

MINUTES OF MEETING OF SINGLETON COUNCIL HELD IN THE COUNCIL CHAMBERS QUEEN STREET SINGLETON ON TUESDAY 16 JULY 2024, COMMENCING AT 5.30PM.

PRESENT:

Crs S Moore (Mayor and Chairperson), G Adamthwaite, S George, T Jarrett, H Jenkins, S Johnstone, M McLachlan, T McNamara, V Scott and D Thompson.

106/24

APPLICATION TO ATTEND VIA AUDIO VISUAL LINK

Councillor Jenkins has submitted a request to attend the Council Meeting tonight via audio visual link.

RECOMMENDATION: that Councillor Jenkins be permitted to attend the Council Meeting via audio visual link.

MOVED Cr Thompson **SECONDED** Cr McLachlan

CARRIED

APOLOGIES

Nil.

RECOMMENDATION: that the apologies from for non-attendance at the meeting be accepted.

IN ATTENDANCE

Vicki Brereton, Acting General Manager; Damian Morris, Acting Director Organisation & Community Capacity; Dwight Graham, Director Corporate & Commercial Services; Katie Hardy, Acting Director Infrastructure and Planning, Alex Theaker, Acting Executive Manager and Rebecca Bailey, Governance Lead Samantha Calleja, Executive Assistant. There were representatives of the media and members of the public present in the gallery.

CONFIRMATION OF MINUTES

107/24

MOVED Cr McNamara **SECONDED** Cr McLachlan that the minutes of Meeting of Singleton Council held on Tuesday 18 June 2024, be confirmed.

CARRIED

DISCLOSURES AND DECLARATIONS OF INTEREST

Mayor Moore declared a pecuniary interest regarding DCCS24/24 – Proposed Land Acquisition – 122 Stanhope Road.

Cr Jenkins declared a non-significant non-pecuniary interest regarding DI&P38/24 Council Determination - Council Determination - 8.2005.103.4 - Modification to Change Hours of Operation.

WITHDRAWAL OF ITEMS AND LATE ITEMS OF BUSINESS

Nil.

INSPECTION COMMITTEE

	DI&P38/24 Council Determination - Council Determination - 8.2005.103.4 - Modification to Change Hours of Operation FILE:8.2005.103/06
	Crs Moore, George, McLachlan, Adamthwaite and Thompson attended a site inspection regarding this application on Thursday, 11 July 2024.

Presentations

PR2/24 Certificate of Appreciation in recognition of years of service in Local Government in NSW as a member of Singleton Council FILE:24/00008

Mr George Souris AM presented certificates of Appreciation in recognition of years of service in Local Government to the following Councillors:

Cr Hollee Jenkins – 10 years service
 Cr Dan Thompson – 10 years service
 Cr Godfrey Adamthwaite – 15 years service
 Cr Valerie Scott – 20 years service
 Cr Tony McNamara – 25 years service
 Cr Sue Moore – 25 years service

An Emeritus Mayor Certificate was also awarded to John Martin OAM.

108/24

MOVED Cr M McLachlan **SECONDED** Cr S Johnstone that the following matters be brought forward for consideration:

- DI&P38/24 Council Determination - Council Determination - 8.2005.103.4 - Modification to Change Hours of Operation
- DI&P41/24 Minutes - Roads Advisory Committee - 06/06/2024

CARRIED

Cr Hollee Jenkins left the meeting, the time being 06:04 PM

DI&P38/24 Council Determination - Council Determination - 8.2005.103.4 - Modification to Change Hours of Operation FILE:8.2005.103/06

109/24

MOVED Cr McLachlan **SECONDED** Cr Adamthwaite that Council approve the proposed modification application 8.2005.103.4 subject to the following conditions been imposed:

Modifications approved:

8.2005.103.2 – Approved 18/01/2006

- Condition 1 – Amendment to approved plans
- Condition 1a – Adding setbacks from building

8.2005.103.4 – Approved XX/XX/2024

- Condition 5 – Change of operation hours
- Condition 5a – Adding complaint register

CONDITIONS THAT APPLY TO ALL PHASES OF THE DEVELOPMENT

General Conditions

- ~~1. APPROVAL IN ACCORDANCE WITH THE PLANS – The development will be carried out in accordance with the development application, accompanying plans and documents described as Site Plans, Elevations, Sections, Site Analysis Plan, Stormwater Drainage details and Statement of Environmental Effects; dated 17/11/04 (revised 14/04/05), 23/11/04 (revised 15/4/05), 26/11/04 (revised 15/04/2005), 22/11/04 (revised 14/04/2005), 19/05/05, July 2005, November 2005, 1/12/2005 & 27/05/2005; submitted on the 28/02/2005, 13/03/2005, 24/05/2005, 16/08/2005 & 17/11/2005.~~

Notes:

- ~~• Any alterations to the drawings and/or documentation, as approved by Council, will require further Council consent as per s96 of the Environmental Planning and Assessment Act.~~
- ~~• No other works or activities, other than those approved by this consent notice, will be carried out without prior consent from Council.~~

~~*Reason: To ensure that the development is carried out in accordance with the submitted plans and accompanying documentation.*~~

1. **APPROVAL IN ACCORDANCE WITH THE PLANS – The development will be carried out generally in accordance with the development application and accompanying plans described as Survey & Feature Plans, Floor Plan, Elevations, Sections, Stormwater Drainage Details, Pavement Plan and other; dated 23/12/2005, 10/01/2006, 17/11/2004 (revised 22/12/2005), 23/11/2004 (revised 14/04/2005), 26/11/2004 (revised 15/04/2005), 22/11/2004 (revised 14/04/2005), 19/05/2005 (amended 09/01/2006), 29/11/2005 (amended 09/01/2006); submitted on 21/12/2005, 23/12/2005 & 10/01/2006.**

Reason: To ensure that the development is carried out in accordance with the submitted plans.

- 1a. **SETBACK OF BUILDING FROM BOUNDARY – The building is to be no closer than six (6) meters from the southern boundary.**

Reason: To ensure that the development is not within six (6) meters of the Southern Boundary

2. **LAPSING OF CONSENT - Consent for the development lapsing after 5**

years unless an extension of consent is granted by Council. Note that this relates to the period within which the development must commence.

Reason: To specify the period for the lapsing of consent.

3. **MATERIALS & FINISHES – Building materials and external finishes shall be of dark natural tones with low reflective qualities.**

Reason: To minimise the impact of the building and structures on the streetscape.

4. **LOADING AND UNLOADING OF GOODS - At no time will vehicles be loaded or unloaded at the kerbside or across the public footpath. This condition will be complied with for the term of this consent.**

Reason: To ensure that the proposed development is designed, constructed and managed in a manner to minimise its impact on the amenity of the area.

5. **HOURS OF OPERATION – Following commencement of occupation, the premises will operate or trade only between the times stated as follows:**

Nominal Hours of Operation

Monday to Friday.....6.00am – 6.00pm

Restricted Hours of Operation

Monday to Friday.....6.00pm – 6.00am

Saturday to Sunday.....12am-12am

Operation and trade is not permitted in the restricted hours on Public Holidays.

Prior to the operation and trade in the restricted hours the following items must be met:

- The recommendations of the Acoustic Assessment by RAPT Consulting (2223524_231116), dated 16/11/2023.
- The Miller Generator is to be relocated to the North-Eastern End of the building, or relocated inside the building.

The operation and trade in the restricted hours must comply with the following items:

- The recommendations of the Acoustic Assessment by RAPT Consulting (2223524_231116), dated 16/11/2023, relating to use and/or management of the site must be implemented and complied with.
- If the Miller Generator is relocated North-Eastern End of the building, the generator is to be enclosed to minimise noise around this unit.
- If the Miller Generator is relocated inside the building, all doors are to be shut while this unit is running.
- Works must adopt Best Management Practice (BMP) and Best Available Technology Economically Achievable (BATEA) practices.
- Roller doors to be kept shut.
- Equipment which is used intermittently is to be shut down when not in use.

- All engine covers to be kept closed while equipment is operating.
- All vehicles, including staff vehicles are to be parked wholly on site
- No deliveries or customers permissible.
- Staff must not congregate on the West or South-Western corner of the lot.

This condition will be complied with for the term of this consent.

Reason: To minimise adverse impact in the locality.

- 5a. COMPLAINTS REGISTER - Following the commencement of occupation in the restricted trading hours the proponent must create a complaints register and notify the nearby residential receivers of this register.**

Should the complaint register receive five (5) complaints in a twenty-four (24) hour period, the proponent is to engage an independent auditor who will, at any time of their choosing, are to conduct acoustic testing at the nearby receivers to ensure that noise levels do not exceed levels outlined in NSW Environment Protection Authority's (EPA's) – Noise Policy for Industry (Npfi), Australian Standard AS 1055:2018, Acoustics – Description and Measurement of Environmental Noise, or the levels outlined in the Acoustic Assessment by Resolve Urban Planning (2223524_231116), dated 16/11/2023.

If the testing exceed these limits, then the proponent or any user of the facility, must cease operations in the restricted hours until mitigation measures are put in place.

Where any exceedance of levels are recorded, Council is to be notified within 24hrs.

The register must be submitted to Council every financial year.

Council is to be allowed access to the register at any time and reserves the right to issue stop work orders in the restricted hours until mitigation measures are put in place.

Reason: to ensure that all impacts of the modification is substantially the same as the original consent

- 6. LANDSCAPED AREAS – Landscaped areas will be kept free of parked vehicles, stored goods, garbage or waste material.**

This condition will be complied with for the term of this consent.

Reason: To ensure that the landscaping enhances the overall appearance of the premises and adds to the appearance of the locality.

- 7. CONSTRUCTION CERTIFICATE – A Construction Certificate must be obtained prior to the commencement of building works. If Council is the**

principal certifying authority and a combined Development Application/Construction Certificate has been requested but not issued with this determination you are advised to review the conditions of consent for outstanding information required prior to the release of the Construction Certificate.

Reason: To ensure that a construction certificate is obtained prior to construction.

8. **LANDSCAPING** – The landscaping, as noted on the site plan, shall be planted and maintained at all times. Trees must not be permitted to interfere with power lines, sewer infrastructure or the like.
Reason: To ensure that the landscaping is installed and maintained as shown on the submitted plans and in accordance with Council requirements.
9. **EASEMENTS** - No part of the building/s is to be within any stormwater, reticulated water, sewer or electricity easement.
Reason: To ensure that no part of the building/s is placed within an easement.
10. **NOISE LEVELS** – Noise levels at the site are not to reach levels deemed to be “offensive noise” as defined in the *Protection of the Environment Operations Act 1997* offensive noise means noise:
 - (a) that, by reason of its level, nature, character or quality, or the time at which it is made, or any other circumstances:
 - (i) is harmful to (or is likely to be harmful to) a person who is outside the premises from which it is emitted, or
 - (ii) interferes unreasonably with (or is likely to interfere unreasonably with) the comfort or repose of a person who is outside the premises from which it is emitted, or
 - (b) that is of a level, nature, character or quality prescribed by the regulations or that is made at a time, or in other circumstances, prescribed by the regulations.*Reason: To protect the amenity of the area.*
11. **VEHICLE PARKING** – Any vehicle owned or operated by the occupants of the premises in connection with the conduct of their business will be parked within the confines of the site in spaces designated on the submitted plans.

This condition will be complied with for the term of this consent.

Reason: To ensure that the proposed development does not result in the parking of commercial vehicles within the adjacent public road with consequent reduction in road efficiency and increased accident potential.

12. **KERB AND GUTTER** – Should any work be undertaken with respect of Council’s kerb and gutter, such as constructing a new kerb crossing the work will be undertaken in accordance with Council’s specifications. Any redundant kerb crossings will be re-instated.
The work is to be completed prior to occupation of the subject premises.
Reason: To ensure that Council infrastructure remains intact and appropriately

constructed.

13. **DAMAGE CAUSED DURING CONSTRUCTION** – The applicant will repair any damage to a public road or associated structures such as kerb & gutter, drains, footpath and utility services caused as a consequence of the development works.
The work is to be completed to Council's satisfaction prior to occupation of the subject premises.
Reason: To ensure that any damage to Council owned or maintained infrastructure is repaired.
14. **FOOTPATH UNOBSTRUCTED ACCESS** – Throughout the course of building operations on the allotment, the builder will ensure that Council's footpath is kept clear of building materials at all times.
Reason: To ensure there is unobstructed pedestrian access at all times.
15. **ACCESS CROSSINGS** - All access crossings and driveways shall be maintained in good order for the life of the development.
Reason: To ensure that a safe adequate all-weather access is available to the development.
16. **ACCESS CROSSING CONCRETE** - The Registered Proprietors shall construct a reinforced concrete access crossing from the kerb and gutter to the property boundary, including a layback in the kerb, in accordance with Council's Development Engineering Specifications (available at Council's offices) and Australian Standard 2890.1 & 2 with respect to location, size and type of driveway. Full details shall be submitted to and approved by Council prior to release of the Construction Certificate.
Reason: To ensure the provision of safe, adequately defined and properly constructed means of vehicular access from the road to the development.
17. **COMMERCIAL STORMWATER DETENTION** – The design of the stormwater drainage from the building is to provide for an onsite stormwater detention and disposal system and will include suitable sediment controls. The design is to be based on a 1 in 10 year storm event and to have a lower outlet to allow for the emptying of the structure over a 24 to 36 hour period and have an overflow equal to the inflow. The applicant will provide Council with a copy of the design, details and calculations of the proposed system prior to release of the Construction Certificate.
A copy of Singleton Council's Onsite Stormwater management Policy is available on Singleton Council's web page www.singleton.nsw.gov.au or from Council offices, Queen Street, Singleton.
Reason: To ensure that the proposed development does not increase stormwater runoff from the site and adversely affect the stormwater infrastructure's capacity to convey such increased water volume concentrations to properties located downstream within the catchment.
18. **WORK AS EXECUTED PLANS** - The registered proprietor of the land shall submit a report and a works-as-executed (WAE) drawing of the stormwater detention basin(s) and stormwater drainage system. The WAE drawings

shall be prepared by a registered surveyor and shall indicate the following as applicable:

- invert levels of tanks, pits, pipes and orifice plates
- surface levels of pits and surrounding ground levels
- levels of spillways and surrounding kerb
- floor levels of buildings, including garages
- top of kerb levels at the front of the lot
- dimensions of stormwater basins and extent of inundation
- calculation of actual detention storage volume provided

The plan shall be accompanied by a report from the designer stating the conformance or otherwise of the as constructed basins in relation to the approved design.

The WAE plan and report shall be submitted to and approved by Council prior to occupation of the premises.

Reason: To ensure the stormwater detention system has been constructed in accordance with the design plans.

19. **ON-SITE PARKING** – On-site parking will be provided for a minimum of 19 vehicles and will be designed in accordance with Council's Car Parking Development Control Plan. Full details will be submitted to and approved by Council prior to the release of the Construction Certificate.

Reason: To ensure that provision is made for adequate manoeuvring and parking of vehicles within the development which meets the expected demand generated by the development.

20. **DRIVEWAYS** - All driveways, access corridors and carparking areas are to be designed in accordance with AS2890.1 & 2 - Parking Facilities. The carparking areas shall be constructed with a base course of adequate depth to suit design traffic loadings with an all weather surface treatment, graded and drained in accordance with Council's Development Engineering Specifications.

- (a) Full details shall be provided with an application for a Construction Certificate for the driveways, access corridors and carparking areas.

or

- (b) An engineering design plan of the required parking layout, including necessary drainage, shall be submitted to and approved by Council prior to release of a Construction Certificate.

Reason: To ensure the orderly and efficient use of on-site parking facilities and ensure that adequate provision is made on-site for the loading and unloading of goods.

21. **DISABLED CARPARKING** – 1 car parking spaces shall be designated and signposted for use by disabled persons for the life of the development. Full details shall be submitted to and approved by Council prior to release of the Construction Certificate.

Reason: To ensure the provision of adequate on-site parking for the disabled.

22. **PLANS AND SPECIFICATIONS**

This approval includes all notes, markings, amendments and stamps shown on the approved plans and specifications and endorsed by the Council or other Authorities having jurisdiction over the work.

Reason: To ensure that amendments may be shown on the plans and/or to ensure awareness of conditions imposed by other authorities.

23. INSPECTION REQUIREMENTS – LOCAL RURAL

The applicant shall ensure that arrangements are made for Council to carry out inspections of the development at the following stages of construction as applicable.

A) Internal drainage lines before the floor is laid, or concrete placed.

B) External drainage lines before backfilling of the trenches.

C) The on-site sewage management installation when completed.

Requests for inspections may be made either by telephone (02) 65 787 290 or in person at the Customer Services Counter.

Inspection requests are subject to the following:-

- 1) Applicants are required to nominate the relevant development application number and location prior to the inspection request being granted.
- 2) Clerical staff only will receive all requests for inspections.
- 3) Where work is not prepared, ready for inspection, applicants will be required to re-book inspections through the Customer Service Centre for the next available day and a re-inspection fee may be charged.
- 4) Inspections must be received before 3.30 pm on the working day prior to when the inspection is required.
- 5) Inspections within the township of Singleton will generally be carried out as AM or PM inspections.
- 6) Where Council has been appointed as the PCA, inspection requests will not be accepted if evidence of payment of building insurance under the Home Building Act, 1989 or evidence of an owner builders permit has not been received by Council.

Reason: To ensure that adequate notice is given to Council for a required inspection.

24. ERECTION OF SIGNS

A signboard (minimum size 600mm x 400mm) must be erected in a prominent position indicating the following:-

- a) Name, address and telephone number of the Principal Certifying Authority for the work; and
- b) Name of the principal contractor for any building work and a telephone number on which that contractor may be contacted outside working hours; and
- c) Stating that unauthorised entry to the work site is prohibited.

The signboard must be maintained during the course of building/demolition works and removed upon completion.

Clauses 98A and 136B of the Environmental Planning & Assessment Regulation 2000.

Reason: To facilitate identification of the building site and those persons

responsible for the control of activities on the site.

25. INSPECTIONS BY ACCREDITED CERTIFIER

The applicant shall ensure arrangements are made for inspections to be carried out during the course of construction and as required by the Principal Certifying Authority responsible for the issue of the Construction Certificate.

Reason: To ensure inspections are carried out as required by the Principal Certifying Authority.

26. OCCUPATION CERTIFICATE

The building shall not be used or occupied until completed in accordance with the approved plans and conditions of development consent.

Please be advised that Section 109H (1B) of the Environmental Planning and Assessment Act, 1979 prevents Council from issuing an occupation certificate until all pre-determined conditions of development consent have been completed.

Reason: To ensure that the building does not adversely affect the health and safety of the occupants.

27. COMMENCEMENT OF CHANGE OF USE

A person must not commence a Change of Building Use for the whole or any part of an existing building unless an Occupation Certificate has been issued in relation to the building or part *Environmental Planning & Assessment Act, 1979*.

Reason: To ensure that the applicant is aware that the building has been approved and erected for a proposed use and may require alteration for a change of use.

28. ON-SITE SEWAGE MANAGEMENT SYSTEM

The on-site sewage management system must be completed and Council's approval to operate obtained prior to use or occupation of the building.

Section 68 Local Government Act, 1993.

Reason: To ensure that buildings are not occupied until satisfactory sanitary facilities are provided.

29. COMPLIANCE WITH LEGISLATION (GENERAL)

It is the responsibility of the applicant to construct the building in compliance with the Environmental Planning & Assessment Act 1979, amendments thereto and the Building Code of Australia.

Reason: To ensure awareness of the legislation that the application has been determined under.

30. WORK NOT INSPECTED

The applicant/builder may be required to open up, take down or remove any work that is carried out contrary to any approval/consent issued by the Principal Certifying Authority or other consent authority.

Reason: To ensure the work complies with the Act and Regulations and to enable the Principal Certifying Authority to issue an Occupation Certificate.

31. TEMPORARY CLOSET REQUIREMENTS

A temporary closet shall be provided on site from the commencement of building work. No inspections will be made until the closet is installed.

A temporary closet shall be:-

- A chemical closet supplied by a contractor approved by Council.

Reason: To ensure that adequate sanitary provisions are provided and maintained on the building site for use by persons engaged in building activity.

32. CONTROL OF WASTE

Suitable provision for the containment of building waste materials generated by the building process, shall be provided within the boundaries of the building site prior to any construction work being commenced above natural or excavated ground level, as follows:-

- a) Such containment measures are to be either by means of a screened area of silt stop fabric or shade cloth, having dimensions of 1.8 x 1.8 x 1.2 metre high area OR equivalent size waste disposal bin.
- b) The provision of a suitable enclosure or bin shall be maintained for the term of the construction to the completion of the project.
- c) The enclosure or bin shall be regularly cleaned to ensure proper containment of the building wastes generated on the construction site.

Reason: To protect the amenity of the adjoining area by the management of building waste materials within the building site to maintain a clean environment and promote safety on site.

33. SEDIMENT AND EROSION CONTROL

Prior to the commencement of work, erosion and sediment control barriers shall be installed in accordance with Council's Guidelines for Erosion and Sediment Control from Building Sites as follows:-

- a) A dish shaped diversion drain or similar structure will be constructed above the proposed building site to divert run-off to a stable discharge area such as rock outcrop or area with a dense ground cover. This diversion drain to be lined with turf or otherwise stabilised.
- b) Silt fence consisting of driven pickets at 3metre maximum centres, Geotextile filter fabric securely attached to the pickets with the base of the fabric buried a minimum 150mm below undisturbed ground surface and/or straw bales fixed in a 100mm deep trench and held in position with stakes driven 600mm into the ground.
- c) The site entrance/exit shall be constructed at a minimum width of 3 metres with a surface of compacted chitter, gravel or a sealed surface. A diversion drain shall be installed to minimise runoff via the access to the road.
- d) Provision of a blue metal filled groin adjacent to the kerb inlet. The groin shall be 900mm long by 200mm diameter to be filled with 10-18mm blue or crushed rock.
- e) Vegetation and/or existing building structures will be cleared from the construction site only, other areas to remain undisturbed.

- f) Top soil from the construction site will be stripped and stockpiled in a location where it will not be eroded from the site.
- g) Both cut and fill, will be topsoiled using the stored material, or purchased top soil if required, and vegetated on a temporary basis until final landscaping is undertaken.
- h) Measures shall be applied to prevent site vehicles tracking sediment and other pollutants onto any sealed roads serving the development.

These controls are to be effectively maintained throughout the building phase. Failure to comply with these requirements may lead to Council instituting legal proceedings under the Protection of the Environment Operations Act 1997. Should any soil or sediment escape from the building site (for example from an access or vehicle tyres) it is to be cleaned off the roadway or gutter immediately to ensure it cannot enter the drainage system. Any nearby drainage pit must be protected with blue metal sausages. Council Policy

Reason: To prevent environmental degradation and the escape or discharge of soils, sands, sediments and debris from the site.

34. HOARDING AND FOOTPATH OCCUPATION

If the work involved in the erection or demolition of a building:

- a) is likely to cause pedestrian or vehicular traffic in a public place to be obstructed or rendered inconvenient, or
- b) involves the enclosure of a public place a hoarding or fence must be erected between the work site and the public place.

If necessary, an awning is to be erected, sufficient to prevent any substance from, or in connection with, the work falling into the public space.

The work site must be kept lit between sunset and sunrise if it is likely to be hazardous to persons in the public place.

Approval for any footpath occupation must be gained from Council's Operations Division.

Any such hoarding, fence or awning is to be removed when the work has been completed.

Reason: To assist in the promotion of safety in and around the site.

35. DISABLED ACCESS

Access to the building shall be provided for disabled persons in accordance with the provisions of Part D3 of the Building Code of Australia and AS1428.1.

Reason: To ensure provision is made for disabled access to the building.

36. DISABLED FACILITIES

The building shall be provided with disabled facilities in accordance with the provisions of Table F 2.4 of the Building Code of Australia.

Reason: To ensure facilities for disabled persons are provided in the building.

37. WET AREA FLOORS

The floors of bathrooms must be impervious to water and graded and drained to a suitable floor waste.

Reason: To prevent the creation of unhealthy building conditions and to maintain the structural integrity of the building.

38. NEW PLUMBING AND DRAINAGE WORK

All plumbing and drainage works shall be carried out by a licensed plumber in accordance with the provisions of the National Plumbing and Drainage Code AS 3500, and Singleton Council where applicable.

Reason: To ensure that all plumbing and drainage works comply with the relevant standards.

39. SANITARY DRAINAGE

A work as executed sanitary drainage plan, drawn to scale, indicating the layout of all internal fixture points, external fixtures such as yard gullies and educt vents and connection point to Council's sewer main must be submitted to Council. It is preferable that this plan be made available at the time of the inspection to Council's field staff however in any event must be submitted with the Occupation Certificate.

Reason: To ensure that an accurate record is kept of all sanitary drainage work.

40. TYPE OF CONSTRUCTION

The building must comply with the provisions of Part C of the Building Code of Australia for Type C Construction.

Reason: To ensure the building is protected from the spread of fire from another building on the property or the property boundary.

41. BOLLARDS

Bollards/approved barriers shall be provided a minimum of 1 metre from and adjacent to egress doors and paths of travel that are likely to be obstructed by vehicles, plant or equipment associated with the use of the premises.

Building Code of Australia Part D1.10

Reason: To provide the occupants with a safe passage from the building.

42. INSTALLATIONS IN EXITS

The following services or equipment shall not be installed in a required exit, or in any corridor, hallway, lobby or the like leading to a required exit if they comprise:

- gas or other fuel services, electrical meters, distribution boards or ducts, central telecommunications distribution boards or equipment, electrical motors or other motors serving equipment in the building,

unless

they are enclosed by non-combustible construction or a fire protective covering with doorways or openings suitably sealed against smoke spreading from the enclosure.

Council shall be provided with details of the proposed method of

protecting services which fall within the above category prior to commencement.

Building Code of Australia Part D2.7

Reason: To provide the occupants with a safe passage from the building.

43. SPACE BELOW NON-FIRE ISOLATED STAIRWAYS

The space below the non-fire isolated stairway shall not be enclosed to form a cupboard or enclosed space unless the enclosing walls and ceiling have a fire resistance level of not less than 60/60/60 and the access doorway to the enclosed space is fitted with a self-closing 60/60/30 fire door. A Certificate detailing and certifying the fire resistance levels shall be provided to Council prior to occupation of the building.

Building Code of Australia Part D2.8

Reason: To provide the occupants with a safe passage from the building.

44. TREADS AND RISERS

Treads and risers in the building shall comply with the provision of Part D2.13 of the Building Code of Australia. Note: Part D2.13 provides specifications for both public and private stairways (including dwellings).

Building Code of Australia Part D2.13

Reason: To ensure the stairway provides a safe passage for users of the building.

45. LANDINGS

Landings in stairways shall comply with the requirements of Part D2.14 of the Building Code of Australia.

Building Code of Australia Part D2.14

Reason: To ensure that landings in stairways do not restrict or impede egress from the building in an emergency.

46. THRESHOLDS – COMMERCIAL BUILDINGS

Thresholds provided in the building shall comply with the provisions of Part D2.15 of the Building Code of Australia. External doors shall be provided with a landing, equal in width to the door leaf, where the door sill is greater than 190mm above finished ground.

Building Code of Australia Part D2.15

Reason: To provide occupants with a safe passage from the building.

47. BALUSTRADES

A continuous balustrade must be provided along the side of the mezzanine to which access is provided if:-

- i) it is not bounded by a wall;
- ii) the level is more than one (1) metre above the floor or ground level.
- iii) the level is more than 4 metres above the floor or ground level where it is possible for a person to fall through an openable window.

Balustrades shall be constructed in accordance with the requirements of Part D2.16 of the BCA for the particular Class of building concerned.

Balustrades meet the requirements of D2.16 of the BCA when:-

- a) their height is not less than:

- i) 1 metre above the floor of the;
- ii) 865mm above the floor of a landing to stairs or the nosing of the stair treads;
- b) there is no opening greater than 125mm between the balusters.

BCA Part D2.16

Reason: To reduce the likelihood of persons accidentally falling from specific areas of the building.

48. HANDRAILS

Stairways and Ramps shall be provided with handrails in accordance with the provisions of Part D2.17 of the Building Code of Australia.

BCA Part D2.17

Reason: To ensure that persons using stairways or ramps in the building are provided with a means of maintaining stability.

49. OPERATION OF LATCH

Door(s) in a required exit, forming part of a required exit or in the path of travel to a required exit shall be readily openable without a key from the side that faces a person seeking egress, by a single hand downward action or pushing action on a single device which is located between 900mm and 1200mm from the floor. Unless otherwise exempted by B.C.A. Part D2.21

Note: pad bolts, slide bolts, etc. are not permitted.

BCA Part D2.21

Reason: To provide occupants with a safe passage from the building.

50. FIRE SAFETY MEASURES (GENERAL)

Prior to occupation of the building, the applicant shall submit to Council a Final Fire Safety Certificate in respect of each essential fire safety measures installed in the building indicating that:

- i) the measure has been inspected and tested by a person (chosen by the owner of the building) who is competent to carry out such an inspection and test; and
- ii) the measure was or was not (as at the date on which it was inspected or tested) found to have been designed and installed, and to be capable of operating, to a standard not less than that required by or under the Environmental Planning and Assessment Regulation or by the Council.

The building owner shall cause Council to be given a Fire Safety Statement every 12 months after the first Fire Safety Statement is supplied, certifying that the fire safety measures have been maintained in an operable condition.

The Fire Safety Statement shall be in a form approved by Council. One copy shall be displayed in a prominent position on the premises, one copy being submitted to Council and one copy to the NSW Fire Brigade.

Clauses 170, 171, 172, 173, 174, 175, 176 and 177, Environmental Planning & Assessment Regulation 2000

Reason: To ensure that each of the essential services is installed and is capable of operating to the appropriate standard.

Upon being put to the meeting, the motion was declared carried.
For the Motion were Crs S Moore, G Adamthwaite, T McNamara, V Scott, D Thompson, S George, T Jarrett, M McLachlan and S Johnstone Total (9).
Against the Motion was Nil Total (0).

CARRIED**DI&P41/24 Minutes - Roads Advisory Committee - 06/06/2024 FILE:20/00034**

The Roads Advisory Committee held its ordinary meeting on 6 June 2024. The minutes of the meeting were circulated with the agenda.

RECOMMENDED that Council:

1. Notes the minutes of the Roads Advisory Committee meeting held on 6 June 2024.
2. Adopts the following recommendations of the Roads Advisory Committee:

5.1 Request to Transfer Crown Reserve Road - Gearys Crossing Road

- Notes the request from residents, and requests Crown Land Transfer the unnamed access road off Gearys Crossing Road;
- Classifies the unnamed access road off Gearys Crossing Road as a Low Maintenance Road once transfer is complete;
- Add the section of road to the Low Maintained Roads Priority Assessment Tool in order to determine the upgrade and maintenance regime prioritisation; and
- Advise the residents utilising the unnamed access road to obtain a s138 approval to undertake any future improvement works associated with all-weather access to their properties.

5.2 Crown Road – Pioneer Road Subdivision:

- Notes the advice provided by from Crown Lands and Public Spaces, Property Management Officer, Hunter in response to development applications 8.2022.363 and 8.2022.364;
- Lodges a request with Crown Lands and Public Places to transfer the unnamed Crown Road off Pioneer Road to Council within 14 days of Council adopting the recommendation;
- Once transfer is complete, classifies the unnamed road off Pioneer Road as a Low Maintenance road;
- Condition DA 8.2022.363 and DA 8.2022.364 with the following requirements:
 - Provide ongoing legal access and serviceability to 168C Pioneer Road prior to and during construction of all development stages;
 - Prior to the issue of a Subdivision Works Certificate, submit detailed design in accordance with Council's adopted Engineering Standards, to provide for the ongoing, long term access to 168C Pioneer Road.
 - Any work within a public road must be inspected and approved by Council under the *Roads Act 1993* as the Roads Authority. The applicant is to submit an application in order to obtain a permit with conditions prior

to starting any works on the Council Road Reserve.

- Prior to any work commencing, a construction bond for all civil works shall be paid to Council. The bond must cover 5% of the value of the civil works. Evidence of the contract price of all construction works shall be submitted for Council to assess accurate bond amounts. The bond shall be in favour of Council, which must cover all aspects of the construction activities. Once the civil works are finished the bond will be retained to cover any failure during the maintenance period of 12 months.
- Advise the applicant and residents utilising the Crown Road of the decision.

5.3 Crown Road Transfer - Redmanvale Road

- Notes the request from Crown Lands, but does not consent to the request;
- Objects to the proposed Crown Road Transfer;
- Advise Crown Lands of the decision;
- Accepts maintenance responsibility of 0.82km long unsealed section of Redmanvale Road from chainage 4.70km to 5.52km from Golden Highway, starting from eastern boundary of Lot 972 DP 618795 and terminating at eastern boundary of Lot 1 DP 1084624;
- Include this 0.82km long unsealed section of Redmanvale Road in Council's Low Maintained Road list;
- Update Council's roads register database; and
- Advise the residents utilising Redmanvale Road of the decision.

5.4 Ausgrid Kiosk - Bourke's Arcade - 126 John Street, Lot 200 DP 617633

- Notes the request from Ausgrid, but does not consent to the request;
- Advise Ausgrid to replace the kiosk in the existing location or an alternative suitable location within the adjacent property; and,
- Advise the owner of 126 John Street to remove the gas tank located within the road reserve.

5.5 Public Gate & Bypass Policy - Update

- Place the attached Draft Cattle Grids and Public Roads Policy on public exhibition for comment for a period of no less than 28 days

5.6 Volunteer Planning Agreement vs Road Reserve Funding - Jerrys Plains Recreation Ground Drainage

- Not allocate funds from the Road Reserve Fund to undertake drainage works within Jerrys Plains Recreation Ground.

General Manager's Report (Items Requiring Decision)

The purpose of this report was for Council to consider the draft Councillor and Staff Interaction Policy.

110/24

MOVED Cr George **SECONDED** Cr McLachlan that:

1. Draft POL/1016.7 Interactions Between Councillors & Staff Policy be placed on exhibition for a period of 28 days and public notice be given of Council's intention to adopt the draft document subject to consideration of submissions received.
2. Draft POL/1016.7 be adopted following the public exhibition period, provided that no submissions or objections are received and that no alterations are required to the draft document.
3. Should any objections or submissions be received, or any alterations be required to the draft document, a further report be presented to Council prior to adopting the draft POL/1016.7 Councillor & Staff Interaction Policy.
4. Upon adoption of POL/1016.7, rescind POL/1016.6 Interactions Between Councillors & Staff Policy.

CARRIED**GM30/24 Draft Code of Meeting Practice****FILE:POL/1014**

The purpose of this report was for Council to consider the draft Code of Meeting Practice Policy.

111/24

MOVED Cr McLachlan **SECONDED** Cr George that:

1. Draft POL/1014.10 Code of Meeting Practice Policy be placed on exhibition for a period of 28 days and public notice be given of Council's intention to adopt the draft document subject to consideration of submissions received.
2. Draft POL/1014.10 Code of Meeting Practice Policy be adopted following the public exhibition period, provided that no submissions or objections are received and that no alterations are required to the draft document.
3. Should any objections or submissions be received, or any alterations be required to the draft document, a further report be presented to Council prior to adopting the draft POL/1014.10 Code of Meeting Practice Policy.
4. Upon adoption of POL/1014.10, rescind POL/1014.9 Code of Meeting Practice Policy.

CARRIED**GM31/24 Draft Councillors Expenses & Facilities Policy****FILE:POL/1008**

The purpose of this report was for Council to consider the draft Councillors Expenses and Facilities Policy.

112/24

MOVED Cr McLachlan **SECONDED** Cr Thompson that:

1. Draft POL/1008.15 Councillors Expenses and Facilities Policy be placed on

exhibition for a period of 28 days and public notice be given of Council's intention to adopt the draft document subject to consideration of submissions received.

2. Draft POL/1008.15 Councillors Expenses and Facilities Policy be adopted following the public exhibition period, provided that no submissions or objections are received and that no alterations are required to the draft document.
3. Should any objections or submissions be received, or any alterations be required to the draft document, a further report be presented to Council prior to adopting the draft POL/1008.15 Councillors Expenses and Facilities Policy.
4. Upon adoption of POL/1008.15, rescind POL/1008.14 Councillors Expenses and Facilities Policy.

CARRIED

GM32/24 Provision of Housing for Homeless

FILE:23/00708

The purpose of this report was to advise Council that a report has been prepared for Council's consideration in Closed Council as the report contains information that would, if disclosed, confer a commercial advantage on a person with whom the council is conducting (or proposes to conduct) business; AND the report contains matters affecting the security of the council, councillors, council staff or council property..

113/24

MOVED Cr Adamthwaite **SECONDED** Cr Johnstone that the report on Provision of Housing for Homeless be considered in Closed Council with the press and public excluded in accordance with 10A(2) (c) (f) of the Local Government Act, 1993.

CARRIED

GM38/24 Changes to 2024/2025 Fees and Charges Schedule for use of Bulga Recreational Ground Clubhouse

FILE:24/00139

The purpose of this report was for Council to consider amending our 2024/2025 Fees and Charges Schedule to omit Bulga Recreational Ground Clubhouse from the Recreational Buildings for Hire fee during the consultation period while Council work with the Bulga Milbrodale Progress Association to formalise the ongoing management of the facility.

114/24

MOVED Cr Scott **SECONDED** Cr George that:

1. Council amend our 2024/2025 Fees and Charges schedule to omit Bulga Recreational Ground Clubhouse from the Recreational Buildings for Hire fee
2. Council place on exhibition the proposed change to the Fees and Charges schedule for Bulga Recreational Ground Clubhouse.
3. Should any submissions be received a further report be provided to Council prior to adopting the fees and charges; and
4. Should no submissions be received, amend the 2024/2025 Fees and Charges Schedule to omit Bulga Recreational Ground from the recreational building for

hire fee

CARRIED

Cr Sue Moore left the meeting, the time being 06:21 PM

Corporate and Commercial Services Report (Items Requiring Decision)

DCCS24/24 Proposed Land Acquisition - 122 Stanhope Road FILE:24/00214

The purpose of this report was to advise Council a report has been prepared for Council's consideration in Closed Council as it contains commercial information of a confidential nature that would, if disclosed, confer a commercial advantage on a person with whom the Council is conducting (or proposes to conduct) business.

115/24

MOVED Cr McLachlan **SECONDED** Cr Thompson that the report for the proposed land acquisition be considered in Closed Council with the press and public excluded in accordance with Section 10A(2)(d) of the *Local Government Act, 1993*, on the grounds that the report contains information that would, if disclosed, confer a commercial advantage on a person with whom the Council is conducting (or proposes to conduct) business.

CARRIED

Cr Sue Moore returned to the meeting, the time being 06:22 PM

**DCCS25/24 T2024.009 - Alroy Oval & Amenities Upgrade
Construction**

FILE:T2024.009

The purpose of this report was to advise Council that a report has been prepared for Council's consideration in Closed Council as it contains commercial information of a confidential nature that would, if disclosed, prejudice the commercial position of the person who supplied it (the Tenderers).

116/24

MOVED Cr Thompson **SECONDED** Cr McLachlan that the report on T2024.009 - Alroy Oval & Amenities Upgrade Construction be considered in Closed Council with the press and public excluded in accordance with Section 10A(2)(d)(i) of the *Local Government Act, 1993* on the grounds that it contains commercial information of a confidential nature that would, if disclosed, prejudice the commercial position of the person who supplied it.

CARRIED

Organisation and Community Capacity Report (Items Requiring Decision)

**DOCC26/24 Singleton Community and Economic Development
Fund - Revised Deed**

FILE:21/00285/011

The purpose of this report was to seek Councils approval for changes to the Singleton Community and Economic Development Fund (CEDF) Deed that will allow 'for profit' organisations to apply for grant funding from the Singleton Community and Economic Development Fund.

- 117/24 **MOVED** Cr Adamthwaite **SECONDED** Cr George that Council approve the revised Singleton Community and Economic Development Fund Deed.

CARRIED

Infrastructure & Planning Report (Items Requiring Decision)

DI&P40/24 Draft Public Gates and Bypasses (Cattle Grids) Policy FILE:20/00034

The purpose of this report was for Council to consider placing the Singleton Council Public Gates and Bypasses (Cattle Grids) Policy on public exhibition.

- 118/24 **MOVED** Cr George **SECONDED** Cr Thompson that Council:

1. Place the draft Public Gates and Bypasses (Cattle Grids) Policy on public exhibition for a period of 28 days and public notice be given of Council's intention to adopt the draft document subject to consideration of submissions received.
2. Adopt the Draft Public Gates and Bypasses (Cattle Grids) Policy following the public exhibition period subject to submissions received and provided that there are no alterations required to the draft document as a result of objections or feedback.
3. Receive a further report should objections or feedback be received during the public exhibition period, prior to adopting the draft Public Gates and Bypasses (Cattle Grids) Policy.

CARRIED

**DI&P38/24 Council Determination - Council Determination -
8.2005.103.4 - Modification to Change Hours of
Operation**

FILE:8.2005.103/06

This item was considered earlier in the meeting.

DI&P41/24 Minutes - Roads Advisory Committee - 06/06/2024

FILE:20/00034

This item was considered earlier in the meeting.

**DI&P42/24 Maison Dieu Solar Farm - Landowner Consent to
Lodge Development Application**

FILE:16/0516

The purpose of this report was seeking Council's consent, as landowner, for the making of a State Significant Development application for State Significant Development (SSD) 48160216. The Maison Dieu Solar Farm is a proposed 150-megawatt (MW) facility with battery energy storage system (BESS) of approximately 50MW and is located 10 kilometres north-west of Singleton within the Hunter-Central Coast Renewable Energy Zone (REZ). The Applicant has written to Singleton Council seeking landowner consent to allow for the lodgement of SSD 48160216.

- 119/24 **MOVED** Cr Adamthwaite **SECONDED** Cr Scott that Council:

1. Give consent, as landowner, to the making of State Significant Development

48160216 for the Maison Dieu Solar Farm.

2. Delegate authority to the General Manager to write to the Applicant on behalf of Council giving consent, as the landowner, to the making of State Significant Development 48160216 for the Maison Dieu Solar Farm.

CARRIED

DI&P43/24 Draft Development Assessment of Lots with Vegetation Restrictions on Title Policy

FILE:23/00577

The purpose of this report was to adopt the Draft Development Assessment of Lots with Vegetation Restrictions on Title Policy.

- 120/24 **MOVED** Cr George **SECONDED** Cr Johnstone that Council adopt the draft Development Assessment of Lots with Vegetation Restrictions on Title Policy.

CARRIED

DI&P44/24 Proposed Land Acquisition - 168A Pioneer Road, Huntview

FILE:24/00212

The purpose of this report was to advise Council a report has been prepared for Council's consideration in Closed Council as it contains commercial information of a confidential nature that would, if disclosed, confer a commercial advantage on a person with whom the Council is conducting (or proposes to conduct) business.

- 121/24 **MOVED** Cr Scott **SECONDED** Cr McLachlan that the report for the proposed land acquisition be considered in Closed Council with the press and public excluded in accordance with Section 10A(2)(d) of the *Local Government Act, 1993*, on the grounds that the report contains information that would, if disclosed, confer a commercial advantage on a person with whom the Council is conducting (or proposes to conduct) business.

CARRIED

DI&P45/24 Environmental Noise Policy Review

FILE:POL/10062

The purpose of this report was for Council to consider the draft Environmental Noise Policy.

- 122/24 **MOVED** Cr Thompson **SECONDED** Cr McLachlan that:

1. Council place draft POL/10062.4 Environmental Noise Policy be on public exhibition for a period of 28 days and public notice be given of the intention to adopt the policy.
2. Council adopt draft POL/10062.4 Environmental Noise Policy following the public exhibition period subject to objecting submissions received.
3. Should any objecting submissions be received, that would require any change to the draft Policy, a further report be provided to Council prior to adoption.
4. Upon adoption of the draft Policy, POL/10062.3 Environmental Noise Policy be

rescinded.

CARRIED

**DI&P48/24 Changes to 2024-2025 Fees and Charges Schedule -
Companion Animals and Fire Safety**

FILE:22/00269

The purpose of this report was to advise Council of the legislated changes in companion animal fees under the *Companion Animals Regulation 2018* and a change to the building fire safety administration fee where review of the existing fire safety measures is required. The changes to the companion animal fees become effective from 1 July 2024 and are in line with the Consumer Price Index (CPI). The building fire safety administration fee change is to recover some of the costs associated with reviewing the existing fire safety schedule of a building.

123/24

MOVED Cr Adamthwaite **SECONDED** Cr McLachlan that:

1. Council note the changes in companion animal registration fees under the Companion Animals Regulation 2018; and
2. Council place on exhibition the proposed Stay of Infringement to Review Fire Safety Schedule fee as per Section 610F of the Local Government Act, 1993; and
3. Should any submissions be received a further report be provided to Council prior to adopting the Stay of Infringement to Review Fire Safety Schedule fee; and
4. Should no submissions be received, amend the 2024/2025 Fees and Charges Schedule to include the Administration fee for Stay of Infringement to Review Fire Safety Schedule fee.

CARRIED

General Manager's Report (Items for Information)

**GM33/24 Minutes - Singleton Legacy Fund Governance Panel
and Annual Fund Progress Report - May 2024**

FILE:22/00153/001

The Singleton Legacy Fund Governance Panel held its inaugural meeting on Wednesday 22 May 2024. The minutes of the meeting were circulated with the report for Council's consideration.

NOTED

**GM34/24 Conference Report - Destination and Visitor
Conference - Wagga Wagga - 26 to 28 May 2024**

FILE:24/00008

The Mayor attended the Destination and Visitor Conference in Wagga Wagga from 26 to 28 May, 2024. The Mayor's report on the conference were circulated with the report for Council's consideration.

NOTED

**GM35/24 Minutes - Mount Thorley Warkworth Voluntary
Planning Agreement Committee - 23/05/2024 FILE:24/00031/001-02**

The Mount Thorley Warkworth Voluntary Planning Agreement Committee held its ordinary meeting on 23 May 2024. The minutes of the meeting were circulated with the report for Council's consideration.

NOTED

**GM36/24 Minutes - Wambo Coal Singleton Hall of Fame
Committee - 11/06/2024 FILE:24/00153**

The Wambo Coal Singleton Hall of Fame Committee held its meeting on 11 June 2024. The minutes of the meeting were circulated with the report for Council's consideration.

NOTED

**GM37/24 Minutes - Compliments, Complaints and Customer
Experience Review Committee - 25 June 2024 FILE:23/00151**

The Compliments, Complaints and Customer Experience Review Committee held its ordinary meeting on 25 June 2024. The minutes of the meeting were circulated with the report for Council's consideration.

NOTED

Corporate and Commercial Services Report (Items for Information)

DCCS26/24 Investment Report - June 2024 FILE:23/00420

In accordance with clause 212 of the Local Government (General) Regulation, 2021 details were provided of the funds invested under section 625 of the Local Government Act, 1993 as at 30 June 2024.

NOTED

DCCS27/24 Minutes - Property Advisory Panel - 11/06/2024 FILE:20/00126/002

The Property Advisory Panel held its ordinary meeting on 11 June 2024. The minutes of the meeting were circulated with the report for Council's consideration.

NOTED

Organisation and Community Capacity Report (Items for Information)

**DOCC27/24 Minutes - Singleton Aboriginal Reconciliation
Committee - 04/06/2024 FILE:23/00383**

The Singleton Aboriginal Reconciliation Committee held its ordinary meeting on 4 June 2024. The minutes of the meeting were circulated with the report for Council's consideration.

NOTED**DOCC28/24 Minutes - Singleton and District Disability Advisory Committee - 04/06/2024****FILE:24/00036**

The Singleton and District Disability Advisory Committee held its ordinary meeting on 4 June 2024. The minutes of the meeting were circulated with the report for Council's consideration.

NOTED**DOCC29/24 Minutes - Arts & Culture Advisory Group - 30/04/2024****FILE:22/00156**

The Arts & Culture Advisory Group held its ordinary meeting on 30 April 2024. The minutes of the meeting were circulated with the report for Council's consideration.

NOTED*Infrastructure & Planning Report (Items for Information)***DI&P46/24 Minutes - Weeds Advisory Committee - 05/06/2024****FILE:19/00046/006**

The Weeds Advisory Committee held its ordinary meeting on 5 June 2024. The minutes of the meeting were circulated with the report for Council's consideration.

NOTED**DI&P47/24 Minutes - Sustainability Advisory Committee - 13/06/2024****FILE:19/00046/003**

The Sustainability Advisory Committee held its ordinary meeting on 13 June 2024. The minutes of the meeting were circulated with the report for Council's consideration.

NOTED*Questions Given***QG6/24 Questions of Which Notice Has Been Given - 18 June 2024****FILE:24/00199****Detail**

1. Cr Jenkins – Community Forum
2. Cr Jenkins – General Managers recruitment
3. Cr Jenkins – Debt recovery
4. Cr Jenkins – Court documents lodged in Sutherland Shire

NOTED

124/24

MOVED Cr Thompson **SECONDED** Cr McLachlan that Council **MOVE** to Closed Council (Confidential Section of Ordinary Meeting – Closed to the Public) at **6.31PM**

CARRIED**OPEN COUNCIL RESUMED AT 6.45PM***Closed Council***CC14/24 Proposed Land Acquisition - 122 Stanhope Road FILE:24/00214**

The Committee **RECOMMENDED** that Council:

1. Acquires a total of 821m² of Lot 101 on DP 1213518, being part of 122 Stanhope Road, Stanhope NSW 2335, for the purposes of upgrading Stanhope Road and dedicate the portion of acquired land as public road as per s10 Roads Act, 1993.
2. Provide compensation of \$3,300.00 (incl. GST) to the landowner of Lot 101 on DP 1213518 as per the valuation report detailed in this report.
3. Be responsible for all outgoings associated with the acquisition being survey costs, valuations & legal fees.
4. Authorise the Deputy Mayor and General Manager to execute under Council seal all documents required for the acquisition of land as detailed in this report.

CC18/24 Proposed Land Acquisition - 168A Pioneer Road FILE:24/00212

The Committee **RECOMMENDED** that Council:

1. Acquires a total of 3496m² of Lot 1 on DP 815280, being part of 168A Pioneer Road, Hunterview for the purposes of upgrading Pioneer Road and dedicate the portion of acquired land as public road as per s10 Roads Act, 1993.
2. Provide compensation of \$40,250.00 (incl. GST) to the landowner of Lot 1 on DP 815280 as per the valuation report detailed in this report.
3. Be responsible for all outgoings associated with the acquisition being survey costs, valuations & legal fees.
4. Authorise the Mayor and General Manager to execute under Council seal, all documents required for the acquisition of land as detailed in this report.

CC16/24 T2024.009 - Alroy Oval & Amenities Upgrade Construction**FILE:T2024.009**

The Committee **RECOMMENDED** to Council to award the tender for Alroy Oval & Amenities Upgrade Construction to Glascott Landscape and Civil Pty Ltd for the total sum of \$7,242,412.02 excluding GST.

CC17/24 Provision of Housing for Homelessness**FILE:23/00708**The Committee **RECOMMENDED** that Council:

1. Supports the planned work on the development of a framework, policy and guidelines on how Council will respond to homelessness and work with other agencies to combat homelessness;
2. Notes the planned housing Upper Hunter Homeless Support (UHHS) has coming on line in the next 12 to 24 months; and
- 3.a. Pilot a lease arrangement with UHHS for one of the two existing houses in the waste buffer zone beginning in 2025, noting the per annum estimated cost of between \$27,096 and \$31,880.

125/24

MOVED Cr McLachlan **SECONDED** Cr McNamara that the recommendations of Closed Council be adopted.**CARRIED**

The meeting closed at 6.50PM and the minutes pages 1 to 28 were confirmed on 13 August 2024 and are a full and accurate record of proceedings of the meeting held on 16 July 2024.

.....
Mayor/Chairperson.....
General Manager

**PUBLIC FORUMLIST
COUNCIL MEETING – 16/7/24
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Item Details**Page No's**

DI&P38/24 Council Determination - Council Determination - 8.2005.103.4 –
Modification to Change Hours of Operation

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Speakers

Speakers For the recommendation	
Name and address	Representing self/organisation
Andrew Jackson	Drill Doctors

DI&P41/24 Minutes – Roads Advisory Committee – 06/06/2024
5.2 Crown Road – Pioneer Road Subdivision

217

Speakers Against the recommendation	
Dan Bryan	ADW Johnson