



Notice of Reserve Trust Meeting

Notice is hereby given that a Reserve Trust Meeting will be held in the **Ballina Shire Council Chambers**, Cnr Cherry & Tamar Streets, Ballina on **Tuesday 14 June 2011 commencing at 7.00 pm**

Business

1. Apologies
2. Declarations of Interest
3. Deputations
4. Committee Reports

A handwritten signature in black ink, appearing to read 'Paul Hickey', is written over a horizontal line.

Paul Hickey
General Manager

Table of Contents

1.	Apologies	1
2.	Declarations of Interest.....	1
3.	Deputations.....	1
4.	Committee Reports.....	2
4.1	Ballina Coastal Reserve - Draft Amendment to Plan of Management	2
4.2	Ballina Lighthouse & Lismore Surf Life Saving Club - New Facility	16

- 1. Apologies**
 - 2. Declarations of Interest**
 - 3. Deputations**
-

- 1. Apologies**

Cr Keith Johnson has been granted leave of absence.

- 2. Declarations of Interest**

- 3. Deputations**

4. Committee Reports

4.1 Ballina Coastal Reserve - Draft Amendment to Plan of Management

File Reference	Design & implementation of new Search and Rescue Co-ordination Centre (previously known as Volunteer Coastguard Tower)
CSP Linkage	Resilient and adaptable communities
Delivery Program	Commercial Services
Objective	To seek the endorsement of the Reserve Trust to the proposed amendment to the Ballina Coastal Reserve Plan of Management to facilitate the proposed Search and Rescue Co-ordination Centre.

Background

Council resolved as follows at its Reserve Trust Meeting held on 22 March 2011:

"That Ballina Shire Council, as the Reserve Trust Manager for the Ballina Coastal Reserve (No. R1010068) endorses the proposal for the Reserve Trust to conduct the exhibition process involved in the draft amendment to the Plan of Management required to allow the replacement of the Search and Rescue Co-ordination Centre (previously known as the volunteer coastguard tower), to proceed."

The Draft Plan of Management ("POM") Amendment (Draft Amendment) was prepared and placed on public exhibition for public comment as per this resolution.

This report is directed at providing an account of the submissions made and to recommend that the amendment be endorsed by Council in its capacity as Reserve Trust Manager for adoption by the Minister for the NSW Department of Trade & Investment, Regional Infrastructure & Services (who is now responsible for the Land & Property Management Authority).

Key Issues

- The level of public support.
- The suitability of the amendment for adoption.

Information

Council has been advised that the existing Coastguard Tower is in a poor state of repair, is not well-sited and lacks the height required to adequately observe and assist vessels to navigate and negotiate the entrance of the Richmond River. The existing tower also presents a number of occupational health and safety issues. For these reasons Council has been actively seeking to replace this structure with a new facility adjacent to the existing tower. This proposed facility is now referred to as the Ballina Search and Rescue Co-ordination Centre.

The proposed centre will be an important emergency service facility for commercial and recreational boat users having regard to the recognised dangers for vessels attempting to cross the bar at the entrance to the Richmond River.

Council has previously engaged consultants to undertake various studies and design work and has endorsed a site for the proposed centre adjacent to the existing tower.

The location of the proposed centre is on the Ballina Coastal Reserve (BCR) and it is necessary for this facility to be endorsed in the BCR Plan of Management (POM).

Council has engaged with the NSW Land & Property Management Authority (now the Crown Lands Division of the NSW Department of Trade & Investment, Regional Infrastructure & Services) in relation to the appropriate process to undertake this draft amendment. The Authority gave its approval for Council, in its capacity as the Reserve Trust Manager, to undertake the public exhibition process of the proposed amendment.

The draft amendment was placed on exhibition for twenty eight (28) days closing on 27 May 2011.

Council received ten (10) submissions in support of the draft amendment including letters from Don Page MP and Janelle Saffin MP. No objections were received.

Copies of these submissions are **attached**.

Sustainability Considerations

- **Environment**
Not Applicable
- **Social**
Volunteer organisations provide a valuable service to the community and also build social capital within the community

- **Economic**

A well designed and well sited facility will assist in management of marine craft on the Ballina Bar, ensuring a higher level of safety, and indirectly encourage more tourism and potentially stimulate economic activity to the local area.

Legal / Resource / Financial Implications

The BCR is a Crown Reserve and the existing POM has been prepared under the Crown Lands Act 1989. An amendment to the POM is required to be undertaken in accordance with this Act and to receive the approval of the responsible Minister.

Consultation

There has been extensive consultation with the Marine Rescue NSW members and LPMA in relation to the centre and its location.

The Draft Amendment was placed on exhibition for public comment between 29 April 2011 and 27 May 2011.

Options

The following options are available to Council as Reserve Trust Manager:

1. To endorse the Draft Amendment as exhibited.
2. To endorse the exhibited Draft Amendment with changes as determined by Council.
3. To decline to endorse the Draft Amendment.

Option 1 is the recommended approach as it enables the provision of the proposed Search and Rescue Co-ordination Centre to be built upon the Ballina Coastal Reserve.

RECOMMENDATIONS

That Council, as the Reserve Trust Manager for the Ballina Coastal Reserve (No. R1010068) endorses the Draft Amendment to the Plan of Management, as exhibited for public comment and that this amendment be forwarded to the Minister for adoption.

Attachment(s)

1. Amendment to Plan of Management.
2. Copy of submissions received.

Appendix 1 Draft Amendments - Ballina Coastal Reserve Plan of Management

1. Insert the following section in Section 3.3 after "Integrated Coastal Management".

NAVIGATION AND EMERGENCY SERVICE FACILITIES

Management Objectives:

"To provide navigation and emergency service facilities for vessels negotiating the mouth of the Richmond River to enhance the safety for vessels, their crew and passengers".

Strategy/Action:

- To construct a search and rescue co-ordination centre to a height and orientation required to optimise the observation of vessels negotiating the bar at the mouth of the Richmond River and provide assistance as required.
- To install appropriate navigation and communication equipment.
- To incorporate ancillary facilities into or adjacent to the search and rescue co-ordination centre to assist in its operational and financial viability, such as a café or similar type use.

2. Insert in "Specific Management Recommendations for Precinct 5 Lighthouse Beach and Surrounding Reserve" after the section on "Heritage" the following extract:

Search and Rescue Co-Ordination Centre (COASTGUARD TOWER)

The Richmond River is the only navigable river with access to the ocean in Ballina and is an important recreational and commercial resource.

The mouth of the Richmond River is recognized as difficult and dangerous to negotiate in certain conditions. It is paramount that facilities are provided that increase the ease with which vessels can negotiate the bar and for emergency service facilities to be available to assist vessels in distress, their crew and passengers.

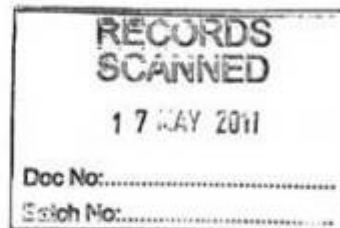
The existing Coast Guard Tower located adjacent to the Ballina Coastal Reserve is in a poor state of repair and does not meet the current standards for safety and support facilities. The existing Tower is not ideally located and the observation platform lacks the height required to provide a clear and unimpeded view of approaching vessels.

It is recommended that a new search and rescue co-ordination centre be erected within Precinct 5 of the Ballina Coastal Reserve adjacent to the existing tower to provide a superior observation platform of sufficient height and with all necessary facilities to optimize its operational and financial viability.



13 May 2011

Mr David Kitson
Strategic Services
C/- Ballina Shire Council
PO Box 450
BALLINA NSW 2478



Dear David,

We are delighted to offer our support to the Ballina Marine Rescue in their quest to construct a search and rescue co-ordination centre to optimise the observation of vessels negotiating the bar at the mouth of the Richmond River and provide assistance as required.

The Ballina Shire community has been identified as one of the fastest growing regions in Australia and the need for such a centre is absolutely vital.

Our organisation will offer this appointment our whole hearted support as we are committed to growing and fostering the economic development of the Ballina Shire.

We wish them every success in their quest and look forward to a positive outcome that will benefit this wonderful region for many years to come.

Yours sincerely

WG Coulter
General Manager

WGC/pr

From: Janeane Burke [janeaneb@ballina.nsw.gov.au] on behalf of Ballina Shire Council
Sent: Monday, 16 May 2011 8:06:19 AM
To: Lee Hillyard
Subject: FW: Attn: David Kitson - Strategic Services Re: New Marine Rescue Tower in Ballina

From: T. Bowers [mailto:myg4mail@gmail.com]
Sent: Sunday, 15 May 2011 5:41 PM
To: Ballina Shire Council
Cc: Marine Rescue Ballina
Subject: Attn: David Kitson - Strategic Services Re: New Marine Rescue Tower in Ballina

Dear Mr. Kitson,

I am writing to you in support of the proposed new tower for Marine Rescue Ballina. This is an essential community service and given the condition of the existing tower, the sooner we build the new one, the better. We are so fortunate to have the team of dedicated volunteers to staff this service but I am concerned for their safety if we do not forward this project at the earliest opportunity.

Should you have any questions regarding the above, please feel free to contact me.

Regards,

Thomas (Tom) Bowers
PO Box 62
Lennox Head, NSW 2478

From: Janeane Burke [janeaneb@ballina.nsw.gov.au] on behalf of Ballina Shire Council
Sent: Wednesday, 18 May 2011 3:54:01 PM
To: Lee Hillyard
Subject: FW: representation re Coastal Reserve Plan of management. Attn David Kitson.

From: Eddie Richards [mailto:bccshop@bigpond.com]
Sent: Wednesday, 18 May 2011 3:39 PM
To: Ballina Shire Council
Subject: representation re Coastal Reserve Plan of management. Attn David Kitson.

Attn David Kitson, Strategic Services
Ballina Shire Council.

The Rotary Club of Ballina would like to support councils decision on the Ballina Coastal Reserve Plan of Management.

As a community we support the Ballina Marine Rescue Organisation in every way we can. It is a most important entity and crucial to the safety of welfare of people who use our River, oceans and beaches, (locals and visitors)

We applaud the council's decision to have the plan amended and hopefully in the long term have the new tower constructed.

Eddie Richards
President
for the Rotary Club of Ballina.
66869439



PARLIAMENT OF NEW SOUTH WALES
LEGISLATIVE ASSEMBLY



DON PAGE, M.P.
MEMBER FOR BALLINA

OFFICE: Shop 1
7 Moon Street
Ballina NSW 2478
PHONE: (02) 6686 7522
FACSIMILE: (02) 6686 7470
MAIL: PO Box 1018
BALLINA NSW 2478
WEBSITE: www.donpage.com.au

13 May 2011

Coastal Reserve Trust
c/- The General Manager
Ballina Shire Council
PO Box 450
BALLINA NSW 2478

Email: council@ballina.nsw.gov.au

Dear Sir

Draft Amendment No. 1 Ballina Coastal Reserve Plan of Management

I wish to place on record my support for Ballina Marine Rescue NSW formerly known as Ballina Australian Volunteer Coast Guard Association (Ballina Coast Guard).

Ballina Marine Rescue NSW's purpose is to maintain safety at sea. This is achieved by monitoring marine radio emergency channels, maintaining an emergency vessel, together with training crew members and radio operators.

Ballina Marine Rescue is seeking to construct a new Search and Rescue Co-ordination Centre adjacent to the northern breakwater of the Richmond River at Ballina. It will provide navigation and emergency services for vessels negotiating the Richmond River Bar.

There is a need to replace the existing Coast Guard Tower which is in a poor state of repair, has poor orientation and lacks the height to adequately observe and assist vessels navigating the entrance to the Richmond River Bar. I am also advised the existing building structure does not satisfy current workcover and building regulations.

The Richmond River can be difficult to navigate in certain conditions necessitating the need for emergency service facilities for vessels in distress, their crew and passengers.

Ballina Marine Rescue provides an important service to the community and I therefore strongly support the need for a new Search and Rescue Co-ordination Centre to be erected to provide superior facilities to optimise its operational viability.

Yours faithfully

A handwritten signature in blue ink, appearing to read 'Don Page'.

Don Page MP
MEMBER FOR BALLINA

DP:tg

**BALLINA R.S.L. CLUB LTD.
FISHING CLUB**



President:	Mark Newsham	6686 2556
Secretary:	Ray Smith	6686 9943
Treasurer:	Anna Konya	6686 0484

All mail to: The Secretary
PO Box 449
Ballina
NSW 2478

21 May 2011.

Mr David Kitson
Strategic Services
Ballina Council
PO Box 450
BALLINA NSW 2478

Re: Ballina Marine Rescue NSW

On behalf of the Committee and Members of Ballina RSL Club Fishing Club, we wish to submit our support for the construction of the new Search and Rescue Co-ordination Centre at Ballina.

Our Club relies heavily on the support and advice from the volunteers of this very worthy organisation providing us with navigation and emergency service facilities for our vessels negotiating the Richmond River Bar.

As their current building does not satisfy the needs of Ballina Marine Rescue, we feel that the construction of the new building would benefit the community and enhance the safety of vessels, their crews and passengers.

Yours sincerely

A handwritten signature in black ink, appearing to be 'Ray Smith', written over a circular stamp or mark.

**Ray Smith
Secretary.**

RECORDS SCANNED
24 MAY 2011
Doc No:.....
Fetch No:.....

RAY SMITH
38 Westland Drive
Ballina NSW 2478
PHONE: 0411 150 236

23 May 2011.

Mr David Kitson
Strategic Services
Ballina Council
PO Box 340
BALLINA NSW 2478

Dear Sir,

Re: Search & Rescue Co-ordination Centre

As a resident and fisherman residing in Ballina, I wish to submit my support for the construction of the new Search & Rescue Co-ordination Centre at Ballina to be manned by the volunteers of the Ballina Branch of Marine Rescue.

I thoroughly enjoy my fishing and rely heavily on the advice from the volunteers of Ballina Marine Rescue.

I feel that the construction of the new Search & Rescue Co-ordination Centre would benefit both myself and the community in general.

Yours sincerely,



RAY SMITH





Wednesday, May 25, 2011.

REF: PE.25.05.11.

Mr David Kitson
Strategic Services
Ballina Shire Council
PO Box 450
BALLINA NSW 2478.

Dear Mr Kitson,

I write in support of Ballina Marine Rescue NSW's community campaign to construct a new Search and Rescue Co-ordination Centre in East Ballina.

Commander Norm Lannoy has outlined the project's benefits for improving safety for vessels crossing the Richmond River Bar, and for meeting Occupational Health and Safety standards.

I understand that the project has progressed to public viewing of the draft amendment to the Ballina Coastal Reserve Plan of Management.

I congratulate Ballina Shire Council on seeking public submissions as part of this process in the interests of proper planning.

Yours faithfully,

Janelle Saffin MP
Federal Member for Page.

From: Janeane Burke [janeaneb@ballina.nsw.gov.au] on behalf of Ballina Shire Council
Sent: Thursday, 26 May 2011 4:27:45 PM
To: Lee Hillyard
Subject: FW: Marine Rescue NSW SARC base Ballina

From: Roger Fry [mailto:crewchief@helirescue.com.au]
Sent: Thursday, 26 May 2011 2:40 PM
To: Ballina Shire Council
Subject: Marine Rescue NSW SARC base Ballina

Dear David Kitson,

Ballina Marine Rescue NSW has supplied us details of a proposal to construct a new navigation and emergency service facility near the existing marine tower located on the Ballina bar. Our two community based services have had a long and productive relationship for over 20 years. We believe their submission for the construction of a new facility will benefit not only our two rescue services but more importantly the community for which we serve.

The benefits of such improvements will supply significant safety and rescue capabilities for all users of the Richmond River Bar.

We would like to submit this email as support to the Ballina Marine Rescue NSW for the construction of this vital community project.

Kind regards,

ROGER FRY

CHIEF CREWPERSON / LOGISTICS MANAGER | Westpac Life Saver Rescue Helicopter
T 02 6627 4401 | M 0413186616 | F 02 6621 4288 | E crewchief@helirescue.com.au
60 Brunswick Street, Lismore NSW 2480 | PO Box 822 Lismore NSW 2480 | www.helirescue.com.au

Click on the icons below to link to our web pages:-



NOTICE - This email message and any files transmitted may contain information that is confidential and/ or subject to legal privilege intended solely for the use of the intended recipient. If you are not the intended recipient, be advised that you have received this message in error and that any dissemination, copying or use of this message or attachment is strictly forbidden, as is the disclosure of the information therein. If you have received this email in error, please notify the sender immediately by return email and then delete this message. Any views or opinions expressed in this message or attached files are those of the sender and do not necessarily coincide with those of Northern Region SLSA Helicopter Rescue Service Pty Ltd. Whilst all care has been taken to ensure this message and attachments are virus free, Northern Region SLSA Helicopter Rescue Service Pty Ltd accepts no responsibility for any damage caused by this message or attached files.

P Please consider the environment before printing this e-mail

Lee Hillyard

From: Samantha Hodge on behalf of Ballina Shire Council
Sent: Monday, 30 May 2011 8:15 AM
To: Lee Hillyard
Subject: FW: Ballina Coastal Reserve Plan of Management

From: J&L Meldrum [mailto:mels.on.grant@bigpond.com]
Sent: Sunday, 29 May 2011 7:27 PM
To: Ballina Shire Council
Subject: Ballina Coastal Reserve Plan of Management

Attention David Kitson

On behalf of the members of East Ballina Lions Club, I would like to endorse the clubs support for the proposed community project in the form of a new search and rescue co-ordination centre.

We consider this to be of major benefit to the Ballina area, especially in the role of maritime safety.

The construction of a new tower is long overdue, and we urge council to quickly facilitate the final stages of this development.

Yours sincerely,

Jim Meldrum
President
East Ballina Lions Club

Leanne Harding

From: Lee Hillyard
Sent: Tuesday, 31 May 2011 8:29 AM
To: Leanne Harding
Subject: LETTER IN SUPPORT OF MARINE RESCUE
From: Janeane Burke **On Behalf Of** Ballina Shire Council
Sent: Monday, 30 May 2011 2:18 PM
To: Lee Hillyard
Subject: FW: ATTENTION DAVID KITSON - LETTER IN SUPPORT OF MARINE RESCUE

From: South Ballina Beach Community Association [mailto:southballinabeach@gmail.com]
Sent: Monday, 30 May 2011 1:54 PM
To: Ballina Shire Council
Subject: ATTENTION DAVID KITSON - LETTER IN SUPPORT OF MARINE RESCUE

THE SOUTH BALLINA COMMUNITY ASSOCIATION
Representing the district of South Ballina.

c/- 440 South Ballina Beach Road.,
SOUTH BALLINA. NSW. 2478

President: Lorraine Leuckel; Vice President: Bill Allen; Secretary Rikki Grinberg; Treasurer Frannie Stanek.
Ph. 0427847057 or email southballinabeach@gmail.com

30 May, 2011.

Mr David Kitson,
Strategic Services,
Ballina Shire Council,
BALLINA.

Dear Sir,

Re: BALLINA MARINE RESCUE – SEARCH AND RESCUE CO-ORDINATION BASE

At our community meeting on 28th May, it was a unanimous decision amongst the community to support the application of the Ballina Marine Rescue for their new search and rescue centre.

The Marine Rescue is a key group performing an essential service in our community and a facility that is modern and meets all workplace and building regulations is a necessity.

With thanks,

Rikki Grinberg
On behalf of
LORRAINE LEUCKEL
President
South Ballina and District Community Association.

4.2 Ballina Lighthouse & Lismore Surf Life Saving Club - New Facility

File Reference	Project - Design & Implementation of new Ballina Lighthouse Surf Life Saving Club
CSP Linkage	Resilient and adaptable communities
Delivery Program	Commercial Services
Objective	To obtain Reserve Trust approval to lodge a Development Application for the construction of a Surf Life Saving Club Facility at Lighthouse Beach (R No. 1010068)

Background

Council in its capacity as Reserve Trust Manager for the Ballina Coastal Reserve No. 1010068 endorsed the lodgement of a Development Application for the development of the Ballina Lighthouse Surf Life Saving Club (to the west of Compton Drive) at its meeting of 19 August 2008.

Subsequently the Development Application DA 2010/74 was approved by the Joint Regional Planning Panel at its meeting of 1 July 2010.

In the later part of 2010 consideration was given to developing a new surf club building on what was the original beachfront site east of Compton Drive. Geotechnical surveys were undertaken to determine the suitability of the site and method of construction required. Architectural and engineering concepts have now been worked up in consultation with the Ballina Surf Life Saving Club.

Council, as the major financial contributor and project manager has recently approved the lodgement of an amended development application for the Surf Life Saving Club facility and the purpose of this report is to obtain Reserve Trust approval.

Key Issues

- Preferred location for surf club building
- Benefits to be gained from a beachside location.

Information

Council, as Reserve Trust Manager for the Ballina Coastal Reserve endorsed the Development Application for the redevelopment of the Ballina Surf Club building on a site west of Compton Drive (see attached).

4.2 Ballina Lighthouse & Lismore Surf Life Saving Club - New Facility

Following on from discussions with the Ballina Surf Life Saving Club and Land and Property Management Authority, it was proposed that Council seek development consent for a surf club building on what was the original beachfront site east of Compton Drive (see **attached**).

A comprehensive report on this matter was presented to Council's Commercial Services Committee, at the meeting held 23 May 2011 and the purpose of this report is to obtain the Reserve Trust endorsement for the amended Development Application.

The attachments to this report provide an overview of the original application (attachment one) and the amended proposal (attachment two).

Further details on the amended proposal can be access from the report to the Commercial Services Committee, a copy of which is on Council's web site.

Legal / Resource / Financial Implications

Council has previously been notified of the financial implications regarding the development of the surf club.

Consultation

There have been on-going discussions between Council staff and LPMA as well as the members of the Ballina Surf Life Saving Club.

Options

1. Endorse the proposed location of the surf club building on the original beach front site east of Compton Drive.
2. Not endorse the location of the surf club building on the original beach front site east of Compton Drive, but continue with development of the approved surf club site west of Compton Drive.

As Council has already endorsed option one, this is the preferred approach.

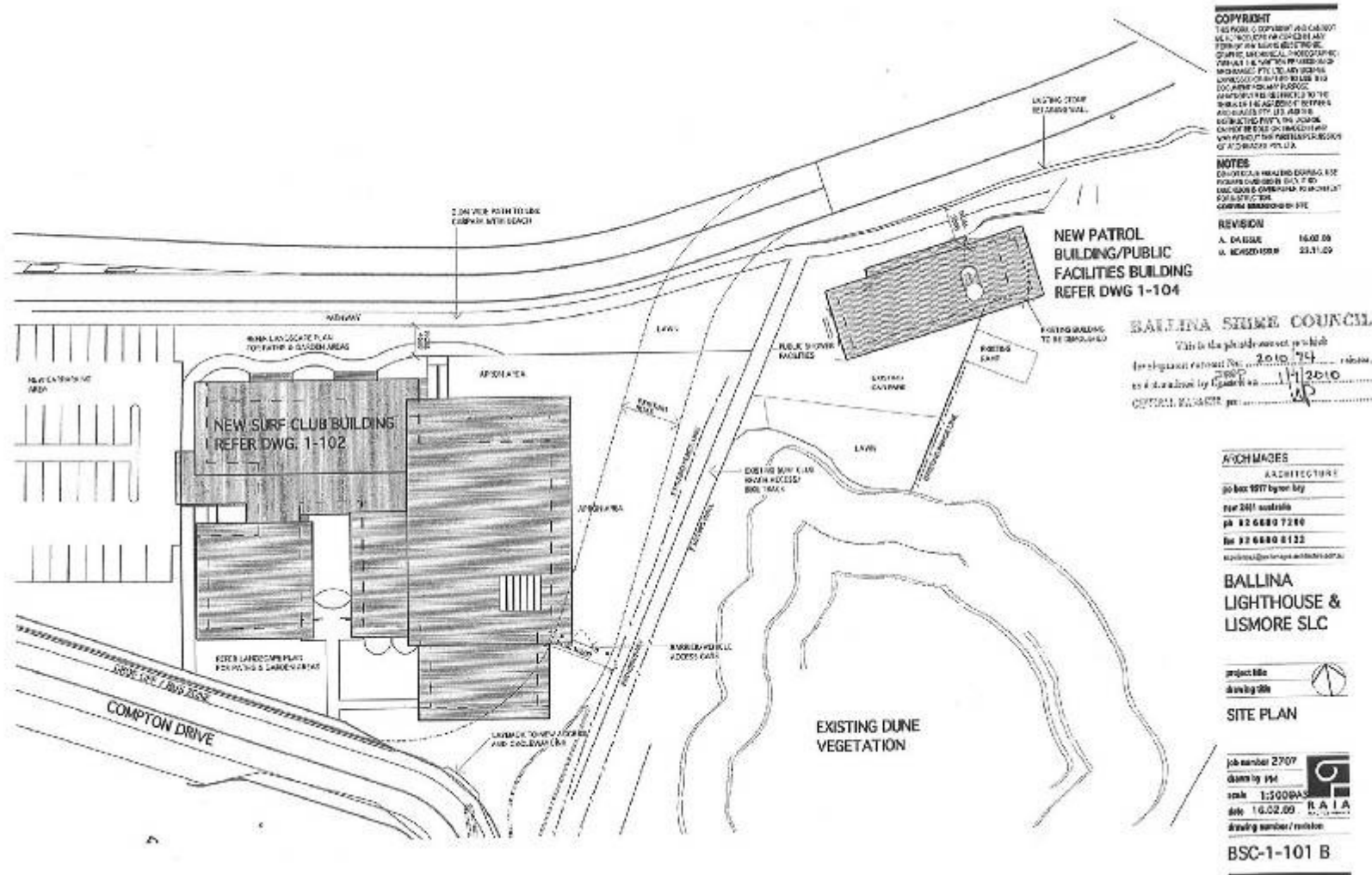
RECOMMENDATIONS

That Ballina Shire Council, as the Reserve Trust Manager for the Ballina Coastal Reserve, approves the lodgement of a development application for a Surf Club Building, in close proximity to the original beach front site for the Surf Club, as per attachment two to this report.

Attachment(s)

1. Concept plans for site with development consent west of Compton Drive.
2. Concept plans for beachfront site east of Compton Drive.

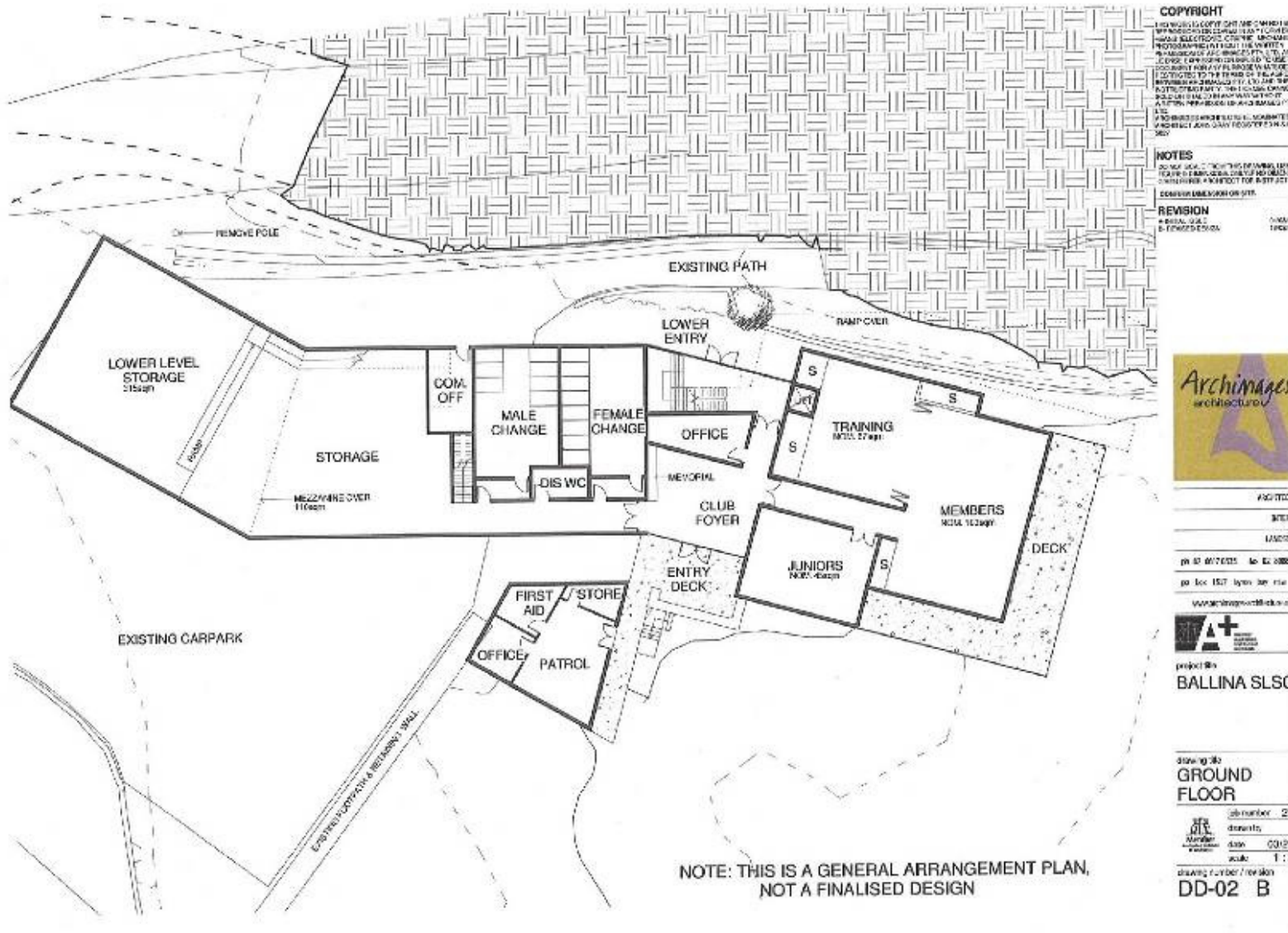
Attachment 1 - Building Plans with Development Consent



Attachment 2 - Concept Plans - Revised Layout and Location



4.2 Ballina Lighthouse & Lismore Surf Life Saving Club - New Facility



4.2 Ballina Lighthouse & Lismore Surf Life Saving Club - New Facility

