

1. **Attendance and Apologies**

2. **Declarations of Interest**

3. **Confirmation of Minutes**

A copy of the Minutes of the "B" Ward Committee held 16 May 2016 were distributed.

RECOMMENDATION

That the Minutes of the "B" Ward Committee held 16 May 2016 be taken as read and confirmed.

Ballina Shire Council "B" Ward Committee Minutes 16 May 2016 at 4.30 pm

1. **Attendance and Apologies**

Members

Cr David Wright (Mayor)
Cr Keith Williams
Cr Jeff Johnson

Lyn Walker, Ballina Environment Society
Fran Byrne, Coastcare
Sheila Aveling, Tintenbar School of Arts Inc
Graeme Shaw, Lennox Head Residents Association
Alan Veacock, Ballina Heights Residences Action Group
Debbie Smith, Lennox Head Chamber of Commerce
Lorraine Leuckel, Marine Rescue Ballina
Jason Dwyer, NSW Sport and Recreation (observer)

Council Staff

Matt Wood, Manager Strategic Planning, Strategic and Community Facilities Group
John Truman, Group Manager Civil Services

Apologies

Cr Sharon Cadwallader (Chair)
Darel Vidler, Lennox Head Combined Sports Association
Ian Duncan, Knockrow Newrybar Residents Group

2. **Declarations of Interest**

Nil

3. **Confirmation of Minutes**

That the Minutes of the "B" Ward Committee held on 21 March 2016 be taken as read and confirmed. (Debbie Smith/Alan Veacock)

4. **Deputations**

Paul Rippon from Clarence Property, and Damian Chapelle from Newton Denny Chapelle, gave a presentation to the Committee on the Epiq Development at Lennox Head. The presentation included addressing of various elements of the development including progress of Stage 1A and other residential stages, construction of the sporting fields, progress on road connections, earthworks activities and planning for the commercial precinct.

Ballina Shire Council "B" Ward Committee Minutes 16 May 2016 at 4.30 pm

5. **Outstanding Business**

(a) **Ballina Street, Lennox Head – Footpath Improvement Works**

The information provided by staff in the agenda was received and noted.

6. **Business with Notice from Members**

Nil

7. **Council Documents on Exhibition**

The list of Council documents which have recently been exhibited for public comment was noted.

Mr Shaw asked how noise mitigation measures associated with the development of the Reservoir Hill site would be addressed. Staff advised that noise management is identified as a matter for further consideration in association with future applications for development of the land.

8. **Business Without Notice**

(a) **Debbie Smith – Lennox Head Matters**

Ms Smith advised that the Chamber of Commerce and community are currently working on the local business awards, Love Lennox and the Lennox Head Carols as key projects.

(b) **Debbie Smith – Appreciation**

Ms Smith thanked Council for the planting of the new wishing tree near the Ballina Street crossing and commended Council on the opening of the Park Lane Theatre.

(c) **Lorraine Leuckel – Ballina Marine Rescue Infrastructure**

Ms Leuckel indicated that her group is very pleased with the construction of the new Marine Rescue tower and thanked Council for its support.

(d) **Lorraine Leuckel – Street Lighting**

Ms Leuckel enquired about the shielding of street lighting impacting her property at East Ballina.

Mr Truman advised that Council's policy is not to shield existing street lights in residential areas due to risk and liability considerations.

(e) **Alan Veacock – Ballina Heights Playing Fields Clubrooms**

Mr Veacock thanked Council for addressing issues he had raised previously in relation to Ballina Heights.

Ballina Shire Council "B" Ward Committee Minutes 16 May 2016 at 4.30 pm

(f) Graham Shaw – Appreciation

Mr Shaw expressed appreciation for the installation of new playground equipment at the Boat Channel off Rutherford Street and in particular noted the effort of the staff member involved. Mr Shaw also thanked Council for its consideration regarding the financing of Lennox Head village centre renewal works and the master planning investigations being undertaken by Council's Civil Services Group.

(g) Graham Shaw – Sport and Recreation Winter Sports Facility

Mr Shaw enquired as to the status of the winter sports training facility proposed for the Sport and Recreation Centre at Lake Ainsworth.

Mr Dwyer advised that there have not been any announcements on the future of the proposal from the State Government to date and it may be some time before a decision is made.

(h) Graham Shaw – BMX Track

Mr Shaw asked about the status of the BMX track proposed at Ocean Breeze Park. Councillor Johnson and Mr Truman advised that planning and design work is continuing for a low scale facility.

(i) Fran Byrne – Black Head Works

Ms Byrne thanked Council for the viewing platform repair works at Black Head and specifically thanked the Council's environmental staff for works in the area.

(j) Lyn Walker – Lake Ainsworth

Ms Walker indicated that it is good to see the Ross Street car parking works are almost complete. Ms Walker enquired about whether there will be a separation between car parking bays and the footpath.

Mr Truman advised that it is likely that stoppers or rumble bars will be installed.

Ms Walker also commended Council on its media release and associated material issued in relation to Lake Ainsworth on 31 March 2016. A copy of this material was distributed to the group.

(k) Lyn Walker – Information Session

Ms Walker advised that the Ballina Environment Society is hosting an information session addressing the State Government's approach to E zones and the Draft North Coast Regional Plan. Ms Walker invited committee members to attend to session to be held on 30 May.

9. Next Meeting

Monday 18 July 2016 at 4.30 pm

MEETING CLOSURE

5.35 pm

4. **Deputations**

Nil

5. **Outstanding Business**

Nil

6. **Business with Notice from Members**

Nil

7. **Council Documents on Exhibition**

The following is a list of recent documents that have been placed on exhibition in the period since the last meeting.

- **Draft Policy – Water Metering, closing date 8 June 2016**
- **Draft Policy – Investments, closing date 8 June 2016**

The above draft policies have been reviewed as part of Council's normal program of reviewing policies.

- **Draft Asset Management Plans, closing date 8 June 2016**
 - Corporate Summary Asset Management Plan
 - Individual Asset Management Plans x 9, as follows
 - Ballina Byron Gateway Airport
 - Buildings, Structures & Land
 - Open Spaces & Reserves
 - Plant & Vehicles
 - Roads & Transport
 - Storm Water
 - Swimming Pools
 - Urban Water
 - Waste & Recycling
 - Infrastructure Risk Management Plan

Council adopted a set of asset management plans (AMP) in 2010. These plans, were described as core, meaning they met the requirements of an organisation developing its asset management maturity. Since that time, Council has adopted a new asset hierarchy, established a new corporate asset management system and has collected a range of asset condition & related data.

Armed with this new information, Council has been able to prepare a more robust series of asset management plans that covers our nine asset groups, a

corporate (financial) summary document and an accompanying risk management plan.

- **Part V 22.2016/11 – Review of Environmental Factors - Alstonville Swimming Pool Redevelopment, closing date 9 June 2016**

The proposed swimming pool upgrades are works for the purpose of *outdoor recreation facilities*, and will be carried out on a Public Reserve that is owned by Council.

As the proposed works are being carried out by Ballina Shire Council, the project falls within the provisions of clause 65(3) of SEPP (Infrastructure) and can be carried out without development consent.

The proposal has been assessed under Part 5 of the Environmental Planning and Assessment Act 1979 (EP&A Act).

The proposal involves a reconfiguration of the site, and includes:

- Replacement of the existing pools in approximately the same locations as the current configuration on the property.
- Replacement of the existing primary pool with a larger FINA-compliant 50m x 25m heated pool, consisting of ten lanes, including a 25m access ramp to enable safe entry for persons with a disability.
- Replacement of the existing training pool with a 16m x 10m heated and enclosable Learn to Swim pool with beach entry.
- The replacement of the toddler's pool with a contemporary wet play area consisting of fountains, water cannon, slide etc.
- Construction of upgraded infrastructure, plant replacement, general landscaping and lighting.

The improvement in heating of the upgraded pools has the potential to extend the current swim season, prolonging activities at the site (this will be determined at a later date, in consultation with contracted pool operators).

- **Part V 2016/12 – Review of Environmental Factors - Ballina Swimming Pool Redevelopment, closing date 9 June 2016**

The proposed swimming pool upgrades are works for the purpose of *outdoor recreation facilities*, and will be carried out on Reserve R87280, Reserve for Public Recreation, for which Council is Reserve Trust Manager.

As the proposed works are being carried out by Ballina Shire Council, the project falls within the provisions of clause 65(3) of SEPP (Infrastructure) and can be carried out without development consent.

The proposal has been assessed under Part 5 of the Environmental Planning and Assessment Act 1979 (EP&A Act).

The proposal involves a reconfiguration of the site, and includes:

- Relocation of pool entrance from River Street to Las Balsas Plaza and the construction of replacement pool facilities and amenities at this location;
- Replacement of existing primary pool with a larger FINA-compliant 50m x 25m heated pool, consisting of ten lanes;
- Replacement of the existing training pool with a 16m x 10m heated and enclosable Learn to Swim pool with beach entry;
- The replacement of the toddler's pool with a contemporary wet play area consisting of fountains, water cannon, slide etc.;
- Construction of upgraded amenities and kiosk, plant replacement, general landscaping and lighting; and
- The replacement of the existing river front fencing with high quality transparent screening to provide wind protection and views of the river.

The improvement in heating of the upgraded pools has the potential to extend the current swim season, prolonging activities at the site (this will be determined at a later date, in consultation with contracted pool operators).

- **Planning Proposal BSCPP 15/004 – Greenwood Place, Lennox Head, closing date 1 July 2016**

Council has prepared a planning proposal which proposes to rezone Lot 12 DP 581159 and part of Lot 21 DP 1007134, Greenwood Place, Lennox Head from RU2 Rural Landscape to R2 Low Density Residential (Ballina LEP 2012) and part of Lot 21, DP 1007134, Greenwood Place, Lennox Head from 1(d) Rural (Urban Investigation) (Ballina LEP 1987) to R2 Low Density Residential (Ballina LEP 2012) to permit residential development.

The planning proposal incorporates two minimum lot size maps which provide for minimum lot sizes of either 600m² or 800m². Public comment is also sought on the minimum lot size that should be applied to the land once rezoned.

A building height limit of 8.5 metres is proposed to be applied to that part of Lot 21, DP 1007134, which is zoned under the provisions of Ballina LEP 1987.

Council has been given delegation by the Department of Planning and Environment to undertake the processes for finalisation of the planning proposal (should it proceed to completion).

8. Business Without Notice

This item provides an opportunity for updates and / or questions to be tabled by the members.

9. Next Meeting

Given that the Local Government election is to be held on Saturday 10 September 2016 it has been decided that the next meeting of B Ward will be held on Monday 21 November 2016 at 4.30 pm.