capacity for both the existing and the potential future development of the lot. As such, there is no issue with the drain's capacity to adequately accommodate the future stormwater flows from the proposed subdivision.

Also, the applicant has provided a hydrological report confirming the appropriateness and capacity of the open drain and the minor amounts of fill required to provide habitable areas on the created lots. Council Engineers have reviewed and confirmed that the report is correct.

5.3. Sewerage Management

Representors are concerned that there have been problems with the sewer not flowing properly in the area in the past and that the increase in the number of dwellings utilising the system will compound this issue and result in more blockages and failures of the TasWater system.

- **Comment**

This is an issue for TasWater. However, it is noted that TasWater have provided conditions to be added to any approval. As such, it is reasonable to assume that TasWater are confident that their existing service is capable of absorbing the additional loading that the proposed new residential lots will generate. As TasWater have not requested that Council refuse the proposal on this ground, it should not be a matter for consideration when determining the proposal.

5.4. Historic Village Atmosphere

Several representors have indicated that they believe the density of the lots proposed is not consistent with the historic village atmosphere of the Richmond Township. They believe that the lot sizes are too small and are therefore inconsistent with the surrounds.

- **Comment**

The application site is surrounded by residential lots consistent with those proposed in this application. As such, the proposed lot size will not compromise the historic village atmosphere.

Heritage Tasmania has assessed the heritage value of the site and has determined that the values inherent in the listing are related to the original cottage and not to the land itself.

This is based on the fact that the original land grant has already been compromised through earlier subdivision creating 2 lots on the corner of Parramore and Jacombe Streets. Accordingly, there is no heritage value in preserving this already fragmented lot.

As such, the proposal is not considered to compromise the heritage values of the site or the broader Richmond Village.

5.5. Privacy and Amenity

One representor is concerned that the increased density provided for by this subdivision will result in a loss of privacy and therefore, amenity to the adjacent properties. They have stated that the outcome is not appropriate and should not be supported.

- **Comment**

As discussed above, the density of lots proposed is consistent with Scheme provisions. Accordingly, the nature of the development of the lots and the impact on surrounding dwellings is more appropriately assessed at the time application is made for future dwellings. This should not influence the determination of this subdivision application.

6. STATE POLICIES AND ACT OBJECTIVES

6.1. The proposal is consistent with the outcomes of the State Policies, including those of the State Coastal Policy.

6.2. The proposal is consistent with the objectives of Schedule 1 of LUPAA.

7. COUNCIL STRATEGIC PLAN/POLICY IMPLICATIONS

There are no inconsistencies with Council's adopted Strategic Plan 2010-2015 or any other relevant Council Policy.

Developer contributions are required to comply with Council's Public Open Space Policy.

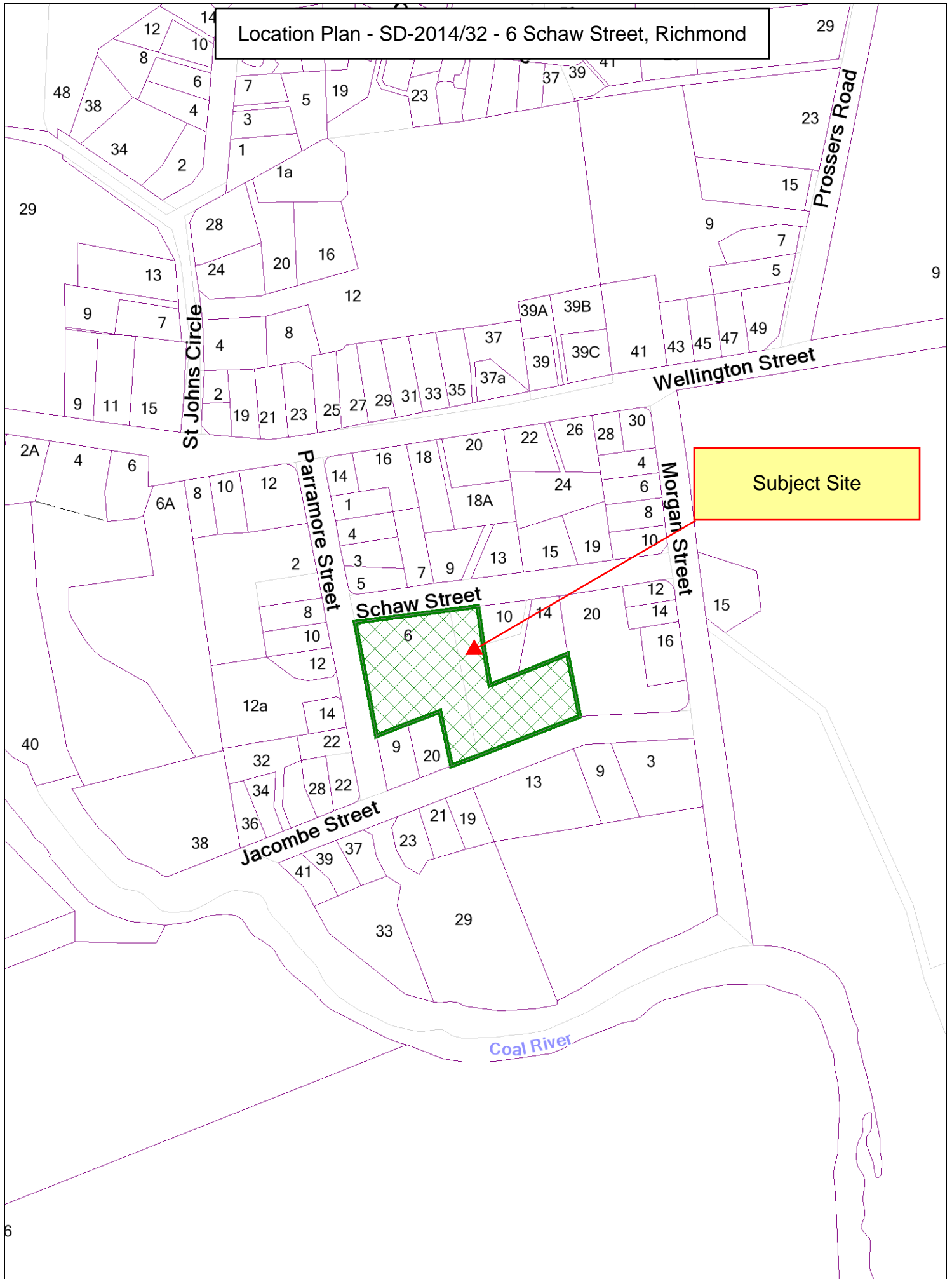
8. CONCLUSION

The proposal is for a 6 lot (plus 2 balance lots) subdivision and boundary adjustment. The proposal meets the Use and Development Standards of the relevant zone and overlay and as such is recommended for conditional approval.

Attachments: 1. Location Plan (1)
2. Proposal Plan (2)
3. Site Photo (1)
4. THC Notice of Approval (2)

Ross Lovell
MANAGER CITY PLANNING

Location Plan - SD-2014/32 - 6 Schaw Street, Richmond



Printed: Wednesday, 22 July 2015 Scale: 1:3,482 @A4



UNIT 1, 2 K
CAMBRIDGE PARK 7770
PHONE: (03)6248 5898
MOBILE: 0418 120 796
EMAIL: admin@rbsurveyors.com

Attachment 2

has been prepared only for the purpose
of obtaining preliminary subdivisional approval from
the local authority and is subject to that approval

All measurements and areas are subject to the
final survey

OWNER PERCY SHAW

TITLE REFERENCE C.T.45068/6 & 45361/7

PROPOSED EASEMENTS AS REQUIRED

LOCATION SHAW & JACOMBE STREET
RICHMOND

GRANTEE SEE TITLE

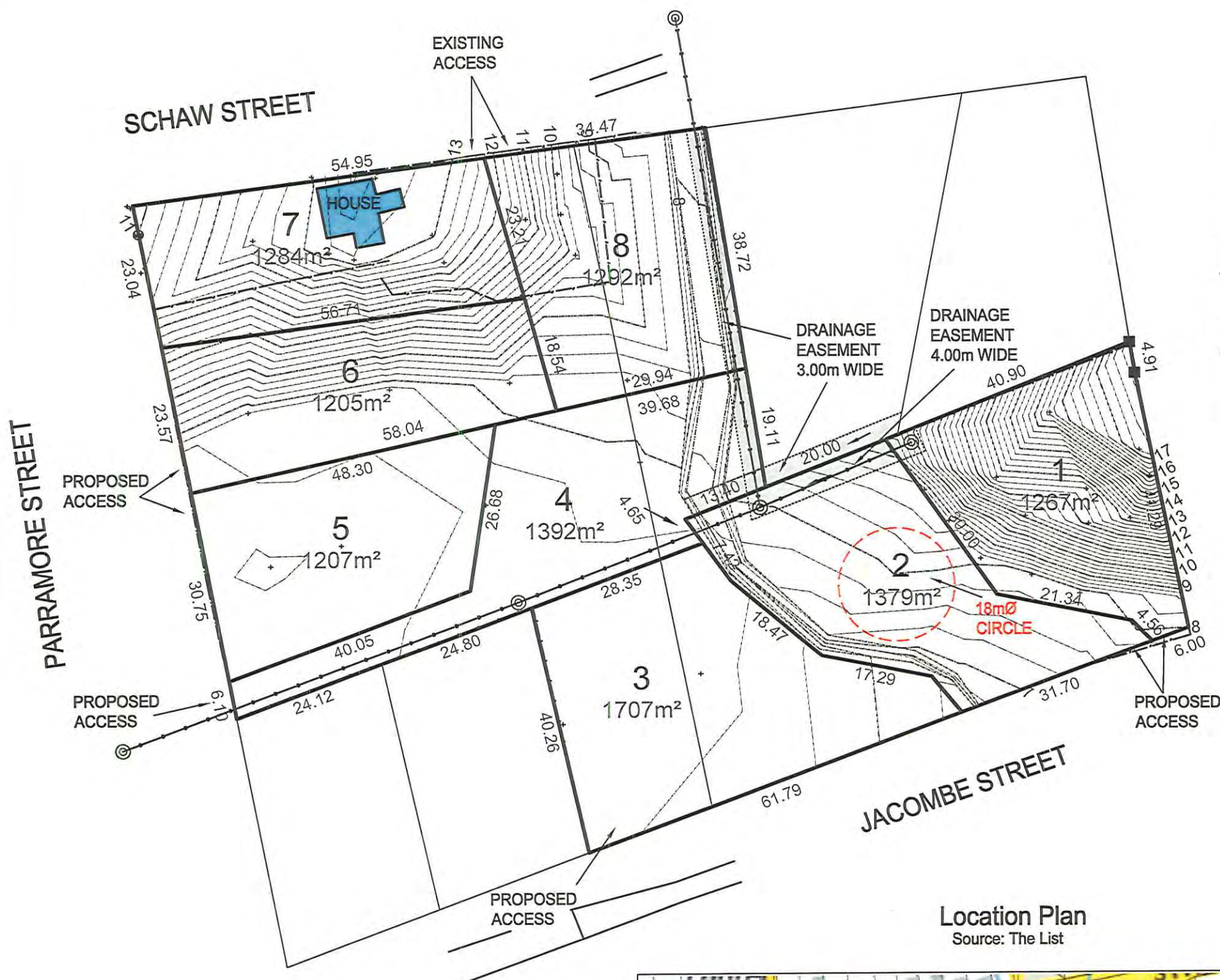
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DATE 12-08-2014

MUNICIPALITY CLARENCE

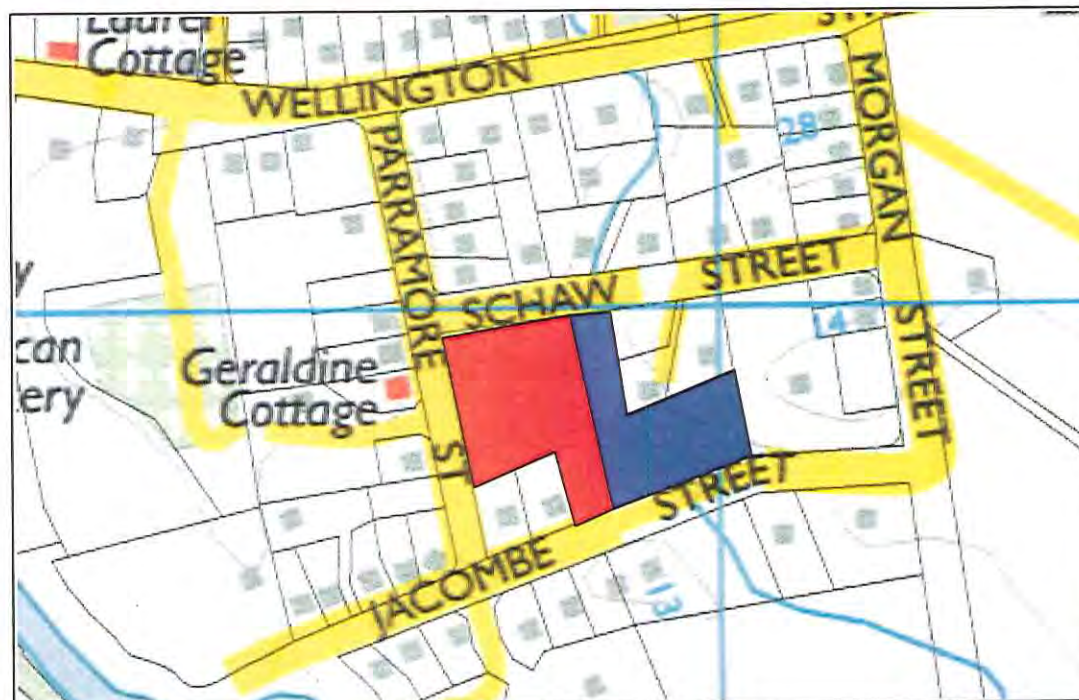
SHAWP01
REF. NO. 846202

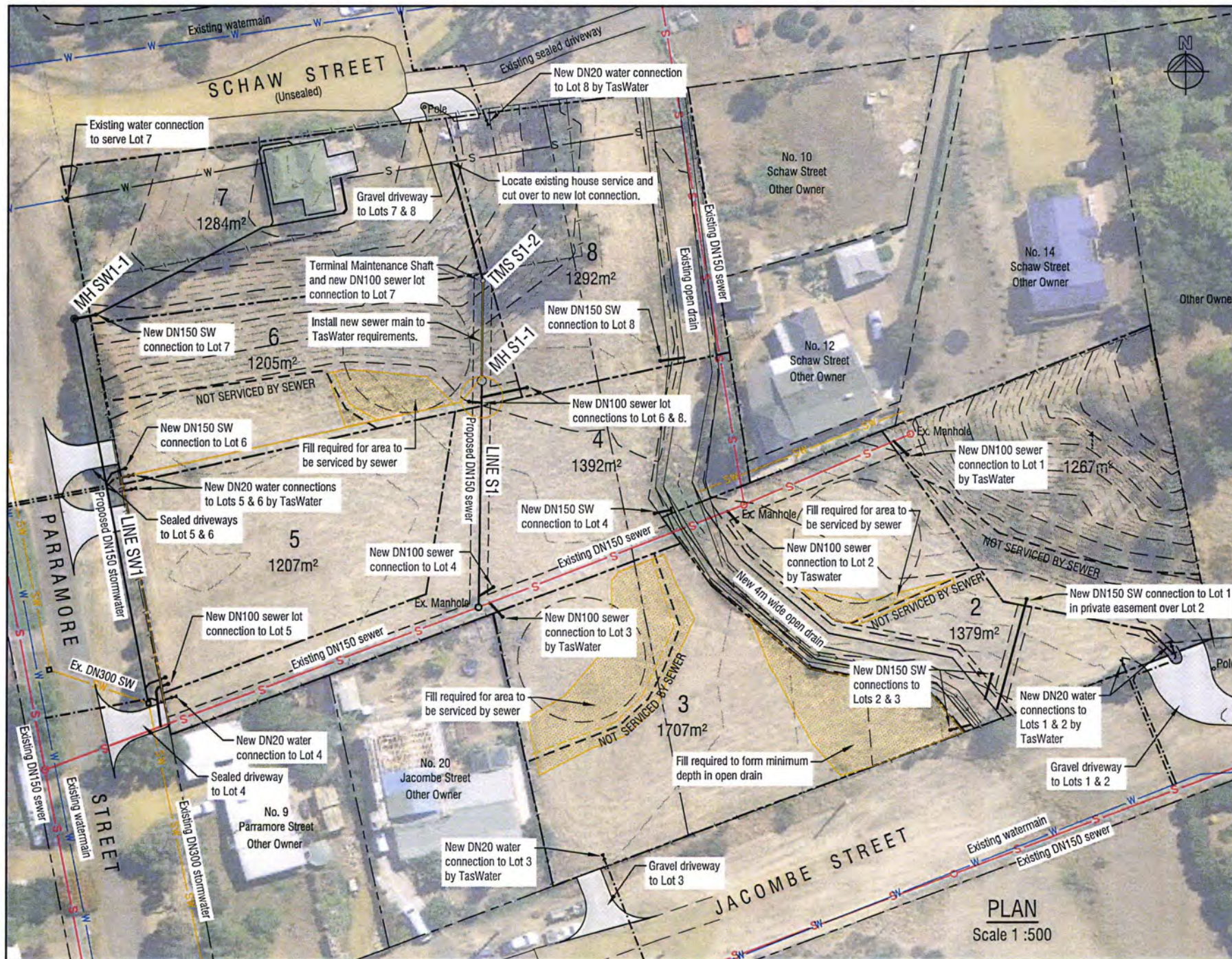
PROPOSED SUBDIVISION



STAGING INFORMATION

STAGE 1: LOTS 1, 2 & 3
STAGE 2: LOTS 4 & 5
STAGE 3: LOTS 6, 7 & 8





PLAN
Scale 1 : 500

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<p>Henry Carr design • Consulting ABN 91 115 998 724 ACN 115 998 724 Unit 1 / 2 Kennedy Drive Cambridge 7170 TAS Ph (03) 6248 5195</p>	
<p>Building Practitioner Accreditation No.: CC2703F</p>	
<p>PROJECT ENGINEERING DESIGN Proposed Subdivision For P. Shaw at 6 Schaw Street Richmond</p>	
<p>Services Concept Plan</p>	
<p>SCALE 1 : 500</p>	
DRAWN LRC	CHECKED
<p>DATE: May 2015</p>	
DRG NO. 214125-C1	REV
SHEET 1 OF 2	A3

Attachment 3

6 Schaw Street, RICHMOND



Site viewed from Parramore Street



Site viewed from Jacombe Street

Attachment 4

Tasmanian Heritage Council

Tasmanian Heritage Council
GPO Box 618 Hobart Tasmania 7000
103 Macquarie St, Hobart Tasmania 7000
Tel: 1300 850 332
Fax: [03] 6233 3186
enquiries@heritage.tas.gov.au
www.heritage.tas.gov.au

PLANNING APPN REF: SD-2014/32
THC APPLICATION NO: 4802
PLACE ID: 10322
THC FILE: 10-65-52THC
APPLICANT: Rogerson & Birch Surveyors
DATE OF DECISION: 22 July 2015

NOTICE OF HERITAGE DECISION

(Historic Cultural Heritage Act 1995)

The Place: 8 Schaw Street, Richmond.
Proposed Works: Subdivision.

Under section 39(6)(b) of the *Historic Cultural Heritage Act 1995* (the Act), the Heritage Council gives notice that it consents to the discretionary permit being granted in accordance with Development Application SD-2014/32, received by the Clarence City Council on 3/06/2015 subject to the following condition:

- 1. This approval is for the subdivision of land, and connection of services as identified in the submitted Services Concept Plan, dated May 2015 by Henry Carr Design Consulting.**
- 2. This approval does not include the construction of driveways, fences or buildings within the areas affected by the subdivision.**

Reason for conditions 1 & 2

To clarify the scope of this approval.

Advice

The applicant should note that all of the areas affected by the subdivision will remain entered in the Tasmanian Heritage Register as part of the original entry for the site, and that works to the new lots shall require approval of the Tasmanian Heritage Council pursuant to Part 6 of the *Historic Cultural Heritage Act 1995*.

Please ensure the details of this notice, including condition and advice, are included in any permit issued, and forward a copy of the permit or decision of refusal to the Heritage Council for our records.

Please contact Ian Boersma on 6777 2073 or 1300 850 332 if you require clarification of any matters contained in this notice.

A handwritten signature in black ink, appearing to read 'Pete Smith', with a stylized, cursive script.

Pete Smith

Director – Heritage Tasmania

Under delegation of the Tasmanian Heritage Council

11.3.4 SUBDIVISION APPLICATION SD-2015/1 - 4 RINGWOOD ROAD, LAUDERDALE - 4 LOT SUBDIVISION AND FILL
(File No SD-2015/1)**EXECUTIVE SUMMARY****PURPOSE**

The purpose of this report is to consider the application made for a 4 lot subdivision and fill at 4 Ringwood Road, Lauderdale.

RELATION TO PLANNING PROVISIONS

The land is zoned Residential and Rural Residential and subject to the Inundation Overlay under the Clarence Planning Scheme 2007 (the Scheme). In accordance with the Scheme the proposal is a Discretionary development.

LEGISLATIVE REQUIREMENTS

The report on this item details the basis and reasons for the recommendation. Any alternative decision by Council will require a full statement of reasons in order to maintain the integrity of the Planning approval process and to comply with the requirements of the Judicial Review Act and the Local Government (Meeting Procedures) Regulations 2015.

Council is required to exercise a discretion within the statutory 42 day period which has been extended to 5 August 2015 with the written agreement of the applicant.

CONSULTATION

The proposal was advertised in accordance with statutory requirements and 1 representation was received raising the following issues:

- drainage; and
- future development of Lot 1.

RECOMMENDATION:

A. That the application for a 4 lot subdivision and fill at 4 Ringwood Road, Lauderdale (Cl Ref SD-2015/1) be approved subject to the following conditions and advice.

1. GEN AP1 – ENDORSED PLANS.
2. GEN AP2 - STAGING [• Stage 1 – Lots 1, 2 and 3; • Stage 2 – Lots 4 and 5.]
3. The boundaries of Lots 2, 3, 4 and 5 must not exceed the extent of the Residential zone.
4. The proposed land fill must be undertaken in accordance with the endorsed filling plan and must not exceed a height of 3.35m AHD. The applicant is to provide a written certification, from a registered land surveyor, that the land fill level does not exceed this height.
5. GEN POS4 – POS CONTRIBUTION [5%] [Lots 2, 3, 4 and 5].

6. ENG A1 – NEW CROSSOVER [TSD R-03 and TSD R-04] Replace “3.0m wide” with “3.6m wide”.
 7. ENG A3 – COMBINED ACCESSES [TSD R-03 and TSD R-04].
 8. ENG M2 – DESIGNS SD - Delete “road design (including line marking) and road stormwater drainage”.
 9. ENG M5 – EROSION CONTROL.
 10. ENG M7 – WEED MANAGEMENT PLAN.
 11. ENG M8 – EASEMENTS.
 12. ENG M9 – FILLING OF LAND.
 13. ENG S1 – INFRASTRUCTURE.
 14. ENG S2 – SERVICES.
 15. ENG S4 – STORMWATER CONNECTION.
 16. ENG S10 – UNDERGROUND SERVICES.
 17. ENG S12 – HEADWORKS SUBDIVISION [\$11,000] [4 additional lots].
 18. The development must meet all required Conditions of Approval specified by TasWater notice dated 23 June 2015 (TWDA 2015/00071-CCC).
- B. That the details and conclusions included in the Associated Report be recorded as the reasons for Council’s decision in respect of this matter.

ASSOCIATED REPORT

1. BACKGROUND

No relevant background.

2. STATUTORY IMPLICATIONS

- 2.1.** The land is zoned Residential and Rural Residential and covered by the Subject to Inundation Overlay under the Scheme.

2.2. The proposal is for subdivision and fill, which is Discretionary in the zones. Subdivision of land along a zone boundary is also Discretionary under Clauses 3.1.4 and 3.6.1 of the Scheme.

2.3. The relevant parts of the Planning Scheme are:

- Section 2 – Planning Policy Framework;
- Section 3.3 – General Provisions;
- Section 3.6 – Subdivision on Lots in more than 1 zone;
- Section 6 – Residential and Rural Residential zones; and
- Section 7 – Subject to Inundation Overlay.

2.4. Council's assessment of this proposal should also consider the issues raised in any representations received, the outcomes of the State Policies and the objectives of Schedule 1 of the Land Use Planning and Approvals Act, 1993 (LUPAA).

3. PROPOSAL IN DETAIL

3.1. The Site

The site has an area of 2.044ha and contains an existing Single Dwelling. The site has frontage and vehicle access to Ringwood Road and is located on the northern side of the intersection with Mannata Street. The frontage of the lot (approximately 40m in width) is zoned Residential. The rear of the lot containing the dwelling is zoned Rural Residential. An existing watercourse runs through the eastern corner of the lot.

The surrounding area contains a mixture of Residential and Rural Residential zoned land mostly occupied with Single Dwellings. The property on the opposing side of the intersection (86 Mannata Street) contains a retirement village.

3.2. The Proposal

The proposal is for a 4 lot subdivision plus the balance lot. The applicant also proposed to fill the site to raise the level of the land for future buildings as done on other lots in the area.

All lots would have direct frontage and access to Ringwood Road. Lots 2, 3 and 4 would share an access as separate accesses to the lots are not possible due to the location of an existing Armco barrier, which cannot be moved for road safety reasons.

Lots 2 – 5 would be rectangular in shape with areas of between 650m² and 975m². Lot 1 (balance lot) would have an area of 1.59ha and contain an existing Single Dwelling and outbuildings. Lot 1 would incorporate an access strip for the dwelling on the south-western corner of the site. Lot 1 would also retain a 20m wide corridor between Lots 4 and 5 to be set aside for a future road should the balance land one-day be rezoned and available for higher-density subdivision. The applicant has also demonstrated on the proposal plan how a round-about could be placed in future to create an intersection with Mannata Street, Ringwood Road and the future road. The application does not propose the development of a round-about or further subdivision or rezoning of the balance lot (Lot 1).

The applicant proposed to complete the subdivision in the following stages:

- Stage 1 – Lots 1 - 3; and
- Stage 2 – Lots 4 and 5.

The plan shows that the dwelling would be setback a minimum of 3m from the proposed boundary between Lot 1 and Lots 2 and 3.

It is proposed to fill the site between to a level of between 2.7m and 3.35m - Australian Height Datum (AHD) tapering towards the frontage of the site.

The lots would be filled and provided with stormwater connection points such that water run-off would be collected in Council's stormwater system (swale drains) in Ringwood Road. The applicant proposes to construct a culvert over the existing watercourse on Lots 4 and 5.

4. PLANNING ASSESSMENT

4.1. Planning Policy Framework [Section 2]

The relevant elements of the Planning Policy Framework are contained in Section 2.2.3(a)(ii) – Residential Land Use. In particular, the Objectives include:

- “• *To provide for a wide range of housing types to meet the changing housing needs of the community.*
- *To promote residential consolidation around activity centres and transport nodes to maximise accessibility to services and facilities, and the efficient use of infrastructure”.*

The Strategies include:

- “• *Promoting good urban design for new residential areas, ensuring:*
 - *Higher densities can be supported where the character and amenity of the neighbourhood is not prejudiced and where the capacity of existing infrastructure allows.*
 - *Ensure only appropriate forms of residential development in coastal areas that may be affected by climate change.*
 - *Implementation of the Lauderdale Structure Plan 2011”.*

The Lauderdale Structure Plan is a long term spatial plan for the use and development of Lauderdale, which among other things provides for the expansion of the residential area connecting South Arm Highway to Bayview Road; to co-ordinate development with the supply and connection of reticulated services; and to improve movement systems including public transport, bicycles and pedestrian access.

This proposal is consistent with the Lauderdale Structure Plan as it provides for residential development along Mannata Street. Reference to these principles is also contained in the discussion below.

4.2. General Decision Requirements [Section 3.3.1]

The relevant General Decision Requirements of this part are:

- “(a) *General requirements:*
 - (v) *The Specific Decision Requirements of the Zone, Overlay or Specific Provision.*
 - (vii) *Any representation made in accordance with Section 43F(5) or Section 57(5) of the Act.*
- (d) *Design suitability requirements:*
 - (i) *The size and shape of the parcel of land and whether it is subject to potential hazards.*
- (e) *Environmental requirements:*
 - (ix) *The impacts from and need to control drainage and erosion.*
- (f) *Subdivision requirements:*
 - (i) *The suitability of the land for subdivision.*
 - (ii) *The existing use and potential for future development of the land and its surrounds.*
 - (iii) *The subdivision pattern having regard to the physical characteristics of the land including existing vegetation, natural drainage paths and significant stormwater catchment areas.*
 - (iv) *The density of the proposed development.*
 - (v) *The size and shape of each lot in the subdivision.*
 - (vii) *The movement of pedestrians and vehicles throughout the subdivision and the ease of access to all lots.*
 - (ix) *The staging of the subdivision.*
 - (x) *The design and siting of existing and future buildings.*
 - (xi) *The availability and provision of utility services”.*

The proposal is consistent with the above requirements. Subdivision and development is within the physical capacity of the land. The lot sizes are compliant with the development standards of the zone. The lots would be able to accommodate a range of types and styles of buildings.

The necessary services can be provided to the development. The topography of the land is suitable for subdivision, while the applicant has demonstrated through preliminary engineering designs that the land can be adequately serviced and drained without unreasonably impacting surrounding properties.

Traffic engineering concerns regarding the location of vehicle accesses around the Ringwood Road/Mannata Street intersection were addressed through a traffic impact statement provided by the applicant.

4.3. Zone

As discussed, the frontage of the lot (approximately 40m in width) is zoned Residential, while the rear of the lot is zoned Rural Residential.

Lots 2 – 5 would be located within the Residential zone. Clause 6.1.3 provides use and development standards for the zone. The proposal has been assessed and the lots are compliant with all relevant standards, as summarised in Table 1 below.

Table 1: Assessment against the Use and Development Standards of the Residential Zone.

	Required	Provided	Comments
Lot Size	400m ²	650m ² to 975m ²	complies
Frontage	3.6m	17.04m – 26.76m	complies
Dimensions	lots greater than 550m ² must be able to contain a circle of 18m diameter clear of any easements or any other title restrictions	plan indicates compliance	complies

4.4. Specific Decision Requirements

Clause 6.1.5 provides the Specific Decision Requirements of the zone. The relevant requirements are addressed as follows.

“(e) Lot sizes should be varied to suit differing levels of residential, service and recreational needs”.

The development proposes varied lot sizes and shapes, which would provide opportunity for a range of Single and Multiple Dwelling development.

“(u) Subdivision should ensure that based on a 1 in 100 year event natural drainage paths and significant stormwater catchment areas are protected from inappropriate development. This relates to development within drainage lines which may impede, restrict or adversely affect natural drainage flows”.

The proposal includes plans and associated reports, which demonstrate how the lots would be serviced and how water would be drained from the site. It is considered that there are appropriate dwelling sites within the boundaries of each lot that could be developed. Council’s Development Engineer has assessed the proposal and is satisfied that stormwater could be disposed of appropriately, subject to the imposition of headworks charges, which would go towards future upgrades to the local stormwater system.

4.5. Rural Residential Zone

Clause 3.6.1 of the Scheme provides that land may be subdivided along the zone boundaries; however, any sub-minimal lot so created may not be the subject of residential development. As discussed below, the subdivision may be considered without precluding residential development of the balance lot as Clause 6.3.3(b)(i) specifically provides for this on sub-minimal Rural Residential lots, which abut Ringwood Road and Mannata Street and are identified in the Lauderdale Structure Plan, as is the case in this instance.

Clause 6.3.3 provides Use and Development Standards for subdivision in a Rural Residential zone. Assessment of the proposal indicates that the development complies with all relevant standards as summarised in the table below.

	Required	Proposed	Comments
Lot size	The minimum lot size of 2ha is overridden by Clause 3.1.6 which permits subdivision along a zone boundary. Clause 6.3.3(b) provides that sub-minimal lots abutting Ringwood Road and identified on the Structure Plan may be developed for residential purposes.	1.59ha.	complies
Dimensions of lots	All lots, including the balance, must have a minimum frontage of 6m	The balance lot (Lot 1) has a minimum frontage of 25.5m.	complies

As demonstrated in the above table, the proposal complies with the Use and Development Standards and the relevant Specific Decision Requirements for the zone.

4.6. Boundary Setback Compliance

The existing dwelling would have a setback of 3m from the proposed boundary between Lot 1 and Lots 2 and 3. A small part of the dwelling would be partly located within the Residential zone [setback to be assessed under Planning Directive 4 – Standards for Single Dwellings in a Residential zone (PD4)] and Rural Residential zone [setback to be assessed under Clause 6.3.3(g)] as shown in the attachments.

The proposed setback complies with the building envelope standard of PD4, which states that internal lots must have a minimum setback from a side boundary of 3m. Clause 6.3.3(g) states that a variation to the 10m side boundary setback requirement may be granted where a lot is less than 2ha.

The proposed setback variation is consistent with the relevant Specific Decision Requirements of the Rural Residential zone and is recommended for approval especially as the proposal is compliant with the Residential zone standards which would apply to buildings on Lots 2 and 3.

4.7. Subject to Inundation Overlay

The purpose of the Subject to Inundation Overlay is to promote sustainable catchment management practices and preclude development that would affect flood flow or be affected by flood.

The site is predominately within the SI(2050) mapping of the Lauderdale: Ralphs Bay area, with a portion along the north-western side boundary within the SI(2100) area. Subdivision is not development which is exempt from the permit requirements of the Overlay. An engineer's report was provided addressing the relevant Specific Decision Requirements under Clause 7.2.5 of the Overlay, which are as follows.

“(a) Mitigation measures should be sufficient to ensure habitable buildings will be protected from flooding, and in the case of coastal flooding, will be able to adapt as sea levels rise”.

The permitted minimum finished floor level for the habitable rooms of new dwellings under the Overlay is 3.2m AHD. The applicant proposes to fill Lots 2, 3, 4 and 5 to a maximum ground level of 3.35m AHD tapering to a minimum ground level of 2.7m AHD. This would enable any future dwelling development of the created lots to achieve the minimum finished floor levels for the area with minimal site works or building elevation, thus ensuring that they would be adequately protected from flooding and capable of adapting to sea level rise.

“(b) Any mitigation measures should also protect any protected environmental values and use of the coast, water body or catchment”.

The proposed mitigation measures (filling and drainage works) would ensure water run-off is directed to the existing Council stormwater system, therefore ensuring that protected environmental values would not be unreasonably impacted.

“(c) Any land fill must not adversely affect flood flow over any other property through displacement of overland flows; the rate of stormwater discharge from the property must not increase; and stormwater quality must not be reduced from the pre-development levels”.

The engineers report identifies it would be appropriate to fill Lots 2, 3, 4 and 5, increasing the surface level by up to 1.35m above that which currently exists. A permit condition should require any landfill to be undertaken in accordance with the endorsed plans and to be completed prior to the sealing of the final survey plans, with written confirmation of the levels from a registered surveyor. Overland flows have been considered and addressed in the preliminary engineering designs.

Water run-off would be directed to Council’s stormwater system (swale drains) in Ringwood Road. The drainage in Ringwood Road would need to be upgraded, either by the developer as part of the development, or by Council using the headworks contribution. The culvert on Lots 4 and 5, which would be constructed by the developer would ensure that the existing watercourse is appropriately drained and has adequate capacity.

“(e) All development within the areas shown as SI(S2050) and SI(S2100) where a discretionary development application is required must demonstrate the following:

(i) Any habitable areas of a dwelling or non-residential development will not be subject to inundation whether achieved by the elevation of the floor levels, form of construction, ability of the building to be raised as sea levels rise over a period or other substantiated means”.

The application is for subdivision to create 4 vacant residential lots. Any subsequent proposal for dwellings or non-residential developments on those lots would require a separate development application demonstrating that habitable areas are designed to comply with the overlay requirements for floor levels.

“(iv) That access to the site or development will not cause an unreasonable risk to the life of the users of the site or damage to property”.

Access points to all lots would be from Ringwood Road and would not cause unreasonable risk to the life of users of the site or damage to property.

In summary, the application satisfies all requirements of the overlay.

4.8. External Referrals

The proposal was referred to TasWater, which has provided a number of conditions to be included on the planning permit if granted.

5. OTHER ISSUES

5.1. Bushfire Management

The applicant has submitted advice from an accredited person that a bushfire management plan is not required for the development.

5.2. Lauderdale Structure Plan Footpath Requirements

The Lauderdale Structure Plan indicates a desire for a shared pedestrian/cycle path along Mannata Street/Ringwood Road. Council’s Recreational Planning Officer has indicated a preference that the footpath be upgraded from the existing narrow bitumen footpath to a 2m wide concrete footpath in the road reserve adjacent to the frontage boundary of the site. It is not recommended that the developer be required to provide a new footpath as this has not been required of other subdividers in Mannata Street/Ringwood Road.

It is noted that the recent planning permit issued for subdivision of 26 Mannata Street included a condition requiring a footpath; however, the condition was overturned on appeal to the Resource Management and Planning Appeal Tribunal.

6. REPRESENTATION ISSUES

The proposal was advertised in accordance with statutory requirements and 1 representation was received. The following issues were raised by the representor.

6.1. Drainage

The representor is concerned that filling of the lots would displace water onto adjacent properties, which currently pools on the subject lot periodically. The representor is also concerned that the existing stormwater system in Ringwood Road would not cope with the drainage from the development.

- **Comment**

As discussed, the site would be drained to Council's stormwater system (swale drains) in Ringwood Road and would not displace water onto adjoining properties. Council's Development Engineer has advised that Council is aware of the limited capacity of the drainage system in Ringwood; however, the current system has sufficient capacity to cater for the proposed development, which would not substantially increase stormwater run-off within the catchment.

6.2. Future Development of Lot 1

The representor has stated that they are opposed to future development or rezoning of Lot 1 (balance lot).

- **Comment**

The application does not propose rezoning of the subject lot, which would need to form a separate request to Council for a planning scheme amendment. Any future development of the balance lot would need to demonstrate compliance with the Scheme.

7. STATE POLICIES AND ACT OBJECTIVES

- 7.1.** The proposal is consistent with the outcomes of the State Policies, including those of the State Coastal Policy.
- 7.2.** The proposal is consistent with the objectives of Schedule 1 of LUPAA.

8. COUNCIL STRATEGIC PLAN/POLICY IMPLICATIONS

There are no inconsistencies with Council's adopted Strategic Plan 2010-2015 or any other relevant Council Policy.

8.1. Public Open Space

The primary purpose of Council's Public Open Space Policy (2013) is to ensure the delivery of adequate and appropriate Public Open Space (POS) to serve the needs of the existing and future population of Clarence. The Policy is used to assist Council to exercise its discretion and provide a framework to deliver a consistent approach to the consideration of POS, or alternatively the payment of cash-in-lieu of it.

Clarence has developed a comprehensive suite of strategies that either deliver or rely on POS related outcomes including but not limited to:

- Clarence Tracks and Trails Strategy 2012;
- Positive Ageing Plan 2012-2016;
- Clarence Coast and Bushland Strategy (August 2011);
- Community Health and Wellbeing Plan 2013-2018; and
- Draft Sport and Active Recreation Strategy

Together these strategies assist Council to deliver a range of active and passive recreational opportunities at both local and regional level.

The subject site is zoned Residential and would be afforded a high level of access to both local and regional recreational opportunities. The site would benefit from its proximity to Council's POS network and associated facilities and on this basis ought to contribute to it.

No POS land is proposed to be provided to Council as part of this application and nor is it considered desirable to require it on this occasion. In this instance there are no discounting factors that ought to be taken into account that would warrant a reduction of the maximum POS contribution.

While Section 117 of the Local Government (Building and Miscellaneous Provisions) Act 1993 provides for a maximum of up to 5% of the value the entire site to be taken as cash-in-lieu of POS, should a permit be granted for the subdivision, it would be considered appropriate to limit the contribution only to the additional lots created (Lots 2, 3, 4 and 5), representing the increased demand for POS generated by the proposal and not the entire subject site.

9. CONCLUSION

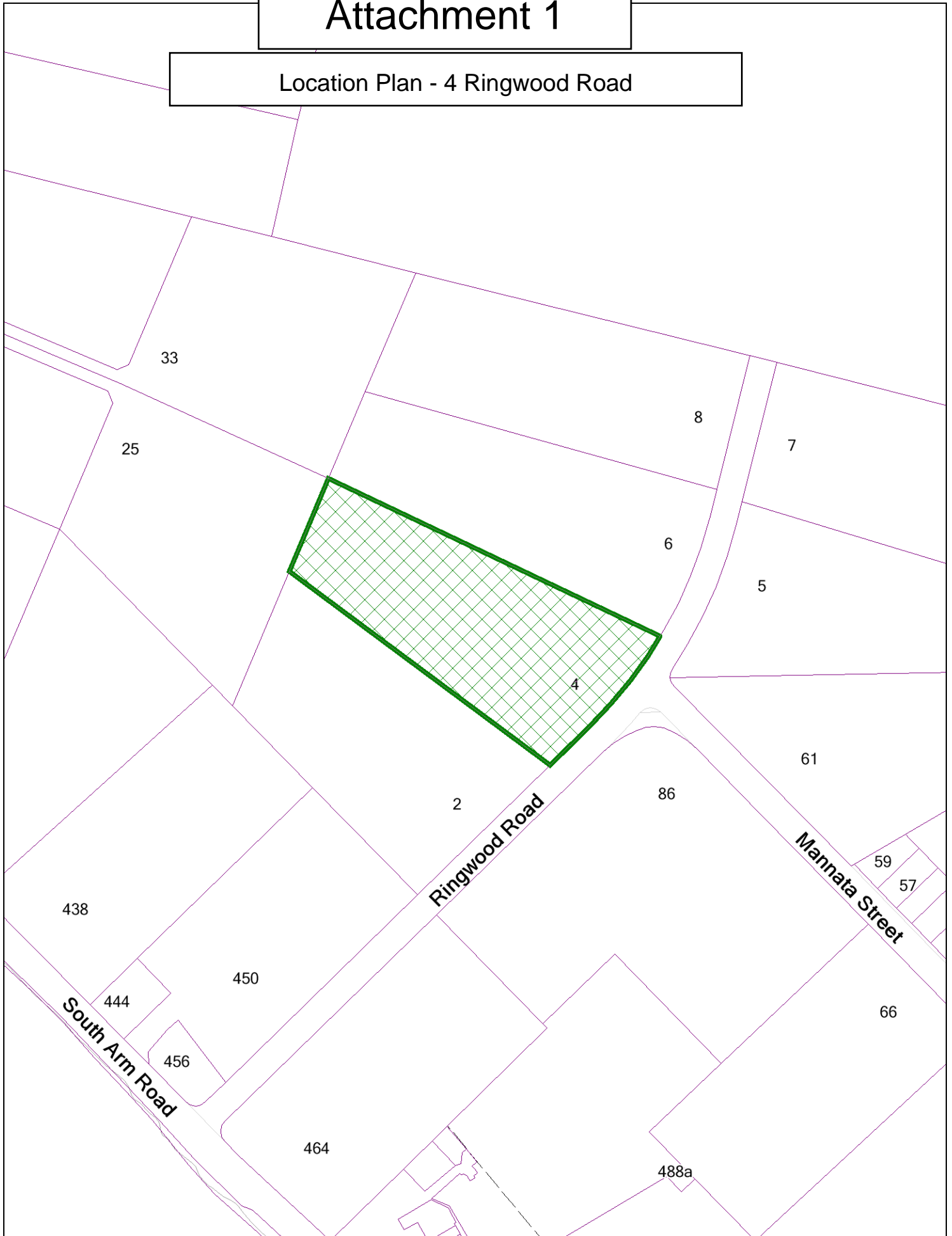
The proposal seeks approval for a 4 lot plus balance subdivision at 4 Ringwood Road, Lauderdale. The proposal is consistent with the Use and Development standards and Specific Decision Requirements of the Residential and Rural Residential zones and the Subject to Inundation Overlay and is recommended for approval subject to conditions.

Attachments: 1. Location Plan (1)
2. Proposal Plan (3)
3. Site Photo (2)
4. Plan Showing Location of Dwelling and Zoning (1)

Ross Lovell
MANAGER CITY PLANNING

Attachment 1

Location Plan - 4 Ringwood Road



Disclaimer: This map is a representation of the information currently held by Clarence City Council. While every effort has been made to ensure the accuracy of the product, Clarence City Council accepts no responsibility for any errors or omissions. Any feedback on omissions or errors would be appreciated. Copying or reproduction, without written consent is prohibited. **Date:** Wednesday, 22 July 2015 **Scale:** 1:3,185 @A4

Attachment 2



LEGEND :

	SITE BOUNDARIES
	CLARENCE CITY COUNCIL RESIDENTIAL REZONING
	NEW RETAINING WALLS
	TOP OF BANK
	BOTTOM OF BANK
	EDGE OF BITUMEN

NEW SERVICE LEGEND

	SRM	NEW PRESSURE SEWER
	WH	NEW WATER SUPPLY
		NEW STORMWATER PIPE
		NEW SEWER PIPE
	SW	SW LOT CONNECTION TO TSD-SW25-V1 (DN150) DISCHARGING TO SWALE WITH CONCRETE HEADWALL
	SRM LC	SEWER LOT CONNECTION BOUNDARY KIT DETAILS TO SW DRG No. PSS-1102-SW SH1 SUPPLY EX TAS WATER AT DEVELOPERS COST
	WH LC	WATER LOT CONNECTION DN20 - DETAILS TO TW-SD W20 WITHOUT METER

EXISTING SERVICES

	W	EXISTING OR FUTURE WATER SUPPLY
	S	EXISTING OR FUTURE SEWER SERVICE
	SW	EXISTING OR FUTURE STORMWATER SERVICE

STORMWATER NOTES:

1. CONNECTIONS TO LIVE COUNCIL MAINS TO BE CARRIED OUT BY COUNCIL AT DEVELOPER'S COST.
2. ALL SW LOT CONNECTIONS SHALL BE 150 DIAMETER EX DN150 PVC PIPE WITH DN150 RISER AND SCREW CAP PAINTED GREEN TO SURFACE AND COVERED WITH PVC INSPECTION BOXES.
3. ALL SW DRAIN AND SERVICES TRENCH CONSTRUCTION SHALL COMPLY WITH THE LGAT STANDARD DRG TSD G01.

SEWER NOTES

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL TIE IN LEVELS BEFORE WORK COMMENCES.
2. THE CONSTRUCTION OF THE PRESSURE SEWER MAIN MUST INCLUDE THE LATERAL PIPES AND THE PROPERTY BOUNDARY KITS FOR 5 LOTS ONLY.
3. PROVIDE AND INSTALL SEWER SIGNS AND MARKER POSTS AS DETAILED ON TASWATER DRG No.PSS-1104-SW.
4. ALL SEWER PRESSURE PIPE INSTALLATION, TRENCHING AND FITTINGS ARE TO BE INSTALLED IN ACCORDANCE WITH TASWATER DRG NoS. PSS-1103-SW, PSS-1105-SW AND PSS-1005-SW.
5. PIPE "TRENCH FILL" IN ALL TRAFFICABLE AREAS TO BE FULLY COMPACTED 20 MM FCR.
6. THE EXISTING FOOTPATH, SWALE DRAIN AND NATURE STRIP IT TO BE FULLY REINSTATED AT THE CONTRACTORS EXPENSE WHEREVER THE SURFACE IS DISTURBED BY THE CONTRACTOR'S WORKS.

WATER NOTES

1. NEW PROPERTY CONNECTIONS ACCORDANCE WITH TW-SD-W-20 TO BE DN20 - TYPICAL, 200mm DEEP WITH A WATER METER BOX, EXCLUDING WATER METER, JUST INSIDE THE PROPERTY BOUNDARY AT THE ROAD FRONTAGE.
2. ALL MODIFICATIONS AND ADDITIONS TO PROPERTY SERVICES WHICH CONNECT DIRECTLY ONTO TASWATER MAINS MUST BE CARRIED BY TASWATER AT THE DEVELOPER'S COST.

PLAN VIEW
SCALE 1:500

REFERENCE FILES ATTACHED:

DRAWING REVISION HISTORY				
No.	DESCRIPTION	DRAWN	DESIGNED	REVIEWED
L	SEWER LINE AMENDED	M. MOLLER	M. MOLLER	R. CASSIDY
K	LOT SERVICES ADDED	M. MOLLER	M. MOLLER	R. CASSIDY
J	LOT 1 SIZE AMENDED	M. MOLLER	M. MOLLER	R. CASSIDY
I	LOT 1 BOUNDARY AMENDED AND RETAINING WALLS ADDED	M. MOLLER	M. MOLLER	R. CASSIDY
H	LOT SIZES CHANGED AND LOT 5 BOUNDARY AMENDED	M. MOLLER	M. MOLLER	R. CASSIDY

APPROVED
ORIGINAL COPY ON FILE "e" SIGNED BY
DATE

SCALE (PLOTED FULL SIZE)	AS SHOWN (A3)	SHEET SIZE A3
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CLIENT	DOURIAS GROUP HOLDINGS
PROJECT	4 RINGWOOD ROAD SITE INFORMATION
STATUS	PRELIMINARY

DRAWING TITLE	NEW SUBDIVISION PLAN		
DATUMS:	AHD / MGA PLANE	CLIENT No.	
DRAWING No.	HB14439-P1	REVISION	L
Jun. 11, 15 - 15/06/2015 - Attachment 2 - 4 Ringwood Road - Page 2 of 7			





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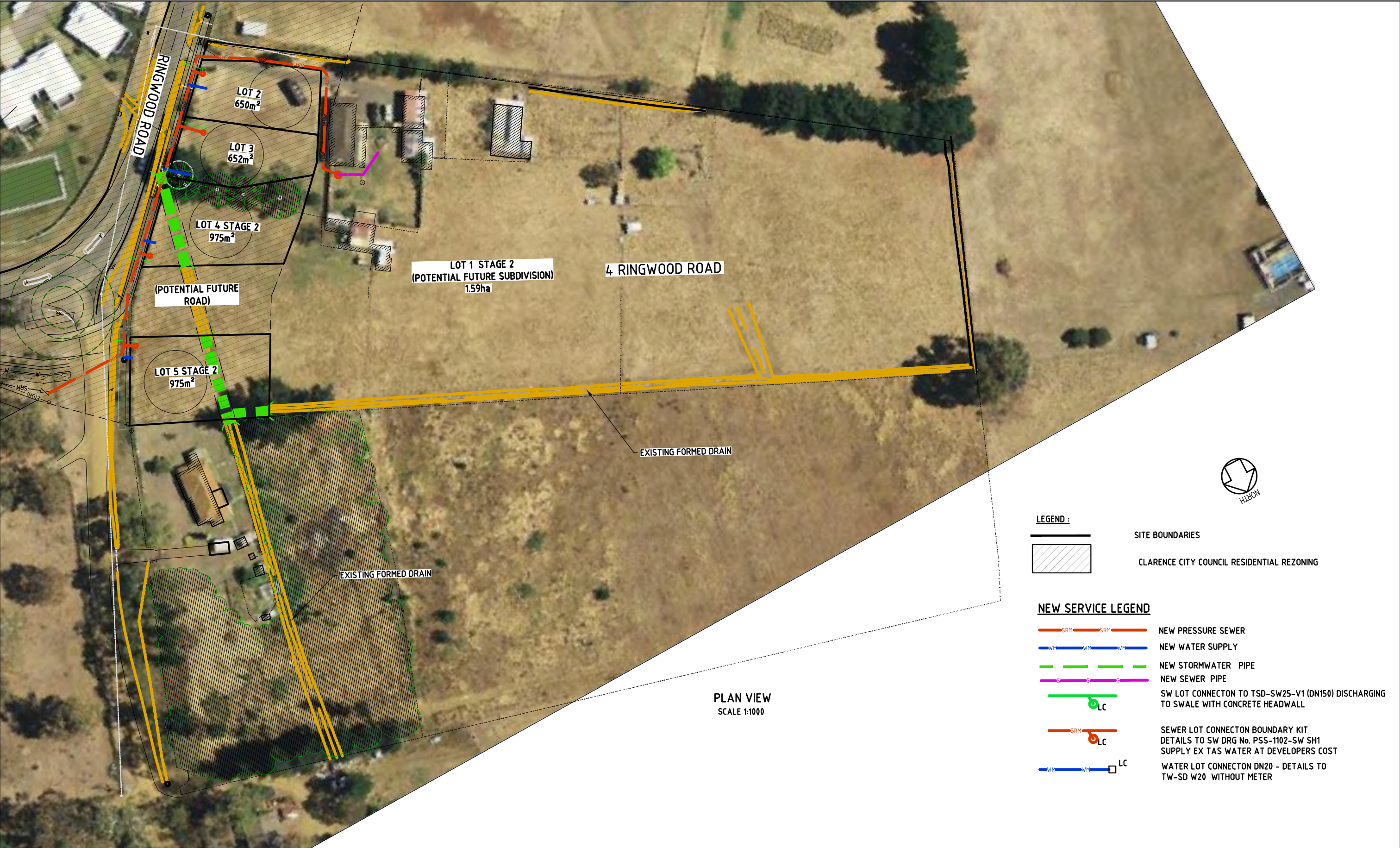
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Diagram illustrating a proposed drainage system cross-section:


- LOT BOUNDARY**: Indicated by a vertical line on the left.
- BATTER 1:3**: Slope of the embankment on the left.
- EXISTING SURFACE RL 2.0**: Ground level on the left.
- PROPOSED SURFACE RL 3.20 MIN.**: Proposed ground level.
- FALL**: Indicated by arrows showing the direction of water flow.
- PROPOSED 2.7m x 0.6M BOX CULVERT IN STAGE 2**: A culvert structure shown in a dashed line.
- NEW OPEN DRAIN**: A drainage channel shown in a dashed line.
- SECTION 1**: A circular symbol with the number 1 inside.
- N.T.S.**: Not To Scale.

-WARNING-
BEWARE OF UNDERGROUND SERVICES
THE LOCATION OF UNDERGROUND SERVICES ARE
APPROXIMATE ONLY AND THE EXACT POSITION
SHOULD BE PROVEN ON SITE. NO GUARANTEE
IS GIVEN THAT ALL SERVICES ARE SHOWN.

DRAWING TITLE		NEW SUBDIVISION FILLING PLAN	
DATUMS:		CLIENT No. _____	
AHD / MGA PLANE		REVISION	
HB14.439-P2		D	



REFERENCE FILES ATTACHED:

DRAWING REVISION HISTORY					APPROVED	SCALE (PLOTTED FULL SIZE)	AS SHOWN (A3)	SHEET SIZE A3	 PITT & SHERRY HOBART OFFICE 199 Macquarie Street Hobart Tasmania 7000 Ph: (03) 6223 1800 Fax: (03) 6223 1299 www.pittsh.com.au	CLIENT DOURIAS GROUP HOLDINGS	PROJECT 4 RINGWOOD ROAD SITE INFORMATION PRELIMINARY	DRAWING TITLE NEW SUBDIVISION SITE PLAN																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																													
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Attachment 3

4 Ringwood Road, LAUDERDALE



Site viewed from Ringwood Road looking north showing frontage of property and existing swale drains



Site viewed from Site viewed from Ringwood Road showing existing access and dwelling

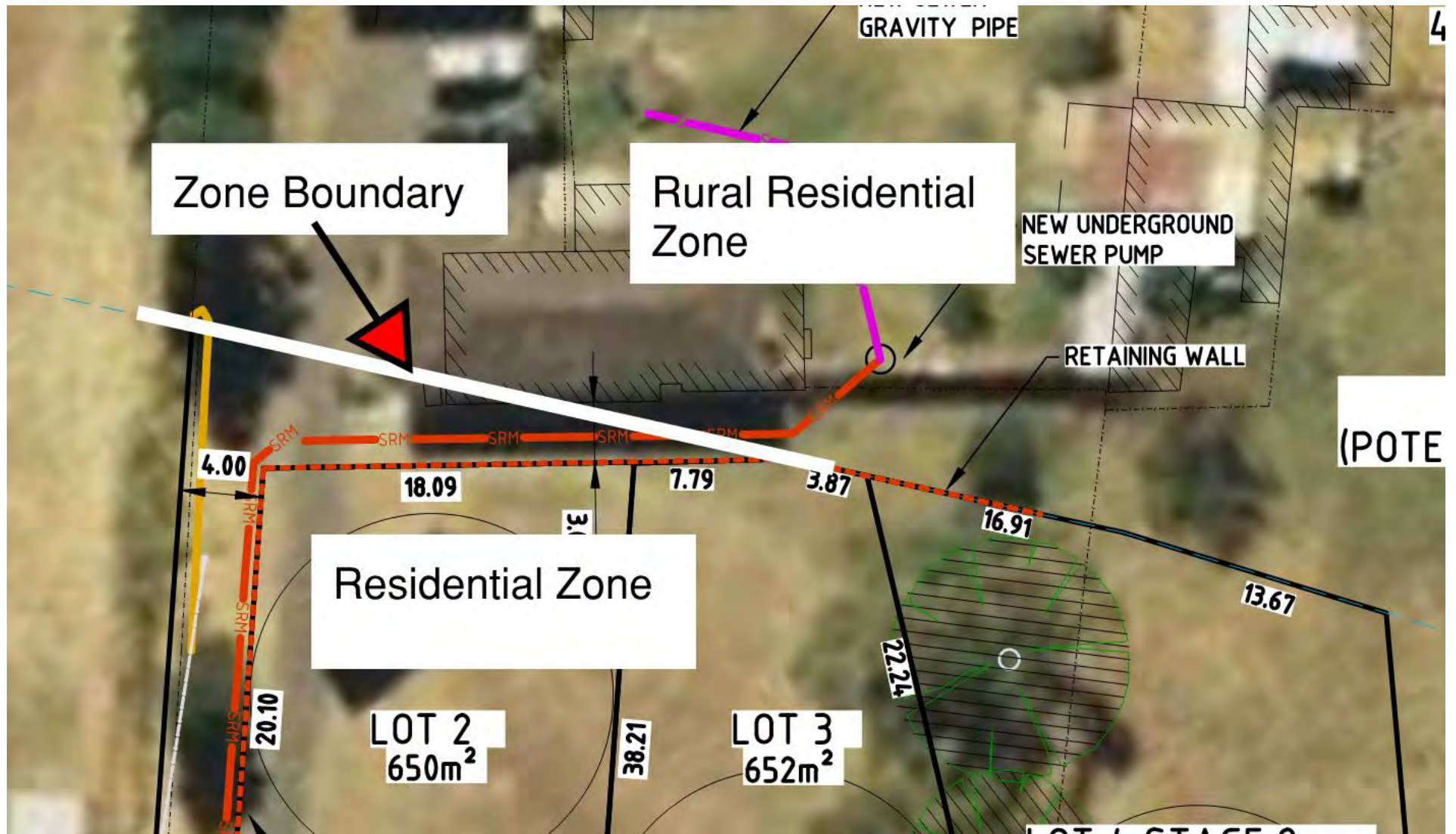


Site viewed from Ringwood Road looking south showing frontage of property and proposed lots 2, 3 and 4



Site viewed from Ringwood Road looking north showing existing watercourse

Attachment 4



11.3.5 LAND USE PLANNING AND APPROVALS AMENDMENT (TASMANIAN PLANNING SCHEME) BILL 2015
(File No 20-10-22)**EXECUTIVE SUMMARY****PURPOSE**

The purpose of this report is to consider the Position Paper on the Land Use Planning and Approvals Amendment (Tasmanian Planning Scheme) Bill 2015.

RELATION TO EXISTING POLICY/PLANS

The Paper outlines proposed legislative amendments to the Land Use Planning and Approvals Act, 1993 (LUPAA) to facilitate the development and implementation of the Tasmanian Planning Scheme (TPS), or Single State-wide Planning Scheme as it has been referred. The TPS is a key component of the Government's planning reform agenda.

LEGISLATIVE REQUIREMENTS

The proposed changes will be implemented through amendments to LUPAA.

CONSULTATION

The Paper has been prepared by the State for consultation with Local Government stakeholders and the community and accompanies the draft Exposure Land Use and Approvals (Tasmanian Planning Scheme) Amendment Bill 2015 (the Bill).

Feedback has been requested through the Local Government Association of Tasmania (LGAT) to meet the Government's deadline of 10 August 2015.

FINANCIAL IMPLICATIONS

The development of the TPS facilitated through the Bill will have financial implications for Clarence in terms of both its development/assessment and its implementation.

The TPS, like the Clarence Interim Planning Scheme 2015 (CIPS), is based on the State's Planning Directive Number 1 (PD1) and on this basis is anticipated to have similar resourcing implications to the current CIPS.

RECOMMENDATION:

- A. That Council provides this report and associated recommendations on the Land Use Planning and Approvals Amendment (Tasmanian Planning Scheme) Bill 2015 to the Government and to LGAT for incorporation in the consolidated Local Government response to the Government.
- B. That Council advises that:
 - i. a planning reform that results in a "fairer, faster, cheaper and simpler" planning system is supported.
 - ii. a review of the State's Planning Directive Number 1 – Template for Planning Schemes is warranted.

- iii. the proposed reduced timeframe to assess and determine permitted applications to 21 days is not supported.
 - iv. there is concern that the structure of the TPS will reduce the capacity for local considerations
- C. That the details and conclusions included in the Associated Report be recorded as the reasons for Council's decision in respect of this matter.

ASSOCIATED REPORT

1. BACKGROUND

- 1.1** The delivery of a state-wide planning scheme is a key platform of the Government's planning reform agenda. A single Tasmanian Planning Scheme (TPS) would replace the 30 schemes currently enforced across the State and according to the Government, the reform will make Tasmania's planning system "fairer, faster, cheaper and simpler".
- 1.2** The TPS is intended to deliver a high level of consistency in the planning controls that apply across the State, providing greater certainty to investors and the community about what use and development can occur.
- 1.3** The Government's Tasmanian Planning Reform Taskforce, together with input from its recently appointed Technical Reference Group, are currently developing the draft TPS. At this time the content of the draft TPS is not available for circulation but the structure of the TPC will be based on the Tasmanian Planning Commission's Planning Directive Number 1 (PD1) and is proposed to include:
- a set of state-wide planning controls (State Planning Provisions); and
 - Local Provisions Schedules that contain limited Local Planning Provisions including the zone and overlay maps for each local area.
- 1.4** The first of the Government's planning reforms involved changes to the Land Use Planning and Approvals Act, 1993 (LUPAA) through a 2014 LUPPA amendment Bill becoming operative in January 2015. The 2014 Bill involved:

- streamlining the processes for finalising interim schemes and amending planning schemes;
- capacity to apply for and extend permits for a further 2 years within 6 months from the day on which the permit had lapsed (now a maximum of 6 years);
- changes to enforcement procedures; and
- reduction in the time to assess Permitted applications from 42 days down to 28.

1.5 The 2014 Bill did not provide for, or was intended to provide for, the development of the TPS. Accordingly, the Land Use Planning and Approvals Act, 1993 (LUPAA) requires further amendment to enable the development and implementation of the envisaged TPS.

1.6 This report follows the Position Paper – Legislation for a TPS that was considered by Council at its Workshop on Monday, 20 July 2015.

2. STATUTORY IMPLICATIONS

2.1 The Government intends to introduce the Bill to Parliament in 2015 to amend LUPAA to provide for the TPS. The draft Bill gives effect to a proposed structure for the TPS consistent with the recommendations of the Planning Reform Taskforce.

2.2 The structure of the TPS is based on the PD1 template and on this basis is likely to result in a scheme with strong similarities to the current Clarence Interim Planning Scheme 2015 (CIPS). This is particularly so in terms of the scheme's mechanics, interpretation, and application of zones.

2.3 A reduced timeframe to assess and determine permitted applications to 21 days (down from the current 28 days and previously 42 days prior to the 2014 Bill) is proposed to apply from the commencement of the TPS.

3. REPORT IN DETAIL

A copy of the Position Paper – Legislation for a TPS is attached.

The Paper addresses the proposed changes to LUPAA to facilitate the structure, development, implementation and amendment of the TPS. The key proposed changes to LUPAA include to:

- “• *Introduce definitions for the Tasmanian Planning Scheme, State Planning Provisions, Local Planning Provisions and Local Provisions Schedules;*
- *Replace the current provisions for planning schemes and planning directives with a new framework for making and amending the Tasmanian Planning Scheme including separate processes for State and Local Planning Provisions;*
- *Provide a power for the Minister to direct planning authorities to prepare, or amend their Local Provisions Schedules, to implement the State Planning Provisions;*
- *Provide that the Tasmanian Planning Scheme will only come into effect in each local area once the relevant Local Provisions Schedule is in place;*
- *Introduce a statutory public consultation process and statutory timeframes for State Planning Provisions and the ability for the Minister to modify the draft State Planning Provisions following consultation and assessment;*
- *Remove the provisions for interim planning schemes and interim planning directives;*
- *Provide transitional arrangements for planning schemes and other relevant matters, including any permits being dealt with under the current planning schemes;*
- *Ensure the recently proclaimed amendments passed by Parliament in 2013 and the Act as a whole consistently reflect the new structure for the Tasmanian Planning Scheme (p10)”.*

Figure 1 on Page 6 of the Attachment represents proposed TPS structure. The TPS is comprised of State and Local components providing the following functions.

State Planning Provisions	Schedule of Local Planning Provisions
PD1 based Administration/Scheme Mechanics	Generation of Zone and Overlay Maps (Generally a translation of the most applicable CIPS 2015 zones and Codes)
Exemptions	Lists such as heritage or contaminated land
Suite of zones and state-wide codes and associated use & development standards	Preparation of Specific Area Plans (SAP's) ie SAP's involving subdivision layouts such as the existing Glebe Hill or Sandford controls. Development standards conflicting with State controls will not be allowable.
	Preparation of Particular Purpose zones ie Gordons Hill retirement Village and the Kangaroo Bay controls.

Figure 2 on Page 13 of the Attachment is a flowchart showing the process required for the making of the TPS. The anticipated timelines to develop the TPS are outlined in the table below:

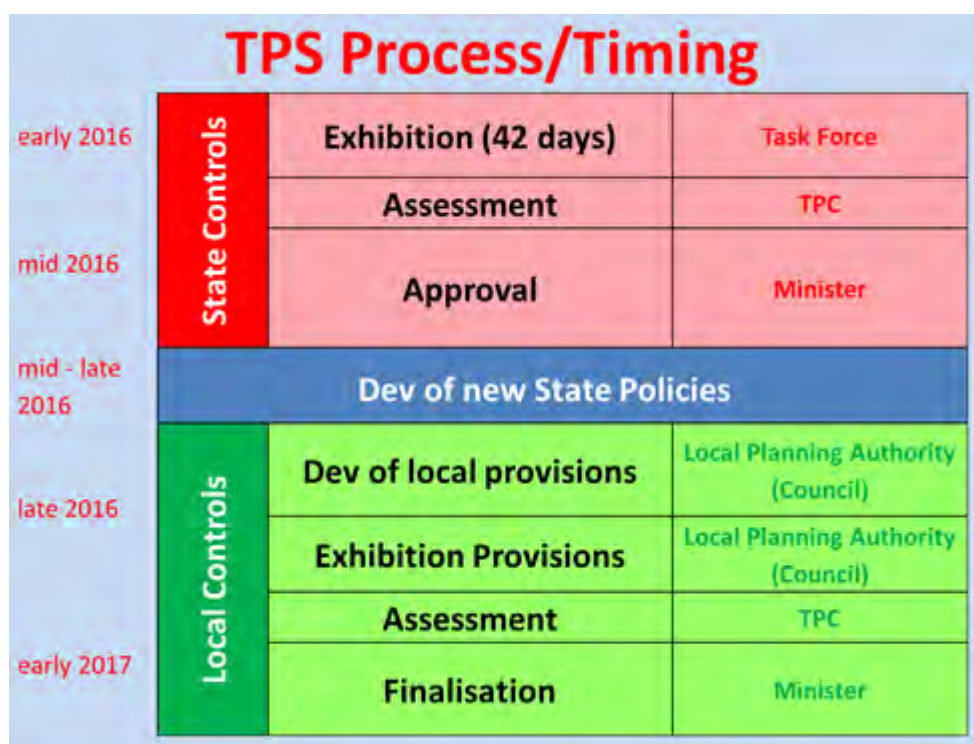


Figure 3 and 4 on Pages 17 and 18 of the Attachment respectively are flowcharts showing the process required for the amending the TPS state and local provisions.

4. STRATEGIC PLAN/POLICY IMPLICATIONS

- 4.1** There are no inconsistencies with Council’s adopted Strategic Plan 2010-2015 or any other relevant Council Policy. It is, however, noted that the loss of local controls/flexibly is likely to result in generic planning approaches that do not always respond to local character, topography or circumstances.
- 4.2** Experience with the previous Clarence Planning Scheme 2007 and the development and recent implementation of CIPS indicates that the PD1 template produces complex schemes.

Initial experience with the CIPS is that it:

- is resource intensive to administer;
- has resulted in more applications and fewer exemptions than under the previous scheme; and
- resulted in more onerous application requirements increasing the time and costs required to prepare an application, introducing further complexity for designers and assessors.

These concerns could potentially be reduced through suitable amendments in the future. However, it is considered that it is the scheme’s format that is largely behind its complexity. Specifically the PD1 template produces a performance based planning scheme that relies on the generation of and an assessment against Acceptable and Solutions and associated Performance Criteria for every issue that requires consideration (as opposed to general matters of consideration typically used in schemes). On this basis, should the primary driver behind the Government’s initiative for planning reform be to develop “fairer, faster, cheaper and simpler” planning system, it ought to consider reviewing the PD1 Template as part of the reform.

- 4.3** The proposal to reduce the assessment and determination period for permitted development applications to 21 days is unlikely to result in the facilitation of development opportunities that would not have otherwise been provided under the current 28 days.

On the contrary, reducing the timeframe in conjunction with a complex scheme based on the PD1 template will be more resource intensive and may lead to:

- increased development application costs (either directly at the time of application or indirectly through the broader rate base); and/or
- reduced permitted application turnaround times to the detriment of increased discretionary application turnaround times.

Note that:

- i. no documented evidence demonstrating the impact that the 28 day timeframe is having on the planning system/development industry has been provided and nor has it been demonstrated what benefit would be gained by reducing it to 21 days;
- ii. the current statutory timeframes in Tasmania are already shorter than those of other states;
- iii. no attempt to address other areas in the broader planning/development system has been undertaken, including a review of state processes, contracts, stamp duty etc.

5. EXTERNAL IMPACTS

The development of a new planning scheme can have significant external implications for prospective applicants; particularly those who have commenced the preparation of an application to comply with a previous Scheme. The Bill, however, contains transition provisions that will assist to minimise these impacts.

6. FINANCIAL IMPLICATIONS

There are no significant implications directly associated with the Bill. However, the Bill will facilitate the development and implementation of the State's TPS.

The TPS, like the CIPS, is based on the State's Planning Directive Number 1 (PD1) and on this basis is anticipated to have similar on-going resourcing implications to the current CIPS for Council.

Although only recently declared (July 1 2015), the CIPS has proven to be complex in nature and is likely to have resourcing implications. This is due to the additional level of detail required to assess each application and the increased number of development applications received for proposals that would have otherwise been exempt under the previous Clarence Planning Scheme 2007. This has implications for both Council and developers alike.

7. CONCLUSION

7.1. The Position Paper – Legislation for a Tasmanian Planning Scheme contains a number of initiatives that are reflected in the associated amendment Bill. The Bill provides for the implementation of a single state-wide planning scheme – the Tasmanian Planning Scheme.

7.2. Any Planning reform that results in a “fairer, faster, cheaper and simpler” planning system is supported. It is, however, noted that the TPS based on the PD1 Template is likely to result in a complex scheme and may well fall short of this objective. For this reason a review of PD1 is warranted and ought to form part of the reform.

7.3. Consistent scheme structures, definitions, expression is supported. However, there is concern that structure of the TPS (delivered through the Bill) will reduce the capacity for local considerations resulting in generic planning responses that will, in the longer term, adversely impact local:

- character;
- strategy;
- community aspirations; and
- diversity.

- 7.4.** The proposal to reduced timeframe to assess and determine permitted applications to 21 days will have resourcing implications for Council. This may have impactions for development assessment costs and/or the assessment times for discretionary applications. In any event, the benefits of reducing the assessment timeframe down to 21 days (from 28) has not be demonstrated.

Attachments: 1. Position Paper – Legislation for a Tasmanian Planning Scheme (26)

Ross Lovell
MANAGER CITY PLANNING

REFORMING TASMANIA'S PLANNING SYSTEM

Legislation for the Tasmanian Planning Scheme

A POSITION PAPER FOR CONSULTATION TO ACCOMPANY THE DRAFT
EXPOSURE BILL

LAND USE PLANNING AND APPROVALS (TASMANIAN PLANNING SCHEME) AMENDMENT
BILL 2015



POSITION PAPER – LEGISLATION FOR A TASMANIAN PLANNING SCHEME

This Position Paper outlines the proposed legislative model for the Tasmanian Planning Scheme.

The Paper has been prepared by the Government for consultation purposes with local government, stakeholders and the Tasmanian community on the proposed model, and accompanies the draft Exposure Land Use Planning and Approvals (Tasmanian Planning Scheme) Amendment Bill 2015.

Consultation on the draft state content of the Tasmanian Planning Scheme will be managed through a separate process.

The draft Exposure Bill, Position Paper and Fact Sheets can be accessed on the Department of Justice's website at <http://www.justice.tas.gov.au/>

Submissions in relation to the draft Exposure Bill can be provided to:

legislation.development@justice.tas.gov.au; or

Office of Strategic Legislation and Policy

Department of Justice

GPO Box 825 Hobart 7001

The closing date for submissions is 10 August 2015.

Definitions

Tasmanian Planning Scheme	A single statewide planning scheme containing all of the State Planning Provisions and Local Planning Schedules that apply in Tasmania
State Planning Provision	A standard provision of the Tasmanian Planning Scheme that applies consistently across Tasmania
Local Planning Provision	A provision of the Tasmanian Planning Scheme that applies to a particular local council area
Local Provisions Schedule	A Schedule that contains all of the Local Planning Provisions that apply to a particular local council area
Particular Purpose Zone	A zone included in the current template for planning schemes in Tasmania and used in current schemes that allows local provisions to apply for a particular purpose, where the other standard zones do not provide appropriate controls to meet the local circumstances
Planning Directive	A planning directive made under the current Act for a statewide planning control
Specific Area Plan	A plan that provides for local planning controls to apply to a specific site within one or a number of zones

Acronyms

LUPAA	<i>Land Use Planning and Approvals Act 1993</i>
LPP	Local Planning Provision
LPS	Local Provisions Schedule
SPP	State Planning Provision
SPPA	<i>State Policies and Projects Act 1993</i>
TPC Act	<i>Tasmanian Planning Commission Act 1997</i>

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Executive Summary

The delivery of a statewide planning scheme is a key platform of the Government's planning reform agenda to make Tasmania's planning system fairer, faster, cheaper and simpler.

The Tasmanian Planning Scheme will deliver a high level of consistency in the planning controls that apply across the State, providing greater certainty to investors and the community about what use and development can occur.

This Paper provides an overview of proposed changes to the *Land Use Planning and Approvals Act 1993* to accompany the draft Exposure Bill for consultation purposes. The Government intends to introduce a final Bill to Parliament later this year to provide the framework for introducing the Tasmanian Planning Scheme.

The draft Bill gives effect to a proposed structure for the Tasmanian Planning Scheme that meets the recommendations of the Tasmanian Planning Reform Taskforce. It also introduces a 21-day statutory timeframe for assessing permitted use and development applications when the Scheme takes effect.

The proposed structure of the Tasmanian Planning Scheme includes:

- a set of statewide planning controls (State Planning Provisions); and
- Local Provisions Schedules that contain the Local Planning Provisions including the zone and overlay maps for each local area

Under the proposed model the Government will develop the State Planning Provisions including the template for the Local Provisions Schedules, while planning authorities will develop the content of the Local Planning Schedules.

The State Planning Provisions and the relevant Local Provisions Schedule will together form all of the planning controls that apply to a local area (the local application of the Tasmanian Planning Scheme). These will be administered by local planning authorities.

The proposed processes for making and amending the State Planning Provisions build on the processes for planning directives under the current Act with some changes including a clearer statutory assessment process and ability for the Minister to prepare the draft provisions, issue terms of reference for their preparation and modify the draft provisions in response to statutory consultation.

The proposed processes for making and amending Local Planning Provisions are broadly similar to the processes for making and amending planning schemes under the current Act.

The Taskforce has commenced initial drafting of the State Planning Provisions with assistance from a drafting team provided by the State Government and with support from local government through the Local Government Association of Tasmania.

Local government and stakeholders will be consulted as the draft provisions are prepared, prior to a statutory public consultation on the draft provisions in 2016.

Background

The delivery of a statewide planning scheme is a key platform of the Government's planning reform agenda to make Tasmania's planning system fairer, faster, cheaper and simpler.

This Position Paper provides an overview of the proposed changes to the *Land Use Planning and Approvals Act 1993* (LUPAA) to provide for a Tasmanian Planning Scheme, to accompany the draft Exposure Bill for consultation purposes.

The Tasmanian Planning Scheme will deliver a high level of consistency in the planning controls that apply across the State, providing greater certainty to investors and the community about what use and development can occur.

In May 2014 the Government established the Tasmanian Planning Reform Taskforce to provide advice on the delivery of a statewide planning scheme and to undertake the preliminary drafting of the state planning provisions.

The draft Exposure Bill gives effect to a proposed structure for the Tasmanian Planning Scheme that is consistent with the Taskforce's recommendations.

The proposed model aims to achieve a balance between consistency in the planning controls across Tasmania and retaining the necessary flexibility to address specific local planning matters where required.

Development of the statewide content of the Tasmanian Planning Scheme is now underway. Local government and stakeholders will be consulted as this content is developed, prior to a statutory public consultation in 2016.

The Taskforce is leading initial drafting of the State Planning Provisions with the assistance of a drafting team provided by the State Government and supported by local government, including the preliminary targeted consultation.

The amendments to the LUPAA that commenced on 1 January 2015, along with changes to administrative practice, aimed to enable all 29 interim planning schemes in Tasmania to be finalised by the end of 2015, in preparation for the introduction of the new Tasmanian Planning Scheme.

Consultation on those changes showed strong support from local government and the majority of stakeholders for finalising the interim schemes quickly and focusing State and local government resources on delivering the statewide planning scheme. The Government intends to introduce a final Bill to Parliament later this year to provide the framework for introducing the Tasmanian Planning Scheme.

Structure of the Tasmanian Planning Scheme

The Tasmanian Planning Scheme will be based on a clear set of planning controls that apply consistently to land use and development across the State.

The proposed structure of the scheme includes:

- a set of statewide planning controls (State Planning Provisions); and
- Local Provisions Schedules that contain the Local Planning Provisions including the zone and overlay maps for each local area*

Under the proposed model the Government will develop the State Planning Provisions including the template for the Local Provisions Schedules. Figure 1 illustrates this structure.

Planning authorities will develop the Local Provisions Schedules for their local municipal area. The Schedules will include the zoning and overlay maps that indicate which State Planning Provisions are to apply to each local area, and any other unique local planning controls that are approved.

The State Planning Provisions and the relevant Local Provisions Schedule will together form all of the planning controls that apply to a local area (the local application of the Tasmanian Planning Scheme). These will be administered by local planning authorities.

A key consideration put forward by the Taskforce was that it should be possible to clearly identify the State Planning Provisions as a single ‘part’ of the scheme that applies universally across the state, rather than having the State and Local Planning Provisions interspersed throughout the scheme.

* The use of the term “Local Provisions Schedule” provides for clear identification of the suite of Local Planning Provisions that apply, respectively, to each local council area, and who is the planning authority in relation to these provisions.

The use of a specific term to identify this suite for each local area will ensure, for example, each planning authority can only initiate amendments to zoning maps and other Local Planning Provisions, and issue permits for use and development, within their local municipal area, and that a change to a Local Planning Provision in one local council area will not affect any Local Planning Provision in any other local council area.

It will also allow for the Tasmanian Planning Scheme to come into effect in any local council area as soon as the Schedule for that area is completed, rather than requiring all planning authorities Schedules to be completed, providing for the Tasmanian Planning Scheme to come into effect as soon as possible in these areas.

Another key consideration was that the initial suite of State Planning Provisions should cover the 23 zones in *Planning Directive No 1*, to provide the full suite of statewide planning controls at the same time, rather than these being introduced in a staged manner over a number of months or years. This will provide greater certainty to landowners, developers and the Tasmanian community sooner, rather than providing for ongoing change to the planning controls over a longer period.

This will provide for the current 30 planning schemes in Tasmania to be replaced with a single statewide scheme. Planning authorities will not be able to modify the content of the State Planning Provisions of the Tasmanian Planning Scheme.

Amendments to current planning schemes, including strategic and other rezoning proposals, will continue to be able to be made to these schemes until the Tasmanian Planning Scheme comes into effect in each local area. It is important that the existing schemes continue to operate effectively until the Tasmanian Planning Scheme is in place.

STATE PLANNING PROVISIONS

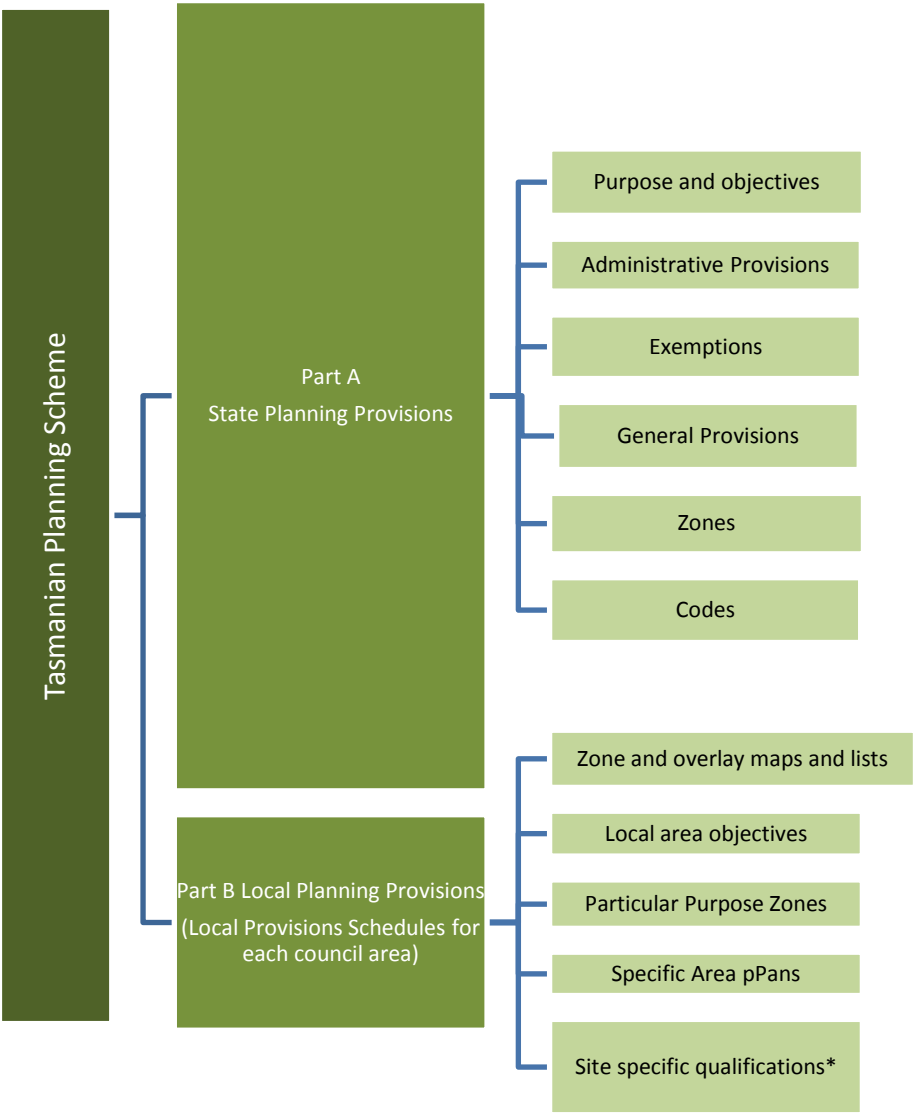
The Tasmanian Planning Scheme will build on the current *Planning Directive No 1* *The format and structure of planning schemes* by providing State Planning Provisions for each of the statewide zones and a consistent set of statewide codes.

The State Planning Provisions will include:

- Purpose and Objectives
- Administrative Provisions
- Exemptions
- General Provisions
- Zones - with standard use and development provisions
- Codes - with standard provisions

The State Planning Provisions will be drafted by the Government initially through the Taskforce, and subsequently through the relevant state agency or the Tasmanian Planning Commission. Where the Minister prepares the draft State Planning Provisions, he or she will also have the option of establishing a non-statutory body to undertake the initial drafting or provide advice in relation to the draft provisions. The Commission also currently has a power to establish a Committee for this purpose under the *Tasmanian Planning Commission Act 1997*.

FIGURE 1 STRUCTURE OF THE TASMANIAN PLANNING SCHEME



The drafting task will include populating the 23 statewide zones currently contained in Planning Directive No 1 and preparing a suite of statewide codes.

The State Planning Provision for the Particular Purpose Zone will provide a template for Local Planning Provisions where the standard suite of zones is not appropriate for a unique land use in a particular area, and will not include any other statewide content. The content of each Particular Purpose Zone will be prepared by the local planning authority as part of the Local Planning Provisions.

The remaining zones will contain a purpose statement, standards for no permit required, permitted and discretionary use and development and prescribe any prohibited use and development within that zone, to apply consistently across the State.

The final suite of codes will be determined following a review and targeted consultation with local government and stakeholders. The review will consider statewide codes that are in operation or under development and the current suite of codes in interim planning schemes.

The State Planning Provisions will also contain the administrative and machinery clauses to give effect to the Tasmanian Planning Scheme, the template for the Local Planning Provisions and their associated Schedules, and a standard suite of exemptions for use and development which does not require planning approval.

Some flexibility will be provided for the use of Local Planning Provisions to address local planning issues where planning merit can be demonstrated. Criteria will apply to provide certainty as to when Local Planning Provisions can be used.

This will maintain the integrity of the State Planning Provisions while ensuring the planning controls are not too rigid to address local needs. The Commission will play an important role as gatekeeper in assessing the first Local Provisions Schedules and any proposed amendments to these over time, to ensure a balance is maintained between statewide consistency and the need to address specific local planning matters.

The State Planning Provisions will be subject to a rigorous consultation process. Targeted consultation will occur during the Taskforce's initial drafting in 2015, followed by statutory public consultation and assessment which is expected to commence in early 2016.

Once the Minister is satisfied that the State Planning Provisions are in a final form, they will be formally 'made' by Gazette notice.

LOCAL PLANNING PROVISIONS

Once the State Planning Provisions have been made, the Minister will direct each planning authority to prepare a Local Provisions Schedule in accordance with the template provided as part of the State Planning Provisions.

The Local Provisions Schedules will contain all of the Local Planning Provisions that apply to a particular local council area.

The Local Provisions Schedules will include Local Planning Provisions for:

- Zone and overlay maps and lists
- Local area objectives
- Particular Purpose Zones
- Specific Area Plans
- Site specific qualifications*

*In addition to the current mechanisms for Particular Purpose Zones (PPZ) and Specific Area Plans (SAP) that will be retained, there may be a need for additional local planning controls to apply to specific sites in a limited number of circumstances.

The Minister will be able to direct planning authorities to review their current zoning and overlay maps and other local provisions to consider if any changes are required to support the introduction of the State Planning Provisions.

The only changes to the local provisions in the existing schemes that will be provided in the new Local Provisions Schedules are those changes that are required to effectively implement the State Planning Provisions.

This will largely be a translation exercise, with the new State Planning Provision standards largely applying to the current zone maps without requiring any redrawing of the existing zone boundaries.

Any strategic rezoning that may be required for other purposes, for example as a result of issues arising through or not addressed as part of the interim scheme process, can occur as part of the standard amendment process under LUPAA either prior to or after the introduction of the Local Planning Schedules.

The changes to the amendment process that were introduced as part of the 2014 Amendment Bill provide a more streamlined process for strategic amendments to occur to the current planning schemes. This more streamlined amendment processes are retained for the Tasmanian Planning Scheme in the draft Bill.

In most cases it is anticipated that any Particular Purpose Zones or Specific Area Plans that exist under the current planning schemes that address more complex planning requirements that apply to a specific site such as a major hospital or university complex would be retained as Local Planning Provisions in the new Schedules.

The draft Local Provisions Schedules including the zone and overlay maps would then be released for public exhibition and assessment prior to being finalised.

The draft Schedules will be subject to statutory consultation even if the local provisions, including the zone map boundaries have not changed during the translation. This is an important step to provide for natural justice as the detailed planning controls that apply to individual properties in each local area will undergo some changes to achieve the consistent statewide standards in the new State Planning Provisions.

If the provisions in relation to Particular Purpose Zones and Specific Area Plans are not changed, these will not need to be subject to the same process.

Any person will be able to make a representation in relation to the local content of the Schedule, but not in relation to the content of the State Planning Provisions, which will have already been consulted on and made through a separate statutory process.

For example, a representation could be made that a different State Planning Provision should apply to a particular piece of land, or that a Local Planning Provision should apply to that land, to address a specific local planning issue.

The Tasmanian Planning Scheme will come into effect in each local area when the Local Provisions Schedules which contain the zoning and overlay maps to operationalise the State Planning Provisions have been approved.

Once the Scheme is in force, it may not always be necessary for all Local Provisions Schedules to be reviewed before a new State Planning Provision comes into effect.

For example, if a new zone was introduced as a State Planning Provision in future that only applied to certain municipal areas, such as a new CBD zone for major centres, the Minister would only direct those planning authorities that might be affected to review their Local Provisions Schedules.

In these cases planning authorities would only be required to exhibit any modifications to their Local Provisions Schedules as a result of the new State Planning Provisions (for example, the zones where the new standards apply), rather than exhibiting the entire Schedule and representations would be limited to these matters.

INTERIM PLANNING SCHEMES

The current Act provides for interim planning schemes to come into force prior to statutory consultation, with public exhibition, assessment and any resulting modifications or amendments to the scheme occurring afterwards.

Experience with the interim planning schemes has been that these can remain in place for a number of years prior to the public consultation and assessment process being finalised.

Interim planning schemes were introduced for the purpose of providing regional consistency across individual planning schemes in Tasmania in a single process, and were largely intended to consist of a translation exercise from the previous inconsistent number of zones and codes and their content, to a new, regionally consistent model.

With the move to a statewide scheme with one set of State Planning Provisions, which will be based on the same range of zones in these interim planning schemes, this mechanism is not considered to be necessary to support introduction of the Tasmanian Planning Scheme.

The current Act also includes a power for the Minister to make interim planning directives having immediate effect for up to 12 months with the normal consultation process occurring after the interim directive has come into force. Interim planning directives may be used where an urgent change is required to planning schemes. This power is also in place for State Policies under the *State Policies and Projects Act 1993* (SPPA).

It is not proposed to include a power in the amended Act for either interim State Planning Provisions or interim Local Provisions Schedules to be made. Statutory timeframes will be in place for introducing the final provisions and natural justice will be provided with consultation occurring prior to their introduction.

Legislation for a Tasmanian Planning Scheme

SUMMARY OF PROPOSED CHANGES

Key proposed changes to the *Land Use Planning and Approvals Act 1993* include to:

- Introduce definitions for the Tasmanian Planning Scheme, State Planning Provisions, Local Planning Provisions and Local Provisions Schedules

- Replace the current provisions for planning schemes and planning directives with a new framework for making and amending the Tasmanian Planning Scheme including separate processes for State and Local Planning Provisions
- Provide a power for the Minister to direct planning authorities to prepare, or amend their Local Provisions Schedules, to implement the State Planning Provisions
- Provide that the Tasmanian Planning Scheme will only come into effect in each local area once the relevant Local Provisions Schedule is in place
- Introduce a statutory public consultation process and statutory timeframes for State Planning Provisions and the ability for the Minister to modify the draft State Planning Provisions following consultation and assessment
- Remove the provisions for interim planning schemes and interim planning directives
- Provide transitional arrangements for planning schemes and other relevant matters, including any permits being dealt with under the current planning schemes
- Ensure the recently proclaimed amendments passed by Parliament in 2013 and the Act as a whole consistently reflect the new structure for the Tasmanian Planning Scheme

It is anticipated that consequential amendments may be required to some other legislation to ensure the references to LUPAA remain valid.

It is also anticipated that changes may be required to the *Land Use Planning and Approvals Regulations 2014* to support the above amendments to the Act.

STATE PLANNING PROVISIONS

The proposed processes for making and amending State Planning Provisions build on the processes for planning directives under the current Act.

Key differences include that a clear statutory process will be introduced for public exhibition and assessment of representations by the Commission, with statutory timeframes and the Minister will either prepare the draft State Planning Provisions or issue a terms of reference and direct the Commission to prepare the draft provisions.

The Minister will also be able to make modifications to the draft State Planning Provisions after considering the Commission's report and any other relevant matters.

Key proposed elements for the State Planning Provisions include:

- The Minister may prepare, or direct the Commission to prepare in accordance with a terms of reference, draft State Planning Provisions (SPP)

- The Minister may approve the draft SPP for consultation
- The Commission is to notify relevant parties and publicly exhibit the draft SPP and invite representations for 42 days
- The Commission is to consider the representations and report to the Minister on its findings and recommendations including any proposed modifications and whether any specific part of the draft SPP should be re-done, within 90 days or such longer period as the Minister allows
- The Minister having considered the report may make, with or without any modifications proposed by the Commission or modifications of the Minister's own motion, the final SPP, or refuse to make the SPP
- The existing power for the Minister to make minor modifications to planning directives without statutory consultation will be retained for the SPP
- The Minister may direct planning authorities to review their Local Planning Provisions or to make a Local Provisions Schedule to support the introduction of the SPP.

Figure 2 illustrates the process for making the Tasmanian Planning Scheme.

Figure 3 illustrates the process for amending the State Planning Provisions and bringing them into effect in Local Provisions Schedules, once the Tasmanian Planning Scheme is in force.

Further detail is provided below on the process for making the Local Provisions Schedules and modifying these in future where new or modified State Planning Provisions are made.

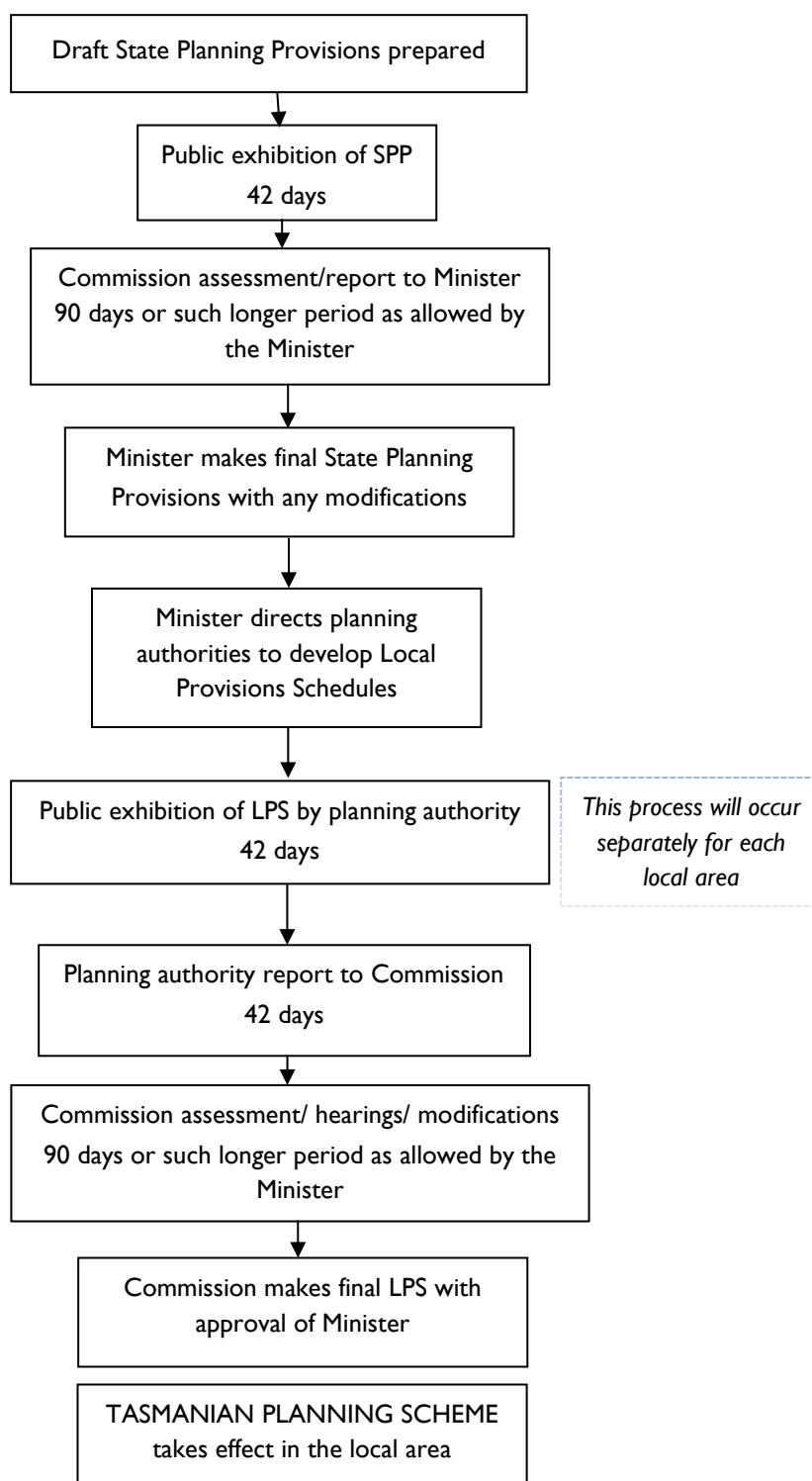
Preparation of the draft State Planning Provisions

Under the current Act, the Commission, a planning authority, a State Service Agency or any other person can prepare a draft planning directive and lodge it with the Commission. Planning directives can be used for a range of purposes, and are not specifically restricted in the current Act to making statewide planning provisions.

As the State Planning Provisions will reflect the Government's planning controls the current arrangement where 'any person' can prepare a draft planning directive is not considered to be appropriate. The draft Exposure Bill provides flexibility for the Minister to either prepare the draft provisions, or to direct the Commission to prepare these.

The Commission would be able, through its existing powers of delegation under the *Tasmanian Planning Commission Act 1997* (TPC Act), to establish a Committee to prepare the draft State Planning Provisions on its behalf. The Commission has used this power, for example, in the preparation of *Planning Directive No 4.1 Standards for Residential Development in the General Residential Zone*.

FIGURE 2 MAKING THE TASMANIAN PLANNING SCHEME



The statutory framework does not prevent any person from requesting that the Minister consider developing a State Planning Provision to address a particular issue, on an administrative basis. The Minister would then need to determine whether preparation of such a State Planning Provision is desirable before any further work could proceed.

Public exhibition and assessment

The current provisions for planning directives do not require a statutory public exhibition process that allows any person to make a statutory representation to the Commission and there is no explicit requirement in the Act itself for any submissions that may be received to be considered. There is also no statutory timeframe for the Commission's assessment and report to the Minister.

The discretionary power for the Commission to conduct a hearing on planning directives will be retained for the State Planning Provisions.

The draft Exposure Bill provides that the Commission must invite and consider representations, and may conduct a hearing. This will allow it to deal with any issues raised on the basis of written representations where appropriate, with the option of holding a hearing on certain matters where it considers this is necessary or appropriate.

The Minister will be able to be represented at any hearings that may occur into the State Planning Provisions, to provide clarity regarding the content of these provisions. This is an administrative process which has been used previously for planning directives, and does not require a statutory power. No specific provision is included for this in the draft Bill.

The Minister will be able to modify the draft State Planning Provisions, having considered the Commission's report and any other relevant information.

The process for State Planning Provisions differs from the requirements for Local Planning Provisions, which determine the specific planning controls to apply to a particular piece of land, where the Commission must hold a hearing, with some minor exceptions similar to those applying in the current Act.

LOCAL PLANNING PROVISIONS

Making and modifying Local Provisions Schedules

The draft Exposure Bill provides a separate process for making Local Provisions Schedules and modifying these to reflect any new State Planning Provisions that is similar to the current processes planning authorities follow for preparing planning schemes.

As with the current Act, a separate process will be retained for amendments to the Local Provisions Schedules that are initiated by planning authorities to address specific issues.

Key proposed elements for the Local Provisions Schedules include:

- A planning authority may with the Minister's approval provide him or her with a draft Local Provisions Schedule and the Minister may direct a planning authority to prepare a draft or to review a part of its Schedule in relation to a State Planning Provision
- The Minister may direct the Commission to prepare a draft Schedule where the planning authority has not provided a draft within the specified period and the Commission must consult with the planning authority in preparing the draft
- The Commission must recommend to the Minister whether the draft Local Provisions Schedule should be publicly exhibited
- The Commission with the Minister's approval may direct a planning authority to publicly exhibit or to amend a draft Schedule or amend the draft itself
- The planning authority must publicly exhibit the draft Schedule, or draft modification to the Schedule, for 42 days and the Commission must cause a copy of the draft to be placed on public exhibition at its office for that period
- The planning authority must forward a report to the Commission within 42 days of the exhibition period ending or such longer period as the Commission allows, including its views on the representations
- The Commission must consider the draft Local Provisions Schedule, representations and the planning authority's report and hold a hearing, unless the person making the representation provides in writing that they do not wish to be heard, apart from for 'minor and urgent' amendments
- The Commission may require a planning authority to modify the draft Schedule, modify it itself, or reject it, or direct the planning authority to re-do a specific part
- Where the Commission rejects a draft Schedule or requires a specific part to be done again the planning authority must prepare and submit it to the Commission and that part must be re-exhibited
- A planning authority may apply to withdraw a draft Local Provisions Schedule
- Where the Commission is satisfied the draft Schedule is in order, it must, with the Minister's approval, approve it within 90 days of the planning authority's report or such longer period as the Minister allows.

Amending Local Provisions Schedules

The current provisions for amending a planning scheme including the provisions brought in by the *LUPA (Streamlining of Process) Amendment Bill 2014* will generally be retained for Local Provisions Schedules, with any changes required to meet the new language and structure of the Tasmanian Planning Scheme.

Figure 4 illustrates the process for amending Local Provisions Schedules once the Tasmanian Planning Scheme is in force, based on the current Act provisions.

The provisions for zoning translation issues and agreed amendments that were specifically introduced for interim planning schemes in the 2014 Amendment Bill are no longer required and will not be retained. Transitional provisions have been included to allow these processes to continue to operate until the Tasmanian Planning Scheme is in force.

The draft Exposure Bill retains the current ability for the Commission with the Minister's approval to make certain 'urgent and minor' amendments that are specified in the Act, to a Local Provisions Schedule. It also provides that a planning authority may only initiate an amendment to its own Local Provisions Schedule, and not to other Local Provisions Schedules that it does not administer or to a State Planning Provision.

Planning authorities will continue to be able to initiate rezoning of areas through amendments to the current planning schemes, prior to the Tasmanian Planning Scheme being introduced, for example to address any strategic issues that have been identified through the interim planning scheme process and have not yet been addressed.

REVIEW OF THE TASMANIAN PLANNING SCHEME

The draft Exposure Bill includes provisions for a statutory review of both the State Planning Provisions and Local Provisions Schedules. The current Act includes review provisions for individual planning schemes.

Under the proposed model the Minister will be able to either review the State Planning Provisions on his or her own motion or direct the Commission to review these and provide recommendations on any changes that may be required.

The Minister will also be able to direct a planning authority to review all or part of its Local Provisions Schedule at any time.

FIGURE 3 - AMENDING THE TASMANIAN PLANNING SCHEME – TO IMPLEMENT STATE PLANNING PROVISIONS

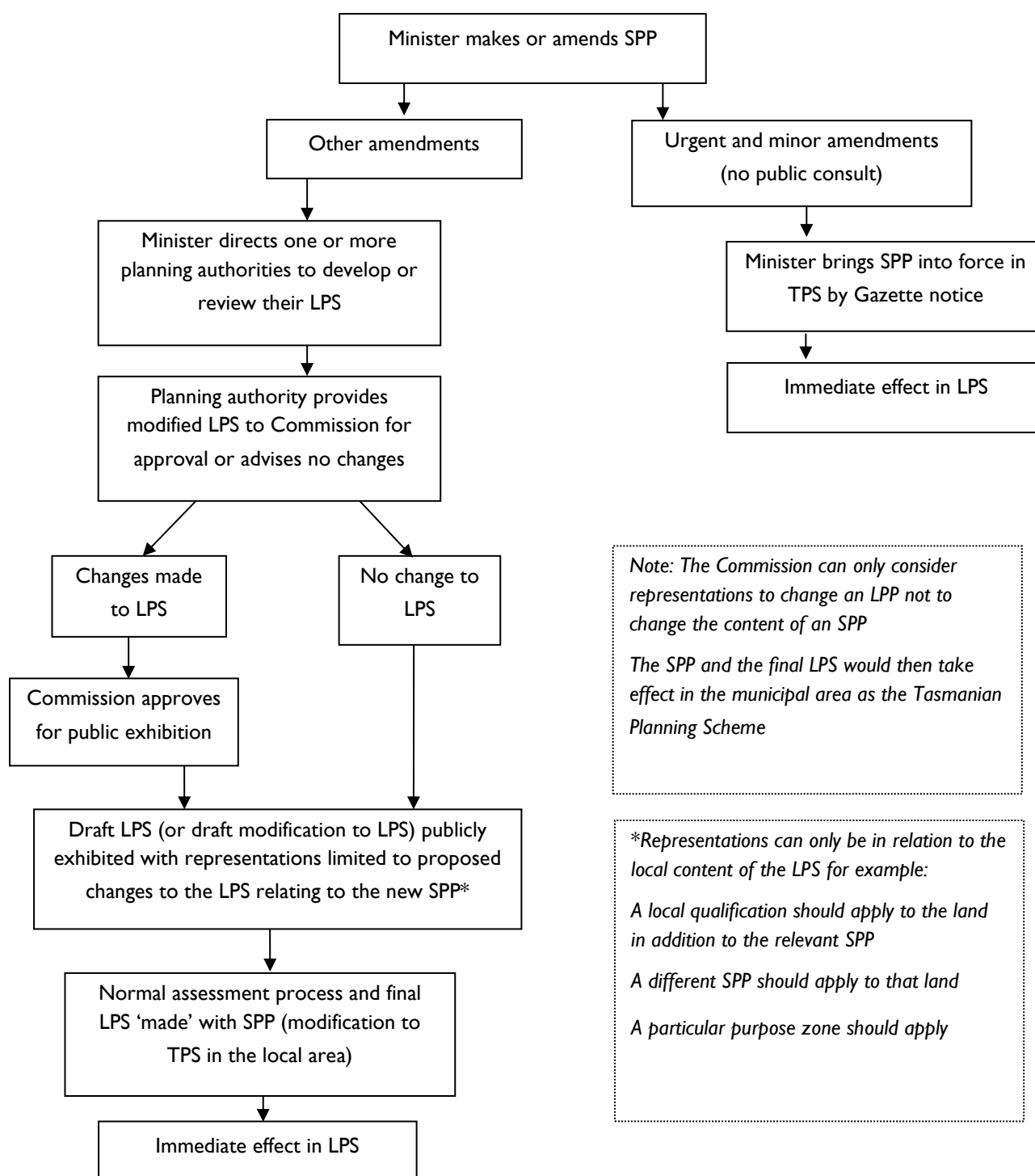
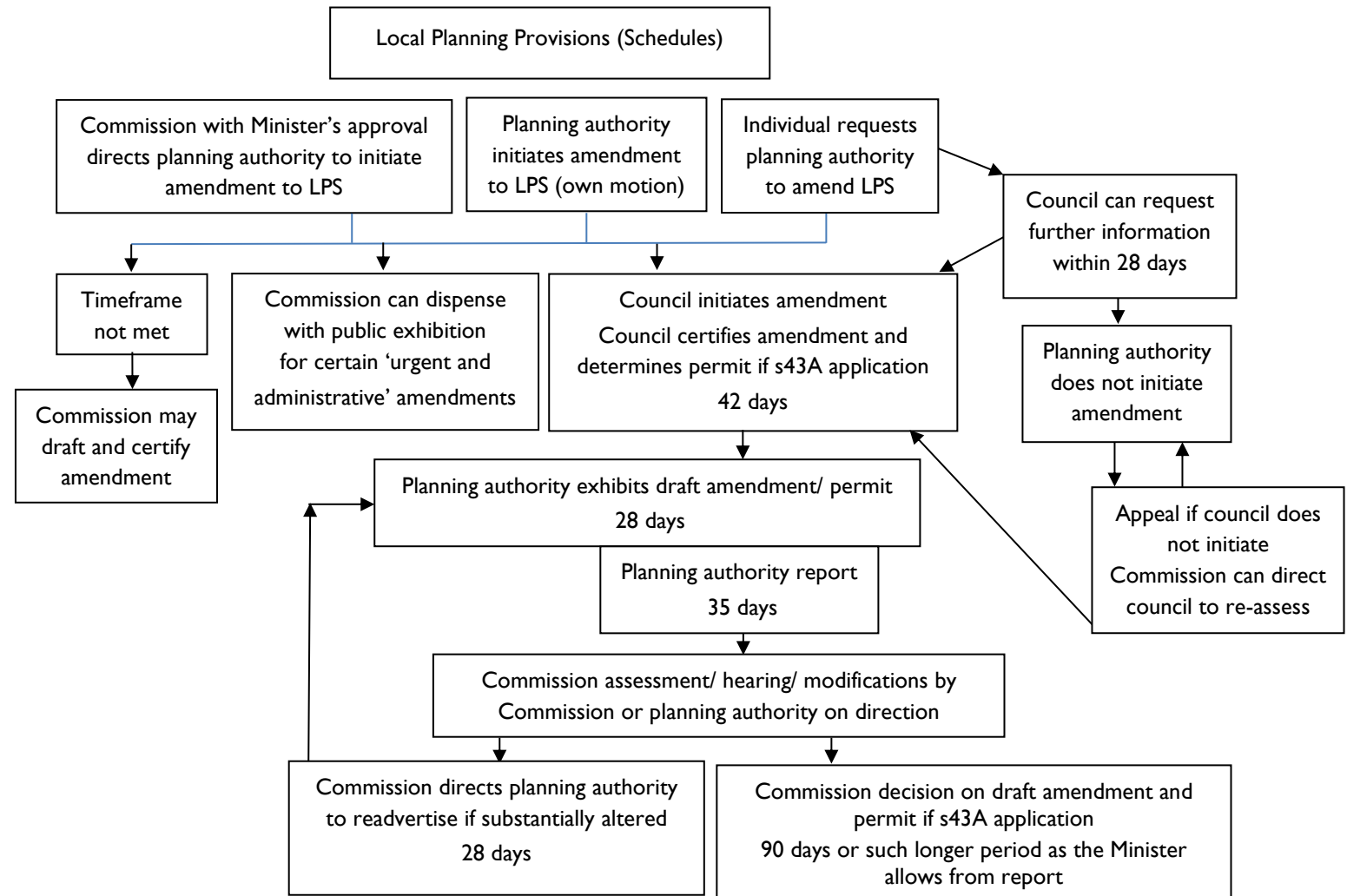


FIGURE 4 AMENDING THE TASMANIAN PLANNING SCHEME – LOCAL PLANNING PROVISIONS



The provisions for reviewing Local Provisions Schedules will build on the current provisions in the Act for reviewing planning schemes and will require planning authorities to seek public comment for a minimum of 21 days and submit a report to the Commission including the planning authority's opinion as to whether the Schedule requires amendment or replacement or can continue in its current form.

The draft Exposure Bill does not include a statutory timeframe for a regular review of the Local Provisions Schedules, as this is expected to be largely driven by any amendment of the State Planning Provisions which will contain the majority of the content of the planning controls, and any review of the Regional Land Use Strategies.

Planning authorities will also continue to keep their Local Planning Schedules, in particular the zoning maps, under regular review, as part of administering the Tasmanian Planning Scheme in their local area.

OTHER MATTERS

Special Planning Orders

The current power to make special planning orders in the Act will be retained. In the draft Exposure Bill these are now referred to as “Special Local Provisions Schedules” to fit with the structure and language of the Tasmanian Planning Scheme.

Special planning orders have been used in the past for situations such as where a planning authority has not provided an underlying zoning for Commonwealth land (as the controls wouldn't technically apply) and the land has been sold to a private owner, leaving it with no planning controls, such as with the previous Hobart airport land.

The power to make these will continue to be required for future situations where it may be necessary to bring in planning controls quickly where no such controls apply or where a specific issue is identified with the Tasmanian Planning Scheme.

Statutory timeframe for permitted use and development

The Government's election commitment to reduce the timeframe for assessing applications for permitted use or development from 42 to 21 days and the timeframe for requests for further information from 21 days to 14 days was partially delivered through the *Land Use Planning and Approvals (Streamlining of Process) Bill 2014*.

Following feedback from local government in particular, that Bill introduced a 28 day statutory timeframe for applications for permitted use or development and a 14 day timeframe for requests for further information.

The Government introduced the 28 day timeframe as a temporary measure recognising the transitional arrangements required as the result of the complex drafting of some interim planning schemes and the interaction with referrals to TasWater and the Gas entity, and with a view to reducing it to 21 days when the statewide planning scheme comes into effect.

The draft Exposure Bill introduces the 21 day timeframe, however this provision will not commence until the Tasmanian Planning Scheme is in place. This will provide planning authorities with a period of time to address the administrative matters that may be required to implement the 21 day assessment timeframe.

Other proposed changes

The draft Exposure Bill provides for a number of other changes to support the transition to a Tasmanian Planning Scheme, including that:

- The provisions for planning purposes notices will not be retained as the structure of the Tasmanian Planning Scheme and the processes supporting it will no longer require notices to allow local provisions to ‘override’ statewide provisions
- The power for the Minister to request or direct planning authorities to jointly develop, or jointly report on, their draft Local Provisions Schedules will not be retained for the Tasmanian Planning Scheme as the Act will involve a move from a regionally based model scheme to a statewide scheme

SAVINGS AND TRANSITIONAL PROVISIONS

The draft Exposure Bill provides the majority of the savings and transitional provisions in a single Schedule to the Act, for ease of reference. This will also allow for certain of these provisions to be amended or revoked more easily in future, with minimal effect on the overall structure and numbering of clauses in the Act.

Given the nature of the change from 30 individual planning schemes to a single Tasmanian Planning Scheme, a broad range of savings and transitional provisions are required for matters relating to planning schemes including permits, permit applications, applications for amendments to a planning scheme, appeals and planning directives.

While not technically a savings and transitional matter, the Act will continue to provide protection for existing uses by providing that nothing in a planning scheme is to be taken to

prevent the continuance of any use of land or buildings or any development that was commenced but not completed for any purpose for which it was lawfully used or constructed before the new Scheme comes into operation, including by virtue of requiring a permit. This will apply to situations where no permit was required under the previous planning scheme, as well as where a permit is in place.

The following is a summary of the matters that are addressed in the savings and transitional provisions, and related matters:

- Applications for permits and amendments to the current planning schemes will continue to be able to be processed until such time as the Tasmanian Planning Scheme comes into effect in each municipal area.
- Planning approvals provided under permits issued prior to the Tasmanian Planning Scheme coming into effect will continue to have legal effect once the new Scheme is in place. This is not a transitional provision per se, but rather a standalone provision of the current Act (current section 20) which has been retained.
- Permits that have been applied for, but not decided by a planning authority prior to the Tasmanian Planning Scheme coming into effect will continue to be processed under the old planning scheme however an applicant will be able to withdraw their application and reapply under the new Scheme should they wish to.
- Appeals that have been lodged but not decided prior to the Tasmanian Planning Scheme coming into effect will continue, rather than being extinguished by the introduction of the new Scheme. This will allow for these matters to be finalised.
- Appeals that are lodged after the Tasmanian Planning Scheme comes into effect on permits that were issued prior to scheme having effect will continue, rather than being extinguished by the introduction of the new Scheme. This will allow for these matters to be finalised.
- Applications for amendments that have not been decided prior to the Tasmanian Planning Scheme coming into effect, including combined applications for a permit and an amendment to a planning scheme, if still required under the new Scheme, will be able to translate into proposed amendments under the new Scheme rather than being extinguished.
- Planning directives, including interim directives that are in place, will be extinguished by the new Scheme. This will be managed administratively, with all current planning directives to be assessed and incorporated into the State Planning Provisions with any proposed modifications, where approved by the Minister.

- Planning directives subject to a current process when the Tasmanian Planning Scheme comes into effect will be extinguished by the new Scheme. There are expected to be few, if any, directives subject to a current process and this will be managed administratively, with any proposed planning directives that are not yet in place to be incorporated into the State Planning Provisions, where approved by the Minister.
- Planning directives, special planning orders, planning purposes notices and any other relevant instruments under the current planning schemes that will not be retained under the new Tasmanian Planning Scheme will be saved and subject to transitional provisions until such time as the new Scheme is in place, in each municipal area.

11.3.6 POLICY FOR WAIVING OR REDUCING FEES FOR PLANNING PERMIT APPLICATIONS UNDER CIPS 2015

(File No 20-01-00)

EXECUTIVE SUMMARY**PURPOSE**

The purpose of this report is to consider a policy for the temporary basis for waiving fees for applications considered exempt under the previous planning scheme that now require a permit.

RELATION TO EXISTING POLICY/PLANS

The changes sought are specifically to deal with reasonable customer service expectations and will not impact on any pre-existing policies or strategies of Council.

LEGISLATIVE REQUIREMENTS

The proposal to waive fees is regarded as a grant and benefit under Section 77 of the Local Government Act, 1993. Grants and benefits must be reported in Council's Annual Report.

CONSULTATION

Not applicable.

FINANCIAL IMPLICATIONS

It is envisaged that there will be minimal resource/financial implications associated with waiving or reducing these fees, however, it will be a short term impact which will be balanced against the need for fairness.

RECOMMENDATION:

- A. That Council adopts the policy attached to the Associated Report "Waiving of Fees for Planning Permits (CIPS 2015)" in respect to waiving fees for certain planning permit applications.
- B. That Council notes:
 - the waivers are a grant or benefit under Section 77 of the Local Government Act, 1993; and
 - the reporting requirement proposed on the application of the waivers.

ASSOCIATED REPORT**1. BACKGROUND**

Council currently has a policy to waive fees for planning applications in respect of certain charitable and recreational providers.

However, on this occasion it has come to staff attention that the commencement of the Clarence Interim Planning Scheme 2015 (CIPS 2015) has affected a small number of prospective developers who have previously been correctly provided with written advice, in response to preliminary assessments of designs, that a planning permit would not be required. In some cases, this changed with the introduction of CIPS 2015 and a permit is now required.

2. STATUTORY IMPLICATIONS

Although LUPAA requires fees to be paid to validate an application, it is also within Council's power to waive the fee requirements in respect of particular application types (for example the existing policy referred to above).

3. REPORT IN DETAIL

3.1. The recent introduction of CIPS 2015 has introduced a new regime for planning assessments. At the very least, the standards have changed for most proposals and in some situations permits are now required where previously they were not.

3.2. Prior to the introduction of CIPS 2015, many prospective developers sought preliminary assessments of their designs to determine whether a permit was required and if so, how they might improve the design to best meet the scheme.

3.3. In some cases, officers were able to advise that some minor proposals would not need a permit under the scheme. Acting on that advice some owners proceeded to complete their designs to lodge for building approval only. However, in instances where CIPS 2015 has changed that status to one of requiring a permit, it appears unfair to those few people to be subject to unexpected delay and costs. In the interests of fairness, it is considered reasonable to waive the relevant fees, for those with recent written advice provided in the preceding year.

3.4. The proposed policy to waive fees, in particular circumstances, would therefore produce a better service to the applicant. A copy of the proposed policy regarding this matter is attached (refer Attachment 1).

4. CONSULTATION**4.1. Community Consultation**

Not applicable.

4.2. State/Local Government Protocol

Not applicable.

5. STRATEGIC PLAN/POLICY IMPLICATIONS

The changes sought are specifically to deal with daily operational matters and will not impact on any pre-existing policies or strategies of Council.

6. EXTERNAL IMPACTS

No significant impacts.

7. FINANCIAL IMPLICATIONS

No significant implications are expected as this is likely to affect only a small number of minor applications.

8. ANY OTHER UNIQUE ISSUES

No other relevant issues.

9. CONCLUSION

The proposed policy (which will have temporary application) will, if adopted, produce fairer outcomes for a small number of potential applicants, caught up in the transition to CIPS 2015.

Attachments: 1. Policy for Waiving of Fees for Planning Permits [CIPS 2015] (1)

Ross Lovell
MANAGER CITY PLANNING

Council now concludes its deliberations as a Planning Authority under the Land Use Planning and Approvals Act, 1993.

TITLE	Policy for Waiving of Fees for Planning Permits (CIPS 2015)
APPROVAL DATE	Council Meeting 3 August 2015
REVISION DATES	
ASSOCIATED LEGISLATION	<i>Local Government Act 1993</i>
ASSOCIATED POLICIES	Clarence Interim Planning Scheme 2015
POLICY RESPONSIBILITY	Corporate Support Workgroup
REVIEW	This Policy expires 30 June 2016.

1. Policy Statement

The transition to the CIPS 2015 has meant that a small number of proposals previously assessed under the CPS 2007 as not requiring a permit now do. This is a temporary situation which causes unfairness to those affected.

2. Policy Objective

To adopt a policy framework that ensures a transparent and equitable process for dealing with such requests by Council.

- To ensure efficient administrative processes and practices within Council's statutory function are maintained.
- To meet Council's governance obligations for the provision of grants and benefits under the Local Government Act.
- To provide fairness to those who have acted in good faith on advice provided under the CPS 2007 but who have been unfairly caught up by the transition to the CIPS 2015.

3. Policy Guidelines

It is Council policy that fees be waived in accordance with the following criteria and procedures for a proposal where written advice has been previously provided by the Council under the CPS 2007 that a particular proposal was exempt from a permit and that situation has changed to requiring a permit under the CIPS 2015.

Application of Waiver

- Assessed on the lodgement of the application; and
- Can only be applied where the applicant is able to demonstrate that the proposed plan is unchanged from that previously assessed by Council; and
- The development/proposal relates to written requests for preliminary planning assessments made between 1 July 2014 and 30 June 2015.

This Policy is transitional only and will remain in effect until 30 June 2016 and thereafter will expire.

Reporting

Fees waived under this Policy will be reported in the Council Weekly Briefing Report and will be classed as a grant or benefit in accordance with the Local Government Act 1993.

11.4 CUSTOMER SERVICE

Nil Items.

11.5 ASSET MANAGEMENT**11.5.1 MAJOR ROADS PRIORITIES LIST**

(File No 28/01/00)

EXECUTIVE SUMMARY**PURPOSE**

To seek Council's endorsement of a priority based list of potential state road projects as a basis for Council to urge State and Australian Governments to consider for infrastructure funding.

RELATION TO EXISTING POLICY/PLANS

Council's Strategic Plan 2010-2015 is applicable.

LEGISLATIVE REQUIREMENTS

Nil.

CONSULTATION

Nil.

FINANCIAL IMPLICATIONS

There is no direct impact on Council's budget in recommending the priority based projects to the State Government.

RECOMMENDATION:

- A. That Council identifies the following priority outstanding traditional Road Transport issues for the City, which are (in order of priority):
- Rosny Park access - Tasman Highway access ramps;
 - West bound Rosny Hill Road Highway to Tasman Highway slip lane;
 - East Derwent Highway – Geilston Bay Road/Clinton Road intersection signalisation;
 - Tasman Highway – Holyman Avenue roundabout upgrade;
 - Cambridge By-pass - Richmond Road deviation to Acton Interchange on Tasman Highway;
 - Rokeby Main Road - Hawthorne Place to the Police Academy Roundabout;
 - Cambridge Road/Richmond Road intersection upgrade;
 - East Derwent Highway 4 lane extension from Grass Tree Hill Road roundabout to East side of Bowen Bridge;
 - South Arm Road upgrade from the Police Academy Roundabout to Acton Road at Lauderdale; and
 - Flagstaff Gully Link Road connection to East Derwent Highway.
- B. That Council identifies the following priority outstanding Active Transport issues for the City, which are (in order of priority):
- Cambridge Road multi-user pathway from the Mornington Roundabout to the Cambridge Township;

- Richmond Road - wider sealed shoulders; and
- East Derwent Highway from Geilston Bay to the Bowen Bridge – wider sealed shoulders.

C. That Council authorises the Mayor to write to the Minister for Infrastructure urging the State Government to commit to taking the state road projects identified in “A” and “B” above to the stage where they would qualify as “shovel ready” for both State and Australian Government infrastructure funding.

ASSOCIATED REPORT

1. BACKGROUND

1.1. At its Meeting of 14 August 2000, Council resolved:

“That Council endorses the priorities for the outstanding transport issues, which are (in order of priority):

<i>Issue</i>	<i>Description</i>
<i>Derwent Crossing</i>	<i>Development of a contingency plan should a disaster/emergency/accident affect traffic crossing the Tasman Bridge.</i>
<i>Rosny Park Access/Egress</i>	<i>Improving access/egress to Rosny central business district from other suburbs in Clarence, other Council areas and the State road network.</i>
<i>South Arm Highway</i>	<i>Improving safety for all users on South Arm Highway from Howrah to Cremorne.</i>
<i>Richmond</i>	<i>Damage to historical buildings from freight transport. Conflict between freight vehicles and tourist/residential traffic/pedestrians. Preserving and enhancing the heritage values of the town. Damage to the Richmond Bridge from vehicles.</i>
<i>Alternative Transport Modes</i>	<i>Development of alternative modes of transport to reduce dependency on motor vehicles.</i>
<i>Droughty Point</i>	<i>Access/egress to South Arm Highway from Droughty Point residential development”.</i>

1.2. At its Meeting of 10 August 2009, Council resolved:

“A. That Council identifies the following priority outstanding transport issues for the City, which are (in order of priority):

- *Rosny Park access (Tasman Highway off-ramps).*
- *East bound East Derwent Highway to Tasman Highway slip lane.*
- *Rokeby Bypass (both sections).*
- *Flagstaff Gully Link Road.*
- *East Derwent Highway 4 lane extension from Grass Tree Hill roundabout to East side of Bowen Bridge.*

B. That Council in recognising the development of alternative modes of transport to reduce dependency on motor vehicles as a high priority issue agreed between Council and the Department of Infrastructure Energy and Resources requests the State Government to identify appropriate options as a matter of priority.

C. That Council authorises the Mayor to write to the Minister for Infrastructure urging the State Government to commit to taking the state road projects identified in A above to the stage where they would qualify as ‘shovel ready’ for Australian Government infrastructure funding”.

1.3. As a general principle Council should review its priorities for funding of State Road infrastructure on a regular basis. As Council’s last review was in August 2009, it is timely to review the priorities given the expiration of time and the completion of projects on Council’s previously adopted list of projects.

2. REPORT IN DETAIL

2.1. The previously adopted list of projects was:

- Rosny Park access (Tasman Highway ramps);
- east bound East Derwent Highway to Tasman Highway slip lane;
- Rokeby By-pass (both sections);
- Flagstaff Gully Link Road; and
- East Derwent Highway 4 lane extension from Grass Tree Hill roundabout to east side of Bowen Bridge.

2.2. Since then discussions have occurred with the Department of Infrastructure, Energy and Resources (DIER) now the Department of State Growth (DSG) on possible solutions to the identified issues. A number of the transport issues identified above have been addressed or completed:

- the east bound East Derwent Highway to Tasman Highway slip lane is currently under construction and is scheduled for completion in the latter half of 2016;
- Stage 1 of the Rokeby By-pass is complete and DSG has commenced the Stage 2 works, which are scheduled for completion in December 2016; and
- Council, at its Meeting of 23 April 2012 resolved to withdraw its support for the Planning Scheme Amendment to create the necessary zoning for the Flagstaff/Gully Link Road extension. Consequently Council no longer supports this as a transport option for the City.

2.3. On that basis and in accordance with Council's currently adopted priority resolution, the following projects remain as high priority projects to be funded over the next 5 years:

- Tasman Highway access ramps at Gordons Hill Road at an estimated cost of \$4M;
- East Derwent Highway/Tasman Highway Interchange Improvements Stage 2 as per the DSG submission to NB2 at an estimated cost of \$27.8M;
- Rokeby Main Road Upgrade Stage 3 – Rokeby Main Road Upgrade and by-pass connection from Hawthorn Place to the Police Academy Roundabout. There is no estimate available at the moment but a 2007 estimate was for \$12M; and
- East Derwent Highway 4 lane extension from Grass Tree Hill Road to Bowen Bridge at an estimated cost of \$12.7M.

2.4. To facilitate discussion on the subject a resource document was circulated to all Aldermen under separate cover both in February 2015 to inform the budget discussion process and again in July 2015, prior to a workshop session on 6 July 2015. This document included the existing projects and also new projects for consideration.

In particular with the change in approach of the State Government to consider broader based alternate and Active Transport solutions the document set out a list of potential projects based on 2 categories:

- traditional Road Based projects; and
- alternate or Active Transport projects.

Within each category each potential project was discussed in terms of its location, the issue involved, the potential solution, the State Government and Council's strategic context and likely estimated costs.

2.5. Road Based Projects

The discussion at Council's Workshop on 6 July 2015 reflected that the priority order for developing design solutions for the traditional Road Based projects should be:

- Rosny Park access - Tasman Highway access ramps;
- West bound Rosny Hill Road to Tasman Highway slip lane;
- East Derwent Highway – Geilston Bay Road/Clinton Road intersection signalisation;
- Tasman Highway – Holyman Avenue roundabout upgrade;
- Cambridge By-pass - Richmond Road deviation to Acton Interchange on Tasman Highway;
- Rokeby Main Road - Hawthorn Place to the Police Academy Roundabout;
- Cambridge Road/Richmond Road intersection upgrade;
- East Derwent Highway 4 lane extension from Grass Tree Hill Road roundabout to East side of Bowen Bridge;
- South Arm Road upgrade from the Police Academy Roundabout to Acton Road at Lauderdale; and
- Flagstaff Gully Link Road connection to East Derwent Highway.

- 2.6.** The rationale behind this priority order is that resolving Rosny Park access/egress issues has the potential to assist development of Kangaroo Bay as well as making it easier for visitors to access the CBD. Overall, this issue is considered to have the greatest impact on economic development within Clarence.
- 2.7.** The Tasman Highway has the largest number of vehicle traffic in the south of the state, on that basis, any solutions that improve efficiency and safety on this part of the network are a high priority. For this reason the upgrade of the connection between Rosny Hill Road and Tasman Highways is a high priority.
- 2.8.** The East Derwent Highway, along with the South Arm Highway, have the second highest traffic flows in the City. The increased residential traffic accessing East Derwent Highway at Geilston Bay Road and Clinton Road are currently encountering delays. The need for controlled access to the East Derwent Highway will increase as pressure for residential development along East Derwent Highway and Sugarloaf Road increases. The controlled access at this uncontrolled intersection will improve efficiency and safety on this part of the network.
- 2.9.** The impending development and upgrade of Hobart International Airport, coupled with the increasing residential development in Sorell, will have implications on access at the Holyman Avenue roundabout on the Tasman Highway. Additionally, this intersection is important in terms of access to the commercial and industrial zones at Cambridge Park which is a growing area of potential economic development within the City.
- 2.10.** With the construction of the Richmond Heavy Vehicle Link Road the construction of a Cambridge By-pass will support heavy vehicle movements through this part of the City. Further, the Cambridge By-pass and the associated Cambridge/Richmond Road intersection upgrade are important in developing safe, efficient and convenient access to the State Road arterial network without using the local road network through what is now primarily residential zoned land.

- 2.11.** The South Arm Highway upgrade from Hawthorne Place to the Police Academy Roundabout is the next stage in the overall Rokeby By-pass proposal. This, along with the upgrade of the South Arm Highway from the Police Academy Roundabout to Lauderdale, would provide an improved and safer travel route for the community.
- 2.12.** The 4 lane extension in the section of the East Derwent Highway from Grass Tree Hill roundabout to the Bowen Bridge is a solution to the previously identified top priority issue of the Derwent crossing. While this is an important link in the overall eastern shore State Road Network it is a lower trafficked road than the East Derwent Highway through Lindisfarne, Tasman Highway and South Arm Highway. Additionally, while 4 lanes on the eastern side of the Bowen Bridge will increase capacity on this link of the network, the network is severely constrained on the western side of the Bowen Bridge at the Goodwood interchange and by the capacity of the Brooker Highway. On that basis this is a lower priority.
- 2.13.** The Flagstaff Gully Link Road was listed in original priorities adopted by Council on 10 August 2009. DSG's view is the design and construction of any Flagstaff Gully Link Road is not a DSG issue as the East Derwent Highway is sufficient to meet the identified State Road Network role on the eastern shore. On that basis the issue become one for Council to resolve. At its meeting of 23 April 2012 Council resolved to withdraw its support for the Planning Scheme Amendment to create the necessary zoning for the Flagstaff/Gully Link Road extension. Consequently Council's adopted policy position is that it no longer supports this as a transport option for the City. However at the Council Workshop Session on 6 July 2015 Council indicated that it may wish to revisit this option and given DSG's view on the matter this project has been listed as the lowest priority.

2.14. Active Transport Projects

Similarly for the Alternate Transport projects the priority order for developing design solutions for the Alternate Transport projects should be:

- Cambridge Road multi-user pathway from the Mornington Roundabout to the Cambridge Township. This project has 2 stages/components. The first stage is the multi-user pathway along Cambridge Road from the Redgate Interchange at the Tasman Highway to Richmond Road and the second stage is the multi-user pathway along the Tasman Highway from the Mornington Roundabout to Cambridge Road at the Redgate Interchange;
- Richmond Road - wider sealed shoulders; and
- East Derwent Highway from Geilston Bay to the Bowen Bridge – wider sealed shoulders.

2.15. The Cambridge Road proposal is Council's top priority given its importance as a key element in the soon to be adopted Cambridge Master Plan. The Richmond Road project is listed as it has been identified by both the Minister for Infrastructure and officers within DSG as a project that is within the current forward estimates for 2017/2018.

2.16. The East Derwent Highway project links to the priority order associated with the Road Based project identified in Section 2.12 of this report: it is reasonable to assume that this project would be undertaken in conjunction with the Bowen Bridge access project described in Section 2.12.

3. CONSULTATION**3.1. Community Consultation**

No community consultation has been recently carried out by Council or DSG on the potential projects listed; although consultation was undertaken several years ago on the projects currently under construction.

3.2. State/Local Government Protocol

Consultation has occurred between Council and DSG officers to develop basic solutions for the issues.

3.3. Other

Not applicable.

4. STRATEGIC PLAN/POLICY IMPLICATIONS

4.1. Council's Strategic Plan 2010-2015 under the Goal Area Social Inclusion contains the following Community Safety and Well-being Strategy to: *"Provide essential infrastructure to support, sustain and enhance community safety and social well-being"*.

4.2. Council's Strategic Plan 2010-2015 under the Goal Area Prosperity contains the following Economic Development Strategies to:

"Provide and plan for essential infrastructure to support economic development".

"Promote appropriate economic development in key clusters – Cambridge Park, Mornington and Rosny Park commercial precincts, Kangaroo Bay, Hobart Airport, Rokeby and Richmond".

4.3. Council's Strategic Plan 2010-2015 under the Goal Area Environment contains the following City Planning Strategy to: *"Plan and advocate for necessary infrastructure to support development – water, gas, energy, transport, telecommunications, community facilities"*.

4.4. Council's Strategic Plan 2010-2015 under the Goal Area Community Leadership contains the following External Relations Strategy to: *"Provide advocacy on behalf of the community and actively engage government and other organisations in the pursuit of community priorities"*.

5. EXTERNAL IMPACTS

The impact of the implementation of this strategy will be felt not only in the Clarence area but also to travellers through the City.

6. RISK AND LEGAL IMPLICATIONS

Nil.

7. FINANCIAL IMPLICATIONS

There is no direct impact on Council's budget in recommending the priority based list of projects to the State Government.

8. ANY OTHER UNIQUE ISSUES

Nil.

9. CONCLUSION

There are numerous State Government road and traffic projects in Clarence that have previously been suggested and which are strategically important to managing current and future traffic needs of a growing city. Council has the opportunity to define the priority of these projects and request the State Government to develop these priority projects to shovel ready status to maximise the opportunities of attracting State and Australian Government infrastructure funding as part of future State and Australian Government budgets, or a future economic stimulus package, or an Infrastructure Australia funding round.

Attachments: Nil.

John Stevens

GROUP MANAGER ASSET MANAGEMENT

**11.5.2 NATONE HILL BUSHLAND AND GEILSTON BAY COASTAL RESERVE
ACTIVITY PLAN – 2015-2019**

(File No)

EXECUTIVE SUMMARY**PURPOSE**

To consider the adoption of the Natone Hill Bushland and Geilston Bay Coastal Reserve Activity Plan 2015-2019 following community consultation.

RELATION TO EXISTING POLICY/PLANS

Council's Strategic Plan 2010-2015 and Community Participation Policy are relevant.

LEGISLATIVE REQUIREMENTS

Nil.

CONSULTATION

Consultation with the community was undertaken in accordance with Council's Community Participation Policy.

FINANCIAL IMPLICATIONS

The adoption of the Natone Hill Bushland and Geilston Bay Coastal Reserve Activity Plan 2015-2019 has no direct financial impact. The implementation of the Natone Hill Bushland and Geilston Bay Coastal Reserve Activity Plan 2015-2019 is planned to be staged over a number of financial years, subject to Council approval of future Annual Plans.

RECOMMENDATION:

- A. That Council incorporates the following additional items in the Natone Hill Bushland and Geilston Bay Coastal Reserve Activity Plan 2015-2019:
- weed management activities in Natone Hill Reserve to be undertaken in consultation with the Natone Hill Landcare Group;
 - the Plan be updated to emphasise that the primary focus for work and funding should be to ensure that future weed control activities are maintained and that regeneration occurs;
 - that the Natone Hill Landcare Group's flora and photographic resources are utilised when analysing native flora and vegetation community trends; and
 - the interpretation signs to be developed in consultation with the Limekiln Point Landcare Group.
- B. That Council adopts the Natone Hill Bushland and Geilston Bay Coastal Reserve Activity Plan 2015-2019 including the modification detailed in "A" above.

**NATONE HILL BUSHLAND AND GEILSTON BAY COASTAL RESERVE
ACTIVITY PLAN – 2015-2019 /contd...**

ASSOCIATED REPORT**1. BACKGROUND**

- 1.1.** Council provided funding in the 2014/2015 Annual Plan for the development of the Natone Hill Bushland and Geilston Bay Coastal Reserve Activity Plan 2015-2019 (Plan).
- 1.2.** Tasflora was engaged to develop the Plan which involved initial consultation with local community members and some key stakeholder groups, with an on-site meeting and an opportunity to provide input into the development of the draft Plan.
- 1.3.** Aldermen were provided with a copy of the draft Plan as part of the Weekly Briefing Report distributed on 3 April 2015, a copy of the Plan is attached. The Briefing Report outlined the following consultation process:
 - advertisement in the Eastern Shore Sun newspaper, March 2015 edition, inviting comment on the draft Plan;
 - distribution of Natone Hill Bushland and Geilston Bay Coastal Reserve Activity Plan Report Cards to local residents, which provided a review of key attributes of the Natone Hill Bushland and Geilston Bay Coastal Reserve and provided a summary of the major recommendations in the Plan;
 - display in the Council Office foyer inviting people to complete the feedback form and drop it in the box; and
 - copy of the draft Plan to be placed on Council's website, www.ccc.tas.gov.au, inviting people to complete the feedback form;
- 1.4.** Consultation closed on Monday, 22 April 2015 and 3 responses were received.

2. REPORT IN DETAIL

2.1. The Natone Hill Bushland Reserve is approximately 45ha in size and forms part of the scenic rim of vegetated hills on the Eastern Shore. It is valued by locals for its bushland setting, scenic views and the extensive track network is used for a range of recreational activities. The Natone Hill Land Care Group has been an active group of locals for the past 20 years. The Natone Hill Bushland Reserve has frequent connectivity to the foreshore reserve known as the Geilston Bay Coastal Reserve.

2.2. The Geilston Bay Coastal Reserve encompasses the foreshore and multi-user pathway between Lindisfarne and Geilston Bay and the riparian zone along Faggs Creek to the East Derwent Highway. The ownership of the coastal reserve is mixed between Council, Crown and private. There are 4 volunteer land and coast care groups that undertake works along the coastal reserve.

2.3. The main objectives of the Plan are to:

- ensure the Reserve is sustainably managed to preserve and enhance its natural, cultural and social values;
- identify priority management activities to be undertaken within the Reserve by Council, community groups and/or volunteers as resources become available during the period 2015-2019; and
- encourage community engagement through raising awareness of the Reserve's values and encourage participation in activities to minimise threats to these values.

2.4. The Plan sets out actions to address the issues raised as part of the consultation as well as the statutory and environmental management responsibilities Council has as a landowner. The main themes addressed in the Plan are:

- site values;
- weed management;
- regeneration and revegetation;
- riparian habitat management;
- fauna habitat management;

- vegetation and fauna monitoring;
- reserve entrances and parking;
- tracks and trails;
- infrastructure;
- bushfire management;
- coastal erosion and inundation;
- community participation and awareness; and
- implementation plan.

2.5. Some of the issues raised within the 3 responses were outside the scope of this Plan, mainly in relation to dog management. In summary, there are 8 key issues raised as a result of the public consultation.

Issue	Comment
Natone Hill Landcare Group should be consulted when undertaking weed management activities to ensure all known infestations are targeted.	Amend recommendation to: <i>That weed management activities should be undertaken in consultation with the Natone Hill Landcare Group.</i>
The current weed removal process leaves an eyesore of piles of rotting weeds.	No Action. Plan identifies removal or burning of the weed piles as a Priority 1 activity.
Concern at the heavy handed removal of weeds along the coastal path with limited regeneration. The nett effect has been the removal of 2 weed varieties and inevitably replaced with others and the increased use of poisons to control them.	No Action. Plan recognises that weeds have been removed from a large area and that future weed control activities should focus on maintaining the area free from weeds. Weed control methods used are to be limited to manual cut and paste where applicable and practicable.
If there is limited funding then steps should be funded to preserve the current amenity along the coastal path and ensure that first class regeneration occurs and acknowledgement that only gradual progress can be made.	Amend Plan to include: <i>That the primary focus for work and funding should be to ensure that future weed control activities are maintained and that regeneration occurs.</i>
A member of the Natone Hill Landcare Group notes that there are flora samples and photographic collections available as reference material.	Amend recommendation to: <i>That the Natone Hill Landcare Group flora and photographic resources should be utilised when analysing native flora and vegetation community trends.</i>

Formalising car parks at Natone Hill will encourage additional usage, in particular the use of the hill as a dog exercise track and cycling (which we understand is currently prohibited on the hill). There clearly needs to be an understanding of the mitigation of the effects of undesirable use of the hill to improve the overall outcome for users.	No Action. Encouraging additional usage of the Reserve is consistent with the objective of enhancing its recreational and social values. Formalising gravel car parks will improve the overall outcome for all users by improving access to the Reserve as current parking arrangements are awkward and unclear. Cycling is currently permitted along the Reserve's tracks. Plan recommends the removal of "no mountain bikes" sign to reduce confusion.
A number of comments relating to seating and dog bins along the foreshore path in relation to location and style of seating.	No Action. The Plan clearly identifies the locations for rest opportunities and viewing the scenery and the style of seating to be consistent with existing seats.
The proposed interpretation signs should be developed in consultation with the Limekiln Point Landcare Group.	Amend recommendation to: <i>To develop interpretation signs in consultation with the Limekiln Point Landcare Group.</i>

3. CONSULTATION

3.1. Community Consultation

Consultation with the community was in accordance with Council's Community Participation Policy.

3.2. State/Local Government Protocol

Nil.

3.3. Other

Nil.

4. STRATEGIC PLAN/POLICY IMPLICATIONS

4.1. Council's Strategic Plan 2010-2015 under the Goal Area Environment has the following Natural Environment Strategy to: *"Develop bushland and coastal management plans"*.

- 4.2.** Council's Strategic Plan 2010/2015 under the Goal Area Social Inclusion has the following Public Spaces and Amenity Strategy to: *“Develop plans to improve the amenity of public spaces”*.

5. EXTERNAL IMPACTS

Nil.

6. RISK AND LEGAL IMPLICATIONS

Nil.

7. FINANCIAL IMPLICATIONS

It is proposed that the development of the Plan will be staged over a number of financial years, subject to Council approval as part of future Annual Plans.

8. ANY OTHER UNIQUE ISSUES

Nil.

9. CONCLUSION

- 9.1.** The Natone Hill Bushland and Geilston Bay Coastal Reserve Activity Plan 2015-2019 provides guidance and direction for activities undertaken within the Reserve by Council, community groups and volunteers. Particularly the Natone Hill, Geilston Bay, Geilston Bay Boat Club and Limekiln Landcare Groups who volunteer many hours of work in the Reserve.

- 9.2.** The Natone Hill Bushland and Geilston Bay Coastal Reserve provide refuge for native flora and fauna and opportunity for recreational activities for residents and visitors of the City. The recommendations contained in the Plan will provide guidance to Council and volunteer groups when implementing on-ground activities.

Attachments: 1. Natone Hill Bushland and Geilston Bay Coastal Reserve Activity Plan 2015-2019 (78)

John Stevens

GROUP MANAGER ASSET MANAGEMENT



DRAFT Reserve Activity Plan

2015 - 2019

NATONE HILL BUSHLAND AND GEILSTON BAY COASTAL RESERVES

ADVICE PREPARED BY
TASFLORA FOR
CLARENCE CITY COUNCIL
JUNE 2015



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Weed Control and Native Vegetation Specialists

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1 BACKGROUND

The Natone Hill Bushland Reserve (the NHB Reserve) is a 45 hectare bushland reserve encompassing Natone Hill in Lindisfarne on Hobart's eastern shore. The Reserve is owned and managed by Clarence City Council (Council). It is valued by locals for its bushland setting, scenic views and extensive track network which is used for a range of recreational activities. The Reserve also forms part of the 'scenic rim' of vegetated hills on Hobart's eastern shore which creates an important visual landscape connection of bushland areas from the foreshore to ridges in the Clarence municipality. The Natone Hill Landcare Group has played an active role in caring for the Reserve for over 20 years.

The Geilston Bay Coastal Reserve (the GBC Reserve) encompasses the foreshore strip and multi user pathway corridor between Koomela Bay in Lindisfarne and Geilston Bay, as well as the riparian zone along Faggs Gully Creek between Geilston Bay and the East Derwent Highway. It is highly valued by locals for its coastal setting, scenic views and recreational opportunities, forming an important link in the Clarence Foreshore Trail. The ownership of the Reserve is mixed between Council and the Crown, with some foreshore areas owned by private landowners. The Geilston Bay Landcare Group (North Bank and South Bank), the Geilston Bay Boat Club Landcare Group and the former Geilston Bay High School Coastcare/Landcare Group have played an active role in undertaking management activities along Faggs Gully Creek and the Geilston Bay foreshore over many years, while the newly established Limekiln Point Landcare Group undertakes on ground work in the area between Limekiln Point and Koomela Bay.

Several management plans have previously been prepared for the Reserves, including two management plans (deGryse 1990, 1998) and a bushfire management plan (AVK Environmental Management 2011a) for the NHB Reserve and two weed management plans for the GBC Reserve (Tasflora 2007a, 2007b). These have served to guide management activities in the Reserves and a large number of the recommendations contained in these reports have been implemented.

Tasflora has now been engaged by Council to develop a five year Reserve Activity Plan for on ground management activities within the two Reserves, including the development of an implementation plan identifying immediate and ongoing management priorities to be undertaken during the period 2015-2019.¹

The recommendations contained within this *Natone Hill Bushland and Geilston Bay Coastal Reserves Activity Plan 2015-2019* are intended to provide guidance for on ground activities that can be implemented by Council, community groups and/or volunteers. It is acknowledged that it may not be possible to undertake all recommended activities due to resource constraints; rather the intent of this plan is to provide a guide to management concepts and outcomes that could be achieved

¹ The *Natone Hill Bushland and Geilston Bay Coastal Reserves Activity Plan 2015-2019* falls under Council's *Clarence Bushland and Coastal Strategy*, which summarises plans and strategies relevant to Reserves within the Clarence municipality.

if sufficient funding can be obtained.

2 OBJECTIVES

The objectives of the *Natone Hill Bushland and Geilston Bay Coastal Reserves Activity Plan 2015-2019* are to:

- ensure the Reserves are sustainably managed to preserve and enhance their natural, cultural and social values;
- identify priority management activities to be undertaken within the Reserves by Council, community groups and/or volunteers as resources become available during the period 2015-2019; and
- encourage community engagement through raising awareness of the Reserves' values and encourage participation in activities to minimise threats to these values.

3 SITE DESCRIPTION

The area covered by the *Natone Hill Bushland and Geilston Bay Coastal Reserves Activity Plan 2015-2019* is illustrated in Figure 1. It includes Natone Hill, the multi user pathway corridor between Koomela Bay and Geilston Bay, and the Faggs Gully Creek riparian zone as far as the East Derwent Highway. Both Reserves are zoned as Recreation under the *Clarence Planning Scheme 2007* (Clarence City Council 2011) and as Open Space under the *Clarence Draft Interim Planning Scheme 2014*.²

4 SITE VALUES OF THE NATONE HILL BUSHLAND RESERVE

4.1 Native flora

The NHB Reserve's native vegetation is comprised of grassy woodland and forest, with four native vegetation communities present (AVK Environmental Management 2011a). *Eucalyptus amygdalina* (black peppermint) forest on mudstone covers the majority of the site (refer Figure 2). There are also three small areas of other native vegetation communities on the south facing slopes of Natone Hill, including *E. viminalis* (white gum) grassy forest and woodland, *E. globulus* (blue gum) dry forest and woodland and *E. risdonii* (Risdon peppermint) forest and woodland (refer Figure 3). The latter two communities are listed as threatened native vegetation communities under the *Tasmanian Nature Conservation Act 2002*. A full description of each of the communities occurring within the Reserve is provided at Appendix 1.

Three native plant species of high conservation value have been recorded in the NHB Reserve (AVK Environmental Management 2011a; DPIPWE 2014): *Arthropodium strictum* (chocolate lily), *Eucalyptus risdonii* (Risdon peppermint), *Lepidium pseudotasmanicum* (shade peppergrass) and *Rytidosperma indutum* (tall wallabygrass). Further information on these threatened species is provided at Appendix 1.

² Refer <http://www.ccc.tas.gov.au/interimplanningscheme>

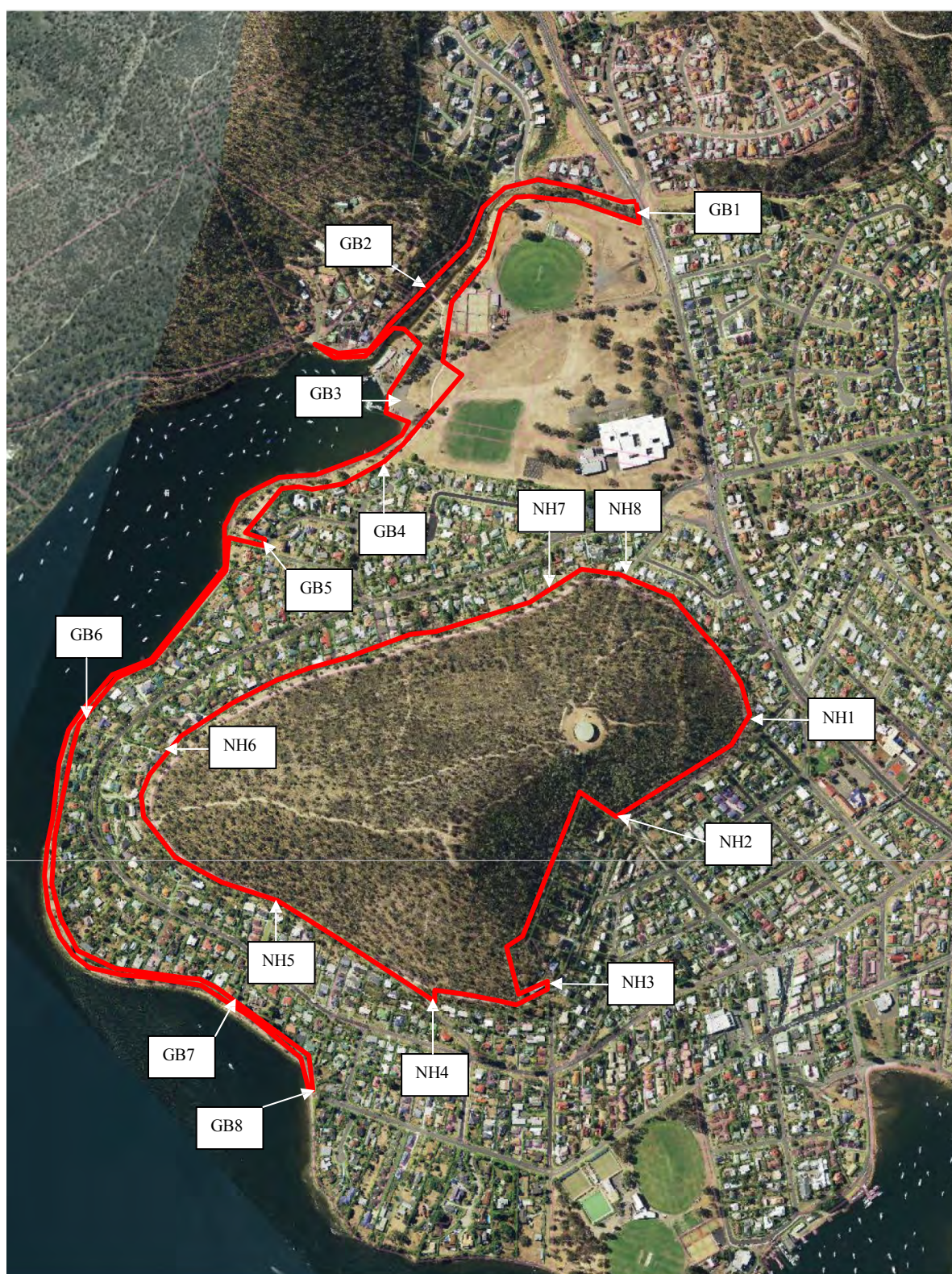


Figure 1: Area covered by the *Natone Hill Bushland and Geilston Bay Coastal Reserves Activity Plan 2015-2019*, including main Reserve entrances (NH1-8 & GB1-8) (base map sourced from the LIST).



Figure 2: Typical *Eucalyptus amygdalina* forest on mudstone occurring in the Natone Hill Bushland Reserve.

A flora species list was last compiled for the NHB Reserve in 1998 (deGryse 1998), and is provided at Appendix 2.

4.2 Native fauna

The Reserve contains suitable habitat for a range of native wildlife (mammals, birds, reptiles and invertebrates), including:

- mature or dead eucalypt trees with hollows, which provide potential den and nest sites for possums and hollow-nesting bird species, including the endangered swift parrot (*Lathamus discolor*) and Tasmanian masked owl (*Tyto novaehollandiae* subsp. *castanops*);
- mature, flowering eucalypt trees that provide a foraging source for possums and birds;
- shrubs and other understorey species that provide nesting, shelter and a foraging source for birds and small mammals (eg brown bandicoot, eastern barred bandicoot); and
- fallen timber and leaf litter, which provide shelter and foraging habitat for small birds, reptiles and invertebrates.

A bird survey was undertaken in the Reserve by members of Birdlife Tasmania in October 2014. Eleven native bird species were recorded during a half hour period, as summarised in Appendix 3.



Figure 3: Threatened *Eucalyptus risdonii* forest and woodland community occurring in the Natone Hill Bushland Reserve.

While no threatened fauna species have been previously recorded within the Reserve (DPIPWE 2014), there is suitable habitat for the endangered swift parrot, Tasmanian masked owl and the vulnerable eastern barred bandicoot (*Perameles gunnii*). Further information on these species is provided at Appendix 1.

The presence of wildlife in the Reserve is valued by local residents, and ongoing management of a diversity of habitats has been identified as an important management issue.

4.3 Cultural heritage

Natone Hill and its surrounds are thought to have been previously occupied by the Mumirimina band of the Oyster Bay tribe. A quarry has been recorded in the NHB Reserve (de Gryse 1990), and a number of middens have been previously recorded around the foreshore in the neighbouring GBC Reserve (refer Section 5.3).

Under the Tasmanian *Aboriginal Relics Act 1975* (the Aboriginal Relics Act), it is an offence to 'destroy, damage, disfigure, conceal, uncover, expose, excavate or otherwise interfere with a relic' unless a permit has been granted. It is therefore important to ensure that no artefacts or other cultural material are exposed or disturbed without a permit during Reserve management activities. In the event that an Aboriginal artefact is inadvertently uncovered, an Unanticipated Discovery Plan should be implemented immediately (refer Appendix 4) and the items reported to

Aboriginal Heritage Tasmania for advice.

The NHB Reserve contains one known site of European cultural heritage. During World War II, Natone Hill was identified as a potential site for a gun battery and barracks and excavations for these were undertaken at the crest of the hill, although guns were not erected (Alexander 2003). The excavations can still be observed at the summit of Natone Hill (refer Figure 4).



Figure 4: Remnant gun emplacement excavations from World War II at the summit of Natone Hill.

4.4 Recreational values

The Reserve is highly utilised year round for a range of recreational activities by local residents and visitors, including walking, jogging, dog exercise, bike riding, mountain biking and orienteering.

5 SITE VALUES OF THE GEILSTON BAY COASTAL RESERVE

5.1 Native flora

The GBC Reserve contains two distinct natural environments: coastal foreshore between Koomela Bay and Geilston Bay, and the riparian zone along Faggs Gully Creek between Geilston Bay and the East Derwent Highway.

While much of the coastal foreshore section of the Reserve is comprised of exotic vegetation, remnant patches of *Allocasuarina verticillata* (sheoak) forest occur in

this area (refer Figure 5). Remnant native vegetation along Faggs Gully Creek is difficult to classify as the understorey is absent in many places following removal of large tracts of weeds (refer Figure 6). *Eucalyptus ovata* and *E. viminalis* are the dominant trees in this area. A succulent saline herbfield is growing on the creek margins adjacent to the revegetation area at the Geilston Bay end of the creek (refer Figure 7). This community is interspersed with pockets of saline sedgeland/rushland dominated by *Juncus kraussii* (sea rush).



Figure 5: Remnant *Allocasuarina verticillata* forest and woodland in the GBC Reserve.

No native plant species of conservation value have been previously recorded in the GBC Reserve (DPIPWE 2015).

5.2 Native fauna

The forested creekline of Faggs Gully Creek is likely to support the highest diversity of wildlife in the GBC Reserve. Mature gum trees with hollows along the waterway provides potential habitat for a number of birds and animals, and play a particularly important habitat role in areas where weed control has created a highly modified grassland environment. Increasing habitat diversity in these grassland areas at the East Derwent Highway end of the creek has been identified as a long term management issue for the Reserve.

The immediate environment of Faggs Gully Creek provides a distinct and localised habitat for aquatic fauna, including fish, frogs and aquatic invertebrates. Many of



Figure 6: Typical native vegetation at the East Derwent Highway end of Faggs Creek.



Figure 7: Typical native vegetation at the Geilston Bay end of Faggs Creek.

these species are sensitive to changes to their riparian environment such as habitat loss, changing water flows, contaminants, erosion, in-stream barriers and weed infestations. Management of this riparian environment has been identified as an important ongoing issue for this area.

5.3 Cultural heritage

The Geilston Bay area is thought to have been previously occupied by the Mumirimina band of the Oyster Bay tribe. A number of middens have been recorded around the Geilston Bay and Limekiln Point foreshore area, and Faggs Gully Creek may have been used by Aborigines as an access route to and from the Derwent River from the Meehan Range area (Maynard 1997). As discussed in Section 4.3, in the event that an Aboriginal artefact is inadvertently uncovered in the Reserve, an Unanticipated Discovery Plan should be implemented immediately (refer Appendix 4) and the items reported to Aboriginal Heritage Tasmania for advice.

5.4 Recreational values

The Reserve is highly utilised year round for a range of recreational activities by local residents and visitors, including walking, jogging, dog exercise, bike riding and water activities.

6 LANDSCAPE SETTING AND CONNECTIVITY

The two Reserves form part of the important visual landscape connection of bushland areas from the foreshore to ridges in the Clarence municipality. The NHB Reserve provides a significant bushland backdrop to Geilston Bay and Lindisfarne. The GBC Reserve contributes to the scenic fringe along the Derwent River's estuarine coastline on Hobart's eastern shore, linking with the Bedlam Walls area to the north and Lindisfarne Bay to the south to create an extensive strip of remnant vegetation lining the Derwent when viewed from Hobart. Maintaining and enhancing these setting landscape settings is important for ongoing visual amenity in the area.

Connectivity between areas of bushland provides an important ecological link for flora and fauna to enable gene flow between populations and to allow animals to move across the landscape for foraging, nesting and breeding. The GBC Reserve is connected to Bedlam Walls and Government Hills via vegetated private land on Fishers Hill, and to the Pilchers Hill Bushland Reserve via Faggs Gully Creek (refer Figure 8). While the NHB Reserve is isolated from other areas of bushland by residential lots, there is an indirect linkage with the Pilchers Hill Bushland Reserve, Thoona Bushland Reserve and Lindhill Bushland Reserve (refer Figure 8). These indirect corridors are more likely to be of benefit to plant seed dispersal and birds and invertebrates that can fly due to the large number of residential lots, roads and open ovals between these areas.

Connectivity from a user perspective is currently very good. There are direct links between both Reserves at various locations along the foreshore, and the foreshore trail through the GBC Reserve contributes an important linkage along the Clarence foreshore trail. This landscape setting and connectivity is important for the long

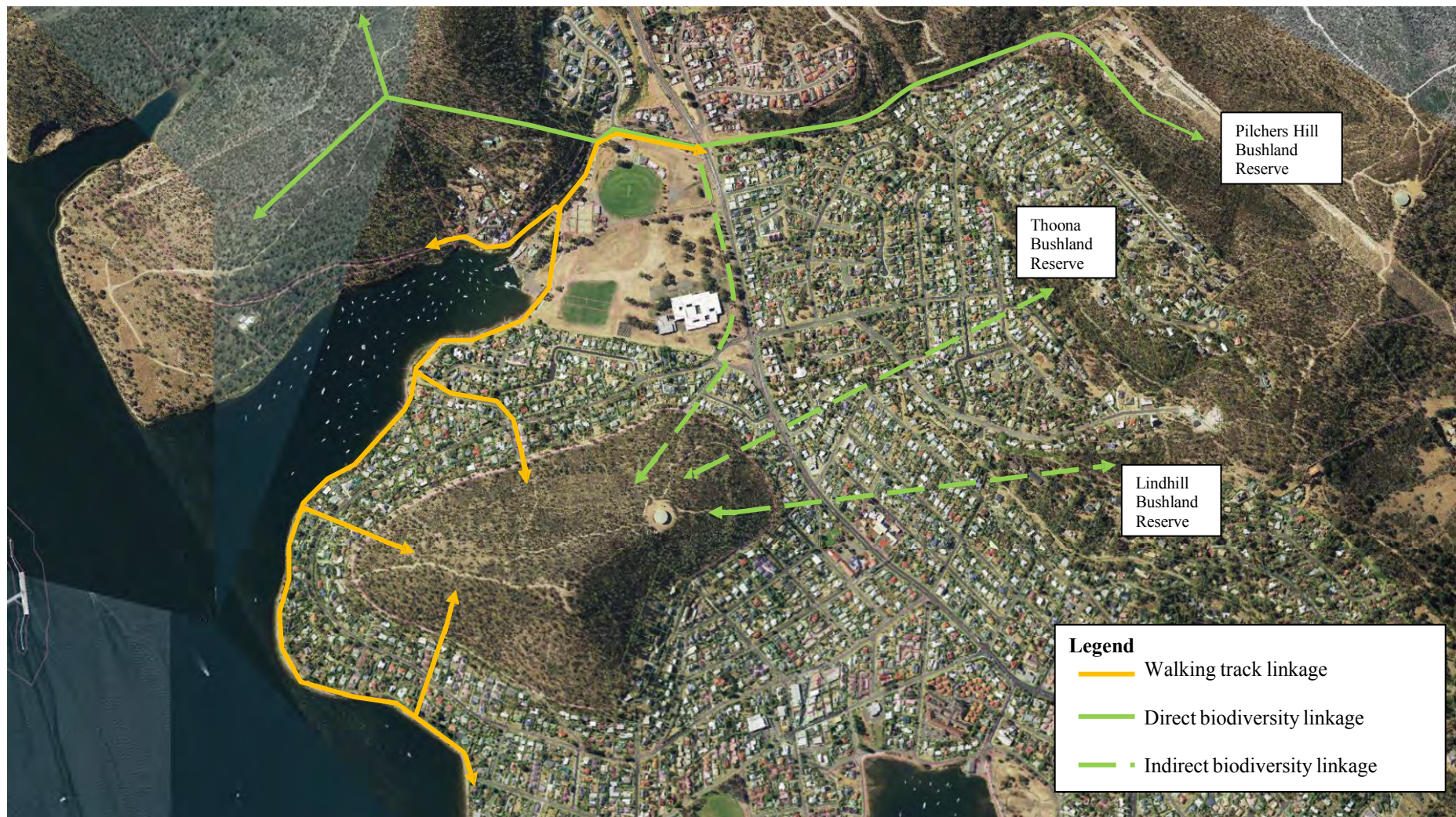


Figure 8: Connectivity between the NHB Reserve, GBC Reserve and other bushland areas.

term viability of Clarence's bushland areas as well as ongoing visual amenity and recreational opportunities within the municipality. It is important that these linkages be preserved and strengthened through strategic land use planning.

7 STAKEHOLDER CONSULTATION

A public meeting and community 'walk and talk' session in each Reserve was facilitated by Council and Tasflora on 21 September 2014. The purpose of these sessions was to seek input from local residents, Landcare and Coastcare groups and other relevant stakeholders on values and management issues associated with the Reserves. Over 15 stakeholders attended each meeting, including representatives from the Natone Hill Landcare Group, the Geilston Bay Landcare Group (North and South Banks), the Limekiln Point Landcare Group and the Geilston Bay Boat Club. A feedback form seeking input to the *Natone Hill Bushland and Geilston Bay Coastal Reserves Activity Plan 2015-2019* was also mailed to local residents and relevant stakeholders.

The draft *Natone Hill Bushland and Geilston Bay Coastal Reserves Activity Plan 2015-2019* was released for community consultation in March - April 2015. A Natone Hill Bushland and Geilston Bay Coastal Reserves Report Card was developed as a key tool in encouraging stakeholder feedback on the draft plan and was mailed out to residents and other interested stakeholders. Three submissions on the draft plan were received during the consultation period. A summary of the issues raised in these submissions is provided at Appendix 5.

Where possible, all relevant community feedback has been considered in the development of the draft *Natone Hill Bushland and Geilston Bay Coastal Reserves Activity Plan 2015-2019*. However some issues identified during the consultation process are beyond the scope of this plan or pertain to management issues outside the Reserve. These issues have been noted by Council and will be addressed through other processes where feasible.

8 WEED MANAGEMENT

8.1 Weed species present

Over the last 20 years, the Natone Hill Landcare Group has played an active role in removing significant infestations of declared and environmental weeds across Natone Hill. The Reserve is now largely free from large infestations of weeds.

Significant weed control activities have also been undertaken in the GBC Reserve over the last 10 years. Following the development of two weed management plans for Faggs Gully Creek and the Geilston Bay foreshore area in 2007 (Tasflora 2007a & 2007b), the Geilston Bay Landcare Group and contractors have removed significant weed infestations in these areas, including dense infestations of blackberry, broom and hawthorn, as illustrated in Figures 9-12. The recently formed Limekiln Point Landcare Group has also been very active over the past year in removing significant weed infestations along the foreshore around Limekiln Point.



Figure 9: Faggs Gully Creek before (2007) and after (2015) weed control and revegetation activities.



Figure 10: Faggs Gully Creek before (2007) and after (2015) weed control and revegetation activities.



Figure 11: Geilston Bay foreshore before (2007) and after (2015) weed control and revegetation activities.



Figure 12: Geilston Bay foreshore before (2007) and after (2015) weed control and revegetation activities.

A list of environmental weed species occurring on Natone Hill and along Faggs Gully Creek, including their status and recommended control methods, is provided at Appendix 6.³ To assist with identification, a picture of each weed species is also provided. Several weed species found in the Reserves are classified as declared weeds under the *Tasmanian Weed Management Act 1999* (the Weed Management Act) and/or Weeds of National Significance (WONS). Where possible, these weeds should be targeted as a priority to prevent their further spread. The distribution of declared and other environmental weed species on Natone Hill and along Faggs Gully Creek is illustrated in Appendices 7-10.

8.2 Primary weed control work in the Natone Hill Bushland Reserve

Weed control work within the NHB Reserve should continue to focus on removing isolated populations of declared and environmental weeds. Given the limited number of weeds present, a sweep of the entire hill would be desirable, although it is recognised that this may be beyond the capability and/or desire of members of the Natone Hill Landcare group. With this in mind, consideration should be given to engaging a contractor to undertake a sweep of the hill and remove all weeds encountered. The sweep should be undertaken in consultation with the Natone Hill Landcare Group to ensure that all known weed locations are targeted. Follow-up maintenance over the following years could then be undertaken by volunteers and/or contractors.

Recommendation 1: Undertake a sweep of Natone Hill to remove isolated populations of declared and environmental weeds.

An area of gorse persists within the fenced boundary of the reservoir at the top of Natone Hill. While this patch is mown, seedlings are spreading through the fence into the Reserve, despite efforts by the Natone Hill Landcare Group to control it. Control of this gorse will require liaison with TasWater who manages the area within the fence.

³ A general overview of weed control techniques is available at:
http://www.nrmsouth.org.au/uploaded/287/15130842_66weedsbookletfinalweb.pdf

Recommendation 2: Liaise with TasWater to control gorse growing within the Reservoir boundary at the top of Natone Hill.

The Reserve's Bushfire Management Plan (AVK Environmental Management 2011a) notes that weed control activities should be integrated with planned burning activities in the Reserve. Management Procedure 8 (MP8) in Council's bushfire Best Practice Management Guidelines (AVK Environmental Management 2011b) recommends that:

- mature woody weeds in areas to be burnt should be controlled so that rootstocks are dead prior to burning;
- any herbicide treatment (including spot spraying or cut and paste) of weeds in areas to be burnt should be completed at least three months prior to planned burns to ensure that death and desiccation of plants has occurred; and
- following burning, weed seedlings and weeds regenerating from rootstocks should be treated promptly to ensure native seedlings are not outcompeted.

Recommendation 3: Weed control should be undertaken prior to and following planned burns on Natone Hill.

8.3 Primary weed control work in the Geilston Bay Coastal Reserve

Primary weed control has been completed along Faggs Gully Creek and the Geilston Bay foreshore over the last eight years. As well, significant primary weed control work has been completed around Limekiln Point in recent months to remove large tracts of weeds between the walking track and the foreshore. Due to the large areas from which weeds have been removed, it is recommended that weed control work in the GBC Reserve now focuses on maintaining these areas to ensure they remain weed free and that native regeneration occurs, particularly along the foreshore around Limekiln Point. This is further discussed in Section 8.4.

Recommendation 4: Weed control in the GBC Reserve should focus on maintaining areas where weed control has been previously undertaken.

Removal of large quantities of weeds around Limekiln Point has resulted in large piles of cut wood and other plant material being heaped along the foreshore close to high water mark. The Limekiln Point Landcare Group has requested assistance in removing these piles through either burning or physical removal.

Recommendation 5: Remove or burn piles of cut weeds from around Limekiln Point.

8.4 Maintenance of weed control work

Regeneration of weeds in both Reserves is likely to continue for many years due to the existing seed bank in the soil and the fact that some weed species have an inherent ability to resprout following primary control (eg boxthorn, blackberry). Weed control activities will not be successful unless a commitment is made to undertaking ongoing follow-up maintenance activities.

Maintenance of primary weed control work should be undertaken annually, preferably in spring and summer when plants are least likely to be dormant. This can be achieved by performing an annual sweep of previously targeted areas to remove all new germinants of previously targeted weeds and undertake follow-up control on any plants that may have resprouted. Ongoing annual follow-up will be required until the soil seed bank is exhausted.

Specific areas identified as requiring immediate maintenance include:

- the Faggs Gully Creek riparian zone, particularly between Dumbarton Drive and East Derwent Highway where significant regrowth of blackberries has occurred; and
- Limekiln Point, where primary weed control has recently been completed along a lengthy section of the Reserve between the walking track and the foreshore. Ongoing maintenance will be required to prevent weeds from regenerating and ensure that native regeneration occurs. In particular, persistent follow-up will be required to control large patches of *Vinca major* (blue periwinkle) and matted lignum (*Muehlenbeckia axillaris*) in this area.

Ongoing maintenance on Natone Hill and along the Geilston Bay foreshore will also be required to ensure that weeds do not re-establish in these areas.

Recommendation 6: Undertake an annual sweep and follow-up control of all previously targeted weeds.

Broadleaf weeds and exotic grasses are common through the Reserves and are not considered a priority for control except in revegetation or landscaped areas, and where their removal is desirable as part of an ongoing general Reserve maintenance program (eg along track edges).

Recommendation 7: Control of exotic grasses and broadleaf weeds is only required in revegetation and landscaped areas, and where necessary as part of the Reserves' general maintenance programs.

GPS weed mapping of environmental weeds occurring within both Reserves has been undertaken during the development of this plan. In order to monitor the success of the weed control program, follow-up GPS weed mapping should be undertaken after five years to assess progress and facilitate planning of future weed control activities. As well, GPS mapping by contractors and volunteers as they control weeds should be encouraged, with data to be provided to Council to enable its database to be updated.

Recommendation 8: Undertake follow-up GPS mapping of all weeds in both Reserves after five years to monitor progress and inform future weed control priorities.

9 REGENERATION AND REVEGETATION

9.1 Regeneration

Natural regeneration should be encouraged within both Reserves as the most cost

effective and natural means of restoring original native vegetation in areas where disturbance has occurred. Apart from weed control, management activities in areas of intact native vegetation should be limited to encourage the natural regeneration process.

9.2 Revegetation activities

The primary purpose of undertaking new revegetation activities in the Reserves is to provide preserve and enhance existing areas of remnant native vegetation, provide habitat for native birds and animals, and improve the visual amenity for users of the Reserves.

Large scale revegetation activities are not considered necessary in the NHB Reserve due to its relatively undisturbed vegetation, and the Natone Hill Landcare Group has not expressed a desire to undertake revegetation work in specific areas of the Reserve. However, native landscaping is recommended at two entrances to the Reserve to improve their visual amenity. This is further discussed in Section 13.

Revegetation activities have previously been undertaken along Faggs Gully Creek and along the Geilston Bay foreshore in the GBC Reserve, which has resulted in the successful establishment of native plants in many areas (refer Figures 10-13). While these areas are currently well maintained, ongoing maintenance of these areas should continue to remain a priority to ensure they remain weed free and are well maintained (ie dead plants removed, bags and stakes removed as plants mature, mulch topped up etc). This is particularly important adjacent to high pedestrian traffic areas where visual amenity is desirable, such as along the Geilston Bay foreshore.



Figure 13: Faggs Gully Creek revegetation site growth in (a) 2007 and (b) 2015.

Recommendation 9: Continue to undertake regular maintenance of existing revegetation areas to ensure successful establishment and ongoing visual amenity.

Further revegetation activities identified for the GBC Reserve are summarised in Table 1.

In general, revegetation activities should be avoided in areas where the original soil

Table 1: Recommended revegetation activities to be undertaken within the GBC Reserve.

Activity	Purpose	Recommended locations	Priority
Maintain existing revegetation sites	Ensure existing revegetation sites are established and regularly maintained	Geilston Bay foreshore, Faggs Gully Creek with other revegetation activities	Ongoing in conjunction
Understorey planting	Improve visual amenity and/or create habitat in areas where natural regeneration is considered unlikely to occur or requires enhancement	Beneath existing eucalypts between Geilston Bay Boat Club (GBBC) and the multiuser pathway	Progress with existing Council grant
		Along Faggs Gully Creek between Dumbarton Drive and the East Derwent Highway	As resources become available
Revegetation following weed control	May be required if bare patches are created or bank stabilisation is necessary following primary weed control	To be assessed following primary weed control activities along foreshore near Limekiln Point. Only to be undertaken if natural regeneration is considered unlikely to occur or if bank stabilisation is required.	Immediately following weed control activities
Landscaping	Improve visual amenity	Revegetate a small strip on the bay side of the tennis courts to screen the fencing	As resources become available
Bioremediation and riparian zone planting	Enhance the riparian environment and water quality of Fagg's Gully Creek through appropriate species selection	Faggs Gully Creek refer Section 10	High priority –

and water conditions have been modified (eg areas of runoff where enhanced nutrients may encourage prolific growth of weeds and exotic grasses) unless a specific bioremediation planting regime is deemed necessary. Where possible, plants should be grown from the seed or cuttings of plants local to the area to ensure local variants of plants are planted.⁴

Recommendation 10: Undertake revegetation and landscaping at several locations in the GBC Reserve to improve visual amenity and provide habitat for native birds and animals.

Revegetation and landscaping activities will not be successful unless a commitment is made to undertake follow-up maintenance activities. In particular, it

⁴ An overview of best practice revegetation and regeneration techniques has been produced by Greening Australia Victoria (2003) and is available at http://live.greeningaustralia.org.au/nativevegetation/pages/pdf/Authors%20C/13_Corr.pdf

is important to ensure that sufficient resources are available for ongoing maintenance (eg weeding, watering) before establishing new sites.

Recommendation 11: New revegetation and landscaping activities should not be committed to unless sufficient resources are available to undertake ongoing regular maintenance of newly planted areas.

10 RIPARIAN ZONE MANAGEMENT

Concern was raised during the community consultation process regarding the current condition of Faggs Gully Creek in the GBC Reserve. Issues raised included silt settling, visual amenity at low tide, odour issues and ongoing maintenance of creek rehabilitation work. Council is also aware of water quality issues arising from recent sewage spills into the creek causing nitrification issues.

Some water sensitive urban design (WSUD) work has previously been undertaken in the lower sections of the creek to reduce erosion and improve water quality and flows. However, with the exception of weed control activities and some revegetation activities, no WSUD work has been undertaken in the upper section of the creek to optimise water flows or improve water quality. As well, revegetation activities in the upper section of the creek have been limited to establishing trees and the creek line is lacking an appropriate shrub and understorey layer.

A review of the current condition of Faggs Gully Creek should be undertaken as a priority, with a focus on improving water quality, stormwater runoff quality and native vegetation establishment both within and adjacent to the creek line. As well, a water quality monitoring program should be established and used as a baseline for measuring any changes resulting from improved river care.

Recommendation 12: Develop and implement a WSUD Management Plan that investigates and assesses options for improving the current condition of Faggs Gully Creek, including water quality, water flows, stormwater runoff and riparian vegetation management.

Recommendation 13: Establish a water quality monitoring program for Faggs Gully Creek.

11 FAUNA HABITAT MANAGEMENT

As described in Section 4.2, both Reserves play an important role in providing habitat for a range of wildlife, including mammals, birds, reptiles, invertebrates, fish and amphibians.

A variety of canopy layers, dead trees, hollow logs, fallen timber and leaf litter are required to provide important habitat for wildlife, including mammals, birds, reptiles and invertebrates. Native revegetation activities proposed in Section 9 will play a role in enhancing the habitat values of the Reserves.

Leaf litter and dead wood are often viewed as a fire risk in bushland reserves located in urban areas. However, it is important that fauna habitat requirements are considered when planning future bushfire management activities. The NHB Reserve's current bushfire management plan recognises this.

Recommendation 15: Consider fauna habitat requirements when planning bushfire management activities in the NHB Reserve.

Faggs Gully Creek in the GBC Reserve provides habitat for aquatic fauna, including fish, frogs and aquatic invertebrates. Many of these species are sensitive to changes to their riparian environment such as contaminants, erosion, in-stream barriers and weed infestations. Section 10 discusses recommendations for managing and improving aquatic habitat along the Faggs Gully Creek.

The GBC Reserve's coastline has the potential to provide nesting habitat for the little penguin (*Eudyptula minor*). Collaboration with Birdlife Tasmania and the Derwent Estuary Penguin Project should continue to ensure any nesting sites are identified and managed in accordance with the document *Co-existing with the Little Penguins in the Derwent Estuary - Information and Management Guidelines* (Prior and Wells 2009).

Uncontrolled domestic dogs and cats have the potential to harass or kill native wildlife. Under Council's Dog Management Policy, dogs may be exercised off a lead in the NHB Reserve provided they are, at all times, in close proximity, within sight and immediately responsive to an owner's commands. More descriptive information about effective control provisions should be included on signs at main entrances NH1 and NH8 to inform users of their responsibilities when walking dogs within the Reserve to help prevent harassment of native wildlife. A specific recommendation for this is included in Section 13 (Reserve Entrances).

Council promotes responsible cat ownership, and will continue to encourage local residents to meet their obligations under the *Cat Management Act 2009* through having their cats microchipped, desexed and under effective control (eg indoors at night). The Invasive Species Branch of DPIPWE is currently working towards a regional approach to cat management involving local government, and Kingborough Council has demonstrated leadership in this area by establishing the Kingborough Cat Management Project and appointing a part time cat management project officer to raise awareness of cat management responsibilities within the municipality. Liaison with both DPIPWE and Kingborough Council should continue to support the development of a regional approach to cat management. As well, Council proposes to develop a responsible cat management brochure,⁵ and this should be distributed to local residents bordering the NHB Reserve and GBC Reserve to raise community awareness of cat management responsibilities (further discussed in Section 18).

⁵ As recommended in the *Bellerive-Howrah Coastal Reserve Activity Plan 2015-2019* (Tasflora 2015).

Recommendation 16: Continue to liaise with DPIPWE and Kingborough Council to support the development of a regional approach to cat management.

Recommendation 17: Develop and distribute a responsible cat management brochure and distribute to residents bordering both Reserves.

12 VEGETATION AND FAUNA MONITORING

A survey of the native flora within the NHB Reserve was undertaken in 1990 (deGryse 1990). A full flora species list has not since been compiled for the NHB Reserve, although an overview of native vegetation communities and recorded threatened species locations is provided in the Reserve's Bushfire Management Plan (AVK Environmental Management 2011a). It would therefore be desirable to:

- undertake an in-depth botanical survey of the current species composition of the NHB Reserve;
- update mapped locations of threatened species on DPIPWE's Natural Values Atlas; and
- use vegetation transects in conjunction with Council's planned annual aerial photography program to undertake vegetation composition and condition assessments on an annual basis.

Recommendation 18: Undertake an updated flora survey and annual vegetation composition and condition assessments of the NHB Reserve to further inform on ground management activities.

Fire activity in the NHB Reserve (both planned and unplanned) has the potential to significantly impact the Reserve's vegetation composition. Council proposes to install permanent vegetation monitoring plots within the NHB Reserve to monitor annual regrowth following prescribed burning proposed for 2015.⁶ Once established, each plot should be assessed annually for regeneration growth and the results analysed to inform ongoing adaptive fire and vegetation management activities.

Recommendation 19: Establish vegetation monitoring plots prior to undertaking prescribed burns and monitor each plot annually.

It is recommended that additional photo points be established at several other locations within the Reserve to facilitate monitoring of vegetation condition and annual regeneration growth. As well, several photo points should be established along Faggs Gully Creek and around Limekiln Point to monitor natural regeneration following removal of large tracts of weed in these areas.

Recommendation 20: Establish photo points at several locations within both Reserves to facilitate monitoring of annual regeneration growth.

⁶ The permanent vegetation monitoring lots will be located within VMU2, as defined in the Reserve's Bushfire Management Plan (AVK Environmental Management 2011a).

Both Reserves contains habitat for a range of wildlife species, and it is expected that species diversity could increase with appropriate vegetation management practices and effective control of cats and dogs by local residents and dog walkers. Fauna surveys (including mammal, bird,⁷ reptile and invertebrate surveys) and habitat assessments to confirm the species present in both Reserves are recommended to be undertaken now and at the end of the plan (ie 2015 and 2019) as a basis for monitoring species diversity over time. In particular, aquatic surveys of fish and invertebrate species in Faggs Gully Creek could be used as a baseline for measuring any changes resulting from improved river care.

Recommendation 21: Undertake fauna surveys, including aquatic surveys, in 2015 and 2019 to measure changes arising from Reserve management activities and to further inform on ground management activities.

An analysis of all completed flora surveys, vegetation composition assessments and fauna surveys should be undertaken in 2019 to determine trends and implications for ongoing vegetation management in the Reserves. This should be undertaken in conjunction with a review of the *Natone Hill Bushland and Geilston Bay Coastal Reserve Activity Plan 2015-2019* scheduled for 2019 (refer Section 20). The Natone Hill Landcare Group's historical flora and photographic resources should be utilised when analysing native flora/vegetation community trends.

Recommendation 22: Undertake an analysis of all photo points, completed flora surveys, vegetation composition assessments and fauna surveys in 2019 to determine trends and inform future management activities.

13 RESERVE ENTRANCES AND PARKING

There are eight entrances (NH1-NH8) to the NHB Reserve and eight main entrances (GB1-GB8) to the GBC Reserve managed by Council, as illustrated in Figure 1. Key management issues identified for these entrances are summarised in Table 2.

Recommendation 23: Improve Reserve entrances by installing additional signage, improving parking and undertaking landscaping activities.

Community feedback at the 'walk and talk' session indicated a desire to upgrade NH1 off Tianna Road and promote this as the main entrance for visitors to the NHB Reserve. This will necessitate formalisation of a car parking area at this entrance, and landscaping and new signage is also proposed. Enhancement of existing car parking arrangements at NH8 is also proposed as this area is prone to congestion and cars blocking access for residents in Nubeena Street.

Recommendation 24: Formalise car parking areas at Reserve entrances NH1 and NH8.

⁷ Bird surveys should be undertaken in conjunction with BirdLife Tasmania using standard BirdLife Australia monitoring techniques. An assessment of potential little penguin nesting sites along the Geilston Bay foreshore should also be undertaken and protection measures adopted if required in collaboration with Birdlife Tasmania and the Derwent Estuary Penguin Project.

Table 2: Recommended management activities to be undertaken at Reserve entrances.

Issue	Description	Recommendation
Signage	There is no clear sign identifying the Reserves at some entrances	Develop identifying names (other than street names) for Reserve entrances NH1 and NH8 Large Reserve name sign (with identifying entrance name – see above) to be installed at NH1 and GB3 Small Reserve name signs to be installed at NH2, NH4, GB1-2 & GB4-8
	Signage at NH3 states “no mountain bikes”, despite their use being encouraged (eg on the Greater Hobart Trails website)	Remove “no mountain bikes” sign at NH3 or edit sign to say “no trail bikes”
	There is limited interpretation signage along the Geilston Bay foreshore trail	Enhance existing interpretation sign at GB3 and install new interpretation signs at GB6 and GB7, as detailed in Section 18
	The unformed route from the end of Nelumie Street via Tianna Road to Natone Hill is steep and hazardous Nelumie St access warrants investment	Erect signage at both ends of Nelumie Street directing users from Nelumie Street along Moirunna Road, then along Rowitta Road foot path to Tianna Road and NH1 to consolidate this preferred route until the demand for an upgraded investment
Parking	No formal parking area at NH1	Formalise car parking at NH1 in conjunction with landscaping, as detailed in the concept landscape plan provided at Appendix 11
	No formal parking area at NH8	Formalise car parking at NH8 in conjunction with landscaping, as detailed in the concept landscape plan provided at Appendix 12
	Parked cars block fire trail entrances and the access way to private residences off Nubeena Street	
	Cars parked on Nubeena Street prevent access to/from private residences	Install ‘No parking’ signs along the Reserve end of Nubeena Street
Visual amenity activities and enhanced maintenance activities	Some entrances would benefit from landscaping	Undertake landscaping at NH1 as per concept landscape plan detailed in Appendix 11 Undertake landscaping at NH8 as per concept landscape plan detailed in Appendix 12 Enhance the Reserves’ existing maintenance program to ensure regular weeding and slashing is undertaken at all Reserve entrances (particularly in spring and summer)

Issue	Description	Recommendation
Dogs	No clear signage about effective control provisions within the NHB Reserve	Include more descriptive information about effective control provisions signs at main entrances NH1 and NH8 to inform users of their responsibilities when walking dogs within the Reserve

14 TRACKS AND TRAILS

A map of the Reserves' track networks is provided at Figure 14. Much work has been done in recent years to improve signage and connectivity of trails within and between the NHB Reserve and the GBC Reserve. Of particular note is the construction of an intertidal walkway enabling foreshore access between Geilston Bay and Limekiln Point, forming an important linkage along the Clarence Coastal Trail.

Key management identified with the Reserves' existing tracks and trails are summarised in Table 3. No track closures or construction of new tracks is proposed in either Reserve.

Recommendation 25: Improve the Reserves' track networks by installing directional signs and improving the condition of existing tracks.

15 INFRASTRUCTURE

There is currently limited community infrastructure located within the NHB Reserve, and the natural environment and visual amenity of both Reserves would be enhanced through minimising significant additional infrastructure installation.

Both Reserves are a popular destination for dog exercise, particularly the NHB Reserve for off lead dog exercise. While dog waste bins and bag dispensers are present at many locations, there are sometimes long distances between them. With this in mind, it is recommended that additional dog waste bins and bag dispensers be installed in visible locations at NH1 and NH6 in the NHB Reserve and at GB6 in the GBC Reserve. The installation of additional dog waste bins will also fulfil a dual role of providing additional rubbish bins within the Reserves.

Recommendation 26: Install new dog waste bag dispensers and bins at Reserve entrances NH1, NH6 and GB6.

Due to the high usage and popularity of the Reserves, it is recommended that new outdoor seats be installed at strategic positions to enable rest opportunities and encourage contemplation of the scenic views. Depending on the level of funding available, the following initial locations are suggested (an assessment of additional seat locations should be undertaken if significant funding becomes available):

- near NH4 to replace the existing narrow wooden seat;
- along the long stretch of track between NH6 and NH7 to allow a rest opportunity;
- at a point along Selfs Point track to enable a rest opportunity as well as

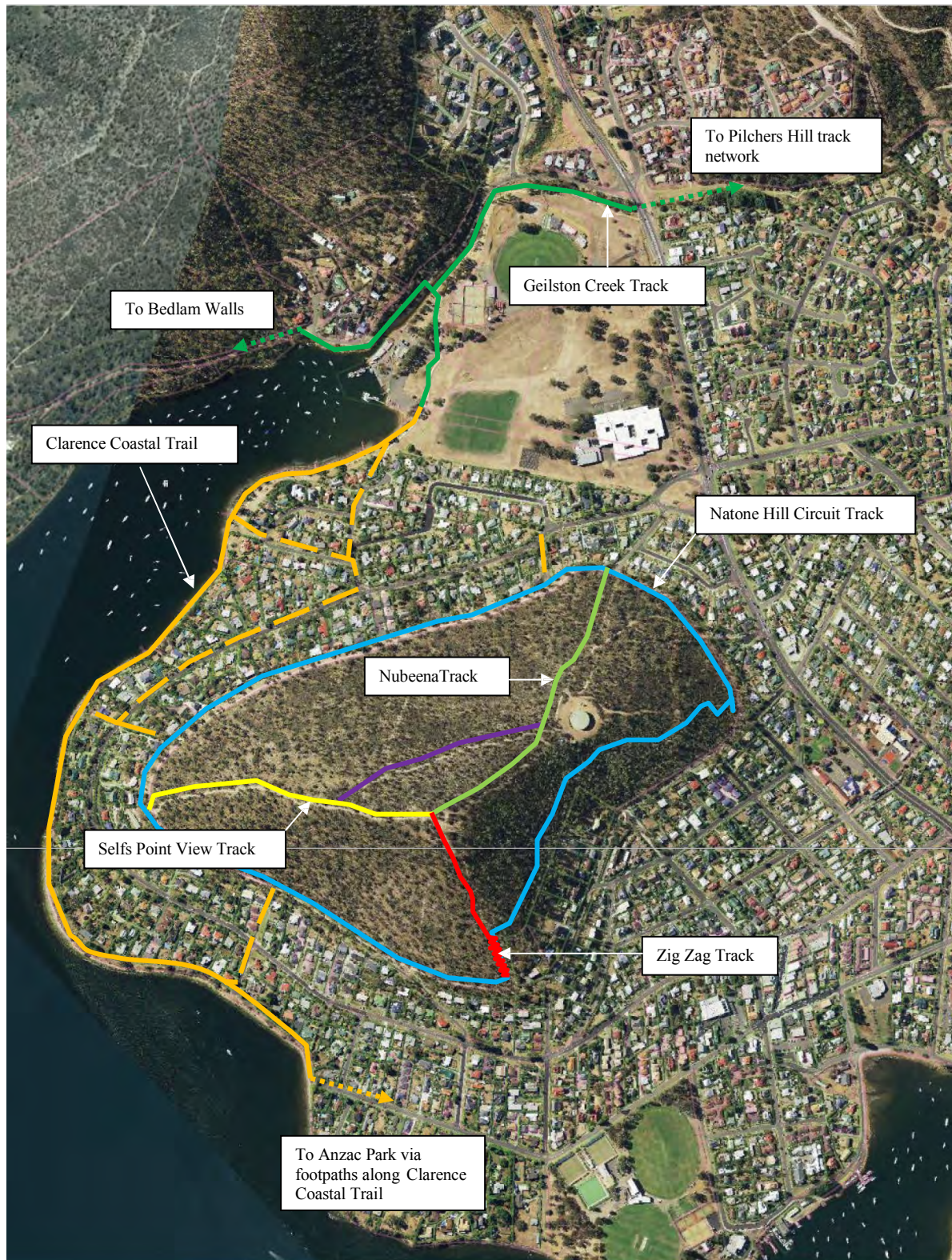


Figure 14: Major track framework of the NHB and GBC Reserves (base map sourced from the LIST). Note some smaller tracks have not been included for clarity.

Table 3: Track management issues identified for the NHB Reserve and GBC Reserve.

Issue	Description	Recommendation
Signage	There is no map for visitors unfamiliar with the NHB Reserve's track network Develop identifying names for unnamed main tracks in the NHB Reserve (in conjunction with Natone Hill Landcare Group)	Install a map showing main tracks below the existing directional signs at main entrances NH1, NH4 & NH8
	Directional signs needed at some track junctions on Natone Hill	Install directional signs in the following locations: <ul style="list-style-type: none"> at two major track junctions on the main fire trail between NH8 and the summit; at the first track junction between NH3 and the reservoir on existing sign at the summit (currently only two tracks labelled)
	Location of "Natone Hill Scenic Lookout 1.2km" sign near NH7 is confusing	Remove "Natone Hill Scenic Lookout 1.2km" sign near NH7
Access for bushfire management	Access for TFS heavy tankers is impeded at NH8 the NHB Reserve's Bushfire Management Plan	Install boom gate, remove rocks and prune vegetation as recommended in
	Trail between Nubeena Street and Tianna Road requires widening in some sections to allow access by heavy tankers	Widen narrow sections as recommended in the NHB Reserve's Bushfire Management Plan
	Trail between the Reservoir and NH6 is in poor condition and does not meet the required usage class 3 specifications	Widen track, improve track surface and install drainage as recommended in the NHB Reserve's Bushfire Management Plan
	Cars park in front of fire trail gates	Install no standing signs on boom gates at NH1 and NH8
	Tree branches encroaching fire trails in places clearing as recommended in the NHB Reserve's Bushfire Management Plan	Remove dead vegetation and undertake vegetation pruning and
Track condition / access	Log steps leading up Natone Hill from NH2 are in poor condition	Assess condition of log steps and plan for their upgrade/replacement
	Nubeena Track between NH8 and the reservoir requires substantial erosion control work	Improve track surface and install appropriate drainage

Issue	Description	Recommendation
	The gravel track along Faggs Gully Creek between the East Derwent Highway and Dumbarton Drive is overgrown	Incorporate a more regular spraying regime into the Reserve's existing maintenance program
	The pedestrian path along Geilston Bay Road between the bridge and Sarean Court is overgrown	Clear path and incorporate a more regular maintenance regime into the Reserve's existing maintenance program
	Cars park over the section of pedestrian pathway outside 100-108 Geilston Bay Road, limiting pedestrian access and creating a safety issue	Install no parking signs outside 100-108 Sarean Court
	Difficult for maintenance vehicles to gain access over kerb at GB4	Install a cross over at this entrance
Track names	Geilston Creek Track actually runs alongside Faggs Gully Creek	Change the name of this track to Faggs Gully Creek track

contemplation of the views;

- two or three seats between the car park and the water at GB3;
- at Limekiln Point;
- under the weeping willow tree between GB6 and GB7; and
- a cluster of two or three seats at GB7 to allow groups to appreciate the views to the Tasman Bridge.

Vandal-proof bench seats, such as those already used in the Reserves, should be coloured to blend in with the environment (ie seat painted green) and set into a concrete foundation with a hardened under surface (eg compacted gravel or concrete) extending in front of the seat. Alternatively, seats could be constructed from natural stone to deter vandalism. Shade structures should be included above seats at some locations if feasible.

Recommendation 27: Install new outdoor seats at several locations in both Reserves.

The small cove and gravelly beach adjacent to the car park at GB3 is a popular kayak launching area, particularly for novice kayakers. The opportunity exists to promote this area as a preferred water craft launching site and promote it as part of an eastern shore kayak trail. Proposed interpretation signage at Reserve entrance GB3 (refer Section 18) could include information to promote this area to novice kayakers, and there is the potential to investigate the future feasibility of a kayak wash down area adjacent to the beach. As well, community consultation has indicated that the amenity of this area for kayaks as well as from a visual perspective could be improved by depositing a layer of coarse sand on the existing beach surface. If this does occur, a period of water testing and appropriate

warning signage would be required to discourage swimming from the beach until water quality has been fully assessed.

Recommendation 28: Promote a preferred kayak launch site off the small beach adjacent to the GB3 car park and investigate feasibility of installing a wash down area.

Recommendation 29: Assess the technical feasibility of depositing coarse sand on the small beach adjacent to the GB3 car park to improve its amenity.

Recommendation 30: In consultation with the Derwent Estuary Program, review existing water quality data and establish a minimum six month water quality monitoring

Any additional installation of new infrastructure within the Reserves will be subject to limited funding. With this in mind, no additional infrastructure beyond that discussed above is proposed within the next five years unless significant funding becomes available. A further review of the infrastructure requirements of the Reserves should be undertaken in 2019.

Recommendation 31: Undertake a review of the infrastructure requirements of the Reserves in 2019.

16 BUSHFIRE MANAGEMENT

A five year Bushfire Management Plan encompassing the NHB Reserve was developed for Council in 2011 (AVK Environmental Management 2011a). Key recommendations in the plan include:

- maintaining and repairing fire trails to the required standards;
- maintaining fuel modified buffer zones near residences backing on to the Reserve;
- undertaking planned burns in 2015;
- carrying out vegetation monitoring; and
- ensuring that the WWII excavations at the summit of Natone Hill are not damaged when undertaking bushfire management activities.

The Bushfire Management Plan is scheduled for review in 2016.

17 COASTAL EROSION AND INUNDATION

Prior to undertaking any further on ground work along coastal sections of the GBC Reserve, the *Tasmanian Coastal Works Manual: A best practice management guide for changing coastlines* (Page and Thorp 2010) should be consulted to ensure best practice coastal management techniques are implemented.

Recommendation 32: The Tasmanian Coastal Works Manual should be consulted prior to undertaking any on ground activities in coastal areas.

Community consultation indicated concern about an area of erosion occurring on the bank immediately above the small beach adjacent to the car park at GB3 that

may in time impact on the pathway above. An assessment of the recession occurring in this area should be undertaken to determine the most appropriate adaptation response to prevent further erosion from occurring.

Recommendation 33: Assess and implement an appropriate adaptation response to prevent further erosion and recession from occurring on the bank immediately above the small beach adjacent to the car park at GB3.

18 COMMUNITY PARTICIPATION AND AWARENESS

There is a strong history of community commitment and enthusiasm for caring for both Reserves through the Natone Hill Landcare Group, the Geilston Bay Landcare Group (North and South Banks), the Geilston Bay Boat Club Landcare Group, the newly formed Limekiln Point Landcare Group and local schools. Ongoing engagement with these groups should continue where appropriate to encourage ongoing participation in Reserve management activities. In particular, engagement with North Lindisfarne Primary School following its recent relocation to the former Geilston Bay High School site should occur to encourage a continuation of the former Geilston Bay Landcare/Coastcare Group's commitment to caring for the GBC Reserve.

Recommendation 34: Engage with North Lindisfarne Primary School to encourage a continuation of the former Geilston Bay Landcare/Coastcare Group's commitment to caring for the GBC Reserve.

Outside these groups, community participation and awareness has an important role to play in protecting the natural, cultural and recreational values of the Reserves. Education of locals, visitors and some residents living adjacent to the Reserves is desirable to foster behavioural change and encourage community ownership and appreciation of the Reserve's values. Key management issues identified as requiring community awareness and enforcement are summarised in Table 4. A letterbox drop to adjacent landowners with information on each of these issues is recommended as a first step to achieving community awareness and understanding of these issues.

Recommendation 35: Undertake community education through letterbox drops to facilitate behavioural change and encourage ownership and appreciation of the values of the Reserve.

There appears to be a gap in knowledge and understanding by local residents of Council's approach to bushfire management within the Reserve and the rationale for this approach (Chris Johns, Clarence City Council, pers. comm. 2015). It is therefore recommended that a Natone Hill bushfire management awareness brochure be developed and distributed to local residents bordering the NHB Reserve to raise community awareness of Council's approach to bushfire management in the Reserve, including pre and post fire vegetation management regimes and their rationale.

Table 4: Management issues requiring community education and awareness within the Reserves.

Issue	Description
Garden waste dumping	Dumping of garden waste in bush or on the foreshore encourages the spread of weeds and is visually unattractive for all users.
Removal of native vegetation	Removal of native vegetation (eg to improve views, reduce bushfire risk, collect fire wood) is illegal. It encourages the establishment of weeds and reduces species diversity and animal habitat. Seed collection should only be undertaken with Council approval.
Encroachment	Some properties adjacent to the Reserves have 'adopted' the area next to their properties (eg by modifying vegetation, storing property)
Environmental weeds	Weeds in adjacent gardens pose a threat to existing native vegetation.
Wildlife	Trapping and relocation of native wildlife is not permitted
Bushfire management	Local residents should take action to reduce the bushfire risk of the vegetation on their properties. There is also a need to educate residents about Council's approach to bushfire management within the NHB Reserve.
Cats and dogs	Cats and dogs can kill native wildlife. Dogs restrictions apply in both Reserves. Cats should be microchipped, desexed and kept indoors at night.

Recommendation 36: Develop and distribute a Natone Hill bushfire management awareness brochure and distribute to residents bordering the NHB Reserve.

Interpretation signs provide an important opportunity to display information on the Reserves' natural values and history. Community consultation indicated that interpretation signage is not desired in the NHB Reserve due to vandalism. However, there is a level of desire for new interpretation panels to be installed along the Geilston Bay foreshore track to provide information about Landcare group activities and the history of the area. Interpretation signs are therefore proposed at GB6 (Limekiln Point Landcare Group information sign) and at GB7 (information about history of limestone use, aboriginal heritage). These signs should be developed in consultation with the Limekiln Point Landcare Group. Additional information (eg pictures of the foreshore and creek before and after weed control and revegetation activities, information about the preferred kayak launching point) could also be included on the existing interpretation panel at GB3, which currently only contains a small amount of information about the Geilston Bay Landcare Group's activities.

Recommendation 37: Install new interpretation signs at GB6 and GB7.

Under the Tasmanian *Work Health and Safety Act 2012*, volunteers are considered 'workers' when working for Council on Council owned land. Council therefore has

a duty of care to provide a safe workplace for volunteer workers.

- **All volunteers have rights and responsibilities.** Volunteers have the right to a safe work environment, to be treated fairly and with respect, to public liability insurance, to safe equipment, tools and personal protective equipment (PPE), to adequate instruction to perform tasks, to contribute their suggestions and to receive acknowledgement for their contributions. Volunteers also have the right to refuse work if they consider it unsafe.
- **Volunteers also have the responsibility** to care for the health and safety of others, to respect others, to follow policies, procedures and instructions, and to care for their own health and safety.

With this in mind, all volunteers need to refer to the relevant Council Safe Work Method Statements (SWMSs) before undertaking works in Council Reserves, including cut and paste work, brushcutting and spreading of mulch. These are available from Council's Natural Areas Volunteer Coordinator (Chris Johns, phone 6245 8773 or email cjohns@ccc.tas.gov.au). All spot spraying should be undertaken by certified operators (eg Council staff, contractors).

19 IMPLEMENTATION PLAN

A map illustrating the location of on ground management activities recommended within the Reserve are provided at Figure 15. These are based on the key recommendations contained within this plan, which are summarised in detail at Appendices 13-14.

Based on these recommendations, an Implementation Plan with associated performance measures has been developed and is provided at Table 5. It identifies three stages of management activities to be undertaken within the Reserve:

- Priority 1 - immediate (6-12 months) management activities.
- Priority 2 – medium term (1-3 years) management priorities.
- Priority 3 – long term (5 years) management priorities.

The intent of the Implementation Plan is to provide a guide to outcomes that could be achieved within the Reserve by Clarence City Council, contractors and/or volunteer groups within the period 2015-2019 if sufficient resources are available. The Implementation Plan provides an indication of the level of funding required to achieve these outcomes.⁸ While it would be desirable to undertake all the recommended activities, it is acknowledged that this may not be possible due to resource constraints, and implementation will ultimately be guided by what is achievable with resources as they become available. Federal, State and Local Government grants programs may provide an opportunity to obtain resources to implement many of the recommendations contained within this report.

⁸ Funding details are based on an internal Council document which provides a detailed five year cost estimate for all planned activities. This has been developed primarily for Council budgetary processes and potential grant applications. Specific details may be sought by contacting Council's NRM Planner.

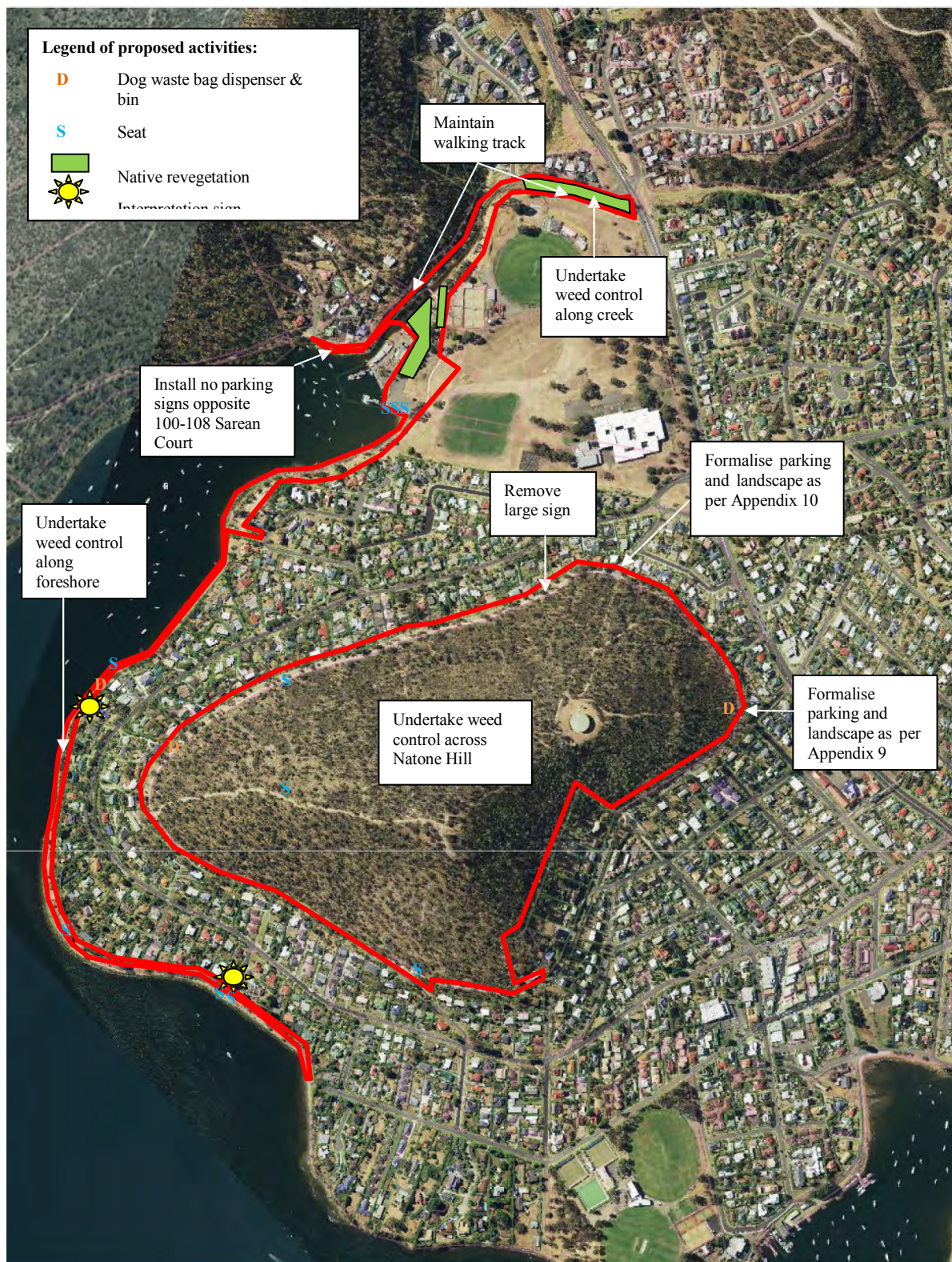


Figure 15: Overview of key proposed on ground management activities in the NHB Reserve and GBC Reserve (base map sourced from the LIST).

Table 5: Implementation Plan for undertaking recommended management activities within the Reserves.

Priority	Rec. No.	Action	Seasonal timing	Performance measure	Responsibility	Estimated funding ⁹
Weed control						
1	R1	Undertake a sweep of Natone Hill to remove isolated populations of declared and environmental weeds	Spring – summer for spot spraying; all year round for other techniques	Sweep completed and weed infestations eradicated	Council, contractor and/or volunteer groups	\$3,000
1	R2	Liaise with TasWater to control gorse growing within the Reservoir boundary at the top of Natone Hill	N/A	Gorse within reservoir boundary eradicated	Council	N/A
1	R5	Remove or burn weed piles around Limekiln Point	N/A	Weed piles removed from Limekiln Point foreshore	Council	N/A
1,2&3	R6	Undertake annual sweep and follow-up control of all previously targeted weeds	Ongoing on an annual basis	All areas of primary weed control remain weed free	Council, contractor and/or volunteer groups	\$3,000 per annum
3	R8	Undertake follow-up GPS mapping of all weeds	Spring - summer	Weed maps and Council database are updated within five years	Council, contractor and/or volunteer groups	\$600
Regeneration and revegetation						
1,2&3	R9, R10,R1	Undertake revegetation activities as detailed 1, in Section 9	Autumn – winter	Revegetation sites established and maintained for 5 years	Council, contractor or volunteers	\$2,000 per annum

⁹ Funding estimate is based on total costs required to undertake all recommended activities over the period 2015-16 to 2019-20. N/A = Council in kind support is anticipated for this activity.

Priority	Rec. No.	Action	Seasonal timing	Performance measure	Responsibility	Estimated funding ⁹
Riparian zone management and water sensitive urban design						
2	R12	Develop and implement a WSUD Management Plan that investigates and assesses options for improving the current condition of Faggs Gully Creek, including water quality, water flows, stormwater runoff and riparian vegetation management	N/A	WSUD Management Plan developed and implemented	Council	\$5,000
1	R13	Establish a water quality monitoring program for Faggs Gully Creek	N/A	Water monitoring program established	Council, volunteers or TITAS	N/A
Fauna habitat management						
2	R17	Develop and distribute a responsible cat management brochure and distribute to residents bordering both Reserves	N/A	Cat brochure developed and distributed to local residences bordering both Reserves	Council	\$3,000
Vegetation and fauna monitoring						
1,2&3	R18	Undertake an updated flora survey and annual vegetation composition and condition assessments of the NHB Reserve to further inform on ground management activities	Spring	Flora survey completed	Contractor	\$2,000
1,2&3	R19	Establish vegetation monitoring plots prior to undertaking prescribed burns and monitor each plot annually	N/A	Plots established and monitored annually	Council	N/A
1,2&3	R20	Establish photo points at several locations within both Reserves to facilitate monitoring of annual regeneration growth	N/A	Photo points established and annual photos taken	Council, contractor or volunteers	\$600

Priority	Rec. No.	Action	Seasonal timing	Performance measure	Responsibility	Estimated funding ⁹
1,3	R21	Undertake surveys to update the fauna record of the Reserve	N/A	Terrestrial and aquatic fauna surveys and bird surveys completed 2015 & 2019	Contractor and/or BirdLife Tasmania and/or UTAS	\$10,000
Reserve entrances						
1	R23	Develop identifying names (other than street names) for Reserve entrances NH1 & NH8	N/A	Identifying names developed for NH1 & NH8	Council	N/A
1	R23	Install Reserve Entrance name signs as per Table 2	N/A	Reserve Entrance name signs installed as per Table 2	Council	\$9,000
1	R23	Erect signage at both ends of Nelumie Street directing users from Nelumie Street along Moirunna Road, then along Rowitta Road foot path to Tianna Road and NH1 to consolidate this preferred route	N/A	Preferred route signposted	Council	\$500
2,3	R23, R24	Undertake native landscaping and formalise parking at Reserve entrances NH1 & NH8 as per Appendices 11 & 12	Autumn - winter	Landscaping and new parking areas completed at Reserve entrances NH1 & NH8	Council, contractor or volunteers	Up to \$20,000 per entrance
2	R37	Install interpretation signs at entrances GB6 and GB7	N/A	Two new interpretation signs installed	Council or contractor	\$2,000
Tracks and trails						
1	R25	Install track direction signs as detailed in Table 3	N/A	Track marker signs installed	Council or contractor	\$1,000
1,2&3	R25	Maintain fire trails in the NHB Reserve to required standard for heavy vehicles	N/A	Tracks maintained to standard identified in the Bushfire Management Plan	Council	N/A

Priority	Rec. No.	Action	Seasonal timing	Performance measure	Responsibility	Estimated funding ⁹
3	R25	Assess condition of log steps leading up Natone Hill from NH2 and plan for their upgrade/replacement	N/A	Log steps leading up Natone Hill from NH2 upgraded or replaced	Council or contractor	\$5,000
1,2&3	R25	Maintain walking tracks along Faggs Gully Creek and Geilston Creek Road	N/A	No complaints No safety incidents reported	Council or contractor	\$1,000 per annum
1	R25	Develop identifying names for unnamed major tracks in the NHB Reserve (in conjunction with Natone Hill Landcare Group)	N/A	All major trails named and signposted	Council	N/A
Infrastructure						
3	R26	Install new dog waste bag dispensers and bins at NH1, NH6 and GB6	N/A	Dog waste bag dispensers and bins installed	Council or contractor	\$1,500
2	R26	Install up to eight bench seats at various location in the Reserves	N/A	Eight bench seats installed	Council or contractor	\$16,000
2	R28	Promote a preferred kayak launch site off the small beach adjacent to the GB3 car park and investigate feasibility of installing a wash down area	N/A	Feasibility study complete and funding allocated if appropriate	Council	N/A
3	R29	Assess the technical feasibility of depositing coarse sand on the small beach adjacent to the GB3 car park to improve its amenity	N/A	Feasibility assessed and sand deposited if appropriate	Council or contractor	\$7,000 (including cost of sand)
2	R30	In consultation with the Derwent Estuary Program, review existing water quality data and establish a minimum six month water quality monitoring program for the small beach adjacent to the GB3 car park	N/A	Water quality monitoring program established	Council, DEP	N/A

Priority	Rec. No.	Action	Seasonal timing	Performance measure	Responsibility	Estimated funding ⁹
3	R31	Review the infrastructure requirements of the Reserve in 2019	N/A	Infrastructure review completed in 2019	Council	N/A
Coastal erosion and inundation						
2	R33	Assess and implement an appropriate adaptation response to prevent further erosion from occurring on the bank immediately above the small beach adjacent to the car park at GB3	N/A	No further erosion observed on the bank immediately above the small beach adjacent to the car park at GB3	Council	N/A
Community participation and awareness						
2	R34	Engage with North Lindisfarne Primary School to encourage a continuation of the former Geilston Bay Landcare/Coastcare Group's commitment to caring for the GBC Reserve	N/A	North Lindisfarne Primary School Landcare/Coastcare Group established	Council	N/A
1,2,3	R17, R35	Undertake a letterbox drop to residents neighbouring the Reserves on key issues requiring education community education including: garden waste dumping, removal of native vegetation, encroachment, environmental weeds, wildlife, bushfire management and responsible cat and dog management	N/A	Letterbox drop on each issue completed	Council	N/A
1	R36	Develop and distribute a Natone Hill bushfire management awareness brochure and distribute to residents bordering the NHB Reserve.	N/A	Brochure developed and distributed to local residents	Council and/or contractor	\$3,000
Implementation plan						
1 2&3 performance measures	R38	Undertake annual review against all	N/A measures completed	Review of all performance annually	Council	N/A

Priority	Rec. No.	Action	Seasonal timing	Performance measure	Responsibility	Estimated funding ⁹
3	R39	Undertake a review of the <i>Natone Hill Bushland and Geilston Bay Coastal Reserve Activity Plan 2015-2019</i> in 2019	N/A	<i>Natone Hill Bushland and Geilston Bay Coastal Reserve Activity Plan 2015- 2019</i> reviewed within five years	Council and/or contractor	\$10,000

A review of progress against all performance measures should be undertaken annually during the period 2015-2019 to help prioritise available resources.

Recommendation 38: Review progress against all performance measures identified in the Implementation Plan annually.

20 FUTURE PRIORITIES

A review of the *Natone Hill Bushland and Geilston Bay Coastal Reserve Activity Plan 2015-2019* should be undertaken in 2019. The purpose of this review should be to:

- assess progress towards achieving the objectives of the *Natone Hill Bushland and Geilston Bay Coastal Reserve Activity Plan 2015-2019*;
- assess progress against all performance measures;
- analyse photo point data and all completed fauna assessments to determine trends and implications for ongoing vegetation management; and
- determine ongoing management priorities for the Reserves for the next five years.

Recommendation 39: Review the Natone Hill Bushland and Geilston Bay Coastal Reserve Activity Plan 2015-2019 in 2019 to assess progress and determine ongoing management priorities for the Reserves.

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APPENDIX 1: CONSERVATION SIGNIFICANCE OF THE NATONE HILL BUSHLAND RESERVE'S NATIVE FLORA AND FAUNA

The Natone Hill Bushland Reserve contains four native vegetation communities (AVK Environmental Management 2011a), two of which is listed as threatened native vegetation communities under the Tasmanian *Nature Conservation Act 2002*. These are summarised in Table A1.1.

Table A1.1: Conservation status of native vegetation communities occurring within the NHB Reserve.

Community name	TASVEG code	Description	Conservation status
<i>Eucalyptus risdonii</i> forest and woodland	DRI	Open dry sclerophyll community dominated by a very sparse canopy of <i>E. risdonii</i> trees. Localised community on the south western side of Natone Hill.	Rare
<i>Eucalyptus globulus</i> dry forest and woodland	DGL	Dry sclerophyll community dominated by <i>E. globulus</i> with a similar understorey of secondary trees and tall shrubs as the DAM community. The ground layer is dominated by grasses. Located at the eastern end of the Reserve.	Vulnerable
<i>Eucalyptus amygdalina</i> forest on mudstone	DAM	Dry sclerophyll community dominated by <i>E. amygdalina</i> , with an understorey composed of secondary trees and tall shrubs such as <i>Acacia dealbata</i> , <i>Acacia mearnsii</i> , <i>Allocasuarina littoralis</i> and <i>Exocarpos cupressiformis</i> . The ground layer is characterised by sedges and grasses (eg <i>Lomandra longifolia</i> , <i>Diplazene morraea</i>) interspersed with areas of bare soil. This community occurs across the majority of Natone Hill.	Not threatened
<i>Eucalyptus viminalis</i> grassy forest and woodland	DVG	Woodland dominated by <i>E. viminalis</i> . A small area of this community occurs near the summit of Natone Hill.	Not threatened

Four flora species recorded in the Reserve are listed as threatened species under the Tasmanian *Threatened Species Protection Act 1995* (the TSP Act) and/or Commonwealth *Environment Protection and Biodiversity Conservation Act 1999* (the EPBC Act). These are summarised in Table A1.2.

The Reserve also contains potential habitat for several threatened fauna species listed under the TSP and/or EPBC Acts, including two endangered species. These are summarised in Table A1.3.

Table A1.2: Flora species of conservation significance recorded within the Reserve.

Flora species	Common name	Conservation status ¹⁰	Comments
<i>Arthropodium strictum</i>	chocolate lily	Rare	Recorded on grassy west facing slopes.
<i>Eucalyptus risdonii</i>	Risdon peppermint	Rare	Localised stand on the south western side of Natone Hill.
<i>Lepidium pseudotasmanicum</i>	shade peppercress	Rare	Recorded between Reserve entrances NH7 and NH8.
<i>Rytidosperma indutum</i>	tall wallaby grass	Rare	Recorded at several locations throughout the Reserve.

Table A1.3: Fauna species of conservation significance for which suitable habitat exists within the Reserve.

Fauna species name	Common name	Conservation status ⁹	Habitat / Comments
<i>Lathamus discolor</i>	swift parrot	Endangered ENDANGERED	Nesting habitat is hollows in mature eucalypts with stem diameter >70cm at breast height. Forages in mature <i>Eucalyptus globulus</i> and <i>E. ovata</i> trees. Potential nesting and foraging habitat exists within the Reserve.
<i>Tyto novaehollandiae</i> subsp. <i>castanops</i>	masked owl (Tasmanian)	Endangered	Inhabits dry eucalypt forest and woodland with old growth eucalypts containing hollows. Potential nesting habitat exists within the Reserve.
<i>Perameles gunnii</i>	eastern barred bandicoot	VULNERABLE	Inhabits grassy woodlands, native grasslands and mosaics of pasture and shrubby ground cover. Potential nesting and foraging habitat exists within the Reserve.

¹⁰ Lower case = TSP Act; UPPER CASE = EPBC Act

APPENDIX 2: FLORA SPECIES LIST FOR THE NATONE HILL BUSHLAND RESERVE¹¹

List originally compiled in January, 1990 by Louise Gilfedder (then of the Department of Geography and Environmental Studies) and from Kirkpatrick (*pers. comm.*). Species marked * are from Friends group members input. Species marked ** identified by Diana and Fred Duncan for the Natone Hill Landcare Group

Species nomenclature originally followed Buchanan, A.M., McGeary-Brown, A. and Orchard, A.E. (1989) **A Census of the Vascular Plants of Tasmania** Tasmanian Herbarium Occasional Publication No.2. and has been revised by Karen Johnson (Parks and Wildlife Service) using:

Buchanan, A.M. (ed.) 1995. **A Census of the Vascular Plants of Tasmania** Tasmanian Herbarium: Hobart.

Where a species does not occur in Buchanan (1995) other similar references held by the Tasmanian Herbarium have been used for nomenclature including:

Chittenden, F.J. 1956. **The Royal Horticultural Society Dictionary of Gardening (2nd edition)** Oxford University Press.

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Abbreviations used include:

e=endemic species

i=introduced species

r=rare (as per Schedule 5 - *Tasmanian Threatened Species Protection Act 1995*)

¹¹ Source: deGryse, J. (1998). *Natone Hill Bush Park Management Plan*. Unpublished report for Clarence City Council.

Note that the status of orchid at Natone Hill is uncertain (Wapstra *pers. comm.*) and has therefore been left blank in the following list. See Section 1.2.1 for the likely status of orchid species at Natone Hill.

GYMNOSPERMAE

Pinaceae

- | | |
|------------------|--------------|
| *i Pinus radiata | radiata pine |
|------------------|--------------|

PTERIDOPHYTA

Adiantaceae

- | | |
|------------------------------|-----------|
| Cheilanthes austrotenuifolia | rock fern |
|------------------------------|-----------|

Dennstaedtiaceae

- | | |
|----------------------|---------|
| Pteridium esculentum | bracken |
|----------------------|---------|

MONOCOTYLEDONEAE

Commelinaceae

- | | |
|----------------------------|---------------|
| i Tradescantia fluminensis | wandering jew |
|----------------------------|---------------|

Cyperaceae

- | | |
|-----------------------|------------------|
| Carex breviculmis | |
| Gahnia radula | thatch saw-sedge |
| Isolepis sp. | club-rush |
| Lepidosperma concavum | |
| Lepidosperma gunnii | sword sedge |
| Schoenus apogon | common bog-rush |

Iridaceae

- | | |
|-----------------------|-----------|
| Diplarrena moraea | flag iris |
| i Freesia leichtlinii | freesia |
| i Iris sp. | iris |
| Patersonia fragilis | |

Juncaceae

- | | |
|------------------|----------|
| Juncus australis | rush |
| J. pallidus | " |
| Luzula sp. | woodrush |

Liliaceae

- | | |
|---------------------------------|--------------|
| Arthropodium milleflorum | vanilla lily |
| Bulbine glauca | bulbine lily |
| Dianella revoluta var. revoluta | flax lily |
| *i Narcissus spp. | |

Orchidaceae

(see Section 1.2.1 for likely status of orchid species at Natone Hill)

Poaceae

- | | |
|-------------------------|--------------------|
| r Agrostis aemula | blown grass |
| i A. capillaris | browntop |
| i Aira caryophyllea | silvery hair grass |
| i Anthoxanthum odoratum | sweet vernal |
| i Arrhenatherum elatius | oatgrass |
| i Avena fatua | wild oat |
| i Briza maxima | quaking grass |
| i B. minor | shivery grass |

i	<i>Cortaderia selloana</i>	pampas grass
i	<i>Cynosurus echinatus</i>	dog's tail
i	<i>Dactylis glomerata</i>	cocksfoot
	<i>Danthonia caespitosa</i>	ringed wallaby grass
	<i>D. laevis</i>	wallaby grass
	<i>D. pilosa</i>	"
r	<i>D. procera</i>	tall wallaby grass
	<i>D. racemosa</i>	wallaby grass
	<i>D. semiannularis</i>	"
	<i>D. setacea</i>	"
	<i>Deyeuxia quadriseta</i>	bent grass
	<i>Dichelachne crinita</i>	longhair plume grass
	<i>D. rara</i>	shorthair plume grass
	<i>Ehrharta stipoides</i>	weeping grass
	<i>Elymus scaber</i>	common wheatgrass
i	<i>Holcus lanatus</i>	Yorkshire fog grass
i	<i>Hordeum murinum</i>	barley grass
	<i>Pentapogon quadrifidus</i>	five-awn spear grass
	<i>Poa labillardierei</i>	tussock grass
	<i>P. rodwayi</i>	"
	<i>P. sieberiana</i>	"
i	<i>Phalaris</i> sp.	canary grass
i	<i>Piptatherum miliaceum</i>	rice millet
	<i>Stipa flavescens</i>	speargrass
	<i>S. mollis</i>	"
	<i>S. pubinodis</i>	"
	<i>S. semibarbata</i>	"
	<i>S. stiposa</i>	"
	<i>Themeda triandra</i>	kangaroo grass
i	<i>Vulpia bromoides</i>	rat's tail fescue
Xanthorrhoeaceae		
	<i>Lomandra longifolia</i>	sagg
**	<i>Lomandra nana</i>	sagg

DICOTYLEDONEAE

Apiaceae		
i	<i>Foeniculum vulgare</i>	fennel
Asteraceae		
	<i>Brachyscome aculeata</i>	daisy
i	<i>Calendula officinalis</i>	marigold
i	<i>Chrysanthemoides monilifera</i>	boneseed
	<i>Chrysocephalum apiculatum</i>	common everlasting
	<i>Chrysocephalum semipapposum</i>	clustered everlasting
	<i>Craspedia glauca</i>	billy buttons
	<i>Helichrysum scorpioides</i>	
i	<i>Hypochoeris glabra</i>	smooth cat's ear
i	<i>H. radicata</i>	flatweed, cat's ear
	<i>Gnaphalium collinum</i>	cudweed
i	<i>Leontodon taraxacoides</i>	hawkbit
	<i>Leptorhynchus squamatus</i>	scaly buttons
	<i>Olearia ramulosa</i>	twiggy daisy-bush
	<i>Ozothamnus obcordatum</i>	
	<i>Podolepis jaceoides</i>	showy podolepis

Senecio glomeratus	
S. hispidulus	
S. linearifolius	
S. quadridentatus	
r S. velleioides	fireweed
i Sonchus asper	prickly sow-thistle
i S. oleraceus	sow-thistle
i Taraxacum officinale	common dandelion
Boraginaceae	
Cynoglossum suaveolens	sweet hound's tongue
Brassicaceae	
i Brassica sp.	wild mustard
r Lepidium pseudotasmanicum	peppercress
i Lobularia maritima	sweet Alice
Campanulaceae	
Lobelia gibbosa	native lobelia
Wahlenbergia stricta	bluebell
W. tadgellii	"
Caprifoliaceae	
i Lonicera periclymenum	honeysuckle
Caryophyllaceae	
i Silene gallica	French catchfly
Casuarinaceae	
Allocasuarina littoralis	bulloak
A. verticillata	she-oak
Chenopodiaceae	
i Chenopodium album	fat hen
Rhagodia candolleana	climbing saltbush
Clusiaceae	
Hypericum gramineum	small St. John's wort
Convolvulaceae	
Convolvulus erubescens	native bindweed
Crassulaceae	
Crassula sieberana	
i Echeveria sp.	
i Sedum sp.	stonecrop
Dilleniaceae	
Hibbertia riparia	guinea flower
Epacridaceae	
Acrotriche serrulata	ant's delight
Astroloma humifusum	native cranberry
* Epacris impressa	common heath
** Lissanthe strigosa	peach berry
Fabaceae	
Aotus ericoides	
Bossiaea prostrata	
i Cytisus proliferus	tree lucerne
Daviesia latifolia	
D. ulicifolia	native gorse
Dillwynia cinerascens	grey parrot pea
Dillwynia glaberrima	grey parrot pea
i Genista monspessulana	canary broom
Hovea linearis	common hovea
Pultenaea daphnoides	

P. juniperina	bush pea
P. pedunculata	"
i Trifolium repens	white clover
i Ulex europaeus	gorse
Geraniaceae	
i Geranium sp.	geranium
Geranium solanderi	native geranium
Pelargonium australe	austral stork's bill
Goodeniaceae	
Goodenia lanata	native primrose
Grossulariaceae	
i Ribes sp.	currant
Haloragaceae	
Gonocarpus tetragynus	raspwort
Lauraceae	
e Cassytha pedicellosa	dodder
Cassytha pubescens	dodder laurel
Linaceae	
Linum marginale	native flax
Mimosaceae	
*i Acacia baileyana	Cootamundra wattle
A. dealbata	silver wattle
A. genistifolia	
* A. gunnii	ploughshare wattle
i A. longifolia	sallow wattle
* A. mearnsii	black wattle
A. mucronata	narrow-leaved wattle
Myrtaceae	
e Eucalyptus amygdalina	black peppermint
E. globulus	blue gum
i E. leucoxylon 'Rosea'	
re E. risdonii	Risdon peppermint
E. viminalis subsp. viminalis	white gum
i Melaleuca sp.	paperbark
Oxalidaceae	
Oxalis corniculata	yellow wood sorrel
i Oxalis sp.	
Passifloraceae	
i Passiflora mollissima	banana passionfruit
Pittosporaceae	
Bursaria spinosa	prickly box
i Pittosporum undulatum	
Plantaginaceae	
i Plantago coronopus	plantain
i P. lanceolata	"
P. varia	native plantain
Polygalaceae	
Comesperma volubile	love creeper
Polygonaceae	
i Acetosella vulgaris	sheep's sorrel
i R. crispus	curled dock
Primulaceae	
i Anagallis arvensis	scarlet pimpernel

Proteaceae	
<i>Banksia marginata</i>	silver banksia
i <i>Grevillea</i> sp.	
Ranunculaceae	
<i>Ranunculus lappaceus</i>	common buttercup
Rhamnaceae	
<i>Pomaderris elliptica</i>	
Rosaceae	
<i>Acaena echinata</i>	
<i>A. novae-zelandiae</i>	buzzy
i <i>Cotoneaster glaucophyllus</i>	
i <i>Sanguisorba minor</i>	
i <i>Prunus</i> sp.	plum
i <i>Rosa rubiginosa</i>	sweet briar rose
i <i>Rubus fruticosus</i>	blackberry
Rubiaceae	
<i>Coprosma</i> sp.	shining coprosma
Rutaceae	
<i>Eriostemon verrucosus</i>	wax flower
Santalaceae	
<i>Exocarpos cupressiformis</i>	native cherry
Sapindaceae	
<i>Dodonaea viscosa</i> subsp. <i>spathulata</i>	native hop
Saxifragaceae	
i <i>Bergenia cordifolia</i>	elephant ears
Solanaceae	
* <i>Solanum laciniatum</i>	kangaroo apple
* <i>S. tuberosum</i>	potato
Scrophulariaceae	
<i>Veronica gracilis</i>	slender speedwell
Stylidiaceae	
<i>Stylidium graminifolium</i>	grass trigger plant
Thymelaeaceae	
<i>Pimelea humilis</i>	rice flower
Tremandraceae	
<i>Tetratheca labillardierei</i>	pink bells
Tropaeolaceae	
i <i>Tropaeolum majus</i>	nasturtium
Valerianaceae	
i <i>Centranthus ruber</i>	kiss-me-quick
Violaceae	
<i>Viola hederacea</i>	ivy-leaf violet

APPENDIX 3: BIRD SURVEY FOR NATONE HILL

Observers: Denis Abbott, Sue Drake and Bruce Longmore

Natone Hill: walked to top of Natone Hill (the reservoir) from Tianna Road, at junction of Rowanna Road.

Date: 9 October, 2014 **Time:** 9.35-9.55.

Birds Seen/heard:

Blackbird * Forest
Raven Grey
Currawong Little
Wattlebird Noisy
Miner
Shining-bronze Cuckoo Silvereye
Silver Gull Spotted
Pardalote Starling *
Striated Pardalote Sulphur-
crested Cockatoo Welcome
Swallow
Yellow-throated Honeyeater

* Not native to Tasmania

This is a dry hillside with little understory, hence few smaller birds, except the pardalotes which are in the eucalypt canopy. The road noise from the highway was very penetrating making it difficult to distinguish calls at any distance.

APPENDIX 4: UNANTICIPATED DISCOVERY PLAN

Unanticipated Discovery Plan

For proponents and consultants dealing with Aboriginal Heritage in Tasmania

This paper provides a Plan that should be followed when dealing with unanticipated discoveries of Aboriginal Cultural Heritage such as sites and objects. The plan provides guidance to project personnel so that they may meet their obligations with respect to Aboriginal heritage in accordance with the *Aboriginal Relics Act 1975* and the *Coroners Act 1995*.

The Unanticipated Discovery Plan is in two sections. The first section primarily explains mitigation strategies that should be employed when any Aboriginal Cultural Heritage sites or items are discovered excluding skeletal remains (burials), while the second process deals specifically with skeletal remains (burials).

Discovery of Cultural Heritage Items

- Step 1: Any person who believes they have uncovered Aboriginal Cultural Heritage material should notify all employees or contractors that are working in the immediate area that all earth disturbance works must cease immediately.
- Step 2: A temporary 'no-go' or buffer zone of at least 10m x 10m should be implemented to protect the suspected Aboriginal Cultural Heritage site or relics. No unauthorised entry or works will be allowed within this 'no-go' zone until the suspected Aboriginal Cultural Heritage relics have been assessed by a recognised Aboriginal Heritage Officer or Archaeologist.
- Step 3: Aboriginal Heritage Tasmania (AHT) in Hobart (ph 6233 6613) needs to be notified and consulted as soon as possible and informed of the discovery. AHT will then provide further advice in accordance with the *Aboriginal Relics Act 1975*.

Discovery of Skeletal Material

- Step 1: Call the Police immediately. Under no circumstances should the suspected skeletal remains be touched or disturbed. The area must now be considered a crime scene. It is a criminal offence to interfere with a crime scene.
- Step 2: Any person who believes they have uncovered skeletal material should notify all employees or contractors that are working in the immediate area that all earth disturbance works must cease immediately.
- Step 3: A temporary 'no-go' or buffer zone of at least 50m x 50m should be implemented to protect the suspected skeletal remains. No unauthorised entry or works will be allowed within this 'no-go' zone until the suspected skeletal remains have been assessed by the Police and or Coroner.
- Step 4: Should the skeletal remains be determined to be of Aboriginal origin, the Coroner will contact the Tasmanian Aboriginal Land and Sea Council (TALSC) to arrange for repatriation of the remains, as per the *Coroners Act 1995*.

Unanticipated Discovery Plan



Guide to the most common sites of Aboriginal Significance

Stone Artefact Scatters

Stone artefacts are the tangible evidence found in regard to past Aboriginal lifeways. Stone artefacts indicate areas that were used by Aboriginal People, either for camping, hunting or other activities such as the manufacture of stone tools. Archaeologists can also determine the duration a site may have been occupied, the amount of times that the site may have been occupied, and the number of people that the area may have supported at any given time.

Some stone artefacts are the result of Aboriginal People fracturing or 'flaking' fine-grained rocks to produce sharp cutting or scraping implements. These were then used, for example, for cutting up animals and then scraping the hides. Volcanic rocks such as basalt were flaked and then ground down to form axes for a number of chopping and cutting tasks. The results of such activities can be seen in the archaeological record (i.e. scatters) in the form of modified stones such as cores, retouched flakes, hammerstones and flaked pieces. From these scatters, by understanding site density and frequency patterns, inferences can be made in relation to past Aboriginal lifeways.

Shell Middens

Shell middens by definition are prehistoric refuse pits. They are the leftover waste of resources exploited which formed the basis of Aboriginal diet. Midden sites can range in size from large mounds to small scatters of shell. Middens usually also contain as well as shell, the remains of animals exploited for food as well as artefacts of stone, bone and shell. These sites are usually found near waterways and coastal areas.

Rockshelters

Rockshelters can either be shelters which contain archaeological deposits from living floors or art rock shelters, and may occur in any area of rocky terrain. Sediments on the floor of the rockshelter can contain preserved stratified deposits of archaeological material. Art types found in rockshelters can vary greatly. It can be in the form of painting, stencils of body parts, tools and equipment, or engravings. Style variations in painting can cover animal or human figurines, supernatural beings, and geometric patterns. Engravings can have similar variations as they can depict tools, humans, human parts, animals and birds and their tracks, geometric patterns and supernatural beings. Pecking is also a form of engraving.

Quarries or Stone Procurement Sites

Quarry sites occur where outliers of suitable tool-making stone appear. A quarry can be generally recognised by evidence of human manipulation and extraction of suitable material and the debris left by the processing of the suitable material. Some quarries can cover vast areas with extremely high amounts of lithic discard. Ochre or pigment was also quarried.

Burials

Burials can occur anywhere, though they are generally found close to areas where there was a high population concentration. Burials can occur where there are soft sediments such as sand hills, they can be found in caves and rockshelters and sometimes they can be associated with hollow trees.

APPENDIX 5: SUMMARY OF STAKEHOLDER CONSULTATION

During September - October 2014, identified stakeholders were invited to provide comments relevant to the development of the *Natone Hill Bushland and Geilston Bay Coastal Reserves Activity Plan 2015-2019*.

A public meeting and community 'walk and talk' session in each Reserve was facilitated by Council and Tasflora on 21 September 2014. The purpose of each session was to seek input from local residents, Landcare and Coastcare groups and other relevant stakeholders on values and management issues associated with the Reserves. Over 15 stakeholders attended each meeting, including representatives from the Natone Hill Landcare Group, the Geilston Bay Landcare Group (North and South Banks), the Limekiln Point Landcare Group and the Geilston Bay Boat Club.

Key issues raised during the Natone Hill Bushland Reserve walk and talk included:

- Don't make any major changes to the Reserve.
- No parking signs are needed at the Nubeena Street entrance and along Nubeena Street to prevent visitors to the Reserve blocking tracks or blocking access by residents to their houses.
- The Reserve's entrances need to be more obvious (eg signage) to encourage people to use them.
- Consider making the entrance at the northern end of Tianna Road the main entrance to the Reserve. A parking area and conceptual landscape plan should be developed for this entrance.
- Tracks need to be signposted within the Reserve, not just at the entrances.
- The bitumen is eroding on the main track to Reservoir.
- Large dead wood throughout the Reserve is creating a bushfire hazard.
- Gorse within the reservoir boundary should be controlled to prevent its encroachment into the Reserve.
- Interpretation signage about the Reserve's Works War II history should not be reinstalled as it will likely be vandalised.
- Install a tap for dogs.
- Education of adjacent property owners is needed to prevent dumping of garden rubbish and discourage planting of weedy Australian natives.

Key issues raised during the Geilston Bay Coastal Reserve walk and talk included:

- The condition/height of the intertidal walkway between Geilston Bay and Limekiln Point.
- Request for Council to assist with the removal of large piles of cut weeds around Limekiln Point.

- Maintenance of revegetation sites required at the pumping station end of Tahune Street.
- Faggs Gully Creek requires attention to address water flow issues.
- Walking tracks along Faggs Gully Creek and between the bridge and Sarean Court need maintenance.
- A wildlife corridor should be created around the Geilston Bay Boat Club by planting understorey plants beneath existing eucalypts.

A feedback form seeking input to the *Natone Hill Bushland and Geilston Bay Coastal Reserves Activity Plan 2015-2019* was also mailed to stakeholders. Written responses were received from 14 stakeholders, which are summarised in Table A5.1 and Table A5.2.

The draft *Natone Hill Bushland and Geilston Bay Coastal Reserves Activity Plan 2015-2019* was released for community consultation in March - April 2015. A Natone Hill Bushland and Geilston Bay Coastal Reserves Report Card was developed as a key tool in encouraging stakeholder feedback on the draft plan and was mailed out to residents and other interested stakeholders. Three submissions on the draft plan were received during the consultation period. A summary of the issues raised in these submissions is provided in Table A5.3.

Where possible, all relevant community feedback has been considered in the development of the *Natone Hill Bushland and Geilston Bay Coastal Reserves Activity Plan 2015-2019*. However some issues identified during the consultation process are beyond the scope of this plan or pertain to management issues outside the Reserves. These issues have been noted by Council and will be addressed through other processes where feasible.

Table A5.1: Summary of written responses received regarding the Natone Hill Bushland Reserve during initial stakeholder consultation.

Management issue Reserve	Response
entrances	
Create parking area at Nubeena Street entrance (NH8)	Section 13 recommends formalised parking at NH8 (refer Appendix 12)
Clearly signpost the road at Nubeena Street entrance so visitors don't block access to residences	Section 13 recommends 'no parking' signs in these areas
Tracks and trails	
Better tracks around and over Natone Hill as some areas are affected by rain etc.	Section 14 recommends some track improvements
Keep the tracks unsealed	There is no proposal to seal any tracks
Retain Natone Hill as an off-lead dog	No changes to current dog walking provisions are proposed

Management issue	Response
Infrastructure	
Need more rubbish bins	Section 15 recommends additional dog waste disposal bins which will also serve as rubbish bins
Bushfire management	
Find a way to use the dead wood on the hill to reduce bushfire risk	This feedback will be forwarded to Council's bushfire management staff for consideration.

Table A5.2: Summary of written responses received regarding the Geilston Bay Coastal Reserve during initial stakeholder consultation.

Management issue	Response
Weed management	
The Limekiln Point Landcare Group needs assistance with removing heaps of cut weeds near the high water mark around Limekiln Point.	Section 8 recommends that Council assists with this work
Regeneration and revegetation	
Increase maintenance of creek rehabilitation work to ensure gains are maintained	Sections 8 & 9 recommend weed control and revegetation activities along Faggs Gully Creek
Revegetate a thin strip on the bay side of the tennis courts to screen the fences	Section 9 recommends revegetation in this area
Revegetate the bank between the multiuser path and fences along the rock bench path	This area is currently maintained through brushcutting. Revegetation is not recommended as plants may grow over the narrow walkway.
Plant understorey species in the strip of land bounded by De Bomford Lane, the Geilston Bay Boat Club and the toilet block for visual amenity and a wildlife corridor	Section 9 recommends understorey planting in this area
Fauna habitat management	
Engage a consultant to undertake a study of the creek as a whole to ensure optimal water flows along its length	Section 10 recommends that Council investigates and assesses options to improve water quality, water flows and aquatic habitat in Faggs Gully Creek
Tracks and trails	
Check that signage linking one area with the other is good for both directions of pathways	Section 14 contains recommendations for improving track signage
Introduce a more regular spraying regime of	Section 14 recommends more regular

Management issue	Response
the gravel track between East Derwent Highway and Bedlam Walls	maintenance of this track
There is no footpath along Geilston Bay Road between the bridge over Faggs Gully Creek and the Shag Bay walking track	An overgrown walking track does exist in this area. Section 14 recommends regular maintenance of this track.
Cars park over the walking track between 100 and 108 Geilston Bay Road	Section 14 recommends the installation of “No Parking” signs along this section
Install a cross over at the access to the walkways area at the bottom of Granville Ave to allow truck access for maintenance issues	Section 14 recommends that a cross over be installed at this entrance
Create a small learn to ride bike path loop adjacent to the cricket nets on the bottom old High School oval which is connected to the road crossing of the concrete bike path	Not considered a priority over the next five years unless suitable funding becomes available
Infrastructure	
Install fitness equipment in the bay area or between the tennis courts and BBQ huts	Not considered a priority over the next five years unless suitable funding becomes available
Highlight an area between the concrete path and boat ramp car park as a potential site for a commercial development of a small cafe	To be noted by Council and considered
Shift the car park 5m to the east to allow planting of a row of trees (Casuarina) and park benches to be installed along the top of the rock wall	Moving the car park likely to be costly. Section 15 recommends installing seats in the existing space
Install a small in ground trampoline in the kids play park	Not considered a priority over the next five years unless suitable funding becomes available
Need more seating with shelter on walking tracks	Section 15 recommends additional seats with shelter where feasible
The jetties on the foreshore could be repaired and made safer, as they make a nice ‘stop point’ in a walk	The majority of these jetties are privately owned
Community awareness and education	
Encroachment by private landowners is occurring at the entrance off Musgrove Road (GB4)	Section 18 addresses encroachment issues
Other Reserve management issues	
Install one row of large rocks at the base of the eroded bank at the back of the beach	The reason for this proposal is unclear so has not been recommended

Management issue	Response
area near the car park	
Introduce a layer of clean, coarse sand over the beach area adjacent to the boat ramp car park	An assessment of the feasibility of this is recommended in Section 15.
Create a flat, grassy area on the bay side of the tennis court to create an area for children's ball games	This area has been identified for understorey revegetation activities.
Need off lead dog running areas	No change to current dog exercise arrangements are proposed
Management issues outside the Reserve's boundary/outside the scope of the RAP	
Improve lighting and maintenance around the BMX track area	While these issues are outside the Reserve boundary and/or outside the scope of the <i>Natone Hill Bushland and Geilston Bay Coastal Reserves Activity Plan 2015-2019</i> , they have been noted by Council and will be addressed where feasible.
Improve drainage between the BMX track and skate ramp	
Formalise access for bikes between the BMX track and skate board ramp	
Place additional rocks across gravel access to BMX track to prevent vehicle access	
Stop dumping of turf and soil next to the rocks adjacent to the tennis club parking area	
Plant trees adjacent to East Derwent Highway from the creek to the High School area to improve visual amenity and fauna habitat/access	
Reduce access to the top of the bank along East Derwent Highway to prevent the display of cars for sale	
Extend the avenue of trees with <i>Eucalyptus viminalis</i> from East Derwent Highway to the boat ramp car park	
Create space for parallel parking along Debomford Lane from East Derwent Highway to the boat club driveway	
Have cross overs for the footpaths at junctions between Granville Avenue and Musgrove Road for ease of access for prams and bikes	
The Sarean Court car park is not always adequate for the number of people using the Shag Bay walking track	
Need to impede rogue vehicle access to all	

Management issue	Response
<p>areas that encompass the Geilston Bay High School grounds, sports fields and Geilston Bay Football club rooms car parks</p> <p>Plant more trees in Symons Park</p> <p>Area of bush behind Llenroc Street, Geilston Bay requires rehabilitation, a wildlife corridor and water access for animals</p> <p>TasWater has not rehabilitated the bush on the eastern side of East Derwent Highway</p>	




Table A5.3: Summary of written responses received on the draft *Natone Hill Bushland and Geilston Bay Coastal Reserves Activity Plan 2015-2019*.




Issue	Comment
Weed management (Section 8)	
Natone Hill Landcare Group should be consulted when undertaking weed sweeps to ensure that all known infestations of gorse, broom, boneseed, Lucerne and Sydney wattle are targeted	Section 8.2 will be amended to note that weed sweeps should be undertaken in consultation with the Natone Hill Landcare Group to ensure that all known weed locations are targeted.
The Limekiln Point Landcare Group Committee endorses the recommendation to remove or burn piles of cut weeds around Limekiln Point.	No change to plan required.
The current weed removal process on the coastal path from Lindisfarne to Geilston Bay has left an eyesore of rotting weeds all along the foreshore... what was once a green leafy walk is now rotting vegetation all along the foreshore	No change to plan proposed. Section 8.3 currently identifies removal or burning of these cut weeds as a Priority 1 activity (ie to be undertaken within the next 6 months).
The Limekiln Point Landcare Group Committee endorses the recommendation to undertake weed maintenance work, and notes the effort that will be required to fully control <i>Vinca major</i> and <i>Muehlenbeckia axillaris</i> .	Section 8.4 will be updated to note the need for persistent follow-up to control <i>Muehlenbeckia axillaris</i> .
Weed removal along the coastal path has been heavy-handed and focused on removal with limited effective regeneration. The net effect has been the removal of two weed varieties and inevitably replaced with others and the increased use of poisons to control them.	No change to plan proposed. Section 8.3 recognises that weeds have been removed from a large area, and that future weed control activities should focus on maintaining these areas to ensure they remain weed free. Section 8.4 identifies the Limekiln Point area as an area requiring immediate maintenance weed




Issue	Comment
<p>Regeneration and revegetation (Section 9)</p> <p>If there is limited funding then steps should be funded to preserve the current amenity along the coastal path and ensure that first- class regeneration occurs and acknowledgement that only gradual progress can be made.</p>	<p>control activities.</p> <p>Sections 8 and 9 emphasise that new weed control and/or revegetation activities should not be undertaken unless ongoing resources are available for ongoing maintenance activities. The plan will be updated to emphasise that the primary focus for work and funding along the coastal track should be to ensure that existing areas of weed control are maintained and that regeneration occurs.</p>
<p>Fauna habitat management (Section 11)</p> <p>Council should adopt a strong position that Natone Hill is not a dog exercise area and that dogs should be on the lead while on the hill.</p> <p>Council should investigate providing a fenced dog exercise area (perhaps in the park), similar to what we have seen adjacent to Brisbane's nature reserves (similar to Natone Hill) and dogs on lead throughout other areas. This would provide improved outcomes for all users</p>	<p>No change to plan proposed. Natone Hill is currently a designated off lead area.</p> <p>This feedback should be incorporated in to the next review of Council's Dog Management Policy.</p> <p>No change to plan proposed. This feedback should be incorporated in to the next review of Council's Dog Management Policy.</p>
<p>Vegetation and Fauna Monitoring (Section 12)</p> <p>A member of the Natone Hill Landcare Group notes that Diana Duncan's flora samples and Helen Genders' photo collection are available</p>	<p>Section 12 will be updated to note that the Landcare Group's flora and photographic resources should be utilised when analysing native flora/vegetation community trends.</p>
<p>Reserve Entrances and Parking (Section 13)</p> <p>Formalising gravel car parks to Natone Hill will encourage additional usage in particular the use of the hill as a dog exercise track and cycling (which we understand is currently prohibited on the hill). There clearly needs to be an understanding of the mitigation of the effects of undesirable use of the hill to improve the overall outcome for users.</p>	<p>No change to plan proposed.</p> <ul style="list-style-type: none"> • Encouraging additional usage of the Reserve is consistent with the objective of enhancing its social (recreational) values. • Formalising gravel car parks will improve the overall outcome for all users by improving access to the Reserve, as current parking arrangements at NH1 and NH8 are awkward and unclear. • Cycling is currently permitted along the

Issue	Comment
	Reserves tracks (Section 12 recommends that the “no mountain bikes” sign at NH3 be removed to reduce confusion).
Infrastructure (Section 15)	
Agree with the recommendation to install seats along the coastal track as there is currently only one present.	No change to plan required.
The activity plan needs to be more specific about the outcome that is intended and the method to achieve it. For example “Install new seats and dog waste bins” gives no indication of both the design and location of seats and dog waste bins.	No change to plan proposed. Section 15 discusses the proposed locations of new dog waste bag dispensers/bins and the proposed locations and design of new seats. Figure 15 illustrates the proposed locations of new seats and dog waste bag dispensers and bins.
The objective should be clearly to improve the outcome for users not simply install more seats.	No change to plan proposed. The installation of additional seats improves the outcomes for all users by providing more seating for both rest opportunities and contemplation of the scenery at various locations throughout the Reserves.
The use of materials (aluminium and steel) that act as heat sinks does not provide a comfortable seat. Council has installed seats in numerous locations of alternative designs made from synthetic wood and aluminium frames that in the main are comfortable in all weathers (noting that this may be expensive and reduce the number of seats that can be installed).	No change to plan proposed. While other seating materials could be used, the recommended seat materials are consistent with existing seats in both Reserves (and recommended for other reserves) to ensure longevity and deter vandalism.
Community participation and awareness (Section 18)	
The proposed interpretation signs at GB6 and GB7 should be developed in consultation with the Limekiln Point Landcare Group.	Section 18 will be updated to note that the proposed interpretation signs at GB6 and GB7 should be developed in consultation with the Limekiln Point Landcare Group.
If funds are short, the best action councils could take would be inspection, education and warnings on inappropriate behaviour (eg dog owners not walking with dogs on leads along the coastal track) rather than building more seats and car parks.	This falls outside the scope of on ground management activities within the Reserve. This feedback should be forwarded to the relevant Council staff for consideration.



APPENDIX 6: WEED SPECIES PRESENT AND RECOMMENDED CONTROL TECHNIQUES

Common name	Species	Status	Picture	Recommended control technique
<u>DECLARED WEEDS</u>				
Blackberry	<i>Rubus fruticosus</i> aggregate	Declared WONS		Large stands - spot spray larger using an appropriate herbicide (as per the DPIPWE Control Guide) in non-fruiting periods Isolated patches - spot spray or cut and paste
Boneseed	<i>Chrysanthemoides monilifera</i>	Declared WONS		Hand pull seedlings. Cut and paste larger plants. Fruit should be bagged and disposed of responsibly.
Canary (Montpellier) broom	<i>Genista monspessulana</i>	Declared WONS		Hand pull seedlings. Cut and paste larger plants. Spot spraying may be appropriate for larger infestations.

Common name	Species	Status	Picture	Recommended control technique
Gorse	<i>Ulex europaeus</i>	Declared WONS		Hand pull small plants. Cut and paste larger plants. Spot spraying may be appropriate for larger infestations.
<u>OTHER ENVIRONMENTAL WEEDS</u>				
Blue periwinkle	<i>Vinca major</i>			Brushcut followed by spot spraying. Repeated follow-up spot spraying required.
Cotoneaster	<i>Cotoneaster</i> sp.			Hand pull seedlings. Cut and paste larger plants.

Common name	Species	Status	Picture	Recommended control technique
Cumbungi	<i>Typha</i> sp.			Hand pull and remove all the rhizome.
English ivy	<i>Hedera helix</i>			Cut and paste.
Golden wattle	<i>Acacia pycnantha</i>			Cut and paste.

Common name	Species	Status	Picture	Recommended control technique
Mirror bush	<i>Coprosma repens</i>			Hand pull small plants. Cut and paste larger
Sweet briar	<i>Rosa rubiginosa</i>			Hand pull seedlings. Cut and paste larger plants.
				Cut and paste or spot spray

Common name	Species	Status	Picture	Recommended control technique
Sweet pittosporum	<i>Pittosporum undulatum</i>			Hand pull small plants. Cut and paste larger plants.
Tree lucerne	<i>Chamaecytisus palmensis</i>			Hand pull seedlings. Cut and paste larger plants.

APPENDIX 7: LOCATION OF DECLARED WEEDS IN THE NATONE HILL BUSHLAND RESERVE



APPENDIX 8: LOCATION OF NON-DECLARED ENVIRONMENTAL WEEDS IN THE NATONE HILL BUSHLAND RESERVE



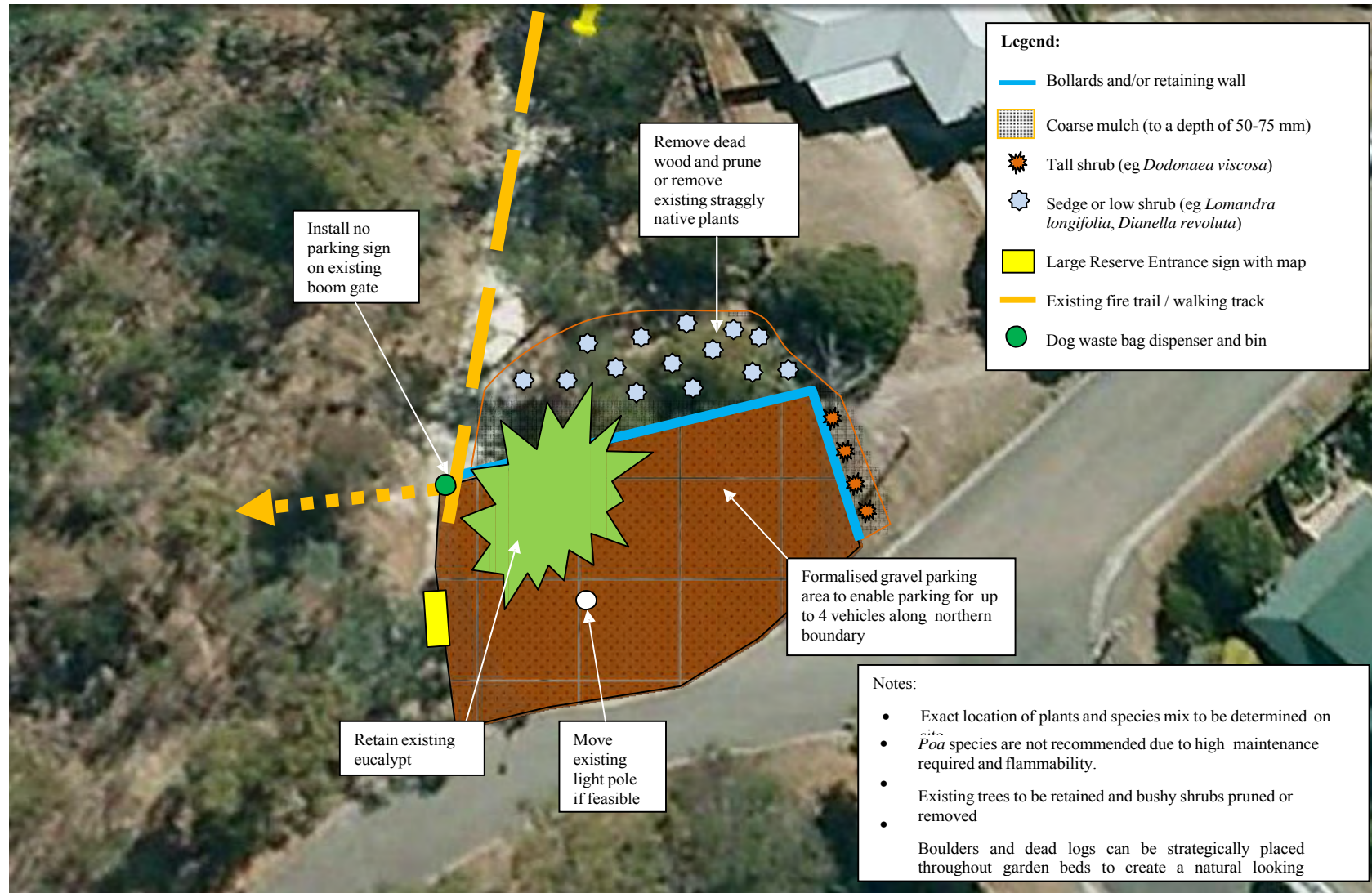
APPENDIX 9: LOCATION OF DECLARED WEEDS ALONG FAGGS GULLY CREEK IN THE GEILSTON BAY COASTAL RESERVE



APPENDIX 10: LOCATION OF NON-DECLARED WEEDS ALONG FAGGS GULLY CREEK IN THE GEILSTON BAY COASTAL RESERVE



APPENDIX 11: CONCEPT LANDSCAPE PLAN FOR RESERVE ENTRANCE NH1



APPENDIX 12: CONCEPT LANDSCAPE PLAN FOR RESERVE ENTRANCE NH8



APPENDIX 13: SUMMARY OF ON GROUND MANAGEMENT RECOMMENDATIONS FOR THE NATONE HILL BUSHLAND RESERVE

Weed management
R1 Undertake a sweep of Natone Hill to remove isolated populations of declared and environmental weeds
R2 Liaise with TasWater to control gorse growing within the Reservoir boundary at the top of Natone Hill
R3 Weed control should be undertaken prior to and following planned burns on Natone Hill
R6 Undertake an annual sweep and follow-up control of all previously targeted weeds
R7 Control of exotic grasses and broadleaf weeds is only required in revegetation and landscaped areas, and where necessary as part of the NHB Reserve's general maintenance program
R8 Undertake follow-up GPS mapping of all weeds in the NHB Reserve after five years to monitor progress and inform future weed control priorities
Regeneration and revegetation
R9 Continue to undertake regular maintenance of existing revegetation areas to ensure successful establishment and ongoing visual amenity
R11 New revegetation and landscaping activities should not be committed to unless sufficient resources are available to undertake ongoing regular maintenance of newly planted areas
Fauna habitat management
R12 Consider fauna habitat requirements when planning bushfire management activities in the NHB Reserve
R16 Continue to liaise with DPIPWE and Kingborough Council to support the development of a regional approach to cat management
R17 Develop and distribute a responsible cat management brochure and distribute to residents bordering the NHB Reserve
Vegetation and fauna monitoring
R18 Undertake an updated flora survey and annual vegetation composition and condition assessments of the NHB Reserve to further inform on ground management activities
R19 Establish vegetation monitoring plots prior to undertaking prescribed burns and monitor each plot annually
R20 Establish photo points at several locations within the NHB Reserve to facilitate monitoring of annual regeneration growth
R21 Undertake fauna surveys in 2015 and 2019 to measure changes arising from Reserve management activities and to further inform on ground management activities
R22 Undertake an analysis of all photo points, completed flora surveys, vegetation composition assessments and fauna surveys in 2019 to determine trends and inform future management activities
Reserve Entrances
R23 Improve NHB Reserve entrances by installing additional signage, improving parking and undertaking landscaping activities
R24 Formalise car parking areas at Reserve entrances NH1 and NH8
Tracks and trails

R25	Improve the NHB Reserve's track networks by installing directional signs and improving the condition of existing tracks
Infrastructure	
R26	Install new dog waste bag dispensers and bins at Reserve entrances NH1 and NH6
R27	Install new outdoor seats at several locations
R31	Undertake a review of the infrastructure requirements of the NHB Reserve in 2019
Community participation and awareness	
R32	Undertake community education through letterbox drops to facilitate behavioural change and encourage ownership and appreciation of the values of the NHB Reserve
R36	Develop and distribute a Natone Hill bushfire management awareness brochure and distribute to residents bordering the NHB Reserve
Implementation Plan	
R38	Review progress against all performance measures identified in the Implementation Plan annually
R39	Review the <i>Natone Hill Bushland and Geilston Bay Coastal Reserve Activity Plan 2015-2019</i> in 2019 to assess progress and determine ongoing management priorities for the NHB Reserve

APPENDIX 14: SUMMARY OF ON GROUND MANAGEMENT RECOMMENDATIONS FOR THE GEILSTON BAY COASTAL RESERVE

Weed management
R4 Weed control in the GBC Reserve should focus on maintaining areas where weed control has been previously undertaken
R5 Remove or burn piles of cut weeds from around Limekiln Point
R6 Undertake an annual sweep and follow-up control of all previously targeted weeds
R7 Control of exotic grasses and broadleaf weeds is only required in revegetation and landscaped areas, and where necessary as part of the GHB Reserve's general maintenance program
R8 Undertake follow-up GPS mapping of all weeds in the GHB Reserve after five years to monitor progress and inform future weed control priorities
Regeneration and revegetation
R9 Continue to undertake regular maintenance of existing revegetation areas to ensure successful establishment and ongoing visual amenity
R10 Undertake revegetation and landscaping at several locations in the GBC Reserve to improve visual amenity and provide habitat for native birds and animals
R11 New revegetation and landscaping activities should not be committed to unless sufficient resources are available to undertake ongoing regular maintenance of newly planted areas
Riparian zone management and water sensitive urban design
R12 Develop and implement a WSUD Management Plan that investigates and assesses options for improving the current condition of Faggs Gully Creek, including water quality, water flows, stormwater runoff and riparian vegetation management
R13 Establish a water quality monitoring program for Faggs Gully Creek
R14 Educate local residents and user groups to contact TasWater if odour issues arise along Faggs Gully Creek
Fauna habitat management
R17 Develop and distribute a responsible cat management brochure and distribute to residents bordering the GBC Reserve
Vegetation and fauna monitoring
R20 Establish photo points at several locations within the GBC Reserve to facilitate monitoring of annual regeneration growth
R21 Undertake fauna surveys, including aquatic surveys, in 2015 and 2019 to measure changes arising from Reserve management activities and to further inform on ground management activities
R22 Undertake an analysis of all photo points, completed flora surveys, vegetation composition assessments and fauna surveys in 2019 to determine trends and inform future management activities
Reserve Entrances
R23 Improve GBC Reserve entrances by installing additional signage
Tracks and trails
R25 Improve the GBC Reserve's track networks by installing directional signs and improving the

condition of existing tracks	
Infrastructure	
R26	Install new dog waste bag dispensers and bins at Reserve entrance GB6
R27	Install new outdoor seats at several locations
R28	Promote a preferred kayak launch site off the small beach adjacent to the GB3 car park and investigate feasibility of installing a wash down area
R29	Assess the technical feasibility of depositing coarse sand on the small beach adjacent to the GB3 car park to improve its amenity
R30	In consultation with the Derwent Estuary Program, review existing water quality data and establish a minimum six month water quality monitoring program for the small beach adjacent to the GB3 car park
R31	Undertake a review of the infrastructure requirements of the GBC Reserve in 2019
Coastal erosion and inundation	
R32	The <i>Tasmanian Coastal Works Manual</i> should be consulted prior to undertaking any on ground activities in coastal areas
R33	Assess and implement an appropriate adaptation response to prevent further erosion from occurring on the bank immediately above the small beach adjacent to the car park at GB3
Community participation and awareness	
R34	Engage with North Lindisfarne Primary School to encourage a continuation of the former Geilston Bay Landcare/Coastcare Group's commitment to caring for the GBC Reserve
R35	Undertake community education through letterbox drops to facilitate behavioural change and encourage ownership and appreciation of the values of the Reserve
R37	Install new interpretation signs at GB6 and GB7
Implementation Plan	
R38	Review progress against all performance measures identified in the Implementation Plan annually
R39	Review the <i>Natone Hill Bushland and Geilston Bay Coastal Reserve Activity Plan 2015-2019</i> in 2019 to assess progress and determine ongoing management priorities for the GBC Reserve

11.5.3 TRACKS AND TRAILS ACTION PLAN 2015-2020

(File No 07-06-09)

EXECUTIVE SUMMARY**PURPOSE**

To consider the adoption of the Tracks and Trails Action Plan 2015-2020 following community consultation.

RELATION TO EXISTING POLICY/PLANS

Council's adopted Tracks and Trails Action Plan 2008, Council's adopted Tracks and Trails Strategy 2012, Council's Strategic Plan 2010-2015 and Community Participation Policy are relevant.

LEGISLATIVE REQUIREMENTS

Nil.

CONSULTATION

Consultation with the community was undertaken in accordance with Council's Community Participation Policy.

FINANCIAL IMPLICATIONS

The adoption of the Tracks and Trails Action Plan 2015-2020 has no direct financial impact. The implementation of the Tracks and Trails Action Plan 2015-2020 is planned to be staged over a number of financial years, subject to Council approval of future Annual Plans.

RECOMMENDATION:

- A. That Council incorporates the following additional items in the Tracks and Trails Action Plan 2015-2020:
- in recognition of the Maria Point area as a long term project as part of the Clarence Foreshore Trail; that the tracks shown on the property at 765 Rifle Range Road, Sandford be removed from the Tracks and Trails Action Plan 2015-2020;
 - that the reference to 17a Fredrick Henry Parade, Cremorne as a car park be removed from the list of car parks on Page 20 of the Tracks and Trails Action Plan 2015-2020;
 - that future maps and plans indicate walkers can park at the existing beach car park at 16 Fredrick Henry Parade, Cremorne; and
 - that further investigation be undertaken to assess the viability of an access from the northern end of the Cremorne beach to the Crown Land Coastal Reserve at Cremorne.
- B. That Council adopts the Tracks and Trails Action Plan 2015-2020 including the modifications detailed in "A" above.
- C. That all respondents be advised of Council's decision.

TRACKS AND TRAILS ACTION PLAN 2015-2020 /contd...

ASSOCIATED REPORT**1. BACKGROUND**

1.1. Tracks and trails have long been an important means of recreation for the Clarence community. Awareness of their importance resulted in the recognition of a need for a tracks and trails strategy to provide a blueprint for future development. Currently Council manages in excess of 200km of tracks

1.2. Council, at its Meeting held 16 July 2012 adopted the Tracks and Trails Strategy 2012 which provides 7 key strategies on which to base the draft Tracks and Trails Action Plan 2015-2020 (Action Plan):

- integrated and needs based track planning;
- innovative and sustainable tracks and trails development;
- adoption and communication of consistent tracks and trails classification system;
- commitment to on-going tracks and trails maintenance;
- effective information about and promotion of tracks and trails;
- efficient funding and resources for trail planning, development, management and maintenance; and
- working in partnership.

1.3. The Action Plan identifies 7 Significant Trails for development:

- Clarence Coastal Trail;
- Meehan Skyline Trail;
- Rokeby/Droughty Trail;
- Charles Darwin Trail;
- Tangara Trail;
- Clarence Coastal Kayak Trail; and
- Coal River Valley Gourmet Trail.

Other Trails include:

- Reserves – Reserve Activity Plans guide the management of tracks and trails in Reserves;
- Waterways – 11 major creeks are identified in the draft Tracks and Trails Action Plan for extensions or development; and
- Peri-urban and local access trails – link trails to reserves, public open space corridors, beaches and waterways.

1.4. The Action Plan identifies the need for supporting infrastructure at Trail Hubs including:

- public toilets;
- car parking; and
- seating.

1.5. A Workshop presentation was held on Monday, 25 May 2015 seeking endorsement to proceed with public consultation of the Action Plan; a copy of which is attached. At its Meeting of 1 June 2015, Council adopted the Action Plan and resolved to undertake community consultation.

1.6. Aldermen were provided with a copy of the Action Plan as part of the Weekly Briefing Report distributed on 12 June 2015. The Briefing Report outlined the following consultation process:

- an advertisement was placed in “The Mercury” newspaper on Saturday, 13 and 20 June 2015 inviting feedback on the draft Action Plan;
- display in the Council Office foyer inviting people to complete the feedback form and drop it in the box; and
- download the feedback form from Council’s website and return to Council by:
 - post to General Manager, Council Offices, PO Box 96, Rosny Park, 7018; or
 - drop box in the Council Offices foyer at 38 Bligh Street, Rosny Park; or

- completing the feedback form on Council’s website; or
- email: clarence@ccc.tas.gov.au

1.7. Consultation closed on Friday, 10 July 2015 and 9 responses were received.

2. REPORT IN DETAIL

2.1. Of the 9 responses received by the closing date:

- 1 response was fully supportive, comment – excellent;
- 1 response related to an assumed public access to Thoona Reserve from Adina Street, which has been privately developed resulting in closure of the informal access;
- 2 responses related to maintenance issues, such as seating, weed management and mowing; and
- 5 responses containing various matters relevant to the Action Plan.

Each of the 5 issues raised is dealt with separately below.

2.2. Property at 765 Rifle Range Road

This property is at the end of Rifle Range Road, Sandford and has title to high water mark. The draft Action Plan (Page 19) indicates a coastal walking track and a track crossing the property prior to entering Maria Point proper. The property owners have requested that all the tracks indicated on their property as shown in the Action Plan be removed.

Comment

The Clarence Tracks and Trails Strategy 2012 identified this section of the Clarence Foreshore Trail as “*longer-term ideas for consideration that will involve considerable consultation with landowners and recreational users*”.

The tracks shown relating to this property would be considered for development should the property be subdivided at some future time as part of the Public Open Space negotiations. As the tracks are within the Clarence Tracks and Trails Strategy 2012, any subdivision application will trigger consideration of the tracks during the approval process.

Recommendation

The Action Plan relates to priorities over the next 5 years and given the recognition of the Maria Point area as a long-term project as part of the Clarence Foreshore Trail, it is recommended that the tracks shown be removed from the Action Plan.

2.3. Walking Track- Cremorne to Mays Beach

A Crown Land Coastal Reserve currently exists from the northern end of 17a Fredrick Henry Parade, Cremorne towards Mays Beach passing through Calvert Hill Nature Reserve. It is proposed that a walking track be constructed along the Crown Land to eventually reach Mays Beach. It will require negotiations with private landowners to complete this project. No 17a Fredrick Henry Parade is Council land used by local residents as an alternate access to their properties. For those properties at the northern end of 17a Fredrick Henry Parade it is the only access to their properties and these 2 properties have a Right-of-Way over the Council land.

The Action Plan proposes to use 17a Fredrick Henry Parade as access to the Crown Land Coastal Reserve. The Action Plan also proposes a small car park (2 – 3 cars) at the entry into 17a Fredrick Henry Parade.

Comment

Feedback received suggests that providing a car park would hinder ease of access and cause upset for local residents and there is an existing car park at the beach entrance at 16 Fredrick Henry Parade, some 170m from 17a Fredrick Henry Parade. The feedback also suggests that there is possibly an alternate access to the Crown Reserve from the northern end of the beach. This option would require further investigation to assess its viability.

Recommendation

From the above comments and feedback it is recommended that 3 modifications be made to the Action Plan:

- That the reference to 17a Fredrick Henry Parade, Cremorne as a car park be removed from the list of car parks on Page 20 of the Action Plan.
- That future maps and plans indicate walkers can park at the existing beach car park at 16 Fredrick Henry Parade, Cremorne.
- That further investigation be undertaken to assess the viability of an access from the northern end of the Cremorne beach to the Crown Land Coastal Reserve at Cremorne.

2.4. Use of e-bikes on Council Network of Tracks and Trails

The Tasmanian Vehicle and Traffic Act, 1999 states that it is legal to ride a pedal cycle with an auxiliary motor (or motors) with a power output (or combined output) of not more than 250 watts.

The feedback suggests that the Action Plan should make reference to the areas that e-bikes or pedalacs can be ridden.

Comment

Electric power bikes that are compliant with the Tasmanian Vehicle and Traffic Act, 1999 can be used legally anywhere that pedal power bikes can be ridden.

Recommendation

No change required to the Action Plan.

2.5. Tracks and Trails in the Geilston Bay Area

The feedback requested information in relation to the following tracks and trails:

- Eurobin Street Track – included in the Pilchers Hill Reserve Activity Plan 2013-2018.
- Lindhill Street to Pilchers Hill – included in the Pilchers Hill Reserve Activity Plan 2013-2018.

- Thoona Reserve to Lindhill Avenue – included in the Pilchers Hill Reserve Activity Plan 2013-2018. There is a subdivision blocking any potential connection between Thoona Reserve to Lindhill Avenue and onto Pilchers Hill. Negotiations with landowners to secure a walkway connection have not been successful as yet.
- Shag Bay area not included in the Action Plan – the Clarence Tracks and Trails Strategy 2012 identifies this section of the Clarence Foreshore Trail as *“longer-term ideas for consideration that will involve considerable consultation with landowners and recreational users”*.

Comment

The tracks identified by the respondent are all included in either the Pilchers Hill or Thoona Reserves Activity Plans and will be implemented as funding is approved by Council.

The Shag Bay track through Council managed land is complete. To extend a track towards Saundersons Road will require negotiations with other landowners, including Crown Land Services.

Recommendation

No change required to the Action Plan.

2.6. On Road Bike Facilities

The feedback requested improvement to Richmond Road between Cambridge and Richmond to allow for safe bike riding. Richmond Road is the responsibility of the Department of State Growth (DSG). It is understood that DSG has listed improvements to Richmond Road to provide sealed shoulders as a priority project possibly as part of DSG’s 2017/2018 forward estimates.

A further request to seal the final 750m of Mt Rumney Road.

Comment

On road bike facilities are not included in the Action Plan but rather the objective is to develop a network of pathways which link residential areas to community facilities such as parks, reserves, beaches and natural areas.

All on-road bike infrastructure projects are included in the Clarence Bike Strategy and Action Plan 2013-2017.

Recommendation

No change required to the Action Plan.

3. CONSULTATION**3.1. Community Consultation**

The Action Plan was formed from input provided by community representatives of horse-riding, mountain biking and bushwalking groups through Council's Tracks and Trails Committee. In addition, Council officers from various sections were consulted during the formation of the Action Plan.

Community consultation has been carried out in order to obtain feedback on the Action Plan, to ascertain public acceptance of the Significant Trails identified in the Action Plan and gain an indication of the level of the support for the development of tracks and trails in Clarence.

3.2. State/Local Government Protocol

Nil.

3.3. Other

Council's Tracks and Trails Advisory Committee, which consists of community representatives from horse-riding, mountain biking and bushwalking groups, as well as Council Officers, discussed the consultation results at its Meeting held on 16 July 2015 and indicated support for the Action Plan and the recommended modifications as discussed above.

4. STRATEGIC PLAN/POLICY IMPLICATIONS

- 4.1.** Council's Strategic Plan 2010-2015 under the Goal Area Environment has the following Natural Area Management Strategies to:

“Develop bushland and coastal management plans.

Work with bush care, land care, coast care and other volunteer groups to implement plans and initiatives”.

- 4.2.** Council's Strategic Plan 2010/2015 under the Goal Area Social Inclusion has the following Public Spaces and Amenity Strategy to:

“Develop plans to improve the amenity of public spaces, including:

- *Future needs for public open space and recreation facilities;*
- *Implementation of Tracks and Trails Plan and Cycle Plan”.*

5. EXTERNAL IMPACTS

Nil.

6. RISK AND LEGAL IMPLICATIONS

- 6.1.** Tracks that occur within the State Road Network road reserve will require approval from DSG.
- 6.2.** There are public liability implications for Council where a lease agreement has been signed with a private landowner for a track which traverses private property. The potential risks can be mitigated by the use of appropriate signage and a routine maintenance schedule to the appropriate standard.
- 6.3.** All signage will need to incorporate the Track Classification and Condition Assessment standard in order to alert potential track users of the trail class and warn them of any hazards that may be encountered on the track.

7. FINANCIAL IMPLICATIONS

There is no funding available for the implementation of the Action Plan. Funding needs to be considered as a part of the Capital Works Program as part of future Annual Plans.

8. ANY OTHER UNIQUE ISSUES

Not applicable.

9. CONCLUSION

9.1. The Action Plan has been developed in partnership with Council's Tracks and Trails Advisory Committee, Council officers and community feedback.

9.2. It is recommended that the modifications arising from the community consultation be considered by Council for incorporation into the Action Plan and that Council adopt the Tracks and Trails Action Plan 2015-2020.

Attachments: 1. Draft Tracks and Trails Action Plan 2015-2020 (33)

John Stevens

GROUP MANAGER ASSET MANAGEMENT



Clarence City Council

Tracks and Trails Action Plan

2015-2020 (DRAFT)



Clarence... a brighter place



Meehan Range

“Trails should be about connecting people to the natural world, landscape and habitat. Trails should give people a sense of place – and add value to places”. – Daffyd Davis MBE – International trail builder

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1. Introduction

In 2008 the first Clarence Tracks and Trails Action Plan was developed in order to guide the development of tracks and trails within Clarence. The plan provided a good starting point for implementing trail network improvements and providing an overview for identifying opportunities for future trails.

Over the past 6 years the trail network has grown and improved. This new Action Plan seeks to review the progress made to date and provide a greater level of detail on desired future trails and identify strategic missing links.

The Action Plan is guided by the 2012 the Clarence Tracks and Trails strategy which offers a policy framework and strategic direction for the development, maintenance and promotion of Tracks and Trails in Clarence.

The Tracks and Trails Action Plan 2015-20 is a supporting document that provides recommendations for achieving the Strategic Directions outlined in the Clarence Tracks and Trails Strategy 2012 and a framework for implementing projects.

The tracks and trails network will provide diverse and sustainable recreational opportunities for residents and visitors, showcasing and connecting the coast, bushland and urban environments within the city.

Vision and guiding principles from Clarence Tracks and Trails Strategy 2012

2. Policy Framework and Implementation Plan

The Tracks and Trails Strategy 2012 identified seven strategies to assist Council and the community to plan, develop, manage and promote a sustainable and integrated tracks and trails network. The seven strategies are:

1. Integrated and needs-based tracks and trails planning
2. Innovative and sustainable tracks and trails development
3. Adoption and communication of consistent tracks and trails classification systems
4. Commitment to ongoing maintenance of tracks and trails
5. Effective information about the promotion of tracks and trails
6. Efficient funding and resources use for trail planning, development, management and maintenance
7. Working in partnership.

The recommended actions from these strategies have been incorporated into the Tracks and Trails Action Plan 2015-2012.

Strategy 1 - Integrated and needs-based tracks and trails planning

Strategy 1 recommends that tracks and trails planning is integrated across Council sections and consistent with community demands.

A Trails Register has been incorporated onto Council's GIS system to alert other departments in Council of the desire for trails in particular areas. The Register is only an indicator of desired trail connections and a more detailed assessment needs to be carried out at the time a subdivision is proposed to identify suitable and useable alignments which is preferably ground-truthed.

A process of community consultation is carried out whenever major projects are planned and community surveys are carried out when required to assist with identifying community demands.

The Clarence Tracks and Trails Advisory Committee is made up of community representatives from walking, mountain biking, horse riding, positive ageing and disability access groups who provide input and feedback on tracks and trail initiatives and priorities. They are guided by the following principles and objectives:

Principles and objectives

The purpose of developing a tracks and trails network is to provide links and pathways to public open space areas such as parks, reserves, natural areas and beaches as well as connecting residential areas to activity centres and community facilities.

For good level of service, comfort and safety for trail users there are a number of guidelines that are incorporated into the planning and development of trails in Clarence. These are:

- **Accessible**

One of the key goals is to secure public access through bushland, hilltops and coastal areas along corridors and broader public open space areas identified in the Trails Register. Preserving land for future public use, even if a formal track is not constructed, is crucial to maximise opportunities for links between areas. This has been a successful strategy in the development of the Tangara Trail. The corridors and public open space areas along the Tangara Trail have been used for years without any formal track construction but meet the classification for a Class 4 walking track under the Australian Standard AS 2156-1.

In urban areas trails need to be accessible to the broadest range of community members including children, elderly and disabled (where Disability Discrimination Act (DDA) compliant gradients are possible) and accommodating multiple wheeled devices including bicycles, prams, and scooters. Where they form part of an arterial route with a strong transport benefit they will be developed to a cycleway standard with a sealed surface and developed in accord with the Clarence Bicycle Strategy.

In rural and bushland areas the trails need to cater for walking, biking and horseriding wherever possible. In some cases dual tracks will be used to accommodate different users in a safe and functional manner.

- **Comfortable and safe**

Trails need to be constructed according to relevant guidelines and free from unnecessary diversions, hazards and barriers. This includes major road crossings, sharp corners, poor alignments and gradients or physical barriers such as bollards. Emphasis should be placed on creating separation from motor vehicles including minimising road crossings.

- **Scenic and attractive**

Waterways, open space and bushland should be prioritised for trail alignments in order to offer aesthetic and scenic environments that are attractive and inviting.

- **Connected and convenient**

Where possible provide continuous and uninterrupted trails that are coherent and easy to follow and provide access to key destinations. .



Pilchers Hill Reserve



Roches Beach

Strategy 2 - Innovative and sustainable tracks and trails development

Strategy 2 identifies the desire for multi-use trails in order to meet demand in a way that maximises resources. A Code of Conduct is used to facilitate safe shared use on multi-user trails. Track sustainability is dependent on construction techniques that adhere to the national guidelines. These are outlined below:

Construction guidelines

- *Australian Standard AS 2156.1-2001 Walking Tracks* provide 6 classes of track to assist managing authorities to “minimise risk, preserve natural features and enhance recreation opportunities associated with the use of walking tracks”. The majority of tracks located in rural, bushland or coastal areas in Clarence are constructed and maintained in accord with Class 3 track guidelines. Natural surface Class 4 tracks are acceptable where soil type, topography and good drainage provide an adequate surface for walking and riding. These tracks only require minor vegetation clearance and do not require a hardened gravel surface unless erosion or surface damage becomes a problem.
- *Austroads Guide to Road Design Part 6A Pedestrian and Cyclist Paths* is referenced for urban multi-user pathways. Austroads recommends a minimum width of 2.0m for low use access paths with a desired width of 2.5m – 3.0m for shared use paths. These widths provide adequate space for mobility scooters and people walking 2-abreast while limiting the incidence of conflict by allowing for passing. These guidelines are primarily used in urban areas on trails identified in the Clarence Bicycle Strategy and Action Plan.
- *IMBA Australia Trail Difficulty Rating System* provide criteria for tread width, surface, trail grade, natural obstacles and technical trail features and provides guidance for construction of trails primarily catering for mountain bike usage such as the Meehan Range and Clarence Mountain Bike Park.
- *Western Australian Horse Trail Development Guidelines* have been incorporated into the Tangara Trail Management Plan 2012-2017. There are no Australian standards around horse trails. The WA guidelines provide guidance on corridor width, tread width and clearances suitable for horses.

Appropriate track construction ensures good alignment and drainage to minimise erosion and results in surfaces free of tree roots and ruts that offer an enjoyable experience to the trail user. Long term maintenance costs are minimised when tracks are well constructed.



Class 4 Walking Track – Tangara Trail

Code of Conduct

A shared trail code of conduct was developed as part of the Tangara Trail Management Plan 2012 which identifies the following principles for safe and courteous use of trails.

- Respect Other Users
Includes priority for horses, controlling dogs and slowing when passing
- Be Safe
Includes slowing for corners and blindspots, controlling speeds and wearing helmets
- Stay on Trail
Includes obeying signs prohibiting access to bird nesting areas and no trespassing on private land.
- Minimise impacts on the environment
Includes avoiding muddy tracks after rain, leave no trace and remove litter
- Get involved
Includes reporting hazards and taking part in volunteer days

The Code of Conduct provides guidance for appropriate behaviour for the various user groups. This ensures the trails are shared safely and cooperatively and that users have an expectation of how others will behave when they are encountered. These principles are communicated in council publications, website and through etiquette signage. Examples are shown below:



Bikers and walkers give way to horses



Code of conduct signs for trail users

Strategy 3 - Adoption and communication of consistent tracks and trails classification systems

Strategy 3 identifies the need to develop and implement a track difficulty rating system for all permitted user groups.

The Derwent Estuary Program facilitated a regional trails website in 2013 which involved a regional approach to trail promotion across 6 council areas in the Greater Hobart area. As part of this project, track difficulty ratings were developed for use across the region which are based on the Australian Walking Track Rating System and IMBA Guidelines. These have been incorporated in publications and websites.

Track difficulty ratings

Very easy	Concrete or hotmix pathway suitable for wheelchairs and people pushing prams, families with young children and learner riders. Mostly flat.
Easy	Well-formed gravel tracks or fire trails. Suitable for wheelchairs with assistance, people pushing prams, families with young children. Gentle hills.
Moderate	Gravel or earthen track with undulating terrain. May have short steep hills. Recommended for people with some walking, cycling, MTB riding and horse riding experience.
Difficult	Likely to be a single trail with moderate gradients, variable surface and obstacles. May have arduous climbs and steep sections. Recommended for experienced bushwalkers, MTB riders.
Very Difficult	Steep and strenuous. Recommended for very experienced bushwalkers and highly skilled MTB riders.

For purpose-built mountain bike tracks (such as the Clarence Mountain Bike Park) the following symbols are used, which are based on the IMBA mountain biking trail difficulty rating system which is used internationally.



Strategy 4 - Commitment to ongoing maintenance of tracks and trails

Strategy 4 recommends that annual inspections are carried out on tracks and that community volunteers are utilised to establish a track monitoring program to minimise ongoing maintenance costs.

Maintenance Program

An annual track audit system has been developed to assess track condition. The audit provides guidance on prioritising maintenance and upgrade works and is used to develop a maintenance schedule.

A costed and prioritised annual maintenance schedule enables the delivery of an annual maintenance program for all tracks, including those which have recently been upgraded or constructed over the last 5 years as part of the Clarence Tracks and Trails capital works program. This maintenance program will be refined each year based on an annual Tracks Audit

Track condition monitoring program

A track monitoring program utilising community volunteers is an effective way of identifying issues that arise on tracks.

The program is to be based on the successful Kingborough Track Care Volunteer Program and will be run in a similar way to Landcare volunteers. Induction and training would be provided to all participants.

The program requires participants walking or riding a track regularly (at least once a month) and reporting problems or issues to Council. Issues include:

- Fallen tree branches
- Overgrown vegetation impeding the track
- Weed infestation
- Erosion caused by heavy rains
- Vandalism

Where a track monitoring volunteer considers maintenance or minor repairs are required a process will be in place to decide on a course of action. This will involve an assessment of the risk to public safety, treatment required and the level of priority and urgency.

The volunteer track monitoring program will complement Council's track inspection and maintenance program. Since it could be weeks or months before an inspection is scheduled so some problems could remain undetected for a length of time. Community members who use tracks regularly are well placed to provide feedback to council and help keep our tracks in a safe and well-maintained condition.



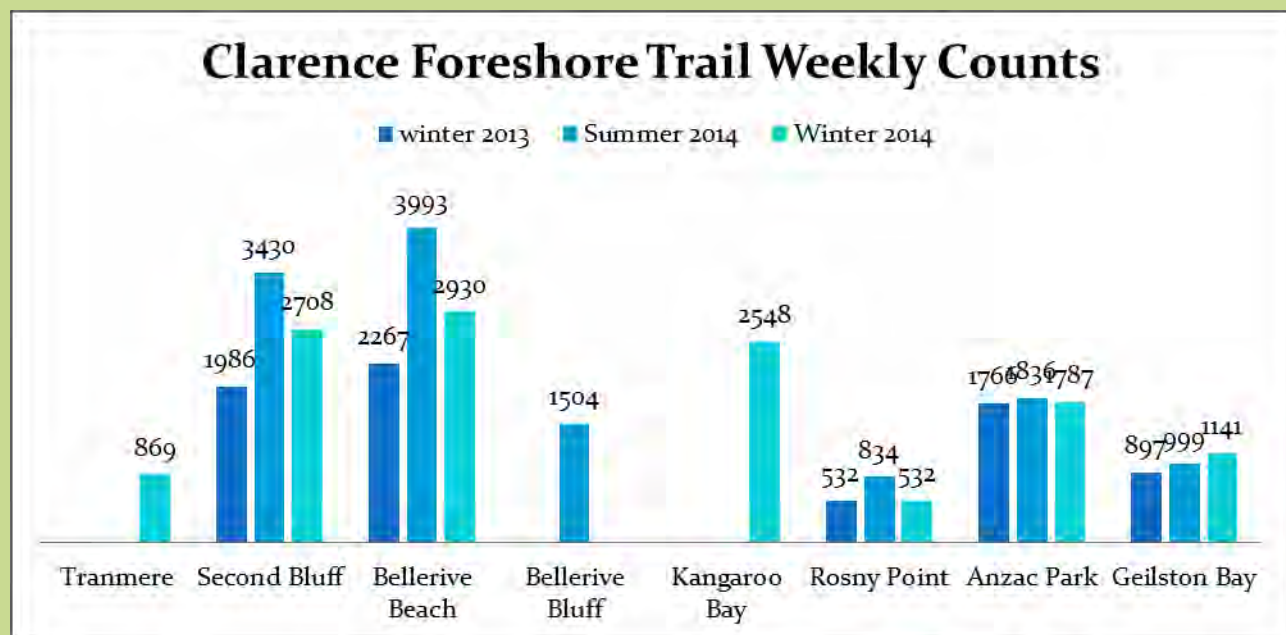
Axiom Track, Tangara Trail, Acton

Monitoring usage

A track counts program is valuable for understanding usage on trails and measuring impacts of trail improvements. It helps to identify and prioritise track improvements in areas where usage is greatest.

Two thermal counters are used to carry out week long counts at selected locations. Monitoring of the Clarence Foreshore Trail in Feb/March 2014 showed the steep sections of trail around Rosny Point and Kangaroo Bluff have the lowest level of usage while Bellerive Beach and Second Bluff have the highest level of use. Since the counts were done improvements have been carried out to the track at Rosny Point and around Kangaroo Bluff so the next count will provide an indication of the impact of the improvements and the effect that has on usage.

The counters are also useful for identifying the most popular access points into reserves. Three entrances into Pilchers Hill Reserve were monitored in February/March 2013 which showed that the Geilston Creek Road entrance was the most used, followed by the Walana St entrance with Robin Court the least used entrance. This information will assist with prioritising track maintenance and upgrades within Council reserves



Strategy 5 - Effective information about and promotion of tracks and trails

Strategy 5 recommends advertising trails through publications and the regional trails website and development of maps. It also recommends a Signage Implementation Plan for navigation and interpretation.

Publications and website

Council is a partner in the Greater Hobart Trails website (www.greaterhobarttrails.com.au) which provides comprehensive information including maps and GPS information on trails in Clarence. This will be updated as trails are developed or upgraded.

The *Popular Tracks in Clarence* booklet an alternative to the website and is particularly useful for people who don't have internet access or an iphone. This publication will be periodically updated and reprinted over time.

Signage

Directional signage is a crucial element in making trails accessible and user-friendly. Signs provide reassurance that a trail is available for use by the public (and not private property), gives guidance on the length and quality of the track, provide information at intersections for wayfinding, and in some circumstances have maps and interpretive information. Signs also assist with risk management by providing information on the level of difficulty of a track.

Signage plays an important role in increasing the visibility of the track network and encouraging greater usage and will continue to be a priority for implementation as there are still a significant number of tracks in the municipality that are unsigned. See Appendix C for a summary of signed tracks.

Map Board Signage

Map board signage is installed at major trail heads to provide comprehensive information on the track. These are usually located at carparks.



Map board signage at trail heads.

Directional Signage

Directional signage is located at intersections and includes basic information including the track name, destinations and distance to destinations.

Coloured Track Markers

Coloured track markers have been used as a wayfinding treatment, particularly in reserves where there may be multiple tracks or fire trails criss-crossing. The coloured track markers provide a simple, low cost and low impact way of providing navigational guidance.



Track markers

Strategy 6 - Efficient funding and resources use for trail planning, development, management and maintenance

Strategy 6 recommends providing advice to developers on desired trails within new subdivisions and to seek external funding for trails where possible.

In order to achieve a comprehensive, connected network of trails in the municipality, opportunities to complete missing links must be monitored and actioned.

A Tracks and Trails Register was developed as part of the 2008 Tracks and Trails Action Plan in order to highlight desired future trails alignments. The register has been reviewed and updated as part of the 2015 Tracks and Trails Action Plan. A copy of the Trail Register is available from Council.

In considering the guiding principles outlined in the introduction to this document and the overarching strategies the following criteria guides the priority of actions:

	Priority 1	Priority 2	Priority 3
1. Incomplete or missing sections of the overall trail network	Completing missing links in existing trails	Constructing new trails that provide a strategic link	
2. Trails located where opportunities for use is considered greatest.	Trails linking population centres (including trails within populated areas) especially where there is a lack of existing trails	Existing trails of significant length which are separated by a missing link	Coastal areas or areas of recreational or natural interest including Bushland but remote from population areas
3. Suitable terrain	Flat or gently sloped areas to cater for broadest range of users	Hillier locations to provide diversity and challenge	
4. Land ownership	Council land	Crown or state government owned land	Private land being subdivided or requiring negotiation
5. Track type & accessibility	Multi-use cycling/walking. Accessible by everyone including disabled people, wheelchairs and prams	Multi-use walking/ Mountain biking / horse riding. Generally accessible to the majority of the population but inaccessible to some mobility impaired people due to steps, uneven surface etc	Single use or access limited to the physically fit and agile
6. Funding opportunities	Eligibility for funding from outside Council (eg: state or federal government grants)	Partnerships with other agencies or developers to create a trail as part of broader project (eg: fire trail, water or sewerage pipeline) or as part of a new subdivision	
7. Support from community organisations	Community organisations such as Rotary or Landcare that can assist with construction and on-going maintenance	General community support but no group to assist with construction.	

For example existing multi-use trails with missing sections close to population areas that have community support and located on Council land are given highest priority for development.

Mechanisms available for obtaining track corridors on non-Council land

On 11 November 2013 Council adopted its Public Open Space Policy (2013), the primary purpose of which is to ensure the delivery of adequate and appropriate Public Open Space (POS) to serve the needs of the existing and future population in Clarence. The Policy assists Council to deliver a consistent approach to the consideration of POS based on the constraints of the enabling legislation. Amongst other things, the Policy assists with the implementation of Council's Tracks and Trails Action Plan through:

1. Assessment of Subdivisions –
 - a. Assessment of any proposed POS (considerations include the Tracks and Trails Action Plan) and the appropriateness of requiring a cash contribution in lieu of POS.
 - b. Right of Ways, and
 - c. Right of easement under Highways Act
2. Acquisition (free market, negotiation and compulsory acquisition)
 - a. Land, and
 - b. Public Right of Ways
3. Licence or lease agreements

The Public Open Space Policy gives recognition of the Council's powers and obligations in respect to Public Open Space (POS) under the provisions of the Local Government (Buildings and Miscellaneous Provisions) Act 1993 (LGBMP). These provisions enable the Council to:

- 2.1.** require a subdivider to provide to Council up to 5% of the land being subdivided as POS; or
- 2.2.** require POS in excess of the 5% contribution as a part of any subdivision proposal subject to appropriate compensation; or
- 2.3.** condition a subdivider to provide up to 5% cash in lieu contribution of the value of the land being subdivided (less any area provided as POS); or
- 2.4.** refuse a subdivision if it is of the opinion that the proposal should be altered to include (or omit) POS.

In some cases, especially where topography creates challenges for tracks, wider areas of public open space may be required to accommodate switch-backs on slopes or to follow contours around hills that a narrow track corridor is unable to accommodate. Larger areas of POS may be required to create vegetation buffers from adjoining landowners, provide for other recreational activities such as orienteering or rock climbing or to obtain desirable features such as hilltops and lookouts.

Both the Public Open Space Policy (2013) and the Tracks and Trails Action Plan can be viewed on Council's website www.ccc.tas.gov.au

Seek External Funding

The State Government Trails and Bikeways Program provides matching funding to Councils for trail projects. Since 2008/09 Council has received \$481,723 in state government contributions which resulted in the construction of 6km of the Clarence Foreshore Trail. The program was unfunded in 2014/15 and there is currently no state government assistance for the construction of trails. Future funding opportunities will be monitored.

Strategy 7 - Working in Partnership

Strategy 7 recommends working with Coastcare, Landcare and other groups

Volunteer Program

Landcare, Coastcare and other groups are invaluable to Council for helping to maintain tracks and surrounding areas in reserves and along coastlines. The Reserve Activity Plans (RAPs) are used to guide works within Council reserves. Council has a part-time volunteer coordinator who manages volunteers and ensures they are properly registered and trained.

Groups such as Tangara Recreational Trails Inc and Meehan Range Trail Groomers have a stronger focus on tracks and have provided labour for track construction, repairs and other activities such as installation of track markers on the Tangara Trail and signage within the Clarence Mountain Bike Park and the Meehan Range.

Council will continue to support and utilise the energy and expertise of these dedicated volunteers.

Caretaker Program

A Caretaker Program has been implemented at the Clarence Mountain Bike Park. Works are managed by the Clarence Mountain Bike Committee and a professional trail contractor is employed to audit and maintain tracks in the park in conjunction with volunteer work days. The Caretaker Program also utilises government-supported work programs such as Green Corps for labour to build and maintain tracks. A Green Corps team constructed the Corkscrew Climb as part of the work-for-the-dole program.

The Meehan Range Trail Groomers has 80 registered volunteers coordinated by members of the Clarence Mountain Bike Committee and insured through the Dirt Devils Mountain Bike Club and Mountain Bike Australia. In 2013 and 2014 the group recorded 723 volunteer hours on both trail building and

Tangara Trail Sandford

n

Risdon Vale Rivulet Track

e

3. Overview of tracks and trails

More than one third of the area of Clarence is natural bushland. Dominating the eastern shore of the Derwent is the Meehan Range which has a maximum height above sea level of 544m, and features numerous ravines and escarpments. There are two river systems, and a number of small watercourses, which drain to either side of the Meehan Range. The coastline, some 191km long, boasts some of Southern Tasmania's most popular recreational beaches.

These natural assets within Clarence provide a foundation for a network of tracks and trails to facilitate access to bushland, beaches and hill tops. A summary of the existing and proposed trail network is listed below:



Tangara Trail Sandford

3.1 Significant Trails

The 2008 Tracks and Trails Action Plan identified 6 Significant Trails which were the primary focus of the document and formed the spine of the trail network. An additional Significant Trail has been identified – the Coal River Valley Gourmet Trail - which has been added to the list. These are:

- The Clarence Foreshore/Coastal Trail
- Meehan Skyline Trail
- Rokeby Hills/Droughty Trail
- Charles Darwin Trail
- Tangara Trail
- Clarence Coastal Kayak Trail
- Coal River Valley Gourmet Trail

Development of the Tracks and Trails network was focused around these trails. Gaps in the Clarence Foreshore Trail between Geilston Bay and Howrah were completed as part of implementation of the Clarence Bicycle Action Plan. The Charles Darwin Trail was completed in 2009 and new pavement markers were installed in 2014. A Tangara Trail Management Plan was developed in 2012. As a result upgrades have been carried out on eroded sections of the trail, new split post fencing has been installed at road crossings in Acton and new trail connections have been created as part of subdivisions. Sections of a skyline corridor in the Rokeby Hills/Droughty area have been preserved for future track development. No progress has been made to date on the Clarence Coastal Kayak Trail.

The Coal River Valley Gourmet Trail was added to the Significant Trails as a result of community feedback requesting a trail connection between Richmond and Cambridge. There is opportunity for the trail to link existing businesses and tourism infrastructure to create economic as well as recreational benefits.

The Significant Trails will continue to be a priority for the development of the trail network as evidenced from the Priority Action Table 1

3.2 Trails in Reserves

Clarence City Council manages a number of reserves across the municipality which incorporate tracks and trails. These are:

- Bedlam Walls Reserve
- Natone Hill Bushland Reserve
- Pilchers Hill Bushland Reserve
- Thoona–Lindhill Bushland Reserve
- Clarence Mountain Bike Park
- Waverly Flora Park
- Wiena – North Warrane Bushland Reserve
- Glebe Hill Bushland Reserve
- Kuynah Bushland Reserve
- Roscommon Reserve
- Mortimer Bay Coastal Reserve
- Porters Hill Bushland Reserve
- Single Hill Reserve
- SMB Coastal Reserve
- Cremorne Coastal Reserve
- Risdon Vale –Grass tree Hill Riparian Reserve
- Geilston Bay Coastal and Riparian Reserve
- Clarence Plains Riparian Reserve
- Tranmere Coastal Reserve
- Bellerive–Howrah Coastal Reserve (2nd Bluff)
- Bellerive Bluff Coastal Reserve
- Rosny-Montagu Coastal Reserve
- Rosny Hill NR Reserve
- Richmond Riparian Reserve
- Centauri–Canopus Bushland Reserve
- Clifton Beach Reserve
- Lauderdale Beach Reserve
- Racecourse Flats
- Blessington Reserve

Reserve Activity Plans (RAPs) are developed for the reserves to provide a management framework. The RAPS include tracks and trails and provide direction for track development and upgrades within the reserves as well as signage.

3.3 Trails alongside waterways

Rivulets and waterways are desired locations for tracks as they provide suitable linear corridors that are attractive and continuous. They often have remnant vegetation and provide habitat for wildlife. The preference for public open space allocation from subdivisions is along waterways or drainage lines in order to create linear parkland through residential areas or trail corridors in rural areas.

The main waterways are:

- Risdon Brooke/Grasstree Hill Rivulet/Risdon Vale Creek
- Geilston Creek/Faggs Gully Creek
- Flagstaff Gully Creek

- Kangaroo Bay Rivulet
- Clarence Plains Rivulet
- Sutcliffe Creek
- Stokell Creek
- Acton Creek
- Coal River
- Barilla Rivulet
- Pages Creek

Trails along waterways provide connections between Significant Trails and reserves, allowing for loops and circuits to be created. They are essential to the formation of a trails network.

3.4 Peri-urban & Local Access Trails

Peri-urban tracks provide links between populated areas. These are:

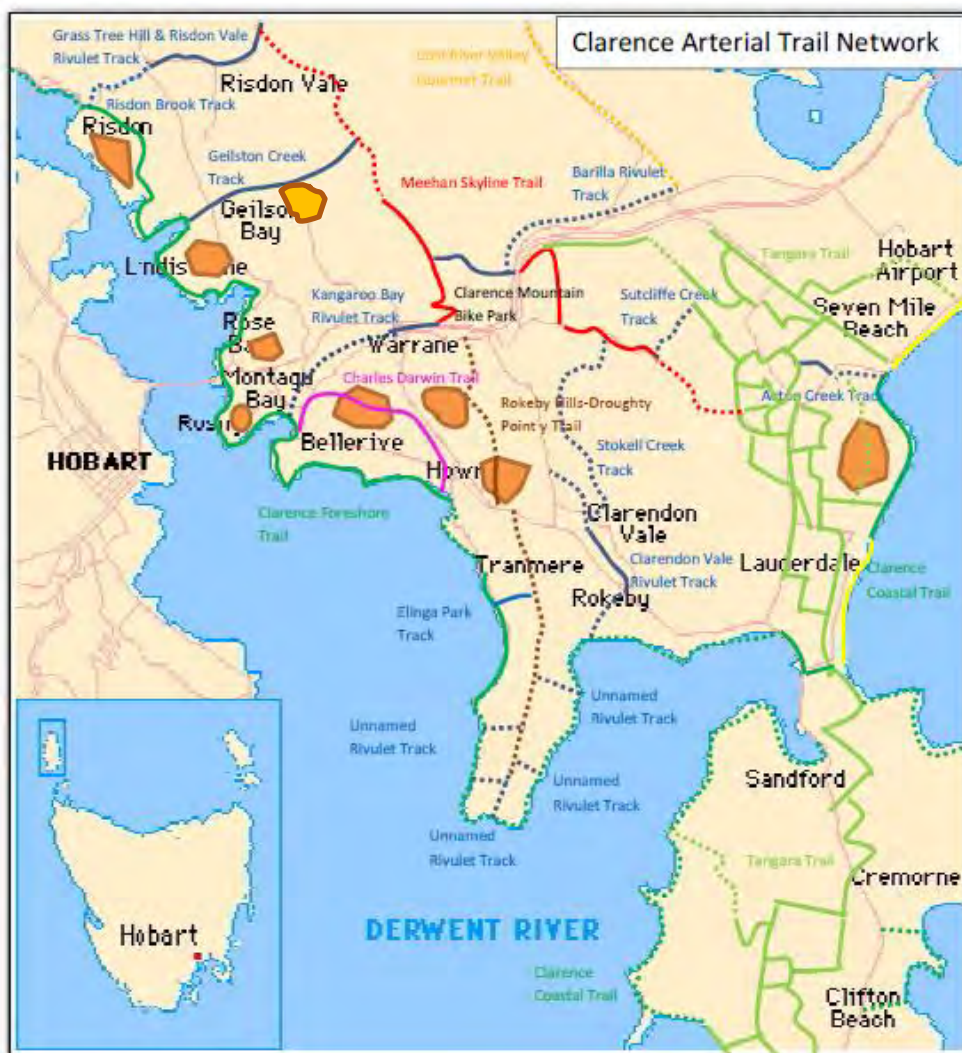
- Cremorne shared pathway
- Clifton Beach shared pathway
- South Arm Peninsula Trail
- Acton Road shared pathway
- Seven Mile Beach to Cambridge shared pathway
- Pass Road shared pathway

Local access trails provide access points to Significant Trails, reserves, public open space corridors, trails along waterways and beaches. It is important that these main trails are accessible from a range of access points not just for amenity for trail users but also for maintenance and emergency assistance.



Risdon Vale Rivulet Track

Map incorporating Significant Trails and Rivulet Tracks



4. Supporting infrastructure

Trails require additional infrastructure to make them more accessible and easy to use such as carparking at trail heads, toilets, signage and seating. Trail hubs need to be developed to facilitate and manage access to the trail network.

The Clarence Tracks and Trails Committee has identified the following locations for infrastructure to support trail use:

Toilets

Options for toilets include:

- Roches Beach Park
- Sandford Hall
- Clarence Mountain Bike Park

Car parks

Car parks are required at these trail areas:

- Clarence Mountain Bike Park
- Pilchers Hill Reserve
- Natone Hill Reserve
- Cremorne (17a Frederick Henry Pde)
- Rifle Range Road at Mortimer Bay (horse float hub)



Acton Court Hub

5. Implementation of the Tracks and Trails Action Plan

The Tracks and Trails Action Plan identifies future trail projects, prioritises development and identifies potential trail alignments that may be obtained through subdivisions.

Trails Project List

A Trails Project List (see Appendix A) identifies projects mostly located on public land that have been prioritised for track development. The Clarence Tracks and Trails Committee references this list when making annual budget recommendations for trail projects.

Detailed track information is also contained within the following documents, with plans for future track development:

- Clarence Plains Rivulet Catchment Plan
- Cambridge Masterplan
- Tangara Trail Management Plan
- Meehan Range Strategic Plan including Clarence MTB Park
- Reserve Activity Plans
 - Bedlam Walls Reserve
 - Natone Hill Bushland Reserve
 - Pilchers Hill Bushland Reserve
 - Thoona–Lindhill Bushland Reserve
 - Clarence Mountain Bike Park
 - Waverly Flora Park
 - Wiena – North Warrane Bushland Reserve
 - Glebe Hill Bushland Reserve
 - Kuynah Bushland Reserve
 - Roscommon Reserve
 - Mortimer Bay Coastal Reserve
 - Porters Hill Bushland Reserve
 - Single Hill Reserve
 - SMB Coastal Reserve
 - Cremorne Coastal Reserve
 - Risdon Vale –Grass tree Hill Riparian Reserve
 - Geilston Bay Coastal and Riparian Reserve
 - Clarence Plains Riparian Reserve
 - Tranmere Coastal Reserve
 - Bellerive–Howrah Coastal Reserve (2nd Bluff)
 - Bellerive Bluff Coastal Reserve
 - Rosny-Montagu Coastal Reserve
 - Rosny Hill NR Reserve
 - Richmond Riparian Reserve
 - Centauri–Canopus Bushland Reserve
 - Clifton Beach Reserve
 - Lauderdale Beach Reserve
 - Racecourse Flats
 - Blessington Reserve

Trails Register

Missing links in the trail network have been incorporated into a Trails Register which is part of Council's GIS system. The register is indicative of desired track corridors on privately owned land rather than identifying an actual alignment. Flexibility is required in order to suit both the needs of the developer while also providing a good outcome for the community.

A detailed assessment of appropriate and suitable track alignments needs to be made at the time the subdivision application preparation. The assessment considers topography, remnant vegetation, planning requirements such as lot sizes and opportunities to incorporate tracks as part of other easements in the subdivision (eg: drainage, fire management).

Site visits and meetings can be arranged with Council staff to discuss track alignments prior to submitting a development application.



Mortimer Bay Coastal Trail

Appendix A – Trails Project List

Priority 1

- Completes missing links in existing trails
- Links to population centres, especially areas with poor trail access
- Multi-use trail that is flat or gently sloped to cater for broadest range of users
- Public land (or licence agreement approving use of private land)

Track name	Location	Comments	Tenure	Population Centre
Clarence Foreshore Trail	Howrah Point	Howrah Road to Point	Crown	Howrah
Clarence Coastal Trail – Southern Section	Blessington Track	Jetty Road to Fort Beach	CCC	South Arm
Clarence Coastal Trail – Southern Section	Cremorne to Mays Beach	Calverts Hill Nature Reserve	Crown -	Cremorne
Clarence Coastal Trail – Northern Section	Rokeby to Lauderdale		Crown Private	Oakdowns, Lauderdale
Clarence Coastal Trail – Northern Section	Oakdowns to Rokeby Beach	Licence agreement has been approved by Police Academy.	Crown	Oakdowns
Droughty-Rokeby Hills Trail	Kuynah Bushland Reserve to Vitesse Court	Public open space provided to CCC as part of subdivision	CCC	Tranmere
Coal River Valley Gourmet Trail	Richmond to Cambridge	Feasibility study required	Private, DSG	Richmond, Cambridge
Clarence Kayak Trail		Coastal mapping required	Crown	Clarence region
Kangaroo Bay Rivulet	Clarence Foreshore Trail to Rosny Barn		CCC	Rosny Park, Rosny Hill
Kangaroo Bay Rivulet	Gordons Hill Rd to Edgeworth Sportsground		DSG, Crown	Warrane
Coal River Track (north)	Western bank - Gunning St to northern end of CCC land		Crown CCC	Richmond
Richmond Park Track	Morgan St to Brinktop lookout.	Subdivision of 7 Morgan St, Richmond approved	Crown CCC	Richmond
Clarence Mountain Bike Park		Refer to Meehan Range Strategic Plan	Crown CCC Licence	Clarence region
Meehan Skyline Trail	Belbins Rd to Flagstaff Hill	Refer to Meehan Range Strategic Plan	Crown CCC Licence	Clarence region
Meehan Skyline Trail	Flagstaff Hill to Pilchers Hill	Refer to Meehan Range Strategic Plan	Crown CCC Licence Private	Clarence region

Priority 2

- New trail that provides a strategic link or completes gaps in existing trails away from population areas
- Negotiation and licence agreement needed to allow for public access on private land
- Multi-use but accessibility may be limited due to steps, steepness or uneven surface.

Track name	Location	Comments	Tenure	Locality
Tangara Trail	Storm Bay View/Butterfly Track	Connection to Gellibrand Drive near Palana Crt	Private - Negotiation with landowner required	Sandford
Tangara Trail	South Arm Neck		Private - Negotiation with landowner required Crown	South Arm
Tangara Trail	Roscommon Connection to Roches Beach Rd		Private - Negotiation with landowner required	Roches Beach
Clarence Foreshore Trail	Howrah Point to Cleve Court	Via coast or Corinth St	Crown, private	Howrah
Clarence Coastal Trail – Southern Section	Roaring Beach Road to Goat Bluff		Crown Males Sand	South Arm
Clarence Coastal Trail – Southern Section	Clifton Beach –Cape Deslacs to lookout		Crown	Clifton Beach
Clarence Coastal Trail – Southern Section	Lumeah Point		Crown	Sandford
Clarence Coastal Trail – Southern Section	Cremorne Ave	Link from South Arm Hwy to Cremorne	Crown CCC	Cremorne
Clarence Coastal Trail – Southern Section	Mays Beach to Mays Point		Crown	Lauderdale
Clarence Coastal Trail – Northern Section	Restdown Point to Penenjou Road		Negotiation with landowner required	Otago Bay
Clarence Coastal Trail – Northern Section	Restdown Drive to Woodville Bay		Negotiation with landowner required.	Otago Bay
Meehan Skyline Trail	Frodshams Saddle to Highway Track	Parallel to Grahams Rd	CCC	Mt Rumney
Droughty-Rokeby Hills Trail	Link from Howrah- Rokeby Cycleway to Kuynah Bushland Reserve		Negotiation with landowner required	Howrah
Droughty-Rokeby Hills Trail	Vitesse Court to Droughty Hill		CCC Private	Howrah/Tranmere
Tangara Trail	Dixons Point Rd to Dorans Rd – west option		Private - Negotiation with landowner required	Sandford
Tangara Trail	Dixons Point Rd to Dorans Rd – east option	Dixons Point Rd to Dorans Rd	Private - Negotiation with landowner required	Sandford
Tangara Trail	Roscommon Track		CCC	Lauderdale

WaterwayTracks	Clarendon Vale Rivulet		CCC Private	Clarendon Vale
Waterway Tracks	Sutcliffe Creek	Mt Rumney to Cilwen Track	CCC Private	Clarendon Vale
Waterway Tracks	Coal River Track (north)	Eastern bank-Northern end of CCC land to Richmond Bridge	Crown Catholic Church	Richmond
Waterway Tracks	Coal River Track (South) east bank	Morgan St to weir	Crown	Richmond
Waterways Tracks	Barilla Rivulet – Richmond Rd to Barilla Holiday Park	Richmond Rd to Barilla Holiday Park	CCC Private	Cambridge

Priority 3

- Remote from population areas
- New trail to be constructed

Track name	Location	Comments	Tenure
Clarence Coastal Trail – Southern Section	Haynes Point to Rifle Range Road		Crown Private
Clarence Coastal Trail – Southern Section	Bezzants Road to South Arm Neck	2977A South Arm Rd to Bezzants Rd	Crown Private
Clarence Coastal Trail – Southern Section	Musk Beach to Icehouse Bluff & Shelly Beach		Crown Private
Clarence Coastal Trail – Southern Section	Gellibrand Lane – South Arm Rd to Halfmoon Bay	Pigeon Holes	Crown Private
Clarence Coastal Trail – Southern Section	Fort Beach to Cape Direction and Hope Beach/Roaring Beach Road		Commonwealth Defence Force land
Clarence Coastal Trail – Southern Section	Goat Bluff to Cape Contrariety		Crown Land Private
Clarence Coastal Trail – Southern Section	Cape Contrariety to Clifton Beach		Private Crown
Clarence Coastal Trail – Southern Section	Arm End and Gellibrand Point	Proposed golf course development will include trails.	Crown
Clarence Coastal Trail – Northern Section	Pindos Park to Clarence Plains Rivulet		Private CCC Crown
Clarence Coastal Trail – Northern Section	Risdon Cove to Cleburne Point (Bowen Bridge)		Crown
Meehan Skyline Trail	Rokeby Road to Mt Rumney		Private
Meehan Skyline Trail	Mt Rumney to Canopus Reserve		Crown Private
Meehan Skyline Trail	Flagstaff Hill to Downhams Rd		Hansons Quarry
Droughty-Rokeby Hills Trail	Sunray St to Oceana Drive		CCC Housing
Waterways Tracks	Coal River Track (north)	Investigate options for extending track further north along riverbank	Crown

Appendix B –Completed or commenced projects from 2008 Tracks and Trails Action Plan

Trail Name	Section	Land status	Comments	Estimated completion year
Clarence Foreshore Trail - River	Simmons Park to Ronnie St Lindisfarne	Public	Construction of sealed path required.	Completed
Clarence Foreshore Trail - River	Victoria Esplanade from King St to Bellerive Beach	Public	Construction of sealed path required.	Completed
Charles Darwin Trail	Kangaroo Bay to Waverly Flora Park loop	Public	Directional and interpretation signage and navigation aids.	Completed
Clarence Foreshore Trail - River	Geilston Bay car park to Granville	Public & private	Trail construction required along foreshore and steps for access to beach at Granville St.	Completed
Clarence Foreshore Trail - River	Granville St Geilston Bay to laneway at 81 Derwent Ave	Public & private	Negotiation required with 3 landowners who have titles to water. Steps required to provide access from beach to embankment..	Completed
Clarence Foreshore Trail - coastal	Seven Mile Beach to Lauderdale	Public	Access needs to be improved behind boat shed on Seven Mile Beach, low level bridge over gully required, signage	Completed
Meehan Skyline Trail	Rocky Tom to Belbins Rd	Public & private	Rocky Tom/Flagstaff Hill acquired through the Abandoned Lands Act	completed
Clarence Foreshore Trail - coastal	Mays Beach to Cremorne	Public & private	Project commenced.	2015/16
Clarence Foreshore Trail - River	Rokeby to Lauderdale	Public & private	Discussion and negotiation with landowners required.	underway
Clarence Coastal Trail – Southern Section / Tangara Trail	Mortimer Bay Coastal Track	Rifle Range Rd to Palana Court	CCC Crown – PWS	2014/15
Grass Tree Hill Rivulet	Sugarloaf Rd to Magnolia Rd		CCC	2014/15
Kangaroo Bay Rivulet Track	Rosny Barn to Gordons Hill Rd		CCC	2014/15
Pilchers Hill Reserve	Downhill track		CCC	2014/15

Appendix C – Signage Inventory

Map Board Signage

These have been installed on these major trails:

- Clarence Foreshore Trail – Geilston Bay, Simmons Park, Kangaroo Bay Park, Bellerive Beach Park, Howrah Road
- Rosny Hill Reserve – Lower carpark (x2), upper carpark
- South Arm Peninsula Trail – South Arm
- Shag Bay Heritage Track – Sareen Court
- Roches Beach to Seven Mile Beach – Roches Beach Park

Directional Signage

Signage installed in reserves

- Natone Hill
- Charles Darwin Trail – stencils for sections outside Waverly Flora Park
- Pilchers Hill Reserve – coloured track markers have also been used.

Signage installed on the Tangara Trail – Northern Section

- Black Peppermint Track
- Old Monmouth Track
- Axiom Track
- Acton Road South Track
- Lynrowan Track
- Horseshoe Track
- Crossroads Track
- Everton Track
- Nowra Track
- Tara Track
- Toronto Track
- Roscommon Track
- Airport Flats Track

Signage installed on the Tangara Trail – Southern Section

- Clear Lagoon Track
- Emu Track
- Cocos Track

Appendix D – Track standards and guidelines

Australian Walking Track Standard AS 2156.1

Classification	Elements of Classification	Management Intervention
Class 1	High visitor numbers, facilities such as toilets and shelters, hardened surface, wheelchair accessible, no steps. Width 1200mm or more.	High
Class 2	High visitor numbers, facilities such as toilets and shelters, hardened surface, minimal use of steps, width 900mm or more	Moderate to high
Class 3	Occasional encounters with other users and moderate level of fitness required, modified surface with hardened sections, natural hazards such as steep slopes and unstable surfaces, width 1200mm or less.	Moderate
Class 4	Occasional encounters with other users and moderate level of fitness required, distinct track without major modification to the ground, encounters with fallen debris and other obstacles are likely.	Low to moderate
Class 5	Indistinct track alignments, few encounters with others, steep and unmodified surfaces	Low

Track corridor widths

Where track corridors are to be obtained as part of a subdivision to accommodate trails the table below outlines preferred and minimum widths

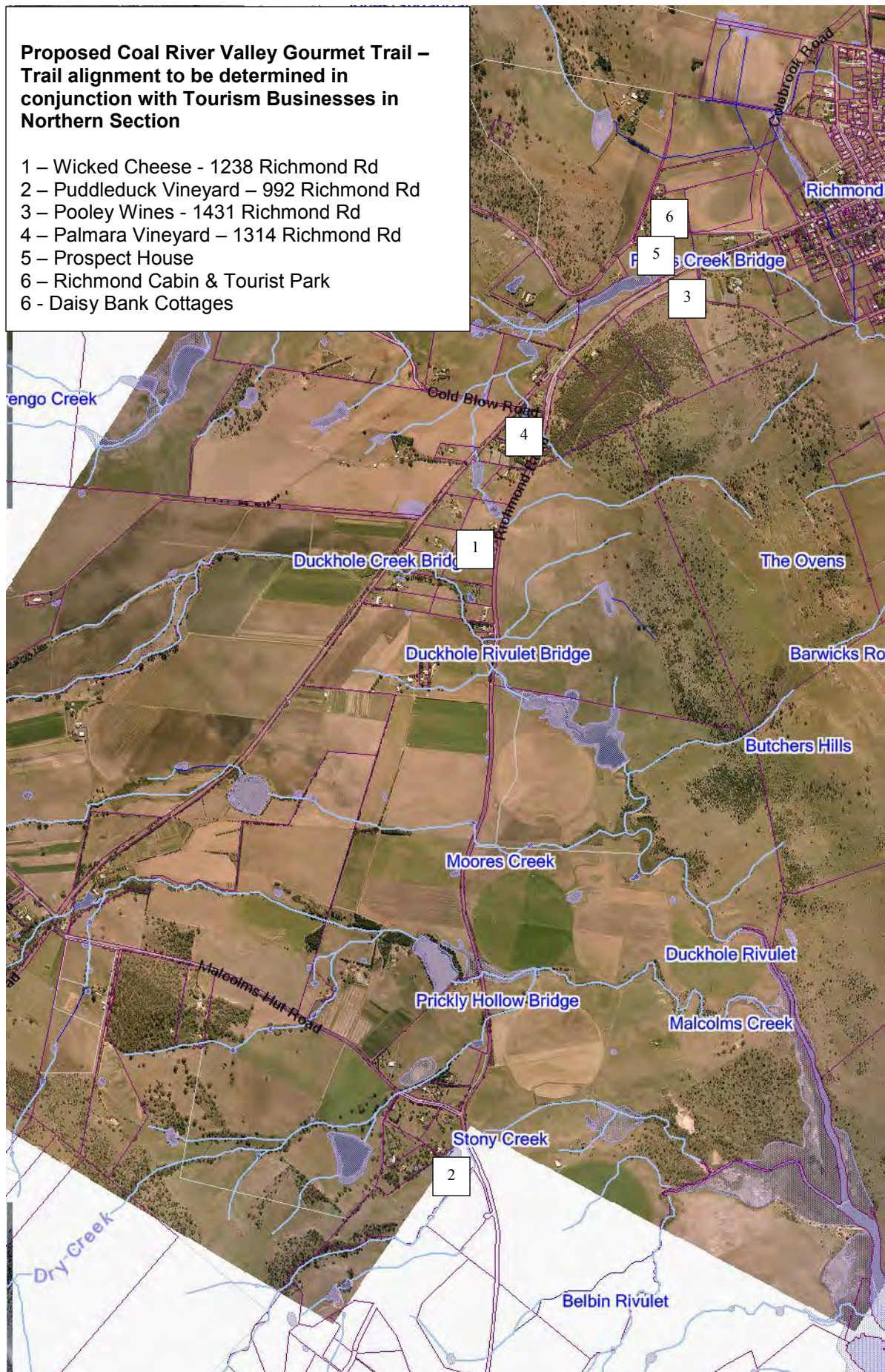
Type of trail setting	Preferred corridor width	Comments
Tangara Trail	10m (Minimum 5m for short sections where there are constraints).	Suitable for semi-rural areas
Linear park	30m (Minimum 15m where site is constrained). Ideally vegetated creek corridors are utilised for linear parks which also provide a stormwater management function.	Suitable for urban subdivisions for local access and recreation
Coastal areas	30m riparian zone. May need to be wider in places where the track needs to divert inland to avoid gullies or the coast is subject to coastal erosion.	Suitable for walking and mountain biking
Hilly areas	10m wide corridors along contour lines. Up to 40m wide where switch backs are required to negotiate steep slopes.	Suitable for walking and mountain biking.

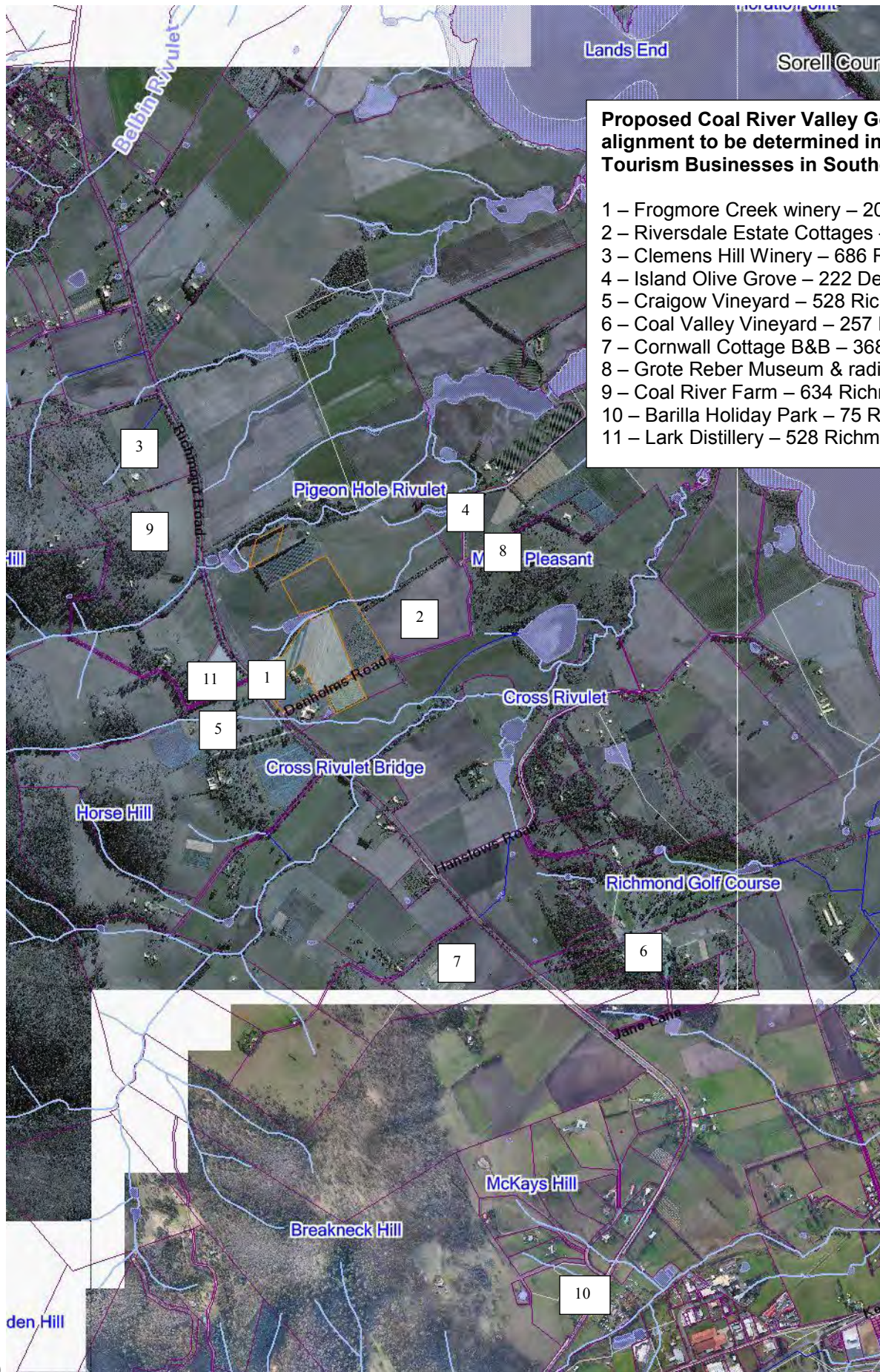
Appendix E – Other Reference Documents and Trail Maps

- Trails Register 2015
- Clarence Plains Rivulet Catchment Management Plan (Draft)
- Meehan Range Strategic Mountain Bike Plan (Draft)
- Tangara Trail Management Plan (2012)
- Reserve Activity Plans (See list in section 3.2)
- Cambridge Masterplan
- Park Masterplans

**Proposed Coal River Valley Gourmet Trail –
Trail alignment to be determined in
conjunction with Tourism Businesses in
Northern Section**

- 1 – Wicked Cheese - 1238 Richmond Rd
- 2 – Puddleduck Vineyard – 992 Richmond Rd
- 3 – Pooley Wines - 1431 Richmond Rd
- 4 – Palmara Vineyard – 1314 Richmond Rd
- 5 – Prospect House
- 6 – Richmond Cabin & Tourist Park
- 6 - Daisy Bank Cottages

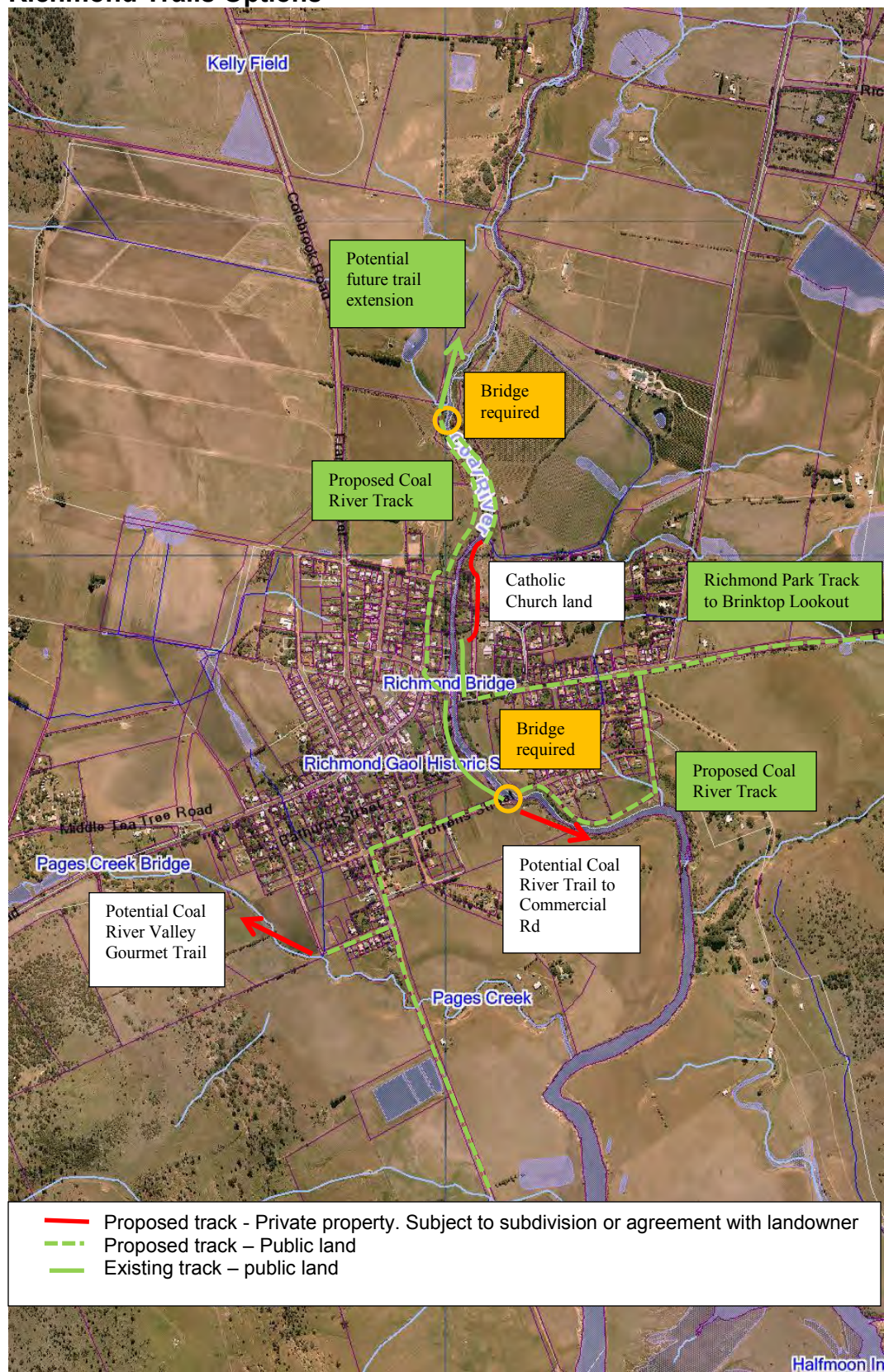




Proposed Coal River Valley Gourmet Trail – Trail alignment to be determined in conjunction with Tourism Businesses in Southern Section

- 1 – Frogmore Creek winery – 20 Denholms Rd
- 2 – Riversdale Estate Cottages – 222 Denholms Rd
- 3 – Clemens Hill Winery – 686 Richmond Rd
- 4 – Island Olive Grove – 222 Denholms Rd
- 5 – Craigow Vineyard – 528 Richmond Rd – 20
- 6 – Coal Valley Vineyard – 257 Richmond Rd
- 7 – Cornwall Cottage B&B – 368 Richmond Rd
- 8 – Grote Reber Museum & radio telescope
- 9 – Coal River Farm – 634 Richmond Rd
- 10 – Barilla Holiday Park – 75 Richmond Rd
- 11 – Lark Distillery – 528 Richmond Rd

Richmond Trails Options



11.6 FINANCIAL MANAGEMENT**11.6.1 ANNUAL PLAN 2015/2016**

(File No 10-02-04)

EXECUTIVE SUMMARY**PURPOSE**

To consider the Annual Plan for the 2015/2016 financial year.

RELATION TO EXISTING POLICY/PLANS

Consistent with Council's adopted Strategic Plan and adopted Estimates.

LEGISLATIVE REQUIREMENTS

Council is required to adopt an Annual Plan for each financial year.

CONSULTATION

No issues to be addressed.

FINANCIAL IMPLICATIONS

No direct financial implications, however, the draft Annual Plan reflects the Estimates adopted by Council for 2015/2016.

RECOMMENDATION:

That the Annual Plan for 2015/2016 attached as Attachment 1 to the Associated Report be adopted.

ASSOCIATED REPORT**1. BACKGROUND**

- 1.1.** Council's Estimates, Capital Expenditure Programme and list of fees and charges for 2015/2016 were adopted by Council at its Meeting of 1 June 2015.
- 1.2.** In addition to its annual Estimates, Council is required to adopt an Annual Plan for each financial year.

2. REPORT IN DETAIL

- 2.1.** The draft Annual Plan (refer Attachment 1) establishes the business framework for Council's operations for the new financial year. It presents both financial information and detailed commentary on Council's business functions and strategies for the year. It also provides detailed schedules of key initiatives and capital expenditure, and various tables and graphs detailing key financial and business information.
- 2.2.** The Annual Plan was first adopted in the current format for 2007/2008. The model format was originally prepared by the Institute of Chartered Accountants for Victorian Local Government, and has subsequently been modified for Tasmanian Councils. In the past, it has been recommended by the Auditor General as a model available to Tasmanian Councils. It is not a mandatory format, but issued only on an advisory basis as an example of best practice.
- 2.3.** It is critical to note that the format of many schedules of the draft plan is (with some modification) presented broadly in accordance with Australian Accounting Standards, on the same basis as Council's financial statements. This means that a number of items are treated very differently compared with the traditional Estimates or "funding" budget (which establishes, amongst other things, the level of rates required for the year). For example, full accounting depreciation is recognised in the Annual Plan and funding such as Roads to Recovery and Grants Commission is recognised as revenue without a corresponding off-set in expenditure (since this expenditure is capital in nature and is only reflected in the Balance Sheet).
- 2.4.** The draft Annual Plan is not structured according to Council's Strategic Plan which was adopted in 2009, but rather according to functional service delivery areas which are consistent with the adopted Estimates. The Infrastructure programme has been detailed at sub-programme level to provide a more detailed level of financial information.

2.5. The Annual Plan is consistent with the key initiatives and policies determined by Council through its development of the annual Estimates.

2.6. Where appropriate, the Annual Plan reflects past financial statements and Council's adopted 10 Year Financial Management Plan.

3. CONSULTATION

3.1. Community Consultation

No issues to be addressed.

3.2. State/Local Government Protocol

No issues to be addressed.

3.3. Other

No issues to be addressed.

4. STRATEGIC PLAN/POLICY IMPLICATIONS

The Local Government Act requires the Annual Plan to be consistent with the Strategic Plan. This is reflected in the content of the Annual Plan.

5. EXTERNAL IMPACTS

No issues to be addressed.

6. RISK AND LEGAL IMPLICATIONS

No issues to be addressed beyond meeting the statutory obligation to adopt an Annual Plan.

7. FINANCIAL IMPLICATIONS

No direct financial implications, however, the draft Annual Plan reflects the Estimates adopted by Council for 2015/2016.

8. ANY OTHER UNIQUE ISSUES

No issues to be addressed.

9. CONCLUSION

Council is required to adopt an Annual Plan each year which is consistent with its Strategic Plan. The attached Annual Plan reflects a range of initiatives and policy decisions established in Council's adopted Estimates for 2015/2016.

Attachments: 1. Annual Plan (74)

Andrew Paul
GENERAL MANAGER



CLARENCE CITY COUNCIL
Annual Plan – 2015/2016

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1 Executive summary

Under the *Local Government Act 1993* as amended (the Act), Council is required to prepare and adopt an Annual Plan together with estimates of its revenue and expenditure for each financial year. The Estimates are to contain details of estimated revenue, expenditure, borrowings, capital works and any other detail required by the Minister. They must be adopted by 31 August each year, but cannot be adopted more than one month before the start of the financial year to which they relate.

The 2015/16 Estimates are based on a balanced budget position in respect of recurrent and capital expenditure and provide for an accounting surplus which provides for the enhancement of, and addition to, Council's infrastructure assets.

The City's financial position is strong in terms of its cash holdings, liquidity, and recent performances against budget.

Some of the major issues addressed in the Estimates include:

- The continuation of dividend payments from TasWater;
- No additional borrowings;
- A significant appropriation of infrastructure renewal funds for capital refurbishment;
- Continued funding for infrastructure renewal;
- Increased employee costs primarily due to enterprise agreement obligations;
- Management obligations under workplace health and safety legislation; and
- Increased maintenance costs associated with new facilities.

In order to deal with these issues whilst maintaining service levels and extending the capital expenditure programme, the overall increase in rates is 1.0% net of growth, State Government charges and Council's rebate programme.

The total capital expenditure programme for additional projects (excluding salaries capitalised) is \$17.970 million and is fully funded from identified sources. Sources of capital funds include:

- \$9.38 million from Council's infrastructure renewal reserve;
- \$2.60 million from grants allocated through the State Grants Commission;
- \$1.17 million from other grants and contributions;
- \$1.90 million from Council's rating effort;
- \$0.68 million from property sales; and
- \$2.24 million from reserves/other sources.

The total capital expenditure programme for both additional and carried forward projects (excluding salaries capitalised) is expected to be \$32.62 million, with \$14.65 million related to projects to be carried forward from the 2014/15 year. The carried forward component is fully funded from the 2014/15 Estimates.

Clarence City Council – Annual Plan 2015/2016

The 2015/16 Estimates forecast an accrual based operating surplus of \$7.26 million (excluding contributions of subdivision assets), after raising rates and charges of \$44.69 million (including supplementary rates). This surplus is broadly consistent with the strategy set out in Council's adopted 10 Year Financial Management Plan although lower than the surplus in that document due to the effect of contributed assets. Council plans to generate a surplus each year to provide funding for capital expenditure needs including enhancement of existing infrastructure and provision of new infrastructure and facilities.

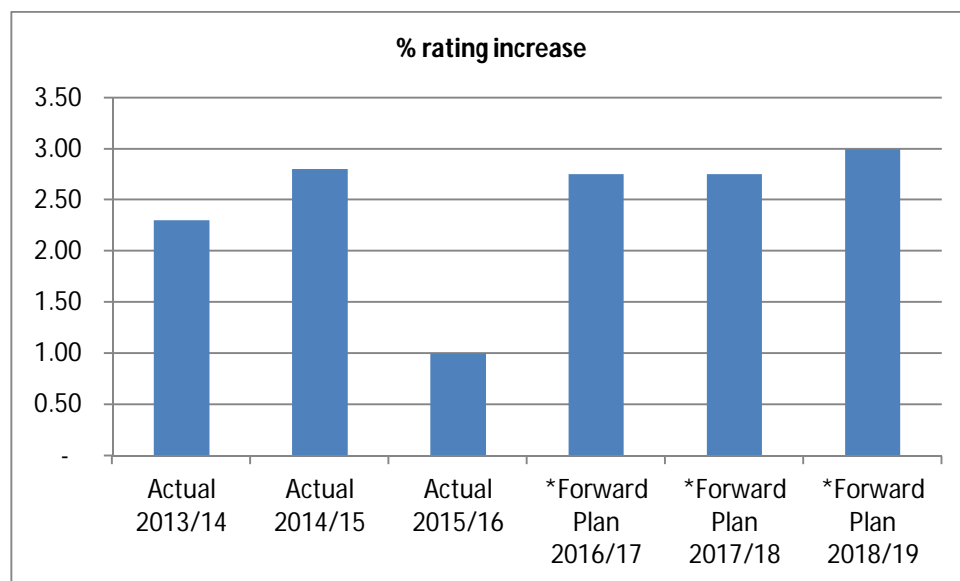
The operating result for 2014/15 is projected to be a surplus of \$11.96 million. This result is above budget primarily due to receipt of a Commonwealth Government Capital Grant of \$2.400 million for the Kangaroo Bay development and advance receipt of \$1.3 million in respect of State Grants Commission payments.

Council's 2015/16 Estimates include an amount of \$3.3 million for dividends expected to be received from TasWater. No significant dividends were received by Council during the five financial years up to and including 2012/13, with \$2.2 million being received in 2013/14.

2 Estimates key data

Council has prepared Estimates for the 2015/16 financial year which seek to balance the demand for services and infrastructure with the community's capacity to pay. Key Estimates information is provided below about the rate increase, operating result, service levels, cash and investments, capital works, financial position, financial sustainability and where rates are spent.

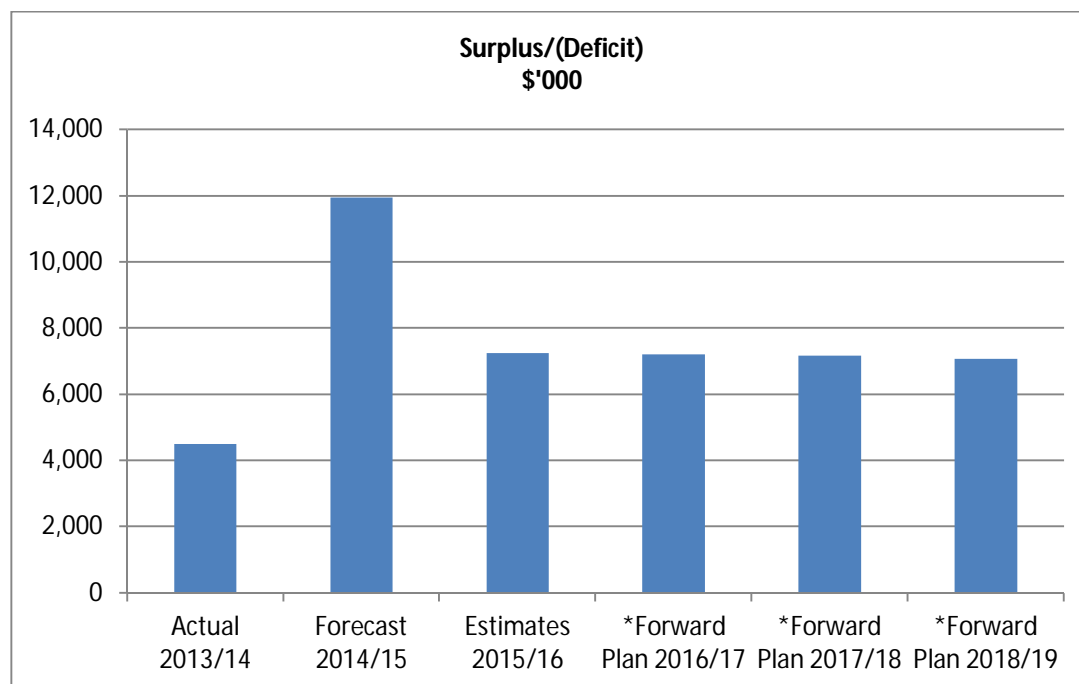
2.1 Rates



** Rate increases projected in the 10 Year Financial Management Plan assumed a higher inflationary environment than currently exists. It is anticipated that future rate increases would be considered in the context of low inflation should this trend prevail.*

It is proposed that rates increase by 1.0% for the 2015/16 financial year, raising total rates of \$44.69 million. The 1.0% increase will assist in funding capital works, maintaining service levels and meeting a number of external influences affecting the operating Estimates. Major external influences include the continuation of receipt of dividends from TasWater, and the current level of inflation.

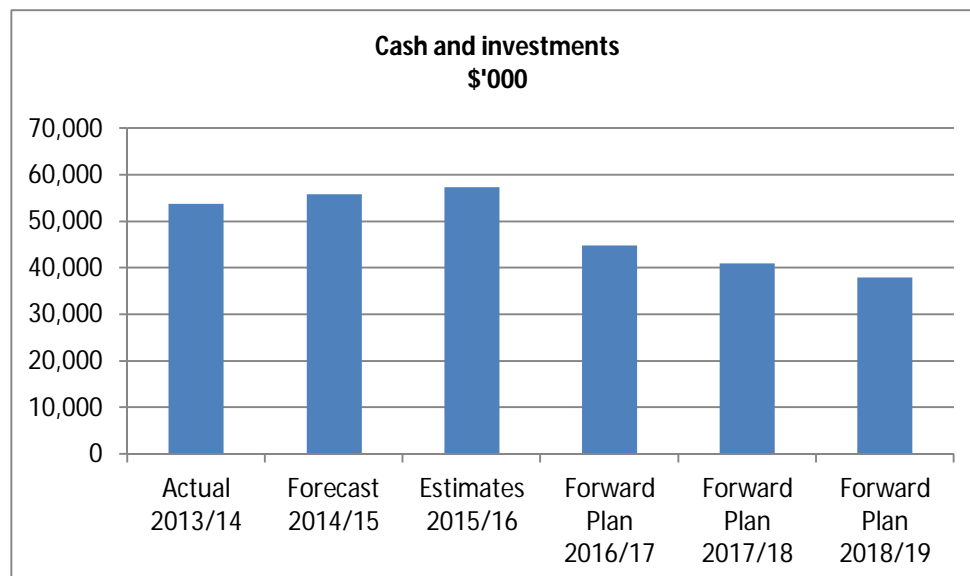
2.2 Operating result



** Results under the forward plan exclude the effect of asset contributions/retirements for consistency.*

The operating result for 2015/16 is estimated to be a surplus of \$7.26 million, which is a decrease of \$4.70 million compared with the forecast result for 2014/15. The reduction in comparative operating result is primarily due to receipt in 2014/15 of an unbudgeted grant of \$2.40 million for the development of Kangaroo Bay, receipt in advance of 2015/16 Grants Commission funds of \$1.32 million and below estimated employee costs in 2014/15 due to new positions remaining unfilled.

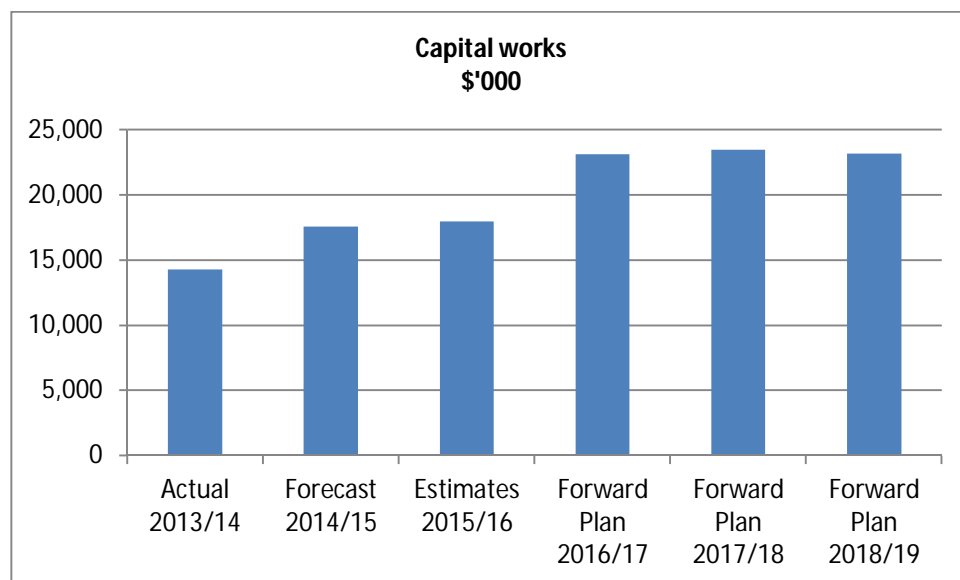
2.3 Cash and investments



Clarence City Council – Annual Plan 2015/2016

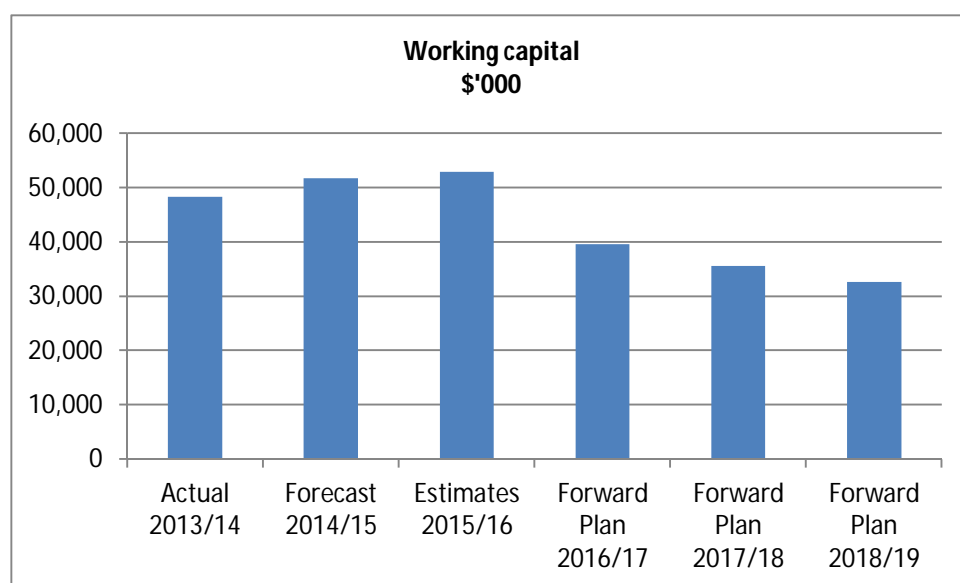
During the 2015/16 financial year cash and investments are expected to increase by \$1.52 million. This increase is primarily due to timing differences between cash raised for future infrastructure renewal and the undertaking of those projects. Cash has increased more than anticipated since the 10 Year Financial Management Plan was last reviewed.

2.4 Capital works



The 2015/16 capital works programme is estimated to be \$17.970 million, an increase of \$1.506 million over the estimate for the 2014/15 financial year. In general, more than 50% of Council's capital works expenditure is on asset renewal and/or enhancement rather than on new assets.

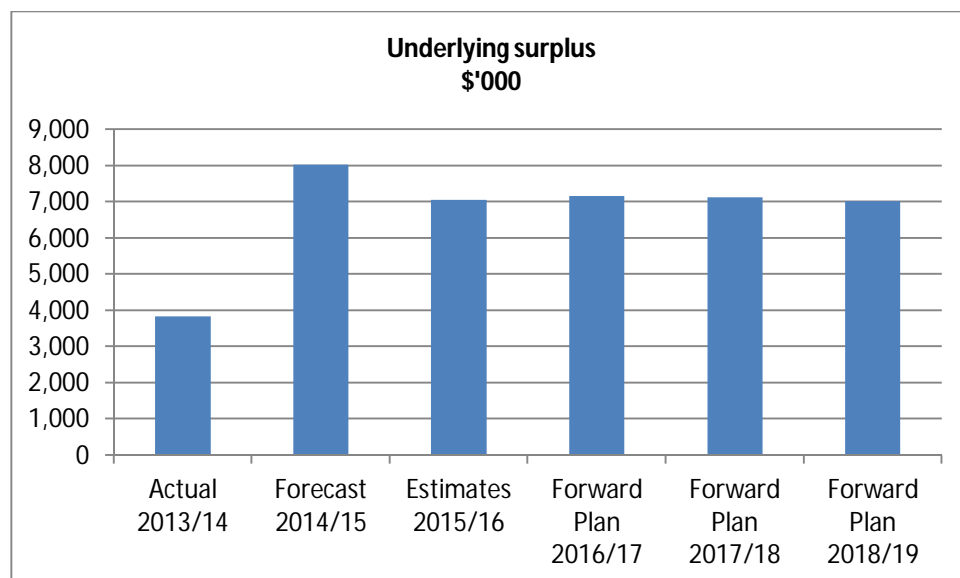
2.5 Financial position



Working capital is expected to gradually decline as capital expenditure on infrastructure renewal continues to increase. Council has built up considerable cash reserves over a

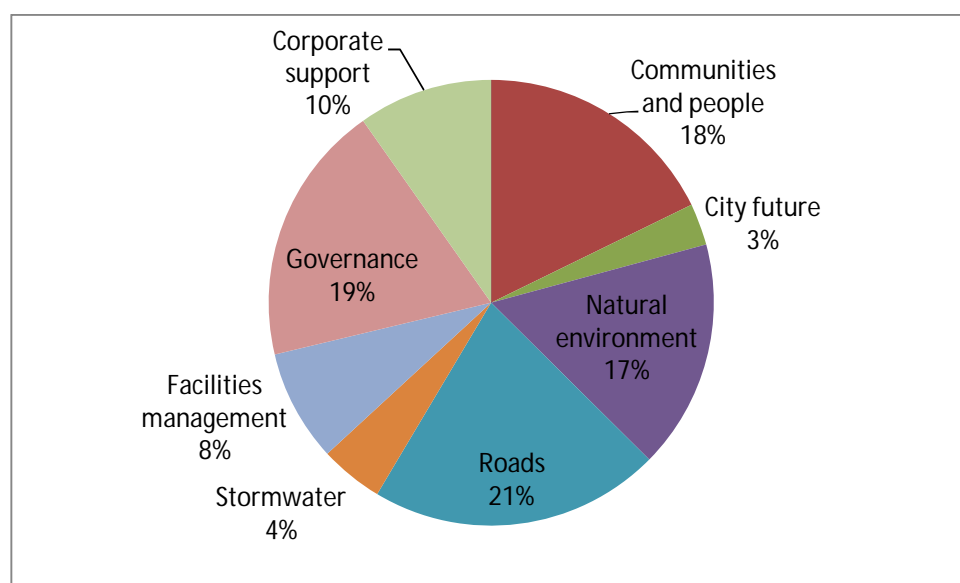
number of years for the purpose of funding significant infrastructure renewal works which will be undertaken progressively over future periods.

2.6 Financial sustainability



A high level 10 Year Financial Management Plan has been adopted by Council to assist it to adopt Estimates within a longer term financial framework. This 10 year plan shows a strong underlying surplus in each year included in the plan. The underlying surplus is calculated by excluding the effects of non-cash revenue and capital grants. The underlying surplus is estimated to be \$7.06 million for the 2015/16 financial year, and expected to remain stable through to 2018/19.

2.7 Where rates are spent



The above chart provides an indication of the allocation of rates raised in respect of Council's various programmes.

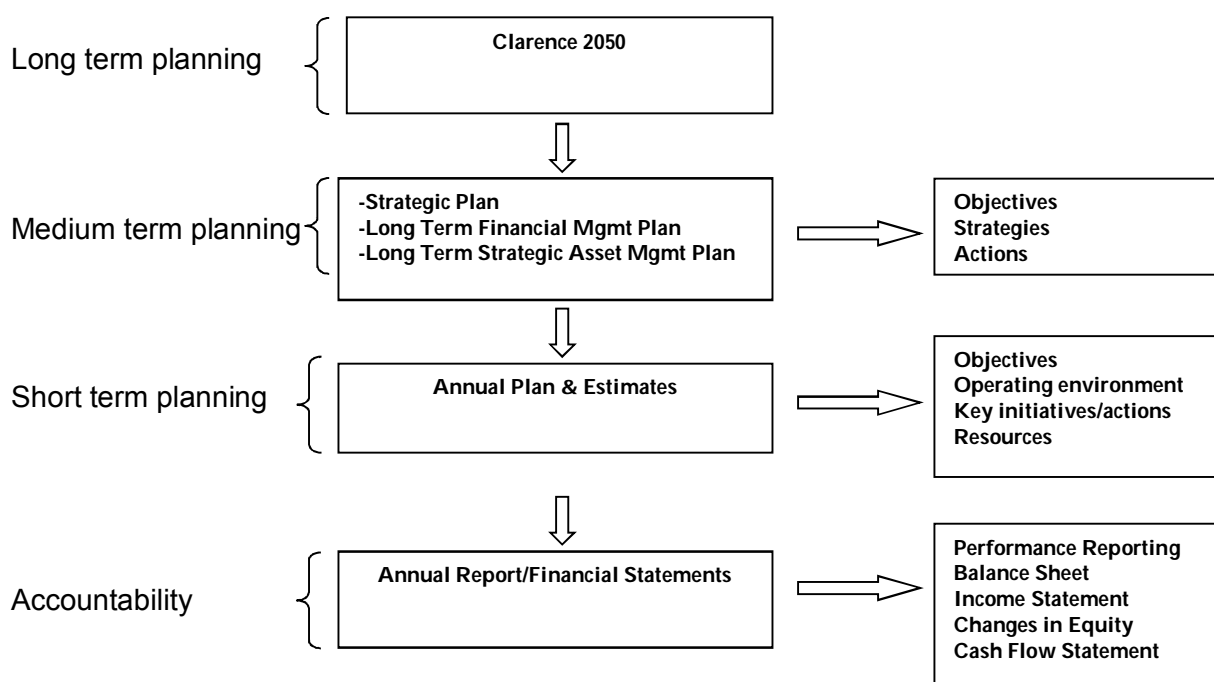
3 Estimates overview

3.1 Strategic planning framework

The Estimates have been developed within an overall planning framework that guides the Council in identifying and meeting community needs and aspirations over the long term (Clarence 2050). This is supported by medium term (10 year) objectives in the Strategic Plan, Long Term Financial Management Plan and the Strategic Asset Management Plan; and short term objectives in the Annual Plan. The annual Estimates quantify the resources needed to achieve the objectives of the Annual Plan. Council then holds itself accountable for the use of these resources by way of its audited Financial Statements.

The Strategic Plan summarises the key objectives, strategies and actions that Council plans to pursue over the coming 10 year planning period. This was the subject of a major review culminating in the adoption of a fully revised Strategic Plan in the second half of the 2009 calendar year. The Annual Plan is framed within the Strategic Plan. It outlines the operating environment, key initiatives/actions and resource requirements for each of Council's programme areas. The Annual Plan then forms the basis of the annual Estimates.

The diagram below depicts the strategic planning framework of Council:



The timing of each component of the planning framework is important to the successful achievement of the planned outcomes. Reviews of the Strategic Plan are undertaken at appropriate intervals, normally following each Council election to allow the new Council to consider the organisation's longer term objectives. These objectives inform the development of subsequent Estimates and Annual Plans.

3.2 Strategic plan outcomes

The Annual Plan includes the initiatives and actions to be funded that will contribute to achieving the strategic objectives specified in the Strategic Plan. It identifies both the physical and financial resources required to undertake these initiatives and actions. The Estimates convert these resource requirements into financial terms to allow Council to make fully informed decisions when allocating scarce resources. The Annual Plan is built around programme objectives aimed at giving an operational framework to the Strategic Plan and these are set out below. Appendix D 'Activities and Initiatives' includes more detail relating to the Strategic Plan.

Programme	Programme Objectives
COMMUNITIES AND PEOPLE	Goal: To participate, celebrate, engage and contribute to the life and growth of the City
	This programme provides the following services:
	Customer services to Council's external and internal customers.
	Health services, including inspection of food premises, water sampling etc.
	Ranger services including control and monitoring of fire hazards, litter, water restrictions, parking, trees.
	Animal control.
	Youth services.
	Accessibility to cultural and social activities.
	Services to seniors, community safety initiatives and maintenance of a community directory.
	Child care including Family Day Care, Vacation Care and Outside School Hours Care.
	Coordination of a volunteer programme to assist people to access services.
	Access to active recreational opportunities (sports grounds etc) and passive recreational facilities (parks and gardens etc).
	Development and promotion of civic activities and events.
	Increase awareness of Council services and encourage participation in community affairs, activities and events.

Programme	Programme Objectives
CITY FUTURE	<p>Goal: To plan, lead and provide for the growth of the City</p> <p>This programme provides the following services:</p> <p>Administration of Council's Planning Schemes.</p> <p>Services associated with building and plumbing approvals and inspections.</p> <p>Maximisation of the economic benefits of tourism.</p> <p>Enhancement of the vibrancy and profile of the City.</p> <p>Encouragement of broadly based economic growth within the City.</p>
NATURAL ENVIRONMENT	<p>Goal: Care for the Natural Environment.</p> <p>This programme provides the following services:</p> <p>Enhancement and protection of the City's natural assets.</p> <p>Preparation for the effective management of natural events and other emergencies.</p> <p>Encouraging and facilitating water reuse activities.</p> <p>Managing waste within the City, including ensuring the availability of waste disposal services to residents and businesses.</p> <p>Monitoring air quality.</p> <p>Ensuring that natural areas within the City meet and satisfy long term needs of the community.</p> <p>Monitoring and controlling weeds within the municipality.</p>
INFRASTRUCTURE	<p>Goal: To provide infrastructure that underpins and enhances the life and growth of the City.</p> <p>This programme provides the following services:</p> <p>Adequate infrastructure for the effective and safe transport of goods and people through the City.</p> <p>Adequate footpaths for the safety of pedestrians within the City.</p> <p>Appropriate stormwater infrastructure to ensure the safety of the built and natural environments, and the public.</p> <p>Ensuring that waterways within the City meet appropriate environmental obligations and standards.</p> <p>Equitable access for the community to active and passive recreational opportunities, and to civic buildings.</p>

Programme	Programme Objectives
GOVERNANCE	<p>Goal: To represent the community through leadership in a consistent, accountable and financially responsible manner.</p> <p>This programme provides the following services:</p> <p>A clear strategic direction for the future of the City together with leadership in representing the interest of the City; and to ensuring the operations of the Council are conducted in a responsible and accountable manner.</p> <p>Minimising Council's exposure to financial risk; maintaining Council's sound financial position; optimising use of resources; developing / protecting Council's financial sustainability.</p> <p>Strategic direction for the City in the area of marketing and associated activities.</p> <p>Engaging the community in Council activities and issues.</p> <p>Ensuring that the operations of the Council include the effective management of risk.</p>
CORPORATE SUPPORT	<p>Goal: to provide support services to other business areas of the Council.</p> <p>This programme provides the following services:</p> <p>Providing leadership and management to all aspects of the organisation.</p> <p>Providing human resource management, industrial relations, payroll and related services.</p> <p>Providing hardware and software services and support; and record management services to Council.</p>

3.3 Estimates preparation and Annual Plan Overview

Under the Act, Council is required to prepare and adopt both an Annual Plan and Estimates for each financial year. The Estimates are required to include estimated revenue, expenditure, borrowings, capital works and any other detail required by the Minister. Estimates must be adopted before 31 August but not more than one month before the start of any financial year. The related Annual Plan must be provided to the Director of Local Government and the Director of Public Health.

The first step in the Estimates process is for Council's Officers to prepare a draft, together with explanatory material, for discussion by Council in a workshop environment. Several workshops are held to discuss key issues. Aldermen may tour the City to examine the sites where capital expenditure is proposed. Council makes amendments to the draft Estimates as it thinks fit and adopts the Estimates at a formal Council meeting.

The 2015/16 Estimates were adopted by Council at its meeting of 1 June 2015.

The 2015/16 Estimates, which are included in this Plan, are for the year 1 July 2015 to 30 June 2016 and have been prepared in accordance with the Act. The Annual Plan also includes an estimated Balance Sheet, Income Statement, Statement of Changes in Equity, Cash Flow Statement and schedule of estimated capital works. To the extent practicable, these statements have been prepared for the year ending 30 June 2016 to reflect applicable accounting standards, other mandatory professional reporting requirements and the Act.

The Annual Plan also includes a description of the activities and initiatives to be funded and how they will contribute to achieving the strategic objectives specified in the Strategic Plan. It also includes detailed information about the rates and charges to be levied, the capital works programme to be undertaken and other relevant financial information.

The estimates process includes reference to a number of long term strategies to assist Council in considering the Estimates in a proper financial management context. These include a Long Term Financial Management Plan, a Strategic Asset Management Plan, a Rating Strategy (section 9.), Borrowing Strategy (section 10.) and Infrastructure Strategy (section 11.).

The Estimates, prepared on a programme basis, are included in Appendix B. These Estimates provide the detail required by statute in a form which allows Council officers to implement Council's Estimates.

3.4 Estimates processes

The typical timing of key activities in the Estimates process is summarised below:

Estimates process	Month
1. Commence drafting estimates	January
2. Council workshops to consider budget detail	February - May
3. Estimates adopted by Council	June
4. Adopt rates and charges required by the Estimates	June
5. Advertise new rates and charges within 21 days	June/July
6. Issue rates notices for financial year	July
7. Provide Director of Local Government with copy of rating resolution	June/July

3.5 Estimates influences

External influences

In preparing the 2015/16 Estimates a number of external influences likely to impact significantly on the services delivered by Council have been taken into consideration. These include:

- Dividend receipts from TasWater, which are expected to be at a level commensurate with Council's equity share;
- Consumer Price Index (CPI) increases on goods and services of 0.9% per annum;
- LGAT Local Government Cost Index of 2.48% as at 31 March 2015;
- The level and trend of interest rates; and
- Growth in the rate base.

Internal influences

There are several internal influences arising from the 2014/15 financial year and Council policy that have had a significant impact on the Estimates for 2015/16. These include:

- Continued implementation of Council's infrastructure renewal funding strategy;
- Continuing implementation of key development plans including capital expenditure on the Kangaroo Bay precinct, Simmons Park and stormwater augmentation;
- Funding for strategies relating to tracks/trails, active recreation and parks;
- Ongoing renewal of Council's infrastructure assets;
- Additional maintenance arising from the establishment/enhancement of new facilities; and
- Enterprise agreement obligations.

Section 8 of this report '2014/15 Performance' provides more detailed analysis of these internal influences.

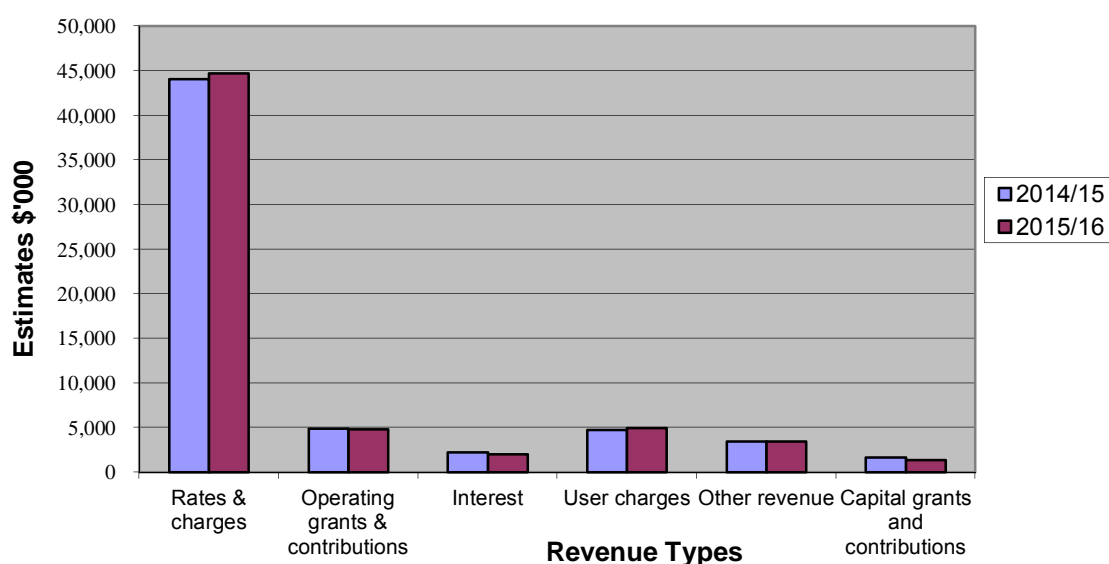
4 Analysis of Operating Estimates

This section analyses the expected revenues and expenses of the Council for the 2015/16 year. It also includes analysis of service unit financial performance in a format which aligns with Council's organisational structure.

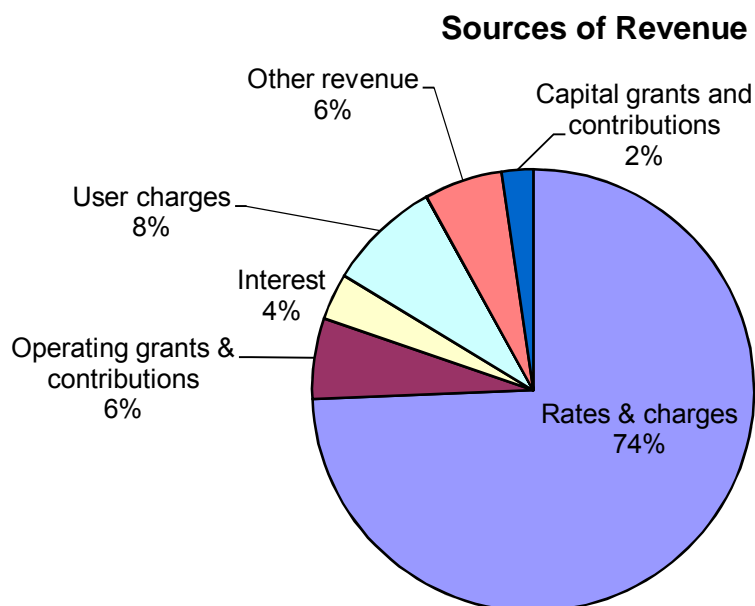
4.1 Operating Revenue

Revenue Types	Reference	Estimates 2014/15 \$'000	Estimates 2015/16 \$'000	Increase (Decrease) \$'000
Rates & charges	4.1.1	44,063	44,689	626
Operating grants & contributions	4.1.2	4,885	4,849	(36)
Interest	4.1.4	2,216	2,046	(170)
User charges	4.1.5	4,735	4,988	253
Proceeds from sale of assets	4.1.7	0	0	0
Other revenue	4.1.8	3,426	3,443	17
Operating revenue before capital		59,325	60,015	690
Capital grants and contributions	4.1.3	1,675	1,373	(302)
Total operating revenue		61,000	61,388	388

Sources of Revenue



Source: Appendix A



4.1.1 Rates and Charges (\$626,000 increase)

It is estimated that rate income will increase by 1.0% net of the effects of growth in the rate base, State Government charges and the effect of Council rebates. Total rate income is estimated to increase by \$0.626 million budget to budget. The increase is due to a combination of this percentage increase and growth in the rates base through development. Section 9 Rating Strategy includes a more detailed analysis of the rates and charges to be levied for 2015/16.

4.1.2 Operating Grants and Contributions (\$36,000 decrease)

Operating grants and contributions includes monies received from State and Commonwealth governments for the purposes of funding delivery of services to ratepayers. There is a small reduction arising from a “freezing” of the level of State Grants Commission funding from the Australian Government.

4.1.3 Capital Grants and Contributions (\$302,000 decrease)

Capital grants and contributions include all monies received from State, Commonwealth and private developers for the specific purpose of funding capital works. It is expected that such funding will fluctuate from year to year. Receipts are expected to decrease due to a number of 2014/2015 projects being based on external contributions.

4.1.4 Interest Revenue (\$170,000 decrease)

Interest revenue includes interest on investments and rate arrears. It is forecast to decrease due to a lower interest rate environment.

4.1.5 User Charges (\$253,000 increase)

User charges relate mainly to the recovery of service delivery costs through charging fees to users of Council's services. These services include assessing development, building and related permits, hire of halls and sports grounds and providing human services such as childcare.

The increase is due to expected increased demand for use of some of Council's services, combined with an increase in the level of user charges.

User charges are budgeted on a conservative basis because they are significantly demand driven. A detailed listing of fees and charges is available on Council's web site and can also be inspected at the Council offices.

4.1.6 *Proceeds from Sale of Assets*

No material proceeds have been identified in either 2014/15 or 2015/16.

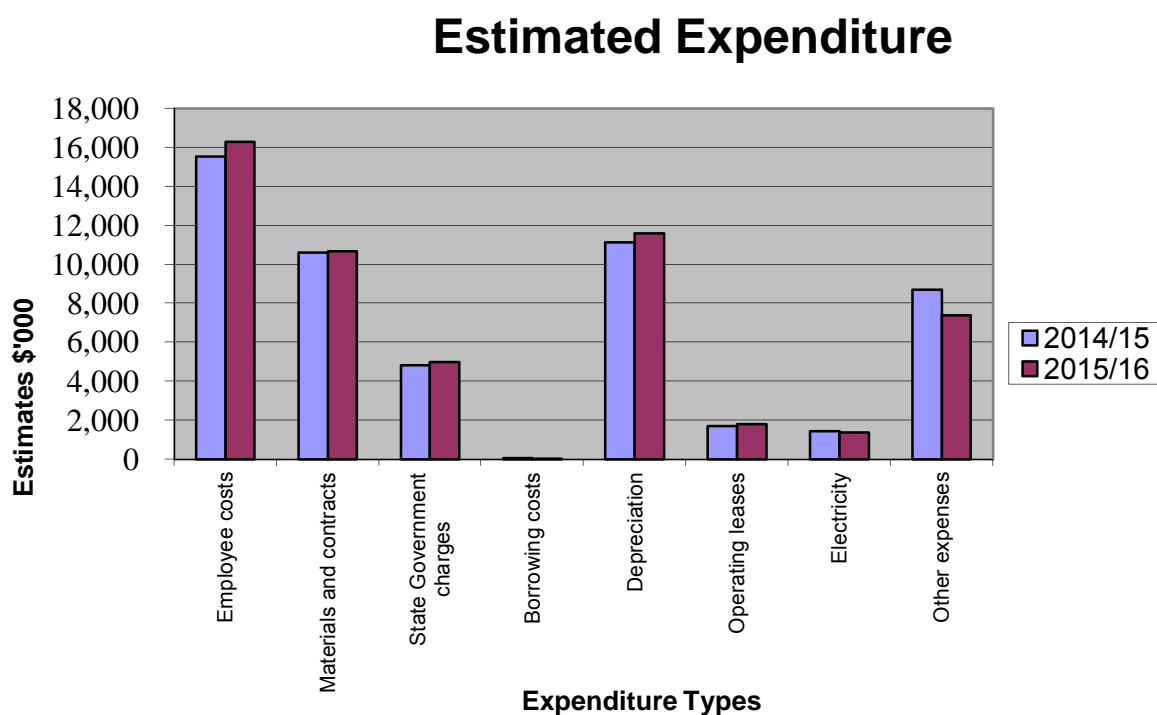
4.1.7 *Other Revenue (\$17,000 increase)*

Other revenue relates to a broad range of unclassified items including dividends from TasWater, private works, cost recoups and other miscellaneous income items. No material changes to any individual item are forecast in 2015/16, however dividends from TasWater have remained at 2014/2015 levels and will not be increased in nominal terms for a period of 3 years.

4.2 Operating Expenditure

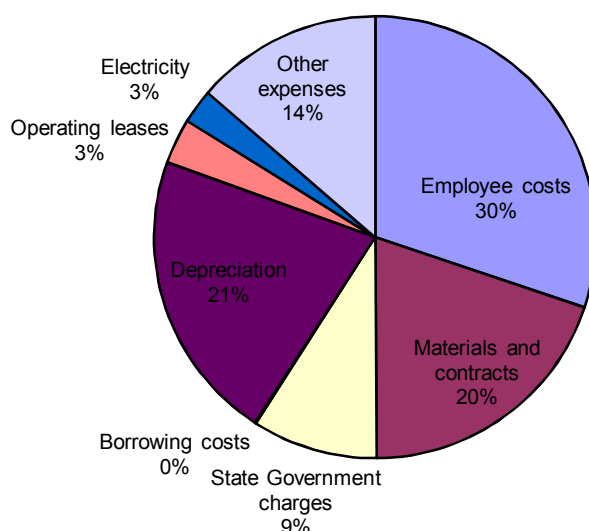
Expenditure Types	Reference	Estimates 2014/15 \$'000	Estimates 2015/16 \$'000	Increase (Decrease) \$'000
Employee costs	4.2.1	15,545	16,311	766
Materials and contracts	4.2.2	10,609	10,684	75
State Government charges	4.2.3	4,807	4,981	174
Borrowing costs	4.2.4	39	30	(9)
Depreciation	4.2.5	11,150	11,584	434
Operating leases	4.2.6	1,705	1,787	82
Electricity	4.2.7	1,420	1,353	(67)
Other expenses	4.2.8	8,698	7,398	(1,300)
Total operating expenditure		53,973	54,128	155

* A lower amount for Depreciation has been included in the adopted Estimates.



Source: Appendix A

Operating Expenditure



4.2.1 Employee Costs (\$766,000 increase)

Employee costs include all labour related expenditure such as wages and salaries and on-costs including payroll tax, allowances, leave entitlements, employer superannuation etc. Employee costs capitalised are not included in this total.

Employee costs are forecast to increase by \$766,000 compared to the 2014/15 Estimates. This increase primarily relates to the effects of Council's Enterprise Bargaining Agreement (EBA) commitments which provides for a general increase in pay rates. Council has also budgeted for three new positions (refer below).

Average staff numbers during the Estimates period are as follows:

Type of employment	Number of Employees	
	2014/15	2015/16
Permanent	241	244
Casual	75	75
Total	316	319

Additional resources approved as part of the Estimates process are:

Program	Position	Purpose
Asset Management Group	Subdivision & Works Engineer	Supplement resources to facilitate increasing development within the municipality
Asset Management Group	Recreational Planner	Develop recreation plans and assets

Clarence City Council – Annual Plan 2015/2016

Communities & People	City Ranger	Animal control and parking enforcement
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4.2.2 Materials & Contracts (\$75,000 increase)

The change in the budget for Materials and Contracts is immaterial and less than annual inflation.

4.2.3 State Government Charges (\$174,000 increase)

These charges consist of the State Fire Services Contribution, valuation fees and Land Tax. The net outcome of this item is a direct result of government policy.

4.2.4 Borrowing Costs (\$9,000 decrease)

Borrowing costs relate to interest charged by financial institutions on funds borrowed.

4.2.5 Depreciation (\$434,000 increase)

Depreciation relates to the usage of Council's property, plant and equipment including infrastructure assets such as roads and underground services. Assets will be revalued and added to during the year.

The estimate is driven by assumptions adopted as part of Council's 10 Year Financial Management Plan, including asset revaluations to be reflected in Council's 2014/2015 financial statements.

The current Estimates year increase relates to increases in Council's asset values resulting from revaluations, combined with additions during the year.

4.2.6 Operating Leases (\$82,000 increase)

Council leases its light vehicle fleet and plant. Costs are primarily affected by interest rates, vehicle prices, and fluctuations in the used vehicle market. There is no significant change.

4.2.7 Electricity (\$67,000 decrease)

Council's major electricity consumption is for street lighting and operation of sporting and community facilities. There is no significant change.

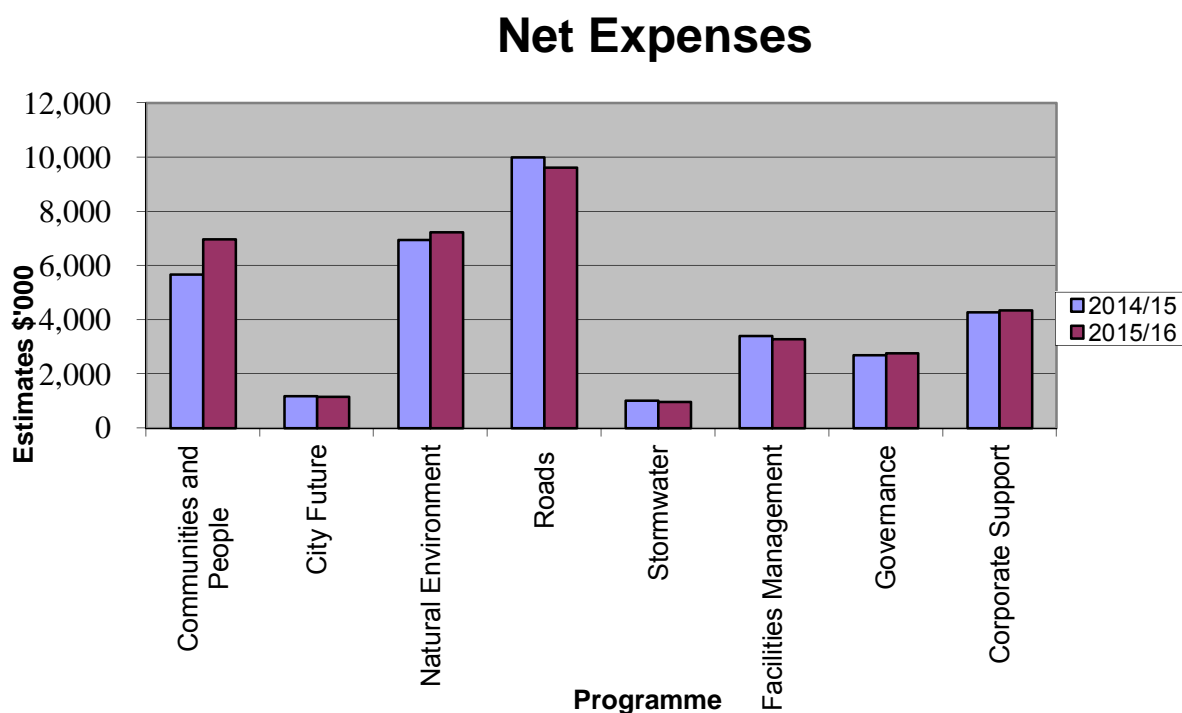
4.2.8 Other Expenses (\$1,300,000 decrease)

Other expenses relate to a range of unclassified items including contributions to community groups, advertising, insurances, motor vehicle registrations and other miscellaneous expenditure items. Being a "balancing item" it is subject to changes in classification of individual expenditure items.

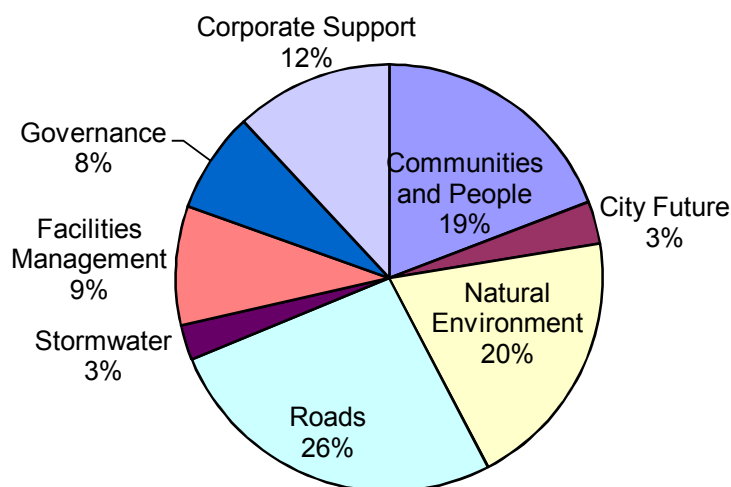
4.3 Organisational analysis

The following is a summary of the Net Expenses of each programme. Net Expenses represents the rating effort required to fund ongoing operations taking into account operational expenditure and income. It includes expenses which are expected to be capitalised, and includes grants and other revenue which are used for capital purposes. Net expenses does not include full accounting depreciation, only the amount specifically funded through rates.

Program	Reference	Estimates 2014/15 \$'000	Estimates 2015/16 \$'000	Increase (Decrease) \$'000
Communities and People	4.3.1	5,676	6,985	1,309
City Future	4.3.2	1,174	1,171	(3)
Natural Environment	4.3.3	6,944	7,244	300
Infrastructure:	4.3.4			
Roads	4.3.4.1	9,994	9,613	(381)
Stormwater	4.3.4.2	1,010	966	(44)
Facilities Management	4.3.4.3	3,405	3,284	(121)
Governance	4.3.5	2,696	2,770	74
Corporate Support	4.3.6	4,290	4,344	54
Net Expenses		35,189	36,377	1,188



Net Expenses by Programme



4.3.1 Communities and People (\$1,309,000 increase)

The net expense for Communities & People has increased due to the allocation/recognition of revenues, in particular a decrease in allocated Grants Commission funding of \$377,000 and several prior year capital contributions for one off active and passive recreation projects.

4.3.2 City Future (\$3,000 decrease)

The net decrease in 2015/16 relates to expectations that revenues will increase at a slightly higher rate than costs.

4.3.3 Natural Environment (\$300,000 increase)

Net operating costs in Natural Environment have increased primarily due to a decrease in allocated Grants Commission funding of \$245,000.

4.3.4 Infrastructure (\$546,000 decrease)

This programme includes a number of Council's major expenditure areas:

4.3.4.1 Roads (\$381,000 decrease)

Net expenses has decreased primarily due to the allocation/recognition of revenues, in particular a slight increase in allocated Grants Commission funding of \$59,000, and an increase in Roads to Recovery funding of \$484,674.

4.3.4.2 Stormwater (\$44,000 decrease)

Net expenditure on stormwater has decreased primarily due to the allocation/recognition of revenues, in particular an increase in allocated Grants Commission funding of some \$141,000.

4.3.4.3 Facilities Management (\$121,000 decrease)

Net expenditure in this area has decreased primarily due to the allocation/recognition of revenues, in particular an increase in allocated Grants Commission funding of \$308,000.

4.3.5 Governance (\$74,000 increase)

This programme contains a range of corporate items which affect the 2015/16 Estimates. The most significant item this year is an increase in the State Fire Commission Levy of \$169,479.

4.3.6 Corporate Support (\$54,000 increase)

Estimates in this programme have generally increased in line with inflation, with no single item being subject to significant changes in the current Estimates period.

5 Analysis of estimated cash position

This section analyses the expected cash flows for the 2015/2016 year. The analysis is based on three main categories of cash flow. In summary these are:

- Operating activities - these activities refer to the cash generated or used in the normal service delivery functions of Council;
- Investing activities - these activities refer to cash used or generated in the acquisition, creation, enhancement or disposal of Council's infrastructure, property and other assets;
- Financing activities - these activities refer to cash generated or used in the financing of Council functions and essentially comprise of borrowings from financial institutions and the repayment of those borrowings.

Actual outcomes are likely to vary from these Estimates according to the rate at which planned capital projects are achieved and the introduction of new programmes or projects, for example those associated with specific purpose Government grants.

5.1 Estimated cash flow statement

	Reference	Forecast Actual 2014/15 \$'000	Estimates 2015/16 \$'000	Variance Inflow (Outflow) \$'000
Operating Activities	5.1.1			
Receipts		62,636	62,824	188
Payments		(46,542)	(44,776)	1,766
Net cash inflow (outflow)		16,094	18,048	1,954
Investing Activities	5.1.2			
Receipts		0	0	0
Payments		(17,472)	(17,553)	(81)
Net cash inflow (outflow)		(17,472)	(17,553)	(81)
Financing Activities	5.1.3			
Receipts (Specific Purpose Grants)		3,700	1,200	(2,500)
Payments		(161)	(171)	(10)
Net cash inflow (outflow)		3,539	1,029	(2,510)
Net increase (decrease) in cash held		2,161	1,524	(637)
Cash at beginning of year		53,764	55,925	2,161
Cash at end of year	5.1.4	55,925	57,449	1,524

Source: Appendix A

5.1.1 Operating Activities (\$1,954,000 increase inflow)

The change in net cash inflow from operating activities is the result of normal operations including funds raised for capital purposes.

5.1.2 Investing Activities (\$81,000 decrease outflow)

Planned capital works expenditure is disclosed in Appendix C. The movement in payments relating to investment activities primarily represents the timing of major projects, in particular redevelopment of the Kangaroo Bay precinct.

5.1.3 Financing activities (\$2,510,000 increase outflow)

The Estimates contain no proceeds from new debt in 2015/16. Loan repayments increasingly become principal rather than interest as Council's loans continue to mature. Receipts from specific purpose capital grants are estimated to reduce by \$2.51 million in 2015/16 compared with funds received during 2014/15. This is primarily related to the Kangaroo Bay redevelopment.

5.1.4 Cash at end of the Year (\$1,524,000 increase)

Overall, total cash and investments are forecast to increase by \$1.524 million by 30 June 2016, primarily due to the net effects of capital funding and expenditure (and related timing) during the year (refer above).

5.2 Reserve cash and investments and working capital

The cash flow statement above indicates that at 30 June 2016 it is estimated Council will have cash and investments of some \$57.5 million, with some of this cash earmarked as follows:

- **Statutory purposes (\$4.296 million)** - These funds must be applied for specified statutory purposes in accordance with various legislative and contractual requirements. Specific amounts are identified in respect of specific purpose Government funding, public open space contributions and car parking contributions.
- **Specific purpose reserves (\$29.564 million)** – While these funds are technically available for whatever purpose Council determines, they are significantly comprised of the Infrastructure Renewal Reserve (which is the subject of a specific strategic objective) and other reserves which have specific purposes.
- **Working capital (\$23.59 million)** - These funds generally relate to capital works in progress, but also represent funds available to meet daily cash flow requirements and unexpected short term needs. In the context of normal treasury operations, this item is essentially a “balancing item” since normal cash flow requirements are clearly available through the full quantum of cash held.

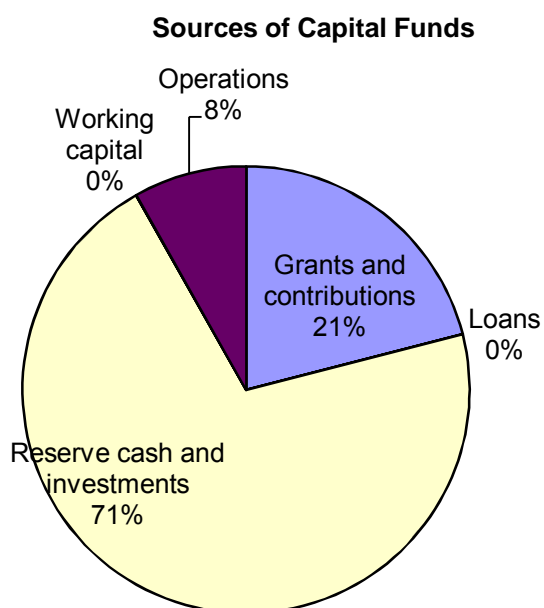
In considering its cash management, Council recognises items for which funds have been raised but may not be utilised in the short term. These include provisions for employee entitlements and approved capital projects which have yet to be undertaken.

6 Analysis of capital works programme

This section analyses planned capital expenditure for the 2015/16 year and the sources of funding for that expenditure.

6.1 Funding sources

Sources of Funding	Reference	Estimates 2014/15 \$'000	Estimates 2015/16 \$'000	Increase (Decrease) \$'000
External				
Grants and contributions	6.1.1	4,159	3,773	(386)
Loans	6.1.2	0	0	0
Sub total		4,159	3,773	(386)
Internal				
Reserve cash and investments	6.1.3	10,893	12,728	1,835
Working capital	6.1.4	0	0	0
Operations	6.1.5	1,412	1,469	57
Sub total		12,305	14,197	1,892
Total funding sources		16,464	17,970	1,506



Source: Appendix C

6.1.1 Grants and contributions (\$3.773 million)

Grants and contributions used to fund the capital works programme include payments received through the State Grants Commission (\$2.600 M), Roads to Recovery Grants (\$0.953 M) and other specific purpose grants.

6.1.2 Loans (\$0.00 million)

Council does not plan to borrow during the financial year.

6.1.3 Reserves, cash & investments (\$12.728 million)

Reserves are used in a structured manner to support the capital programme. Increased use of the Infrastructure Renewal Reserve has been made in the Estimates being \$9.383 M or an increase of \$0.043 M from the previous year. Reserve funds also include certain contributions from external parties and proceeds held from property sales.

6.1.4 Operations (\$1.469 million)

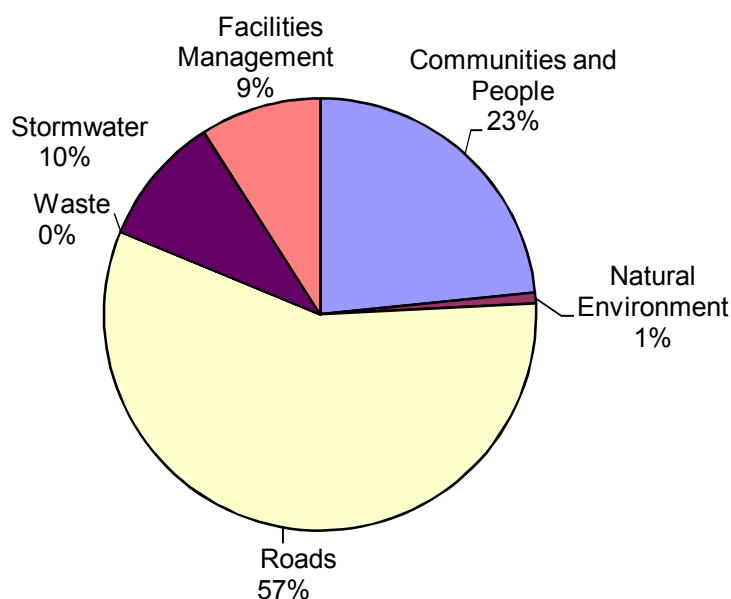
Direct rating support for the capital works programme is based on a policy position taken in the 2006/07 and successive Estimates. This support is planned to continue (indexed) into the future.

6.2 Capital works

Capital Works Areas	Reference	Estimates 2014/15 \$'000	Estimates 2015/16 \$'000	Increase (Decrease) \$'000
Works carried forward from prior years	6.2.1	12,979	14,650	1,671
New works				
Communities and People	6.2.2	4,718	3,825	(893)
City Future	6.2.3	0	0	0
Natural Environment	6.2.4	339	132	(207)
Infrastructure:	6.2.5			
Roads	6.2.5.1	9,614	9,336	(278)
Waste	6.2.5.2	0	0	0
Stormwater	6.2.5.3	1,099	1,590	491
Facilities Management	6.2.5.4	694	1,480	786
Governance	6.2.6	0	0	0
Corporate Support	6.2.7	0	1,607	1,607
Sub total		16,464	17,970	1,506
Total capital works		29,443	32,620	3,177
New works				
represented by:				
New assets		7,093	8,587	1,494
Existing asset improvements		9,371	9,383	12
		16,464	17,970	1,506

Note: Amounts exclude salaries capitalised

Budgeted New Capital Works



Source: Appendix C

6.2.1 Carried forward works (\$14.65 million)

At the end of each financial year there are projects that are either incomplete or not commenced due to planning issues, weather delays, extended consultation etc. For the 2014/15 year it is forecast that \$14.65 million of capital works will be incomplete and be carried forward into the 2015/16 year. The more significant projects are detailed in Section 8.4.

6.2.2 Communities and People (\$3.825 million)

This programme is responsible for recreation, youth services, childcare, health, building control, arts, rangers and a number of other functions. Major projects include Kangaroo Bay Landscaping (\$1.700 M), Bellerive Beach Park (\$0.747 M) and Clarence High School sports field lighting (\$0.200 M).

6.2.3 City Future (\$nil)

City future is primarily concerned with providing for the growth of the City through strategic land use planning and development control. Its expenditure is generally operational in nature.

6.2.4 Natural Environment (\$0.132 million)

This program is responsible for environmental management, emergency management, waste collection and disposal and natural areas. Major projects in this area include Opossum Bay access (\$0.062 M) and Clarendon Vale vehicle barriers (\$0.043 M).

6.2.5 Infrastructure (\$12.406 million)

The relatively small increase in proposed new infrastructure works is consistent with lower external grants and contributions being received for this purpose. The increase in planned

renewal expenditure is consistent with Council's strategies in this area. The Infrastructure Programme includes:

6.2.5.1 Roads (\$9.336 million)

Major projects in this area include major digouts and reconstruction (\$2.500 M), road resealing (\$2.550 M), footpath/kerb and gutter renewal (\$1.224 M), and Kangaroo Bay Changerooms car park and access road (\$0.400 M).

6.2.5.2 Waste (\$nil)

There are no waste management projects of a capital nature proposed in 2015/16.

6.2.5.2 Stormwater (\$1.590 million)

Major stormwater projects include Seven Mile Beach roadside drainage (\$0.285 M), urban catchment management plans (\$0.250 M) and Lauderdale drainage stage 3 (\$0.200 M).

6.2.5.3 Facilities Management (\$1.480 million)

Facilities Management projects include Wentworth Park Sports Pavilion Upgrade Stage 2 (\$0.800 M), Lauderdale Canal public toilet upgrade (\$0.150 M) and Clarence Mountain Bike Park public toilet (\$0.141 M).

6.2.6 Governance (\$nil)

No capital expenditure will be made under the Governance programme during 2015/16.

6.2.7 Corporate Support (\$1,607 million)

Council is upgrading its core Information and Communication Technology (ICT) systems. It has allocated \$1.607 million for this purpose, which includes estimated purchase costs, implementation costs, project management, and capitalisation of employee costs attributable to system implementation.

7 Analysis of estimated balance sheet

This section analyses the movements in Estimates for assets, liabilities and equity between 2014/15 and 2015/16.

7.1 Estimated balance sheet

	Reference	Estimates 30 Jun 15 \$'000	Estimates 30 Jun 16 \$'000	Increase/ Decrease \$'000
Current				
Assets	7.1.1	57,727	61,569	3,842
Liabilities	7.1.2	(8,927)	(9,585)	(658)
Net current assets		48,800	51,984	3,184
Non-Current				
Assets	7.1.3	649,495	655,300	5,805
Liabilities	7.1.4	(975)	(771)	204
Net non-current assets		648,520	654,529	6,009
Net assets		697,320	706,513	9,193
Equity	7.1.5			
Cash Backed Reserves		30,800	33,860	3,060
Other Reserves and Equity		666,520	672,653	6,133
Total equity		697,320	706,513	9,193

7.1.1 Current Assets (\$3.842 million increase)

Council's current asset position is expected to increase compared to the 2014/15 Estimates due to the original estimate for cash holdings at 30 June 2015 being lower than the forecast actual. This is primarily due to receipt in advance of 2015/16 Grants Commission funds and timing of capital expenditure.

7.1.2 Current Liabilities (\$0.658 million increase)

Current liabilities are expected to show an increase against the prior year Estimates in line with normal operations. No additional short term debt is expected to be drawn.

7.1.3 Non-Current Assets (\$5.805 million increase)

Council's non-current asset position as at June 2016 is expected to increase compared to the 2014/15 Estimates by approximately \$5.805 million. Non-current assets are expected to increase from actual 2014/15 figures to 2015/16 Estimates by \$10.870 million due to the combined effects of asset revaluations (including recognition of land under roads acquired prior to 2008), asset contributions, asset retirements, capital expenditure, and depreciation.

7.1.4 Non-Current Liabilities (\$0.204 decrease)

The decrease in non-current liabilities is in line with normal operations, including attribution of loan balances.

7.1.5 Equity (\$9.193 million increase)

The net increase in equity is primarily a function of changes in non-current assets as described above.

7.2 Key assumptions

In preparing the Estimated Balance Sheet as at 30 June 2016 it was necessary to make a number of assumptions about key assets, liabilities and equity balances. To the extent possible, these reflect items included in the adopted Estimates. The major variable factors are the effect of inflation on future asset revaluations, the extent to which the anticipated capital works are completed, and the effects of accounting policy changes including asset revaluations.

8 2014/15 Performance

This section analyses the impact of variances from Estimates for the current financial year (2014/15) to assess whether there are any significant implications for the current estimates year (2015/16).

8.1 Operating performance

	Estimates 2014/15 \$'000	Forecast Actual 2014/15 \$'000	Variance \$'000
Revenue	61,000	64,501	3,501
Expenditure	(53,973)	(52,539)	1,434
Operating surplus (deficit)	7,027	11,962	4,935

The forecast operating result for the year ending 30 June 2015 is a surplus of \$11.962 million. This is \$4.9 million above the original Estimates amount. The major influence on this variance is grant income. Grants Commission funding for the 2015/16 year was received in 2014/15. This was not expected, and amounted to \$1.319 million. Council also received unbudgeted capital grants of \$2.400 million for Kangaroo Bay.

The other major impact was the effect of not filling new positions included in the 2014/15 Estimates.

8.2 Cash performance

	Forecast Actual 2014/15 \$'000	Estimates 2015/16 \$'000	Increase/ Decrease \$'000
Cash Inflows (Outflows)			
Operating	16,094	18,048	1,954
Investing	(17,472)	(17,553)	(81)
Financing	3,539	1,029	(2,510)
Net increase (decrease) in cash held	2,161	1,524	(637)
Cash at beginning of year	53,764	55,925	2,161
Cash at end of year	55,925	57,449	1,524

The forecast cash performance for the year ending 30 June 2016 is a net increase in cash of \$1.524 million. The major influences are the level of effort in undertaking capital projects and changes in expected operating results.

The estimated cash outcome for the year ending 30 June 2016 is based on a similar pattern of cash flows as 2014/15, however including an allowance for further effort in undertaking capital projects to be funded from existing reserves.

8.3 Reconciliation of cash and operating results

	Forecast Actual 2014/15 \$'000	Estimates 2015/16 \$'000	Increase/ Decrease \$'000
Net Surplus (Deficit) From Operations	11,962	7,260	(4,702)
Depreciation	11,200	11,584	384
Contributed assets	(235)	(200)	35
Gain/(Loss) on retirement/disposal of assets	0	0	0
Equity interests in associates	0	0	0
Change in operating assets and liabilities	567	1,804	1,237
Payments for property, plant & equipment	(17,472)	(17,553)	(81)
Repayment of borrowings	(161)	(171)	(10)
Proceeds from borrowings	0	0	0
Capital grants	(3,700)	(1,200)	2,500
Net cash inflows (outflows)	2,161	1,524	(637)

The reconciliation between the operating result and net cash flows for comparative years shows the expected change in operating assets and liabilities, and the receipt of additional capital grant funding in 2014/15.

8.4 Capital performance

	Carried Forward 2014/15 \$'000	Estimates 2014/15 \$'000	Total Program 2014/15 \$'000	Forecast Actual 2014/15 \$'000	Variance \$'000
Communities and People/Environment	6,131	5,057	11,188	3,647	7,541
Roads	9,939	9,614	19,553	15,344	4,209
Waste	0	0	0	0	0
Facilities Management	1,162	694	1,856	792	1,064
Stormwater	2,855	1,099	3,954	2,118	1,836
General	0	0	0	0	0
Total capital works	20,087	16,464	36,551	21,901	14,650

NB: Salaries Capitalised are not included in these figures. Commitments/orders placed are included. A range of projects which are effectively deferred due to issues such as public consultation, funding over multiple years, and awaiting approval of government grants is included.

The forecast capital performance for the year ending 30 June 2015 shows the extent to which the estimated capital works programme for the year, including projects brought forward from prior years, was achieved. The delivery of capital projects is subject to a range of factors which will extend time frames including planning issues, undertaking community consultation, and funding (or staging) projects over more than one year. It is therefore typical for a range of projects to remain incomplete at the conclusion of any one year.

In the Roads programme, estimates yet to be utilised include the Kangaroo Bay realignment (\$0.841 million) which forms part of a staged development, major digouts and resealing (\$0.805 million), Bellerive Beach Park car park (\$0.488 million) and Bayfield Street streetscape (\$0.332 million).

The major projects affecting Stormwater carryovers are capacity augmentation works (\$0.373 million), Lindisfarne Bay sediment prevention (\$0.241 million), Cremorne Stormwater improvement (\$0.235 million), and Lauderdale drainage (\$0.248 million).

The major incomplete project in Facilities Management relates to change rooms at Kangaroo Bay (\$0.527 million) which is being funded over consecutive years.

Communities and People has a range of incomplete projects, including Kangaroo Bay Redevelopment (\$3.1 million), Howrah Bowls indoor facility (\$0.927 million), Simmons Park (\$0.319 million) and Cambridge Oval (\$0.490 million),

8.5 Matters significant to the 2015/16 Estimates

In framing the 2015/16 Estimates, the following key items were considered:

- Continued dividend payments from TasWater;
- No additional borrowings;
- A significant appropriation of infrastructure renewal funds for capital refurbishment;
- Increased employee costs primarily due to enterprise agreement obligations and new positions;
- Increased maintenance costs associated with new facilities.

9 Rating strategy

9.1 Strategy development

Rates and charges are Council's principal source of revenue, accounting for some 75% of Council's annual revenue. Planning for future rate requirements is therefore an important process.

It has been necessary to balance the importance of rate revenue as a funding source with community sensitivity to rate increases including rates affordability to the general community, and the level of service demanded by the community.

The following table shows a comparison for the last five years.

2012	3.20%
2013	3.90%
2014	2.30%
2015	2.80%
2016	1.00%
Average increase over 5 yrs	2.64%

N.B. Increases shown are net of increase in growth, State Government charges and special rebates.

9.2 Current year rate increase

Council's own increase in its net rating requirement is 1.0% against 2014/15. This increase is set in the context of the LGAT Council Cost Index of 2.48% and CPI of 0.9%. In addition, there is a range of cost pressures on Council including increased demand for greenwaste and hardwaste kerbside collection, maintenance costs associated with new/upgraded facilities and infrastructure, together with various initiatives and resource additions contained within the Estimates. Growth in the rates base provided support to total rate revenue.

9.3 Rating structure and policy

Council has a rating structure consisting of numerous components. This structure complies with the Act. The key components are:

- a general rate calculated as a rate in the dollar applied to the Capital Value (CV) of the rateable property, with a fixed amount. This component supports a broad range of Council's services including roads, parks, recreational facilities, regulatory services and community services;
- a service charge in respect of solid waste collection. This component is charged where the service is available to a property and varies according to the level of service provided;
- a fire service rate in respect of the Fire Service Contribution payable directly to the State Government, calculated as a rate in the dollar applied to the CV of the rateable property, with a minimum amount payable. The amount to be collected in each fire district and the minimum amount to be paid in respect of each property is set by the State Fire Commission;
- a stormwater service rate calculated as a rate in the dollar applied to the CV of rateable properties to which a service is available, with a minimum amount payable. This component relates to the provision of stormwater services across much of the City by way

of stormwater mains, kerb and gutter infrastructure, maintenance of creeks and drainage easements, and gross pollutant trap infrastructure.

In respect of service rates, the rate amounts are set so that the full cost of providing the service is recovered. Amounts of each rate type may vary based on the level of service provided or on the location or use of the property. For instance, the fire service rate differs between urban areas and rural areas.

The CV is determined by the Valuer-General, as required by the Act. Properties within the municipality are revalued on a periodic basis, currently each six years. Council's most recent general revaluation took effect from 1 July 2013.

Where appropriate, Council provides rebates to certain classes of ratepayers. These typically include pensioners and holders of certain rural land, however in 2013/14, 2014/15 and 2015/16 this includes rebates employed to cap the level of rate increases which otherwise may have been experienced by certain property owners.

The structure of Council's rates and the underlying policy rationale is set out in Council's adopted rates and charges policy as required by the Act.

10 Borrowing strategy

10.1 Strategy fundamentals

Borrowings can be an important funding source for the capital expenditure programme. Borrowings are typically used in support of the construction of a major asset rather than providing general support to the capital expenditure programme.

While there is a general industry trend towards debt reduction and, while Council's own debt is currently negligible, Council views a controlled use of debt as an important tool for the management of infrastructure improvement and expansion. It provides access to an alternative source of capital, minimises pressure on cash flows and income streams at the point of construction, and ensures that the cost of long life assets is spread over time and therefore better met by those deriving the benefit from those assets.

Year	Total Borrowings 30 June \$'000	Liquidity CA/CL Ratio	Debt Mgt Debt/Rates %	Cost of Debt Interest / Operating Revenue
2010	1,812	688.0%	5.2%	0.2%
2011	1,137	611.3%	3.1%	0.2%
2012	1,001	664.1%	2.6%	0.1%
2013	856	682.6%	2.1%	0.1%
2014	703	607.9%	1.6%	0.1%
2015	542	653.1%	1.2%	0.1%

The table shows that Council's borrowing reduced during the period. Council currently has one loan which is reducing in accordance with agreed payment terms. At 30 June 2015 net borrowings are expected to be \$0.542 million, and at 30 June 2016 \$0.371 million.

Council's liquidity position has been consistently strong, with cash and investments well in excess of current liabilities in all years.

10.2 Current year borrowings

Council does not intend to borrow funds during 2015/16.

Year	New Borrowings \$'000	Loan Principal Paid/Transferred \$'000	Loan Interest Paid \$'000	Balance 30 Jun \$'000
2011	0	674	88	1,138
2012	0	137	63	1,001
2013	0	145	54	856
2014	0	153	46	703
2015	0	161	37	542
2016	0	171	28	371

11 Infrastructure strategy

11.1 Strategy development

Council's infrastructure strategy centres around the two key imperatives of maintaining the capital adequacy of the existing infrastructure base, and providing additional infrastructure to improve the level of service provided to the community and to meet the needs of expanding areas.

Capital adequacy has received close attention since the early 1990's at which time Council embarked on a long term strategy to fully fund its future infrastructure renewal. To meet long term financial sustainability imperatives, Council applies a range of funding to its Infrastructure Renewal Reserve, including a capital contribution from rates (\$6.17 million 2015/2016), dividends received from TasWater, and interest earned on accumulated infrastructure renewal funds.

Based on its adopted Asset Management Strategy, Asset Management Plans, and 10 Year Financial Management Plan, Council believes its funding effort in respect of infrastructure renewal is sustainable into the future providing current levels are maintained in real terms.

Consistent with the high level strategy established by its 10 Year Financial Management Plan, Council has progressively increased the amount appropriated from renewal funding to physical works, subject to condition assessments made under Council's Asset Management Plans.

Year	Renewal Funding Appropriated \$'000
2009/10	4,993
2010/11	5,577
2011/12	8,342
2012/13	9,940
2013/14	8,827
2014/15	9,340
2015/16	9,383

Formal asset management plans have been updated for all major asset classes. These are supported by a 10 year Financial Management Plan aimed at providing an indication of likely outcomes of Council's policy positions. The 10 year financial management plan was reviewed in May 2014.

Council is also committed to providing new infrastructure where it is consistent with Council's strategic direction, including enhancing the community's lifestyle, providing for new and expanded business opportunities, and meeting legislative, social, and environmental responsibilities.

New and upgraded infrastructure and initiatives contained within the Capital Expenditure Programme are detailed in Appendix C.

11.2 Key influences for 2015/16

The following influences had a significant impact on the Infrastructure Strategy for the 2015/16 year:

- Requirements of Asset Management Plans for all major asset classes;
- Continued demand throughout the community for improved standards in footpath condition;
- Continued demand throughout the community for improved standards in road condition;
- Council's continued commitment to providing for future infrastructure renewal;
- Ongoing development and upgrade of sporting and recreational facilities throughout the City;
- Implementation of major development plans including Kangaroo Bay and urban catchment management.

11.3 Future capital works

The following table summarises Council's likely forward programme of capital expenditure including funding sources for the next four years, as per the adopted 10 Year Financial Management Plan.

Year	Grants & Contributions \$'000	Borrowings \$'000	Renewal Funding, Investments & Reserves \$'000	Working Capital \$'000	Council Operations \$'000	Capital Program \$'000
2013	3,355	-	9,063	-	1,872	14,290
2014	3,809	-	8,882	-	3,849	16,540
2015	4,229	-	9,840	-	2,395	16,464
2016	3,773	-	11,615	-	2,582	17,970
2017	4,765	-	15,367	-	3,015	23,147
2018	5,350	-	14,460	-	3,670	23,480
2019	5,895	-	13,065	-	4,250	23,210

Future amounts are indicative, and may vary according to a range of factors including the assessment of physical asset conditions, funding availability, project priorities, project scheduling, and community demand.

The major funding sources identified include government grants, use of infrastructure renewal funds, and additional rating effort. Borrowings are applied on a specific project basis where appropriate. Accelerated use of infrastructure renewal funding may be applied. Specific additional funding is likely to become available in the form of specific purpose government grants; rates arising from major new developments may also be applied by Council in support of its capital base. Council also holds specific purpose reserves arising from cash collected for public open space and car parking.

Overview to Appendices

The following appendices include disclosures of information which provide support for the analysis contained in sections 1 to 11 of this report.

This information has not been included in the main body of the Estimates report in the interests of clarity and conciseness. Council has decided that, while the Annual Plan needs to focus on the important elements of the Estimates and provide appropriate analysis, the detail upon which the annual Estimates are based should also be provided in the interests of open and transparent local government.

The contents of the appendices are summarised below:

Appendix	Nature of information
A	Estimates statements
B	Statutory disclosures
C	Capital works program
D	Activities and initiatives

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Estimates statements Appendix A

Income statement

Balance sheet

Cash flow statement

Capital works programme

Reconciliation of estimated operating result and net cash flows

Investment reserves

This section sets out the Estimates statements for 2015/16 in detail. This information is the basis of the disclosures and analysis of the annual Estimates in this report.

CLARENCE CITY COUNCIL
Estimated Income Statement
For the year ending 30 June 2016

	Forecast Actual 2014/15 \$'000	Estimates 2015/16 \$'000	Increase (Decrease) \$'000
Revenue			
Rates	44,094	44,689	595
User charges	4,912	4,988	76
Interest	1,798	2,046	248
Government subsidies & grants	9,930	6,022	(3,908)
Contributions of capital	235	200	(35)
Other revenue	3,532	3,443	(89)
TOTAL REVENUE	64,501	61,388	(3,113)
Expenses			
Employee costs	15,354	16,311	957
Materials and contracts	10,609	10,684	75
State Government charges and levies	4,717	4,981	264
Borrowing costs	40	30	(10)
Depreciation and amortization	11,200	11,584	384
Operating leases	1,776	1,787	11
Electricity	1,171	1,353	182
Other expenses	7,672	7,398	(274)
TOTAL EXPENSES	52,539	54,128	1,589
Net surplus (deficit)	11,962	7,260	(4,702)

CLARENCE CITY COUNCIL
Estimated Balance Sheet
As at 30 June 2016

	Forecast Actual 2015 \$'000	Estimates 2016 \$'000	Increase (Decrease) \$'000
Current assets			
Cash assets	55,925	57,449	1,524
Other current assets	4,205	4,120	(85)
Total current assets	60,130	61,569	1,439
Non current assets			
Infrastructure assets	474,105	480,050	5,945
Other non current assets	170,325	175,250	4,925
Total non current assets	644,430	655,300	10,870
Total assets	704,560	716,869	12,309
Current liabilities			
Current borrowings	171	180	9
Other current liabilities	9,205	9,405	200
Total current liabilities	9,376	9,585	209
Non current liabilities			
Non current borrowings	371	191	(180)
Other non current liabilities	565	580	15
Total non current liabilities	936	771	(165)
Total liabilities	10,312	10,356	44
Equity			
Infrastructure renewal reserve	26,520	27,105	585
Other cash backed reserves	6,650	6,755	105
Other reserves and equity	661,078	672,653	11,575
Total equity	694,248	706,513	12,265
Total liabilities and equity	704,560	716,869	12,309

CLARENCE CITY COUNCIL
Estimated Cash Flow Statement
For the year ending 30 June 2016

	Forecast Actual 2014/15 \$'000	Estimates 2015/16 \$'000	Increase (Decrease) \$'000
	Inflows (Outflows)	Inflows (Outflows)	
Cash flows from operating activities			
Rates	43,644	44,360	716
User Charges	5,355	5,450	95
Interest received	1,750	1,995	245
Receipts from government	6,230	4,822	(1,408)
Net GST refund (payment)	2,655	2,982	327
Other income	3,002	3,215	213
Wages & salaries	(15,480)	(15,350)	130
Interest paid	(40)	(30)	10
Payments to suppliers	(31,022)	(29,396)	1,626
Net cash inflow from operating activities	16,094	18,048	1,954
Cash flows from investing activities			
Payments for property plant & equipment	(17,472)	(17,553)	(81)
Proceeds from sale of prop, plant & equip			
Investment water & sewer corporation			
Net cash flow from investing activities	(17,472)	(17,553)	(81)
Cash flows from financing activities			
Repayment of borrowings	(161)	(171)	(10)
Government grants - capital	3,700	1,200	(2,500)
Proceeds from borrowings			
Net cash flow from financing activities	3,539	1,029	(2,510)
Net change in cash held	2,161	1,524	(637)
Cash at the beginning of the year	53,764	55,925	2,161
Cash at the end of the year	55,925	57,449	1,524

CLARENCE CITY COUNCIL
Estimated Capital Works Programme
For the year ending 30 June 2016

	Forecast Actual 2014/15 \$'000	Estimates 2015/16 \$'000	Increase (Decrease) \$'000
Capital works by programme			
Communities and People	4,127	3,825	(302)
Natural Environment	155	132	(23)
Infrastructure:			
Roads	11,928	9,336	(2,592)
Waste			
Stormwater	1,937	1,590	(347)
Facilities Management	680	1,480	800
Governance			
Corporate Support		1,607	1,607
Total capital works	18,827	17,970	(857)
Represented by			
New Assets	6,483	8,587	2,104
Existing Asset Improvements	12,344	9,383	(2,961)
Total capital works	18,827	17,970	(857)

NB: Works on order are not included in this schedule.

CLARENCE CITY COUNCIL
Reconciliation of Estimated Income Statement and Net Cash Flows
For the year ending 30 June 2016

	Forecast Actual 2014/15 \$'000	Estimates 2015/16 \$'000	Increase (Decrease) \$'000
Net surplus (deficit) from operations	11,962	7,260	(4,702)
Depreciation	11,200	11,584	384
Contributed assets	(235)	(200)	35
(Gain)/Loss on retirement or disposal of assets			
Equity interests in associates			
Change in operating assets and liabilities	567	1,804	1,237
Payments for property, plant & equipment	(17,472)	(17,553)	(81)
Repayment of borrowings	(161)	(171)	(10)
Proceeds from borrowings			
Capital grants	(3,700)	(1,200)	2,500
Net cash inflows (outflows)	<u>2,161</u>	<u>1,524</u>	<u>(3,137)</u>

CLARENCE CITY COUNCIL**Reserves****For the year ending 30 June 2016**

	Forecast Actual 2014/15 \$'000	Estimated Transfers		Estimates 30 Jun 16 \$'000
		In \$'000	Out \$'000	
Statutory or Restricted Use				
Public Open Space	2,389	100	300	2,189
Car Parking	790	100	0	890
Rosny Park Child Care	102	0	0	102
Commonwealth Funded Programmes	1,035	100	20	1,115
	4,316	300	320	4,296
Discretionary				
General	2,556	80	702	1,934
Infrastructure Renewal	26,298	10,716	9,384	27,630
	28,854	10,796	10,086	29,564
Total Reserves	33,170	11,096	10,406	33,860

Statutory disclosures Appendix B

The information in this Appendix corresponds with that which is required under the Act to be disclosed in the Council's annual Estimates.

1 Estimated revenue

Refer also to Appendix A – Estimated Income Statement.

2 Estimated expenditure

Refer also to Appendix A – Estimated Income Statement.

3 Estimated borrowings

Refer also to Appendix A – Estimated Income Statement and Estimated Cash Flow Statement which discloses the total amount proposed to be borrowed for the year, the total amount of debt redemption for the year and the projected debt servicing cost for the year.

4 Estimated capital works

Refer also to Appendix A – Estimated Statement of Capital Works and Appendix D – Capital Works Programme. Note that the amounts in Appendix B include the amount of salary costs expected to be capitalised as part of project costs.

**CLARENCE CITY COUNCIL
ANNUAL ESTIMATES 2015/2016
(\$000)**

	EXPENSES	REVENUES	NET EXPENSES	ASSET PURCHASES	EXPENSES CAPITALISED	TFRS TO RESERVES	TFRS FROM RESERVES	NET RATING REQU'T
GOVERNANCE and COMMUNITY								
Communities and People	12,764	5,779	6,985	4,329	528	-	3,012	7,774
City Future	2,577	1,406	1,171			200		1,371
Natural Environment	7,350	106	7,244	198	67		95	7,280
Governance	9,006	6,236	2,770			5,767	50	8,487
Corporate Support	4,350	6	4,344	1,607	200		1,427	4,324
INFRASTRUCTURE								
Roads & Transport	10,998	1,385	9,613	10,079	2,274		8,024	9,394
Stormwater	2,206	1,240	966	2,004	534		350	2,086
Facilities Management	4,165	881	3,284	1,584	103		1,120	3,645
Plant	2,747	2,747	-			-		-
TOTAL RATING REQUIREMENT	56,163	19,786	36,377	19,801	3,706	5,967	14,078	- 44,361
Net Rating Requirement								44,361
Rates Raised 2014/15 Plus Growth								43,820
Net Increase Including Government Charges								1.2%
Increase Due to Govt Charges								0.2%
NET INCREASE								1.0%

Capital works programme Appendix C

New works and works carried forward from 2014/15

This section provides a more detailed analysis of the capital works programme for 2015/16 including those projects approved in the 2014/15 year that will be incomplete at 30 June 2015.

CLARENCE CITY COUNCIL
Capital Works Programme
For the year ending 30 June 2016

1 New works

Capital Program	ESTIMATE 2015-2016
ROADS	\$
Acton Creek - Vehicular Crossing	90,000
Acton Park Indented Bus Bays	50,000
Acton Road - Construct a rural footpath on low side between Opus Drive and Acton Drive (Northern end)	20,000
Bathurst Street Car Park Richmond - Provide sealed DDA access to the riverbank from the car park	70,000
Bayfield Street Stage 3 - Bligh Street to Winkleigh Place - Streetscape works	250,000
Clarence Foreshore Trail - Anzac Park – Upgrade path through park to Natone Street	40,000
Clarence Foreshore Trail - Rose Bay to Ronnie Street – upgrade existing narrow asphalt path	100,000
Clarence Foreshore Trail - Rosny Point western side of Rosny treatment plant	60,000
Clarence Foreshore Trail - Simmons Park to Anzac Park Including Bay Road intersection – investigate, design and costing	10,000
Clarence Street to Arlunya Street – investigate and install linemarking for bike lanes	50,000
Clarendon Vale Greenbelt -Pathway & Lighting - Stage 1 - Child and Family Support Centre to Dyer Place & Bradman Street	156,565
Cycle Way - Directional Signage	15,000
Dumbarton Drive - Shotcreting of bank to address erosion issues	30,000
Footpath/ Kerb & Gutter Renewal	1,224,000
Geilston Bay Road - Construct a guard rail along road in the vicinity of the Pump Station	35,000
Gravel Road Re-Sheeting	75,000
Installation of DDA ramps - Spinafex Road, Risdon Vale and Shoreline Drive and Norma Street, Howrah	50,000
Kangaroo Bay Changerooms - Construction of car park (20 spaces) including construction of access road adjacent to Rosny College	400,000
Kangaroo Bay Drive - Landscape and streetscape, Stage 1 & 3	100,000
Karoola Crescent Retaining Wall/Footpath	35,000
Kennedy Drive and Runway Place Intersection - Right turn lane construction works - Black Spot Funding Project	200,000
Kerb replacement - Major Digouts Program	500,000
Lanena Street - Construct Kerb Ramps Eastern side at Balamara Street intersection	5,000
Lindisfarne Oval - Seal gravel car park at rear of the Bowls Club and line mark existing and new area	80,000
Lindisfarne Oval Seal gravel car park (Park St) and line mark existing and new area adjacent to practice wickets	80,000
Major Digouts/ Reconstruction - Annual Program	2,000,000
Mornington Roundabout – investigate, concept design options for underpass for pedestrians and cyclists	10,000
North Terrace Bollards - opposite No4 to opposite No 68, to protect path and reserve area	56,000
Percy Street Richmond K&G/Footpath	160,000
Road reseal programme	2,550,000
Rosny Hill Road Kerb Ramps - pram crossings	30,000
Seal walkways	40,000
Seven Mile Beach Road upgrade from Estate Drive to Esplanade	350,000

Capital Program	ESTIMATE 2015-2016
Silwood Avenue Track upgrade – reduce steep gradient and provide hard surface to track	20,000
Tollard Drive - Stage 1 - Kerb and linemarking, safety improvement works	60,000
Tranmere Foreshore Path from 215 Tranmere Road to opposite 264 Tranmere Road	180,000
Tranmere Road / Anulka Street Intersection Pedestrian Refuge	30,000
Victoria Esplanade - Stage 3 Roadworks - Thomas Street to Dillon Street	125,000
TOTAL	9,336,565
STORMWATER	
Bridge Street to Bathurst Street open drain	100,000
Drainage Minor Construction	75,000
Kangaroo Bay Drive SW Upgrade - Rain Garden	145,000
Lauderdale Drainage - Structure Plan - Stage 3	200,000
Radiata Drive - new 450 dia to Increase drainage capacity below Jove Court through to Flagstaff Gully Creek	100,000
Riawena Road - Shotcrete the batters of the existing concrete spoon drain	30,000
Seven Mile Beach Road - Roadside Drainage Improvement	285,000
Somerset Street - Stormwater Upgrade	175,000
Surf Road - Corner Seven Mile Beach Road & Lewis Avenue - Roadside Drainage Improvement	30,000
Urban Catchment Management Plans	250,000
Victoria Street Improvements - Gunning Street to Franklin Street. Upgrade stormwater at entry to Football Ground and South East corner of Tennis Courts	200,000
TOTAL	1,590,000
ACTIVE RECREATION	
Clarence High School Sports Field - Completion of Little Athletics Field Facilities Stage 2 - Javelin synthetic run-up, High jump sites, adjustment to irrigation and fencing	61,600
Clarence High School Sports Field - Lighting - AFL Junior club training level	200,000
Clarendon Vale Oval Master Plan	20,000
Geilston Bay Tennis Club - replacement of one light pole	20,000
Lindisfarne Oval Practice Wicket upgrade works	80,000
Richmond Oval - Safety Fence	48,000
Sandford Oval Shade Structure	15,000
Stage 4 Kangaroo Bay Oval Building Design - Change Rooms DDA Standard Building design, Building Surveyor, Council approvals etc \$35K	25,000
TOTAL	469,600
PASSIVE RECREATION	
Bellerive Beach Park -Western End - All Abilities Playspace	350,000
Bellerive Beach Park -Western End - Gym	112,000
Bellerive Beach Park -Western End Picnic Plaza	285,000
Beltana Park - Equipment Upgrade	30,000
Beltana Park - Seating	11,000
Blessington Street to Fort Beach Construct Track	130,000
Clarence Mountain Bike Park - Corkscrew Track	11,000
Coal River Track – North	24,000
DeBomfords Land - Park Upgrade	75,000
Fairway Rise link track to Tasman Highway	7,500

Capital Program	ESTIMATE 2015-2016
Howrah Point to Howrah Beach Track	15,000
Howrah Recreation Centre - Playground Equipment replacement	10,500
Kangaroo Bay Urban Design Plan - Ferry Wharf Precinct - Landscaping Implementation	1,700,000
Mays Beach to Cremorne Track Stage 1 Survey & Fencing	15,000
Meehan Skyline link trail to Flagstaff Hill	15,000
Mortyn Park - Renewal of play equipment	35,000
Percy Park Play Equipment Upgrade/renewal	35,000
River Walk from Weir to Jacombe Street, Richmond	20,000
Rosny Point Park - Upgrade	30,000
Shoreline Park - Renewal of play equipment	35,000
Simmons Park - Playground Expansion	118,000
Simmons Park - Stage/Shade Structure	135,000
Tracks and Trails Signage	10,000
Tranmere Hall - Shade Structure	25,000
Wentworth Park Educational Bike Track	120,000
TOTAL	3,354,000
NATURAL ENVIRONMENT	
Clarendon Vale - Vehicle barriers	43,125
Clarendon Vale Tree Replacement programme	6,000
Opossum Bay - Improved access for prams etc at Beach/Reserve	62,000
Upgrading of fire trails	21,000
TOTAL	132,125
FACILITIES MANAGEMENT	
Bellerive Boardwalk Deck Renewals	10,500
Bellerive Boardwalk Landings	40,000
Bus Mall Seating	20,000
Cambridge Oval Memorial Oval - Repair the Gates	15,000
Clarence Mountain Bike Park - Public Toilet	141,000
Clarendon Oval Sports Pavilion Upgrade - Stage 1 Design	20,000
Howrah Recreation Facility Master Plan	20,000
Lauderdale Canal Public Toilet Upgrade - Construction	150,000
Oakdowns (Woodleigh Drive) Public Toilet - Design and Council Approvals	15,000
Refurbish Old Bellerive Library Building	104,000
Risdon Vale Oval - Sports Pavilion Upgrade - Stage 1 Design and Council Approvals	70,000
Roches Beach Toilet - refurbished Exeloo	50,000
Security Master Key System upgrade	25,000
Wentworth Park Sports Pavilion Upgrade - Stage 2 Construction	800,000
TOTAL	1,480,500
CORPORATE SUPPORT	
Upgrade core Information & Communication Technology (ICT) systems	1,607,000
TOTAL	1,607,000
GRAND TOTAL	\$17,969,790

2 Works carried forward from 2014/15

(N.B. Actuals include tenders accepted/orders placed. A range of projects which are effectively deferred due to issues such as public consultation, funding over multiple years, and awaiting approval of government grants is included. Several major projects are being funded over multiple years and therefore have large funding approvals in anticipation of works in a future financial year. Projects completed during the year are excluded.)

Carried Forward Capital Projects	Estimate 2014/2015	Actual 2014/2015	Balance
Deferred Projects			
Rosny Farm/Golf Course Access	16,000	-	16,000
Begonia St/Flagstaff Gully	39,500	-	39,500
Bridge St - Richmond	169,000	-	169,000
Bridge St Drainage Imp	171,000	-	171,000
Franklin/Victoria St Drainage	30,000	-	30,000
Construction of Aldermen's Room	95,532	1,500	94,032
Council Chambers Chiller Upgrades	163,317	- 901	164,218
Clarence Senior Citizens	15,000	4,875	10,125
Grange Road Complex	61,915	-	61,915
Hot Water System Upgrade - various	53,000	-	53,000
Public Art	114,930	-	114,930
Bellerive Beach Park	376,135	21,057	355,078
Pindos Park	32,873	3,482	29,391
Bellerive Streetscaping	31,345	-	31,345
Beach Erosion Protection	500,000	-	500,000
	1,869,547	30,013	1,839,534
Roads			
Bayfield St Scape Redevelopment	331,840	-	331,840
South Arm Highway Bollards	21,934	17,158	4,776
Major Digouts	2,915,195	2,330,346	584,849
Renewal - Road Resealing	2,789,405	2,469,316	320,090
Black Spot Federal	319,759	318,355	1,404
Bridge Works	246,305	197,554	48,751
Lindisfarne streetscape	189,320	160,537	28,783
Cycle Way	390,817	208,985	181,832
Kangaroo Bay Road	3,456,559	2,856,839	599,720
Bayfield St Traffic Management	379,661	64,035	315,626
Kangaroo Bay Dr major works	2,486,284	2,245,595	240,689
Yolla/Topham St	3,496	-	3,496
Pindos Park Multi User Path	220,000	74,651	145,349
Otago Bay Rd Foot Path - Stage 1	125,294	123,437	1,857
Vic Esp Car Park Seal	140,000	112,381	27,619
Lindisfarne Oval Seal Car Park	70,000	-	70,000
Bell Park - Car Park Construction	793,000	305,261	487,739
Dorans Rd - Boat Ramp Car Park	60,000	45,284	14,716
Grafton Road K&G & Foot Path	90,000	-	90,000

Carried Forward Capital Projects	Estimate 2014/2015	Actual 2014/2015	Balance
Wellington St seal shoulder	25,000	24,859	141
Cambridge Rd Line Marking	50,000	-	50,000
Surf Road master plan design	50,000	-	50,000
7MB Path - Acton Rd to Ovata	200,000	53,784	146,216
Flagstaff Gully Foot Path	50,000	1,540	48,460
Clarence St Safety Assessment	50,000	11,666	38,334
Dunbarton Dr-stabilise road	15,000	10,010	4,990
Pass Road Footpath	124,000	10,110	113,890
	15,567,869	11,616,845	3,951,025
Stormwater			
Minor Stormwater Projects	334,491	235,688	98,803
Lindisfarne Bay Sediment	241,199	-	241,199
Capacity Augmentation Works	1,346,314	973,242	373,072
WSUD creek remediation	37,779	6,686	31,093
Cremorne Storm Water Imp Works	270,000	35,480	234,520
Roaches Beach Rd - Bank Stab	19,995	1,162	18,833
Luttrell Ave SW Upgrade	50,000	-	50,000
Lauderdale Drainage - Structural Plan	354,500	105,590	248,910
Cambridge Rd/Shackleton upgrade reticulation	150,436	24	150,413
Faggs creek remediation	52,000	1,200	50,800
Urban Drainage Act	250,000	120,997	129,003
Wetland Management Plans	15,000	-	15,000
	3,121,714	1,480,068	1,641,646
Facilities Management			
Barn Complex Redevelopment	47,645	32,014	15,631
Public Toilets	70,000	8,175	61,825
Kangaroo Bay Plan Implementation	551,889	24,691	527,198
Bellerive Boardwalk - DDA Toilet	324,550	272,609	51,941
Clarence Council Depot	69,237	28,780	40,457
Bellerive Community Arts Centre	68,000	49,324	18,676
	1,131,321	415,593	715,728
Communities and People			
Regional Park Development Acton Court	52,640	11,201	41,439
Cambridge Oval Sports Ground	490,000	-	490,000
Positive Ageing Plan Outcomes	44,171	8,688	35,483
Youth Plan	19,680	550	19,130
DDA Plan Review	9,417	1,810	7,607
Development of Tracks & Trails	394,389	113,471	280,918
Shade Structures	69,080	31,942	37,138
Aquatic Cent Upgrade	225,313	215,307	10,006
Richmond Village Green	12,000	4,370	7,630
Cambridge Oval	50,000	-	50,000

Carried Forward Capital Projects	Estimate 2014/2015	Actual 2014/2015	Balance
Kangaroo Bay Ovals	1,991,809	466,305	1,525,504
Lindisfarne Oval - No 1	45,000	915	44,085
Lindisfarne Oval - No 2	125,320	14,064	111,256
South Arm Oval	54,000	8,146	45,854
Wentworth Park Ovals	213,353	120,406	92,947
Geilston Bay High Ovals	200,000	198,146	1,854
Seven Mile Beach - Recreation Master Plan	134,151	15,050	119,101
Charles Hand Park	97,500	1,010	96,490
Eastwood Play Park	28,500	25,918	2,582
Kangaroo Bay Park	1,691,081	99,967	1,591,114
Kerria Play Park	28,500	24,450	4,050
Lauderdale Canal Park	22,000	3,105	18,895
Laurel Play Park	13,742	10,691	3,051
Raleigh Court Park	10,000	3,492	6,508
Simmons Park	907,212	588,518	318,694
Wentworth Park Play Park	15,000	7,451	7,549
Clarendon Vale Social Heart Park	5,830	3,659	2,171
Howrah Bowls Club Base	959,180	31,368	927,812
Montagu Bay Boat Ramp	52,526	-	52,526
Seating on bus routes	15,435	186	15,249
NBN - Connecting Community	9,210	23	9,187
RCCC Front Garden	10,000	-	10,000
Clarence High Oval Development	1,153,877	1,000,738	153,139
Cambridge Township - Master Plan	15,000	-	15,000
Risdon Vale Mountain Bike Path (Council portion)	58,000	55,152	2,848
	9,222,916	3,066,098	6,156,818
Natural Environment			
Beach Erosion Protection	167,797	13,024	154,773
Upgrading Fire Trails	21,000	14,953	6,047
Roscommon Management Plan	3,284	-	3,284
Bellerive Bluff Erosion Pro	141,000	106,085	34,915
Lauderdale Canal Closure	110,000	-	110,000
Opossum Bay - 68 Spitfarm Rd	52,000	16,044	35,956
	495,081	150,106	344,975
Grand Total	31,433,448	16,783,583	14,649,866

Activities and initiatives Appendix D

This section sets out the activities and initiatives to be funded in the Estimates for the 2015/16 year, and how these will contribute to achieving the strategic objectives specified in the Strategic Plan. Net revenue (expense) includes the effect of price (cost) increases as well as the effect of specific initiatives. The amounts included in this appendix are not all inclusive. In particular they do not include depreciation expense, interest payable on borrowings, some administration costs or any capital expenditure.

CLARENCE CITY COUNCIL

Activities and Initiatives

For the year ending 30 June 2016

Program	Activities and Initiatives
Civic Activities & Events	<p><i>Objective:</i></p> <p>To enhance and increase the opportunities for all people in the community to participate in cultural and social activities.</p> <p><i>Initiatives</i></p> <ul style="list-style-type: none"> • Conduct Council's annual events program including: Australia Day; Jazz Festival; Seafarers Festival and Carols by Candlelight. • Support and conduct other events including: St ART Festival, World Games Day, Dance Hall Days, National Youth Week, Heritage Month and Dogs Day Out. • Develop relationships with other major events including MOFO, Festival of Voices, BOFA, and Dark MOFO. Provide support to the City Band.
Community Awareness & Marketing	<p><i>Objective:</i></p> <p>To promote awareness of Council services and to encourage participation in community affairs, activities and events.</p> <p><i>Initiatives</i></p> <ul style="list-style-type: none"> • Implementation of the Council's Community Participation Policy. • Publish a Community Directory detailing community services and organisations as a part of Council's Marketing Plan implementation. • Review and update existing publications. • Provide timely and relevant information via Council's website; the Annual Information Book; the quarterly Clarence Newsletter; and various special interest publications. • Publish an Events Calendar for the City.
Recreation	<p><i>Objective:</i></p> <p>To ensure community access to passive and active recreational opportunities throughout the City.</p> <p><i>Initiatives</i></p> <ul style="list-style-type: none"> • Ongoing partnership arrangements with government and community organisations to target funds to develop and expand recreational facilities. • Develop partnership arrangements with government

Program	Activities and Initiatives
	<p>and community organisations to better utilise available recreational facilities.</p> <ul style="list-style-type: none"> • Ongoing regulatory processes for Development Plans for proposed Seven Mile Beach regional recreation facility. • Manage major recreational facility leases such as Bellerive Oval and the Clarence Aquatic Centre. • Upgrade boat ramp at Montagu Bay Reserve • Clarence High School Sports Field - Completion of Little Athletics Field Facilities Stage 2 • Clarence High School Sports Field - Lighting - AFL Junior club training level • Develop the Clarendon Vale Oval Master Plan • Geilston Bay Tennis Club - replacement of one light pole • Upgrade the Lindisfarne Oval Practice Wickets • Construct a safety fence adjacent to the Richmond Oval along Franklin Street Richmond • Install a Shade Structure at Sandford Oval • Kangaroo Bay Oval Stage 4 - Building Approval Process • Implement Kangaroo Bay urban design plan Ferry Wharf precinct works • Develop cycle education park facility at Wentworth Park • Upgrade Bellerive Beach Park – provide all abilities play park, picnic plaza, dune rehabilitation works and landscaping. Develop engineering design for promenade works.
Childcare Services	<p><i>Objective:</i></p> <p>To deliver a variety of childcare services, all of which aim to develop, coordinate and deliver a range of accessible and cost effective quality child care services for the City.</p> <p><i>Initiatives</i></p> <ul style="list-style-type: none"> • Improve service coordination, childcare options and viability • Maintain accreditation, licensing and registration requirements • Develop garden at Rosny Childcare Centre • Establish new Outside School Hours Care service in Rokeby

Program	Activities and Initiatives
Community Services & Programs	<p><i>Objective:</i></p> <p>To enhance the health, wellbeing, safety and accessibility to services for all people in the community. To identify and respond to specific needs of different age groups within the community.</p> <p><i>Initiatives</i></p> <ul style="list-style-type: none"> • Implement the Health and Wellbeing Plan including developing a communications plan and website, community hub project, food resource mapping, continuing fitness in the park program • Develop a community safety plan including reviewing the Clarence Community Road Safety committee • Developing an organisational community development framework • Implement the Events Plan including promoting the Arts/Events website, growing Jazz Festival, attracting new events and improving promotion/marketing • Implement the revised Access Plan including developing an newsletter and establishing a local access network • Implement the revised Positive Ageing Plan including supporting Men's Shed, health projects, Food Connections program and produce age-friendly publications which promote the City's age friendly status • Review the Community Grants Policy and guidelines • Review the Volunteer program and continue the Planting Ahead, Live Well Live Long projects • Review the Cultural History Plan • continue to support the Headstones and interpretative signage projects • Develop business case for use of council buildings in Bellerive • Implement the revised Cultural Arts Plan including commissioning public art works, conducting exhibitions, Open Art, Clarence Prize, Artist in Residence programs and improving facilities at Rosny Farm • Review the Youth Plan and continue to support YNAG and anti-graffiti project, outreach programs and further develop Youth Assist • Review the Dog Management Policy including regulatory signage, reviewing service levels for ranger patrols and services in the City • Review work processes and improve performance

Program	Activities and Initiatives
	<p>reporting in the Ranger Services group.</p> <ul style="list-style-type: none"> • Implement revised food risk management regime • Develop an Environmental Health plan including reviewing work processes and improve performance reporting.
Civic Space and Amenity	<p><i>Objective:</i> To create a community focal point for the City.</p> <p><i>Initiatives</i></p> <ul style="list-style-type: none"> • Continue implementation of the Kangaroo Bay Master Plan, including an urban design plan and associated action plan. • Implement Kangaroo Bay Urban Design Plan – Skate Park.
Economic Development	<p><i>Objective:</i> To encourage broadly based economic growth within the City.</p> <p><i>Initiatives</i></p> <ul style="list-style-type: none"> • Undertake the preparation of a new Economic Development Plan for the City. • Undertake economic development activities including: <ul style="list-style-type: none"> • Provide support services to new and existing business operators within the City to develop or expand their business interests within the City. • Identify suitable sites within the City to establish new business activities in association with prospective developers. • Distribution of the Clarence Business Opportunities Prospectus • Ongoing implementation of the Kangaroo Bay Urban Design Plan. • Continue Expression of Interest processes for Kangaroo Bay Development Precinct and Rosny Hill Nature Recreation Area.
Tourism	<p><i>Objective:</i> To maximise the economic benefits of tourism to the City.</p> <p><i>Initiatives</i></p> <ul style="list-style-type: none"> • Participate in, and contribute to the ongoing development of the Southern region tourism body and associated strategies. • Work with Cricket Tasmania to maintain and further promote the Bellerive Oval as an international sporting venue, including the Cricket Museum. • Publish, distribute and update recreational brochures

Program	Activities and Initiatives
	<p>including: 'Popular Trails in Clarence', 'Popular Beaches in Clarence', 'Popular Parks in Clarence', and 'The Tangara Trail' guide.</p> <ul style="list-style-type: none"> In association with the Richmond and Coal River Valley Promotions Association, promote Richmond and the Coal River Valley through tourist publications and support events within that region.
City Profile	<p><i>Objective:</i></p> <p>To enhance the vibrancy and profile of the City.</p> <p><i>Initiatives</i></p> <ul style="list-style-type: none"> Implement Council's Marketing Plan through scheduled activities and identification of other promotional opportunities for the City, and through promotion of commercial, business and residential opportunities. Through Council's website, publish a development site portfolio identifying land development opportunities throughout the City. Promote the Clarence Prospectus which details investment opportunities within the City. Identify and secure sponsorship opportunities of major events, including promotion of venues and facilities within the City. Distribute brochures to promote existing facilities within the City, including: Bellerive Oval, Rosny Farm, beaches, golf courses and recreational facilities. Through prospectus publications and networking, promote opportunities for the establishment of restaurant and hospitality services within commercial precincts of the City. Identify and develop opportunities for the acquisition and installation of public art within the City; and incorporate public art into major streetscape plans for the City.
Planning	<p><i>Objective:</i></p> <p>To provide for and encourage land use planning based on community values and needs.</p> <p><i>Initiatives</i></p> <ul style="list-style-type: none"> Facilitate the development of strategic land holdings. Maintain a contemporary Planning Scheme for the City. Implement the Southern Tasmanian Regional Land Use Strategies.

Program	Activities and Initiatives
	<ul style="list-style-type: none"> • Ensuring integration of Councils systems with on-line planning information systems of the Tasmanian Planning Commission, for planning schemes, application tracking and property enquiry. • Completing the implementation of a full electronic lodgement, approval and recording process for planning applications and subdivisions processes. • Implement the retail development strategy for the City, including undertaking any necessary reviews. • Implement the Richmond Townscape Review. • Complete a Lindisfarne urban design strategy incorporating a car parking plan. • Completing and implementing a streetscape plan for Bayfield Street. • Undertake an urban design and infrastructure plan for Rosny Park. • Undertake car parking plans for activity centre as required to implement the relevant components of the Clarence Interim Scheme. • Undertake an urban design study and planning scheme amendment for the Bellerive Bluff area. • Undertake a review of the Lauderdale Structure Plan. • Provide a free Heritage Advisory Service for the City, including a Heritage Architect and information sheets to assist property owners. • To implement the provisions of the relevant legislation and in particular ensure timely issue of approvals. • Provide timely and considered submissions on proposed changes to planning and subdivision legislation and State planning system proposals. • Provide ongoing enforcement of Council's planning scheme and planning permits and investigation of complaints about land use and development in the City.
Building & Plumbing	<p><i>Objectives:</i></p> <ul style="list-style-type: none"> • Act as a permit Authority through the issuing of permits, certificates, notices, orders; and by maintaining building / plumbing registers. • Provide information, assistance and support in regard to building / plumbing matters. • Ensure compliance so that buildings are safe, energy efficient and meet permit conditions and relevant standards. • Review work processes and improve performance

Program	Activities and Initiatives
	reporting.
Emergency Management	<p><i>Objective:</i></p> <p>To prepare for the effective management of natural events or emergencies within the city.</p> <p><i>Initiatives</i></p> <ul style="list-style-type: none"> • Further develop the emergency planning framework for the City including completion of a Recovery Plan, Business Continuity Recovery Plan, and Pandemic Plan. • Develop and implement an emergency management exercise program for the City, including liaison with relevant agencies to ensure proper operation of coordinated response mechanisms. • Implement the Fire Management Strategy for the City. • Initiate appropriate investigations and studies to quantify climate change impacts, including storm surge and sea level rise, to identify opportunities to protect property and ensure personal safety. • Undertake necessary environmental monitoring.
Environmental Management	<p><i>Objective:</i></p> <p>To enhance and protect the City's natural assets.</p> <p><i>Initiatives</i></p> <ul style="list-style-type: none"> • Implement priority recommendations from "Climate Change Impacts on Clarence Coastal Areas" report including dune nourishment for Roches Beach, Lauderdale and Ocean Beach Cremorne and Roches Beach - Bambra Reef Extension . • Ongoing partnership arrangements with government and community organisations to target funds to better manage and sustain the environment. • Provide support and leadership to key community groups, including Land Care and Coast Care programs, in order to manage and enhance our natural environment and respond to emerging issues. • Provide support to NHT programs. • Develop natural Areas Rehabilitation Plans. • Implement Council's Tracks and Trails Strategy and associated action plan. • Commence community information and awareness programme on energy management and climate change. • Rehabilitate potential contaminated sites on Council land.

Program	Activities and Initiatives
	<ul style="list-style-type: none"> Continue the development of a risk management framework for recreational waters, waterways particularly in sensitive areas. Upgrading of Fire Trails Install Vehicular Barriers at specific locations at Clarendon Vale Improve access at Beach Reserves at Opossum Bay
Waste	<p><i>Objective:</i></p> <p>To establish environmentally sustainable practices in relation to waste management within the City.</p> <p><i>Initiatives</i></p> <ul style="list-style-type: none"> Manage 7 year contract for wheelie bin based Green Waste, Residual Waste and Recyclables collection service. Implement new 7 year contracts for the disposal of kerbside collected Recyclables. Ongoing liaison with the State Government and community organisations regarding the implementation of Council's Waste Management Strategy. Continued collection of public place recycling bins in the City. Contribute to the governance of the Copping Refuse Disposal Site Joint Authority. Participate as a member of the Southern Waste Strategy Authority to improve waste management within Southern Tasmania.
Weeds	<p><i>Objective:</i></p> <p>To effectively manage declared weeds within the City.</p> <p><i>Initiatives</i></p> <ul style="list-style-type: none"> Adopt a Weed Management Strategy for the City. Implement a rolling 3 year priority weed management plan for Council land. Implement work practices to minimise the impacts of Council's operations on the environment. Respond to public complaints and provide information to assist with weed eradication within the City.
Natural Areas	<p><i>Objective</i></p> <p>To ensure that natural areas within the City meet and satisfy the long term needs of the community.</p> <p><i>Initiatives</i></p> <ul style="list-style-type: none"> Implement the Council's Bushland and Coastal

Program	Activities and Initiatives
	Reserve Strategy.
Roads	<p><i>Objective:</i></p> <p>To provide adequate infrastructure for the effective and safe transport of people and goods through the City.</p> <p><i>Initiatives</i></p> <ul style="list-style-type: none"> • Develop partnership arrangements with government and community organisations to target funds to develop and expand Council's road networks. • Conduct hazard and condition assessment programs and deliver annual replacement works programs for reseal, pavement and footpath assets in accordance with Council's Roads and Transport Asset Management Plan. • Pursue federal funding opportunities as part of the Roads to Recovery Initiative and 'black spot' funding programs. • Investigate and assess major development proposals impacts on Council's Roads and Transport Infrastructure. • Undertake traffic management and road safety investigations as required. • Undertake development projects including: <ul style="list-style-type: none"> • Improve Disability Access to City infrastructure • Construct new footpaths and kerb & gutter • Extend cycle way network on programmed basis. • Continue construction of the Foreshore Reserve path network in the Tranmere area. • Bayfield Street Streetscape Redevelopment – Implementation Stage 3 • Victoria Esplanade Stage 3 Roadworks – Thomas Street to Dillon Street car parking area. • Construct access road and car park at new change pavilion Kangaroo Bay Oval. • Kennedy Drive & Runway Place intersection upgrade. • Seven Mile Beach Road upgrade works - Upgrade Seven Mile Beach Road and associated drainage network from Estate Drive to Esplanade • Kerb & Gutter & Footpath construction Percy Street Richmond
Stormwater	<p><i>Objective:</i></p> <p>To protect life, property and community amenity by the effective collection and disposal of stormwater.</p>

Program	Activities and Initiatives
	<p><i>Initiatives</i></p> <ul style="list-style-type: none"> • Develop Stormwater Catchment Management Plans for the City, in accordance with the Urban Drainage Act. • Develop an asset renewal and extension program for stormwater assets that meets the needs of the City in accordance with the Stormwater Asset Management Plan. • Develop stormwater software models and associated database to support the asset renewal and extension program. • Develop a Headworks Policy for stormwater based on the Stormwater Asset Management Plan for the City. • Pursue major specific stormwater initiatives consistent with the adopted Capital Expenditure Programme. • Upgrade stormwater system for Pages Creek network through Richmond. • Implement Lauderdale Structure Plan - Stormwater upgrade Stage 3 • Undertake drainage improvement works in accordance with the adopted Capital Expenditure Programme.
Facilities Management	<p><i>Objective:</i></p> <p>To provide the community with equitable access to active and passive recreation opportunities, and to civic buildings.</p> <p><i>Initiatives</i></p> <ul style="list-style-type: none"> • Develop an asset renewal and extension program for community facilities and buildings that meets the needs of the City in accordance with the Council's Buildings Asset Management Plan and promotes the efficient and effective management of those facilities. • Wentworth Park Sports Pavilion Upgrade • Construction of DDA compliant public toilets at Lauderdale Canal and Roches Beach. • Clarence Mountain Bike Park – Construction of Public Toilet • Prepare design plans for DDA compliant sports pavilion upgrade at Clarendon Vale Oval. • Prepare design plans for DDA compliant sports pavilion upgrade at Risdon Vale Oval. • Refurbish the Old Bellerive Library. • Refurbish Rosny Park Bus Mall seating

Program	Activities and Initiatives
	<ul style="list-style-type: none"> Develop a Master Plan for the Howrah Recreation Centre.
Governance	<p><i>Objective:</i></p> <ul style="list-style-type: none"> To provide clear strategic direction for the future of the City; to provide leadership in representing the interests of the City; and to ensure the operations of the Council are conducted in a responsible and accountable manner. <p><i>Initiatives</i></p> <ul style="list-style-type: none"> Develop/review policies (including local laws and procedures) to guide the responsible management of the City. Develop relationships and partnership arrangements with Federal and State Governments, and other representative bodies, in order to promote and represent the City's interests. Promote accountable and transparent governance through conduct of Council Meetings and the Annual General Meeting. Conduct an Internal Audit Program to review and improve key operational areas within Council. Maintain the Code of Conduct for Aldermen including the administrative arrangements. Maintain a Pecuniary Interest Register for Aldermen. Participate in, and review, Council's performance through various review mechanisms including Local Government Board Reviews, KPI Projects, etc.
Finance	<p><i>Objective:</i></p> <p>To minimise Council's exposure to financial risk; to maintain Council's sound financial position; and to optimise the use of available resources for community benefit.</p> <p><i>Initiatives</i></p> <ul style="list-style-type: none"> Complete the current cycle of revaluation of Council assets. Implement 10 Year Financial Management Plan. Finalise implementation of changes to Council's rating policy. Implement control and efficiency enhancements arising from reviews undertaken by Auditor General and Council's Audit Panel.
Strategic Marketing	<p><i>Objective:</i></p> <p>To provide strategic direction for the City in the area of marketing and associated activities.</p>

Program	Activities and Initiatives
	<p><i>Initiatives</i></p> <ul style="list-style-type: none"> • Undertake strategies and actions identified in Council's adopted Marketing Plan Strategy. • Implement and review Council's adopted Customer Service Charter, including distribution of the Charter to the community through brochures and the internet. • Implementation of a customer request tracking system for animal control, fire hazards, health and other key areas.
Council Consultation & Communication	<p><i>Objective:</i></p> <p>To actively engage the community in Council activities and issues.</p> <p><i>Initiatives</i></p> <ul style="list-style-type: none"> • Implement the Community Participation Policy 2010 to ensure procedures and practices are in place to communicate and inform the community on major policy issues and projects. • Produce the Annual Report for presentation at the Annual General Meeting.
Risk Management	<p><i>Objective:</i></p> <p>To ensure Council's operations are conducted in a reasonable and accountable manner through the use of effective risk management techniques.</p> <p><i>Initiatives</i></p> <ul style="list-style-type: none"> • Implement the Council's Risk Management policy and the Risk Management System Implementation Plan. • Further develop Council's Corporate Risk Register to ensure the effective management and review of risks. • Provide risk management and health and safety training and equipment to ensure Council's workforce and the general public are not adversely affected by Council's work undertakings. • Facilitate the conduct of Biennial Risk Audits by Council's Insurers. • Undertake business systems reviews to ensure best practice standards are identified and incorporated into normal work processes and practices. • Maintain Council's insurance portfolio to ensure appropriate insurance coverage for identifies risks and exposures.
Information	<p><i>Objective:</i></p> <p>To provide information management hardware, software, physical record and support services to Council's operations.</p> <p><i>Initiatives</i></p>

	<ul style="list-style-type: none"> • Implement recommendations of Council's strategic review of ICT, including seeking tenders for replacement of core ICT applications. • Finalise replacement solutions for Council's voice and data communication needs. • Manage major upgrades to Councils' core software application systems. 	
Human Resources	<p><i>Objective:</i></p> <p>To ensure the necessary programmes, processes and policies are in place to:</p> <ul style="list-style-type: none"> • Support the achievement of the organisation's operating plan within a framework of effective risk management and legislative compliance; and • Make Clarence City Council an employer of choice through provision of: <ul style="list-style-type: none"> ○ A supportive culture that promotes the well-being of staff and their families; ○ Market competitive remuneration and benefits; ○ Safe and healthy workplaces; and ○ Development, learning and continuous improvement opportunities for staff. <p><i>Initiatives</i></p> <ul style="list-style-type: none"> • Delivery of programs aimed at retaining and developing a workforce with the appropriate skills and knowledge and with a focus on performance, and supporting organisational change and leadership development • Continuing review and redevelopment of position descriptions and position based training requirements which reflect new organisation structure and role requirements • Provision of competitive conditions of employment in an equitable manner where exceptional performance is rewarded • Investigation, review and implementation of work practices and policies to ensure workplace health and safety compliance and management of risks • Negotiation/implementation of certified agreements • Review of Human Resource Policy Manual 	
Corporate Management	<p><i>Objective:</i></p> <ul style="list-style-type: none"> • To provide leadership and management to all aspects of the organisation through pro-active and timely senior management involvement and direction. <p><i>Initiatives</i></p> <ul style="list-style-type: none"> • Prepare the Annual Plan and Estimates for consideration and approval of Council. • Provide quarterly reports to Council in regard to achievement 	

	<p>of the Annual Plan and Estimates.</p> <ul style="list-style-type: none">• Prepare and provide legal advice to Council; and represent Council's interests in court or tribunal proceedings where required.	
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11.7 GOVERNANCE

11.7.1 QUARTERLY REPORT TO 30 JUNE 2015

(File No 10/02/05)

EXECUTIVE SUMMARY

PURPOSE

To consider the General Manager's Quarterly Report covering the period 1 April 2015 to 30 June 2015.

RELATION TO EXISTING POLICY/PLANS

The Report uses as its base the Annual Plan adopted by Council and is consistent with Council's previously adopted Strategic Plan 2010-2015.

LEGISLATIVE REQUIREMENTS

There is no specific legislative requirement associated with regular internal reporting.

CONSULTATION

Not applicable.

FINANCIAL IMPLICATIONS

The Quarterly Report provides details of Council's financial performance for the period.

RECOMMENDATION:

That the Quarterly Report to 30 June 2015 be received.

ASSOCIATED REPORT

The Quarterly Report to 30 June 2015 has been provided under separate cover.

Andrew Paul
GENERAL MANAGER

11.7.2 COMMUNITY GRANTS REVIEW

(File No 09-17-06A)

EXECUTIVE SUMMARY**PURPOSE**

The purpose of this report is for Council to adopt changes to the Policy and Guidelines for the Community Grants program and the revised constitution for the Partnership Grant Assessment Panel.

RELATION TO EXISTING POLICY/PLANS

- Strategic Plan 2010-2015; and
- Community Grants Policy

LEGISLATIVE REQUIREMENTS

Nil.

CONSULTATION

Consultation has occurred with the Partnership Grant Assessment Panel and the community Grants Assessment Group.

FINANCIAL IMPLICATIONS

Nil.

RECOMMENDATION:

- A. That Council adopts the following change to the eligibility criteria for Quick Response Grants:
 1. school class excursions, camps and trips are ineligible activities.
- B. That Council adopts the following changes to the eligibility criteria for Community Support Grants:
 1. increase the voluntary in-kind support calculation rate from \$20 to \$30 per hour;
 2. organisations/groups that are in receipt of a current Community Support Grant will be ineligible to apply for another Community Support Grant until the project/activity has been completed and the grant acquitted.
- C. That Council adopts the following changes to the eligibility criteria for Partnership Grants:
 1. opening up the Partnership Grant to allow groups based outside of Clarence to apply as long as the project brings benefit to the Clarence community;
 2. amend the Partnership Grant to an annual grant with a closing date of 1 October each year;

3. allow 1 application per organisation/group per financial year in line with other grant categories;
 4. groups that are in receipt of a current Partnership Grant will be ineligible to apply for another Partnership Grant until the project/activity has been completed and the grant acquitted; and
 5. update the categories to match current Council Plan.
- D. That Council adopts a revised Constitution for the Partnership Grant Assessment Panel that indicates the following changes:
1. the term for the Mayor and Alderman to change from a 2 year term to a 4 year term in line with Local Government elections, which can be reviewed every 2 years;
 2. new meeting arrangements if an annual round is adopted; and
 3. allowing up to 3 external members to assess grant applications to broaden the field of expertise.
- E. That Council adopts the following changes to simplify the application form and the information provided about the Grants Program by:
1. deleting the Program Guidelines booklet and transferring the pertinent information as an attachment to each application for each grant category; and
 2. improve the layout of the application form and develop an on-line data entry option.

ASSOCIATED REPORT

1. BACKGROUND

- 1.1. On 29 June 2010, Council adopted the Community Grants Policy and Program Guidelines.
- 1.2. The Quick Response Grants category has become popular with funds almost expended annually. To date there has been 309 Quick Response Grants, totalling \$40,797.
- 1.3. The Community Support Grants are working well and running at capacity. To date there has been 137 Community Support Grants approved, totalling \$128,358.
- 1.4. The Partnership Grant has been slow to take off. To date only 6 applications have been approved totalling \$76,000. Of these, 2 projects finished early.

- 1.5.** Due to the low take-up rate of the Partnership Grants a review of the Community Grants program was conducted with the Partnership Grant Assessment Panel and the Community Grants Assessment Group. Changes recommended to all grant categories are detailed later in this report.
- 1.6.** To simplify the process for the applicant it is recommended that the pertinent information from the Community Grants Guidelines booklet is transferred to the relevant information to each category's application form, so only 1 document provides all the information required.
- 1.7.** Changes recommended to the Partnership Grant Constitution include:
- the term for the Mayor and Alderman to change from a 2 year term to a 4 year term in line with Local Government electoral cycle;
 - new meeting arrangements if an annual round is adopted; and
 - allowing up to 3 external members to assess grant applications to broaden the field of expertise for the assessments.

2. REPORT IN DETAIL

- 2.1.** Quick Response grants are available to support individuals or groups of up to \$150 and \$300 respectively. Funds may be awarded to assist an individual to attend a sporting competition, conference, community gathering or event or a small contribution to a community activity. These grants are available all year round subject to funds permitting. As the Quick Response Grant category is popular and working well there was only a minor change suggested for Council's consideration.
- 2.2.** For the Quick Response Grant the minor change is to make explicit that school excursions, camps and trips ineligible for funding, as these are part of the school curricula.

- 2.3.** Community Support Grants are available in March and September each year to support not-for-profit groups for up to \$1,500 for one-off activities or projects that bring a benefit to the Clarence community. There are only minor changes suggested for this category for Council's consideration.

For the Community Support Grants the changes are:

- to change the voluntary in-kind support calculation rate from \$20 to \$30 per hour. This is in line with Council's Landcare Grants and standard across the industry; and
- clarify that organisations/groups that are in receipt of a current Community Support Grant are ineligible to apply for another Community Support Grant until the project/activity has been completed and the grant acquitted.

- 2.4.** Due to the slow take up for Partnership Grants a review was conducted by the Partnership Grant Assessment Panel and the Community Support Grants Assessment Groups. Concerns were raised that the application was too restrictive and that there was not a large number of organisations based in Clarence. There are many organisations and groups that are not based in Clarence that do provide a service to the community, or can have a lot to offer to the community if an opportunity was available.

- 2.5.** Another concern was the "open" nature of the Partnership Grant, in that it was available all year round subject to available funds. As a consequence groups would enquire about the probability of receiving a grant but an application would not be submitted because there was no deadline. The thought is that if an annual grant round was introduced with a closing date then groups and organisations would endeavour to submit an application, as they do from the Community Support Grants. This would also assist in the difficulty of getting a panel together to assess an adhoc application.

If there was an annual closing date then 1 or possibly 2 meetings would need to be called at the same time each year to assess any applications submitted. This approach would also introduce a more competitive element to the assessment of the applications.

- 2.6.** As a consequence of the proposed changes to the Partnership Grant program the constitution for the Partnership Grant Assessment Panel would need to be changed to reflect those changes.
- 2.7.** To simplify the grant application forms and the information provided about the Grants Program, it is proposed to delete the Program Guidelines Booklet and transfer the pertinent information as an attachment to the relevant grant application forms. The applicant would only need to download 1 file which will give them the information and the application form together. The Mayor's message and information will still be available on Council's website.
- 2.8.** It is also proposed to improve the layout of the application form by designing it along similar lines to Council's Landcare Grants application forms and to make an on-line data entry option available for future use.
- 2.9.** The proposed changes were discussed with Aldermen at a recent workshop.

3. CONSULTATION

3.1. Community Consultation

Nil.

3.2. State/Local Government Protocol

Nil.

3.3. Other

The Partnership Grant Program was reviewed by the Partnership Grant Assessment Panel and the Community Grant Assessment Group. A Council Workshop was held on this topic.

4. STRATEGIC PLAN/POLICY IMPLICATIONS

The Community Grants Policy will need to be updated to reflect the proposed changes.

5. EXTERNAL IMPACTS

The changes to the Partnership Grant will allow organisations and groups based outside of Clarence to apply for a grant as long as it brings benefits to the Clarence community.

6. RISK AND LEGAL IMPLICATIONS

Nil.

7. FINANCIAL IMPLICATIONS

Funds are allocated each year as part of the annual estimates for Quick Response, Community Support and Partnership Grants.

8. ANY OTHER UNIQUE ISSUES

Nil.

9. CONCLUSION

The proposed changes outlined in this report will simplify the process for applicants, clarify the eligibility criteria and improve outcomes for the community.

Attachments: 1. Revised Community Grants Policy (3)
2. Revised Partnership Grants Assessment Panel Constitution (5)
3. Quick Response Grant Guidelines (3)
4. Community Support Grant Guidelines (5)
5. Partnership Grant Guidelines (5)

Andrew Paul
GENERAL MANAGER

Clarence City Council

Community Grants Policy

1. Purpose
2. Strategic Framework
3. Funding Categories
4. General Eligibility Criteria
5. Implementation Procedures
6. Supporting Documentation

1. Purpose

The purpose of this policy is to provide a basis for Council to allocate funds under Section 77 of the *Tasmanian Local Government Act 1993* in an equitable and effective manner. Council acknowledges that the provision of grants is an important role for local government, and is an essential way in which Council can directly support the local community.

The Community Grants program is developed with a philosophy of partnership whereby Council recognises the vital role that individuals, community groups and organisations play in contributing to the creation of a vibrant and sustainable city. In return, Council provides a range of grants to encourage and support individuals and groups in the community to engage in activities that advance the quality of life in Clarence.

Council will apply appropriate management practices to ensure that there is a balance between responsibly administering public funds, and supporting the community in a practical and effective manner.

2. Strategic Framework

The Community Grants policy is strongly related to Council's vision and mission statements. The policy also relates to Clarence 2050 and Clarence's Strategic Plan.

It operates in the context of the following related Council policies, Plans and activities, for example:

- Social Plans including the Youth Plan, Cultural Arts Plan, and Positive Ageing Plan, Cultural History Plan, Health & Wellbeing Plan, Access Plan, Events Plan;
- Community Participation Policy;
- Economic Development Plan; and
- Marketing Strategy

3. Funding Categories

Council has the following grants available to the community:

3.1 Quick Response Grants

This grant aims to support individuals or groups for amounts of up to \$150 for one-off activities or projects that benefit the Clarence community or a local resident. Funds may be awarded to assist an individual to attend a competition, conference, community gathering, or event, or as a small contribution to a community activity. Teams applying on behalf of several individuals can apply for up to \$300.

Applications can be submitted at any time, and are made on an approved application form. Quick Response Grants are assessed for eligibility and merit by the Community Grants Officer, and shortlisted applications are submitted to the Mayor for approval. There are no formal acquittal requirements. However, successful applicants are encouraged to acknowledge Council's contribution.

Applications can be made at any time throughout the year and grants are awarded until budget allocation is spent. There is a limit of one application per individual or group per financial year with consideration given to an additional application if merited.

3.2 Community Support Grants

This grant aims to support groups for amounts of up to \$1,500 for one-off activities or projects that benefit the Clarence community. These may include (but are not limited to) events, community projects or purchasing of equipment for community groups. Applicants in this category must be incorporated bodies, or groups with an auspicing agent. Applications are made on an approved application form by the specified dates, and are assessed for eligibility and merit by the Community Grants Officer with the assistance of Council Officers having expertise relevant to the applications. Shortlisted applications are recommended to Council for final approval. Recipients of Community Support Grants are required to sign a funding agreement prior to receiving grant monies, and are to complete an acquittal form at the end of the grant period.

This category is awarded bi-annually, with funding provided for projects or events occurring in the following 12 months. It is a competitive process with grants awarded until the budget allocation is spent.

There is a limit of one application per group per financial year. Groups that are in receipt of a current grant are ineligible to apply until that project/activity has been completed and the grant has been acquitted.

3.3 Partnership Grants

This grant aims to invest in the development of the Clarence community by offering amounts of up to \$15,000 as a one-off payment, or as periodic payments over a maximum of 3 years, for projects or activities that benefit the Clarence community. The Partnership Grant supports projects that align closely with Council's identified plans and endorsed activities, and have the potential to build community capacity. Applicants in this category must be incorporated bodies, or groups with an auspicing agent. Groups based outside Clarence can apply if the project or activity brings significant benefits to the Clarence community. The application process includes a face to face meeting with the Community Grants Officer to discuss your proposal and a formal application if invited to apply. Formal applications are made on an approved application form. Applications are assessed by a grants panel consisting of two (2) Aldermen, up to three (3) independent representatives with expertise in the field, the Community Grants Officer and relevant Council Officers as required. Applications are submitted to Council for a final decision. Recipients of Partnership Grants are required to sign a funding agreement prior to receiving grant monies, and are to complete an acquittal form at the end of the grant period.

This category is awarded annually. There is a limit of one application per group per financial year. Groups that are in receipt of a current grant are ineligible to apply until that project/activity has been completed and the grant has been acquitted.

3.4 Funding of Grants

The funding amounts for each grant category are reviewed yearly in conjunction with the adoption of Council's Annual Plan.

3.5 In-kind support / Sponsorship

Council offers the provision of in-kind assistance to community groups which are engaged in the provision of a special event which is open to participation by the general community. There is not a formal application process for this support, and assistance will be given at the discretion of the General Manager dependent upon the availability of resources. Groups receiving in-kind support are encouraged to acknowledge Council's contribution.

4. General Eligibility Criteria

Council will only provide a grant if it is satisfied that the grant will be used for a purpose that is in the interest of the Clarence community and the grant recipient satisfies the following grant and eligibility criteria.

Not for profit organisations (NPO) and individuals are eligible to apply for a grant under Council's relevant grant categories.

An individual applying for a grant must be a resident of Clarence.

An NPO applying for a Community grant or Partnership grant must operate within Clarence or be able to demonstrate that the project will benefit residents of the Clarence municipality.

NPOs must:

- (if incorporated) have appropriate insurance and work place health and safety policies
- have met all acquittal conditions of previous Council grants and have no debt to Council
- be financially viable

If an NPO is not incorporated it can apply for a grant provided that its application is auspiced and administered by an incorporated entity. An auspicings entity may auspice one or more unincorporated NPOs. Auspicings entities must accept responsibility for the management of advanced funds and acquittal requirements as well as all insurance risk of the funded project.

5. Implementation Guidelines and Review

The Community Grants Program Guidelines are in place in order to carry out the intent of this policy, and to assist Council in designing, managing and implementing the grants program in the best possible manner. The Guidelines are to ensure that the Community Grants program remains effective, transparent, sustainable, equitable and ethical at all times.

The policy and guidelines are to be reviewed at least every 5 years.

6. Supporting Documentation

- Quick Response Grants Guidelines and Application form (public document)
- Community Support Grants Guidelines and Application form (public document)
- Partnership Grants Guidelines and Application form (public document)
- Community Grants Program Procedures (internal operational document)



Partnership Grants Assessment Panel

Constitution

OBJECTIVE

To assist Council in recommending financial allocations and determining the recipients of Council's Partnership Grants as part of the Community Grants Program within its guidelines.

POWERS AND OBLIGATIONS

1. To provide advice and make recommendations to Council regarding applications and for recipients of Council's Partnership Grants.
2. To review the achievements and acquittal process of Partnership Grant recipients.
3. To provide feedback to Council regarding the efficacy of the Partnership Grants policy and guidelines.

REVIEW

The committee will review the efficacy of Partnership Grants program every 5 years of operation.

MEMBERSHIP/MAKEUP OF COMMITTEE

Committee Make up

The group can consist of up to 11 people, including the Grants Officer, 2 Clarence City Council Aldermen including the Mayor, relevant Council Officers as nominated by the General Manager, and where possible up to 3 representatives external to and independent of Clarence City Council. The 3 independent representatives are to be taken from a pool of up to 6 possible representatives.

PROCEDURE FOR DETERMINATION OF COMMITTEE MEMBERSHIP

External representatives:

1. A pool of up to 6 representatives from the community and local government sectors will provide external representation to the assessment panel.

2. From the pool of 6, up to 3 will be chosen to sit on the assessment panel.
3. The Mayor, Alderman, and Council officers nominated by the General Manager will invite external representatives to participate.

Council:

1. Council will determine its Aldermanic representation.
2. The General Manager will nominate which Council Officers will provide representation on the panel. Officer representation will always include the Grants Officer.

Terms of Office:

The term of office for group members will be 4 years with a 2 year review and members are welcome to re-nominate for further terms.

Casual vacancies:

Any external representative vacancy that occurs before the end of the 4 year period can be filled through invitation by the assessment panel.

DETERMINATION OF OFFICE BEARERS

1. There is only one office bearer required for the committee in the role of a Chairperson.
2. The role of Chairperson will be filled by the Mayor or Acting Mayor.
3. The Grants Officer will support the assessment panel by providing:
 - a. A meeting agenda prior to the meeting;
 - b. Copies of grant applications prior to the meeting; and
 - c. Minutes of the meeting to members of the panel.

Role of Chairperson:

The role of the chairperson will be to:

Facilitate the assessment of Partnership Grant applications by:

- Listening, guiding and ensuring that all committee members have the opportunity to participate and contribute to discussions and provide advice; and
- Summarising actions associated with the outcomes of the discussions.

Public communication:

Public communication on matters arising from the committee will be through Alderman/Council representation only, as per Council Policy

C1.60 – Policy and Operational Framework for Media Communications by Council “Special” Committees.

Meeting Procedures:

1. A meeting will be called in October on a mutually agreed date to assess applications and review efficacy of the Partnership Grant program.
2. Minutes will be taken for all group and working party meetings by Council Officers and distributed to all group members, aldermen, relevant council officers and other relevant council advisory committees.
3. A review process will be undertaken for each application
4. A copy of the meeting agenda will be distributed to all group members at least one week prior to the next meeting.

Frequency of Meetings

1. The group will meet each year in October upon receipt of any Partnership Grants applications.
2. Any issues regarding the Partnership Grants policy can be raised at the panel meetings.

Time/Venue/Duration

1. Meeting time and duration will be approximately 2 hours at an arranged time suitable to the group members.
2. The meeting will be held at Clarence City Council building.

Quorum

1. A quorum will consist of: the Mayor and Alderman, 2 external representatives, the Grants Officer, and one General Manager Nominee.
2. At a meeting where a quorum is not present, the meeting can proceed with recommendations for decisions being carried forward to subsequent meetings where a quorum is present.
3. Recommendations for amendments to the constitution can be made at any time provided that suggested changes are noted on the agenda (as per the constitution), a quorum is present at the meeting, and two-thirds of those present support the recommendations.
4. Amendments to the constitution must be approved by Council.

Public attendance

Public attendance is by invitation only.

REPORTING REQUIREMENTS AND ARRANGEMENTS

Objects and Obligations:

1. The assessment panel will work to assess Partnership Grant applications and provide recommendations to Council regarding the applications.
2. The Grants Officer will provide an annual review of the achievements of the program and the efficacy of the Partnership Grants policy.
3. Decisions by the group will be by majority vote.

Areas of Reporting

The committee will report against the key themes of the Community Grants Program.

1. The Grants Program is a strategic investment tool, assisting the community to meet and respond to council's priorities and vision as outlined in the Strategic Plan. It enables council to contribute to the community by:
 - supporting local communities to build on existing capacity and progress their health and well-being;
 - supporting local communities to sustainably manage and enhance the natural and built environments of the City;
 - supporting local communities to plan, lead and provide for the sustainable economic growth of the City; and
 - encouraging engagement and participation in the community
2. The Grants Officer is responsible for reporting on the allocation of budgeted monies through the Annual Report, including stories of achievements.

Nature of Reporting

Reporting to Council:

1. Recommendations will be provided to Council by the Assessment Panel.
2. The achievements of the Partnership Grants will be highlighted in Council's quarterly reports and Annual Report.
3. Any other reports required will be on an as needed basis.

The Clarence Community will be provided updates through the following avenues:

1. Annual Report
2. Other means as appropriate throughout the year i.e. regular updates in council rates newsletter, website etc.

Communication on Budget matters:

The Community Grants Officer through the Manager Health and Community Development will communicate recommendations regarding budget allocations for Partnership Grants to Council on a timely basis prior to annual budget deliberations.

RESOURCING

Budget:

1. Council administrative support
2. Out of pocket expenses for committee members (for example: travel, refreshments)
3. Any additional committee expenses (for example: conference fees.)

Council Officer Key contact:

Community Grants Officer

Email: grants@ccc.tas.gov.au

Phone: 6245 8600

Clarence City Council

QUICK RESPONSE GRANT

GUIDELINES

PROGRAM PHILOSOPHY

The Community Grants Program has been developed with a philosophy of partnership, whereby council provides a range of grants to encourage, engage and support individuals and groups in the community to make a positive and ongoing contribution to the City's community wellbeing, economic prosperity, and environmental sustainability.

PROGRAM OBJECTIVES

The Grants Program is a strategic investment tool, assisting the community to meet and respond to Council's priorities and vision as outlined in the Strategic Plan. It enables Council to contribute to the community by:

- supporting local communities to build on existing capacity and progress their health and well-being;
- supporting local communities to sustainably manage and enhance the natural and built environments of the City;
- supporting local communities to work together for a vibrant, prosperous and sustainable city; and
- encouraging engagement and participation in the community

QUICK RESPONSE GRANTS

- Does your group need a contribution to a small one-off community event, activity or gathering?
- Have you been selected to represent the State in your chosen field – a sporting competition, conference or forum?

Rare opportunities sometimes deserve special support and for this reason Clarence City Council has made Quick Response Grants of up to \$150 available to individuals and not-for-profit groups for one-off events, activities or projects that benefit the Clarence community. Teams applying on behalf of several individuals can apply for up to \$300.

An individual or team applying for a Quick Response Grant must be a permanent resident(s) of Clarence. If the applicant is under 18 years of age a parent or guardian must also sign the application form.

Not-for-profit groups are eligible to apply if their project brings significant benefits to the Clarence community.

Applications can be submitted at any time during the year and grants will be awarded until the budget allocation is spent.

HOW TO APPLY

- Complete and submit the Quick Response application.
- Attach a copy of the letter confirming your selection for sporting event or to attend a competition or conference (if applicable).
- Attach a copy of quote for the purchase of equipment (if applicable).
- Your application **must** be submitted prior to commencement of the event. It is recommended to allow a **minimum** of 4 weeks prior to your event or project, to ensure there is sufficient time to process your application.
- Clearly describe your need for assistance and the benefit to you personally and to the community as a whole. There are numerous ways an individual's involvement in professional and/or personal opportunities can benefit the wider community. This might be through sharing new skills with others, introducing new experiences or ideas to the wider community, developing networks or simply inspiring others to join in and take part.
- There is a limit of one application per financial year for individuals and groups. Consideration may be given to an additional application if merited.

ACTIVITIES THAT WILL NOT BE CONSIDERED FOR FUNDING

Some activities are ineligible for funding such as:

- political activities
- events run solely for commercial profit or personal gain
- funding for trophies and prizes
- Normal operational costs of the organisation or group
- Activities/events/projects that have already commenced prior to funding being approved
- School class excursions, camps or trips

If you are unsure about your project, please contact the Community Grants Officer.

ASSESSMENT PROCESS

Applications will be assessed upon the benefit to the Clarence community or local resident. All applicants will be notified in writing within 4 weeks to advise if your application has been successful or not.

TERMS AND CONDITIONS

Grant recipients will be subject to the terms and conditions as outlined below:

- Use the grant for the purpose for which the grant was awarded;
- Obtain all appropriate permits, approvals, insurance etc. relating to the project / activity (if applicable); and
- You are obliged to return grant monies to Council if the recipient's involvement in the proposed project or event does not eventuate.

SUPPORT AND ASSISTANCE

Application forms and Guidelines can be downloaded from Council's website www.ccc.tas.gov.au or picked up at the Council offices. If you would like a copy of the application form posted to you, or have any further questions please contact the Community Grants Officer by:

Phone: 6245 8611

Email: grants@ccc.tas.gov.au

Mail: Community Grants Officer

PO Box 96
ROSNY PARK TAS 7018

DRAFT

Clarence City Council

COMMUNITY SUPPORT GRANTS

GUIDELINES

PROGRAM PHILOSOPHY

The Community Grants Program has been developed with a philosophy of partnership, whereby council provides a range of grants to encourage, engage and support individuals and groups in the community to make a positive and ongoing contribution to the City's community wellbeing, economic prosperity, and environmental sustainability.

PROGRAM OBJECTIVES

The Grants Program is a strategic investment tool, assisting the community to meet and respond to Council's priorities and vision as outlined in the Strategic Plan. It enables Council to contribute to the community by:

- supporting local communities to build on existing capacity and progress their health and well-being;
- supporting local communities to sustainably manage and enhance the natural and built environments of the City;
- supporting local communities to work together for a vibrant, prosperous and sustainable city; and
- encouraging engagement and participation in the community

COMMUNITY SUPPORT GRANTS

Community Support Grants of up to \$1,500 are available to support groups or not-for-profit organisations for activities or one-off events or projects that benefit the Clarence community.

If your group is not incorporated, you can still apply for a grant provided that your application is auspiced and administered by an organisation that is incorporated. Auspicing entities must accept responsibility for the management of advanced funds and acquittal requirements as well as all insurance risk of the funded project. A letter of support from the auspicing entity is required at the time your application is submitted (see attached proforma).

Schools cannot apply in their own right, however an application can be considered if it is submitted by the School's Parent Association (P&F or P&C). It must be for a one-off event, project or activity that is not the core responsibility of the school and is open to or involves the wider community.

FUNDING AREAS

Your project, activity or event must align with the goals and strategies of any of the adopted Council Plans, for example: Strategic Plan; Cultural Arts Plan; Positive Ageing Plan; Youth Plan; Access Plan; Cultural History Plan; Health & Wellbeing Plan; or Economic Development Plan. These are available on Council's website www.ccc.tas.gov.au.

WHAT WILL BE FUNDED

Examples of what may be funded include:

- One-off events, activities or projects that benefit the Clarence community
- A new component of an existing event
- New equipment required on the event, activity or project (excluding consumable items, uniforms, replacements)
- Skill development e.g. community workshops, coach accreditation

WHAT WILL NOT BE FUNDED

Ineligible activities/applicants will include, but are not restricted to:

- Landcare and Coastcare projects that are eligible for funding through Council's Landcare/Coastcare Grants program
- The purchase of land
- The core business of educational, religious and medical organisations,
- The development, upgrading or renovating of government owned or privately owned facilities (built infrastructure and fixtures)
- Events, programs or services run solely for commercial profit
- Payment of debt or insurance premiums
- Political activities
- Work to meet council development approval conditions or requirements
- Items included in another grant application or to top-up funding for a previous grant or any other council grant or funding
- A government agency or department of Local, State or Federal levels of Government
- Organisations with gaming machines
- Normal operational costs of the organisation or group, including but not limited to: Council lease costs, existing and on-going salaries, auditing, rent, uniforms, consumables and other administrative expenses.
- Funding for prize money, prizes or trophies
- Funding for items or expenses that would normally be provided for by charitable or welfare organisations
- Projects/activities that are under the jurisdiction of the State or Federal Government (including improvement to Government owned buildings)
- Activities/events/projects that have already commenced prior to funding being approved

Other eligibility restrictions may apply to specific funding.

Low priority will be given to events, programs, or services:

- that have received funding previously for like events, programs, or services
- run solely for fundraising purposes

If you are unsure about your project, please contact the Community Grants Officer.

FUNDING ROUNDS AND LIMITS

Community Support Grants are assessed twice a year and funding is provided for projects or events occurring in the following 12 months.

Closing dates for Community Support Grants are 15 March and 15 September each year and all applications must be received by the Clarence City Council **no later than 5pm of the round closing date**.

All applicants will be advised of the outcome of their application in writing 6 – 8 weeks following the closing date of each round. Please do not contact individual Aldermen for an earlier decision on the funding outcomes.

There is a limit of one application per organisation/group for each financial year. Organisations/groups that have been successful in receiving a grant will be unable to apply for another Community Support Grant until the acquittal form is completed and returned for the current funding agreement.

THE BUDGET

The purpose of the budget in your application form is to paint a picture of the **whole** project. This helps the assessment panel to:

- Feel assured that you have thought about all aspects of the project and have the resources to complete the project; and
- Understand what amount of the project Council is funding, and which parts of the project the grant will cover.

Council gives priority in providing assistance to applicants who can demonstrate that they are making a significant contribution to the project. This can be a combination of monetary and in-kind support.

Creating a budget is usually the most time-consuming part of an application form, and because each project is different, there is no set way to present a budget. You can use the template in the application form, or provide a budget that better reflects your project needs as a separate attachment.

Calculating voluntary support

Community groups often rely heavily on in-kind support from its members. It is important to include this in your application.

A general rate for volunteer contribution is \$30 per hour for non-skilled labour, and at relevant rates for professional services.

APPLICATION ASSESSMENT

Community Support Grant applications are assessed by a panel of council officers and recommendations are provided to Council for final approval. Applications will be assessed upon the following criteria:

- The alignment of the event / activity / project with Council plans;
- The benefit to the people or environment of the Clarence region;
- The opportunities the project offers for community partnerships;
- The ability of the applicant to successfully complete the project;
- A balanced, realistic and complete project budget, including significant cash or in-kind contribution by the applicant and/or others towards the project; and

- The Community Support Grants are competitive and there is a limited amount of funding available.

YOUR OBLIGATIONS IF YOU ARE SUCCESSFUL IN RECEIVING A GRANT

If Council approves the grant, you are required to:

- Enter into a formal funding agreement with Council;
- Expend the grants monies only in the manner outlined in your application;
- Publicly acknowledge the grant received from Clarence City Council in any programs, correspondence or promotion associated with the project;
- Invite the Mayor and Aldermen to attend any relevant function or event associated with the funded project; and
- Complete an acquittal form including a financial summary and project report within 6 weeks of your project completion date as specified in your application.

If you would like to find out more, a copy of the acquittal form is available to download from Council's website www.ccc.tas.gov.au.

POINTS TO REMEMBER

- Ensure you are using the correct application form and guidelines;
- Ensure your application is **legible**;
- Answer **ALL** the applicable questions;
- Give a clear description of the grant proposal;
- Remain focused about your key points when writing the application. Unsuccessful applicants usually provide too much, or not enough detail about how the project will be implemented and managed;
- Remember to relate the outcomes of your proposed project to goals and strategies of Council's adopted plans;
- Give clear information about your organisation. Do not assume the group will be known to the assessors;
- Ensure the application is signed. Unsigned applications will not be considered;
- Keep a copy of the application;
- Ensure the **budget** is detailed and accurate;
- Applicants must include a copy of their current certificate of incorporation, and a recent financial statement with their application;
- Letters of support from organisations and individuals directly involved with, or benefiting from the proposed project can add strength to your application;
- Include copies of written quotes for services or materials;
- Lodge the application with Council by the **due date**. **Late applications will not be accepted**;
- Ensure the proposed project / activity **does not commence** before the application for funding is submitted and the outcome notified;
- Consider the costs of **permits and insurances** if they are required for an event; and
- Applications are to be secured with paper clips only. Please do not staple or place in binders.

SUPPORT AND ASSISTANCE

Application forms and Guidelines can be downloaded from Council's website www.ccc.tas.gov.au, or picked up at the Council offices. If you would like a copy of the

application form posted to you, or have any further questions please contact the Community Grants Officer by:

Phone: 6245 8611

Email: grants@ccc.tas.gov.au

Mail: Community Grants Officer
PO Box 96
ROSNY PARK TAS 7018

DRAFT

Clarence City Council

PARTNERSHIP GRANT

GUIDELINES

PROGRAM PHILOSOPHY

The Community Grants Program has been developed with a philosophy of partnership, whereby council provides a range of grants to encourage, engage and support individuals and groups in the community to make a positive and ongoing contribution to the City's community wellbeing, economic prosperity, and environmental sustainability.

PROGRAM OBJECTIVES

The Grants Program is a strategic investment tool, assisting the community to meet and respond to Council's priorities and vision as outlined in the Strategic Plan. It enables Council to contribute to the community by:

- supporting local communities to build on existing capacity and progress their health and well-being;
- supporting local communities to sustainably manage and enhance the natural and built environments of the City;
- supporting local communities to work together for a vibrant, prosperous and sustainable city; and
- encouraging engagement and participation in the community

PARTNERSHIP GRANTS

Incorporated not-for-profit groups based in Clarence are eligible for Partnership Grants funding. Groups based outside of the Clarence region are eligible to apply if their project brings significant benefits to the Clarence community. Interested applicants must firstly meet with the Community Grants Officer prior to submitting an expression of interest. Council will then invite organisations to submit a formal application.

A **not-for-profit organisation** applying for a grant **must:**

- operate within the Clarence Council municipality or be able to demonstrate that the project will benefit residents of the Clarence municipality;
- have appropriate insurance, work place health & safety and risk management policies;
- be able to demonstrate the capacity to conduct the project / activity in a safe manner for participants;
- have met all acquittal conditions of previous Council grants and have no debt to Council;
- be able to demonstrate its financial viability;
- address specific category priorities; and
- include required supporting documentation (Certificate of Incorporation for your organisation and a recent audited financial statement).

For the purpose of this program, a not-for-profit legal entity is an organisation that does not operate for profit or direct/indirect gains of its individual members, but with the primary purpose of providing services to the community.

If your group is not incorporated, you can still apply for a grant provided that your application is auspiced and administered by an organisation that is incorporated. Auspicing entities must accept responsibility for the management of advanced funds and acquittal requirements as well as all insurance risk of the funded project. A letter of support from the auspicing entity is required at the time your application is submitted.

FUNDING AREAS

Your application must align with any of adopted Council Plans and endorsed activities including: Strategic Plan; Cultural Arts Plan; Positive Ageing Plan; Youth Plan; Access Plan; Cultural History Plan; Health & Wellbeing Plan; Events Plan; and Economic Development Plan.

Council Plans support social inclusion opportunities for all individuals and groups in Clarence under the following project areas.

- Arts & Culture
- Sport & Recreation
- Heritage & History
- Positive Ageing
- Youth
- Volunteering
- Environment
- Community Participation
- Tourism & Events
- Health & Wellbeing
- Access

The Partnership Grants supports projects that align closely with Council's identified plans and endorsed activities, and have the potential to build community capacity. Projects must have outcomes that continue to significantly benefit the Clarence community over the life of the project and beyond.

Further information about Council's adopted Plans is available and can be downloaded from Council's website www.ccc.tas.gov.au, or picked up at the Council offices.

ACTIVITIES THAT WILL NOT BE CONSIDERED FOR FUNDING

Ineligible activities/applicants will include, but are not restricted to:

- Landcare and Coastcare projects that are eligible for funding through Council's Landcare/Coastcare Grants program;
- The purchase of land;
- The core business of educational, religious and medical organisations;
- The development, upgrading or renovating of privately owned facilities (built infrastructure and fixtures);
- Events, programs or services run solely for commercial profit;
- Payment of debt or insurance premiums;
- Political activities;
- Work to meet council development approval conditions or requirements;
- Items included in another grant application or to top-up funding for a previous grant or any other council grant or funding;
- A government agency or department of Local, State or Federal levels of Government;
- Organisations with gaming machines;

- Normal operational costs of the organisation or group, including but not limited to: Council lease costs, existing and on-going salaries, auditing, rent, uniforms, consumables and other administrative expenses;
- Funding for prize money, prizes or trophies;
- Funding for items or expenses that would normally be provided for by charitable or welfare organisations; and
- Activities that have already commenced prior to funding being approved.

If you are unsure about your project, please contact the Community Grants Officer.

FUNDING ROUNDS AND LIMITS

Partnership Grants are assessed once a year and applications are due each year on the 1st October. You can enquire about Partnership Grants at any time of the year by contacting the Community Grants Officer.

There is a limit of one application per organisation/group for a Partnership Grant each round. Organisations/groups that have been successful in receiving a Partnership Grant will be unable to apply for another Partnership Grant until the completion of the current funding agreement and the acquittal form has been completed and returned.

The maximum amount for a Partnership Grant is \$15,000 per project. Funding can be as a one-off payment, or as periodic payments over a maximum of 3 years.

HOW TO APPLY

- 1) Read the Partnership Grant Guidelines to ensure your project is eligible;
- 2) Contact Council's Community Grants Officer to arrange a meeting to discuss your project; and
- 3) If invited, submit a formal application.

You are required to supply a copy of a certificate of incorporation for your organisation, and a recent audited financial statement with your application.

You are welcome to provide any supporting documentation with your application. These may include letters of support, business plan for your project, CV's of key personnel, your organisation's constitution and any quotes for equipment or services.

Council awards Partnership Grants to organisations every year within the budget available.

YOUR BUDGET

The **budget** is one of the most important aspects of the application and must be detailed and accurate. Creating a budget is usually the most time-consuming part of an application form, and because each project is different, there is no set way to present a budget. It must include a breakdown of all the items proposed for funding by Clarence City Council and demonstrate the applicant's contribution and any other funding / sponsorship that apply to the proposed project.

The most important thing to remember is that the purpose of the budget in your application form is to paint a picture of the **whole** project. This helps the assessment panel to:

- Feel assured that you have thought about all aspects of the project and have the resources to complete the project; and
- Understand what parts of the project the grant will cover, and what percentage of the project Council is funding.

Note: It is desirable that Council is not requested to fund more than 50% of the total cost of the project. The organisation's contribution can be made up of monetary and voluntary in-kind support.

In-kind Support

Community groups often rely heavily on in-kind support from its members. It is important to include this in your budget. However, the following limits apply to budgets in Partnership Grant applications:

- Volunteer rates can be costed at \$30 per hour for non-skilled labour, and at relevant rates for professional services; and
- Volunteer contributions to the project should not account for more than 25% of the total project budget.

POINTS TO REMEMBER

- Ensure you are using the current application form and guidelines;
- Answer **ALL** the applicable questions on the application form;
- Give a clear description of the grant proposal;
- Remain focused about your key points when writing the application. Unsuccessful applicants usually provide too much, or not enough detail about how the project will be implemented and managed;
- Remember to relate the outcomes of your proposed project to Council's adopted plans and endorsed activities and the project areas listed above;
- Give clear information about the organisation. Do not assume the group will be known to the assessors;
- Ensure the budget is detailed and accurate;
- Ensure the application is signed. Unsigned applications will not be considered;
- Keep a copy of your application;
- Ensure the proposed project / activity **does not commence** before the application for funding is submitted and approved;
- Ensure **permits and insurances** have been secured if they are required for an event;
- Lodge the application with Council by the **due date** as late applications will not be accepted; and
- Applications are to be secured with paper clips only. Please do not staple or place in binders.

APPLICATION ASSESSMENT

Partnership Grants applications are assessed by a panel consisting of 2 Aldermen, up to three independent representatives with expertise in the field, Community Grants Officer and relevant Council Officers. Following assessment the panel will make a recommendation to Council to approve / not approve the applications.

Applications will be assessed on their ability to:

- demonstrate a need for the event or project;

- benefit the people or environment of the Clarence region;
- link to the specific aims and priorities of the Council's adopted Plans and endorsed activities;
- encourage community partnerships;
- successfully undertake and complete the project; and
- provide a balanced, realistic and complete project budget, including significant cash or in-kind contribution by the applicant and/or others towards the project.

You will be contacted in writing within 6 weeks to advise if your application has been successful or not. You may also be contacted during the assessment process if further information is required.

YOUR OBLIGATION IF THE GRANT IS APPROVED

If Clarence City Council approves a grant, you are required to:

- Enter into a formal funding agreement with Clarence City Council. A funding agreement will be sent to the organisation and funds will be allocated on return of the signed agreement;
- Expend the grants monies only in the manner outlined in your application;
- Publicly acknowledge the grant received from Clarence City Council in any programs, correspondence or promotion associated with the project;
- Invite the Mayor and Aldermen to attend any relevant function or event associated with the funded project; and
- Complete an acquittal form within 6 weeks of completing the project.

Organisations receiving periodic funding up to a period of 3 years may be required to submit progress reports at regular intervals which will be outlined in the funding agreement.

A copy of the acquittal form is available to download from Council's website www.ccc.tas.gov.au or contact the Grants Officer.

SUPPORT AND ASSISTANCE

Application forms and Guidelines can be downloaded from Council's website www.ccc.tas.gov.au, or picked up at the Council offices. If you would like a copy of the application form posted to you, or have any further questions please contact the Community Grants Officer by any of the following:

Phone: 6245 8611

Email: grants@ccc.tas.gov.au

Mail: Community Grants Officer
PO Box 96
ROSNY PARK TAS 7018

11.7.3 COUNCIL DELEGATIONS UNDER THE LAND USE PLANNING AND APPROVALS ACT, 1993

(File No 10-08-00)

EXECUTIVE SUMMARY
PURPOSE

The purpose of this report is to consider an amendment to Council's delegations under the Land Use Planning and Approvals Act 1993 (LUPAA).

Two new delegations are sought:

1. Delegation under Sections 30IA and 37 of LUPAA relating to the urgent amendment of an interim planning scheme and amendments that do not require public notification. These provisions are provided for specifically to ensure that errors, anomalies and inconsistencies can be rectified efficiently in order establish, or re-establish, the effective operation of the planning scheme.
2. Delegation under Section 57 relating to discretionary applications triggered under Section 34 of the Historic Cultural Heritage Act, 1995.

RELATION TO EXISTING POLICY/PLANS

The changes sought are specifically to ensure the effective operation of the Interim Planning Scheme and efficient determination of planning application that require discretion under the Historic Cultural Heritage Act, 1995.

LEGISLATIVE REQUIREMENTS

Delegations must be direct from Council to the officer, as they cannot be on-delegated by the General Manager.

CONSULTATION

Not applicable.

FINANCIAL IMPLICATIONS

Not applicable.

RECOMMENDATION:

- A. That Council resolves to approve the following Delegation in respect to the Land Use Planning and Approvals Act, 1993.

ACT REF	DETAILS OF DELEGATION	DELEGATION
Land Use Planning and Approvals Act, 1993	To request, and prepare as necessary, the correction of errors to the interim planning scheme under Sections 30IA and 37.	General Manager; Manager City Planning

ACT REF	DETAILS OF DELEGATION	DELEGATION
Land Use Planning and Approvals Act, 1993	Determination of applications under Section 57 invoking a discretion by virtue of Section 34 of the Historic Cultural Heritage Act, 1995.	General Manager; Manager City Planning; Senior Statutory Planner; Strategic Planner; Planning Officers

B. That the details and conclusions included in the Associated Report be recorded as the reasons for Council's decision in respect of this matter.

ASSOCIATED REPORT

1. BACKGROUND

- 1.1. Council has previously approved a range of delegations under various legislation as a means of better effecting the provision of services to its community. Unlike delegations under the Local Government Act and most other items of legislation, delegations under LUPAA must be direct from Council to the officer as they are not able to be on-delegated by the General Manager.
- 1.2. As part of the Government's planning reform agenda, LUPAA was amended through the 2014 Amendment Bill which became operative in January 2014. Amongst other things that amendment streamlined the processes relating to the declaration, assessment and amendment of Interim Planning Schemes. As part of these amendments LUPAA introduced Section 30IA providing a mechanism for urgent planning Scheme amendments and modified the provisions of Section 37 relating to corrections and administrative amendments.
- 1.3. An error of the type envisaged under Section 30IA was recently identified in Mornington. In this instance an error was introduced into the scheme after it had been submitted to the Minister for Declaration and before it was declared. The error is inexplicable, but the effect is that a significant area of Mornington was inadvertently "rezoned" from General Residential to Local Business as shown in the attachments.

- 1.4.** The Historic Cultural Heritage Act, 1995 was amended in 2012. Amongst other things the amendment required applications relating to State Heritage Listed sites to be determined under LUPPA.

2. STATUTORY IMPLICATIONS

- 2.1.** Sections 30IA and 37 of LUPAA relate to urgent amendment of an interim planning scheme and amendments that do not require public notification. These provisions are provided for specifically to ensure that obvious errors, anomalies and inconsistencies can be rectified efficiently in order to re-establish the effective operation of the planning scheme.
- 2.2.** Section 34 of the Historic Cultural Heritage Act, 1995 provides that any application for works to a place listed on the Heritage Register is to be considered a Discretionary application under LUPAA and as such is assessed under Section 57 of LUPAA.

3. REPORT IN DETAIL

- 3.1.** The current delegations from Council do not cover the initiation of Planning Scheme amendments or the capacity to request the Tasmanian Planning Commission to initiate one.
- 3.2.** Since the declaration of the CIPS on 1 July 2015, several errors, anomalies and matters that ought to be addressed have been identified. The majority of which do not affect the scheme operation and are of little consequence. However, the Mornington rezoning error described at Section 1.3 of this report is an error that clearly requires rectification as soon as practicable. An error such as this:
- has immediate use and development implications for the landowners of each of the subject lots; and
 - opens up the potential for applications being submitted that could undermine Council's strategies and comprise the residential nature of the area.

In this instance, and situations like this, it would cause unnecessary delay to wait for the Council meeting cycle in order to request the TPC to amend the scheme to correct the error.

- 3.3.** While errors such as the Mornington rezoning example are unfortunate, such errors were foreseen on a state-wide basis given that Interim Schemes become operative prior to exhibition. Sections 30IA and 37 of LUPAA provide a simple, quick process to amend the scheme in such circumstances.
- 3.4.** The requirement that the Historic Cultural Heritage Act, 1995 provides that any application for works to a place listed on the Heritage Register is to be considered a Discretionary application under LUPAA is irrespective of the use/development status under the planning scheme.

Recent experience for internal alterations to a heritage listed building required a discretionary application (pursuant to Section 34 of the Historic Cultural Heritage Act, 1995). The works would have otherwise been exempt from the requirement to obtain Planning approval and required no further considerations under the scheme. Notwithstanding this, it required a decision of Council before the permit could be issued under LUPAA. While the Permit was procedural and was required to reflect the Tasmanian Heritage Council (THC) decision, during the exhibition period a representation was received and necessitated the preparation of a report for consideration and determine at a Council meeting.

In effect, the new process is like a cost and responsibility shifting exercise from the THC. It is appropriate to expedite such matters quickly, since it is a procedural issue only for Council.

4. CONSULTATION

Not applicable.

5. STRATEGIC PLAN/POLICY IMPLICATIONS

The changes sought are specifically to deal with daily operational matters and will not impact on any pre-existing policies or strategies of Council.

6. EXTERNAL IMPACTS

No significant impacts.

7. FINANCIAL IMPLICATIONS

No significant implications.

8. ANY OTHER UNIQUE ISSUES

Nil.

9. CONCLUSION

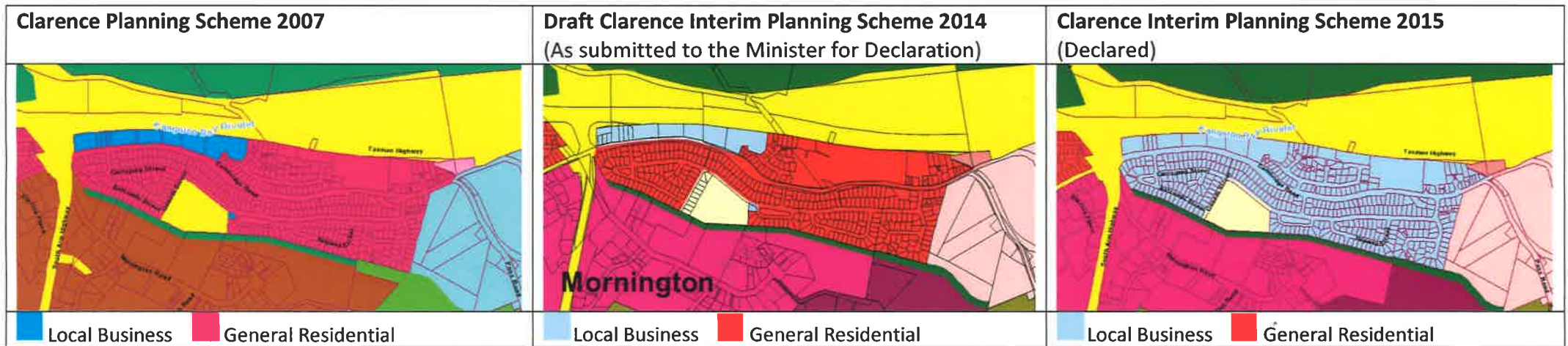
The requested limited Section 57 delegations will assist with the efficient administration of planning applications invoked pursuant to Section 34 of the Historic Cultural Heritage Act, 1995.

Attachments: 1. Example of Mornington Zoning Error (1)

Ross Lovell
MANAGER CITY PLANNING

Attachment 1

Example of Mornington Zoning error that could be rectified through the urgent amendment process.



11.7.4 CANINE DEFENCE LEAGUE – FUNDING VARIATION

(File No 10-03-03)

EXECUTIVE SUMMARY**PURPOSE**

To consider varying the agreement with the Tasmanian Canine Defence League in respect to allocating additional funding to provide dog pound services.

RELATION TO EXISTING POLICY/PLANS

Council, together with 3 other Hobart based Councils, has had a long standing agreement with the Tasmanian Canine Defence League to provide municipal pound facilities on its behalf on a fee for service basis.

LEGISLATIVE REQUIREMENTS

Under the Local Government Act, 1993 Councils are obliged to establish and operate pound facilities to manage the impounding of stray animals. A pound is necessary for Councils to discharge their obligations under the Dog Control Act, 2000.

CONSULTATION

Extensive consultation has occurred between the Tasmanian Canine Defence League and the Councils to whom they provide services in respect to their financial position and pound operations.

FINANCIAL IMPLICATIONS

The additional funding of \$3,023 will not require a variation to Council's Estimates and Annual Plan.

RECOMMENDATION:

That Council approves a financial variation agreement between the Tasmanian Canine Defence League and Council by increasing the annual funding base to \$97,875 effective from 1 July 2015.

ASSOCIATED REPORT**1. BACKGROUND**

- 1.1.** The Clarence City Council, along with Hobart, Glenorchy and Brighton Councils, has contracted the Tasmanian Canine Defence League (TCDL) which operates the Dogs Home at Risdon vale to provide municipal pound facilities for dogs since 1991. Pound arrangements for other animals are dealt with individually by Councils on a case by case basis.

- 1.2.** In December 2012, advice was received that the TCDL was having difficulties financially in meeting its operational costs. In response the 4 Councils agreed to provide temporary additional funding while TCDL carried out a review of its operations.
- 1.3.** Council also resolved at its Meeting of 7 April 2014 to carry out an investigation to ascertain that its contribution was spent on pound services; that it was adequate; and whether the TCDL was the best facility for providing this service.
- 1.4.** Since then there have been many changes to the board, staffing and operations of the TCDL. In addition, a working party was formed, comprising representatives from all parties. The working party made several recommendations, one being to increase the total funding provide by all 4 Councils to \$317,000 plus CPI (0.9%), equating to \$319,853 for the 2015/2016 financial year.
- 1.5.** The other participating Councils (Hobart, Glenorchy and Brighton) have agreed to the increase in funding.

2. REPORT IN DETAIL

- 2.1.** The TCDL operates throughout the State with a presence in Hobart and on the North-West Coast. The substantive operation of the TCDL is 2 fold with emphasis on the care and repatriation of stray, injured or abandoned dogs as well as providing a facility to impound animals sourced from participating Councils. Some of the other non-participating Councils also make use of the centre from time to time on a direct fee payment basis.
- 2.2.** Traditionally the establishment of municipal pounds, particularly those that care for dogs, has been a difficult activity for Councils to operate and particularly so in urban environments. This shared experience led to the establishment of the contractual working relationship with TCDL.

- 2.3.** The dogs home and pound facilities that are operated by the TCDL are located in Risdon Vale. The TCDL service arrangement with Councils has been operating since 1991 and is based on an annual fee payment for the services that they provide to those participating Councils. Under the terms of the existing agreement Clarence City Council's contribution to the TCDL operations would be \$94,852 for 2015/2016.
- 2.4.** The TCDL is a not for profit organisation and other than the regular income derived from participating Councils is heavily reliant on donations and volunteer assistance to maintain its "welfare" operations.
- 2.5.** The working relationship that participating Councils have established with the TCDL has proven to be quite successful over the years and is a good example of effective resource sharing. It provides a sound ethical basis for dealing with dogs that are impounded and that may no longer be wanted; whereby the animals are cared for and all possible efforts are made to re-home these animals. The dual role of providing a Council facility of a pound and catering for the health and welfare of dogs is not one that a formalised municipal pound would normally achieve.
- 2.6.** During the review it was expected that the current difficulties being experienced by TCDL may in the longer term present participating Councils with an increase in recurrent costs associated with pound services, however, it was also considered that, at this time, it was unlikely that a "go it alone" pound arrangement for Councils could be achieved at a cheaper cost. The location of the current TCDL is considered ideal both from a centralised service perspective but also given its minimal impact on residential amenity. Establishing alternative pound facilities could be difficult given the nature of the activity and the scale at which it needs to operate. For these reasons it remains very important that if possible and financially sound, the current relationship with the TCDL is maintained.

- 2.7.** The working group made a number of recommendations and these have been implemented by TCDL for example, reviewing its reclaim and daily maintenance fees and also clarifying their GST status with the Australian Tax Office.
- 2.8.** The working group examined the financial statements and other information and based on this, as far as it was practical, concluded that:
- Council contributions were now being used for pound services;
 - there was a case to marginally increase the funding for providing pound services (operational and maintenance costs) to a combined Councils' cost of \$317,000 plus CPI (March all groups Hobart) for the 2015/2016 financial year; and
 - the cost of keeping a pound dog, per day was \$63.65.
- 2.9.** The Southern Tasmanian Councils Association (STCA) resolved to investigate how pound services were provided in the south of the State. At this time, an audit of southern Council pound services has been done and a report is to be presented at the next meeting of the Governance and Audit Committee of the STCA.

3. CONSULTATION

3.1. Community Consultation

Not applicable.

3.2. State/Local Government Protocol

Not applicable.

3.3. Other

Extensive consultation has occurred between TCDL and Council representatives at officer level. There have been several Aldermanic workshops on this topic. At the time of preparing this report both Hobart, Glenorchy and Brighton have already committed to the additional funding.

The provision of pound services has been raised with other southern Councils through the STCA.

4. STRATEGIC PLAN/POLICY IMPLICATIONS

Council, together with 3 other Hobart based Councils, has had a long standing agreement with the Tasmanian Canine Defence League to provide municipal pound facilities in respect to dogs on its behalf on a fee for service basis.

5. EXTERNAL IMPACTS

It would be anticipated that were the TCDL not able to continue its operations alternative pounds could over time be established. Notwithstanding this, a significant impact of its loss would be that the care and rehousing of dogs would regrettably no longer be effectively provided for.

6. RISK AND LEGAL IMPLICATIONS

6.1. Under the Local Government Act, 1993 Councils are obliged to establish and operate pound facilities to manage the impounding of stray animals. Also a pound is necessary for Councils to discharge their obligations under the Dog Control Act, 2000.

6.2. The participating Councils have a contractual agreement with TCDL for them to provide dog pound services until 2021.

7. FINANCIAL IMPLICATIONS

Under the current agreement Council is obliged to provide \$94,852 towards the operational cost of pound services provided by the TCDL. The additional funding of \$3,023 will not require a variation to Council's Estimates and Annual Plan as a contingent increase was anticipated when preparing the budget.

8. ANY OTHER UNIQUE ISSUES

The STCA is in the early stages of exploring the possibility of providing a joint pound facility for southern Councils.

9. CONCLUSION

9.1. The continued viable operation of TCDL are regarded as being in the best interest of participating Councils and is also a preferred option to establishing Council based pound operations at this time. The arrangements should be reviewed once the outcomes of the STCA investigations are known.

9.2. The agreement should be varied and additional funding should be provided.

Attachments: Nil.

Andrew Paul
GENERAL MANAGER

12. ALDERMEN'S QUESTION TIME

An Alderman may ask a question with or without notice at Council Meetings. No debate is permitted on any questions or answers.

12.1 QUESTIONS ON NOTICE

(Seven days before an ordinary Meeting, an Alderman may give written notice to the General Manager of a question in respect of which the Alderman seeks an answer at the meeting).

Nil

12.2 ANSWERS TO QUESTIONS ON NOTICE

Nil

12.3 ANSWERS TO PREVIOUS QUESTIONS TAKEN ON NOTICE

Nil

12.4 QUESTIONS WITHOUT NOTICE

An Alderman may ask a Question without Notice of the Chairman or another Alderman or the General Manager. Note: the Chairman may refuse to accept a Question without Notice if it does not relate to the activities of the Council. A person who is asked a Question without Notice may decline to answer the question.

Questions without notice and their answers will not be recorded in the minutes.

The Chairman may refuse to accept a question if it does not relate to Council's activities.

The Chairman may require a question without notice to be put in writing. The Chairman, an Alderman or the General Manager may decline to answer a question without notice.

13. CLOSED MEETING

Regulation 15 of the Local Government (Meetings Procedures) Regulations 2015 provides that Council may consider certain sensitive matters in Closed Meeting.

The following matters have been listed in the Closed Meeting section of the Council Agenda in accordance with Regulation 15 of the Local Government (Meeting Procedures) Regulations 2015.

- 13.1 APPLICATIONS FOR LEAVE OF ABSENCE
- 13.2 EMPLOYMENT CONTRACTUAL MATTERS
- 13.3 CONTRACTUAL MATTER

This report has been listed in the Closed Meeting section of the Council agenda in accordance with Regulation 15 of the Local Government (Meeting Procedures) Regulation 2015 as the detail covered in the report relates to:

- personnel matters, including complaints against an employee of the council and industrial relations matters;
- information of a personal and confidential nature or information provided to the council on the condition it is kept confidential; and
- applications by Aldermen for a Leave of Absence.

Note: The decision to move into Closed Meeting requires an absolute majority of Council.

The content of reports and details of the Council decisions in respect to items listed in “Closed Meeting” are to be kept “confidential” and are not to be communicated, reproduced or published unless authorised by the Council.

PROCEDURAL MOTION

“That the Meeting be closed to the public to consider Regulation 15 matters, and that members of the public be required to leave the meeting room”.