

1. **Attendance and Apologies**

2. **Declarations of Interest**

3. **Deputations**

4. **Confirmation of Minutes 13 September 2018**

A copy of the minutes of the previous meeting held 13 September 2018 was distributed.

RECOMMENDATION

That the minutes of the previous meeting held on 13 September 2018 be accepted as a true and correct record.

5. **Presentation by Council Staff**

To inform the community further in regard to Council's programs and services, members of our Senior Leadership Team will provide a presentation to the ward committees.

The presentation will be made by Linda Coulter, Manager Financial Services.

6. **Business Arising from Minutes – 13 September 2018**

(a) Bulwinkel Park – Tree Limbs Overhanging Power Lines

Cr Ben Smith presented a Notice of Motion on this matter to the September Ordinary Council meeting, when it was resolved as follows:

1. *That Council assist the Landcare group with their own application to Essential Energy to ask for the money through their community donations program, if the timeframe is suitable.*
2. *That Council, as a follow up to point one, and if needed, write to Essential Energy requesting the Bulwinkel Park maintenance works be completed as a priority and ideally within their maintenance schedule.*
3. *That, if necessary, Council fund the cost of the Essential Energy works required to remove the Camphor trees from Bulwinkel Park, with the \$6,643.47 sourced from the parks and reserves budget.*

(b) Rifle Range Road Speed Sign Request

Back to back signs were installed on the northern side of the road to the east of Ramses Street Intersection on Tuesday 9 October 2018.

(c) Plateau Skate Park – Site Options

Cr Ben Smith presented a Notice of Motion on this matter to the September Ordinary Council meeting, when it was resolved as follows:

That Councillors receive a briefing on options for a plateau skate park site, including breakdowns of any site restrictions and approximate time to approval/construction as a priority with the objective of commencing construction this council term.

The Councillor briefing was held on 29 October 2018. Staff will contact the Wollongbar Progress Association in relation to the outcomes of the briefing.

Council had also been advised by TAFE as follows:

Thank you for your recent enquiry regarding Ballina Shire Council's potential development of a skate park facility at the TAFE NSW Wollongbar Campus.

As described in my meeting with Luke Marshall, TAFE NSW is currently developing its 20 Year Infrastructure Strategy and Strategic Asset Management Plan. Together these will ensure TAFE NSW has a fit-for-purpose property portfolio that meets the organisation's core purpose of providing vocational education and training to the people of NSW.

As discussed in that meeting, we have no current plans for development of vacant property at Wollongbar and are currently investigating our best use of the site to meet the training needs of the Ballina Shire, Richmond and Northern Rivers Valleys and broader NSW. Due to the early status of this investigation and our development of the TAFE NSW 20 Year Infrastructure Strategy and Strategic Asset Management Plan, we are therefore unable to commit to planning for a skate park facility at the Wollongbar TAFE site at this point in time.

We do however, wish Council all the best with its planning and look forward to continuing to work with you in the future.

Thank you and please don't hesitate to contact me if you have any further questions.

(d) Condition of Alstonville Preschool Car Park Area

The car park adjacent to the Alstonville Preschool was inspected by Council officers on 18 October 2018. Some minor damage to the concrete kerb was noted along the bend on the southern side. To prevent further damage to the kerb, material will be installed next to the southern kerb to remove the slight level difference between the concrete kerb and the gravel surface. This work is scheduled for November 2018.

For the information of the Committee, at the 28 June 2018 Ordinary Council meeting, Council resolved to receive a report on the option of creating a recurrent program for carpark improvements. The data for this report is being investigated and it is proposed for the report to be considered during the 2019 budget process.

(e) Teven Road and Little Place Stormwater

The stormwater drainage near the property at 23 Teven Road comprises to the west, underground road drainage along Cooke Avenue and at Little Place, and to the east kerb and gutter drainage due to Teven Road being along a higher ridge line. The underground stormwater drainage pits along Cooke Avenue and near Little Place have been inspected and the stormwater lines appear clear and satisfactory.

7. Intersection Bruxner Highway and Ballina Road, Alstonville

At the Ballina Local Traffic Committee meeting held on 10 October 2018, the NSW Roads and Maritime Services (RMS) delegate tabled plans for interim modifications of the Bruxner Highway/Ballina Road intersection. The concept is to construct a separated eastbound, left turn lane on the highway so that traffic approaching the junction in Ballina Road has an uninterrupted view of traffic in both eastbound lanes on the Highway. The works to provide the separate left turn lane include relocating an existing sound wall, some pavement widening, lane markings, marking the lane separation median strip and signage.

RMS also proposes to trial a part time, right turn ban for eastbound traffic in Ballina Road approaching the highway. At this stage the ban is proposed to apply during the afternoon period from 3pm to 6pm. Advance warning signs of the right turn ban are proposed in Teven Road (North of Ballina Road) and Ballina Road (west of Teven Road) with a reinforcement warning sign on Ballina Road east of Teven Road.

The Traffic Committee (comprising delegates from Council, NSW Police and RMS) and the Member for Ballina, Tamara Smith (a formal observer at the meeting), endorsed a six month trial of the proposed intersection measures.

RMS is targeting an installation towards the end of October 2018 and is fully funding both the highway works and advance signage on Council's local streets.

While these interim measures are considered to be a positive action, RMS has also been requested to consider a future upgrade to improve the safety and functionality of the intersection.



8. 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 Policies as per below

- **Donations – Assistance with Council Fees for Community Groups (Review)**, closing date 7 November 2018.
- **Donations - Australian Representation (Review)**, closing date 7 November 2018.
- **Fundraising for Community Groups Policy**, closing date 5 December 2018.
- **Grazing of Stock on Road Reserves Policy**, closing date 5 December 2018.
- **Kerbside Waste Bin Entitlement Policy**, closing date 5 December 2018.
- **Procurement Policy**, closing date 5 December 2018.

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

The following draft policy is a new policy and is being exhibited for public comment

New Policy as per below

- **Policy - Developer Contributions Investment Incentive (New)**, closing date 7 November 2018.

At its Ordinary meeting held 28 July 2016 Council considered a Notice of Motion regarding developer contributions incentives for small business, resolving as follows:

1. *That Council receive a report on options that could be considered to reduce, or waive, the developer contributions payable by smaller sized businesses when starting up or transferring their business location.*
2. *The objective of the reduction, or waiver, would be designed to assist in encouraging the establishment of small businesses in our Shire and to assist those businesses to survive in the first few years of operation.*
3. *The report is also to examine options where the reduction, or waiver, could be targeted at certain types of businesses that may assist in enhancing the overall commercial activity in our Shire.*

The consideration of this matter was incorporated into the preparation of Council's Economic Development Strategy (adopted 22 March 2018) and associated work program.

A draft policy addressing the matters outlined in the Council's July 2016 resolution regarding the matter was the subject of a report to Council on 27 September 2018, which adopted this policy for public exhibition.

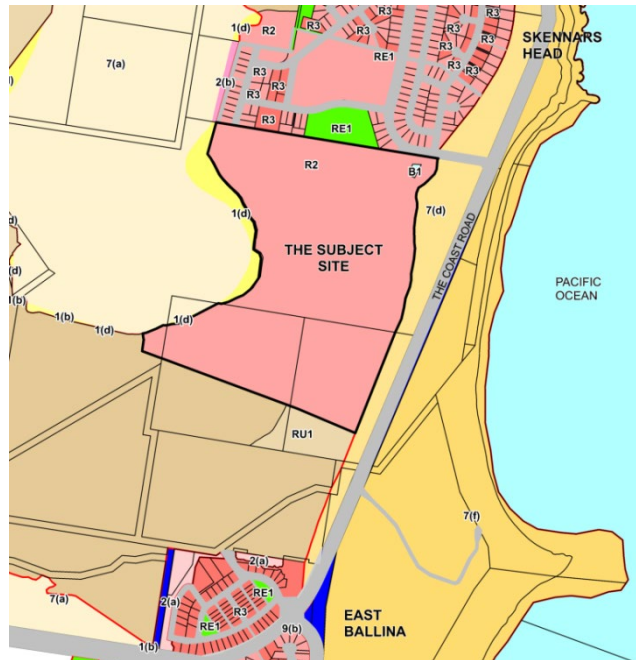
The draft policy also incorporates Council's previous decisions regarding the discounting of developer contributions in association with secondary dwellings, including the recent amendment of that policy position with respect to detached secondary dwellings.

Planning Proposal BSCPP 17/010 Skennars Head Expansion Area, closing date 28 September 2018

The Skennars Head Expansion Area has been the subject of detailed strategic planning consideration since an initial request in 2004 to amend the Council's Local Environmental Plan (LEP) to enable residential development on part of the land referred to locally as the Stewart Farm. The rezoning of the land from rural (RU2 Rural Landscape Zone) to a mixture of residential (R2 Low Density Residential Zone) and commercial (B1 Neighbourhood Centre Zone) purposes was ultimately completed in 2014.

With respect to the rezoning, the NSW Department of Planning and Environment removed Council as the relevant planning authority and had the planning proposal finalised by the Northern Joint Regional Planning Panel (JRPP). This decision by the Department came about primarily because the Council had been agitating for the rezoning being contingent upon freehold land located on the eastern side of The Coast Road opposite the future development area (being the land which comprises the Sharpes Beach carpark) being dedicated to the community without cost.

The location of the expansion area and current zoning is shown in the map below (black outline).



Council resolved on 14 December 2017 as follows:

1. That Council endorses the proposed amendments to the Ballina Local Environmental Plan 2012 relating to the application of B1 and R3 zones as outlined in the planning proposal (BSCPP 17/010 Skennars Head Expansion Area) contained in Attachment One.
2. That Council submit BSCPP 17/010 Skennars Head Expansion Area to the NSW Department of Planning & Environment for Gateway determination.
3. That the Department of Planning and Environment be advised that Council wishes to exercise its delegated plan making functions for this LEP amendment.
4. That upon an affirmative Gateway determination being received from the Department of Planning and Environment, the procedural steps associated with progression of the planning proposal be undertaken, including public exhibition.
5. That the planning proposal be reported to the Council for further consideration following the completion of the public exhibition of the proposed LEP amendments.

A report on the exhibition of the proposal and the submissions received was submitted to the 25 October 2018 Ordinary meeting, when it was resolved as follows:

That the matter be deferred to a Councillor briefing to give further consideration to a reduction in the neighbourhood commercial zone and commercial floor space ratio.

This matter is the subject of a Rescission Motion signed by three Councillors which will mean that this matter will again be considered at Council's Ordinary meeting on 22 November 2018.

- **Annual Financial Statements – 30 June 2018**, closing date 14 November 2018

The Annual Financial Statements to 30 June 2018 together with the Auditor's Report was presented for consideration to the 25 October 2018 Ordinary Council Meeting.

The Council meeting to be held 22 November 2018 will include the formal presentation of the Audited Financial Statements and Auditor's Report.

	2018	2017
	\$,000	\$,000
Income Statement		
Total income from continuing operations	129,279	114,908
Total expenses from continuing operations	81,796	85,046
Net operating result for year	47,483	29,862
Net operating result before grants and contributions provided for capital purposes	5,769	2,833
Statement of Financial Position		
Total current assets	79,166	84,356
Total current liabilities	(22,843)	(23,859)
Total non-current assets	1,252,790	1,172,785
Total non-current liabilities	(81,403)	(80,397)
Total equity	1,227,710	1,152,885
Other financial information		
Unrestricted current ratio	4.84x	4.88x
Operating performance ratio	3.12%	8.88%
Building infrastructure renewal ratio	142.58%	84.21%
Debt service cover ratio	2.38x	2.73x
Rates and annual charges outstanding percentage	3.38%	3.56%

Interested persons may make submissions in respect of the financial statements and the auditor's report.

9. Items raised by members of the Committee

10. General Business

11. Reporting of Safety Related Matters

Committee members are encouraged to contact Council where matters relating to public safety are identified in the community rather than wait until a Ward Committee meeting to raise these types of issues. This is particularly relevant as the next meeting is not until March 2019.

For example, road or footpath conditions that raise safety concerns, the presence of hazards in public spaces or environmental damage should be reported to Council as soon as possible.

12. Next Meeting

Thursday 14 March 2019 at 5.00 pm

Meeting dates for 2019 are as follows:

Thursday 14 March 2019

Thursday 9 May 2019

Thursday 11 July 2019

Thursday 12 September 2019

Thursday 14 November 2019

1. **Attendance and Apologies**

Councillor Ben Smith (Chair)
Cr David Wright (Mayor)
Councillor Sharon Parry

Lois Wright - Plateau Seniors
Mary Birch – Wollongbar Progress Association
Jim Hahn – Probus Club of Alstonville
Marilyn Hahn – Probus Club of Alstonville
Elva Fitzell – Rotary e-Club of NextGen
Tyrone McGillick – Alstonville Asphalt Watch
Ron Birch – Wollongbar Progress Association
Malcolm Johnson - Ballina Environment Society
Russell Priddle – Alstonville Football Club
Wayne Garrard – Alstonville Cricket Club
Jane Gardiner – Alstonville Plateau Historical Society
Ryan Salter – Rous Mill Ratepayers
Marilyn Perkins – Wollongbar Progress Association
David Katschke – Alstonville Wollongbar Chamber of Commerce (Avid Insurance Brokers)

Others in Attendance

Doug Lipscombe – Wollongbar Progress Association
Kate Kempshall – North Coast Community College

Staff in Attendance

Craig Brown, Manager Community Facilities, Strategic and Community Facilities Group

Apologies

Cr Eoin Johnston
Barry Jeffress – Tuckombil Landcare
Steve Miller – Rous Mill Ratepayers
Les Wiles – Alstonville Lions

The apologies were accepted.

2. **Declarations of Interest**

Nil

3. **Deputations**

Nil

Ballina Shire "C" Ward Committee Minutes 13 September 2018 at 5.00 pm

4. Confirmation of Minutes 12 July 2018

The minutes of the previous meeting held on 12 July 2018 were confirmed as a true and correct record with the exception of a change to remove Mary Birch from the list of attendees as she was not present at the meeting (Sharon Parry/Jim Hahn).

5. Business Arising from Minutes –12 July 2018

(a) Wollongbar Sports Fields – Entry Road

The information provided in the agenda was noted.

(b) Bulwinkel Park – Tree Limbs Overhanging Power Lines

The information provided in the agenda was noted.

Malcolm Johnson indicated the works are subject to ongoing discussion with Essential Energy. Estimated cost for power line relocation is around \$6000-\$7000 due to requirement for work on a weekend. The Landcare group is seeking financial assistance from Council.

Councillor Smith indicated he would raise the matter as a notice of motion to the next meeting of Council.

(c) Spraying Around Children's Play Areas

The information provided in the agenda was noted.

Tyrone McGillick indicated ongoing concern with the approach.

Councillor Smith invited members to forward information about other approaches used by councils.

6. Council Documents on Exhibition

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

7. Presentation by Craig Brown, Manager Community Facilities

Craig Brown gave a presentation on the community facilities portfolio within Council including the following items:

- Overview of facilities and responsibilities within the portfolio.
- Alstonville Leisure and Entertainment Facility.
- Alstonville and Ballina pools.
- Ballina Indoor Sports Centre

Ballina Shire "C" Ward Committee Minutes 13 September 2018 at 5.00 pm

Craig Brown and Councillor Smith invited members to complete the ALEC survey that is seeking feedback on use and ideas for the facility.

Marilyn Perkins asked about plans for the kitchen area. Craig Brown indicated all parts of the building are being considered for upgrade.

Mary Birch raised concern about traffic impact associated with use of the indoor sports centre and other activities in the locality. Craig confirmed the new spaces are additional to the existing street parking and Matthew Wood indicated the spaces are intended to meet Council's obligations for parking.

Lois Wright provided feedback that the pool is being well received by seniors in the community that are seeking to use the facility for health reasons.

Malcolm Johnson queried whether pool season passes are transferable between both pools. Craig Brown confirmed reciprocal arrangements are in place for the 10 ticket, 3 month and season passes.

8. Items raised by members of the Committee

(a) Rifle Range Road Speed

Mary Birch requested a 60km speed sign be erected on Rifle Range Road between Plateau Drive and the edge of the green belt/edge of town (Avalon Estate). To be referred to Council's Civil Services Group for review.

(b) Skate Park Demonstration

Mary Birch advised that on 15 September (10am to 12 noon) there is a demonstration by the skate park (WASP) group at the Wollongbar basketball courts to showcase skateboarding. Mary extended an invitation to the general community to attend.

Doug Lipscombe indicated the progress association has spoken with skating interests and the outcome was that the skaters have indicated interest in using the Wollongbar basketball court site.

WPA requested a meeting with strategic planning and open space staff to discuss site options. To be referred to Council's Open Space and Reserves Section for consideration.

(c) Teven Road and Little Place Stormwater

Wayne Garrard raised concern about stormwater impacts on Teven Road and Little Place in relation to development in the locality.

Matthew Wood provided an overview of a development approval relating to 23 Teven Road in relation to stormwater considerations and advised that Council's Engineering Works Section intends to undertake an inspection of the stormwater system in the area.

Ballina Shire "C" Ward Committee Minutes 13 September 2018 at 5.00 pm

(d) Rous Mill Ratepayers

Ryan Salter advised that a new Rous Mill Ratepayers board has been formed with an area of interest being land adjacent to the cemetery. Councillor Smith encouraged the group to engage with Council's Open Space and Reserves Section.

(e) Pool Finishes

Tyrone McGillick requested that Council consider finishing touches (such as providing more shade) to the pools with this to be discussed with the original stakeholder group. Craig Brown indicated issues such as shade and building amenity have been raised and are under consideration. Council will give consideration to the stakeholder group.

(f) Wollongbar Strategic Plan

Mary Birch advised of a meeting to be held on Wednesday 19 September at 5pm at the Wollongbar Hall regarding the Wollongbar Strategic Plan process. Jane Gardiner encouraged Alstonville residents to participate.

(g) Alstonville Preschool Car Parking

Russel Priddle raised concern about the condition of the car parking area near the Alstonville Preschool and particularly areas near the kerb being damaged. To be referred to Council's Civil Services Group for review.

9. General Business

Nil

10. Next Meeting

Thursday 8 November 2018 at 5.00 pm

Meeting Closure

5.52pm