ORDER OF BUSINESS

Acknowledgement of Country
Prayer
Attendance, Apologies,
Declarations of Interests
1 Confirmation of Minutes
2 Mayoral Minutes & Reports
Tabling of Petitions
Addresses from the Public
3 Notice of Motions
(including Rescission Motions)
Reports from Staff
4 Maintain Character and Manage Growth
Planning
5 Focus on the Community
6 Manage and Preserve Our Environment
7 Make Getting Around Easier
8 Leadership and Governance
9 Committees
10 Correspondence
11 Delegates Reports
12 General Business
13 Questions With or Without Notice
14 Council in Committee of the Whole
**HUNTER’S HILL COUNCIL**  
**ORDINARY MEETING OF COUNCIL**  
Meeting 4463 - 24 June 2019  

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2 - MAYORAL MINUTES & REPORTS

Nil

3 - NOTICES OF MOTION INCLUDING RESCISSION MOTIONS

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   Nil

4 - MAINTAIN CHARACTER AND MANAGE GROWTH  

4.1 Development Applications determined under Delegated Authority June 2019  
   3
4.2 Report of Legal Matters June 2019  
   6

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Nil

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Nil

13 - QUESTIONS WITH OR WITHOUT NOTICE

Nil
CONFIRMATION OF MINUTES
Meeting 4463 - 24 June 2019

COMMENCEMENT
The meeting opened with Acknowledgement of Country and Prayer at 7.34 PM.

IN ATTENDANCE
The Mayor Councillor Mark Bennett, Deputy Mayor Councillor Ben Collins, Councillors Elizabeth Krassoi, Justine McLaughlin, Zac Miles, Jim Sanderson and Ross Williams.

ALSO PRESENT
The General Manager Lisa Miscamble, the Director Development and Regulatory Services Steve Kourepis, the A/Director of Corporate Governance, Barry Husking, the Director Service Delivery and Special Projects George El Kazzi, Wendy McGuirk (Minutes) and Mario Aloi (Audio-Video Recording).

APOLOGIES
Apologies were received from Clr Justine McLaughlin.

DECLARATIONS OF INTEREST
The Mayor called for Declarations of Interest without response.

CONFIRMATION OF MINUTES

092/19 RESOLVED on the motion of Clr Miles, seconded Clr Williams
That the Minutes of Ordinary Meeting No. 4461 held 27 May, 2019 be confirmed.

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MAYORAL MINUTES & REPORTS

2.2 PASSING OF COUNCIL STAFF MEMBER - BARRY JINKINSON

093/19 RESOLVED on the motion of Clr Bennett, seconded Clr Miles

1. That Council note the passing of longstanding employee Mr Barry Jinkinson.

2. That Council pass on its deepest sympathies to his wife and family.

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2.1 EMERGENCY SERVICES LEVY

094/19 RESOLVED on the motion of Clr Bennett, seconded Clr Williams

1. That Council notes:

   a) That last December, the NSW Government enacted laws to provide better workers compensation coverage for firefighters who are diagnosed with one of twelve specific work-related cancers.

   b) That in many areas of NSW, fire services are made up of elected and staff members of local government, and that local governments strongly support this expanded workers compensation scheme.

   c) That as a result of these changes, the State Government has decided to implement the new scheme by charging local governments an increased Emergency Services Levy, without consultation.

   d) That the expected increase in costs to local governments will be $19m in the first year alone, and that there is little or no time to enshrine this charge in Council’s 2019/2020 budgets.

   e) That Local Government NSW has long advocated for the Emergency Services Levy to be significantly modified to ensure it is transparent, equitable and accountable.

2. That this Council supports Local Government NSW’s calls for:

   a) the NSW Government to cover the initial additional $19m increase to local governments for the first year; and
3. That Council requests that the General Manager liaise with Local Government NSW to provide information on:
   a) The impact on council budgets; and
   b) Council advocacy actions undertaken.

4. That Council requests that the Mayor write to the NSW Premier and NSW Interim Opposition Leader, NSW Minister for Customer Services, NSW Minister for Emergency Services, Minister for Local Government and Shadow Minister for Local Government, and local state member/s to:
   a) call upon the NSW Government to fund the 12 months of this extra cost rather than requiring councils to find the funds at short notice when budgets have already been allocated;
   b) explain how this sudden increase will impact council services and the local community;
   c) highlight that councils were not warned of the increased cost until May 2019, despite the new laws being passed in November 2018;
   d) explain that the poor planning and implementation of the increase is inconsistent with the Government’s commitment to work in partnership with the sector;
   e) ask the Government to work with local governments to redesign the implementation of the scheme to ensure it is fairer for councils and communities into the future.

5. That a copy the above letter be forwarded to Local Government NSW.

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Item - 2.2 Passing of Council Staff Member - Barry Jinkinson - has been moved to another part of the document.
ADDRESSES FROM THE PUBLIC

PROCEEDINGS IN BRIEF

Mr George Antoniou addressed Council on the issue of safety issues at the corner of Alexandra and Ferry Streets.

NOTICES OF MOTION INCLUDING RESECISSION MOTIONS

Item - 3.1 Pedestrian Safety Boronia Park Village - has been moved to another part of the document.

3.2 STINGLESS NATIVE BEES

095/19 RESOLVED on the motion of Clr Krassoi, seconded Clr Williams

1. That Council adopt a stingless native bee hive to host in a visible and safe community location.

2. That Council schedule this for 2019/20 as funds become available from the bushland budget or bushland grants.

3. That Council partner with a local school or independently invite a guest speaker to present to the community on the function and importance of bees and to demonstrate how to care for a native bee hive.

4. That Council follow the example of other Sydney Metropolitan Councils and provide more visible education on how to protect bees.

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3.3 USE OF PESTICIDES

PROCEEDINGS IN BRIEF

Ms Heather Armstrong addressed Council on this matter.

096/19 RESOLVED on the motion of Clr Miles, seconded Clr Sanderson

That Ms Armstrong be granted an extension of time to complete her presentation.

097/19 RESOLVED on the motion of Clr Krassoi, seconded Clr Williams

1. In light of the recent publicity and court determinations concerning the use of Glyphosate could Council be provided with a briefing and report (within two months) which:

   i. Reviews existing documentation on the safety, handling and storage (OH&S), public notification and management and use of weed killer (herbicide) formulations containing glyphosate in Council parks, Bushcare, playgrounds, gardens, council property and other public places; and

   ii. Identifies Non-Glyphosate alternative solutions that can safely and effectively control weeds.

   iii. Provides Information and advice from other councils and relevant external agencies where available.

2. Council make this information available to residents via our website, newsletters, social media, and our Bushcare community

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REPORTS FROM STAFF

6.1 TARBAN CREEK FLYING-FOX CAMP MANAGEMENT PLAN

098/19 RESOLVED on the motion of Clr Williams, seconded Clr Sanderson

1. That Council receive and note the draft Tarban Creek Flying-Fox Camp Management Plan (CMP) attached;

2. That the draft CMP be endorsed for public exhibition for four weeks and all adjoining residents be notified.

3. That Council does not endorse the Flying Fox Camp as being appropriate in residential streets
CONFIRMATION OF MINUTES
Meeting 4463 - 24 June 2019

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Clr Collins left the meeting at 09:25 PM.

Clr Collins returned to the meeting at 09:26 PM.

5.1 ESTABLISHMENT OF A COMMUNITY ADVISORY GROUP FOR THE RIVERGLADE RESERVE PROJECT

PROCEEDINGS IN BRIEF

Ms Heather Armstrong addressed Council on this matter.

099/19 RESOLVED on the motion of Clr Sanderson, seconded Clr Williams

1. That the report be received and noted.

2. That Council endorse the formation of a Community Advisory Group.


4. That Council seek representation from the following groups to participate in this Community Advisory Group.

- Hunters Hill Trust (1)
- The Priory restaurant/café operator (1)
- Friends of the Environment Riverglade Reserve (1)
- All Saints Hunters Hill Football Club (1)
- Riverside Girls High School (1)
- St Josephs College (1)
- St George Housing (1)
- Huntleys Cove Community Residents Group
- Bushland Management Advisory Committee Representatives (2)

5. That the Community Advisory Group provide input into the Consultation Plan to facilitate effective communication and engagement for the delivery of the amended Plan of Management.
3.1 PEDESTRIAN SAFETY BORONIA PARK VILLAGE

PROCEEDINGS IN BRIEF

Clr Penny Pedersen (City of Ryde Council) addressed Council on this matter.

100/19 RESOLVED on the motion of Clr Krassoi, seconded Clr Miles

1. That Council, in conjunction with the City of Ryde Council and RMS, identify options for improving pedestrian safety on Pittwater Road between Boronia Park School and the Gannet Street road closure.

2. That both Councils consult with the community and shop owners and other similar “villages” to provide input, feedback and inspiration.

3. That both Councils think outside the box when advocating and working with the RMS, enlisting support from our State Member if necessary.

4. That a report be brought back to Council providing recommendations for improving pedestrian safety whilst retaining the “village” amenity.

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COUNCIL IN COMMITTEE OF THE WHOLE

101/19  RESOLVED on the motion of Clr Williams, seconded Clr Krassoi

1. THAT pursuant to Section 10A subsections 2 & 3 and Section 10B of the Local Government Act, 1993 (as amended) the following items on the agenda for the Ordinary Council meeting be dealt with in Committee of the Whole for the reasons specified below:

2. The press and public be excluded from the proceedings of the Council in Closed Session on the basis that these items are considered to be of a confidential nature.

14.1 **Bus Shelters’ Contract**

   Item 14.1 is confidential in accordance with s10A(2)(d)i of the Local Government Act because it contains commercial information of a confidential nature that would, if disclosed prejudice the commercial position of the person who supplied it.

3. That the Minutes and Business Papers including any reports, correspondence, documentation or information relating to such matter be treated as confidential and be withheld from access by the press and public, until such time as the Council resolves that the reason for confidentiality has passes or become irrelevant.

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EXTENSION OF TIME

102/19  RESOLVED on the motion of Clr Miles, seconded Clr Krassoi

That the meeting be extended beyond the normal closing time of 11:00pm to 11:30pm in accordance with Clause 17.0 of the Code of Meeting Practice.

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REPORT OF COUNCIL IN COMMITTEE

The Mayor advised that during closed session, one resolution was passed.

PRESENT

The Mayor Councillor Mark Bennett, Deputy Mayor Councillor Ben Collins, Councillors Elizabeth Krassoi, Zac Miles, Jim Sanderson and Ross Williams.

OPEN COUNCIL RESUMED

103/19  RESOLVED on the motion of Clr Sanderson, seconded Clr Krassoi
That at 11.19 PM the meeting resume in Open Council and the gallery be invited back into the Chamber.

RECOMMENDATION TO COUNCIL

104/19  RESOLVED on the motion of Clr Williams, seconded Clr Sanderson
1. That the report be received and noted.
2. That the General Manager be given authority to negotiate further with Oohmedia and a report to be brought back to the next meeting of Council.

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MAINTAIN CHARACTER AND MANAGE GROWTH  PLANNING

4.1  DEVELOPMENT APPLICATIONS DETERMINED UNDER DELEGATED AUTHORITY MAY 2019

105/19  RESOLVED on the motion of Clr Collins, seconded Clr Krassoi
That the report be received and noted.

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4.2 DEVELOPMENT APPLICATIONS DETERMINED BY THE DEVELOPMENT CONTROL UNIT IN MAY 2019

106/19 RESOLVED on the motion of Clr Collins, seconded Clr Krassoi
That the report be received and noted.

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4.3 RESOLUTION OF HUNTER'S HILL COUNCIL 004/18 - NOTICE OF MOTION - COMPLYING DEVELOPMENT

107/19 RESOLVED on the motion of Clr Sanderson, seconded Clr Williams
That the report be received and noted.

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4.4 SUBMISSION SEEKING EXEMPTION FROM PART 3 HOUSING CODE AND DEFERRAL OF PART 3B LOW RISE MEDIUM DENSITY HOUSING CODE OF THE CODES SEPP

108/19 RESOLVED on the motion of Clr Sanderson, seconded Clr Williams
1. That Council endorses the letter of submission attached and sends the submission to the Minister for Planning and Public Spaces and the Secretary of the Department of Planning and Environment seeking permanent exemption from parts Part 3 Housing Code and deferral of Part 3B Low Rise Medium Density Code of State Environmental Planning Policy (Exempt and Complying Development Codes) 2008 (NSW).

2. That Council write to The Hon Dr Rob Stokes inviting him to attend a meeting with Councillors and appropriate Council Officers, to discuss the submission to be made at Point 1 above.
CONFIRMATION OF MINUTES

Meeting 4463 - 24 June 2019

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FOCUS ON THE COMMUNITY

Item - 5.1 Establishment of a Community Advisory Group for the Riverglade Reserve Project - has been moved to another part of the document.

MANAGE AND PRESERVE OUR ENVIRONMENT

Item - 6.1 Tarban Creek Flying-fox Camp Management Plan - has been moved to another part of the document.

LEADERSHIP AND GOVERNANCE

8.1 MONTHLY REPORT ON COUNCILLOR WEEKLY BULLETIN

109/19 RESOLVED on the motion of Clr Miles, seconded Clr Krassoi
That the report be received and noted.

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8.2 LEAVE OF ABSENCE - CLR MCLAUGHLIN

110/19 RESOLVED on the motion of Clr Miles, seconded Clr Krassoi
That Leave of Absence be granted to Councillor Justine McLaughlin for Ordinary Meeting 4462 to be held 11 June 2019 and that her apology be recorded in the Minutes.

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CONFIRMATION OF MINUTES
Meeting 4463 - 24 June 2019

COMMITTEES

9.1 MINUTES OF THE HUNTERS HILL LE VESINET FRIENDSHIP COMMITTEE
MEETING HELD 1 MAY 2019

111/19 RESOLVED on the motion of Clr Miles, seconded Clr Krassoi
That the Minutes be received and noted.

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9.2 MINUTES OF CONSERVATION ADVISORY PANEL MEETING HELD 15 MAY
2019

112/19 RESOLVED on the motion of Clr Miles, seconded Clr Krassoi
That the report be received and noted.

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<td>Clr Jim Sanderson</td>
</tr>
</tbody>
</table>

9.3 REPORT ON COUNCILLOR BRIEFINGS HELD 27 MAY 2019

113/19 RESOLVED on the motion of Clr Miles, seconded Clr Krassoi
That the report be received and noted.

<table>
<thead>
<tr>
<th>RECORD OF VOTING</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes</td>
</tr>
<tr>
<td>Clr Mark Bennett</td>
</tr>
<tr>
<td>Clr Ben Collins</td>
</tr>
<tr>
<td>Clr Elizabeth Krassoi</td>
</tr>
<tr>
<td>Clr Zac Miles</td>
</tr>
<tr>
<td>Clr Ross Williams</td>
</tr>
<tr>
<td>Clr Jim Sanderson</td>
</tr>
</tbody>
</table>
QUESTIONS WITH OR WITHOUT NOTICE

13.1 LIGHT TIMINGS - GLADESVILLE AND RYDE ROADS

Clr Zac Miles asked the following question without notice:

Some residents have complained about the peak hour timing of the traffic lights eastbound at the intersection of Ryde and Gladesville Road. In the mornings and afternoons, cars can be backed up well beyond De Milhau Road which affect the flow beyond the local roads and onto the overpass.

Could Council please investigate the timing of these lights in conjunction with the lights further along Gladesville Road in the Hunters Hill Village and make RMS aware of the potential timing issue so that they can also explore the issue and work on possible solutions.

ANSWER

Council has contacted RMS in regards to the timing issue at the intersection of Ryde and Gladesville Roads and will advise accordingly.

COUNCIL IN COMMITTEE OF THE WHOLE

Item - Council in Committee of the Whole - has been moved to another part of the document.

CONCLUSION

The meeting concluded at 11.30 PM.

I confirm that these Minutes are a true and accurate record of Ordinary Meeting No. 4462 held on 11 June 2019.

.................................................................
Councillor Mark Bennett
MAYOR

.................................................................
Lisa Miscamble
GENERAL MANAGER
ITEM NO : 3.1

SUBJECT : DIRECT TRANSPORT OPTIONS BETWEEN VALENCIA ST FERRY WHARF & NORTH WEST METRO AT NORTH RYDE

STRATEGIC OUTCOME : COUNCIL ENCOURAGES A SENSE OF BELONGING AND CONNECTION TO THE LOCAL COMMUNITY

ACTION : SUPPORT AND FACILITATE COMMUNITY EVENTS/PROJECTS AND INITIATIVES THAT ENCOURAGE COMMUNITY PARTICIPATION

REPORTING OFFICER : CLR ELIZABETH KRASSOI

We the undersigned Councillors wish to move the following Notice of Motion at Ordinary Meeting 4463 on 24 June 2019:

Clr Elizabeth Krassoi 

Clr Justine McLaughlin

RECOMMENDATION

1. Council investigate options for a direct transport connection between Valencia St Ferry Wharf and North West Metro at North Ryde;

2. Council seek to facilitate a collaboration between local organisations to trial a pilot study for the purposes of data collection and feedback;

3. Council write to Transport NSW and the Minister for Transport and our local member to advocate for their advice and consideration of this proposal;

4. Council, within three months report their progress and capacity to undertake the above, followed by a report at conclusion of the pilot outlining findings for further consideration.

Further Notes to motion:

- St Joseph’s College has expressed their commitment to fund a pilot for 10-12 weeks.

- Stryder Community Bus has expressed their enthusiasm to participate in such a pilot.
BACKGROUND

Currently there is no direct bus or transport link between Woolwich and the overpass to the North West Metro at North Ryde. According to the Minister for Transport’s office, there are no plans to introduce such a service.

The connection from Valencia Street is 65-85 minutes and involves considerable walking with a minimum of three buses. This does not align with Council’s Strategic Plans for a well-connected suburb, or The Greater Sydney Commission’s vision for the “20 Minute City”.

ATTACHMENTS

There were no attachments to this report.
The purpose of this report is to advise of Development Applications determined under delegated authority for the period June 2019.

**RECOMMENDATION**

That the report be received and noted.

**DELEGATED AUTHORITY**

In accordance with Section 327 of the Local Government Act 1993, authority is hereby delegated to the Group Manager, Development and Regulatory Control to exercise and perform those powers, duties and functions in line with the authority and limitations of that position. These include approval and refusal of Development Applications as per Section 10 of Hunter’s Hill Council Delegations of Authority.

**REPORT**

<table>
<thead>
<tr>
<th>Development Application</th>
<th>DA2012/1094-1</th>
<th>Zone</th>
<th>Mixed Use B4</th>
</tr>
</thead>
<tbody>
<tr>
<td>Construction Certificate No.</td>
<td>N/A</td>
<td>Notification</td>
<td>Yes</td>
</tr>
<tr>
<td>Applicant</td>
<td>Claudia Guerrera</td>
<td>Value</td>
<td>N/A</td>
</tr>
<tr>
<td>Premises</td>
<td>Gladesville Road, Hunters Hill</td>
<td>Landscaped Area</td>
<td>N/A</td>
</tr>
<tr>
<td>Classification (BCA)</td>
<td>6</td>
<td>Date lodged</td>
<td>23 May 2018</td>
</tr>
<tr>
<td>Assessing Officer</td>
<td>Kerry Smith</td>
<td>Determination Date</td>
<td>27 May 2019</td>
</tr>
<tr>
<td>Proposal</td>
<td>Interior fitout of café - s4.55 – extended hours of operation</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

**Determination**

Refused subject to the following reasons:

1. The proposal would give rise to loss of amenity involving emission of noise, safety and security for the various residential occupants of the Strata Titled mixed use premises.

2. Approval to this extended hours of operation of the café would not be in the public interest as evidenced by the large number of objections to the proposal.
Determination | Refused subject to the following reasons:
---|---
3. Approval of this additional usage would create an undesirable precedent for Council.
4. The written consent of the owner of the premises being Strata Plan No.87636 was not supplied with the application and, as such, Council has no power to approve the application.

<table>
<thead>
<tr>
<th>Development Application No.</th>
<th>DA 2019-1039</th>
<th>Zone</th>
<th>R2</th>
</tr>
</thead>
<tbody>
<tr>
<td>Construction Certificate No.</td>
<td>N/A</td>
<td>Notification</td>
<td>Yes</td>
</tr>
<tr>
<td>Applicant</td>
<td>Carl Ryves</td>
<td>Value</td>
<td>N/A</td>
</tr>
<tr>
<td>Premises</td>
<td>5 Werambie Street Woolwich</td>
<td>Garden Area</td>
<td>N/A</td>
</tr>
<tr>
<td>Classification (BCA)</td>
<td>N/A</td>
<td>Date lodged</td>
<td>23 April 2019</td>
</tr>
<tr>
<td>Assessing Officer</td>
<td>Anna Hopwood Martin Peacock</td>
<td>Determination Date</td>
<td>4 June 2019</td>
</tr>
</tbody>
</table>

Proposal | Removal of one (1) *Casuarina glauca* (Swamp She Oak) tree

Determination | Compliant with LEP & DCP
Approve removal of one (1) *Casuarina glauca* (Swamp She Oak) tree with one (1) replacement tree to be planted.

The following trees may be removed:

<table>
<thead>
<tr>
<th>Tree</th>
<th>Location</th>
<th>Comments</th>
</tr>
</thead>
<tbody>
<tr>
<td>Tree 1 <em>Casuarina glauca</em> (Swamp She Oak)</td>
<td>Rear garden adjacent to corner of dwelling</td>
<td>Crown extends over roof of dwelling</td>
</tr>
</tbody>
</table>

The following replacement planting is required:

<table>
<thead>
<tr>
<th>Location</th>
<th>Minimum container size at purchase</th>
<th>No. of replacement plants required</th>
<th>Replacement tree Species</th>
</tr>
</thead>
<tbody>
<tr>
<td>Within the front garden</td>
<td>45L</td>
<td>1</td>
<td><em>Magonlia stellata</em> (Star Magnolia) Or <em>Acer palmatum/japonicum</em> cvs. (Japanese Maple cultivars)</td>
</tr>
</tbody>
</table>
**Development Application** | DA2016/1213-1 | **Zone** | R2  
**Construction Certificate No.** | CC.117a-18 | **Notification** | Yes  
**Applicant** | ARC Architects | **Value** | $1,108,413  
**Premises** | No.2 Vernon Street, Hunters Hill | **Landscaped Area** | 52%  
**Classification (BCA)** | 1a, 10a & 10b | **Date lodged** | 18 Mar 2019  
**Assessing Officer** | Kerry Smith | **Determination Date** | 6 Jun 2019  
**Proposal** | Alterations and additions to existing double brick dwelling and swimming pool – s4.55 – remove and rebuild existing piers and double brick wall over lower ground floor wall  
**Determination** | Compliant with LEP & DCP - Approval

**Development Application No.** | DA2018-1130 | **Zone** | B4  
**Construction Certificate No.** | NA | **Notification** | Yes  
**Applicant** | Perfect Practice | **Value** | $221,023  
**Premises** | 9/64-68 Gladesville Road | **Garden Area** | NA  
**Classification (BCA)** | Class 6 | **Date lodged** | 21 Dec 2018  
**Assessing Officer** | Shahram Zadgan | **Determination Date** | 31 May 2019  
**Proposal** | Change of use to Dermatology Practice and internal fitout  
**Determination** | Compliant with LEP & DCP - Approval

**ATTACHMENTS**
There were no attachments to this report.
**ITEM NO** : 4.2  
**SUBJECT** : REPORT OF LEGAL MATTERS JUNE 2019  
**STRATEGIC OUTCOME** : MAINTAIN THE CHARACTER AND AMENITY OF HUNTERS HILL  
**ACTION** : ALL BUILDING WORK COMPLIES WITH COUNCIL REGULATIONS  
**REPORTING OFFICER** : STEVE KOUREPIΣ

**PURPOSE**  
The purpose of this report is to update Council on legal matters. These matters are generally with the Land and Environment Court.

**RECOMMENDATION**  
That the report be received and noted.

**REPORT**  
Attached is a Status Report provided by Council's Legal Advisors – HWL Ebsworth

**ATTACHMENTS**  
1. Status Report [_downloads]

Ref: 418130
## Hunters Hill Council Status Report
12 June 2019

<table>
<thead>
<tr>
<th>Our Ref</th>
<th>Matter Name</th>
<th>Acting Solicitor</th>
<th>Date File Opened</th>
<th>Description/Further investigation being conducted/Status/Forecast</th>
<th>Fees billed to date excluding GST</th>
<th>Disbs billed to date excluding GST</th>
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<tbody>
<tr>
<td>679896</td>
<td>Other non compliances: 27 Nelson Parade, Hunters Hill</td>
<td>John Cole</td>
<td>10 October 2017</td>
<td>In progress. Surveyor briefed to identify additional unauthorised work. Objector/neighbours solicitors in discussions re litigation. Warming letter sent regarding concreting works at north of property/ north of public pathway. Response received regarding urgent meeting with counsel was being organised by Cavasinni. Further response received referring to intention to lodge modification application. Modification now lodged and being independently assessed.</td>
<td>$4,956.00</td>
<td>$293.82</td>
</tr>
<tr>
<td>902036</td>
<td>HHC at Form Architects - Building Information Certificate Appeal - LEC 2019/251029</td>
<td>John Cole/Alex Epstein</td>
<td>26 August 2018</td>
<td>New appeal filed, Notice of Appearance filed, SOFC filed. Mediation held on 22 October 2018. Applicant to amend plans. Mediation to resume in early December at date to be decided. See above (matters being dealt with concurrently). Consent orders hearing of 8 March 2019 sought demolition works orders and then Council to issue a BIC - orders made by court. Court judgement issued 25 March 2019.</td>
<td>$1,397.50</td>
<td>$69.88</td>
</tr>
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<tr>
<td>096599</td>
<td>HHC, Class 1 Application 219 Victoria Road Gladesville – Proposed construction of mixed use development (residential/commercial) (Com Bank) Applicant lodged a deemed refusal application had not yet been determined by Council Nonflow Pty Limited v Hunter's Hill Council - 2018/208397</td>
<td>John Cole</td>
<td>19 July 2018</td>
<td>First directions hearing on 3 August 2018. Urban designer, planner, traffic consultant and heritage experts briefed. Site inspection by John Cole and review plans. SOFAC filed. Conciliation conference listed for 26 February 2019. Without prejudice meeting held on 18 December 2018. Amended plans provided for discussion at conciliation conference. Conciliation conference held 26 February 2019. Applicant to provide amended plans and supporting documentation for purpose of seeking to reach an s34 agreement. Concerns from Council's experts re proximity of two towers to each other and possible neighbours (redevelopment - see Allen v HHC) even with variation of near setback. New plans received. Matter listed for hearing on 12 and 13 December 2019. Parties still negotiating in the interim and latest meeting suggests s34 agreement likely with s8.15 costs disagreed at the moment.</td>
<td>$17,903.00</td>
<td>$22,568.23</td>
</tr>
<tr>
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</tr>
<tr>
<td>902902</td>
<td>HHC: Enforcement proceedings Re 1 - 3 Ryde Road</td>
<td>John Cole</td>
<td>4 September 2018</td>
<td>Class 4 proceedings commenced 5 September 2018. Urgent injunctive orders issued preventing further works and requiring remedial actions. Interim consent orders made by Moore J on 25 October 2018. Respondents to provide plans for reconstruction of veranda and landscaping, with fencing to remain and turf to be installed in the meantime. Matter adjourned until 28 June 2019. Without prejudice meeting occurred. Council and RMS needs to assessment construction/traffic management plans in relation to accessing site from neighbouring property and neighbouring costs and timing for restoration.</td>
<td>$17,825.50</td>
<td>$988.50</td>
</tr>
<tr>
<td>905219</td>
<td>HHC ats Allen Construction Pty Ltd - 223-227 Victoria Road Gladesville (Arcade Site) - Class 1 Application 2018/279896</td>
<td>John Cole/ Alex Epstein</td>
<td>18 September 2018</td>
<td>SCFAC's filed in both proceedings on 11 October 2018. Planner, urban designer, heritage expert, traffic expert and counsel briefed. SCFAC filed and served. Conciliation conference heard concurrently on 1 May 2018, significant amendments made to proposal. Interrelationship with Nonlow v HHC, next door site, being reviewed. Amended plans being prepared for submission to Council. Parties to facilitate entering into s34 agreement. Additional time given by Court to settle. Further changes to plans needed.</td>
<td>$12,059.60</td>
<td>$19,626.89</td>
</tr>
<tr>
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</tr>
<tr>
<td>907436</td>
<td>HHC - Advice/ potential enforcement proceedings 2 Aspinal Place, Hunters Hill Refusal of Building Information Certificate – Illegal Works Applicant has appeal the Building Information Certificate.</td>
<td>John Cole</td>
<td>5 October 2018</td>
<td>Initial review conducted. Class 1 application has now been filed. SCFC due on 2 November 2018, draft version being reviewed. First directions hearing on 7 November 2018. Planner briefed. Matter listed for a 34 conference on 23 May 2019. Neighbours notified. And gave evidence. Court site inspection from their homes. S34 agreement reached re cut back awaiting structure and maintain ledge to preserve neighbour’s views.</td>
<td>$10,689.50</td>
<td>$548.72</td>
</tr>
<tr>
<td>914166</td>
<td>Advice in relation to CDC - 18 Milling Street Hunters Hill Investigation of CDC and works compliance Residents raised concerns and Council investigation.</td>
<td>John Cole</td>
<td>28 November 2018</td>
<td>Investigation of CDC and works complying therewith being undertaken. Letter to compliant settled. Speaking with owner’s solicitors who have responded to NOI. Solicitor submissions considered. Orders issued by Council, Council to confirm they have been complied with. Site inspection undertaken. Most of works completed. Pool demolished. Applicant requested further time in relation to one aspect of orders.</td>
<td>$15,308.00</td>
<td>$794.62</td>
</tr>
</tbody>
</table>
Hunters Hill Council  
Status Report  
12 June 2019

<table>
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</tr>
</thead>
</table>
| 917652  | HHC ats John Maxwell Jefferson, LEC 2018/00393980, 14 Ferry Street, Hunters Hill  
Alterations and additions to existing dwelling house  
Applicant lodged a deemed refusal application had not yet been determined by Council | John Cole/ David Gunter | 2 Jan 2019 | Awaiting further documents from Applicant to enable preparation of briefs and SOFC. First directions on 13.2.19. Site inspection undertaken by John Cole. Barrister, planner and heritage experts briefed. | $5,725.00 | $3,169.75 |
| 918846  | 64/64A High Street, Hunters Hill  
Advice re compliance/ stormwater issues | John Cole | 15 Jan 2019 | Letter to complainant settled and sent out. Response received. Further letter drafted and sent. No order proceeding for pump out system. Gravity system through no. 62B under consideration. Site inspection with complainant undertaken. Letter to owners of no. 64 drafted. | $2,982.50 | $149.13 |
<table>
<thead>
<tr>
<th>Our Ref</th>
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</thead>
<tbody>
<tr>
<td>919946</td>
<td>HHC ats David Melocco - LEC 2019/17696 2 Yiret Street, Hunters Hill Proposed demolition of existing unit development on site and proposed 4 residential apartments Applicant lodged a deemed refusal application had not yet been determined by Council</td>
<td>John Cole</td>
<td>24 Jan 2019</td>
<td>Planner, heritage and arborisi briefed. SOFC due 11 February 2019. First directions hearing 13.2.19. Site inspection undertaken by John Cole. SOFC filed. Conciliation conference listed for 17 September 2019. Parties organised without prejudice meeting on 31 July.</td>
<td>$4,730.50</td>
<td>$787.75</td>
</tr>
<tr>
<td>926777</td>
<td>HHC - CDC and BC 14 Blaxland Street, Hunters Hill Applicant has appeal the Building Information Certificate</td>
<td>John Cole</td>
<td>15 March 2019</td>
<td>Stop work in place on rear of dwelling street site inspection.</td>
<td>$0.00</td>
<td>$0.00</td>
</tr>
</tbody>
</table>
## Hunters Hill Council
### Status Report
12 June 2019

<table>
<thead>
<tr>
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</tr>
</thead>
<tbody>
<tr>
<td>928701</td>
<td>HHC ats Jason Khouri - LEC 2019/89953 – 32 Ryde Road Hunters Hill Proposed child care centre Applicant lodged a deemed refusal application had not yet been determined by Council</td>
<td>John Cole</td>
<td>27 March 2019</td>
<td>Site inspection John Cole and Steve Kourepis carried out. Planner, heritage, arborist, traffic and acoustic experts briefed. SCFC filed 6 May 2019. Parties to have without prejudice meeting on 8 August 2019. Matter listed for conciliation conference on 16 December 2019. Parties organising without prejudice meeting.</td>
<td>$5,767.50</td>
<td>$1,256.40</td>
</tr>
</tbody>
</table>
ITEM NO : 8.1

SUBJECT : SHARED SERVICE ARRANGEMENTS WITH LANE COVE COUNCIL

STRATEGIC OUTCOME : THERE IS A SHARED VISION BY COUNCIL AND STAFF OF CONTINUOUS IMPROVEMENT

ACTION : DEVELOP AND IMPLEMENT INITIATIVES THAT SUPPORT AND PROMOTE CAREER DEVELOPMENT CAPABILITY ACROSS THE ORGANISATION

REPORTING OFFICER : LISA MISCAMBLE

Ref: 417570

PURPOSE
The purpose of this report is to advise Council of proposed shared service arrangements with Lane Cove Council.

RECOMMENDATION
1. That the report be received and noted.
2. Council endorse the General Manager entering into Shared Service Agreements with Lane Cove Council based on the following key principles:
   a. Each service shall be assessed on its merits as to its suitability to achieve mutual benefit.
   b. Lane Cove will be Council’s first choice as a shared service partner.
   c. No cross-subsidisation (where one Council pays a higher amount so that the price paid by the other Council can be reduced).
   d. Service delivery, where possible, shall be individually branded or co-branded.
   e. There will be no staff redundancies.

BACKGROUND
Empirical evidence on both the outcome of municipal mergers and the relationship between size and performance/efficiency in local government indicates that shared services are a better alternative to municipal mergers in securing the benefits of greater scale and scope in service provision. In the most recent debate on council mergers the Samson Report acknowledged this and called for greater use of shared services in the sector.

This report details the opportunity to enter into shared service arrangements with Lane Cove Council, to provide efficiency savings in service delivery and/or expanded strategic capacity. Areas such as information technology, library services, works and shared services are being explored.

The governance structure of the agreement will also be discussed which aims to define the purpose, reporting and financial arrangements.
The following sections are from the Local Government Act 1993 are relevant in this context

a) Section 55 - What are the requirements for tendering?
   (3) This section does not apply to the following contracts:
   (c) a contract entered into by a council with another council,

b) Section 355 - How a council may exercise functions
   (d) A function of a council may be exercised jointly by the council and another council or councils (including by means of a Voluntary Regional Organisation of Councils of which the councils concerned are members)

These two sections mean that the two councils can engage contractually efficiently and have the authority to exercise each other’s functions as appropriate.

REPORT

Council has been in discussions with Lane Cove Council in order to develop a shared service model which has the potential to not only deliver significant financial benefits but also improve the quality of services provided to our respective residents.

Essentially there are three types of Shared Service under consideration:

- Service Provision
- Information Technology Systems
- Procurement

Not all services provided by councils are equally suitable for sharing, so it is imperative to determine what services are feasible and suitable to such arrangements.

The following principles have been developed to guide the consideration of which services and how such services will be shared:

- Each service shall be assessed on its merits as to its suitability to achieve mutual benefit
- Lane Cove Council will be Hunter’s Hill Council’s first choice shared service partner
- No cross-subsidies (where one council pays a higher amount so that the price paid by the other council can be reduced).
- Services to be individually branded or co-branded, where possible
- No staff redundancies

In initial discussions, the following opportunities have been identified:

Information Technology (IT) Systems

IT enabled standardisation will generate greater value across councils and lower the barriers to information sharing and collaboration. This in turn, enables increased levels of sharing across a broader range of services.

It is envisaged that the increased economies of scale will drive lower operating costs whilst further efficiencies will be realised through standardisation of processes, policies and reporting for Lane Cove and Hunters Hill Councils.
Implementation of key IT projects will help streamline operations and move towards IT best practice. Possible integrations include a customer request management system, online forms, electronic records management and asset management.

**Library Services**

In accordance with the Library Act 1939, there are two broad agreement types specified:

Section 12(1) – enables two or more local authorities to agree that one council operates and manages library services on behalf of both councils.

Library shared service arrangements are prevalent and successful in regional and rural areas of NSW. They allow for a better range of library services such as mobile libraries, the organising of library-based events throughout the region, and consolidation of functions such as outreach and promotions, Information Technology and other technical services, and the delivery of innovative and popular programs.

Hunters Hill Council currently provides its library service under a Joint Use Agreement with the City of Ryde. The Hunters Hill Library Working Party was formed following Council’s resolution on 23 July 2018 (222/18): *That Council establish a Working Party to consider long term options for the provision of library services to residents of Hunters Hill LGA.*

As part of this Working Party’s consideration, one option identified is the potential to partner with Lane Cove Council in the provision of a library service. It is proposed that this option is explored with Lane Cove to assess opportunities.

**Works and Services**

The nature of works and services means that all councils undertake the similar activities within each of the functions.

The magnitude of operating expenditure in the delivery of the range of works and services means that the achievement of small operational efficiencies can result in significant long term benefits.

Hunters Hill and Lane Cove Council are geographically located near each other which allows for works to be carried out in reasonably close proximity and also the potential for the sharing/storage of plant and equipment.

There is also an opportunity that could be explored for Hunters Hill Council to relocate its depot operations (staff and equipment) to the depot located in Lane Cove. This has the ability to achieve economies of scale through cost sharing and joint purchasing.

**Shared or Co delivered Services**

The sharing of services can be the catalyst for bringing different employee groups together to work on joint projects or areas with similar roles and responsibilities.

Many councils have recognised that the sharing of job activities can significantly assist in the upskilling and transfer of experience between groups at different levels of the organisation.

It is proposed that Council initially share a Waste Coordinator role and Road Safety Officer role. Lane Cove Council, in this instance would be the host employer for the roles. However, other future roles may lend themselves to be hosted at Hunters Hill Council.
Governance

A Shared Service Agreement (SSA) commensurate with the complexity of the shared service will be agreed between the councils.

Each SSA would prescribe the:

- specific service to be provided
- cost sharing arrangements
- establishment and administration costs
- reporting regime to track outcomes, in terms of efficiency and improvements

CONCLUSION

Shared and co service delivery is extremely effective when a coordinated approach is taken to deliver key services.

This ensures that increased economies of scale will drive volume efficiencies whilst further benefits will be realised through standardisation of processes, policies and reporting for both councils.

Implementation of continuous process improvement will help streamline operations and move towards best practice over time. This initiative will not impact on Council participating in regional (NSROC) nor other shared service arrangements (such as the Shared Internal Audit Service nor Waste Alliance).

This approach also enables each respective Council to continue to reflect the local priorities and identity whilst at the same time opening the opportunity to realise the benefits of increased economies of scale.

FINANCIAL IMPACT ASSESSMENT

There is no direct financial impact on Council’s adopted budget as a result of this report. However over time it is anticipated that there will be efficiencies gained.

ENVIRONMENTAL IMPACT ASSESSMENT

There is no direct environmental impact on Council arising from Council consideration of this matter.

SOCIAL IMPACT ASSESSMENT

Through shared and co delivered service arrangements it is anticipated that that there will be the opportunity to broaden the level of service provided to both communities.

RISK ASSESSMENT

The proposed governance arrangements via the Shared Service Agreement will assist in ensuring that appropriate measures are in place.

Further, through resource sharing, in particular human resource sharing, there is greater capacity of both Council’s to build skill and capacity and also enable effective succession planning.

ATTACHMENTS

There are no attachments to this report.
ITEM NO : 8.2

SUBJECT : ADOPTION OF 2019/20 BUDGET, FEES & CHARGES AND LONG-TERM FINANCIAL PLAN AND RATES & CHARGES

STRATEGIC OUTCOME : COUNCIL IS FINANCIALLY SUSTAINABLE

ACTION : PROVIDE TIMELY FINANCIAL INFORMATION, ADVICE AND REPORTS TO COUNCIL, THE COMMUNITY AND STAFF INCLUDING THE LONG TERM FINANCIAL PLAN

REPORTING OFFICER : BARRY HUSKING

Ref: 418035

PURPOSE
The purpose of this report is to adopt the draft 2019/20 budget, fees and charges and long-term financial plan and rates and charges after considering public submissions on these documents.

RECOMMENDATION
1. That the report be received and noted.
2. That that the 2019/20 budget and 2019/20 to 2028/29 long-term forecasts, as advertised, be adopted.
3. That the 2019/20 fees and charges, as advertised, be adopted.
4. That the following ordinary rates, special rates and waste charges be made for 2019/20:

<table>
<thead>
<tr>
<th>Rate Description</th>
<th>Rate in $</th>
<th>Minimum or Base Amount</th>
</tr>
</thead>
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<td><strong>Ordinary Rates</strong></td>
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<td></td>
</tr>
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<td>$559.51</td>
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<tr>
<td>Business Maritime Lease</td>
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<td>$69.86</td>
</tr>
<tr>
<td>Mixed Business Strata Unit</td>
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</tr>
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<td>Mixed Residential</td>
<td>0.00101319</td>
<td>$559.51</td>
</tr>
<tr>
<td>Mixed Residential Strata Unit</td>
<td>0.00101319</td>
<td>$559.51</td>
</tr>
</tbody>
</table>
5. That funding of $10,000 for Gladesville Shopping Village place making and $29,000 for traffic and transport planning be allocated in the 2019/20 budget.
REPORT

Every year NSW councils must adopt an Operational Plan, including a budget and fees and charges, for the ensuing 12 months. Before adopting these plans, Council must consider any public comments received during a 28-day exhibition period.

These publications, with the exception of fees and charges proposals which were completed later, were issued for public comment in November 2018 as part of the consultation associated with Council’s proposal for a special variation to rates.

Following this consultation Council endorsed all the IP&R publications and resolved to apply to the Independent Pricing and Regulatory Tribunal (IPART) for a 9.74% special variation to rates. On 13 May 2019 IPART approved this special variation in full.

Several adjustments were required to the draft 2019/20 budget since its earlier public exhibition and on 20 May 2019 Council resolved to place on public exhibition its draft 2019/20 budget, the draft long-term forecasts to 2028/29 and draft 2019/20 fees and charges. Consideration of public submissions on these documents is required before their adoption.

Council’s draft 2019/20 budget, fees and charges and long-term financial plan were placed on public exhibition from 22 May 2019 to 20 June 2019. Newspaper advertisements drawing attention to the public exhibition were placed in The Weekly Times and the Northern District Times on 22 and 29 May 2019. Notification of the exhibition was also placed on Council’s website.

The documents were accessible via Council’s website and hard copies were made available at the Administration Centre and Gladesville Branch Library.

At the time of report compilation no submissions had been received. Any submissions received up to 20 June will be forwarded to Councillors under separate cover so that they can be considered prior to adoption of the budget documents.

Proposed additions to 2019/20 Budget

The 2018/19 budget provided $40k to assist with the review of the Joint use Library Agreement with the City of Ryde. This work has been undertaken utilising the skills of staff and the input of the Library Working Group.

It is proposed to reallocate the majority of these funds towards two key priority areas: progressing place making in the Gladesville Shopping Village ($10k) and to fund technical traffic engineering expertise ($29k).

There is a need for a greater focus on place making in the Gladesville Shopping Village and support to local businesses. These funds will assist in the implementation of place making activities and engagement with local residents and business in implementing these projects. This is a pilot initiative and will be undertaken over a three (3) month period.

There is a range of traffic and transport matters that require additional resourcing in the short term. It is proposed that these funds will assist in taking a more coordinated and planned approach to the assessment and development of appropriate strategies in response to these. These funds will assist in the employment of a part time contract traffic engineer on a contract basis.

The reallocation will result in a saving in 2018/19 and equivalent additional costs in 2019/20. Recommendations to this report include provision for this in the 2019/20 budget so that this work can commence as soon as possible.
CONCLUSION

Council's draft 2019/20 budget, long-term budget and fees and charges have been publicly exhibited in accordance with legislative requirements. No submissions have been received and it is now recommended that the documents be adopted and that Council make the rates and charges for 2019/20.

FINANCIAL IMPACT ASSESSMENT

As outlined in the budget documentation which is the subject of this report.

ATTACHMENTS

There were no attachments to this report.
ITEM NO : 9.1

SUBJECT : MINUTES OF THE HUNTERS HILL LOCAL AREA TRAFFIC COMMITTEE HELD 21 MARCH 2019

STRATEGIC OUTCOME : ROAD CONGESTION AND TRAFFIC SAFETY IS IMPROVED

ACTION : REVIEW TRAFFIC MANAGEMENT PLANS TO IDENTIFY AREAS THAT REQUIRE INTERVENTION (E.G. TRAFFIC CALMING)

REPORTING OFFICER : DHRUBA BHOWMIK

PURPOSE
The purpose of this report is to provide Council with the Minutes of the Local Area Traffic Committee.

The purpose of the Local Area Traffic Committee (LTC) is to exercise functions of the Roads Act 1993 as delegated by the Minister for Roads. The LTC has no decision-making powers. The LTC is primarily a technical review committee, which is required to advise the Council on matters referred to it by Council. These matters must be related to prescribed traffic control devices and traffic control facilities for which Council has delegated authority.

Attached are the Minutes of the meeting held 21 March 2019.

The Committee makes the following recommendations to Council on matters considered by the Local Area Traffic Committee.

RECOMMENDATION

3.1 PEDESTRIAN CROSSING - MARY STREET

1. That the turning paths for large vehicles in particular school buses/buses needs to be further investigated and to ensure that the paths are achievable and meet the requirements.

2. That prior to commencing with the pedestrian crossing that investigation of road safety assessment needs to be undertaken with regard to drop off and pick up points for the two schools in particular the afternoons, were vehicles are queuing within Mary Street.

3. That Council notify Villa Maria Primary School, St Joseph’s College and the P&C Committee President of Villa Maria Primary School of the outcome of the Hunters Hill Local Area Traffic Committee meeting of the proposal pedestrian crossing, in particular the road safety issues were vehicles queuing within Mary Street.

4. That Council approves this pedestrian Crossing in principle, within Mary Street, subject to successful community consultation, and all residents in the entirety street Mary and Mark Streets be advised of the proposal.

5. That Council also review the signage at the intersection of Mary and Mark Street.
ATTACHMENTS

1. Minutes Hunters Hill Local Area Committee↓
COMMITTEES

MINUTES OF HUNTERS HILL LOCAL AREA
TRAFFIC COMMITTEE MEETING

held 21 March 2019

COMMENCEMENT

The meeting opened at 11.00am.

IN ATTENDANCE

Cllr Mark Bennett
Cllr Ben Collins
Sgt Leonie Abberfield
Mr Eoghan Herbert
Mr Peter Carruthers
Ms Vicky Walker

Mayor, Hunter’s Hill Council
Councillor Hunter’s Hill Council representing The Hon.
Anthony Roberts, Local Member of Parliament
Traffic Supervisor, Ryde Police Area Command, NSW Police
Traffic and Service Manager, Sydney Buses
Roads and Maritime Services
Senior Network and Safety Officer, Roads and Maritime Services

ALSO PRESENT

Mr Steve Kourapis
Mr Dhruba Bhoomik
Mr Gary Meilo
Ms Anna Gievender

Group Manager, Development and Regulatory Control
Manager, Works & Services, Hunter’s Hill Council
Ranger, Hunter’s Hill Council
Administration Officer, Hunter’s Hill Council (Minutes)

APOLOGIES

No apologies were received.

DECLARATIONS OF INTEREST

The Mayor called for Declarations of interest without response.

CONFIRMATION OF MINUTES

RECOMMENDATION

That the Minutes of Hunters Hill Local Area Traffic Committee of previous Meeting held on 6/12/2018.

BUSINESS ARISING

2.1 BUS LANE - CORNER VICTORIA ROAD & PRINCE EDWARD STREET, GLADESVILLE

PROCEEDINGS IN BRIEF

RMS Officers outlined the proposed line marking works along Victoria Road near Prince Edward Street was to improve the direction with line markings, near the Bus Lane.

Minutes of the Hunters Hill Local Area Traffic Committee Meeting held on 21 March 2019. This is page 1
2.2 SAFETY FENCE - PITTWATER ROAD, HUNTERS HILL

PROCEEDINGS IN BRIEF

Council Officers outlined the issues to the committee and emphasised that City of Ryde Council through a Development Application process could have improved the pedestrian crossing between two sites. However, RMS suggested a crash data to be reviewed and RMS guide lines to be followed for any installation of a middle fence. It is also noted that installation of a fence would be an expensive exercise (if crash date supported the case). RMS suggested a joint submission with (City of Ryde and Hunters Hill Council for a grant under a “Black Spots” Program) could be helpful based on a crash data report and risk assessment.

REPORTS

3.1 PEDESTRIAN CROSSING - MARY STREET

PROCEEDINGS IN BRIEF

Council officers outlined the proposal to the committee and the members have recommended the following.

RECOMMENDATION

1. That the turning paths for large vehicles in particular school buses/buses needs to be further investigated and to ensure that the paths are achievable and meet the requirements.
2. That prior to commencing with the pedestrian crossing that investigation of road safety assessment needs to be undertaken with regard to drop off and pick up points for the two schools in particular the afternoons, were vehicles are queuing within Mary Street.
3. That Council notify Villa Maria Primary School, St Joseph’s College and the P&C Committee President of Villa Maria Primary School of the outcome of the Hunters Hill Local Area Traffic Committee meeting of the proposal pedestrian crossing, in particular the road safety issues were vehicles queuing within Mary Street.
4. That Council approves this pedestrian Crossing in principle, within Mary Street subject to successful community consultation, and all residents in the entire street Mary and Mark Streets be advised of the proposal.
5. That Council also review the signage at the intersection of Mary and Mark Street.

3.2 REIBY ROAD - PEDESTRIAN CROSSING

PROCEEDINGS IN BRIEF

Council Officers briefed the committee of the recent site meetings and the Council resolution of 24 September 2018.

RECOMMENDATION

That the report be received and noted.

The meeting closed at 12.10pm.
ITEM NO : 9.2

SUBJECT : MINUTES OF THE HUNTERS HILL LE VESINET FRIENDSHIP COMMITTEE MEETING HELD 5 JUNE 2019

STRATEGIC OUTCOME : COUNCIL ENCOURAGES A SENSE OF BELONGING AND CONNECTION TO THE LOCAL COMMUNITY

ACTION : SUPPORT AND FACILITATE COMMUNITY EVENTS/PROJECTS AND INITIATIVES THAT ENCOURAGE COMMUNITY PARTICIPATION

REPORTING OFFICER : SHARON MURDOCH

PURPOSE
The purpose of this report is to provide Council with the Minutes of the Le Vesinet Friendship Committee Meeting held 5 June 2019.

The Le Vesinet Friendship Committee runs a student exchange program with Le Vesinet in France.

The Minutes are attached.

RECOMMENDATION
That the Minutes be received and noted.

ATTACHMENTS
1. Le Vesinet Friendship Committee Meeting Minutes 5 June 2019 📄
Minutes of the Hunters Hill-Le Vesinet Friendship Committee Meeting held 5 June 2019

Minutes to council@huntershill.gov.au

1. **Present:**
   Wendy Benrimoj  
   Gael Czinner  
   Mark Bennett  
   Karen Hart  
   Catherine Maclnnes  
   Sara Vickers  
   Robyn Carr  
   Ross Williams

2. **Apologies:**
   Mariano Massa  
   Richard Quinn

3. **Confirmation of Minutes from Meeting held 1 May 2019**
   Proposed: Ross Williams; Seconded: Gael Czinner

4. **Business arising**
   **P-plate Driver permissions:**
   Wendy has asked families hosting in 2019 to contact French families direct for email consent - if there is intent for the French student to be driven by a P-plate driver.

5. **Treasurers report:**
   Report was presented and approved.  
   Proposed: Mark Bennett; Seconded: Wendy Benrimoj

6. **French Students’ Visit July 2019**
   **Excursions**
   Excursions have been finalised, and payments made for excursions that needed to be paid ahead of time.
   Karen noted that there are enough chaperones to accompany all the excursions.
Karen will organise a run sheet per excursion and a group text. Karen will also ask Ida to print copies of the programme for inclusion in the student welcome packs.

The committee thanked Karen again for all her work in organising the programme.

*Welcome Reception*

Reception is confirmed for 1 July.

It was confirmed that the students will receive their bag, cap and water bottle at the Welocome reception. Gael to liaise with Sharon Murdoch and Ida re the bags.

Wendy has invited Claire Inchbold to the reception.

*Note on School attendance – Riverside*

Wendy alerted the committee that there is a new Head at Riverside, and that additional effort had been needed to introduce the exchange to her and gain approval for the French students to attend. Working with the Head, Wendy needed to get approval from NSW Dept of Education (DET) for the visiting students to attend the school. This has been granted on a once-off basis for students visiting in 2019.

Wendy is liaising with DET to try to change guidelines for future years. Dependant on the outcome of this work, it is possible that the committee will need to seek special approval from DET on each occasion that we have students from Riverside on the exchange (Note: No Riverside students have applied for the 2019/20 exchange)

*Farwell Dinner*

Noted that Claire Inchbold is planning to attend the Farewell Dinner. Deposit has been paid for Hunters Hill Club. It was agreed that we will invite families, committee plus small number of invited guests. Gael noted that the names of all attendees are needed ahead of the event because it is a registered club.

Gael will organise invitations, and plans not to use TryBooking. Invitations will be sent by email with payments by bank transfer.

For any French families attending, the committee will cover the cost of parents if they attend; families will need to pay for any other family members.

Prices: $45 per head. $30 for children under 12. French students already paid for.
7. **Moocooboola**

Wendy noted that she hasn’t yet received an application form for a stall at Moocooboola. Mark agreed to follow up.

Wendy noted that she will not be available for Moocooboola this year. Gael & Sara will lead set up on the day.

Wendy will contact Le Bon Crepe.

Gael is arranging the raffle – the committee was asked to bring contribution for the prize to the next meeting.

8. **2019/20 Exchange**

15 student applications/ interviews + 1 x reverse exchange.

The committee discussed dates for Christmas: schools finish around 5 Dec so the students could leave around 7 Dec, return 19 Jan.

2020 term dates will need to be confirmed in order to finalise the exchange dates.

9. **General Business**

*Insurance of HHLV Committee*

Mark has identified a need to confirm whether there is a need for insurance for the committee. Mark will send a formal question to Council to understand what is currently covered. He agreed to try to get this in writing before the French students arrive.

10. **Next meeting**

Next meeting planned for 31 July 2019 at 7.00pm
Meeting closed at 8.25pm

Financial Impact:
There is no direct financial impact on Council’s adopted budget as a result of this report.

Recommendation:
That the minutes be received and noted.
ITEM NO : 9.3

SUBJECT : MINUTES OF THE HUNTERS HILL PUBLIC ART COMMITTEE MEETING HELD 11 APRIL 2019

STRATEGIC OUTCOME : COUNCIL PROVIDES A DIVERSE AND WELL SUPPORTED ARTS AND CULTURAL PROGRAM

ACTION : REVIEW PUBLIC ART POLICY AND LIST AND PROMOTE PUBLIC ART INSTALLATIONS

REPORTING OFFICER : ANNIE GOODMAN

PURPOSE
To provide Council with an update regarding the joint Traffic Signal Box Project with RMS, Lendlease/Tyco Traffic and Transportation.

RECOMMENDATION
That the report be received and noted.

BACKGROUND
The success of the joint partnership with NBN and Telstra in wrapping NBN nodes in the Hunters Hill Conservation Zone sparked RMS to develop a similar co partnership arrangement with Lendlease/Tyco Traffic & Transportation.

Lendlease contacted Hunter’s Hill Council in April 2019 to propose a joint partnership for the wrapping of traffic signal boxes throughout the Hunters Hill local government area. Lendlease have been subcontracted by RMS to deliver the project.

REPORT
The Hunters Hill Public Art Committee liaised with the Hunters Hill Historical Society, schools, local businesses, community groups and individuals to develop the Traffic Signal Box Project artwork concepts. To ensure consistency with the existing NBN node artwork the Public Art Committee developed a series of historical photographs relating to the ‘place’ of each traffic signal box. Each box will have between 9-11 images. There are 9 boxes that will be wrapped.

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<th>Location</th>
<th>Suburb</th>
<th>Size</th>
<th>Type of wrap</th>
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</thead>
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<td>Woolwich</td>
<td>on stand</td>
<td>Heritage</td>
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</tr>
</tbody>
</table>
Box 1420: Opposite Marist Sisters College at Weil Park

Box 1396: 53 Gladesville Road
Box 1297: 4 Victoria Road at the corner of Crown Street

Box 3552: 199 Victoria Road at the corner of Cowell Street
Box 1397: Overpass X 2

Box 680: Gladesville Reserve at the corner of Victoria Road and Huntleys Point Road
CONCLUSION
The rollout of this project is expected to commence in the first week in July 2019 and its success may enable further collaborations with RMS and other joint partners.

Promotion of the Traffic Signal Box Project will take place via Council’s website, social media, newsletter, Place e-Newsletters. Media opportunities will be actioned upon finalisation of the project.

ATTACHMENTS
There are no attachments to this report.
ITEM NO : 9.4

SUBJECT : REPORT ON COUNCILLOR BRIEFINGS HELD 11 JUNE 2019

STRATEGIC OUTCOME : COUNCIL IS RECOGNISED AND RESPECTED AS AN OPEN AND TRANSPARENT ORGANISATION

ACTION : COUNCIL AND COUNCILLORS ABIDE BY THE CODE OF CONDUCT, CODE OF MEETING PRACTICE AND LOCAL GOVERNMENT ACT

REPORTING OFFICER : SHARON MURDOCH

Ref: 418245

PURPOSE
The purpose of this report is to provide a summary of matters discussed at the Councillor Briefing held on 11 June 2019.

RECOMMENDATION
That the report be received and noted.

PRESENT
Clr Mark Bennett
Clr Elizabeth Krassoï
Clr Jim Sanderson
Clr Ross Williams
Clr Ben Collins (arrived at 7.00pm)
Clr Zac Miles (arrived at 7.00pm)

ALSO IN ATTENDANCE
Lisa Miscamble General Manager
Barry Husking Acting Director Corporate Services
George El Kazzi Director Service Delivery and Special Projects
Steve Kourepis Director Development and Regulatory Services
Annie Goodman Corporate Strategist/Acting Community Services Manager
Peter Graham Property NSW representative
Elizabeth Stewart Property NSW representative

APOLOGIES
Clr Justine McLaughlin
BRIEFING

Information on the following was presented:

Library services working group update

An update on the work of the Library Working Group was provided and draft directions. The Library Working Group was formed in April and met throughout May with the working group considering the question ‘What is the most appropriate form of Library Service for Hunters Hill?’

It is anticipated that the Working Party’s recommendation will be presented to Council for consideration in July.

Update from Property NSW on Nelson Parade

An update on the remediation of Nelson Parade was given by Property NSW representatives, on information that was provided to the residents approximately two (2) weeks ago.

The presentation provided is contained in the attachment as well as the Hunter’s Hill Remediation Information Sheet March 2019 which was also distributed on the evening.

Property NSW have offered to brief the community and Councillors through the Submissions Report for 7-11 Nelson Parade that has been lodged with the NSW Department of Planning and Environment once placed on exhibition.

ATTACHMENTS

1. Property NSW Resident Information Session Summary Nelson Parade
2. Property NSW Remediation of Nelson Parade Project Facts March 2019
Resident Information Session (Summary)

Remediation of 7-11 Nelson Parade
Background

- Since 2018, the Government has been working on an alternative remediation proposal for the management of material at 7-11 Nelson Parade. Property NSW consulted with the community regarding this proposal via one-on-one meetings, as well as several community meetings, and noted resident feedback.

- The proposal includes:
  - Treatment and offsite disposal of contaminated material subject to the NSW EPA Management Order and any General Solid Waste.
  - Encapsulation of material exceeding General Solid waste criteria in cells located on number 9 Nelson Parade.

- Remediation of properties 7 and 11 Nelson Parade would be to a standard suitable for a residential use with 9 Nelson Parade remediation to a standard suitable for a open space/park use.

- Following the feedback received, in October 2018, the Government announced it would proceed with the detailed design of the remediation approach.

- Findings of the detailed design were presented to the community in January and February 2019.
What Residents of Nelson Parade have told PNSW (Broad Base)

• want action resulting in a safe outcome.
• Certainty and a binding agreement on a time frame for implementation.
• To address impact of contamination on property values in Nelson Parade.
• Take steps to address the stigma with living in Nelson Parade.
• To consider the emotional stress that has been raised.
• Consider the community’s views on future site use.
What Residents of Nelson Parade have told PNSW (Specific)

- The building currently located on No. 11 to be demolished and the site made good.
- The site be remediated to a residential standard.
- Residual material on neighboring blocks be removed.
- Resolve EPA Management Order.
- Eliminate radon gas seepage to adjoining property.
- Property NSW to assist in the determination of the 10.7 notation, post remediation.
- ANSTO undertake testing and sign-off on the safety of the site at the completion of the project.
- Professional landscaping of site and ongoing maintenance and management of the site, post-remediation.
- All residents are consulted and informed with each significant progress step.
Remediation Methodology - Recap

- All material classified as General Solid Waste will be excavated and disposed offsite to an appropriately licensed facility.
- The remaining material is to be placed within two encapsulation cells on 9 Nelson Parade.
- The cells will consist of concrete with a thickness of 250mm, well above the recommended 150mm thickness recommended.
- In addition to the concrete cell, an additional 500mm clay cap will be placed above the concrete cells.
- Cell design allows for future removal of material.
Placement of Encapsulation Cells
Placement of Encapsulation Cells
Placement of Encapsulation Cells
Remediation Standard – Recap

The proposed remediation methodology will ensure:

• 7 and 11 Nelson Parade are remediated to a standard suitable for residential use or parks/open spaces.

• Number 9 is remediated to a standard suitable for parks or open spaces.

• The foreshore area will be remediated in accordance with the management order.

A NSW EPA accredited auditor has been engaged and would provide a site audit statement for each site.

The final use of the sites has not been confirmed.
Next Step - Submissions Report

On 23 May 2019, Property NSW lodged a Submissions Report for 7-11 Nelson Parade with the Department of Planning and Environment for assessment. As part of the Planning process, the report will be placed on public exhibition.

Ongoing community consultation

- Approval from DPE, IPC and NSW EPA accredited site auditor.
- Contractor establishment and disposal off site of general solid waste.
- Screening of remaining material and final cell volume calculation.
- Encapsulation cell creation, filling and sealing. Parkland area landscaped.
- Site Audit Statement issued and 7 and 11 zoned residential.

DPE – Department of Planning and Environment
NSW EPA – NSW Environment Protection Authority
IPC - Independent Planning Commission
Technical Reports

The Submission Reports contains the following technical reports:

- Remediation Action Plan (Golders)
- Remediation Contractor Plan (Enviro Pacific Services)
- Human Health Risk Assessment chemical/radiological during the remediation works (ANSTO)
- Human Health Risk Assessment following encapsulation (ANSTO)
- Traffic Impact Assessment (WPS)
- Air Quality Impact Assessment (WPS)
- Noise and Vibration Assessment (WPS)
- Site Auditor Advice on proposed remediation works (Rowena Salmon – Rambol)
- Consultation Outcome Report (Ethos Urban)
Comments on the Submissions Report

• Any objections to the Submissions Report can be made during the exhibition and Independent Planning Commission assessment periods.

• The Submissions Report will be available to view on the Planning website.
Technical Information: Radon Gas Management

- Radon is a noble gas formed during the decay sequence.
- Radon has a half life of 3.8 days, after which time it decays to Polonium (a solid).
- As the creation and decay of Radon is an ongoing process with a short half life of 3.8 days, it will not lead to a pressure build-up within the cell and as such, does not require the installation of a venting system.
Technical Information: Encapsulation Cell Design Specifications

Based on the information provided within the ANSTO and Golders technical reports and advice from our remedial contractor EPS, the cells have been designed with the following:

• At least 250mm thick concrete walls and capping (above technical report recommendations of 150mm).
• Placement of a 500mm clay capping layer over cells.
• Cell venting will not be required.
• No 9 will be suitable for open space use.

Design allows for future removal of material.
Technical Information: Soil Volumes

The current soil volume estimates at the site are:

- Approximately 674m³ (800 tonnes) of material can be disposed off-site as General Solid Waste.

- Approximately 750m³ (912 tonnes) of material to be retained within the two encapsulation cells. (Olympic Swimming Pool is 2,500m³)
Information regarding Radiation

In Australia, on average, a person receives 1.5mSv (1,500μSv) of radiation per year, excluding any radiation associated with medical procedures.

Naturally occurring sources of radiation include:

• The sun (cosmic rays)
• Air travel (cosmic rays)
• Food/drink (some foods contain more radiation than others e.g. bananas and brazil nuts)
• Terrestrial Sources (natural rocks e.g. granite, soil and building material e.g. bricks and tiles)
Technical Information: Dose Limits

In addition to the 1.5mSv/yr of natural radiation, ARPANSA prescribe an annual dose limit (above background and excluding medical procedures) for a member of public as 1mSv/yr.

Dose limits for the following scenarios were calculated by ANSTO at the completion of remediation works:

- **Use of the park** (2hrs/day/365 days) – maximum exposure of 0.364mSv/yr
- **Residential premises** (7 & 11 Nelson Parade) adjacent to cell (assumed to be occupied 24hr/day/365 days) – maximum exposure of 0.438mSv/yr

The above calculated dose limits are based on **150mm thick concrete cells.**
A comparison of everyday radiation sources and doses

Radiation is all around us. Naturally occurring radiation is emitted from the sun and cosmic rays, rocks like granite, foods such as bananas and Brazil nuts, and even from our own bodies. Man-made radiation is used in nuclear medicine to treat serious diseases such as cancer and in industry, agriculture, research and is found in building materials. Radiation benefits each of us individually and the Australian community as a whole.

What is a millisv (mSv)?
A millisv is a unit used to measure the radiation dose received. The mSv is the unit used for very low doses and is one thousandth of a sv.

- Bananas: 0.0001 mSv per year
- Recreational activities: 0.3 mSv per year
- Radiation exists naturally in the environment: 1.5 mSv per year
- International flights: 4.0 mSv per year
- Abdominal CT scan: 13 mSv
- Return flight from Melbourne to Sydney: 0.1 mSv
- Residing adjacent to a nuclear power plant: 0.4 mSv per year
- Average ANSTO radiation worker: 1.75 mSv per year
- Lower gastrointestinal X-ray: 6.0 mSv
- NSW EPA yearly dose limit for radiation workers: 20 mSv per year

Community Awareness Campaign

• Property NSW will commence a public awareness campaign to explain the remedial process to the broader community.
• This will include benefits of the remediation and clearly debunk any myths around the material at Nelson Parade.
• Outcomes for this process will require close collaboration with residents of Nelson Parade.
Enviropacific Services

- The NSW Government has appointed Enviropacific Services (EPS) to manage the remediation process once it begins.
- EPS has almost two decades of experience delivering award-winning solutions across Australia.
- Solutions for a wide range of organic and inorganic contamination problems.
- Quality and safety is integral.
- EPS continually review the quality and safety of their practices.
Thank you

community_property@property.nsw.gov.au
Hunters Hill
Remediation of 7-11 Nelson Parade
March 2019

Project Facts
The NSW Government owns the land at 7-11 Nelson Parade in Hunters Hill.

Contact
- 1800 743 436
- community_property@oproperty.nsw.gov.au

NSW Government is committed to:
- Land remediation on the site.
- Complying with the NSW EPA Management Order.
- Consulting with the community.

Site's Industrial Legacy
From the late 1600s to the early 1900s, a carbolic acid plant operated on land at Nelson Parade in Hunters Hill. As a result of this previous use, the soil along the foreshore of the site has elevated concentrations of coal tar waste material and heavy metals.

The NSW Environment Protection Authority (NSW EPA) has issued a Management Order for the remediation of soil in the foreshore area.

Site soils are also impacted by low-level Naturally Occurring Radioactive Material (NORM) contained within the processed ore, a by-product of a uranium refinery that operated onsite from 1911. Independent experts do not consider NORM managed on site to pose a risk to human health.

Remediation Approach
A remediation solution under consideration and presented to residents during community consultation includes:

- The treatment and offsite disposal of material subject to the NSW EPA Management Order.
- Encapsulation of NORM in two cells on number 9 Nelson Parade.

Onsite encapsulation is a safe and proven remediation method which involves retaining soil unsuitable for residential redevelopment on site.

Encapsulation of higher level contaminants than those at Nelson Parade (not containing NORM) have successfully been undertaken at a number of locations around Sydney, including Oyster Cove, Rhodes and Breakfast Point, with each site suitably managed to allow residential development immediately adjacent to the encapsulation.

Community Consultation
Property NSW aims to improve the accuracy of information in the community on the remediation of 7-11 Nelson Parade, Hunters Hill. The Government's commitment to clearing up the site is an important initiative and it is vital that local residents receive accurate information.

During consultation with the community in February and March 2018, residents informed the Government that they wanted progress on remediating the site including an investigation of alternative remediation methods.

As a result, Property NSW presented the encapsulation remediation solution to Nelson Parade residents between May and July 2018. Property NSW held one-on-one meetings with residents, as well as several community meetings, and invited resident feedback.

Following this feedback in October 2018 the Government announced it would proceed with the detailed design of the remediation approach, which involves both onsite storage and the removal of soil located on the foreshore area (which is subject to the NSW EPA Management Order).

Detailed design, including ANSTO-managed field trials, geotechnical drilling and engineering design, commenced in October 2018.

Further consultation was held with residents and the community in January and February 2019 to present the findings of this detailed design work and next steps.

The Government remains committed to engaging with the community during this process.
Project Update
Detailed design work has confirmed that the proposed remediation solution would be safe and suitable for this site.
This remediation approach will result in numbers 7 and 11 Nelson Parade being suitable for residential redevelopment and/or community use, and number 9 Nelson Parade suitable for open space or community use.
On completion of the remediation works, confirmation that all impacted material at the site has been removed or encapsulated will be certified by an independent NSW EPA accredited site auditor.

Radon Gas Management
ANSTO has completed radon gas modelling as part of the detailed design and confirmed the risk from radon gas would negligeate as the gas will be contained within the proposed cell structures. There will be no ongoing accumulation of radon gas within the cells.
The encapsulation cells will include a 500mm clay barrier and 250mm thick concrete walls to prevent any gas entering the atmosphere.
The cell will be maintained and monitored by the NSW Government.

During the natural decay chain of uranium and radium, products produced remain in a solid form with the exception of radon which exists as a gas with a half-life of no more than 3.8 days. The radon gas produced as part of the natural decay chain will therefore only exist for a short period of time, after which it will move to the next product - a solid. The cells have been designed to contain the radon gas and no venting of radon gas would be required. The design of the cells will exceed the minimum recommended concrete thickness and will also be positioned below a low permeability clay cap.

Storage of NORM
The storage of NORM within the encapsulation cells at the site will make the site safe for public access and neighbouring residential use. ANSTO have confirmed the NORM storage would not result in residents or members of the public being exposed to levels of radioactivity exceeding the Australian Radiation Protection and Nuclear Safety Agency (ARPANSA) guidelines for members of the public. The storage of NORM within cells is a suitable remediation strategy supported by experts including ANSTO and the NSW EPA accredited site auditor.

Ongoing Community Consultation
DPE: Department of Planning and Environment | NSW EPA: NSW Environment Protection Authority | IPC: Independent Planning Commission

Approval from DPE, IPC and NSW EPA accredited site auditor.
Screening of remaining material and fill cell volume calculation.
Contractor establishment and disposal off-site of General Solid Waste.
Escapsulation cell creation, filling and sealing. Parkland area landscaped.

Site Audit Statement issued and 7 and 11 zoned residential.

For further details about this project, please visit www.property.nsw.gov.au or call us on 1800 743 436.
Information on soil and waste classification

Compiled for residents of Hunters Hill – April 2018

Contaminated Land and Waste Management in NSW

This fact sheet has been developed to explain the soil and waste classification legislation that applies to 7-11 Nelson Parade, Hunters Hill.

Relevant Legislation

In managing, assessing and remediating the site, Property NSW must follow the relevant legislation and associated guidelines. There are two key Acts in NSW:

1. the Contaminated Land Management (CLM) Act which governs the management of soil contamination, while assessing a site for a proposed use (i.e. residential or commercial)
2. the Protection of Environment and Operations (POEO) Act which governs disposal of waste (soil) to landfill

The term waste is only applicable when the soil is classified under the POEO Act for off-site disposal (not for material to be retained onsite).

1. The Contaminated Land Management Act 1997 (CLM Act)

This Act applies to the characterisation and management of potentially contaminated sites. The Act deals with potential contamination while on the site, material characterised or managed under this Act is not considered a waste and characterisation of any potential contamination is based on the suitability of the site for the following uses:

- Standard Residential with garden/accessible soil
- Residential with minimal opportunities for soil access (e.g. high rise)
- Open space such as parks, playgrounds, playing fields, secondary schools and footpaths
- Commercial/Industrial, includes premises such as shops, offices, factories and industrial sites

Classification under the CLM Act must demonstrate that under the proposed land use, the material does not pose a risk to human health or ecological receptors. Characterisation is based on assessment of a broad suite of minerals and chemicals that are considered (by an environmental consultant) to potentially be present.


When soil is to be removed from a site (e.g. disposal to landfill) it must be classified as a waste stream under the POEO Act. Classification as a waste stream is required to ensure the waste is disposed to a landfill (or other location) that has been adequately constructed to contain the waste type without posing risk to human health or ecological receptors. Waste is classified under the following classes:
• Virgin excavated natural material
• Excavated natural material
• General Solid Waste
• Restricted Solid Waste
• Hazardous waste

The POEO Act and the classifications listed above do not apply to soils remaining on site.

Further technical information in the attached Appendix covers: Site characterisation under the CLM Act and Waste Classification (including Radioactive Waste Classification) under the POEO Act.

Application to 7-11 Nelson Parade

The NSW Government has been working on the detailed design of a proposed remediation approach for land in Nelson Parade, Hunters Hill.

Property NSW has proposed the soil on the foreshore that is subject to the NSW EPA Management Order be treated and disposed offsite. The Management order has been issued under the CLM Act and refers to material on the foreshore area that the NSW EPA does not consider suitable for the current site use. Disposal of this material off site will require classification under the POEO Act. Based on current site data, the material will be classified as General Solid Waste (GSW) for off-site disposal. Onsite treatment or stabilisation may be required to allow GSW classification of a small portion of the material.

The soil at 7-11 Nelson Parade not captured by the Management Order and containing Naturally Occurring Radioactive Material (NORM) has been assessed against radiological dose limits endorsed by the NSW EPA under the CLM Act. Based on this assessment, if the site was left as is, it would be suitable for commercial/industrial use. However, the remedial works proposed by Property NSW would, based on site characterisation undertaken under the CLM Act, make the site suitable for parks and open spaces or residential use.

The soil proposed to be encapsulated on 7-11 Nelson Parade is not considered a waste stream and does not require classification under the POEO Act. The terminology ‘Restricted’ or ‘Hazardous’ waste are therefore not applicable to this material.

APPENDIX:

Contaminated Land Management

Contaminated Land Management in NSW is regulated by the NSW EPA. The NSW EPA has endorsed the following key reference documents:

- Australian Radiation Protection and Nuclear Science Agency (ARPANSA)ARPANSA (2014)
  and-licensing/regulatory-publications/national-directory-for-radiation-protection

Under the above guidelines, a site can be assessed to be suitable for the following uses:

- Standard Residential with garden/accessible soil
- Residential with minimal opportunities for soil access (e.g. high rise)
- Open space such as parks, playgrounds, playing fields, secondary schools and footpaths
- Commercial/Industrial, includes premises such as shops, offices factories and industrial
  sites

Specific criteria are applied to these land use scenarios using conservative estimates of potential
human exposure to soil contaminants. The criteria are developed using scientifically based
assumptions about the environment, human behaviour, the physicochemical characteristics of
contaminants and the fate and transport of contaminants in soils within each of these land use
scenarios.

Further details on the derivation of the criteria can be found in Schedule B1 of the NEPM:
http://www.neep.gov.au/system/files/resources/228a0e77-c697-e484-0656-

**NSW EPA Waste Classification Guidelines**

Waste Classification of soils in New South Wales is overseen by the NSW Environment Protection
Authority (NSW EPA) under the POEO Act.

The waste classification criteria for disposal of soils in NSW are provided within the Waste

Containing Radioactive Materials are considered the most relevant:

Part 1 can be found at:
https://www.epa.nsw.gov.au/-/media/32A/CorporateSite/resources/wasteregulation/140797-
classify-waste.xlsx

Part 3 can be found at:
https://www.epa.nsw.gov.au/-/media/epa/corporate-site/resources/wasteregulation/140797-
radioactive-waste.pdf

To allow appropriate classification of waste, chemical and physical characteristics of the soils must
be considered. This is completed through laboratory testing and comparison of the results with the
criteria outlined within the Waste Classification Guidelines.

To appropriately classify radioactive waste, several factors need to be considered. The two
calculations completed for waste material are: Total Activity Ratio (TAR) and Specific Activity Ratio
(SAR). In short, the following criteria is used for the classification of the waste material:

- Where the SAR is above 100 becquerel/gram (Bq/g) the material is classified as Hazardous
  Waste;
• Where the SAR is between 1 and 100 bq/g and/or TAR is above 1 bq/g the material is classified as Restricted Solid Waste; and
• Where the SAR and TAR are below 1 bq/g the material is classified as General Solid Waste.

General classification principles provided by the NSW EPA include that, where practicable, safe and appropriate, it is desirable to separate a mixture containing different classes of waste before classifying them separately. For example, where possible, removing Hazardous Waste from General Solid Waste, to allow material meeting the GSW criteria to be disposed off-site to a GSW facility. NSW EPA considers this the preferred approach as it minimises the amount of soil to be disposed at specifically dedicated landfills (i.e. Restricted Solid Waste – of which, only one licenced landfill exists in NSW).

Federal Radioactive Waste Classification Guidelines

If the Nelson Parade material was to be disposed to the National Radioactive Waste Management Facility (NRW MF), a facility specific classification system would be applied. The NRW MF is currently developing a specific waste acceptance criteria (WAC), it is likely that the WAC will be similar to the current federal criteria for radioactive material. ARPANSA (the federal governing body for radioactive material) has developed the federal waste classification criteria for radioactive material based on international guidelines. (Note: this is not applicable for disposal of material at NSW licensed facilities and the NSW EPA waste classification guidelines must be applied).

The ARPANSA classification system includes six potential waste classification grades which are:

• Exempt Waste;
• Very Short-Lived Waste;
• Very Low-Level Waste;
• Low Level Waste;
• Intermediate Level Waste; and
• High Level Waste.

The classification of the material is based factors including the radioactivity level, type of radiation emitted and the time it will take for the material to decay.

Very Low-Level Waste includes material containing naturally occurring radionuclides, which may originate from the mining or processing of ores and minerals (similar to the material found on the Nelson Parade site).