

COUNCIL MEETING AGENDA

Wednesday 20 April 2022 Council Chambers, St Helens

> John Brown, General Manager Break O'Day Council 13 April 2022

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NOTICE OF MEETING

Notice is hereby given that the next meeting of the Break O'Day Council will be held at the St Helens Council Chambers on Wednesday 20 April 2022 commencing at 10.00am.

CERTIFICATION

Pursuant to the provisions of Section 65 of the *Local Government Act 1993*, I hereby certify that the advice, information and recommendations contained within this Agenda have been given by a person who has the qualifications and / or experience necessary to give such advice, information and recommendations or such advice was obtained and taken into account in providing the general advice contained within the Agenda.

JOHN BROWN

GENERAL MANAGER

Date: 13 April 2022

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AUDIO RECORDING OF ORDINARY MEETINGS OF COUNCIL

As determined by Break O'Day Council in March 2019 all Ordinary, Special and Annual General Meetings of Council are to be audio recorded and a link will be available on the Break O'Day Council website where the public can listen to audio recordings of previous Council Meetings.

In accordance with the Local Government Act 1993 and Regulation 33 of the Local Government (Meeting Procedures) Regulations 2015, these audio files will be retained by Council for at least six (6) months and made available for listening online within seven (7) days of the scheduled meeting. The written minutes of a meeting, once confirmed, prevail over the audio recording of the meeting and a transcript of the recording will not be prepared.

OPENING

The Mayor to welcome Councillors and staff and declare the meeting open at [time].

ACKNOWLEDGEMENT OF COUNTRY

We acknowledge the Traditional Custodians of the land on which we work and live, the Palawa people of this land Tasmania, and recognise their continuing connection to the lands, skies and waters. We pay respects to the Elders Past, present and future.

04/22.1.0 ATTENDANCE

04/22.1.1 Present

Mayor Mick Tucker
Deputy Mayor John McGiveron
Councillor Kristi Chapple
Councillor Janet Drummond
Councillor Barry LeFevre
Councillor Glenn McGuinness
Councillor Lesa Whittaker
Councillor Kylie Wright

04/22.1.2 Apologies

Councillor Margaret Osborne OAM

04/22.1.1 Present **7**

04/22.1.3 Leave of Absence

Nil

04/22.1.4 Staff in Attendance

General Manager, John Brown Executive Assistant, Angela Matthews

04/22.1.3 Leave of Absence **8**

04/22.2.0 PUBLIC QUESTION TIME

04/22.3.0 DECLARATION OF INTERESTS OF A COUNCILLOR OR CLOSE ASSOCIATE

Section 48 or 55 of the Local Government Act 1993 requires that a Councillor or Officer who has an interest in any matter to be discussed at a Council Meeting that will be attended by the Councillor or Officer must disclose the nature of the interest in a written notice given to the General Manager before the meeting; or at the meeting before the matter is discussed.

A Councillor or Officer who makes a disclosure under Section 48 or 55 must not preside at the part of the meeting relating to the matter; or participate in; or be present during any discussion or decision making procedure relating to the matter, unless allowed by the Council.

04/22.4.0 CONFIRMATION OF MINUTES

04/22.4.1 Confirmation of Minutes – Council Meeting 21 March 2022

OFFICER'S RECOMMENDATION:

That the minutes of the Council Meeting held on the 21 March 2022 be confirmed.

04/22.5.0 COUNCIL WORKSHOPS HELD SINCE 21 MARCH 2022 COUNCIL MEETING

There was a Workshop held on Monday 4 April 2022 and there was a presentation from Rhonda Taylor, CEO, East Coast Tasmania Tourism (ECTT) as well as the following items were listed for discussion.

- Adoption of 2022 2023 Budget Estimates
- Rates Estimates 2022/2023
- Interim Valuation Factor Information
- Adoption of 2022/2023 Schedule of Fees and Charges
- Review of LG41 Customer Service Charter
- Animal Control Report
- Waiver of Fees for Hire of Bendigo Bank Community Stadium Bay of Fires Arts Association
- Pending Development Application Updates
- NRM Committee Meeting Receipt of Minutes
- Break O'Day Council Cat Management Program Winter 2022 Actions
- Break O'Day Recreation Trails Strategy

04/22.6.0 PLANNING AUTHORITY

Pursuant to Section 25 of the Local Government (Meeting Procedures) Regulations 2015 the Mayor informed the Council that it was now acting as a Planning Authority under the Land Use Planning and Approvals Act 1993.

04/22.6.1 DA327-2021 – Three (3) x Accommodation Units, BBQ/Amenities
Building and Storage Facility Incorporating Two (2) Enclosed Shipping
Containers – Canhams Road, St Helens

ACTION	DECISION
PROPONENT	Steve Jordan Drafting
OFFICER	Deb Szekely, Senior Town Planner
FILE REFERENCE	DA 327-21
ASSOCIATED REPORTS AND	Approved Plans and Documents – DRAFT
DOCUMENTS	RO Completed Planning Scheme Assessment
	Copy of Representations (2)
	Written Response to Planning Scheme by applicant
	FolioPlan-179306-2 (1)
	FolioText-179306-2 (1)

OFFICER'S RECOMMENDATION:

After due consideration of the application received and Pursuant to Section 57 of the *Land Use Planning & Approvals Act 1993* and the *Break O'Day Interim Planning Scheme 2013* Version 17, that the application for THREE (3) X ACCOMMODATION UNITS, BBQ/AMENITIES BUILDING & STORAGE FACILITY INCORPORATING TWO (2) ENCLOSED SHIPPING CONTAINERS on land situated at CANHAMS ROAD, ST HELENS described in Certificate of Title 179306/2 be APPROVED subject to the following conditions:

Undertake development in accordance with the approved plans and/or documents. These
plans and/or documents will form part of the approval, unless otherwise amended by
conditions of this approval.

Approved Plans			
Plan / Document Name	Reference Number	Prepared By	Dated
Title Page	-	Steve Jordan Drafting	-
Locality Plan	SJD21/59-01	Steve Jordan Drafting	June 2021
Site Plan	SJD21/59-02	Steve Jordan Drafting	June 2021
Part Site Plan	SJD21/59-03	Steve Jordan Drafting	June 2021
Site Drainage Plan	SJD21/59-04	Steve Jordan Drafting	June 2021
Unit Floor Plan (Typical)	SJD21/59-05	Steve Jordan Drafting	June 2021
Unit Elevations (Typical)	SJD21/59-06	Steve Jordan Drafting	June 2021
BBQ Structure Floor Plan	SJD21/59-07	Steve Jordan Drafting	June 2021
BBQ Structure Elevations	SJD21/59-08	Steve Jordan Drafting	June 2021
Storage Floor Plan	SJD21/59-09	Steve Jordan Drafting	June 2021
Storage Structure	SJD21/59-10	Steve Jordan Drafting	June 2021
Elevations			

Plan / Document Name	Reference Number	Prepared By	Dated
Traffic Impact	Canhams Road Visitor	Midson Traffic Pty Ltd	14 October 2021
Assessment	Accommodation		
Natural Values	-	ECOtas - Mark	29 November 2020
Assessment of Canhams		Wapstra	
Road			
Flood Prone Area	Proposed Accommodation Units	Hydrodynamica	29 August 2021
Assessment	at 30 Canhams Rd, St Helens		
Site and Soil Evaluation	Lot 2 Canhams Rd, St Helens	Seam Environmental	9 February 2022
Summary			

- 2. Development must not result in the loss of native vegetation within the threatened vegetation mapping units, *Eucalyptus ovata* forest and woodland (DOV) and *Melaleuca ericifolia* swamp forest (NME) as identified in the approved Natural Values Assessment prepared by ECOtas and dated 29/11/2020. This may require a revised Bushfire Management Plan that reflects the approved plans and ensures the threatened vegetation community types identified in the approved ECOtas report, are protected at all times. Additionally, the development must not result in the loss of native vegetation within the priority habitat overlay.
- 3. Existing unauthorised clearing of native vegetation within the Priority Habitat overlay is to be reinstated in accordance with a Vegetation Management Plan submitted to Council for approval prior to any works occurring onsite. The Vegetation Management Plan must include:
 - a. Identification of areas for which natural regeneration and assisted natural regeneration methods will be utilised within the priority habitat overlay;
 - b. List of local endemic species to be utilised in the replacement program. The list of species should be consistent with the revised vegetation mapping contained within the approved ECOtas Report.
 - c. Weed control measures to ensure viability of new plantings and natural regeneration.
 - d. Maintenance and management procedures to ensure all plantings reach maturity.
- 4. Implement an Erosion and Sediment Control Plan that prevents sediment from impacting on Colchis Creek during site works including where the access traverses Colchis Creek. The Erosion and Sediment Control Plan is required to be submitted to Council for approval prior to any works occurring onsite and shall:
 - a. Identify areas of land disturbance, contours and watercourse;
 - b. Identify proposed temporary drainage control measures;
 - c. Construction details
 - d. Location of soil, sand or other material stockpiles;
 - e. Location and details of proposed sediment control measures;
 - f. The maintenance program of the sediment and erosion controls
 - g. Location of revegetation and rehabilitation areas.
 - h. Specific measures to be undertaken during site works associated with upgrading the access crossing of Colchis Creek, to ensure the water quality and integrity of Colchis Creek is maintained. This may include revegetation of riparian areas using local endemic species.

- 5. The access (driveway) is impacted by flooding associated with Colchis Creek. Upgrade the existing crossing by means of a bridge or culvert, to ensure access to the development. The infrastructure must not impede creek flows and must ensure that any flows that cannot be completely contained by the culvert or other infrastructure, are passed safely over the driveway and directed back into Colchis Creek during the 1% AEP. Prior to construction of the infrastructure, a detailed design of the structure, including sizing calculations, must be submitted to Council for approval and accompanied by certification from a suitably qualified Engineer. The detailed design and certification of the same, will address capacity and ensure safe ingress and egress from the site is maintained.
- 6. All works in association with the upgraded crossing to Colchis Creek must be conducted in accordance with the requirements of the Wetlands and Waterways Works Manual, particularly the guidelines for siting and designing stream crossings.
 Link: Wetlands and Waterways Works Manual | Department of Natural Resources and
- 7. The areas shown to be set aside for vehicle access and car parking must be:
 - a. completed before the use of the development;

Environment Tasmania (nre.tas.gov.au)

- b. provided with space for access turning and manoeuvring of vehicles on-site to enable them to enter and leave the site in a forward direction;
- c. surfaced with a pervious dust free, all weather surface and drained in a manner that will not cause stormwater nuisance.
- 8. One (1) accessible car parking space for use by persons with disabilities is to be provided and designed and constructed in accordance with AS/NZ2890.6 2009 Parking facilities off-street parking for people with disabilities. The car parking space must be located closest to the main entry point to the building.
- 9. Effluent disposal is subject to a technical assessment and issue of a Plumbing Permit by Council's *Plumbing Permit Authority*.
- 10. A maximum occupancy limit of 12 persons shall be applied to the Visitor Accommodation Use.
- 11. Works on the site must not result in a concentration of flow onto other property, or cause ponding or other stormwater nuisance.
- 12. All runoff from the proposed buildings must be disposed of within the confines of the property by means that will not result in soil erosion or other stormwater nuisance. Soakage drains must be of sufficient size to absorb stormwater runoff.
- 13. Standard *Phytophthora* hygiene measures must be implemented for the construction and maintenance of works in accordance with and using the *Weed and Disease Planning and Hygiene Guidelines Preventing the spread of weeds and diseases in Tasmania* (DPIPWE 2015, Eds. K. Stewart & M. Askey-Doran. DPIPWE, Hobart, TAS).

ADVICE

- 14. Certification of the onsite wastewater management system, by an engineer (hydraulic), is required prior to consent to install the same and construction.
- 15. Use or development which may impact on Aboriginal cultural heritage is subject to the *Aboriginal Relics Act 1975*. If Aboriginal relics are uncovered during works then an Aboriginal site survey is required to determine the level of impact and the appropriate mitigation procedures.
- 16. The introduction of non-native plant species and plant species not of local provenance should be avoided and environmental weeds regularly monitored and targeted for removal.
- 17. Activities associated with construction works are not to be performed outside the permissible time frames listed:

Mon-Friday 7 am to 6 pm Saturday 9 am to 6 pm Sunday and public holidays 10 am to 6 pm

INTRODUCTION:

The applicant is seeking approval for Visitor Accommodation at 30 Canhams Road, St Helens. The Visitor Accommodation use will include the development of three (3) accommodation units and outbuildings.



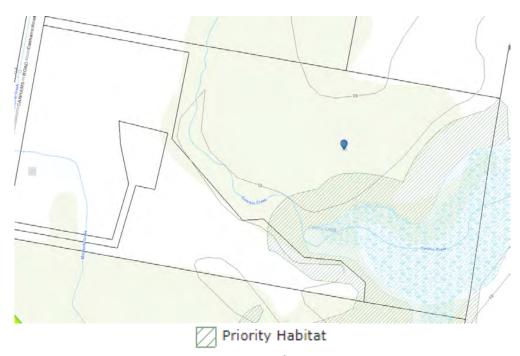
Site Plan

The development site is a large internal lot (7 hectares) within the Rural Living Zone, with access off the Council maintained road, Canhams Road. The site, as would be expected, is not serviced by TasWater sewerage or water infrastructure and will rely on stormwater capture and onsite wastewater management.

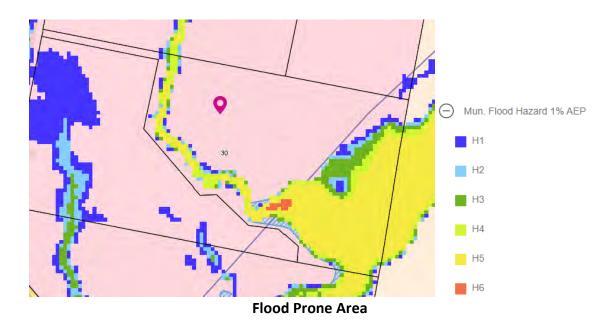
The site slopes to the south (moderately) with Colchis Creek traversing the southern boundary before transecting the site and extending northwards. The site is affected by the Priority Habitat overlay, as well as flood prone areas.



Development Site



Priority Habitat



OFFICER'S REPORT:

1. The Proposal

The proposed development include three (3), two (2) bedroom accommodation units with attached carport and uncovered deck. An outbuilding, constructed using two shipping containers and a connecting roof system is proposed. Additionally a second outbuilding is proposed to house a BBQ area and guest laundry.

The development site is a vegetated internal lot with approximate land area of seven (7) hectares. The front portion, including the access handle is cleared of vegetation with the line of vegetation occurring roughly where the access handle intersects with Colchis Creek.



Looking west towards Canhams Road - access handle to internal lot visible.



Line of vegetation commencing roughly where Colchis Ck intersects the access handle.



Colchis Ck crossing along access handle

The development site has recently been cleared of a portion of vegetation, estimated to have occurred in 2020/2021. The clearance did not receive planning approval.

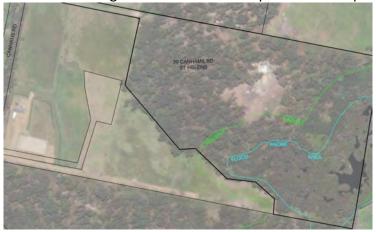




2020 Google Earth Imagery

2021Google Earth Imagery

It is suspected that part of the clearing also included a small portion of the priority habitat overlay.



Green line represents priority habitat line

This matter has been addressed in the assessment and the drafting of conditions. The unauthorised building of structures will be addressed through the building assessment phase.





Existing cleared area



Existing structure – no approvals



Existing Structure – no approvals



Looking towards access to property

2. Applicable Planning Assessment

- Planning Directive No. 6 Exemption and Standards for Visitor Accommodation in Planning Schemes;
- 13 Rural Living Zone;
- E4 Road and Rail Assets Code;
- E5 Flood Prone Areas Code;
- E6 Car Parking and Sustainable Transport Code;
- E8 Biodiversity Code;
- E9 Water Quality Code;
- E16 Onsite Wastewater Management Code.

3. Referrals

- Break O'Day Environmental Health Officer
- Break O'Day Works Department

4. Assessment

The application met the acceptable solutions for all issues except for reliance upon the performance criteria detailed below:

Planning Directive No. 6:

Visitor Accommodation P1;

Break O'Day Interim Planning Scheme 2013 Version 17:

- 13.4.1 Building Design and Siting P6;
- E4.6.1 Use and road or rail infrastructure P3;
- E5.6.1 Use and flooding P1, P2;
- E5.6.1 Flooding and Coastal Inundation P1;
- E6.7.1 Construction of Car Parking Spaces and Access Strips P1;
- E8.6.1 Habitat and Vegetation Management P1, P2;
- E9.6.3 Construction of Roads P1;
- E9.6.4 Access P1, P2;

Detailed assessment against the provisions of the Planning Directive No. 6 and the Break O'Day Interim Planning Scheme 2013, is provided below. The proposal is deemed to comply with the performance criteria applicable.

Planning Assessment

Planning Directive No. 6

Acceptable Solutions	Performance Criteria
A1	P1
Visitor Accommodation must:	Visitor Accommodation must be compatible with the character
(a) accommodate guests in existing habitable	and use of the area and not cause an unreasonable loss of
buildings; and	residential amenity, having regard to:
(b) have a gross floor area of not more than	(a) the privacy of adjoining properties;
200m2 per lot.	(b) any likely increase in noise to adjoining properties;
	(c) the scale of the use and its compatibility with the
	surrounding character and uses within the area;
	(d) retaining the primary residential function of an area;
	(e) the impact on the safety and efficiency of the local road
	network; and
	(f) any impact on the owners and users rights of way.

Response:

The proposed visitor accommodation is a new build and so is required to demonstrate it can meet the performance criteria.

The proposed development is on a site with land area of approximately 7ha. Vegetation is largely still in place, with the proposed development being roughly in the centre and being surrounded by the existing vegetation.



Land uses surrounding the proposed visitor accommodation are largely agricultural uses to the east and rural living north, south and west. The Break O'Day Industrial area is further to the south. The privacy of the adjoining dwellings north and south is maintained due to physical separation due to the size of the lots and also due to the retained vegetation on the subject land fully encircling the development.

Visitor accommodation is for 3 accommodation units significantly separated from adjoining lots (to boundary) i.e. 134m to east, 41m

to north and approximately 100m to south. The small scale of the development is not expected to generate noise issues for adjoining residents who are quite removed physically from the area.

The scale of the use respects the Rural Living locality by only providing for 3 Visitor Accommodation Units and maintain the majority of vegetation on the site. Visitor Accommodation is a permitted use with no qualification, within the Rural Living Zone. The surrounding area retains a primarily residential use (north, south and west).

The applicant, as part of the submitted materials, has provided a Traffic Impact Assessment that has been reviewed by Council's Works Department who has confirmed the adequacy of the report and agreed to the findings. The TIA confirms the proposed development can be supported on traffic grounds. The traffic generation is likely to be 12 vehicles per day with a peak of 2 vehicles per hour according to the TIA. The site is serviced by a private access off Canhams Road and will not impact on the owners or users right of way.

The proposed development is able to satisfy the performance criteria.

13 Rural Living Zone

13.4 Development Standards

13.4.1 Building Design and Siting

Acceptable Solution	Performance Criteria	
A6 The combined gross floor area of all	P6 Outbuildings must be designed and sited so that there	
outbuildings on a lot must not exceed 81m2	will not be unacceptable loss of sunlight or privacy to adjoining	
and a maximum height of 5m.	residential lots or adverse effects on the amenity of the locality.	

Performance Criteria Assessment

The proposed development includes two (2) outbuildings of which one the gross floor area exceeds the acceptable solution. Additionally the combined gross floor area exceeds the acceptable solution.

Shed: 100 m²;

BBQ Structure: 26.6 m²

The development site is a large lot with considerable separation from adjoining uses. The site has a land area of 7 hectares and achieves boundary separation from adjoining lots:

North – 41.5m; East – 133.9m South – 97m; West – 169m.

No loss of sunlight or privacy is expected to adjoining uses as a result of outbuildings.

The proposed development satisfies the performance criteria.

E4 Road and Rail Assets Code

E4.6 Use Standards

E4.6.1 Use and road or rail infrastructure

Acceptable Solution	Performance Criteria
A3 For roads with a speed	P3 For limited access roads and roads with a speed limit of more than
limit of more than 60km/h the	60km/h:
use must not increase the	a) access to a category 1 road or limited access road must only be via an
annual average daily traffic	existing access or junction or the use or development must provide a significant
(AADT) movements at the	social and economic benefit to the State or region; and
existing access or junction by	b) any increase in use of an existing access or junction or development of a
more than 10%.	new access or junction to a limited access road or a category 1, 2 or 3 road must
	be for a use that is dependent on the site for its unique resources, characteristics
	or locational attributes and an alternate site or access to a category 4 or 5 road is
	not practicable; and
	c) an access or junction which is increased in use or is a new access or
	junction must be designed and located to maintain an adequate level of safety and
	efficiency for all road users.
Performance Criteria Assessment	

Performance Criteria Assessment

The proposed development will generate an increase greater than 10% as the site is currently vacant. The development materials included a Traffic Impact Assessment (TIA) prepared by a suitably qualified person. The TIA has advised:

- "The access is located approximately 220m north of the neighbouring access. This separation will result in no conflicts between turning manoeuvres at each access.
- The access has adequate sight distance in relation to the road environment;
- The peak traffic generation of the development is 5 vehicles per hour. This relatively low traffic generation will not have any significant impacts on traffic efficiency and therefore will not have an associated crash risk. Based on the above the proposed access satisfies the requirements of the Performance Criteria."

The TIA has been reviewed by Council's Works Department and the findings accepted.

The proposed development satisfies the performance criteria.

E5 Flood Prone Areas Code

E5.5 Use Standards

E5.5.1 Use and flooding

Acceptable Solution		Performance Criteria
A1	The use must not include habitable rooms.	P1 Use including habitable rooms subject to flooding
		must demonstrate that the risk to life and property is
		mitigated to a low risk level in accordance with the risk
		assessment in E5.7.

Performance Criteria Assessment

The use is for Visitor Accommodation and includes habitable rooms. The units are clear of the mapped flood prone areas, however the access (driveway) crosses Colchis Creek and is impacted by the flood mapping.

In this area, the modelling suggests the depth of flooding reaches 1.6m with the creek and depths of up to 3.8m in the low lying marsh.

The flood hazard reaches H5 in the creek and H6 within the marsh and at this point in the access way it would be considered unsafe for vehicles and people (ARR 2019). The accommodation area is clear of flood risk and attention is directed to the proposed driveway that crosses Colchis Creek. The report advises that a bridge or culvert will be essential to tenable a driveway to extend into the site and must be able to safely pass creek flow and ensure that any flows that can't be contained, pass safely over the driveway and directed back into the creek during the 1%AEP. The report recommends a detailed design of a bridge or box culvert is undertaken to ensure any proposed structure has adequate capacity, is not at risk of structural failure and maintains safe ingress and egress from the site.

The development permit will be conditioned to achieve this and demonstrate the proposed development is able to satisfy the performance criteria.

Acceptable Solution		Performance Criteria	
	A2 Use must not be located in an area subject	P2 Use must demonstrate that the risk to life, property	
	to a medium or high risk in accordance with the risk	and the environment will be mitigated to a low risk level in	
	assessment in E5.7.	accordance with the risk assessment in E5.7.	

Performance Criteria Assessment

The use is for Visitor Accommodation and includes habitable rooms. The units are clear of the mapped flood prone areas, however the access (driveway) crosses Colchis Creek and is impacted by the flood mapping.

In this area, the modelling suggests the depth of flooding reaches 1.6m with the creek and depths of up to 3.8m in the low lying marsh.

The flood hazard reaches H5 in the creek and H6 within the marsh and at this point in the access way it would be considered unsafe for vehicles and people (ARR 2019). The proposed use access is located in an area subject to a high risk. The accommodation area is clear of flood risk and attention is directed to the proposed driveway that crosses Colchis Creek. The report advises that a bridge or culvert will be essential to tenable a driveway to extend into the site and must be able to safely pass creek flow and ensure that any flows that can't be contained , pass safely over the driveway and directed back into the creek during the 1%AEP. The report recommends a detailed design of a bridge or box culvert is undertaken to ensure any proposed structure has adequate capacity, is not at risk of structural failure and maintains safe ingress and egress from the site.

The development permit will be conditioned to achieve this and demonstrate the proposed development is able to satisfy the performance criteria.

Accep	table Solution	Performance Criteria
A1	No acceptable solution.	P1.1 It must be demonstrated that development:
		a) where direct access to the water is not necessary to
		the function of the use, is located where it is subject to a low
		risk, in accordance with the risk assessment in E5.7 a); or
		b) where direct access to the water is necessary to the
		function of the use, that the risk to life, property and the
		environment is mitigated to a medium risk level in accordance
		with the risk assessment in E5.7.
		P1.2 development subject to medium risk in accordance
		with the risk assessment in E5.7 must demonstrate that the
		risk to life, property and the environment is mitigated through
		structural methods or site works to a low risk level in
		accordance with the risk assessment in E5.7.
		P1.3 Where mitigation of flood impacts is proposed or
		required, the application must demonstrate that:
		a) the works will not unduly interfere with natural
		coastal or water course processes through restriction or
		changes to flow; and
		b) the works will not result in an increase in the extent
		of flooding on other land or increase the risk to other
		structures;
		c) inundation will not result in pollution of the
		watercourse or coast through appropriate location of effluent
		disposal or the storage of materials; and
		d) where mitigation works are proposed to be carried
		out outside the boundaries of the site, such works are part of
		an approved hazard reduction plan covering the area in which
	rmance Criteria Assessment	the works are proposed.

Performance Criteria Assessment

The use is for Visitor Accommodation and includes habitable rooms. The units are clear of the mapped flood prone areas, however the access (driveway) crosses Colchis Creek and is impacted by the flood mapping. In this area, the modelling suggests the depth of flooding reaches 1.6m with the creek and depths of up to 3.8m in the low lying marsh.

The flood hazard reaches H5 in the creek and H6 within the marsh and at this point in the access way it would be considered unsafe for vehicles and people (ARR 2019). The accommodation area is clear of flood risk and attention is directed to the proposed driveway that crosses Colchis Creek. The report advises that a bridge or culvert will be essential to tenable a driveway to extend into the site and must be able to safely pass creek flow and ensure that any flows that can't be contained, pass safely over the driveway and directed back into the creek during the 1%AEP. The report recommends a detailed design of a bridge or box culvert is undertaken to ensure any proposed structure has adequate capacity, is not at risk of structural failure and maintains safe ingress and egress from the site.

The development permit will be conditioned to achieve this and demonstrate the proposed development is able to satisfy the performance criteria.

E6 Car Parking and Sustainable Transport Code

E6.7 Development Standards

E6.7.1 construction of Car Parking Spaces and Access Strips

Acceptable Solution		Performance Criteria	
A1	All car parking, access strips manoeuvring and circulation spaces	P1 All car parking, access strips	
must k	pe:	manoeuvring and circulation spaces	
a)	formed to an adequate level and drained; and	must be readily identifiable and	
b)	except for a single dwelling, provided with an impervious all	constructed to ensure that they are	
weath	er seal; and	useable in all weather conditions.	
c)	except for a single dwelling, line marked or provided with other		
clear p	physical means to delineate car spaces.		

Performance Criteria Assessment

The proposed development is unable to satisfy the acceptable solution due to the proposed access strip not being sealed with an impervious all weather seal. Instead the proposed use and development will utilise a pervious access way. The access will be conditioned to ensure it is able to provide all weather access. Car parks are associated with a covered car park attached to the visitor accommodation unit. This is considered to satisfy the acceptable solution requirement to provide clear physical means to delineate car spaces.

The proposed development will be conditioned to ensure the performance criteria is satisfied.

E8 Biodiversity Code

E8.6 Development Standards

E8.6.1 Habitat and Vegetation Management

Acceptable Solution	Performance Criteria	
A1.1 Clearance or disturbance of priority habitat is in accordance with a certified Forest Practices Plan or; A1.2 Development does not clear or disturb native vegetation within areas identified as priority habitat.	P1 Clearance or disturbance of native vegetation within priority habitat may be allowed where a flora and fauna report prepared by a suitably qualified person demonstrates that development does not unduly compromise the representation of species or vegetation communities in the bioregion having regard to the: a) quality and extent of the vegetation or habitat affected by the proposal, including the maintenance of species diversity and its value as a wildlife corridor; and b) means of removal; and c) value of riparian vegetation in protecting habitat values; and d) impacts of siting of development (including effluent disposal) and vegetation clearance or excavations, , in proximity to habitat or vegetation; and e) need for and adequacy of proposed vegetation or habitat management; and f) conservation outcomes and long-term security of any offset in accordance with the General Offset Principles for the RMPS, Department of Primary Industries, Parks, Water and Environment.	
Daufaumanaa Critaria Assassment		

Performance Criteria Assessment

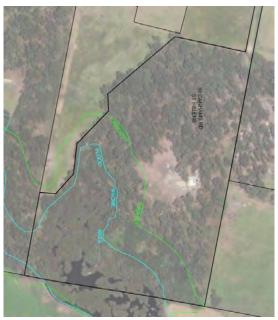
The proposed development is outside of the mapped priority habitat, however there is evidence that existing cleared areas encroach within the priority habitat mapping. The applicant has submitted a Natural Values Assessment that has examined the existing TASVEG mapping and conducted a field assessment. The report states that the TASVEG mapping, which was mainly a desktop mapping based on aerial photography, is often substantially different to ground truthed vegetation mapping at a local scale. As a result of the field investigation the TASVEG mapping has been altered with new mapping units identified.

Field investigation determined the following vegetation communities supported on the site:

- (i) Eucalyptus amygdalina coastal forest and woodland (DAC) (not threatened);
- (ii) Eucalyptus ovata forest and woodland (DOV) (threatened);
- (iii) Melaleuca ericifolia swamp forest (NME) (threatened);
- (iv) Agricultural land (FAG) (not threatened obviously).

The existing cleared portion of the priority habitat is within the vegetation community DAC (not threatened).

The development has been conditioned to restore the cleared portion of priority habitat utilising natural regeneration and assisted natural regeneration methods and has therefore been conditioned to satisfy the acceptable solution. The proposed development is outside of the priority habitat but some unauthorised clearing has extending into the priority habitat partially.



Green line is the priority habitat overlay line demonstrating a small amount of clearing within the area

Acceptable Solution	Performance Criteria		
A2 Clearance or disturbance of native	P2.1 Clearance or disturbance of native vegetation must be		
vegetation is in accordance with a certified	consistent with the purpose of this Code and not unduly		
Forest Practices Plan.	compromise the representation of species or vegetation		
	communities of significance in the bioregion having regard to the:		
	a) quality and extent of the vegetation or habitat affected by		
	the proposal, including the maintenance of species diversity and its		
	value as a wildlife corridor; and		
	b) means of removal; and		
	c) value of riparian vegetation in protecting habitat values;		
	and		
	d) impacts of siting of development (including effluent		
	disposal) and vegetation clearance or excavations, , in proximity to		
	habitat or vegetation; and		
	e) need for and adequacy of proposed vegetation or habitat		

management; and

conservation outcomes and long-term security of any offset

in accordance with the General Offset Principles for the RMPS, Department of Primary Industries, Parks, Water and Environment.

Performance Criteria Assessment

An area of native vegetation has been cleared to facilitate the development. The development materials have not included a Bushfire Hazard Plan and E1 Bushfire Prone Areas Code is not applicable at the planning stage of assessment. The application materials have included a Natural Values Assessment conducted by ECOtas (Mark Wapstra).

The vegetation types recorded as part of the study by M. Wapstra included:

- Eucalyptus amygdalina coastal forest and woodland (DAC) not threatened;
- Eucalyptus ovata forest and woodland (DOV) threatened;
- Melaleuca ericifolia swamp forest (NME) threatened;
- Agricultural land (FAG) not threatened.

The report advised that the proposed development does not include any anticipated impact on the extent of NME (Melaleuca ericifolia swamp forest) or DOV (Eucalyptus ovata forest and woodland) both of which are threatened vegetation communities. Furthermore, DOV equates Tasmanian Forest and Woodlands dominated by Black Gum or Brookers Gum which is listed as a Critically Endangered threatened ecological community under the Commonwealth Environment Protection and Biodiversity Conservation Act 1999.

The report further recommends minimising the extent of clearance and conversion or disturbance to native vegetation. In doing so, the report finds that the proposed development should not affect the value of the title or surrounding areas as a wildlife corridor. The report further conclude that the development should not unduly compromise the representation of species or vegetation communities. The upgrade of the existing crossing of Colchis Creek will be conditioned to protect by all means possible, riparian vegetation, noting the same is already disturbed in this area.

The reports advises that the scale of the development is unlikely to deleteriously affect overall vegetation communities and no offsets are likely to be considered warranted for small-scale development. In the opinion of M. Wapstra, a suitably qualified person, the development is able to meet the intent and specifics of the provisions of the Biodiversity Code without special management conditions.

The proposed development satisfies the performance criteria.

E9 Water Quality Code

E9.6 Development Standards

E9.6.3 construction of Roads

Acceptable Solution	Performance Criteria		
A1 A road or track does	P1 Road and private tracks constructed within 50m of a wetland or		
not cross, enter or drain to a watercourse must comply with the requirements of the Wetlands and Waterways			
watercourse or wetland.	Works Manual, particularly the guidelines for siting and designing stream crossings.		

Performance Criteria Assessment

Whilst the access way already crosses Colchis Creek and there is a formed crossing, this will require upgrading. The development will be conditioned to satisfy the performance criteria.

The development in the containent of the performance children				
Acce	Acceptable Solution Performance Criteria		mance Criteria	
A1	No	acceptable	P1	New access points to wetlands and watercourses are provided in a way that
solut	ion.		minimises:	
			a)	their occurrence; and
			b)	the disturbance to vegetation and hydrological features from use or
		development.		ppment.

Performance Criteria Assessment

Whilst the access way already crosses Colchis Creek and there is a formed crossing, this will require upgrading. The development will be conditioned to satisfy the performance criteria with respect to disturbance to vegetation and hydrological features. No additional crossings associated with Colchis Ck, are proposed.

Acce	Acceptable Solution Performance Criteria		rmance Criteria
A2	No acceptable solution	P2	Accesses and pathways are constructed to prevent erosion, sedimentation
		and siltation as a result of runoff or degradation of path materials.	

Performance Criteria Assessment

Whilst the access way already crosses Colchis Creek and there is a formed crossing, this will require upgrading. The development will be conditioned to satisfy the performance criteria.

E16 Onsite Wastewater Management Code

The development was determined to satisfy all relevant Acceptable Solutions of the Use Standards and Development Standards of the Onsite Wastewater Management Code.

5. Representations

The application was advertised 19 February 2022 to close of business 7 March 2022 in the Examiner Newspaper, notices on-site and at the Council Chambers and notification by mail to all adjoining land owners. Two (2) representations were received prior to the closing date and time. The representations are as follows:

Issue	Response
Applicant has carried out unauthorised clearing and	The unauthorised clearing of land has been considered in
construction on the land. Remaining native	response to the findings of ECOtas and revised vegetation
vegetation should be protected under a Part 5	community mapping. Clearing has been limited to identified
Agreement.	DAC community, which is not threatened. The proposal has
	been conditioned to undertake replanting within the priority
	habitat area.
	Unauthorised building will be considered as part of the building
	assessment.
	The owner of the land is able to place a restrictive covenant on
	the title to protect natural values. The planning scheme and
	conditions of permit are able to address the remaining native
	vegetation on site.
Onsite wastewater and effect on sensitive wetlands	Onsite Wastewater is subject to assessment by a suitably
	qualified person and reviewed by Council's Environmental
	Health Officer.
Visitor Accommodation is a discretionary use in the	Incorrect. Visitor Accommodation is a permitted use in the
zone.	zone in accordance with Planning Directive No. 6.
Use is discretionary on 13.3.2	The use satisfies the acceptable solution as it is for a permitted
	use.
13.4.1A4 – Applicants response to scheme is wrong.	The development has been assessed against the performance
	criteria. See report.
Applicant has incorrectly addressed 13.4.1 A5	The application satisfies A5 as the use is a permitted use in the
	zone. Satisfies the acceptable solution and does not need to
	demonstrate that it satisfies the performance criteria.
Application does not satisfy P6 because it is visible	13.4.1 P6 has been addressed in the boxy of the report. The
from the neighbouring lots.	performance criteria requires there to not be an unacceptable
	loss of sunlight or privacy to adjoining residential lots. The
	larger outbuilding is setback greater than 40m to the closest
	(northern) adjoining side boundary, with adjoining use to the
	north located much further. Being visible does not mean there
	is a loss of sunlight of privacy to adjoining lots. The outbuilding
	is not habitable and will not contribute to a loss of privacy.

Issue	Response
Bushfire Prone Areas Code has not been addressed	The Bushfire Prone Areas Code is not applicable. The code
and application is therefore invalid.	applies to (i) subdivision of land or (ii) a vulnerable use or
	hazardous use. The proposed development does not include
	subdivision or a vulnerable use or hazardous use.
E6 Passing Bay	The access handle provides sufficient area for passing and cars
	to leave in a forward motion. The access handle has a width of
	6.5m. Table E6.2 requires the width to be 5m. The proposed
	development satisfies the acceptable solution.
E8 Biodiversity Code	The proposed development has been assessed against the
	Biodiversity Code within the main report.
E9 Water Quality Code	The proposed development has been assessed against the
	Water Quality Code within the main report.

The recommendation for approval has been made following due consideration of the representations and comments.

6. Mediation

Nil.

7. Conclusion

In accordance with 8.10 of the *Break O'Day Interim Planning Scheme 2013*, the application has been assessed against Planning Directive No. 6 and the objectives of the Scheme, in particular the Rural Living Zone, all relevant Codes and issues. The application has demonstrated compliance with the Acceptable Solutions and Performance Criterion; the received representations have been considered. It is recommended for approval with conditions normally set to this type of development.

LEGISLATION & POLICIES:

Planning Directive No. 6 – Exemption and Standards for Visitor Accommodation in Planning Schemes;

Break O'Day Interim Planning Scheme 2013;

Land Use Planning and Approvals Act 1993;

Local Government (Building and Miscellaneous Provisions) Act 1993.

BUDGET; FUNDING AND FINANCIAL IMPLICATIONS:

Not applicable, all costs of the development are the responsibility of the developer.

VOTING REQUIREMENTS:

Simple Majority.

PROPOSED ACCOMMODATION UNITS, STORAGE FACILITY & BBQ STRUUCTURE AT 30 CANHAMS ROAD, ST HELENS 7216 FOR WAYNE & ROSEMARY SKIPPER OF 11 HEATHER PLACE, ST HELENS 7216

FLOOR AREA*

SJD 21/59-10

accommodation units 180.0m² bbq structure 26.6m2 100.0m² shed total floor area 306.6m²

*floor area is the area measured within the roof foot print of steel shed

LAND TITLE REFERENCE No. C/T 179306/2 P.I.D. 3314056

DESIGN WIND SPEED N3 N/A **SOIL CLASSIFICATION** CLIMATE ZONE ZONE 7 BUSHFIRE-PRONE AREA RATING N/A N/A ALPINE AREA CORROSION ENVIRONMENT MODERATE LANDSLIP ZONE N/A

DRAWING No. DESCRIPTION SJD 21/59-01 LOCALITY PLAN SJD 21/59-02 SITE PLAN SJD 21/59-03 PART SITE PLAN SJD 21/59-04 DRAINAGE PLAN SJD 21/59-05 UNIT PLAN SJD 21/59-06 UNIT ELEVATIONS SJD 21/59-07 **BBQ PLAN** SJD 21/59-08 **BBQ ELEVATIONS** SJD 21/59-09 STORAGE BUILDING PLAN

STORAGE BUILDING ELEVATION

SITE INFORMATION:

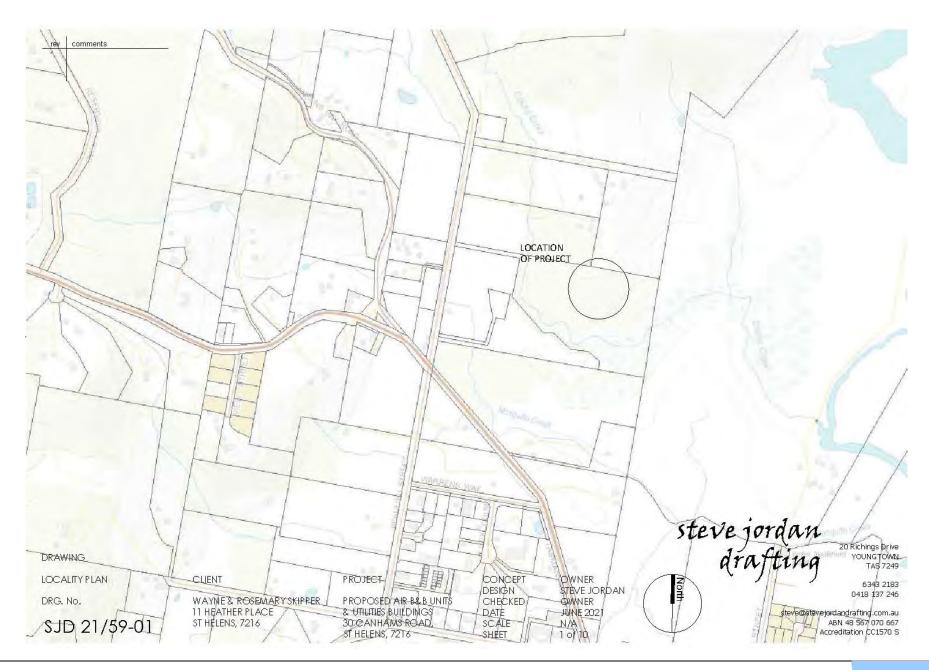
Council Zone Overlays Break O'Day Rural Living

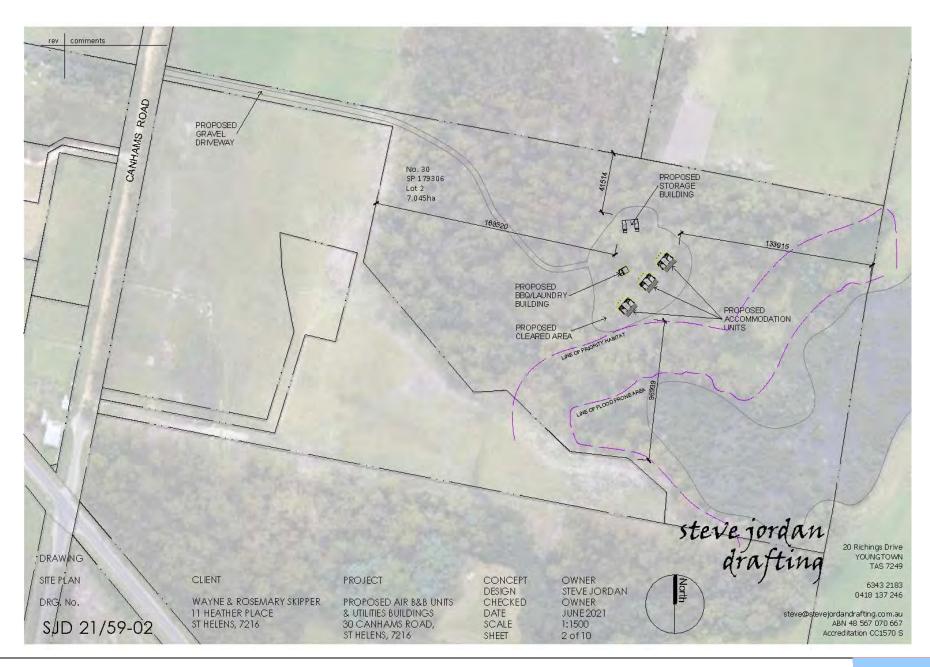
Bushfire Prone Areas - 102.FRE Priority Habitat - 102, PHT Flood Prone Areas - 102.FLD

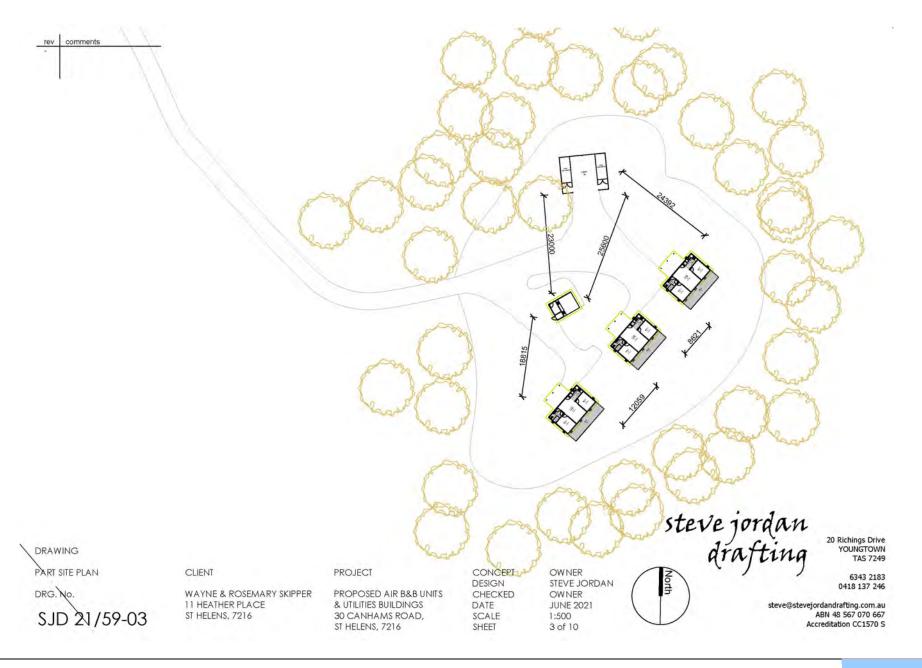
20 Richings Drive YOUNGTOWN TAS 7249 ph. 6343 2183 mobile, 0418 137 246 email, steve@stevejordandrafting.com.au

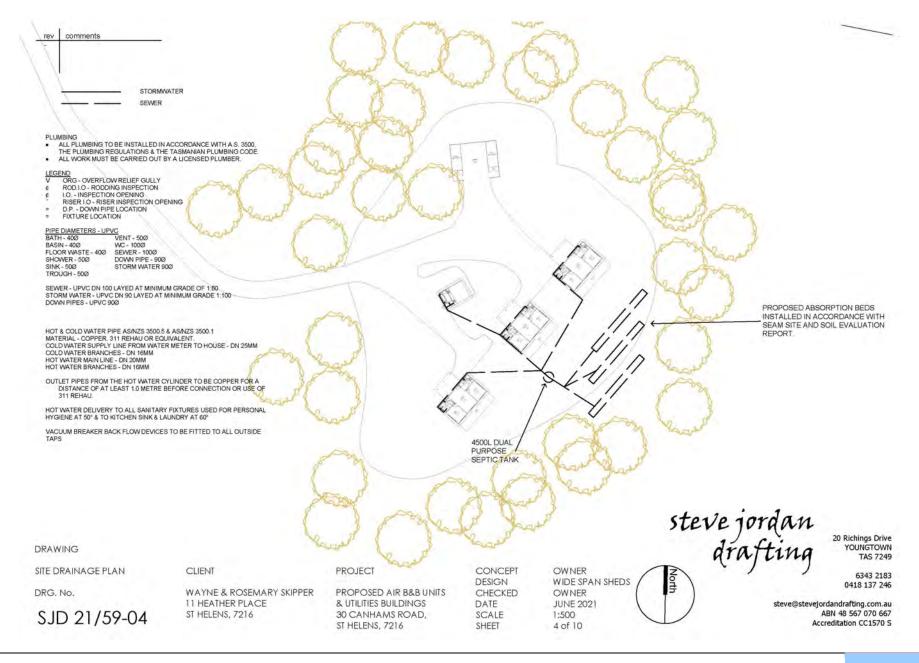
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Accreditation CC1570 S

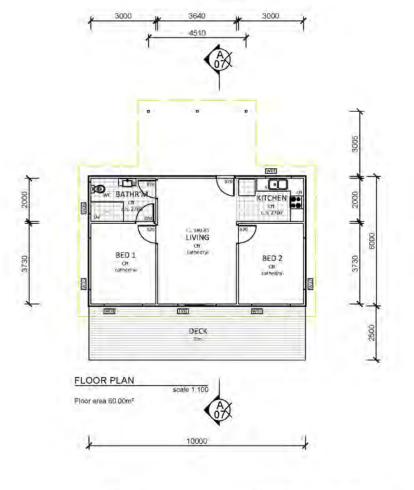












LEGEND & NOTES

Hardwood & colorbond walls

 90mm stud walls with 10mm plasterboard lining throughout. (Wet area plasterboard to Bathroom, Ensurte and Laundry walls)

Existing levels

- New levels

Contour interval = 0.5 metre

C. Carpet as selected by client with Airstep Stepmax (or equivalent) foam

Cit Ceramic floor tiles selected by client.

Conc. Concrete floor finish

CJ Control joint

DP. Downpipe

MB. Meter box

DRAWING

UNIT FLOOR PLAN (TYPICAL)

DRG. No.

SJD 21/59-05

CLIENT

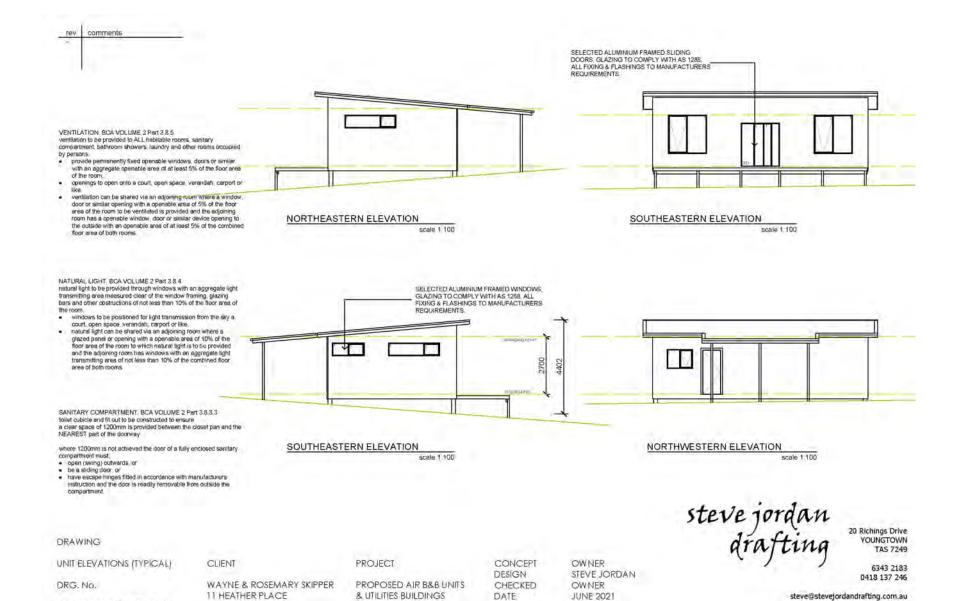
WAYNE & ROSEMARY SKIPPER 11 HEATHER PLACE ST HELENS, 7216 **PROJECT**

PROPOSED AIR B&B UNITS & UTILITIES BUILDINGS 30 CANHAMS ROAD, ST HELENS, 7216 CONCEPT DESIGN CHECKED DATE SCALE SHEET OWNER STEVE JORDAN OWNER JUNE 2021 1:100 5 of 10 steve jordan drafting

20 Richings Drive YOUNGTOWN TAS 7249

> 6343 2183 0418 137 246

steve@stevejordandrafting.com.au ABN 48 567 070 667 Accreditation CC1570 S



SCALE

SHEET

1:100

6 of 10.

30 CANHAMS ROAD,

ST HELENS, 7216

SJD 21/59-06

ST HELENS, 7216

ABN 48 567 070 667

Accreditation CC1570 S







Hardwood & colorbond walls

 90mm stud walls with 10mm plasterboard lining throughout.
 (Wet area plasterboard to Bathroom, Ensuite and Laundry walls)

XX Existing levels

hew levels

Contour interval = 0.5 metre

 Carpet as selected by client with Airstep Stepmax (or equivalent) foam underlay

Cft. Geramic floor tiles selected by client.

Conc. Concrete floor finish

CJ. Control joint

DP Downpipe

MB. Meter box

DRAWING

BBQ STRUCTURE FLOOR PLAN

DRG. No.

SJD 21/59-07

CLIENT

WAYNE & ROSEMARY SKIPPER. 11 HEATHER PLACE ST HELENS, 7216 PROJECT

PROPOSED AIR B&B UNITS & UTILITIES BUILDINGS 30 CANHAMS ROAD, ST HELENS, 7216 CONCEPT DESIGN CHECKED DATE SCALE

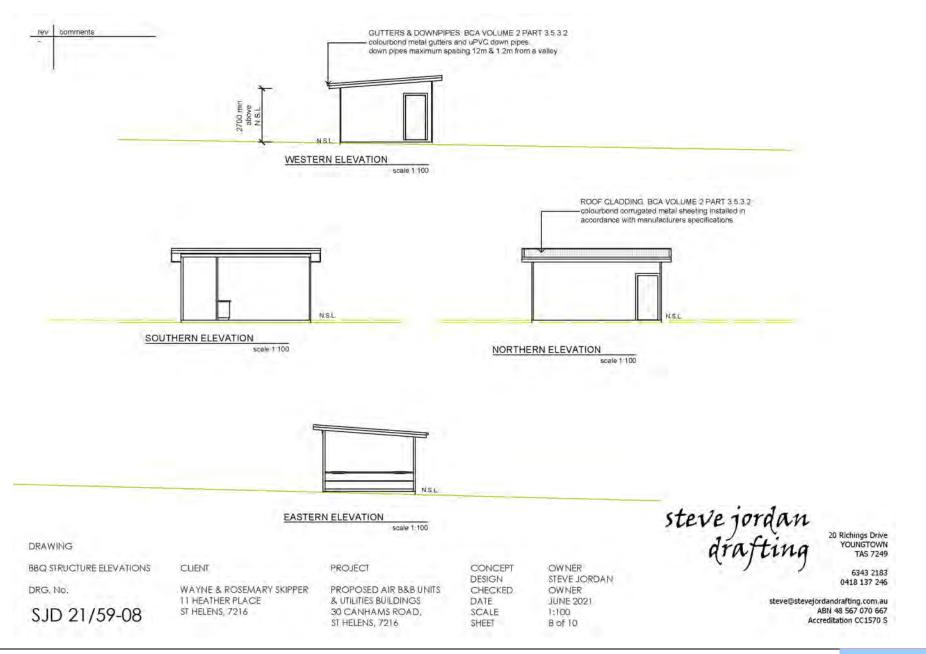
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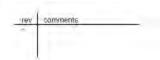
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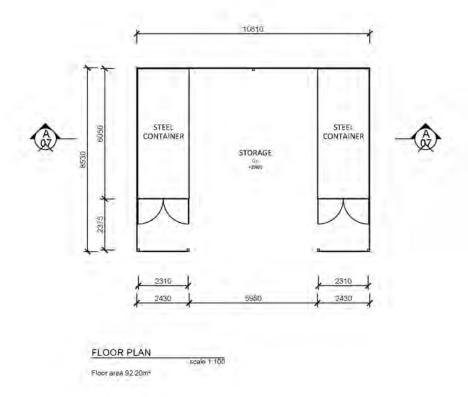
20 Richings Drive YOUNGTOWN TAS 7249

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steve@stevejordandrafting.com.au ABN 48 567 070 667 Accreditation CC1570 S







DRAWING

STORAGE FLOOR PLAM

DRG. No.

SJD 21/59-09

CLIENT

WAYNE & ROSEMARY SKIPPER 11 HEATHER PLACE

ST HELENS, 7216

PROJECT

PROPOSED AIR B&B UNITS & UTILITIES BUILDINGS 30 CANHAMS ROAD, ST HELENS, 7216

CONCEPT DESIGN CHECKED DATE SCALE

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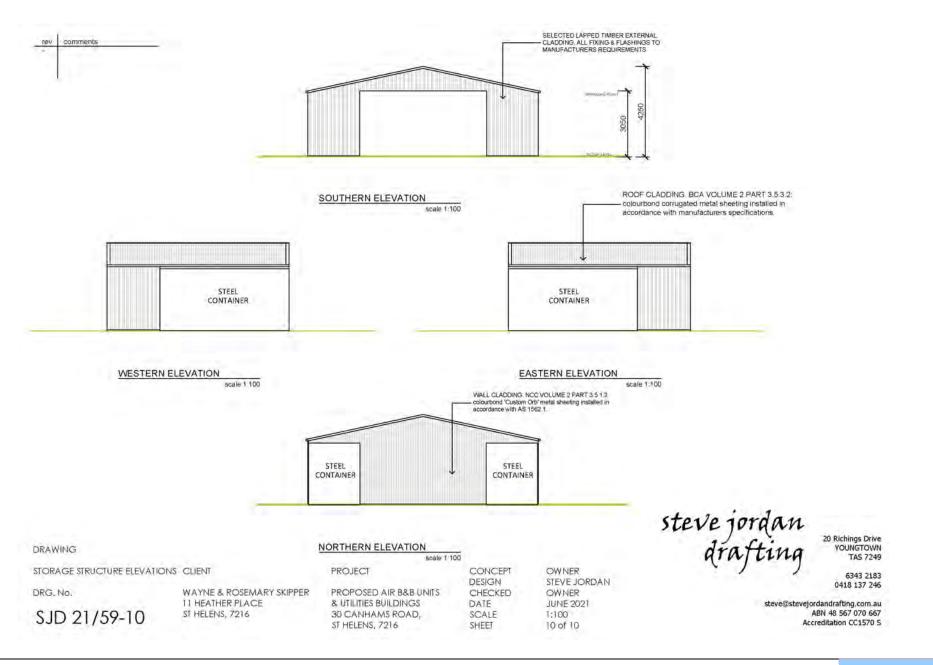
STEVE JORDAN OWNER JUNE 2021 1:100 9 of 10

OWNER

20 Richings Drive YOUNGTOWN TAS 7249

> 6343 2183 0418 137 246

steve@stevejordandrafting.com.au ABN 48 567 070 667 Accreditation CC1570 S



04/22.6.2 DA056-2022 – 13 Lot Subdivision (11 Residential Lots (Including One (1) Balance Lot), One (1) Road Lot and One (1) Public Open Space Lot) – Lawry Heights, St Helens

ACTION	DECISION	
PROPONENT	M K Hudson	
OFFICER	Deb Szekely, Senior Planning Officer	
FILE REFERENCE	DA 056-22	
ASSOCIATED REPORTS AND	Draft Approved Plans and Documents	
DOCUMENTS	RO Completed Planning Scheme Assessment	
	Representation (1)	
	Folio Texts, Folio Plans, Schedule of Easements and S.71	
	Agreement	

OFFICER'S RECOMMENDATION:

After due consideration of the application received and Pursuant to Section 57 of the *Land Use Planning & Approvals Act 1993* and the *Break O'Day Interim Planning Scheme 2013* that the application for 13 LOT SUBDIVISION (11 RESIDENTIAL LOTS (INCLUDING 1 BALANCE LOT), 1 ROAD LOT AND 1 PUBLIC OPEN SPACE LOT) on land situated at LAWRY HEIGHTS, ST HELENS described in Certificate of Title 141663/8 be APPROVED subject to the following conditions:

1. Undertake development in accordance with the approved plans and/or documents. These plans and/or documents will form part of the approval, unless otherwise amended by conditions of this approval.

Approved Plans				
Plan / Document Name	Reference Number	Prepared By	Dated	
Plan of Subdivision	Sheet 1/2	PDA Surveyors	17 March 2022	
	46195-P06			
Plan of Subdivision	Sheet 2/2	PDA Surveyors	17/13/2023	
	46195-P06		Note incorrect date provided	
Traffic Impact Statement (TIS)	Rev A1	Andrew Howell	March 2021	
Natural Values Report	Lot 8 Lawry Heights, St Helens - Version 2.	Scott Livingston	7 December 2021	
Bushfire Hazard	Lot 8 Ocean vista Drive,	Scott Livingston	7 December 2021	
Management Report:	Lawry Heights - Version			
Subdivision	2.			
Lawry Heights Subdivision	Memo	Hydrodynamica	8 July2021	
Stormwater Impacts				

2. Approval is for eleven (11) residential lots, one road lot and one public open space lot.

- 3. The developer shall be required to contribute an amount in cash equivalent to 5% of the unimproved valuation of the land in lieu of the provision of open space, prior to the sealing of the Final Plan.
- 4. All works must be in accordance with the conditions of the Submission to Planning Authority Notice by TasWater, TWDA **2022/00313-BODC** as attached to this permit.
- 5. Submit to Council a Consent to Register a Legal Document for the development from TasWater confirming:
 - a. a reticulated water supply network connection is available to each lot; and
 - b. a sewerage network connection is available to each lot; and
 - c. all the requirements of TasWater have been satisfied.

The Consent to Register a Legal Document is required prior to submitting to the Council any request for approval of a plan of subdivision (i.e. Survey Plan).

- 5. An underground reticulated electricity system and public street lighting scheme must be provided to service all lots and installed in accordance with TasNetworks Service and Installation Rules current version. Submit to Council a Certificate of Completion for the development provided by TasNetworks, confirming all approved lots are provided with underground power connection to each lot. The Certificate of Completion is required to be provided prior to submitting to Council any request for approval of a plan of subdivision (i.e. survey plan).
- 6. An underground telecommunications system, including broadband internet must be provided to service all lots and installed to the approval of the Responsible Authority.
- 7. A Restrictive Covenant is to be prepared to ensure the requirements of the Bushfire Hazard Management Report are adhered to and property owners are aware of requirements of maintaining hazard management areas with each respective lot created.
- 8. Unless otherwise specified within a condition, all works must comply with the Municipal Standards including property access, specifications and standard drawings. Any design must be completed in accordance with Council's subdivision design guidelines to the satisfaction of Council's Manager Infrastructure and Development Services. Any construction, including maintenance periods, must also be completed to the approval of Council's Manager Infrastructure and Development Services.

a. Stormwater

- i. Provision of a public drainage system to drain all roadways, footpaths and nature strips within the road reserves and all land draining onto the road reserve.
- ii. Prior to the commencement of any development on site, unconditional certification of the storm water design of the subdivision, which includes the design life of the proposed development and compliance with current version of ARR 2019 incorporating Tasmanian requirements for climate change and sea-level rise, must be provided to Council by a qualified professional engineer practicing in the fields of hydrology and hydraulics. Underground Stormwater Infrastructure, located on Lawry Heights and
 - between Ocean Vista Drive and Council Public Open Space (PID2503461) is to

be upgraded to a standard to safely and efficiently collect and transfer additional stormwater from the proposed development within Council's stormwater system. Consideration is to be given to anticipated further development associated with the development site when determining upgrade of stormwater infrastructure. Stormwater infrastructure upgrade design is to be certified by a qualified professional engineer.

- iii. Each of lots 1 to 10 and Balance Lot must be provided with a connection to the Council's stormwater system, constructed by a licenced plumber in accordance with LGAT Standard Drawings.
- iv. No works are to be undertaken within the public road reserve, including but not limited to stormwater connections, until a permit to undertake works in the road reservation has been issued by Council. All permitted works within the road reserve are to be financed by the applicant.

b. Roads

- i. Provision of a fully constructed road for the full length of all the property frontages, complete with kerb and channel. An exception to this requirement is the balance lot. In this instance the fully constructed road is to extend to the access / crossover servicing the balance lot.
- ii. Provision of a footpath located on one side of the road.
- iii. Provision of a singular vehicle crossing for each lot within the subdivision, including the balance lot. All accesses need to be constructed in accordance with Standard Drawing TSD-RO9-V3.
- iv. All necessary line marking and signage.
- 9. Any new nature strips, or areas of nature strip that are disturbed during construction, must be topped with 100mm of good quality topsoil and sown with grass. Grass must be established and free of weeds and rocks prior to Council accepting the development.
- 10. Prior to the commencement of the works, a site management plan must be submitted detailing how soil and water is to be managed on the site and adjoining Council owned public open space, during the construction process to prevent the escape of soil and sediments beyond the site boundaries. The management plan should be compatible with "Waterways and Wetlands Works Manual Environmental Best Practice Guidelines when undertaking Works on Waterways and Wetlands in Tasmania" and is to include but not be limited to, the following:
 - a) Allotment boundaries, contours, approximate grades of slope and directions of flow;
 - b) Location of adjoining roads, impervious surfaces, underground services and existing drainage;
 - c) Location and types of all existing natural vegetation, the proposed location of topsoil stockpiles and the <u>limit of clearing</u>, grading and filling;
 - d) Clearly identify vegetation for removal by tagging or other suitable identification method to clearly identify vegetation for removal and retention. Alternatively, delineate areas where vegetation is proposed to be retained with exclusion fencing to prevent accidental felling.
 - e) Critical natural areas such as drainage lines/mapped watercourse, wetlands and unstable grounds;
 - f) Erosion or siltation prevention;
 - g) The estimated dates for the start and finish of the works;

- h) The erosion control practices to be used on the site such as cut off drains, fenced areas to be undisturbed, revegetation program, stabilisation methods etc.;
- i) The sediment control practices to be used on site such as silt fencing, stabilised site access, filter screens for inlets to the drainage system, sediment traps etc.;
- j) Timing of the site rehabilitation or landscaping program;
- k) Outline of the maintenance program for the erosion and sediment controls.

Works must not commence prior to the approval of the Soil and Water Management Plan by Council. The Plan must be implemented and maintained during construction to ensure that soil erosion is appropriately managed.

- 11. No trimming, filling or reshaping of the site is to occur which would result in a concentration of stormwater flow onto other property, or cause ponding or other stormwater nuisance.
- 12. Any restrictive covenants created by this subdivision are not to preclude the use/development of this land for State, Commonwealth or Local Government purposes.
- 13. The provision of infrastructure to all approved lots, including water, sewage, power, stormwater and telecommunications must be completed prior to submitting to Council any request for approval of a plan of subdivision (i.e. survey plan).
- 14. The developer will ensure that works proposed within Council owned public open space (PID 2503461) are contained as much as possible within the existing 2.5m wide drainage easement and
 - a. Disturbance / removal of native vegetation is minimised at all times;
 - b. Methods of stockpiling and reinstating of soil are employed;
 - c. Vegetating the disturbed area associated with the easement (2.5m wide), to a standard that allows the area to be maintained as contributing to the bushfire hazard management area for the created lots. Disturbed areas outside of the easement are to be revegetated with local endemic species that recognise proximity to adjacent dwellings existing and proposed. A proposed planting schedule (species and planting density) is to be submitted to Council for approval prior to commencement.
 - d. Weed management methods are employed.
- 15. Tag all trees to be removed and inspect for any signs of wildlife prior to any clearing on the site. Should any wildlife be identified, removal of the tree must not occur until the animal has vacated the area of immediate danger.
- 16. Clearing of native vegetation must be limited to that which is necessary for the subdivision works and bushfire hazard management area. Clearing of native vegetation must not occur within the mapped watercourse.
- 17. Chip, shred or tub grind cleared native vegetation and spread as mulch or dispose of at an authorised waste facility. Any **hollows** observed in cleared vegetation must be salvaged and installed as nest boxes in trees within the property or adjoining Council owned land (PID2503461).

18.	Locate any stockpiles of construction and landscaping materials and other site debris clear of drainage lines and clear of any position from which it could be washed onto any footpath, nature strip, roadway or into any drain, wetland or watercourse.

- 19. Standard *Phytophthora* hygiene measures must be implemented for the construction and maintenance of works in accordance with and using the *Weed and Disease Planning and Hygiene Guidelines Preventing the spread of weeds and diseases in Tasmania* (DPIPWE 2015, Eds. K. Stewart & M. Askey-Doran. DPIPWE, Hobart, TAS).
- 20. A copy of the final plan of survey and schedule of easements is to be submitted to Council for assessment of sealing. The plan will not be sealed until such time as all conditions on this permit have been complied with. Council may, at the developer's request, accept a bond or bank guarantee, for particular works or maintenance, to enable early seal and release of the final plan of survey.

ADVICE

- All new road reservation and/or drainage reserve areas and public open space areas shall be transferred to Council prior to takeover of the subdivision works as council assets at no cost to Council.
- TasNetworks has provided the following advice: "Based on the information provided, the development is not likely to adversely affect TasNetworks' operations.

As with any subdivision of this magnitude, consideration should be given to the electrical infrastructure works that will be required to ensure a supply of electricity can be provided to each lot. To understand what these requirements may entail, it is recommended you advise the proponent to contact TasNetworks Early Engagement team at early.engagement@tasnetworks.com.au at their earliest convenience".

- All underground infrastructure including all forms of water, storm water, power, gas and telecommunication systems must be located prior to the commencement of any on-site excavation and / or construction works. Any works to be undertaken within two (2) metres of any Council owned infrastructure must be done in consultation with Council's Manager Infrastructure and Development Services.
- If any Aboriginal relics are uncovered during works:
 - a) All works are to cease within a delineated area sufficient to protect the unearthed and other possible relics from destruction.
 - b) The presence of a relic is to be reported to Aboriginal Heritage Tasmania Phone: 1300 487 045, Email: aboriginal@heritage.tas.gov.au and
 - c) The relevant approval processes will apply with state and federal government agencies.
- Activities associated with construction works are not to be performed outside the permissible time frames listed:

Mon-Friday 7 am to 6 pm Saturday 9 am to 6 pm Sunday and public holidays 10 am to 6 pm

INTRODUCTION:

The applicant is seeking approval for the subdivision of land at Lawry Height St Helens, CT141663/8. The proposal includes 11 residential lots, including the balance lot. Residential lots will be accessed via The application also includes proposed works on the adjoining Council owned land for the provision of services (stormwater and sewer) within an existing 2.5m wide easement. Lots will be accessed via Ocean Vista Drive and a newly created cul de sac.



Subdivision Lot – Dark Blue line; Council Public Open Space – light blue line.

PREVIOUS COUNCIL CONSIDERATION:

DA098-2021 – 16 Lot Subdivision – Withdrawn; DA498-2004 – 8 Lot Subdivision – Expired.

OFFICER'S REPORT:

1. The Proposal

Break O'Day Council received an application on 2 March 2022 from Mr. M. Hudson the owner of the subject land, for a 13 Lot subdivision that includes 11 residential lots, a road lot and a public open space lot that provides for pedestrian movement and underground services.



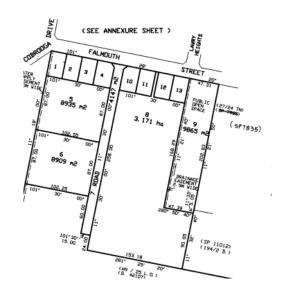
The subdivision includes a new cul-de-sac and public walkway leading to the adjoining public open space land owned by Council. The **Balance Lot** has a proposed land area of **2.24 hectares**. Land area of the 10 Residential Lots is as follows:

Lot No.	Land Area m ²	Lot No.	Land Area m ²
1	588	2	540
3	1027	4	764
5	1094	6	911
7	818	8	762
9	542	10	552

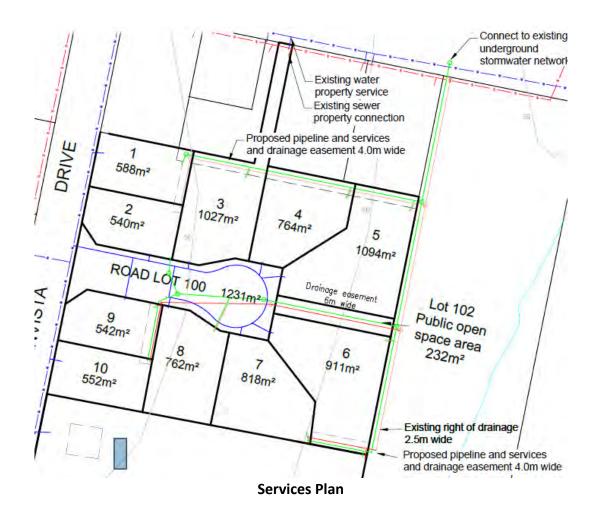
Lot sizes range from 540 m² to 1094 m² in size with a small lot (232 m²) being provided for public open space and providing connectivity to the adjoining council owned public open space. The small lot will also provide for underground services. Council will also receive cash in lieu of public open space due to the primary role of the space for providing for services and not satisfying the criteria for public open space contributions (Policy No AM02 amended 21 February 2022).

The site is a large vacant lot (approximately 3.2 hectares) that supports native vegetation as well as disturbed areas. A watercourse transects the site through the lower portion of the site and traverses eastwards to continue through the Council owned public opens space to the east.





A water main currently runs along Lawry Heights, east to west and Ocean Vista Drive (north to south). Sewer mains currently run north to south on the opposite side of Ocean vista Drive and east to west along Lawry Heights. The easement contained with the adjoining Council owned land, is proposed to house stormwater and sewer infrastructure to service the lots.



Following receipt of a representation and to complete the assessment of the application, Council requested and received an extension of time to 27 April, 2022.

2. Applicable Planning Scheme Provisions

- 10 General Residential Zone;
- E1 Bushfire Prone Areas Code;
- E4 Road and Railway Assets Code;
- E6 Car Parking and Sustainable Transport Code;
- E8 Biodiversity Code;
- E9 Water Quality Code;
- E10 Open Space & Recreation Code.

3. Referrals

a) The application was referred to Council's Works Department for comment. The following comments were provided on 25 March 2022.

TIA meets the expected standard and can be received to progress the DA assessment.

LGAT/IPWEA Standards apply - provide developer with "Subdivision Package for Developers" (S:\4

DEVELOPMENT SERVICES\WORKS DOCUMENTS\Subdivision package for developers).

b) The application was referred to TasWater for assessment. TasWater provided a SPAN (Submission to Planning Authority Notice), dated 25/03/2022 providing conditions of approval for the subdivision.

c) The application was referred to TasNetworks for assessment. TasNetworks provided comments on 11 March2022:

"Based on the information provided, the development is not likely to adversely affect TasNetworks' operations.

As with any subdivision of this magnitude, consideration should be given to the electrical infrastructure works that will be required to ensure a supply of electricity can be provided to each lot. To understand what these requirements may entail, it is recommended you advise the proponent to contact TasNetworks Early Engagement team at early.engagement@tasnetworks.com.au at their earliest convenience."

d) The application was referred to Tasmania Fire Service who provided the following comment: "We wish to bring to Council's attention the issue of hazard management areas and their enforcement post-subdivision.

As prescribed in the BHMP, it is necessary to establish lots 1-10 and part of the balance lot as a hazard management area prior to sealing the titles and for this to be maintained in perpetuity by the relevant landowners.

To this end, it is recommended that Council condition its approval to require that the titles include restrictive covenants to obligate land owners to not allow for fire hazard to accumulate on their land (that is, lots 1-10 or the northern 14m wide section of the balance land). There may of course be other mechanisms that could be used (e.g. Part 5 Agreements) if Council prefers."

4. Assessment

The advertised application relied upon the following 9 performance criteria as detailed below:

- 1) 10.4.15.1 Lot Area, Building Envelopes and Frontage P1;
- 2) 10.4.15.5 Integrated Urban Landscape P1;
- 3) 10.4.15.6 Walking and Cycling Network P1;
- 4) 10.4.15.7 Neighbourhood Road Network P1;
- 5) E4.6.1 Use and road or rail infrastructure P2;
- 6) E4.7.2 Management of Road Accesses and Junction P1;
- 7) E4.7.4 Sight Distance at Accesses, Junctions and Level Crossings P1;
- 8) E8.6.1 Habitat and Vegetation Management P2;
- 9) E9.6.1 Development and Construction Practices and Riparian Vegetation P1;

Detailed assessment against the provisions of the *Break O'Day Interim Planning Scheme 2013* version 18 was conducted and the application met the acceptable solutions for all issues except for reliance upon the performance criteria detailed below. **The proposal is deemed to comply with the performance criteria applicable**.

10 General Residential Zone

10.4 Development Standards

10.4.15 Subdivision

10.4.15.1 Lot Area, Building Envelopes and Frontage

Acceptable Solutions		Performance Criteria
A1	Lots must:	P1 Each lot for residential use
a)	have a minimum area of at least 600m2 which:	must provide sufficient useable area
i)	is capable of containing a rectangle measuring 10m by 15m; and	and dimensions to allow for:

- ii) has new boundaries aligned from buildings that satisfy the relevant acceptable solutions for setbacks; or
- b) be required for public use by the Crown, an agency, or a corporation all the shares of which are held by Councils or a municipality; or
- c) be for the provision of utilities; or
- d) be for the consolidation of a lot with another lot with no additional titles created; or
- e) be to align existing titles with zone boundaries and no additional lots are created.
- a) a dwelling to be erected in a convenient and hazard-free location;
 and
- b) on-site parking and maneuverability; and
- c) adequate private open space.

The proposed subdivision is for 11 residential lots including one lot identified as a balance lot. Additionally, the subdivision provides for one road lot (lot 100) and one public open space lot (Lot 102) providing for underground infrastructure and additionally acting as an access - way tot the adjacent public land to the east.

Seven of the residential lots will satisfy the acceptable solution in terms of land area, however, four lots will require demonstrating they are able to satisfy the performance criteria.

Lot	Land Area m ²
1	588
2	540
3	1027
4	764
5	1094
6	911
7	818
8	762
9	542
10	552
Balance Lot	2.24 hectares
Road Lot - Lot 100	1231
Public Open Space - Lot 102	232

The General Residential Zone provides for, as an acceptable solution, site coverage of up to 50%. All sites under 600 m² are capable of containing a rectangle measuring 10m x 15m. To this end, a dwelling a dwelling is able to be erected on these sites in a convenient location. All lots are subject to the Bushfire Prone Areas overlay and this has been addressed through the submission of a Bushfire Hazard Management Plan. The lots are not impacted by any other hazard mapping. All lots are of a size to ensure they are capable of accommodating for future on-site parking, manoeuvrability and provide for adequate private open space (able to contain private open space 24 m²).

The proposed development is able to satisfy the performance criteria.

<u>10.4.15.5 Integrated Urban Landscape</u>

Acceptable Solutions	Performance Criteria	
A1 The subdivision must	P1 For subdivision that creates roads, public open space or other reserves,	
not create any new road, public	the design must demonstrate that:	
open space or other reserves.	a) it has regard to existing, significant features; and	
	b) accessibility and mobility through public spaces and roads are protected	
	or enhanced; and	
	c) connectivity through the urban environment is protected or enhanced;	
	and	
	d) the visual amenity and attractiveness of the urban environment is	
	enhanced; and	
	e) it furthers the local area objectives, if any.	

Performance Criteria Assessment:

The proposed subdivision includes a new cul-de-sac and public open space providing for storm water and sewer infrastructure as well as connectivity to the adjoining Council owned public open space.

The creation of a cul-de-sac servicing the proposed 10 residential lots responds to the development site dimensions with a north facing long axis and additionally responds to the existing access road (Ocean Vista Drive). The proposal for a cul-de-sac servicing the lots creates orderly access for residents from Ocean Vista Drive which then feeds through to Lawry Heights. Connectivity through this urban area is considered to be logical and sequential in terms of road design and road hierarchy. The use of a cul-de-sac enables a logical expansion of residential lots into this discrete and undeveloped extent of St Helens.

The provision of the cul-de-sac and the public open space portions do not impact on any significant features and contribute positively to accessibility and mobility through public spaces. The proposed subdivision will be an expansion of the existing urban environment and will also consolidate urban infrastructure in terms of the partial completion of Ocean Vista Drive to urban road standards. In terms of an urban environment the visual amenity will be further enhanced.

The public open space provided (proposed lot 102) caters for services infrastructure as well as providing for pedestrian / cycle use and access of the adjoin Council owned public open space and provides an alternative pedestrian route.

Cul-de-sacs are considered a logical road type as through fare is restricted to the east due to Council owned public open space and missing road infrastructure.

The proposed development satisfies the performance criteria.

10.4.15.6 Walking and Cycling Network

Acceptable Solutions	Performance Criteria
A1 The subdivision must not	P1 Subdivision that creates new roads, footpaths, or public open spaces
create any new road, footpath or	must demonstrate that the walking and cycling network is designed to:
public open space.	a) link to any existing pedestrian and cycling networks; and
	b) provide the most practicable direct access for cycling and walking to
	activity centres, community facilities, public transport stops and public open
	spaces; and
	c) provide an interconnected and continuous network of safe, efficient
	and convenient footpaths, shared paths, cycle paths and cycle lanes based
	primarily on the network of arterial roads, neighbourhood roads and regional
	public open spaces; and
	d) promote surveillance along roads and from abutting dwellings.

Performance Criteria Assessment:

The proposed subdivision includes a new cul-de-sac and public open space providing for storm water and sewer infrastructure as well as connectivity to the adjoining Council owned public open space for pedestrians and cyclists.

The proposed public open space (proposed lot 102) whilst providing for underground services, also provide a linkage to the adjoining (east) council owned public open space. This will provide for both pedestrian and cycle access. Footpaths are also proposed further contributing to pedestrian and cycling networks.

There is an existing footpath network on the southern side of Lawry Heights, which will connect with proposed footpath infrastructure on one side of Ocean Vista Drive and the proposed cul-de-sacs. The proposed development contributes positively to the pedestrian network within the immediate area.

Proposed lot 102 provides pedestrian and cycling access to the adjoining Council owned public open space, which is then able to provide an alternative access to the existing footpath system within the existing wider urban area providing for a route through to the Tasman Highway.

The majority of lots face the proposed cul-de-sac with proposed Lots 1 and 10 having frontage to Ocean Vista Drive. The lot layout in combination with the road and pedestrian system enables residential surveillance of the area.

The proposed development is able to satisfy the performance criteria.

10.4.15.7 Neighbourhood Road Network

Acceptable Solutions	Performance Criteria		
A1 The subdivision must not create any	P1 The neighbourhood road network must:		
new road.	a) take account of the existing mobility network of		
	arterial roads, neighbourhood roads, cycle paths, shared paths,		
	footpaths and public transport routes; and		
	b) provide clear hierarchy of roads and physical		
	distinctions between arterial roads and neighbourhood road		
	types; and		
	c) provide an appropriate speed environment and		
	movement priority for the safe and easy movement of		
	pedestrians and cyclists and for accessing public transport; and		
	d) provide safe and efficient access to activity centres for		
	commercial and freight vehicles; and		
	e) ensure connector roads align between		
	neighbourhoods for safe, direct and efficient movement of		
	pedestrians, cyclists, public transport and other motor vehicles;		
	and		
	f) provide an interconnected and continuous network of		
	roads within and between neighbourhoods for use by		
	pedestrians, cyclists, public transport and other vehicles and		
	minimise the provision of cul-de-sacs; and		
	g) provide for service and emergency vehicles to safely		
	turn at the end of a dead-end road; and		
	h) take into account of any identified significant features.		

Performance Criteria Assessment:

The proposed development is serviced by a logical hierarchy of roads with main access off Lawry Heights onto Ocean Vista Drive. Expansion of the road network south is impeded by private lots which are unlikely to be further developed due to zoning (Environmental Living and Rural Resource). Expansion of the road network east is also impeded by the location of Council owned public open space. The proposed provision of cul de sacs, footpaths and pedestrian access to the Council owned public open space provides for convenient, safe and efficient movement through and between the neighbourhood for pedestrians, cyclists and motor vehicles.

The hierarchy of roads transcends to cul-de-sacs which in the given environment in terms of lot size and orientation, is appropriate and logical.

The proposed development satisfies the performance criteria

E1 Bushfire Prone Areas Code

The proposed development was determined to satisfy all the relevant acceptable solutions of the Use Standard and Development Standards of the Bushfire Prone Areas Code.

E4 Road and Railway Assets Code

E4.6 Use Standards

E4.6.1 Use and road or rail infrastructure

Acceptable Solutions	Performance Criteria
A2 For roads with a speed limit of	of 60km/h P2 For roads with a speed limit of 60km/h or less, the
or less the use must not generate mor	re than a level of use, number, location, layout and design of accesse
total of 40 vehicle entry and exit moven	ments per and junctions must maintain an acceptable level of safety fo
day	all road users, including pedestrians and cyclists.

Performance Criteria Assessment:

The proposed development is for an 11 residential lot subdivision on a site accessing roads with a speed limit of 60km/hr. The creation of the lots will cause the use to generate more than 40 vehicle entry and exit movements per day with an anticipated 7-9 vehicle movements per day for each proposed lot.

The applicant has provided a Traffic Impact Assessment which has been referred to Council's Works Department and determined to be adequate.

The application is required to demonstrate that the accesses and junctions maintain an acceptable level of safety for all road users, including pedestrians and cyclists. The property has frontage to Ocean Vista Drive and Lawry Heights which are both Break O'Day Council maintained roads.

The TIA states that an upgraded access roadway of Ocean Vista Drive will be required from Lawry Heights intersection and the new cul-de-sacs proposed to be constructed to service the new residential lots. Currently, Ocean Vista Drive is a gravel section of road that services access to constructed dwellings at Nos. 4 and 10 Ocean Vista Drive as well as access to the remaining vacant lots including the development site.

The TIA has identified that the subdivision will create additional lots and as such Ocean Vista Drive would need to be upgraded to services the types of uses of a Category 4 road (Minor Access road with metric of 50-1000 VPD) (Section 2.1 paragraph 4). Additionally the TIA identifies that "Ocean Vista is gravel formation only and likely services the current few lots satisfactorily but will require upgrade for the development as proposed to modern urban road standards (LGAT-IPWEA)". The report further identifies the need to upgrade Ocean Vista Drive in Section 2.2 paragraph 4:

"With increased traffic use for the proposed development and with reference to LGAT-IPWEA general standards and requirements an upgrade to Ocean Vista Drive to provide sound carriageway width to Council engineering standards (likely 8.9m carriageway width and footpath one side) would be required". The report has identified that the upgrade to Ocean Vista Drive is required in order to demonstrate that the performance criteria can be satisfied. The proposed development will be conditioned accordingly to ensure the development satisfies the performance criteria.

The TIA also identifies the need for footpaths on Ocean Vista Drive and within the proposed cul-de-sac to provide for pedestrian safety.

"New footpath access is proposed inside the site as part of the development, with footpath on one side of proposed Ocean Vista upgrade and on one side of each cul-de-sac. In the interests of providing pedestrian and cycling linkages in the most efficient manner possible, access footpath is provided through the site at the lower end of each cul-de-sac., proposed to link back through a suggested new pathway in the Council public open space (POS) to the East.. No formal cycle access exists near to the site and no changes are proposed or considered required...". The TIA has assessed pedestrian safety, walking and cycling, and identified the need for footpaths. The proposed development will be conditioned accordingly to ensure the development satisfies the performance criteria.

The proposed development through the submitted TIA has identified the need to upgrade Ocean Vista Drive to modern urban road standards (LGAT-IPWEA) and provide footpaths to one side of Ocean Vista Drive and the proposed cul-de-sac. The proposed development will be conditioned accordingly.

The TIA has identified the necessary development to occur in order to demonstrate the proposal satisfies the performance criteria, namely:

- Upgrade of Ocean Vista Drive to LGAT-IPWEA standards;
- Provisions of footpaths to one side of road including cul-de-sac;

The proposed development is able to be appropriately conditioned to ensure the development satisfies the performance criteria.

E4.7 Development Standards

E4.7.2 Management of Road Accesses and Junctions

Acceptable Solutions		Performance Criteria	
A	For roads with a speed limit of 60km/h	P1 For roads with a speed limit of 60km/h or less, the	
or less the development must include only one		number, location, layout and design of accesses and junctions	
access providing both entry and exit, or two		must maintain an acceptable level of safety for all road users,	
accesses providing separate entry and exit.		including pedestrians and cyclists.	

Performance Criteria Assessment:

Proposed lot 3 has access onto Lawry Heights as well as Road Lot 100. The submitted TIA has considered all accesses and has identified the need to upgrade Ocean Vista Drive only. No issues have been identified with the access to Lawry Heights.

The proposed development satisfies the performance criteria.

E4.7.4 Sight Distance at Accesses, Junctions and Level Crossings

Acceptable Solutions		Performance Criteria	
A1	Sight distances at	P1	The design, layout and location of an
a)	an access or junction must comply with the Safe	access,	junction or rail level crossing must
Inters	ection Sight Distance shown in Table E4.7.4; and	provide	adequate sight distances to ensure the
b)	rail level crossings must comply with AS1742.7	safe mo	vement of vehicles.
Manual of uniform traffic control devices - Railway crossings,			
Standards Association of Australia; or			
c)	If the access is a temporary access, the written		
conse	ent of the relevant authority has been obtained.		

Performance Criteria Assessment:

The sight distance at the created accesses associated with the lots are unable to comply with Table E4.7.4. The applicant has provided a Traffic Impact Assessment (TIA) that has determined "sight distances are deemed satisfactory for these road links/junctions and grades/geometry are likely to be suitable for various road design detail options to meet likely Austroads Standards".

The TIA has been referred to the road authority and deemed adequate.

The proposed development satisfies the performance criteria.

E6 Car Parking and Sustainable Transport Code

The proposed development has been determined to satisfy all the relevant acceptable solutions of the Use Standards of the Car Parking and Sustainable Transport Code.

E8 Biodiversity Code

E8.6 Development Standards

E8.6.1 Habitat and Vegetation Management

A2 Clearance or disturbance of native vegetation is in accordance with a certified Forest Practices Plan.

Performance Criteria

- P2.1 Clearance or disturbance of native vegetation must be consistent with the purpose of this Code and not unduly compromise the representation of species or vegetation communities of significance in the bioregion having regard to the:
- a) quality and extent of the vegetation or habitat affected by the proposal, including the maintenance of species diversity and its value as a wildlife corridor; and
- b) means of removal; and
- c) value of riparian vegetation in protecting habitat values; and
- d) impacts of siting of development (including effluent disposal) and vegetation clearance or excavations, in proximity to habitat or vegetation; and
- e) need for and adequacy of proposed vegetation or habitat management; and
- f) conservation outcomes and long-term security of any offset in accordance with the General Offset Principles for the RMPS, Department of Primary Industries, Parks, Water and Environment.

Performance Criteria Assessment

The applicant has provided a Natural Values Report, prepared by a suitably qualified person. The site has been assess and the TASVEG 4 mapping has been re-assessed. The vegetation communities have been remapped as:

Eucalyptus sieberi forest and woodland on granite (DSG), Agricultural Land (FAG) and Urban Areas (FUR).



TASVEG 4.0 Mapping – has been reallocated to DSG and FUR

(DSG) Eucalyptus sieberi forest and woodland on granite

(FUR) Urban areas

No threatened flora species were identified during the onsite assessment. The report identified that the site may provide suitable habitat for Masked owl foraging and the present of *Eucalyptus ovata* in the watercourse are provides potential foraging resource for swift parrot, which is listed at both state and federal levels. It is further noted that the clearing required for subdivision lots and building area on the balance lot and associated hazard management area, does not impact on the *E.ovata* specimens recorded.

Small patches of *Ghania radula* were found on site and adjacent public open space which may provide habitat for Chaostola Skipper, which is listed at both state and federal levels. No evidence of skipper, was found in searches. The site is potential foraging habitat for Masked Owl, eagles, devils and quolls, the study area has no suitable denning / nesting habitat.

There is a mapped watercourse on the property which runs through the balance lot and continues through the adjacent public open space and northern crown land through to Georges Bay (see below diagrams). This watercourse has a catchment of approximately 15 hectares and is predominantly forest with some clearing. The watercourse is ephemeral (only carries water part of the year) and has a poorly defined stream channel.

The proposed subdivision will require clearing of vegetation associated with the lots and bushfire hazard management area (see below). The areas to be cleared include the proposed 10 residential lots and cul de sac, a buffer area of 14m from the southern boundary of proposed lot (to a level to ensure low threat vegetation) and an area around a proposed building area on the balance lot.

The area requiring clearing is largely disturbed and does include regenerated vegetation with a mix of native species and weeds. No clearing is required in area relating to the mapped watercourse (riparian vegetation) or Swift Parrot potential habitat (*E. ovata*). Connectivity with the adjacent public open space to the east and extensive vegetation to the south, will remain through the balance lot. The retained vegetation on the balance lot, connecting with extensive vegetation to the south and to the public land to the north will provide for connectivity, potential foraging / habitat for native fauna. Any further development on the balance lot will require assessment against the planning scheme and the Biodiversity Code.

The proposed development is able to satisfy the performance criteria.

E9 Water Quality Code

E9.6 Development Standards

E9.6.1 Development and Construction Practices and Riparian Vegetation

Acceptable Solutions	Performance Criteria
A1 Native vegetation is	P1 Native vegetation removal must submit a soil and water
retained within:	management plan to demonstrate:
a) 40m of a wetland,	a) revegetation and weed control of areas of bare soil; and
watercourse or mean high water	b) the management of runoff so that impacts from storm events up to
mark; and	at least the 1 in 5 year storm are not increased; and
b) a Water catchment area -	c) that disturbance to vegetation and the ecological values of riparian
inner buffer.	vegetation will not detrimentally affect hydrological features and functions.

Performance Criteria Assessment:

The mapped watercourse (tributary) is situated on the development site and the adjoining public open space. Whilst the proposed subdivision is clear of the watercourse (ephemeral with poorly defined channel), clearing of native vegetation will be required within 40 of the watercourse in order to create the lots and to maintain a bushfire hazard management area. The development will be conditioned to provide a Soil and Water Management Plan prior to works occurring on site in order to ensure the development satisfies the performance criteria.

E10 Recreation and Open Space Code

The proposed development was determined to satisfy all relevant acceptable solutions of the Use Standards of the Recreation and Open Space Code.

5. Representations

The application was advertised 19 February 2022 to close of business 7 March, 2022 in the Examiner Newspaper, notices on-site and at the Council Chambers and notification by mail to all adjoining land owners. One (1) representation was received prior to the closing date and time. The representations are as follows:

Issue	Response			
Adjoining Public Open Space – pathway	Council has not required additional public open space as part of this			
through adjoining public open space	subdivision and instead will require cash in lieu of public open space.			
Weed Management	The development proposal has been conditioned accordingly.			
Watercourse and Stormwater	The proposed development avoids impacting the ephemeral			
	watercourse as much as possible and when potential impacts may			
	occur, the applicant has been required to prepare and soil and water			
	management plan that incorporates the principles of best practice			
	works located near watercourses.			
Balance Lot	Any further development on the Balance Lot will require assessment			
	against the Planning Scheme.			
Bushfire Risk	The Bushfire Hazard Management Plan identifies hazard			
	management areas.			
Natural Value Report	The Natural Values Report has been prepared by a suitably qualified			
	and experienced person.			

The recommendation for approval has been made following due consideration of the representation and comments.

6. Mediation

Nil.

7. Conclusion

In accordance with 8.10 of the *Break O'Day Interim Planning Scheme 2013*, the application has been assessed against the objectives of the Scheme, in particular the General Residential Zone, all relevant Codes and issues. The application has demonstrated compliance with the Acceptable Solutions and identified Performance Criterion; the received representation has been considered. It is recommended for approval with conditions normally set to this type of development.

LEGISLATION & POLICIES:

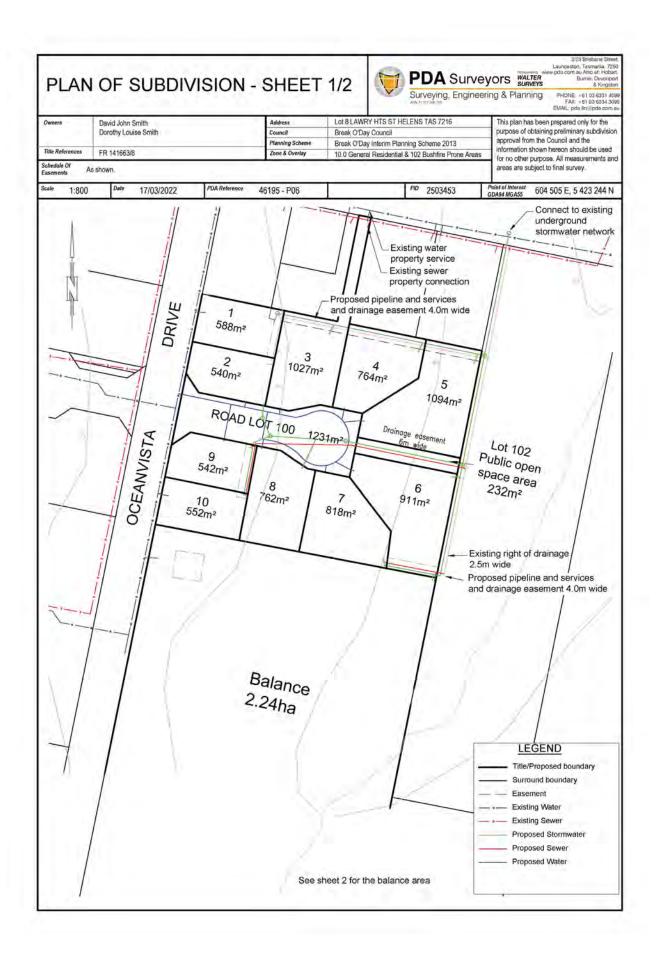
Break O'Day Interim Planning Scheme 2013; Land Use Planning and Approvals Act 1993; Local Government (Building and Miscellaneous Provisions) Act 1993.

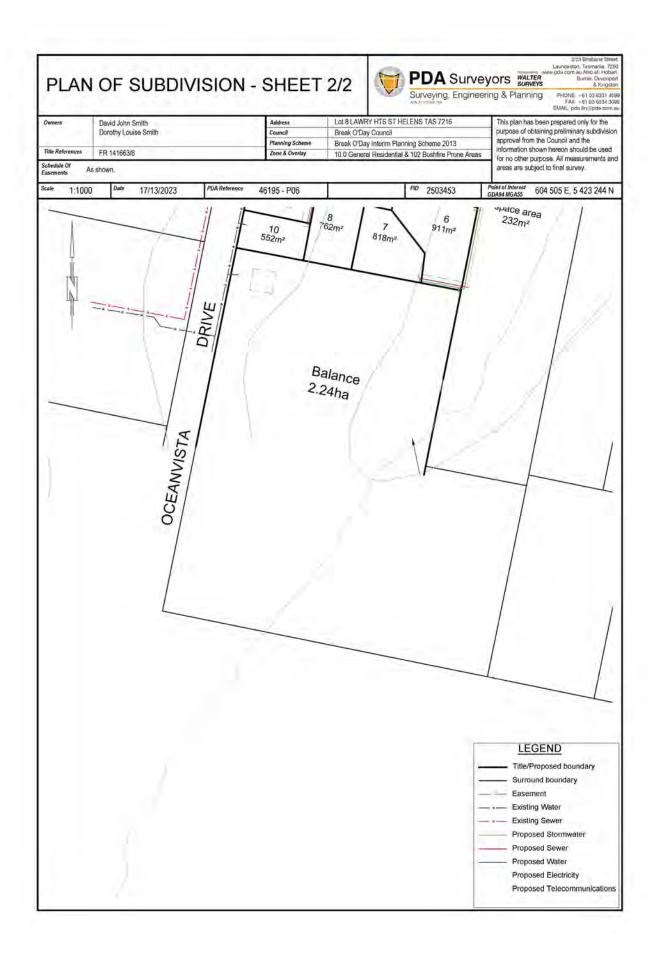
BUDGET; FUNDING AND FINANCIAL IMPLICATIONS:

Not applicable, all costs of the development are the responsibility of the developer.

VOTING REQUIREMENTS:

Simple Majority.





04/22.6.3 DA269-2021 – Dwelling and Shed – Lot 19, 38 Annie Street, St Helens

ACTION	DECISION
PROPONENT	Urban Design Solutions
OFFICER	Planning Officer
FILE REFERENCE	DA 269-21
ASSOCIATED REPORTS AND	Attachment A – Plans
DOCUMENTS	Attachment B – Photographs
	Attachment C – RO Assessment
	Attachment D- Representations (1)

OFFICER'S RECOMMENDATION:

After due consideration of the application received and Pursuant to Section 57 of the *Land Use Planning & Approvals Act 1993* and the *Break O'Day Interim Planning Scheme 2013* that the application for DWELLING AND SHED on land situated at Lot 19, 38 ANNIE STREET, ST HELENS described in Certificate of Title 156477/103 be APPROVED subject to the following conditions:

1. Development must be carried out in accordance with the approved plans and documents listed as follows, except as varied by conditions on this Planning Permit.

Approved Plans				
Plan / Document	Reference Number	Prepared By	Dated	
Name				
Cover Sheet		Urban Design Solutions	20 January 2022	
Survey plan extract	02 of 17 V-4	Urban Design Solutions	20 January 2022	
Site plan	03 of 17 V-4	Urban Design Solutions	20 January 2022	
Floor plan	05 of 17 V-4	Urban Design Solutions	20 January 2022	
Elevations	06,07 of 17 V-4	Urban Design Solutions	20 January 2022	
Shed Plans –	SE, EE, FP,	Rainbow Building	15 October 2021 and	
Elevations and floor	Unnumbered Sheet,	Solutions	received by Council	
plans	EFE, SFE, CS		16 February 2022	

- The crossover from the kerb to the property boundary (Annabel Drive) must be constructed in accordance with standard drawing TSD-R09-v3.
- Prior to any work commencing on the stormwater connection and/or the crossover a permit must be obtained by submitting a Works Permit application form.
- 4 Use of the development must not create a nuisance as defined by the *Environmental Management and Pollution Control Act 1994*.
- Works on the site must not result in a concentration of flow onto other property, or cause ponding or other stormwater nuisance.

- All underground infrastructure including all forms of water, storm water, power, gas and telecommunication systems must be located prior to the commencement of any on-site excavation and / or construction works. Any works to be undertaken within 2 metres of any Council owned infrastructure must be done in consultation with Council's Works Operations Manager.
- All building wastes are to be removed to the appropriate waste disposal facility to prevent an environmental nuisance being caused outside of the works site.

ADVICE

1. Activities associated with construction works are not to be performed outside the permissible time frames listed:

Mon-Friday 7 am to 6 pm Saturday 9 am to 6 pm Sunday and public holidays 10 am to 6 pm

INTRODUCTION:

The application seeks planning consent for the construction of a single dwelling and a shed, located at Lot 19, 38 Annie Street, St Helens. A copy of the plans is contained in **Attachment A.**

PREVIOUS COUNCIL CONSIDERATION:

Not Applicable

OFFICER'S REPORT:

1. The Proposal

The subject land is a corner site of 812m², with frontages to Annie Street to the west and Annabel Drive to the north. The land is relatively flat with a slight fall from the north-western corner down to the south-eastern corner of the site. Photographs of the site are contained in **Attachment B.**

The three (3) bedroom, two (2) bathroom dwelling is single storey with a total floor area of 235m², including an alfresco area and a double garage integrated under the main roof. Access to the garage is via a newly constructed crossover to Annie Street. Materials and finishes include Colorbond roof sheeting and James Hardie Linea wall cladding. The finished floor level of the dwelling is nominated at between approximately 150mm-400mm above natural ground level.

The three (3) double bay Colorbond shed has a floor area of 81m² (9m x 9m), with 3m wall heights and an overall height of 3.875m to the apex. Access to the shed is to be via an existing access along Annabel Drive. This access requires the construction of a crossover (currently only the layback section of the kerb is constructed). The finished floor level of the shed is nominated at being approximately 250mm above natural ground level.

The site is subject to a Council drainage easement running along the western boundary and has access to a sewer main adjacent to the eastern boundary of the site and a water main adjacent to both frontages.

The site is not bushfire or flood prone.

No fencing or retaining walls are proposed.





Aerial photo

Zoning

2. Applicable Planning Assessment

- Part D 10 General Residential Zone;
- E4 Road and Railway Assets Code;
- E6 Car Parking and Sustainable Transport Code;

3. Referrals

Council Works Department

4. Assessment

The application met the acceptable solutions for all issues except for reliance upon the performance criteria detailed below:

Break O'Day Interim Planning Scheme 2013:

- 10.4.2.P3 General Residential Zone Development Standards *Setbacks and Building Envelope for all dwellings*
- E4.7.2 Road and Railway Assets Code Development Standards Management of Road Accesses and Junctions
- E4.7.4 Road and Railway Assets Code Development Standards Sight distances at accesses

Detailed assessment against the provisions of the *Break O'Day Interim Planning Scheme 2013* where the proposal was reliant on satisfying the performance criteria, is provided below. **The proposal is deemed to comply with the performance criteria applicable**.

A copy of the Responsible Officer (RO) Assessment is contained in **Attachment C.**

Planning Assessment

10.4.2. General Residential Zone

Development Standards

Setbacks and Building Envelope for all dwellings

Acceptable Solutions

A3

A dwelling, excluding outbuildings with a building height of not more than 2.4m and protrusions that extend not more than 0.9m horizontally beyond the building envelope, must:

- (a) be contained within a building envelope (refer to Figures 10.1, 10.2 and 10.3) determined by:
- (i) a distance equal to the frontage setback or, for an internal lot, a distance of 4.5m from the rear boundary of a property with an adjoining frontage; and
- (ii) projecting a line at an angle of 45 degrees from the horizontal at a height of 3m above existing ground level at the side and rear boundaries to a building height of not more than 8.5m above existing ground level; and
- (b) only have a setback of less than 1.5m from a side or rear boundary if the dwelling:
- (i) does not extend beyond an existing building built on or within 0.2m of the boundary of the adjoining property; or
- (ii) does not exceed a total length of 9m or one third the length of the side boundary (whichever is the lesser).

Performance Criteria

P3

The siting and scale of a dwelling must:

- (a) not cause an unreasonable loss of amenity to adjoining properties, having regard to:
- (i) reduction in sunlight to a habitable room (other than a bedroom) of a dwelling on an adjoining property;
- (ii) overshadowing the private open space of a dwelling on an adjoining property;
- (iii) overshadowing of an adjoining vacant property; or
- (iv) visual impacts caused by the apparent scale, bulk or proportions of the dwelling when viewed from an adjoining property;
- (b) provide separation between dwellings on adjoining properties that is consistent with that existing on established properties in the area; and
- (c) not cause an unreasonable reduction in sunlight to an existing solar energy installation on:
- (i) an adjoining property; or
- (ii) another dwelling on the same site.

Performance Criteria Assessment

Assessment against the Performance Criteria P3 is required as the set-back of the proposed shed from the eastern (side) boundary does not meet the acceptable solution A3 (b) (ii) which requires that where the set-back is less than 1.5m, the structure does not exceed a total length of 9m or one third of the length of the side boundary (whichever is the lesser). In this case, the proposed set-back is 1m and the length of the eastern (side) boundary is 21m, so the length of the shed along this boundary should not exceed 7m in order to meet the acceptable solution. It should be noted that the proposed 1m set-back from the southern (side) boundary does meet the acceptable solution as this boundary is 39.24m long and the length of the shed does not exceed 9m (which is less than one third of the length of this boundary).

With regard to, the following assessment is provided:

The proposed 9m x 9m has 3m wall heights and an overall height of 3.875m to the apex. It is proposed to be located in the south-eastern corner of the site, with a set-back of 1m from the southern and eastern side boundaries of the subject land. The adjoining sites to the south and east of the subject land are vacant residential sites. The proposed shed is fully contained within the building envelope for corner lots required by clause 10.4.2 A3(a) of the General Residential Zone, which guides building set-backs from boundaries but as previously noted, does not fully satisfy the additional set-back requirements of 10.4.2.A3(b).

In this regard the lesser set-back of the shed from the eastern side boundary (1m instead of 1.5m) has been assessed against Performance Criteria P3 with the following summary made:

With regard to P3 a)(i) and (i) - as the adjacent site to the east is vacant there will be no impact on habitable rooms or private open space of adjacent dwellings.

With regard to P3 a)(iii) - the 500mm decrease in the 'acceptable solution' side set-back is unlikely to significantly increase the impact of overshadowing on the adjoining vacant site and, in any case, the structure is fully contained within the 'acceptable solution' building envelope which takes into account reasonable overshadowing considerations.

With regard to P3 (iv) – the visual impact of the shed from the neighbouring property is unlikely to be significantly increased by the small decrease in the 'acceptable solution' side set-back. In this case, a future dwelling on the adjoining site is likely to be sited facing north/south, with the side of the dwelling being closest to the boundary adjacent to the shed. As such, the location of the shed is unlikely to unreasonably affect the visual outlook of any future neighbour to the east.

With regard to P3 b) – the land to the west and east of the subject land are large farmland lots. Other dwellings in this relatively newly subdivided portion of Annie Street contain lots of similar size, with dwellings displaying set-backs close to boundaries. The proposed set-back of the shed to the eastern boundary is considered to be in keeping with the pattern of set-backs being established within the locality.

With regard to c) – there are no solar installations adjacent to the subject land, nor is the location and size of the shed likely to impact on any future solar installations.

It is considered that the proposed development satisfies the performance criteria in this instance.

E4 Road and Railway Assets Code

E4.7 Development Standards

E4.7.2 Management of Road Accesses and Junctions

Acceptable Solutions	Performance Criteria
A1	P1
For roads with a speed limit of 60km/h or less	For roads with a speed limit of 60km/h or less, the number,
the development must include only one	location, layout and design of accesses and junctions must
access providing both entry and exit, or two	maintain an acceptable level of safety for all road users,
accesses providing separate entry and exit.	including pedestrians and cyclists.

Performance Criteria Assessment

The proposal includes 2 accesses which are both capable of entry and exit and while they are existing, the site is currently vacant therefore the use of these accesses will be increased.

Council Works Department has provided advice that 2 accesses are acceptable in this case as they are appropriately distant from the intersection and the traffic volume of the streets is low. A TIA was not required in this instance.

It is considered that the proposed development satisfies the performance criteria in this instance.

E4.7.4 Sight distance at accesses

Acceptable Solutions	Performance Criteria
A1	P1
Sight distances at	The design, layout and location of an access, junction
a) an access or junction must comply with the	or rail level crossing must provide adequate sight
Safe Intersection Sight Distance shown in Table E4.7.4;	distances to ensure the safe movement of vehicles.

Performance Criteria Assessment

Due to the subject land being a corner site, the SISD is not satisfied (80m).

Council Works Department has advised that the site distances will be adequate in this case given the low volumes of traffic and distance of the access from the intersection.

It is considered that the proposed development satisfies the performance criteria in this instance.

5. Representations

The application was advertised from 22 January 2022 to 7 February 2022 in the Examiner Newspaper, notices on-site and at the Council Chambers and notification by mail to all adjoining land owners. One (1) representation was received prior to the closing date and time. A copy of the representation is contained in **Attachment D**.

A summary of the key issues and response is outlined below:

Issue	Response
The representation states objection to the set-back	This objection relates to the set-back of the shed to the
of the shed from the boundary on the basis that the height will have a significant impact on the neighbour's access to daylight and visual outlook to the east.	southern boundary, which in this case, meets the acceptable solution. Notwithstanding that the siting of the shed in relation to the southern boundary meets the acceptable solution, it is acknowledged that the shed is likely to have a greater visual and overshadowing impact on the occupants of the site to the south of the subject
	land as it is likely to be more visible from the rear and private open space area of any future dwelling. Given that the siting of the shed from the southern boundary meets the acceptable solution with regard to set-back and building envelope, it must be concluded that the impacts will not be unreasonable.

The recommendation for approval has been made following due consideration of the representations and comments.

6. Mediation

Nil.

7. Conclusion

In accordance with 8.10 of the Break O'Day Interim Planning Scheme 2013, the application has been assessed against the objectives of the Scheme, in particular the General Residential Zone, and all relevant Codes and issues. The application has demonstrated compliance with the Acceptable Solutions and Performance Criterion and the received representation has been considered. It is recommended for approval with conditions normally set to this type of development.

LEGISLATION & POLICIES:

Break O'Day Interim Planning Scheme 2013; Land Use Planning and Approvals Act 1993; Local Government (Building and Miscellaneous Provisions) Act 1993

BUDGET; FUNDING AND FINANCIAL IMPLICATIONS:

Not applicable, all costs of the development are the responsibility of the developer.

VOTING REQUIREMENTS:

Simple Majority.

proposed dwelling for: A. BARNES & N. TOLLEY lot: 19, no. Annie Street St Helens



CLADDING / PRODUCTS OUTSIDE NCC D.T.S. PROVISIONS all claddings / products used that do not meet NCC D.T.S provisions are to be installed strictly to manufactures installation requirements including finishing if congoing maintenance is required the product maintenance guide is to be handed to the occupancy copy of the relevant warranty / construction manual to be forwarded to the bouldings surveyor prof to commencement of installation use of different claddings will require amendment of plans / permits

Cladding: James Hardie Scyon Linea

THESE DIMININGS ARE PROTECTED BY COPYRIGHT LAW, DISTRIBUTION OF THESE DRAWINGS TO FARKES OTHER THAN THE INTEREOR EXCENTED IS BLEZAM.

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job no. 6587

sheet no.	01	of	06	cover sheet	
	02	of	06	survey plan extract	
	03	of	06	site plan	
	04	of	06	floor plan	
	05	of	06	elevations	
	06	of	06	elevations	

certificate of title - SP 180795/19 property ID: 9217091 planning

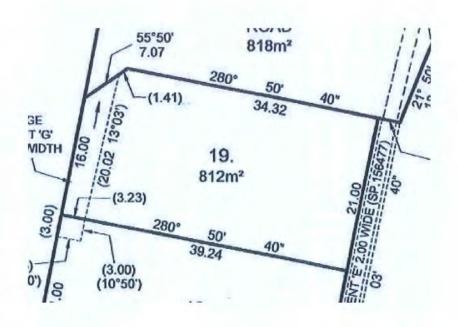
areas	land size	812.00m2
	floor area - dwelling	205.25m2
	floor area - alfresco	29.79m2
	site cover	28.94% (approx)

2 0 JAN 2022





PO BOX 7647 Leunceston 7250 Email admin@urbantas.com.au Jason Van Zetten Acroc1952x www.urbantas.com.au



survey extract this survey extract plan has been prepared with the most available version of the title/survey plan at the time of these plans if in any doubt regarding this extract of survey or any site setout contact the designer immediately

survey extract

THESE DRAWINGS ARE PROTECTED BY	amendment	proposed dwelling	dwg no. 6587 version - 04	
COPYRIGHT LAW AND ARE NOT TO BE COPIED IN ANY FORM, OR USED	1.	for ; A. BARNES & N. TOLLEY	sheet: 02 of 17 print date	
FOR ANY ADVERTISING PURPOSES (INCLUDING INCREMENTAL PURPOSES (INCLUDING INCREMENTAL PURPOSES AND INCREMENTAL PURPOSES A	RTISING 2.	lot : 19, no.	date: August 2021 2 0 JAIN	20
	3.	Annie Street	scale nts	
JASON VAN ZETTEN	4.	St Helens	bal n/a drawn: JV	/Z



PO BOX 7647 Launceston 7250 Www.urbantas.com.au Email admin@urbantas.com.au



notes

all site dimensions are to outside cladding unless otherwise noted confirm all dimensions on site prior to commencement of works all site preparation is to comply with NCC vol.2 2019

ensure finished floor level is min 150mm above finished ground level ensure finished floor level of a concrete slab is positioned so that the ORG is 150mm below the lowest plumbing fixture and above the ground the builder is to provide protection to adjoining properties and buildings in accordance with the building regulations

note, all neighbouring building locations are approx only, if further information is required consult a land surveyor

the level information provided on these plans is limited only and only to be used for the purpose intended if further information is required consult surveyor

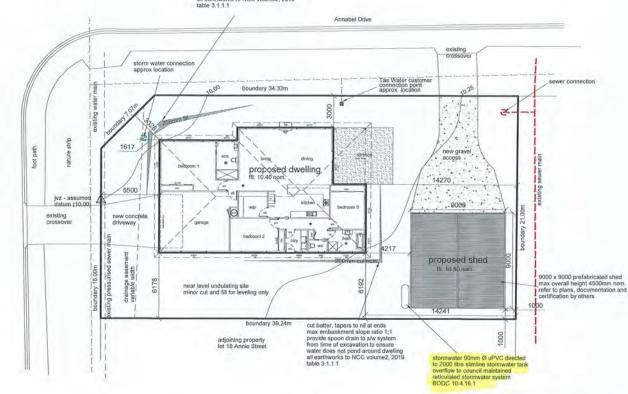
outdoor clothes drying area to be located adjacent and accessible from laundry

all other matters not specifically mentioned are to comply with the NCC vol.2 2019 - if in doubt ask

site setout the setout dimensions shown on these drawings are from the building to boundary to the litle boundary (not necessarily to fences) IF ANY DOUBT on boundary dimensions consult a land surveyor

driveway to have maximum 1:10 fall the driveway I access is to be constructed too meet the requirements of AS2890.1 ensure all stormwater from the driveway is directed to adjacent garden bodds (not neighbouring property) the builder is to identify all service locations and protect prior to commencement of works BODC 10.4 all processing the processin

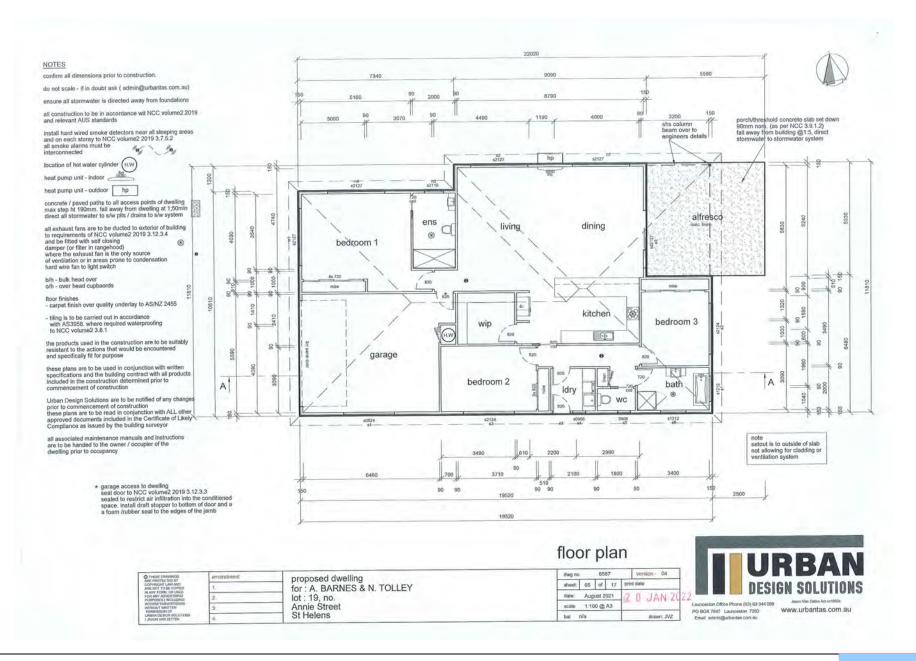
fill batter, tapers to nil at ends. max embankment slope ratio 1;2 direct all stormwater away from dwelling to garden beds from time of excavation to ensure water does not pond around dwelling all earthworks to NCC volume



site plan

O THESE DRAWINGS ARE PROTECTED by	proposed dwelling	dwg no. 6587	version - 04	
ARE NOT TO BE COPIED IN ANY FORM, OR USED	1.	for : A. BARNES & N. TOLLEY	sheet: 03 of 17	print date
FOR ANY ACVERTISING PURPOSES (INCLUDING INTERNITADVERTISING) WITHOUT WRITTEN PERMISSION OF	2	lot : 19, no.	date: August 2021	n FAGLON
	Annie Street	scale 1:200 @ A3	0 JVN SO	
LIRBAN DESIGN SOLUTIONS /JASON VAN ZETTEN	4.	St Helens	bal ri/a	drawn: JVZ

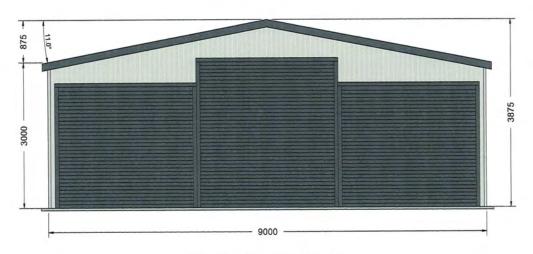




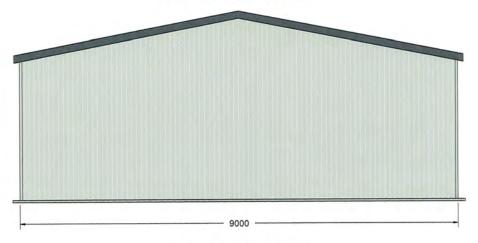








FRONT ELEVATION

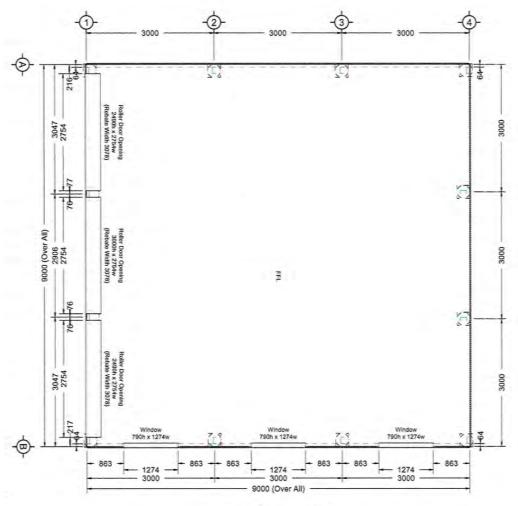


REAR ELEVATION



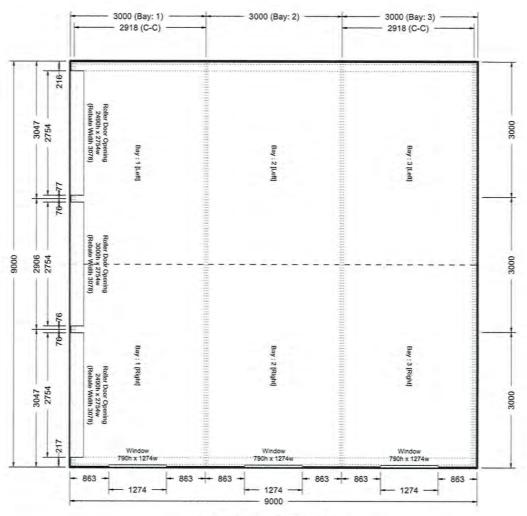
139 Main Road, Sorell TAS 7172 Phone: 1300 737 910 Email: sales@rainbowbuilding.com.au CLIENT: Alfred Barnes
SITE ADDRESS: 38 Annie St, St Helens, TAS, 7215
PHONE: +61477776274
EMAIL: adorablealf@gmail.com

DRAWING TITLE: End Elevations SCALE: 1:41.981 DATE: 15-10-2021 Job Number: LAU01_3237 Drawing Number: EE



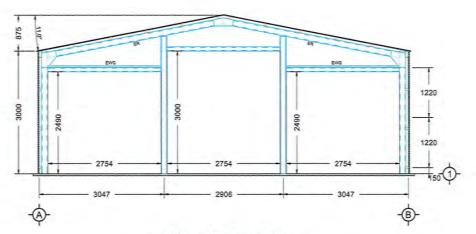
FLOOR PLAN



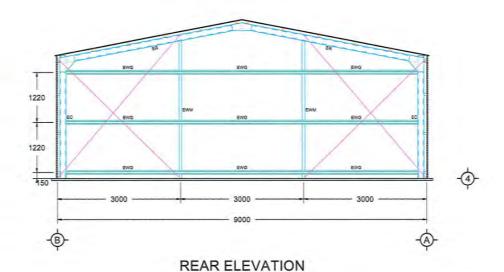


PLAN ELEVATION





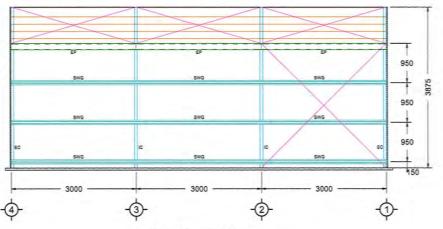
FRONT ELEVATION





139 Main Road, Sorell TAS 7172 Phone: 1300 737 910 Email: sales@rainbowbuilding.com.au

CLIENT: Alfred Barnes SITE ADDRESS: 38 Annie St. St. Helens, TAS, 7215 PHONE: +61477776274 EMAIL: adorableat@gmail.com DRAWING TITLE: End Frame Elevations SCALE: 1;49.337 DATE: 15-10-2021 Job Number: LAU01_3237 Drawing Number: EFE





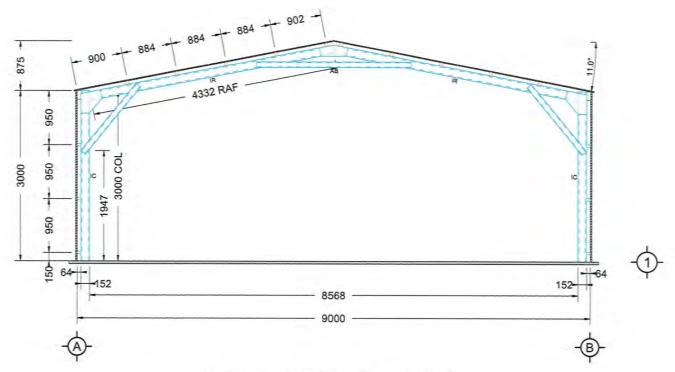




139 Main Road, Sorell TAS 7172 Phone: 1300 737 910 Email: sales@rainbowbuilding.com.au

CLIENT: Alfred Barnes
SITE ADDRESS: 38 Annie St. St Helens, TAS, 7215
PHONE: +61477776274
EMAIL: adorableaf@gmail.com

DRAWING TITLE: Side Frame Elevations SCALE: 1:49.280 DATE: 15-10-2021 Job Number: LAU01_3237 Drawing Number: SFE



INTERMEDIATE ELEVATION



The Mayor advised the

Council that it had now concluded its meeting as a Planning Authority under Section 25 of the Local Government (Meeting Procedures) Regulations 2015.

04/22.7.0 COUNCIL MEETING ACTIONS

04/22.7.1 Outstanding Matters



COUNCIL RESOLUTIONS - MEETINGS - PUBLIC 07/04/2022





COUNCIL RESOLUTIONS PLAN

COUNCIL RESOLUTIONS MARCH 2022

Current Co	Meeting	Due Date	Goal	Resolution / Action	Update	Owner
0%	21/03/2022	31/03/2022	03/22.13.5.47 - Policy Review - LG29 - Privacy Policy	That Policy LG29 Privacy Policy be adopted as amended.		Manager Corporate Services
0%	21/03/2022	31/03/2022	03/22.13.6.48 - Policy Review - LG48 - Contribution to Boundary Fences Policy	That Policy LG48 Contribution to Boundary Fences be adopted without amendment.		Manager Corporate Services
Inte	21/08/2022	30/04/2022	03/22.13.7.49 - Budget Review as 31 January 2022	That Council receive the Budget Estimates 2021-2022 Review and the following variances be applied to the original 2021 2022 budget as set by Council Minutes.		Manager Corporate Services
100%	21/03/2022	30/04/2022	03/22.15,2.53 - Request for Sponsorship - Suncoast Pony and Riding Club	That Council provide \$500 to assist the Suncoast Pony and Riding Club with their event which is being held on the 2 April 2022.	Advised the Sunocast Pony and Riding Club of the decision of Council to support this event and provide \$500 sponsorship towards their running costs. Have requested that they provide up to date bank details so that the funds can be directly deposited into their account	Manager Communit Services

Current Co.	Meeting	Due Date	Goal	Resolution / Action	Update	Owner
	21/03/2022	30/04/2022	03/22.15.3.54 - Community Funding Program 2021 - 2022	That Council fund the following projects through the Community Grants Program 2021- 2022:	All successful community groups have been notified and funds have been forwarded to them to commence their projects.	Manager Communit Services
				Organisation or Group name		
			St Helens- St Marys RSL			
100%				Falmouth Community Centre		
100 %				With One Voice Break O'Day Choir		
				St Helens Cricket Club		
				Pedal heads Inc		
				North East Bioregional Network		
				St Helens Online Access Centre		

Current Co.	Meeting	Due Date	Goal	Resolution / Action	Update	Owner
	21/03/2022	30/04/2022	03/22.17.2.57 - Australian Local Government Association (ALGA) - 2022 National General Assembly (NGA) of Local Government - Call for Motions	That Council's ubmit the following motion to ALGA for the NGA:	Motion identified by Council relating to Australia Day submitted to ALGA	Executive Assistant
				Motion:		
				That the National General Assembly of Local Government express its support for a change in date for Australia Day.		
				Supporting Information:		
100%				Supporting 2017 Motion by Hobart City Council, Who called on other local governments to lobby the Federal Government to debate moving Australia Day from January 26.		
				The first official Australia Day was held on 30 July 1915, which was to raise funds for the World War 1 effort. Australia Day was seen as a way of drawing on the pride of Australian's in their Soldiers' recent achievements at Gallipoli.		
				With the change of date to 26 January, the original meaning has been lost. This date represents a sad past of trauma and loss for our First Nations People.		
100%	21/03/2022	30/04/2022	03/22.17.3.58 - Break O'Day Strategic Plan 2017 - 2027 Review	That following the recent review of the Break O'Day Strategic Plan 2017-2027, the Plan be amended to reflect the identified changes in the Key Focus Areas and the amended Plan	Reviewed Strategic Plan completed.	Communications Coordinator

COUNCIL RESOLUTIONS FEBRUARY 2022

Current Co	Meeting	Due Date	Goal	Resolution / Action	Update	Owner
50%	21/02/2022	30/06/2022	02/22.16.2.33 - DA265-2021 - Petition to Amend Sealed Plan - Ansons Bay	That in accordance with Section 10.4 (1) (b) of the Local Government (Building and Miscellaneous Provisions) Act 1993, Council advise that the hearing will commence as soon as practicable after Council meeting dated 21 February 2022 and continue on consecutive days for as long as necessary to hear any petitioner and those persons who have asked to be heard.	Council Officers have actioned and Councils Solicitor have been engaged to assist with hearing procedures	Development Services Coordinator
61%	21/02/2022	30/04/2022	02/22.16.2.33 - DA265-2021 - Petition to Amend Sealed Plan - Ansons Bay	Following any hearing, the Senior Planner is to prepare a report, including recommendations for decision by the appointed hearing panel, including supporting evidence and matters considered, for the consideration of Council at the next scheduled council meeting.	Council Officers have actioned and Councils Solicitor have been engaged to assist with hearing procedures	Development Services Coordinator
20%	21/02/2022	31/03/2022	02/22.16.4.37 - Future Potential Productions Forest (FPPF) Land in Break O'Day	Government about the uncertain outlook for Future Potential Production Forest Land in	Communication to the Tasmanian Government is being prepared, expressing Council's concern for the uncertain outlook for Future Potential Production Forest Land in Break O'Day and asking it to consult with stakeholders on the future management of the forest that recognises their economic, social and natural values, in particular to ensure the best outcomes for the Break O'Day community and northern region.	NRM Facilitato
20%	21/02/2022	31/03/2022	02/22.16.5.39 - Management of Freshwater Resources and Water Quality	Council show leadership on freshwater management arrangements and seek input and advice from state water managers and independent experts on freshwater management arrangements and development initiatives in Tasmania, and their adequacy for ensuring the ecologically sustainable use and development of freshwater systems and resources in Break O'Day.	Council will seek input from government agencies and scientific experts on the adequacy of current water management arrangements for ensuring the ecologically sustainable use and development of freshwater systems and resources in Break O'Day. Council's Natural resource Management Committee has considered possible sources of information to approach.	NRM Facilitato

COUNCIL RESOLUTIONS NOVEMBER 2021

Current Co	Meeting	Due Date	Goal	Resolution / Action	Update	Owner
52%	15/11/2021	31/12/2021	11/21.13.6.244 - Council's Operational Banking Activities	That Council authorise management to transfer banking operations from Commonwealth Bank to Community Bank St Helens – St Marys.	Forms and signatures lodged with Community Bank to progress opening of accounts. Face- to-face and phone meetings held to outline the approach to transition to the new banking arrangements. No dates have yet been set.	Manager Corporate Services
60%	15/11/2021	31/01/2022	11/21.14.5.249 - Terrys Hill Road, Goshen	Council pursue DPIPWE to fulfil their maintenance responsibilities on Terry Hills Road and that Council approach the State Government with the view of potentially providing the State a road maintenance service paid for by the State Government.	Councils Manager Infrastructure & Development Services has written to the Parks and Wildlife Service - Regional Manager North with the objective of being able to provide an initial and timely response to the Council.	Manager Infrastructure and Development Services

COUNCIL RESOLUTIONS OCTOBER 2021

Current Co	Meeting	Due Date	Goal	Resolution / Action	Update	Owner
50%	18/10/2021	31/12/2021	10/21.14.3.223 - Maintenance and Improvements to Boat Launching Ramps at Stieglitz Beach	That the Break O'Day Council Marine Strategy include identification and development of an alternative launching facility to the Stieglitz boat ramp		Manager Infrastructure and Development Services

COUNCIL RESOLUTIONS SEPTEMBER 2021

Current Co	Meeting	Due Date	Goal	Resolution / Action	Update	Owner
100%	20/09/2021	31/10/2021	09/21.14.3.202 - Public Open Space - 12 Oberon Place, Scamander	That Council enter a Memorandum of Understanding with North East Bioregional Network to enable the organisation to maintain the Public Open Space known as 12 Oberon Place, Scamander (PID 2948700) in accordance with conditions.	MOU Signed - Feb 2022	Manager Infrastructure and Development Services
26 %	20/09/2021	30/09/2022	09/21.16.5.208 - Intention to Make a New By- Law - Keeping of Roosters and Other Animals	In accordance with section 156 of the <i>Local Government Act 1993</i> , Council resolves to make a by-law for the regulation of keeping roosters and other animals.	Initial project scoping and research has commenced.	Environmental Health Officer

COUNCIL RESOLUTIONS AUGUST 2021

Current Co	Meeting	Due Date	Goal	Resolution / Action	Update	Owner
62%	16/08/2021	30/09/2021	08/21.13.4.178 - Electric Vehicle Charging Station Proposal for Fingal	That management be authorised to enter into a joint funding agreement for the installation and operation of such a charging station.	for deal time and a section for the contract and	Manager Corporate Services
99%	16/08/2021	31/12/2021	08/21.14.4.182 - Scarmander Foreshore Playground Fence	That Council provide fencing around the Scamander Playground located at the Scamander Foreshore.	Supplier shortfall - 1 fencing panel, Waiting on arrival of fencing panel to finalise the install.	Manager Infrastructure and Development Services

COUNCIL RESOLUTIONS JUNE 2021

Current Co	Meeting	Due Date	Goal	Resolution / Action	Update	Owner
90%	28/06/2021	31/08/2021	06/21.17.2.149 - Flagstaff Trail Head - Site Plan for Expansion Opportunities	That Council note the draft site plan and request that Council Officers proceed to an Expression of Interest (EOI) process for future development and business opportunities at the Flagstaff Trail Head.	Following decision of Council, an Expression of Interest process was developed by Council staff. Advertising for expressions of interest has now occurred and 4 Eols were received and were assessed by Council officers. Further information is being pursued with one operator. In December a further 2 approaches were received for commercial activity which were outside the Eol process.	General Manage

COUNCIL RESOLUTIONS MAY 2021

Current Co	Meeting	Due Date	Goal	Resolution / Action	Update	Owner
5%	17/05/2021		05/21,9.2.103 - Notice of Motion - Investigations into a Swimming Pool and Hydra-therapy Pool - Clr M Tucker	A report is sought providing advice in accordance with the requirements of Section 65 of the Local Government Act 1993 for the information of Council at a future meeting and consider any advice given by a person who has the qualifications or experience necessary to give such advice, information or recommendation: Council to start undertaking another look into an indoor swimming pool and hydra-therapy pool at the sports complex whilst updating our St Helens Sports Complex Master Plan. Council Officers/Managers go to Circular Head Council and look at the new swimming pool complex they have built and work with their Council on understanding the costs of running the complex now it has been running for a while.	feed into the broader review.	General Manag

COUNCIL RESOLUTIONS APRIL 2021

Current Co	Meeting	Due Date	Goal	Resolution / Action	Update	Owner
90%	19/04/2021	30/06/2021	04/21.14.3.88 - St Marys Recreation Ground Lighting	That Council consider the logistics and validity of relocating the St Helens lights with particular attention paid to the ongoing cost of maintaining and running the lights.	The old recreational ground lights have been removed and placed in storage. Lights (electrical and structural components) are to be inspected during February 2022 with options for re-use to be subsequently considered noting the lights were replaced due to the age of the units and the luminaires being less energy efficient.	Manager Infrastructure and Development Services
0%	19/04/2021	30/06/2021	04/21.14.3.88 - St Marys Recreation Ground Lighting	That Council continues to work with Hub4Health in relation to potential upgrades to the gym building and surrounding areas.	No action at this time	Manager Infrastructure and Development Services

COUNCIL RESOLUTIONS FEBRUARY 2021

Current Co	Meeting	Due Date	Goal	Resolution / Action	Update	Owner
10%	15/02/2021	31/08/2021	02/21.16.4,50 - Draft Policy LG55 – Use of Conferencing Technology to Attend Council Meetings and Workshops Policy	That Council note the draft Policy LG55 – Use of Conferencing Technology to Attend Council Meetings and Workshops Policy and await the outcome of the Local Government Act review.	Review is completed.	Executive Assistant

COUNCIL RESOLUTIONS APRIL 2020

Current Co	Meeting	Due Date	Goal	Resolution / Action	Update	Owner
100%	20/04/2020	31/07/2020	04/20.14.3.63 - St Helens Sports Complex - Amendments to Master Plan	That Council seek feedback from the sporting and recreational group users of the St Helens Sports Complex with the objective of consolidating proposed projects and preparing an updated master planning document to guide the Council in its future decision-making.	Draft Conceptual Plan is currently out for community feedback. Feedback is being provided through a community survey or through attending township plan meetings where comments can be added to the draft document.	Manager Community Services
67%	20/04/2020 31/07/2020 04/20.15.3.66 - 'Future Potential Production Forest' Land in Break O'Day		04/20.15.3.66 - 'Future Potential Production Forest' Land in Break O'Day	That Council ask the Tasmanian Government to provide it with information including the economic and social implications for Break O'Day community of possible changes to Future Potential Production Forest Land in Break O'Day municipality.	Council received a presentation from Sustainable Timbers Tasmania at its December 2021 Workshop. A report is being prepared for a follow-up discussion at a future workshop of socioeconomic and environmental implications changes in FPPF Land may have for Break O'Day community.	NRM Facilitate

COUNCIL RESOLUTIONS FEBRUARY 2020

Current Co	Meeting	Due Date	Goal	Resolution / Action	Update	Owner
60%	17/02/2020	31/05/2020	02/20.8.1.13 - Notice of Motion - St Helens Foreshore Playground Sun Shade - Clr M Osborne	65 of the Local Government Act 1993 for the information of Council at a future meeting and consider any advice given by a person who has the qualifications or experience	This Council resolution refers to the St Helens foreshore playground. The playground and other foreshore infrastructure will be considered as part of the Marine Facilities Strategy (Georges Bay). Resources being sought to progress. Given the playground area that would need to	Manager Infrastructure an Development Services
60%				recommendation:	be covered, the cost to erect a suitable shade cover is in the order of \$40,000.	

COUNCIL RESOLUTIONS NOVEMBER 2019

Current Co	Meeting	Due Date	Goaf	Resolution / Action	Update	Owner
50%	18/11/2019	29/02/2020	11/19.8.1.266 - Notice of Motion - Bike / Pedestrian Track, Swimcart to Binalong Bay Road - Clr G McGuinness	A report is sought providing advice in accordance with the requirements of Section 65 of the Local Government Act 1993 for the information of Council at a future meeting and consider any advice given by a person who has the qualifications or experience necessary to give such advice, information or recommendation: That Council investigates the best route for a dual access, (bike/pedestrian), dual direction track between Swimcart Beach and the "yet to be built" dual access Binalong Bay Rd, track,	discussed with Parks & Wildlife Service and work is ongoing with a private land owner.	Manager Infrastructure and Development Services
20%	18/11/2019	31/12/2021	11/19.8.1.266 - Notice of Motion - Bike / Pedestrian Track, Swimcard to Binalong Bay Road - Clr G McGuinness	That Council seeks funding to enable this track to be built as soon as practical.	Discussions and investigations have occured with PWS and private landowner in relation to the potential alignment. Information presented to Council workshop in relation to the alignment	Manager Infrastructure and Development Services

COUNCIL RESOLUTIONS SEPTEMBER 2019

Current Co	Meeting	Due Date	Goal	Resolution / Action	Update	Owner
50%	16/09/2019	31/12/2019 09/19.1	4.3.229 - Kings Park	developsome walking trails and interpretative signage that helps to create a narrative that	Council currently undertaking a Recreational Trails Strategy where this project may be identified and supported by the community. It was identified through the development of the Township Plan for St Helens.	Manager Community Services

COUNCIL RESOLUTIONS JULY 2019

Current Co	Meeting	Due Date	Goal	Resolution / Action	Update	Owner
25%	15/07/2019		07/19.16.2.182 - Intention to Make New By- Law - Trail Network By-Law	In accordance with section 156 of the Local Government Act 1993, Council resolves to make a by-law for the regulation of the Trail Networks.	Draft By-Law currently being prepared.	Executive Assistant

COUNCIL RESOLUTIONS MARCH 2019

Current Co	Meeting Due Da	ate Goal	Resolution / Action	Update	Owner
50%	18/03/2019 30/06/2	019 03/19.8.2.47 - Notice of Motion - Mountain Bike Track in the Fingal Valley - Clr J Tucker	A report is sought providing advice in accordance with the requirements of Section 65 of the Local Government Act 1993 for the information of Council at a future meeting and consider any advice given by a person who has the qualifications or experience necessary to give such advice, information or recommendation: That Council look at building a mountain bike and walking tracks in the Fingal Valley, and have it shovel ready for funding at the next State election.	This to be developed further as part of the Recreational Trails Strategy	Manager Communit Services

04/22.8.0 PETITIONS

Nil.

04/22.9.0 NOTICES OF MOTION

04/22.9.1 Notice of Motion – Provision of Crossing in Main Street, St Marys –

Clr J Drummond

MOTION:

A report is sought providing advice in accordance with the requirements of Section 65 of the Local Government Act 1993 for the information of Council at a future meeting and consider any advice given by a person who has the qualifications or experience necessary to give such advice, information or recommendation:

That Council re-consider the provision of pedestrian cross over points and/or traffic islands in the Main Street of St Marys.

SUBMISSION IN SUPPORT OF MOTION:

In mid 2018 Midson Traffic Pty were engaged by Council to look at the matter of the St. Marys pedestrian cross over points and traffic islands.

This was in response to community concerns being brought to Council concerning community members with mobility issues, those using mobility scooters or wheelchairs and young families with pushchairs experiencing difficulties when crossing the road.

A report was prepared, but was never implemented, due to the potential loss of parking spaces. However, the safety of pedestrians should be reconsidered as this road becomes busier and busier and harder to cross safely.

04/22.9.2 Notice of Motion – Signage for Town Hall Car Park, St Marys – Clr J Drummond

MOTION:

A report is sought providing advice in accordance with the requirements of Section 65 of the Local Government Act 1993 for the information of Council at a future meeting and consider any advice given by a person who has the qualifications or experience necessary to give such advice, information or recommendation:

That Council invest in better signage for the Town Hall Car Park in St Marys. This signing to include the entry points to town so that visitors, as well as locals, know of, and are encouraged to use the parking at the Town Hall car park.

SUBMISSION IN SUPPORT OF MOTION:

This matter has been raised previously but no action has resulted.

04/22.9.2 Notice of Motion – Free Use of St Marys Town Hall – Clr J Drummond

MOTION:

A report is sought providing advice in accordance with the requirements of Section 65 of the Local Government Act 1993 for the information of Council at a future meeting and consider any advice given by a person who has the qualifications or experience necessary to give such advice, information or recommendation:

That Council work with community groups and provide free use of the St Marys Town Hall, so that a Repair Cafes can be established and run by volunteers on a regular basis.

SUBMISSION IN SUPPORT OF MOTION:

This will result in a reduction of materials being sent to landfill for Council. If the model is successful it may be possible to extend this facility to other townships in the municipality.

04/22.10.0 COUNCILLOR'S QUESTIONS ON NOTICE

Nil.

04/22.11.0 COUNCILLOR'S QUESTIONS WITHOUT NOTICE

Regulation 29 of the Local Government (Meeting Procedures) Regulations 2005 specifies that in putting a Question Without Notice a Councillor must not offer an argument or opinion, draw any inference or make any imputations except so far as may be necessary to explain the question.

The Chairperson must not permit any debate of a Question without Notice or its answer.

04/22.12.0 MAYOR'S & COUNCILLOR'S COMMUNICATIONS

04/22.12.1 Mayor's Communications for Period Ending 20 April 2022

22.03.2022	St Helens	Northern Tasmania Regional Land Use Strategy – Residential Demand
		and Supply Study
22.03.2022	St Helens	Catch Up with St Helens Police
22.03.2022	St Helens	 Bendigo Bank Community Stadium Special Committee Meeting
23.03.2022	Canberra	 Australian Local Government Association – Board Meeting
24.03.2022	Canberra	 Australian Local Government Association – Board Meeting
25.03.2022	Canberra	 Australian Local Government Association – Board Meeting
04.04.2022	St Helens	Council Workshop
12.04.2022	Devonport	 Local Government Reform – Elected Members Consultation
20.04.2022	St Helens	Council Workshop

04/22.12.2 Councillor's Reports for Period Ending 20 December 2021

This is for Councillors to provide a report for any Committees they are Council Representatives on and will be given at the Council Meeting.

- St Helens and Districts Chamber of Commerce and Tourism -Clr Margaret Osborne OAM
- NRM Special Committee Clr Janet Drummond
- East Coast Tasmania Tourism (ECTT) Clr Barry LeFevre
- Mental Health Action Group Clr Barry LeFevre
- Disability Access Committee Clr Janet Drummond
- Bay of Fires Master Plan Steering Committee Clr Glenn McGuinness

04/22.13.0 BUSINESS AND CORPORATE SERVICES

04/22.13.1 Corporate Services Department Report

ACTION	INFORMATION
PROPONENT	Council Officer
OFFICER	Bob Hoogland, Manager Corporate Services
FILE REFERENCE	018\018\001\
ASSOCIATED REPORTS AND	Nil
DOCUMENTS	

OFFICER'S RECOMMENDATION:

That the report be received.

INTRODUCTION:

The purpose of this report is to provide Councillors with an update of various issues which have been dealt with in the Business and Corporate Service Department since the previous Council Meeting.

PREVIOUS COUNCIL CONSIDERATION:

Provided as a monthly report – Council consideration at previous meetings.

OFFICER'S REPORT:

Corporate Services Staffing and Other Activities:

Staffing is normal with most staff working from the office and some flexible working arrangements for working from home rather than covid specific working from home arrangements.

Meetings Attended:

Face to face Corporate Services team meetings and manager-team member meetings are being undertaken in the context of minimising covid risk which generally means face-to-face with masks and appropriate distancing/ventilation.

Additional meetings and webinars attended including, Grants Commission discussion, Integrity Commission training officer, an alternative telecommunications provider and budget meetings.

Other Issues:

Bank Change Transition

As previously advised, this is progressing carefully, rather than quickly. Most recently, credit cards have been issued. We will change to these cards during April, cancelling the CBA cards.

Investments – Term Deposits

Bendigo:

\$1,000,871.42	0.25%	Maturing 06/04/2022
\$1,000,871.42	0.25%	Maturing 07/04/2022
\$1,000,415.07	0.25%	Maturing 11/04/2022
\$1,000,997.51	0.25%	Maturing 22/04/2022
\$1,000,623.29	0.25%	Maturing 09/05/2022
\$2,001,260.27	0.30%	Maturing 18/05/2022
\$1,000,623.29	0.30%	Maturing 23/05/2022
\$1,000,000.00	0.32%	Maturing 30/05/2022

CBA:

\$1,000,000.00 0.32% Maturing 30/05/2022

Right to Information (RTI) Requests

Nil

132 and 337 Certificates

	132	337
March 2022	75	41
February 2022	69	34
March 2021	100	55

Debtors/Creditors @ 7 April 2022

DEBTORS INFORMATION

Invoices Raised

Current

Month	Mth Value	YTD 21/22
84	\$ 262,762.36	726

Previous Year

Month	YTD 20/21
69	543

CREDITORS INFORMATION

Payments Made

Current

Month	Mth Value	YTD 21/22
375	\$ 1,055,476.76	3342

Previous Year

Month	YTD 20/21
376	3247

Work Health & Safety Coordinator

Discussions with the management team and regularly aiding enquiries concerning community groups hiring council facilities concerning COVID updates from the Tasmanian Government.

Assisting workers and managers with the latest updates from Public Health concerning workers that are either in close contact with anyone who has lived with or stayed overnight on the same premises of a confirmed COVID case or anyone who has spent more than 4 hours (over 24 hours) in a residential setting with the confirmed case while they were infectious.

Attended various staff meetings as well as fortnightly meetings with the Manager of Corporate Services and undertook WHS induction with a new worker.

During the period of **10 March to 7 April**, no vandalism was reported to the Work Health & Safety Coordinator.

RATES INFORMA	TION as at 7 April	2022					
This financial Yea	ar.						
2021/2022	Rates Actuals inc. Annual Remissions	Rates Levied excluding remissions	Additional Rates (Sup Val)	Total Rates	Penalties	Interest	Rate Remissions
General	7,665,865.61	7.615.142.20	88,017.99	7,703,160.19			
Waste	1,312,200.00	1,306,100.00		1,320,106.37		23,553.91	
Wheelie	479,606.00	477,174.00		483,269.31	50,633.37		64,075.14
Recycling	390,600.00	388,500.00	4,003.23	392,503.23	,		
Fire	373,174.52	373,012.42	2,265.29	375,277.71			
TOTAL	10,221,446.13	10,159,928.62	114,388.19	10,274,316.81	50,633.37	23,553.91	64,075.14
Last Financial Year							
	Rates Actuals inc.	Rates Levied					
2020/2021	Annual	excluding	Additional	Total Rates	Penalties	Interest	Rate
	Remissions	remissions	Rates (Sup Val)				Remissions
General	7,437,343.52	7,388,664.92	66,592.85	7,455,257.77			Remissions
Waste	1,228,360.25	1,226,004.00		1,230,860.08		17,615.39	157,035.27
Wheelie	452,734.75	452,119.20		456,685.97	37,191.99		
Recycling	253,925.20	253,536.00		254,474.19	37,191.99		
Fire	365,145.54	364,983.85	939.27	365,923.12			
TOTAL	9,737,509.26	9,685,307.97	77,893.16	9,763,201.13	37,191.99	17,615.39	157,035.27
IOIAL	3,737,303.20	3,063,307.37	77,693.10	9,703,201.13	37,131.33	17,013.33	157,033.27
Instalments							
2021/2022		Instalment Ś	Outstanding \$	Outstanding %			
7 Contombor 2021	Instalment 1	3 2,547,272.44	4 9,915.48	1.96%			
7 September 2021 9 November 2021	Instalment 2	2,554,692.52	67,856.69	2.66%			
1 February 2022	Instalment 3	2,587,288.35	125,603.32	4.85%			
3 May 2022	Instalment 4	2,605,154.21	832,883.97	31.97%			
3 IVIAY 2022	TOTAL:	10,294,407.52	1,076,259.46	10.45%			
	TOTAL.	10,234,407.32	1,070,233.40	10.45/6			
2020/2021		Instalment \$	Outstanding \$	Outstanding %			
8 September 2020	Instalment 1	2,537,255.62	43,830.48	1.73%			
10 November 2020	Instalment 2	2,540,891.00	53,525.38	2.11%			
2 February 2021	Instalment 3	2,540,891.00	95,820.48	3.77%			
4 May 2021	Instalment 4	2,540,891.00	776,004.16	30.54%			
	TOTAL:	10,159,928.62	969,180.50	9.54%			
Discount	Discount Claimed	No of	Total Patable	% of total			
2021/2022	105.001.18	No. of 3.320	Total Ratable 6.498	% or total 51.09%			
	,	-,	-,				
2020/2021	158,029.14	3,479	6,476	53.72%			

STRATEGIC PLAN & ANNUAL PLAN:

Strategic Plan 2017-2027

Goal

Services – To have access to quality services that are responsive to the changing needs of the community and lead to improved health, education and employment outcomes.

Strategies

- Work collaboratively to ensure services and service providers are coordinated and meeting the actual and changing needs of the community.
- Ensure Council services support the betterment of the community while balancing statutory requirements with community and customer needs.

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Nil.

BUDGET AND FINANCIAL IMPLICATIONS:

Not applicable.

VOTING REQUIREMENTS:

Simple Majority.

04/22.13.2 Monthly Financial Report

ACTION	INFORMATION
PROPONENT	Council Officer
OFFICER	Manager Corporate Services, Bob Hoogland
FILE REFERENCE	018\018\001\
ASSOCIATED REPORTS AND	Financial Reports
DOCUMENTS	

OFFICER'S RECOMMENDATION:

That the following reports for the month ending 30 November 2021 be received:

- 1. Trading Account Summary
- 2. Income Statement
- 3. Profit and Loss Statements
- 4. Financial Position
- 5. Cash Flow
- 6. Capital Expenditure

INTRODUCTION:

Presented to Council are the monthly financial statements.

PREVIOUS COUNCIL CONSIDERATION:

Council considers financial reports on a monthly basis.

OFFICER'S REPORT:

The financial statements as shown below show the financial position of Council as at 30 November 2021.

Trading Account Summary

Council's current position for the month ending 28 February is summarised as follows:-

CASH AT BEGINNING OF PERIOD	11,660,377
TOTAL INCOME FOR PERIOD	1,051,255
TOTAL AVAILABLE FUNDS	12,711,632
LESS TOTAL EXPENDITURE	1,513,513
CASH AT END OF PERIOD*	11,198,119
OUTSTANDING SUNDRY DEBTORS 60 DAYS & OVER	7,350

^{*} confirmed with Navision Cash at End of Period

11,198,119

N.B. Cashflows in the short term are not equivalent to accounting surplus or deficit and therefore cash flows in the above statement will not necessarily equal figures shown elsewhere in this report.

Income Statement						
<u>2021-2022</u>						
		Year to Date	Year to Date	2021-2022		
11100115	2020-2021	Actual	Budget	Estimate	Comments	
INCOME	0.770.000	1001001	10 100 00=			
Rates and Charges	9,770,000	10,342,047	10,188,905	10,216,483		
User Charges	1,313,000	779,096	669,656	910,591		
Grants	3,204,000	1,226,515	1,106,354	2,916,944		
Other Income	278,000	210,587	91,500	122,000		
Investment Income	303,000	304,462	317,250	423,000		
Total Income	14,868,000	12,862,707	12,373,664	14,589,018		
Capital Income						
Capital grants	5,573,000	1,774,195	1,457,854	2,759,708		
Profit or Loss on Sale of Assets	(988,000)	-	-	120,000		
Total Income	19,453,000	14,636,902	13,831,518	17,468,726		
EXPENSES						
Employee Expenses	5,073,000	3,893,022	4,226,856	5,635,807		
					Priv Works,	
Materials and Services	5,136,000	4,501,674	3,846,891	4,891,947	Floods, etc	
Depreciation and amortisation	3,802,000	2,949,497	2,829,861	3,773,148		
Other expenses	1,587,000	493,973	470,068	734,466		
Total Expenses	15,598,000	11,838,166	11,373,675	15,035,368		
Net Operating Surplus\(Deficit)	(730,000)	1,024,541	999,989	(446,350)		
Net Surplus\(Deficit)	3,855,000	2,798,736	2,457,843	2,433,358		

Year to Year to 2021- A	% of annual audget	
Year to Year to 2021- A	nnual	
	uaget	
		Commonto
Actual Budget Budget u	used	Comments
1600 Revenues		
1611 General Rate 7,703,165 7,603,116 7,603,116 1	101%	
1612 Waste Charges 1,320,106 1,302,700 1,302,700 1	101%	
	101%	
1614 Tips & Transfer Stations 172,658 156,277 183,855 9	94%	
	102%	
	98%	
	102%	
Total Rates 10,342,047 10,188,905 10,216,483 1	101%	
Environmental Health		
1622 Inspection Fees 135 4,500 6,000	2%	
1623 Health/Food Licence Fees & Fines 2,507 10,500 14,000 1	18%	
1624 Immunisations 786 750 1,000 7	79%	
Total Environmental Health 3,427 15,750 21,000	16%	
Municipal Inspector		
1631 Kennel Licences 140 - 1,200 3	12%	
1632 Dog Registrations 10,085 10,438 50,100 2	20%	
1633 Dog Impoundment Fees & Fines 509 1,875 2,500 2	20%	
1634 Dog Replacement Tags 125		
1635 Caravan Fees and Fines 68,927 65,000 65,000 1	106%	
1636 Fire Abatement Charges - 2,000	0%	
		Infringements
1507 151 1500 10000	4007	lodged &
	48%	withdrawn
Total Municipal inspector 84,567 84,813 130,800 6	65%	
Building Control Fees		
Building Control Fees		Variable and
		difficult to budget
1641 Building Fees 30,665 11,250 15,000 2	204%	for
	73%	
	135%	
	85%	
	70%	
	77%	
	159%	
	195%	
	89%	
	126%	
	444%	
	107%	

					% of	
		Year to	Year to	2021-	Annual	
		Date	Date	2022	Budget	
		Actual	Budget	Budget	used	Comments
1658	Illegal Building Fees	2,168		<u>-</u>		
	Total Planning & Bldg Control Fees	385,876	275,400	367,200	105%	
	Government Fees Levies					
1661	B.C.I Training Levy	36,738	22,500	30,000	122%	
1662	Building Permit Levy	18,369	12,750	17,000	108%	
1663	132 & 337 Certificates	107,410	90,000	120,000	90%	
1666	Right to Information	83	-	-		
	0					Volume higher
	Total Government Fees Levies	162,599	125,250	167,000	97%	than budgeted for.
	Investment Income					
1671	Interest Income	13,462	26,250	35,000	38%	
10,1	e.ese meome	10,402	20,230	55,000	33/0	Early dividend
1676	Dividends - TasWater	291,000	291,000	388,000	75%	payment
	Total Investment Income	304,462	317,250	423,000	72%	
	Sales Hire and Commission					Constant
1681	Sales	39,801	71,325	95,100	42%	Gravel used not recognised
1682	Commission	14,310	10,868	14,491	99%	recognised
1683	Equipment Hire	45	-	-	3370	
1684	Facilities and Hall Hire	34,687	30,000	40,000	87%	
1685	Facilities Leases	53,783	56,250	75,000	72%	
1687	History Room Other Income	-	-	-	,	
	Total Sales Hire and Commission	142,627	168,443	224,591	64%	
	Other Income					
1761	Late Payment Penalties inc Interest	71,774	60,000	80,000	90%	
						Variable and
1765	Private Works	68,499	15,000	20,000	342%	difficulat to budget for
1766	Cemetery	16,582	15,000	20,000	83%	101
1767	Contributions	11,845	15,000	20,000	03/0	
1768	Miscellaneous Income	581	_	_		
1700	Total Other Income	169,279	90,000	120,000	141%	
			20,000			
	Reimbursements					
4770	Waylana Cana a Bassa a i	20.274	4 500	2.000	454601	Offset for an
1773	Workers Comp. Recoveries	30,374	1,500	2,000	1519%	expense item
1775 1776	Roundings Miscellaneous Reimbursements	(273) 6,261	-	-		
1778	GST free reimbursements	4,946				
1,,0	Total Reimbursements	41,308	1,500	2,000	2065%	
		72,000	2,555	2,000	2000/0	

		Voor to	Voor to	2021-	% of Annual	
		Year to Date	Year to Date	2021-	Budget	
		Actual	Budget	Budget	used	Comments
	Gain or Loss on Sale of Assets	1100001		2.000	3,000	
1781	Profit or Loss on Sale of Assets	-		120,000	0%	
	Total Gain or Loss on Sale of Assets	-	-	120,000	0%	
	Grant Income					
	Operating Grants					
1792	Financial Assistance Grant	1,174,238	1,086,354	2,896,944	41%	
1794	State Grants - Other	30,353	-	-		
1794	Learner Driver Mentor Grant	19,924	20,000	20,000	100%	
1796	NRM Facilitator	2,000	-			
	Total Operating Grants	1,226,515	1,106,354	2,916,944	42%	
	Capital Grants				.=./	
1791	Roads to Recovery	1,042,628	1,100,854	2,201,708	47%	
1793	State Grants Other	731,568	204,000	204,000	359%	
1791	Buildings			150,000	_	
1795	Other Grants	-	153,000	204,000	0%	
	Total Capital Grants	1,774,195	1,457,854	2,759,708	64%	
		44.606.000	40.004.740	47 460 706	0.40/	
	Total Revenue	14,636,902	13,831,518	17,468,726	84%	
	Expenses					
	Employee Costs					
1811	Salaries and Wages	2,678,303	2,924,750	3,899,667	69%	
1812	On Costs	1,008,379	1,272,952	1,697,270	59%	
1813	Overtime Payments	37,922	29,153	38,871	98%	
1848	Net Oncosts	168,419	- 23,133	30,071	3070	
10.10	Total Employee Costs	3,893,022	4,226,856	5,635,807	69%	
		3,030,022	1,220,000	2,000,001	0370	
	Energy Costs					
1851	Electricity	90,333	115,943	154,590	58%	
	Total Energy Costs	90,333	115,943	154,590	58%	
	-		,	, ,		
	Materials and Contracts					
1861	Advertising	39,544	43,875	58,500	68%	
						More EFT
						transactions than
1863	Bank Charges - GST	27,424	18,150	24,200	113%	budgeted for
1864	Books Manuals Publications	2,384	3,038	4,050	59%	
1865	Catering	9,193	12,300	16,400	56%	
1866	Bank Charges - FREE	330	750	1,000	33%	
400-		4	4	4	400-1	Additional IT items
1867	Computer Hardware Purchase	17,937	15,000	15,000	120%	over budget
1869	Computer Internet Charges	-	-	-		<u> </u>

		Year to Date	Year to Date	2021- 2022	% of Annual Budget	Comments
1070	Committee Lineage Q Maint Force	Actual	Budget	Budget	used	Comments
1870	Computer Licence & Maint Fees	169,588	155,250	207,000	82%	
1872	Corporate Membership	121,112	130,000	144,790	84%	
1873	Debt Collection	5,804	12,000	16,000	36%	
1876	Stock Purchases for Resale	16,551	22,500	30,000	55%	
1890	Equipment Hire and Leasing	14,947	28,875	38,500	39%	NA
						More small equipment than
1891	Equip Maint & Minor Purchases	15,439	12,000	12,550	123%	budgeted for
1893	Internet Billpay Costs	275	5,250	7,000	4%	baagetea 101
1895	Licensing and Licence Costs	51,939	70,072	93,429	56%	
1896	Land & Bldg Rental or Leasing Costs	38,130	37,500	50,000	76%	
1897	Materials	368,670	373,313	373,313	99%	
1898	Phone Calls Rental Fax	29,340	31,620	42,160	70%	
1838	Thore cans nertain ax	25,540	31,020	42,100	7070	Projects such as
1899	Postage/Freight	30,883	18,741	24,988	124%	LPS \$5.5k
1900	Printing/Laminating	-	3,375	4,500	0%	Δ. ο φοισικ
1901	Property Insurance	130,461	138,500	138,500	94%	
1902	Room Hire	1,065	938	1,250	85%	
1904	Royalties and Production Licences	-	3,750	5,000	0%	
1905	Stationery	27,671	12,000	17,300	160%	To be investigated
1906	Water and Property rates Payable	82,455	79,350	105,800	78%	10 be investigated
1907	Loan Charges and Interest	1,980	- 1	-	7070	
1307	20011 Ondi Bes dila interest	2,300				More transactions
	Total Materials and Contracts	1,203,125	1,228,146	1,431,230	84%	in the first half year
	Contractor Costs					
						Priv Works \$100k,
1971	Contractors	1,199,175	611,745	815,660	147%	Floods \$150k
1972	Cleaning Contractors	146,765	182,175	242,900	60%	
1973	Waste Management Contractors	772,432	912,437	1,216,582	63%	
	Total Contractor Costs	2,118,371	1,706,357	2,275,142	93%	
	Professional Fees					
1992	Audit Fees	20,241	30,000	40,000	51%	
1993	Legal Fees	63,953	35,625	47,500	135%	Variable and difficult to budget for
1994	Internal Audit Fees	3,982	5,250	7,000	57%	
1995	Revaluation Fees- Municipal only	19,950	21,000	28,000	71%	
1997	Prof Fees - Strategic Projects	-	37,500	50,000	0%	
1998	Other Professional Fees	204,533	137,700	183,600	111%	LPS \$12.5k Rec Trails \$43k
	Total Professional Fees	312,659	267,075	356,100	88%	
		,	,	,		

2101 Plant 2102 Plant 2103 Regis 2104 Insur 2105 Plant 2140 Plant 2141 Fuel 2142 Fuel Tota Gove 2255 Fire I 2257 Build 2258 Land 2259 Train Tota Depr 2305 Depr 2306 Depr 2307 Depr 2308 Depr 2307 Depr 2308 Depr 2310 Depr 2310 Depr 2311 Depr 2312 Depr 2312 Depr 2313 Amo Tota Othe 2401 Inter 2403 Bad 3 2404 Gran 2405 Rate 2406 Comr 2407 Waiv		Year to Date Actual	Year to Date Budget	2021- 2022 Budget	% of Annual Budget used	Comments
2101 Plant 2102 Plant 2103 Regis 2104 Insur 2105 Plant 2140 Plant 2141 Fuel 2142 Fuel Tota Gove 2255 Fire I 2257 Build 2258 Land 2259 Train Tota Depr 2305 Depr 2306 Depr 2307 Depr 2308 Depr 2307 Depr 2308 Depr 2310 Depr 2310 Depr 2311 Depr 2312 Depr 2312 Depr 2313 Amo Tota Othe 2401 Inter 2403 Bad 3 2404 Gran 2405 Rate 2406 Comr 2407 Waiv	Plant Hire	Actual	Buuget	buuget	useu	Comments
2102 Plant 2103 Regis 2104 Insur 2105 Plant 2140 Plant 2141 Fuel 2142 Fuel	Trail Time					Investigation
2102 Plant 2103 Regis 2104 Insur 2105 Plant 2140 Plant 2141 Fuel 2142 Fuel	Plant Hire - Internal	587,070	393,750	525,000	112%	required
2104 Insur 2105 Plant 2140 Plant 2141 Fuel 2142 Fuel	Plant Hire - External	853	4,125	5,500	16%	·
2104 Insur 2105 Plant 2140 Plant 2141 Fuel 2142 Fuel	Registration and MAIB	43,818	45,958	45,958	95%	
2140 Plant 2141 Fuel 2142 Fuel Tota Gove 2255 Fire I 2257 Build 2258 Land 2259 Train Tota Depr 2305 Depr 2306 Depr 2307 Depr 2308 Depr 2310 Depr 2311 Depr 2312 Depr 2312 Depr 2313 Amo Tota Othe 2401 Inter 2403 Bad 3 2404 Gran 2405 Rate 2406 Comr 2407 Waiv	Insurance Premiums	30,612	46,871	46,871	65%	
Tota	Plant Repairs and Maintenance	256,759	122,486	163,315	157%	
Tota	Plant Hire Recovered	(657,914)	(540,000)	(720,000)	91%	
Tota	Fuel	166,678	111,600	148,800	112%	
Gove	Fuel Credit	(18,333)	(11,250)	(15,000)	122%	
2255 Fire I 2257 Build 2258 Land 2259 Train Tota Depr 2305 Depr 2306 Depr 2307 Depr 2308 Depr 2310 Depr 2311 Depr 2312 Depr 2312 Depr 2313 Amo Tota Othe 2401 Inter 2403 Bad 3 2404 Gran 2405 Rate 2406 Comr 2407 Waiv	Total Plant Hire	409,542	173,540	200,444	204%	
2255 Fire I 2257 Build 2258 Land 2259 Train Tota Depr 2305 Depr 2306 Depr 2307 Depr 2308 Depr 2310 Depr 2311 Depr 2312 Depr 2312 Depr 2313 Amo Tota Othe 2401 Inter 2403 Bad 3 2404 Gran 2405 Rate 2406 Comr 2407 Waiv						
2257 Build 2258 Land 2259 Train Tota Depr 2305 Depr 2306 Depr 2307 Depr 2308 Depr 2310 Depr 2311 Depr 2312 Depr 2312 Depr 2313 Amo Tota Othe 2401 Inter 2403 Bad 8 2404 Gran 2405 Rate 2406 Comr 2407 Waiv	Government Fees and Levies					
2258 Land 2259 Train Tota Depr 2305 Depr 2306 Depr 2307 Depr 2308 Depr 2310 Depr 2311 Depr 2312 Depr 2313 Amo Tota Othe 2401 Inter 2403 Bad & 2404 Gran 2405 Rate 2406 Comr 2407 Waiv	Fire Levy	279,470	279,471	372,628	75%	
2259 Train Tota Depr 2305 Depr 2306 Depr 2307 Depr 2308 Depr 2310 Depr 2311 Depr 2312 Depr 2313 Amo Tota Othe 2401 Inter 2403 Bad & 2404 Gran 2405 Rate 2406 Comr 2407 Waiv	Building Permit Levy	16,057	11,250	15,000	107%	
Tota Depr 2305 Depr 2306 Depr 2307 Depr 2310 Depr 2311 Depr 2312 Depr 2313 Amo Tota	Land Tax	42,312	42,610	56,813	74%	
Depr 2305 Depr 2306 Depr 2307 Depr 2308 Depr 2310 Depr 2311 Depr 2312 Depr 2313 Amo Tota Othe 2401 Inter 2403 Bad & 2404 Gran 2405 Rate 2406 Comr 2407 Waiv	Training Levy	29,806	22,500	30,000	99%	
2305 Depril 2306 Depril 2307 Depril 2308 Depril 2310 Depril 2311 Depril 2312 Depril 2313 Amol Tota	Total Government Fees and Levies	367,644	355,831	474,441	77%	
2305 Depril 2306 Depril 2307 Depril 2308 Depril 2310 Depril 2311 Depril 2312 Depril 2313 Amol Tota						
2306 Depril 2307 Depril 2308 Depril 2310 Depril 2311 Depril 2312 Depril 2313 Amo Tota Other 2401 Interil 2403 Bad 8 2404 Gran 2405 Rate 2406 Commit 2407 Waiw	Depreciation					
2307 Depr 2308 Depr 2310 Depr 2311 Depr 2312 Depr 2313 Amo Tota Othe 2401 Inter 2403 Bad a 2404 Gran 2405 Rate 2406 Comr 2407 Waiv	Depreciation Buildings	325,260	324,132	432,176	75%	
2308 Depr 2310 Depr 2311 Depr 2312 Depr 2313 Amo Tota Othe 2401 Inter 2403 Bad a 2404 Gran 2405 Rate 2406 Comr 2407 Waiv	Depreciation Roads and Streets	1,422,167	1,369,500	1,826,000	78%	
2310 Depril 2311 Depril 2312 Depril 2313 Amo Tota Other 2401 Interil 2403 Bad 8 2404 Gran 2405 Rate 2406 Comril 2407 Waiv	Depreciation Bridges	346,714	342,450	456,600	76%	
2311 Depr 2312 Depr 2313 Amo Tota Othe 2401 Inter 2403 Bad 3 2404 Gran 2405 Rate 2406 Comr 2407 Waiv	Depreciation Plant & Equipment	302,104	314,925	419,901	72%	
2312 Depr 2313 Amo Tota Othe 2401 Inter 2403 Bad 8 2404 Gran 2405 Rate 2406 Comr 2407 Waiv	Depreciation Stormwater Infras	281,658	248,922	331,896	85%	
2313 Amo Tota Othe 2401 Inter 2403 Bad 3 2404 Gran 2405 Rate 2406 Comr 2407 Waiv	Depreciation Furniture	101,622	82,686	110,248	92%	
Tota	Depreciation Land Improvements	153,772	128,496	171,328	90%	
2401 Inter 2403 Bad 3 2404 Gran 2405 Rate 2406 Comr 2407 Waiv	Amortisation of Municipal Valuation	16,200	18,750	25,000	65%	
2401 Inter 2403 Bad 8 2404 Gran 2405 Rate 2406 Comr 2407 Waiv	Total Depreciation	2,949,497	2,829,861	3,773,148	78%	
2401 Inter 2403 Bad 8 2404 Gran 2405 Rate 2406 Comr 2407 Waiv	Other Evnences					
2403 Bad 8 2404 Gran 2405 Rate 2406 Comr 2407 Waiv	Other Expenses	171 701	172 000	200 000	E00/	
2404 Gran 2405 Rate 2406 Comr 2407 Waiv	Interest Payable Bad & Doubtful Debts	171,791	172,000	290,009	59%	
2405 Rate 2406 Comr 2407 Waiv	Grants & City Support Given	7,107 92,773	99,050	100 100	47%	
2406 Comr 2407 Waiv	Rate Remissions	63,596	57,000	198,100 57,000	112%	
2407 Waiv	Commercial rate relief	03,330	37,000	37,000	11270	
+	Waiver of Fees and Lease etc	2,596	<u> </u>	_		
2408 Refu	Refunds/Reimbursements	16,045		-		
+	Council Member Expenses	7,200	13,500	18,000	40%	
	Council Member Allowances	132,865	128,518	171,357	78%	
+	Total Other Expenses	493,973	470,068	734,466	67%	
, Jta	. Ott. Other Expenses	-133,373	470,000	7,54,400	0,70	
Tota	Total Expenses	11,838,166	11,373,675	15,035,368	79%	

	Year to	Voorto	2021-	% of Annual	
	Date	Year to Date	2021-	Budget	
	Actual	Budget	Budget	used	Comments
Net Surplus\(Deficit) before Capital					
amounts	1,024,541	999,989	(446,350)		
Capital Grants	1,774,195	1,457,854	2,759,708	64%	
Profit or Loss on Sale of Assets	-	-	120,000	0%	
Net Surplus\(Deficit)	2,798,736	2,457,843	2,433,358		

Profit And Loss Statement					
<u>2021-2022</u>					
	Year to Date	2021-2022			
	Actual	Budget			
Business and Corporate Services					
Total Government Fees Levies	83	-			
Total Investment Income	304,462	423,000			
Total Reimbursements	2,194	-			
Total Capital Grants	208,196	-			
Total Revenue	514,934	423,000			
Total Employee Costs	414,372	770,743			
Total Energy Costs	-	5,800			
Total Materials and Contracts	373,934	532,800			
Total Contractor Costs	7,355	8,900			
Total Professional Fees	65,140	11,000			
Total Plant Hire	7,461	14,360			
Total Government Fees and Levies	-	180			
Total Depreciation	89,954	129,756			
Total Expenses	958,217	1,473,539			
Net Surplus\(Deficit) before Capital Income	(651,478)	(1,050,539)			
Net Surplus\(Deficit)	(443,283)	(1,050,539)			
Development Services					
Total Environmental Health	3,427	21,000			
Total Municipal inspector	72,387	67,000			
Total Planning And Building Control Fees	377,209	365,200			
Total Government Fees Levies	162,516	167,000			
Total Sales Hire and Commission	1,109	1,300			
Total Reimbursements	656	-			
Total Revenue	617,305	621,500			
	,	•			
Total Employee Costs	668,747	917,742			
Total Energy Costs	-	-			
Total Materials and Contracts	45,161	63,120			
Total Contractor Costs	10,902	2,500			
Total Professional Fees	117,977	94,500			
Total Plant Hire	8,598	9,025			
Total Government Fees and Levies	45,862	45,000			
Total Depreciation	8,890	11,567			
Total Other Expenses	1,885	34,500			
Total Expenses	908,021	1,177,954			
ι οται Ελρεπσεσ	300,021	1,177,334			
Net Surplus\(Deficit) before Capital Income	(283,341)	(556,454)			
Net Surplus\(Deficit)	(283,341)	(556,454)			
rect out plus ((Deficit)	(203,341)	(330,434)			
Community Services					
Community Services					

	Year to Date Actual	2021-2022 Budget
Total Other Income	-	-
Total Gain or Loss on Sale of Assets	-	-
Total Operating Grants	39,406	20,000
Total Capital Grants	-	-
Total Revenue	39,406	20,000
	-	
Total Employee Costs	143,013	288,171
Total Energy Costs	-	-
Total Materials and Contracts	16,121	21,570
Total Contractor Costs	3,473	30,000
Total Professional Fees	36,830	10,000
Total Plant Hire	11,105	12,735
Total Government Fees and Levies	-	-
Total Depreciation	9,905	12,551
Total Other Expenses	91,873	163,600
Total Expenses	312,319	538,627
		-
Net Surplus\(Deficit) before Capital Income	(265,095)	(518,627)
Net Surplus\(Deficit)	(265,095)	(518,627)
Works and Infrastructure		
Total Rates	2,368,537	2,347,377
Total Environmental Health	-	-
Total Municipal inspector	12,180	63,800
Total Planning And Building Control Fees	8,667	2,000
Total Investment Income	-	-
Total Sales Hire and Commission	85,413	160,000
Total Other Income	97,506	40,000
Total Reimbursements	34,206	2,000
Total Gain or Loss on Sale of Assets	-	120,000
Total Operating Grants	647,959	1,675,694
Total Capital Grants	1,466,000	2,555,708
Total Revenue	4,720,468	6,966,579
Total Employee Costs	1,829,910	2,758,631
Total Energy Costs	85,237	143,790
Total Materials and Contracts	556,994	634,540
Total Contractor Costs	2,089,374	2,227,392
Total Professional Fees	34,000	42,600
Total Plant Hire	373,812	154,678
Total Government Fees and Levies	39,308	52,354
Total Depreciation	2,827,122	3,587,618
Total Other Expenses	200,079	290,009
Total Expenses	8,035,836	9,891,613
		-
Net Surplus\(Deficit) before Capital Income	(4,781,367)	(5,480,742)
Net Surplus\(Deficit)	(3,315,368)	(2,925,034)

	Year to Date Actual	2021-2022 Budget
Visitor Information Centre		
Total Investment Income	-	-
Total Sales Hire and Commission	40,416	50,000
Total Gain or Loss on Sale of Assets	-	-
Total Capital Grants	-	-
Total Revenue	46,971	50,000
Total Employee Costs	101,856	141,290
Total Energy Costs	5,097	5,000
Total Materials and Contracts	88,627	36,700
Total Contractor Costs	7,268	6,350
Total Professional Fees	-	· -
Total Plant Hire	585	-
Total Government Fees and Levies	1,204	1,600
Total Depreciation	1,962	16,136
Total Other Expenses	-	-
Total Expenses	206,599	207,076
Net Surplus\(Deficit) before Capital Income	(159,628)	(157,076)
Net Surplus\(Deficit)	(159,628)	(157,076)
Tree Can place ((2011010)	-	(207)0707
Governance and Members Expenses	_	
Total Rates	7,973,510	7,869,106
Total Investment Income	-	7,003,100
Total Sales Hire and Commission	11,179	13,291
Total Other Income	71,774	80,000
Total Gain or Loss on Sale of Assets	71,774	
Total Operating Grants	525,274	1,221,250
Total Capital Grants	100,000	1,221,230
Total Revenue	8,682,769	9,183,647
Total Revenue	8,082,709	9,165,047
Total Employee Costs	566,705	759,230
Total Energy Costs	-	-
Total Materials and Contracts	122,288	142,500
Total Contractor Costs	-	-
Total Professional Fees	58,712	198,000
Total Plant Hire	7,980	9,645
Total Government Fees and Levies	281,269	375,307
Total Depreciation	11,664	15,522
Total Other Expenses	200,135	246,357
Total Expenses	1,248,754	1,746,561
TOTAL EXPENSES	1,270,734	
Net Surplus\(Deficit) before Capital Income	7,334,015	7 /27 007
		7,437,087
Net Surplus\(Deficit)	7,434,015	7,437,087
Council Total		

	Year to Date	2021-2022
	Actual	Budget
Total Environmental Health	3,427	21,000
Total Municipal inspector	84,567	130,800
Total Planning And Building Control Fees	385,876	367,200
Total Government Fees Levies	162,599	167,000
Total Investment Income	304,462	423,000
Total Sales Hire and Commission	142,772	224,591
Total Other Income	169,279	120,000
Total Reimbursements	41,308	2,000
Total Gain or Loss on Sale of Assets	-	120,000
Total Operating Grants	1,226,515	2,916,944
Total Capital Grants	1,774,195	2,555,708
Total Revenue	14,637,047	17,264,726
Total Employee Costs	3,724,603	5,635,807
Total Energy Costs	90,333	154,590
Total Materials and Contracts	1,203,125	1,431,230
Total Contractor Costs	2,118,371	2,275,142
Total Professional Fees	312,659	356,100
Total Plant Hire	409,542	200,444
Total Government Fees and Levies	367,644	474,441
Total Depreciation	2,949,497	3,773,148
Total Other Expenses	493,973	734,466
Total Expenses	11,669,747	15,035,368
FAGS grant funds received in advance		
Net Surplus\(Deficit) before Capital Income	1,193,105	(446,350)
Strategic Projects		
Capital Income	1,774,195	2,675,708
Net Surplus\(Deficit)	2,967,300	2,229,358

Financial Position						
	2021-20	<u>22</u>				
	2020-2021	Year to Date	Year to Date	2021-2022 Revised		
	Actual	Actual	Budget	Budget		
Current Assets						
Cash	10,547,940	11,198,058	13,630,922	6,054,838		
Receivables	691,000	1,989,963	1,660,300	750,000		
Inventories	58,000	77,591	120,000	120,000		
Other Current Assets	24,000	566,868	45,000	45,000		
Total Current Assets	11,320,940	13,832,480	15,456,221	6,969,838		
Non Current Assets						
Property Plant and Equipment	162,049,000	162,062,818	159,271,417	167,103,187		
Investment in TasWater	31,996,000	31,995,528	31,995,528	31,996,000		
Other Non Current Assets	166,000	63,800	95,000	166,000		
Total Non -Current Assets	194,211,000	194,122,146	191,361,946	199,265,187		
Total Assets	205,531,940	207 054 627	206,818,167	206,235,025		
Total Assets	205,551,540	207,954,627	200,818,167	200,233,023		
Current Liabilities						
Payables	1,765,000	1,658,697	996,138	950,000		
Interest Bearing Liabilities	1,882,469	1,670,652	1,670,652	1,872,273		
Contract Liabilities	249,000	-	-			
Provisions	867,000	850,535	829,258	900,000		
Total Current Liabilities	4,763,469	4,179,884	3,496,049	3,722,273		
	1,7 00,100	1,270,001	2,122,010	<u> </u>		
Non Current Liabilities						
Interest Bearing Liabilities	6,314,379	6,285,778	6,285,778	6,255,845		
Provisions	488,615	488,615	549,757	500,000		
Total Non Current Liabilities	6,802,994	6,774,393	6,835,535	6,755,845		
Total Liabilities	11,566,463	10,954,278	10,331,584	10,478,118		
	102.055.477	407.000.240	406 406 503	405 756 007		
Net Assets	193,965,477	197,000,349	196,486,583	195,756,907		
EQUITY						
Accumulated surplus	41,932,843	41,523,126	41,009,359	43,724,273		
Asset revaluation reserve	151,471,634	155,012,595	155,012,595	151,471,634		
Other reserves	561,000	464,628	464,628	561,000		
TOTAL EQUITY	193,965,477	197,000,349	196,486,583	195,756,907		
	233,303,477	257,500,545	250,400,505	133,730,307		
Other Reserves - detailed separately	561,000	464,628	464,628	561,000		
Trust funds	652,000	-	-	652,000		
Unspent grant funds	249,000	-	-	249,000		
Employee Provisions	1,355,615	1,339,150	1,379,015	1,400,000		
Unallocated accumulated surplus	7,730,325	9,394,280	11,787,279	3,192,838		
Total cash available	10,547,940	11,198,058	13,630,922	6,054,838		
Note: This reflects the cash position	on and does not in	nclude Payables a	nd Receivables			

	Other Reserves						
	2021-2022						
	Other Reserves 1/7/2021	Reserves new 2021-2022	Reserves used 2021-2022				
Public Open Space							
Binalong Bay	3,362						
Ansons Bay	4,907						
Beaumaris	2,229						
Scamander	3,750						
St Helens	23,398						
St Marys	32,509						
Stieglitz	6,752						
Total Public Open Space	76,907	-	-				
General Reserves							
Community Development	12,500						
137 Trust Seizures	273,259	-					
Total General Reserves	285,759	-	-				
Grant Proceeds Reserve							
Projectors for Stadium	14,000		-				
Regional Workforce Development	15,710		-				
Community Infrastructure Fund Grant	28,010		(750)				
26TEN Communities Grant Program	45,455		(463)				
Total Grant Reserves	103,175	-	(1,213)				
Total Other Reserves	465,841		(1,213)				

<u>Es</u>	Estimated Cash Flow							
	2021-2022							
	2020-2021 Actual	Year to Date Actual	Year to Date Budget	2021-2022 Revised Budget				
CASH FLOWS FROM OPERATING ACTIVITIES								
RECEIPTS								
Operating Receipts	15,766,000	13,797,424	19,695,174	14,589,018				
Operating Neceipts	13,700,000	13,737,424	15,055,174	14,363,018				
PAYMENTS								
Operating payments	(12,642,000)	(11,762,154)	(12,669,998)	(11,262,220)				
NET CASH FROM OPERATING	3,124,000	2,035,270	7,025,177	3,326,798				
CASH FLOWS FROM INVESTING ACTIVITIES								
RECEIPTS								
Proceeds from sale of Plant & Equipment	40,000	-	-	120,000				
PAYMENTS								
Payment for property, plant and equipment	(8,767,000)	(2,947,530)	(5,188,232)	(8,827,335)				
Capital Grants	5,819,000	1,774,195	1,457,854	2,759,708				
Payments for financial assets	-	-	-					
NET CASH FROM INVESTING ACTIVITIES	(2,908,000)	(1,173,335)	(3,730,378)	(5,947,627)				
CASH FLOWS FROM FINANCING ACTIVITIES								
RECEIPTS								
Proceeds from borrowings	-	-	-	-				
PAYMENTS								
Repayment of borrowings	(346,060)	(211,816)	(211,816)	(1,872,273)				
Repayment of Lease Liabilities	-	-	-	-				
Proceeds from trust funds and deposits	421,000	-	-					
NET CASH FROM FINANCING ACTIVITIES	74,940	(211,816)	(211,816)	(1,872,273)				
NET INCREASE (DECREASE) IN CASH HELD	290,940	650,118	3,082,982	(4,493,102)				
CASH AT BEGINNING OF YEAR	10,257,000	10,547,940	10,547,940	10,547,940				
CASH AT END OF PERIOD	10,547,940	11,198,058	13,630,922	6,054,838				

		<u>c</u>	apital Expend	<u>iture</u>			
			2021-2022				
Project Code	Details	Month Actuals	Year to Date Actual	Budget Review - Revised C/fwd	2021-2022 Estimate	Revised Budget (with updated c/fwd)	Comments
	PLANT & EQUIPMENT						
CJ012	1290 Toro Mower	-	,	-	30,000	45,364	Budget reallocation per decision of Council 10/21 14.5.225
CJ015	Toro G3 Z-Master 60" 4000 Series		17,292	-	27,000	17,292	Budget reallocation to Toro Mower per decision of Council 10/21 14.5.225
	1075 Isuzu Truck FVR1000	-	-	-	130,000	130,000	
CJ025	8T Excavator (second hand)		110,000	-	90,000	112,000	For St Helens WTS extra 22K from #1318 Hilux, per decision of Council 11/21 14.8.252
CJ035	Toro Mower (NEW)	-	-	-	-	18,000	18K from Asset 1318 Hilux, decision of Council 11/21 14.8.252
	Mobile water tank 10KL	-	-	-	40,000	40,000	
CJ010	1310 Nissan Navara - Asset Officer		45,040	-	45,000	45,000	
CJ030	1311 Nissan Navara - Valley TL		16,201	-	45,000	45,000	
	1318 Toyota Hilux 2 Door Flat Tray	-	-		40,000		Defer to 22/23 capital works program
CJ035	1040 Mitsubishi Triton Ute 2009 WD Pool car	-	-		40,000	40,000	
CJ020	1375 Triton dual cab - Works Op Manager	-	-		45,000	45,000	
CI015	1226 Ute 2WD Tipper	-	-	30,000		30,000	
	1338 - 2017 Toyota Hilux - Trails Project Manager	-	-	-	45,000	45,000	
CI025	1294 Dual Cab Ute 4WD	-	-	40,000	5,000	45,000	
	Mobile traffic control	-	-	-	50,000	50,000	To address changing compliance requirements
CJ005	Small Plant - VARIOUS		32,752		42,000	36,344	Budget reallocation to Toro Mower per decision of Council 10/21 14.5.225
	FURNITURE & IT						
CI070	Additional sit down/stand up desks		2,440		2,500	2,500	
CJ070	IT - Server Upgrades 2021/22	5,500	33,880	-	34,000	34,000	
CJ060	Desktop/Laptops/Monitors 2020/21		18,768	-	12,000	12,000	
CJ055	RICOH Printers/Copiers - VIC	-	-	-	3,500	3,500	

			Year to	Budget Review -		Revised Budget (with	
Project		Month	Date	Revised	2021-2022	updated	
Code	Details	Actuals	Actual	C/fwd	Estimate	c/fwd)	Comments
	Town Christmas Decorations	-	-	,	5,000	5,000	
CJ065	Office 365 Migration from Exchange		9,450	-	10,000	10,000	
	UPS Battery replacement	-	-	1	4,000	4,000	
	BUILDINGS						
CC730	Old Tasmanian Hotel - New Storage Shed	-	-	72,200	45,000	56,000	C/ Over \$11k + \$10K additional Council Contrib + \$30K State Gov + \$5K Neighbourhood House
C1705	St Helens Works Depot - Cty Serv Storage bldg		506	-	-	406	Completed
CI710	St Marys Railway Station Upgrades	-	-	25,000		25,000	
C1720	Marine Rescue Building - Additions		5,918	-	160,000	10,000	To be a contributed asset. Project run by ST Helens Marine Rescue
CH730	Portland Hall Upgrades		645	6,933	-	6,933	Audio visual equipment to be purchased and installed.
	St Marys Hall Upgrades	-		1	50,000	50,000	Solar Panel = \$35K + \$15K for Heating - Refer Council Motion
CJ705	St Marys Community Space - Unisex Toilet	5,575	20,858	-	80,000	80,000	Unisex Family Toilet Space - Design & Construct
CE770	Workspace Renovations - History Rooms		4,725	27,270		27,270	
CH705	Small projects - bus shelters & misc improve	-	-	-	30,000	30,000	Bus Shelters/Small projects and improvements that cannot be considered maitenance
CJ710	Council Chambers additions and improvements	8,076	18,020	-	40,000	40,000	New Indoor/Outdoor Kitchen/Lunch Room Extension
CH720	Four Mile Creek Community Hub		1,500	-		-	Expense current spend. Project not proceeding.
	PARKS, RESERVES & OTHER						
	Special Project - LPS & Strategic Planning Document Review	_	-	-	70,000	70,000	
	Special Project - Bay of Fires Master Plan, Recreational Trails Strategy	_		-	50,000	50,000	Part funded from PWS
7042	Special Project - Marine Strategy	-	-	-	40,000	40,000	
CI810	St Helens Sports Complex - Athletics building		12	48,601	-	48,601	
CI815	Shade Structures - Scamander Reserve		18,476	18,476	-	18,476	Project Complete

			Was a La	Budget		Revised Budget	
Project		Month	Year to Date	Review - Revised	2021-2022	(with updated	
Code	Details	Actuals	Actual	C/fwd	Estimate	c/fwd)	Comments
CI820	Playground equipment replacement program	-	-	20,000		20,000	
CI825	Playground equipment replacement program		5,739	50,000	20,000	70,000	
CI830	Resheet airport runway	106,220	106,759	100,000		100,000	Grant & Council funded project. \$70k from AG reg airports prog and \$30k contrib by Council
CH815	Dog exercise area St Helens Improvements	-	-	-	10,000	10,000	
CH530	Car Parking & MTB Hub - Cecilia St Carpark		56,097	45,043		86,097	
CH830	Binalong Bay Playground site improvements	-	-	-	10,000	10,000	
CD815	Wrinklers Lagoon Redevelopment Design & Planning - Amenities Building	3,633	92,354	120,000	30,600	120,000	Transfer \$30,600 from CE110
CF825	Parnella foreshore protection works	-	-	3,753	-	3,753	//
CF805	Parnella/Foreshore Walkway	-	-	246,010	-	246,010	Existing grant prior year (State)
CH855	Flood Levee - Groom Street, St Marys Flood Mit.		7,444	-		7,444	Completed project
CH860	Flood Warning System - St Marys Flood Mitigation		918			-	
CI880	LRCI Phase 1 - Tourism Info Signage - Multiple		753	-	-	-	Completed project. Current year costs to expense
CJ815	Digital Noticeboard & PA System Flagstaff		10,940	-		19,485	Grant Funded \$19485 ex GST
CJ825	Bushfire Recovery Grant - Initial Application		14,193	-		-	breakdown of works and costs TBA. Application costs to be expensed
CJ820	MTB - Bay of Fires EPIC Status	40,230	103,136	-		-	Costs to be expensed
CJ835	Aerodrome Fencing - Replacement	2,090	92,681	-		92,000	\$90,000 funding from the AG Regional Airport Program and \$2,000 contribution from Council.
CJ840	Georges Bay Walking Trail/St Helens Foreshore Path		21,118	-		-	Project Complete, spending this FY retention funds paid to contractor to be moved from Capex.
CJ855	St Helens Sports Complex New Lighting Towers		610	-		15,000	09/21.16.3 Contributed Asset - Council contrib, part of larger grant funded project.
	TOTAL PARKS, RESERVES & OTHER	152,173	531,230	651,883	230,600	1,026,866	
CE110	Scamander entrance at Wrinklers	61,948	130,339	182,398		182,398	Transfer \$30,600 to CD815
CE105	LCRI Phase 3 - Cecilia St (Northern end)	-	-		80,000	,	To be considered for 22/23 budget
CJ105	Annual replacement of damaged footpaths		16,086	-	25,000	25,000	

				Budget		Revised Budget	
			Year to	Review -		(with	
Project	Deteile	Month	Date	Revised	2021-2022	updated	Community
Code CI110	Details Akaroa - Akaroa Ave	Actuals	Actual 5,769	C/fwd 7,200	Estimate	c/fwd) 7,200	Comments
CI110	Akaroa - Carnnell Place		6,300	6,300		6,300	
CI113	Binalong Bay - Coffey Drive		10,985	13,000		13,000	
CI125	Scamander - Scamander Ave		58	-		-	Project Completed
CJ160	Scamander - Scamander Ave	1,471	7,820				Project Completed
63100	Lawry Heights Rd-St Helens - Existing Sub-division		-	55,000		55,000	Allocated to Lawry Heights Road in 21/22
CI140	Cobrooga (Mimosa/Jason) Drive - Footpath		49,085	40,000	30,000	70,000	Continue in 21/22
CH105	Binalong Bay Footpath - Main Road	5,091	21,068	24,082	-	24,082	3.7.2.7.2.7.2.7.2.7.2.7.2.7.2.7.2.7.2.7.
CF130	Parkside Foreshore Footpath	5,850	5,850	-	763,811	763,811	
CF125	Medea Cove Footpath/Road options	-	-	63,421	120,000	100,000	Requires grant funding in 22/23, \$100,000 of Council funds to be carried forward and matched with Grants funds in 22/23
CJ115	LRCI Phase 3 - Medeas Cove Esplanade – Pathway	18,538	19,618	-		110,000	Project Cost \$110,000 and fully funded under the AG LRCI Program - Phase 3.
CJ120	LRCI Phase 3 - Esk Main Rd, St Marys – Pathway	9,267	10,727	-		200,000	Project Cost \$200,000 and fully funded under the AG LRCI Program - Phase 3.
	St Helens Lawry Heights 580m	-	-	-	104,000	104,000	
CJ110	St Helens Lawry Heights to Falmouth St		14,314	-	14,000	14,000	
CI855	LRCI Phase 1 - Shared Pathway - Binalong Bay	2,355	79,080	37,952	30,000	73,273	Funded under the AG Local Roads & Community Infrastructure Program - Phase 1.
CI865	LRCI Phase 1 - Shared Pathway - Scamander	8,708	130,264	103,966	-	130,966	Project complete and fully funded under the AG LRCI Program - Phase 1.
CI870	LRCI Phase 1 - Shared Pathway - Foreshore to Circassian		24,072	22,369	-	24,072	Project complete and fully funded under the AG LRCI Program - Phase 1.
CI885	LRCI Phase 2 - Shared Pathway - O'Connors Beach		92,435	92,174	-	92,435	Project complete and fully funded under the AG LRCI Program - Phase 2.
CI890	LRCI Phase 2 - Shared Pathway - Tasmn H'Way, Beaumaris		54,475	54,085		85,390	Fully funded under the AG Local Roads & Community Infrastructure Program - Phase 2.
CI895	LRCI Phase 2 - Shared Pathway - Esk Main Rd, St Marys		50,000	50,000		50,000	Project complete and fully funded under the AG LRCI Program - Phase 2.
	TOTAL FOOTPATHS	51,281	598,007	569,549	1,086,811	1,948,529	

			Voorto	Budget Review -		Revised Budget	
Project		Month	Year to Date	Revised	2021-2022	(with updated	
Code	Details	Actuals	Actual	C/fwd	Estimate	c/fwd)	Comments
CI155	Atlas Drive - Landslip Control	-	-	40,000		40,000	Kerb and Channel replacement on western side
CH155	Byatt Court, Scamander	-	-	46,000		20,000	SW system assessment and new design
	Replacements TBA	-	-	22,000	28,000	50,000	
CJ155	Reedy Road, Beaumaris - Repairs		1,522	-	·	-	
	Cameron St, St Helens (south of Quail St		·				
CG155	intersection) (0.16km)	-	-	20,000	20,000	40,000	
CE165	Treloggen Drive, Binalong Bay		27,662	-		45,000	
	TOTAL KERB & CHANNEL	-	29,184	128,000	48,000	195,000	
CJ305	40 - Anchor Rd		34,908	10,100	22,796	32,896	
	39 - Anchor Rd	-	-	10,800	24,570	35,370	
CI305	903 - Ansons Bay Rd (Priory Rd)	-	-	-	101,501	101,501	
CJ310	901 - Ansons Bay Rd (Priory Rd)		26,129	-	36,660	36,660	
	902 - Ansons Bay Rd (Priory Rd)	-	-	-	36,568	36,568	
CI305	904 - Ansons Bay Rd (Priory Rd)	-	-	-	36,436	36,436	
CJ401	Priory Road (Cnr Reid Rd)	3,014	3,014				
CJ315	46 - Church Hill Rd		6,370	2,800	3,570	6,370	
CJ320	1081 - Sorell St	-	-	6,700		6,700	
CJ325	1024 - Franks St Fingal	-	-	3,400		3,400	
CJ330	1187 - Honeymoon Pt Rd		7,276	6,200		6,200	
CJ335	1178 - Jeanerret Beach Rd		1,728	800		800	
CJ340	47 - Johnston Rd		5,860	8,100		8,100	
CJ345	1053 - Louisa St	-	-	2,800		2,800	
CJ345	1051 - Louisa St	-	-	3,700		3,700	
CJ346	704 - U/N 1 Stieglitz	-	-	4,600		4,600	
CJ350	999 - Victoria St Part C	-	-	1,400		1,400	
CJ350	998 - Victoria St Part C	-	-	360		360	

				Budget		Revised Budget	
			Year to	Review -		(with	
Project		Month	Date	Revised	2021-2022	updated	
Code	Details	Actuals	Actual	C/fwd	Estimate	c/fwd)	Comments
CJ350	997 - Victoria St Part C	-	-	2,100		2,100	
CJ325	2138 - Franks St Fingal	-	-	3,795		3,795	
CJ355	1135 - Irishtown Rd Sect 1		30,065	-	29,757	29,757	
CJ355A	1134 - Irishtown Rd Sect 2		32,865	-	32,487	32,487	
CJ355B	1133 - Irishtown Rd Sect 3		28,382	-	28,028	28,028	
CJ360	138 - St Patricks Head Rd		33,049	-	33,245	33,245	
CJ365	1168 - Nth Ansons Bay Rd	-	-	-	43,225	43,225	
CJ365	1167 - Nth Ansons Bay Rd	-	-	-	60,970	60,970	
CJ370	2258 - McKerchers Rd	-	-	8,190		8,190	
CJ370	2259 - McKerchers Rd	-	-	9,623		9,623	
CJ370	2260 - McKerchers Rd	-	-	2,662		2,662	
CJ375	2380 - Tims Creek Rd	-	-	6,880		6,880	
CJ380	2392 - Tyne Rd	-	-	6,370		6,370	
CJ380	2393 - Tyne Rd	-	-	7,262		7,262	
CJ380	2394 - Tyne Rd	-	-	6,166		6,166	
CJ385	2303 - Old Roses Tier Rd	-	-	6,848		6,848	
	2176 - Honeymoon Point Rd	-	-	1,401		1,401	
CF325	Upper Scamander Road, Scamander	-	-	-	15,000	15,000	
	Fingal Streets	-	-	6,500		6,500	
CG345	German Town Road, St Marys	-	-	6,980		6,980	
CG350	Dublin Town Road, St Marys	-	-	15,000		15,000	
	TOTAL RESHEETING	3,014	209,647	151,537	504,813	656,350	
	RESEALS						
CJ475	913 - Ansons Bay Rd		33,615	-	4,550	4,550	
	922 - Ansons Bay Rd	-	-	-	27,606	27,606	
CJ427	1029 - Bagot St		5,653	-	8,710	8,710	

				Budget		Revised Budget	
B		0.0	Year to	Review -	2024 2022	(with	
Project Code	Details	Month Actuals	Date Actual	Revised C/fwd	2021-2022 Estimate	updated c/fwd)	Comments
CJ415	328 - Cornwall Rd	Actuals	9,875	C/Iwa	14,621	14,621	Comments
CJ415 CJ425				-	,		
CJ425	1075 - Flemming St		15,750		8,165 7,974	8,165	
C1420	1076 - Flemming St	-	412	-	644	7,974 644	
CJ420	1025 - Franks St		413	-			
CJ430	1069 - Grant St	-	-	-	7,314	7,314	
01405	1070 - Grant St	-			12,876	12,876	
CJ435	1019 - Gray St		8,758	-	13,843	13,843	
CJ405	759 - Hilltop Dve	-	-	-	5,298	5,298	
CJ440	1066 - Horne St		440	-	2,261	2,261	
	1066 - Horne St		-	-	8,008	8,008	
CJ445	1094 - Legge St Fingal	-	-	-	8,886	8,886	
	1095 - Legge St Fingal	-	-	-	9,612	9,612	
	1096 - Legge St Fingal	-	-	-	8,100	8,100	
CJ450	657 - Lomond Pl		2,867	-	3,493	3,493	
CJ410	764 - Main Rd, Binalong Bay	-	-	-	10,920	10,920	
CJ495	857 - Main St, St Marys	-	-	-	7,360	7,360	
CJ465	637 - Mangana St, Mathinna	-	-	-	2,044	2,044	
CJ480	172 - Mathinna Rd		23,040	-	25,119	25,119	
CJ490	391 - Medeas Cove Esp		9,187	-	10,661	10,661	
CJ455	1102 - Peddar St	-	-	-	2,711	2,711	
	1103 - Peddar St	-	-	-	11,404	11,404	
CJ485	273 - Rossarden Rd		50,096	-	53,983	53,983	
CJ470	71 - St Columba Falls Rd		67,691	-	7,500	7,500	
	72 - St Columba Falls Rd	-	-	-	38,584	38,584	
CJ460	1005 - Victoria St Part B	-	-	-	15,987	15,987	
	1006 - Victoria St Part B	-	-	-	2,958	2,958	
	1007 - Victoria St Part B	-	-	-	7,613	7,613	

			Year to	Budget Review -		Revised Budget (with	
Project		Month	Date	Revised	2021-2022	updated	
Code	Details	Actuals	Actual	C/fwd	Estimate	c/fwd)	Comments
CI460	Giblin Street, Mathinna		4,239	-		-	
CJ498	764 - Main Road Binalong Bay		63,221	-	50,000	50,000	
	765 - Main Road Binalong Bay	-	-	-	50,000	50,000	
CH495	St Marys - Esk Main Road Storey to Groom Street		8,916	50,000		50,000	Subject only to DoSG plan to place new overlay over Story Street.
CI520	Upper Scamander Road		1,275	-	-	-	
CI525	Gardens Road - Digouts		36,814	-	250,000	250,000	Multiple digouts
CI525A	Gardens Road - Widening		39,766	-		-	
CI525B	Gardens Road - Digouts Sect 2		16,520	-		-	
CI525C	Gardens Road - Digouts Sect 3		24,166	-		-	
CI525D	Gardens Road - Digouts Sect 4		24,166	-		-	
CI530	Medeas Cove Esplanande Reconstruction - part b		41,057	-	100,000	70,000	Part B Reconstruct
CJ525	Mathinna Road	-	-	-	200,000	150,000	Address multiple defects, \$50k reallocation per decision of Council 11/21 14.6.250
CJ505	Ansons Bay Road	43,962	119,235	-	350,000	400,000	Multiple digouts and extension of sealing works at Bosses Creek. \$50k reallocation per decision of Council 11/21 14.6.250
CJ505A	Ansons Bay Road - SHEET		62,562	-		-	
CJ505B	Ansons Bay Road - SEAL		45,733	-		-	
CI540	Skyline Drive Intersection Upgrade		20,515	-		-	
CG505	St Helens Pt Rd - near Cunningham St Jetty	2,025	26,851	-	47,406	47,406	
CI545	216 - Mathinna Plains Road		920	-	185,000	185,000	
	Road Intersection Upgrade Works	-	-	-	50,000	50,000	
CI495	Pavement Investigations Ansons Bay Rd		284	-			
CI591	Asphalt Johns St, Cornwall		6,006	-			
	Ansons Bay Rd seal 800m	-	-	-	50,000	50,000	
CH510	Atlas Drive - Retaining Wall Anchor	180	180	35,204	30,000	70,000	Additional funding required due to complexity of works at the site.
CI535	Gardens Road - Sight Distance Works		6,871	-		-	\$200K Black Spot Funding

				Budget		Revised Budget	
			Year to	Review -	2024 2022	(with	
Project	Details	Month Actuals	Date	Revised	2021-2022 Estimate	updated c/fwd)	Comments
Code CH560		Actuals	Actual	C/fwd		25,000	Comments
СПЭВО	Road Network - Sign Replacement	-	-	-	25,000	25,000	Projects determined for 22/23 amount to be
	LRCI Phase 3 Projects allocated to 22/23	-	-	-	1,294,812	984,812	c/forward. Projects to be fully funded under the AG LRCIe Program.
CJ520	LRCI Phase 2 - Road sealing - Franks St, Falmouth		53,149	-	259,896	104,667	Combined Project Budget for Frank/Morission St Sealing of \$209,334. Project fully funded by the
CJ520A	LRCI Phase 2-Road sealing-Morrison St, Falmouth	943	75,399	-		104,667	AG LRCI Program. Budget split 50:50.
CJ530	Roundabout - Medea & Quail Sts, St Helens	540	900	-		90,000	\$60K under the Black Spot Road Fund Program & \$30K by Council
	TOTAL ROADS OTHER	47,650	602,371	35,204	2,842,114	2,581,552	
	ROADS TOTAL	163,891	1,873,309	1,116,688	5,010,543	6,062,634	
	BRIDGES						
CG210	B760 Bent St, Mathinna	6,937	13,874	-	5,500	30,000	Replace deck
	B2177 St Patricks Head Road	-	-	-	30,000	30,000	Replace deck
	B7010 Rattrays Road	-	-	-	40,000	40,000	Replace deck
CJ805	Kirrwins Beach Jetty		51,495	-	142,000	122,718	Replace Jetty - funded by MAST
CJ810	Beauty Bay Jetty		81,532	-	62,000	81,282	Replace Jetty - funded by MAST
	STORMWATER						
CJ655	Minor stormwater Jobs		17,228	_	50,000	50,000	
CI685	Treloggens Track		23,702	30,000		30,000	
	Osprey Drive	-	-	-	10,000	10,000	Design only
CD655	Implement SWMP priorities	14	123	-		-	,
CG665	Freshwater Street / Lade Court (Beaumaris)	-	-	-	-	-	
CG670	Medea St - Opposite Doepel St		11,226	11,226		11,226	Project reviewed - no additional capital expenditure required.
	Peron Stormwater System - design only	-	-	-	30,000	30,000	
CH655	Beaumaris Ave	-	-	18,460	25,000	25,000	CFWD
	TOTAL STORMWATER	14	52,278	59,686	115,000	156,226	

Project Code	Details	Month Actuals	Year to Date Actual	Budget Review - Revised C/fwd	2021-2022 Estimate	Revised Budget (with updated c/fwd)	Comments
	WASTE MANAGEMENT						
CI630	Rehabilitation of former Binalong Bay Tip	-	-	5,000		5,000	Contingency sum only - no immediate requirement to undertake works
	Scamander - waste paint container station	-	-	-	15,000	15,000	
CI615	Scamander WTS - Inert Landfill		5,818	4,910	20,000	20,000	Regulatory/consulting
	St Marys WTS - Addition to Exisiting Building	-	-	-	45,000	45,000	Potential grant funding application - roof only to front side and over exisiting container
	Scamander WTS retaining wall replacement	-	-	-	52,000	52,000	Contingency for potential replacement - condition monitoring in place for existing asset
	WASTE MANAGEMENT TOTAL	-	5,818	9,910	132,000	137,000	
	Total Capital expenditure	342,166	2,947,530	2,039,570	6,917,643	8,827,335	

04/22.13.3 Visitor Information Centre Report

ACTION	INFORMATION
PROPONENT	Council Officer
OFFICER	Bob Hoogland, Manager Corporate Services
FILE REFERENCE	040\028\002\
ASSOCIATED REPORTS AND	Nil
DOCUMENTS	

OFFICER'S RECOMMENDATION:

That the report be received.

INTRODUCTION:

The purpose of this report is to provide Councillors with an update of various issues which are being dealt with by the Visitor Information Centre.

PREVIOUS COUNCIL CONSIDERATION:

Provided as a monthly report – Council consideration at previous meetings.

OFFICER'S REPORT:

Staff Movements:

Staff roster is operating normally.

Meetings Attended/Other information:

VIC staff noted:

- Numbers for March were the highest that we have had for this financial year. Still getting a
 few phone calls from people wanting to know likelihood of getting a camping spot over
 Easter.
- Had a nice review on google in the last couple of days: "So good to find a tourist information
 office as they have been sadly lacking on our Tasmanian road trip. The lady who assisted us
 was so very pleasant and helpful. We visited the places she recommended and they
 exceeded our expectations. If you visit St Helen's, call in and get the most out of your visit."
- Our main enquiries are still people wanting detailed maps and information on walking tracks in our area.

History Room Curator noted:

- A mining trolley offered by QVMAG is being considered for future display, subject to a cost effective transport option.
- The Chinese Experience is having problems with its start-up button feature. This is being managed through a weekly shut down while repair options are investigated.
- Met with the Professor of School of Architecture and Design from UTas from the Launceston campus and three (3) PhD students in the Backroom of the St Helens History Room who were

researching the former Chinese camp at Weldborough. Shared quite a bit of information with them from our archives here. They also watched the movie and toured the Dragon Room.

- Met with a subcommittee from the Break O'Day Stitchers group regarding hosting an exhibition of their work over the 2022/2023 summer season.
- Currently working on latest exhibition 'Rascals and Rusty Relics'.
- Turned over the foyer cabinet display for ANZAC Day entitled 'Days Work Done' as per the title of Tim McManus' book.
- Statistics for March 2022 again sees a drop by about 50% when compared to the last five (5) years to 2018 in both income and visitation although more interstate and international visitors are finding their way into the museum as evidenced by our visitors' book's comments. Visitation 128 comprising of 59 Families/adults and 69 Concessions (2021:164; 2020:196; 2019:266: 2018:209). Income \$672.40 (2021:\$895.40; 2020:\$886.80; 2019:\$1,196.35; 2018:\$1,208.30). Volunteer hours remains very stable with 1185 hours for February averaging out to 29.62 hours per week for that month.

Statistics:

Door Counts:

Month/Year	Visitor	Daily	History
	Numbers	Average	Room
March 2013	4,360	140.64	146
March 2014	5,578	179.94	146
March 2015	6,810	219.68	208
March 2016	5,080	169.33	212
March 2017	5,124	165.29	177
March 2018	4,492	149.73	216
March 2019	4,318	139.29	266
March 2020	2,936	117.44	196
March 2021	3,196	103.10	164
March 2022	3,286	109.53	128

Revenue 2020/2021:

Month	VIC Sales	HR Entry	HR
			Donations
July	2,335.55	194.00	121.65
August	1,774.39	111.00	78.05
September	1,642.36	216.00	83.10
October	1,791.61	372.00	73.45
November	2,022.22	137.00	105.05
December	3,963.18	217.00	65.15
January	3,922.85	420.00	113.25
February	5,078.95	456.00	237.90
March	6,599.42	662.00	233.40
April	6,002.76	451.00	174.15
May	3,616.50	373.00	132.90
June	1,953.40	257.00	78.95

Revenue 2021/2022:

Month	VIC Sales	HR Entry	HR
			Donations
July	2,534.48	200.00	72.95
August	1,820.81	Nil	138.50
September	2,460.63	267.00	96.20
October	2,596.31	237.00	114.55
November	3,035.09	209.00	171.30
December	2,783.25	181.00	42.50
January	4,909.95	426.00	86.65
February	6,123.46	427.00	151.66
March	8,054.27	502.00	170.40

STRATEGIC PLAN & ANNUAL PLAN:

Strategic Plan 2017-2027

Goal

Economy - To foster innovation and develop vibrant and growing local economies which offer opportunities for employment and development of businesses across a range of industry sectors.

Strategies

Create a positive brand which draws on the attractiveness of the area and lifestyle to entice people and businesses' to live and work in BOD.

LEGISLATION & POLICIES:

Nil.

BUDGET AND FINANCIAL IMPLICATIONS:

Not applicable.

VOTING REQUIREMENTS:

Simple Majority.

04/22.13.4 Policy Review – LG41 – Customer Service Charter

ACTION	DECISION
PROPONENT	Council Officer
OFFICER	Manager Corporate Services – Bob Hoogland
FILE REFERENCE	002\024\007\
ASSOCIATED REPORTS AND	Draft Policy LG41 Customer Service Charter, Draft Customer
DOCUMENTS	Service Charter Procedure

OFFICER'S RECOMMENDATION:

That Policy LG41 Customer Service Charter be adopted as amended and Procedure Customer Service Charter be adopted

INTRODUCTION:

This Policy was reviewed in the context of compliance with the Local Government Act, with the requirement to record and report complaints. On that basis, the Policy was reviewed more extensively and the Policy and Procedure elements separated.

PREVIOUS COUNCIL CONSIDERATION:

Adopted 19 August 2013 – Minute 08/13.11.9.215

Amended 19 January 2015 - Minute 01/15.11.6.010

Amended 20 February 2017 - Minute 02/17.12.10.34

Amended 21 May 2018 – Minute 05/18.12.4.112

Amended 15 April 2019 – Minute 04/19.12.7.77

This matter was also considered at a recent Council Workshop

OFFICER'S REPORT:

This Policy was reviewed in the context of compliance with the Local Government Act, with the requirement to record and report complaints. On that basis, the Policy was reviewed more extensively and the Policy and Procedure elements separated. As an "outward facing" document, the Policy and Procedure have been reviewed to align with communication guidelines.

Management have reviewed the service levels based on resources and perceptions of community expectations, particularly noting a much greater reliance on communication by phone and email than in the past.

When adopted by Council, the documents will be further refined to create a replacement for the current Customer Service Charter brochure.

STRATEGIC PLAN & ANNUAL PLAN:

Strategic Plan 2017-2027

Goal

Community - To strengthen our sense of community and lifestyle through opportunities for people to connect and feel valued.

Strategy

Create an informed and involved community by developing channels of communication.

LEGISLATION & POLICIES:

Local Government Act (1993) Section 339F requires the development and review of a Customer Service Charter and provides for some of its content and its distribution. Part 4 requires review within 12 months of a local government election.

BUDGET; FUNDING AND FINANCIAL IMPLICATIONS:

Nil

VOTING REQUIREMENTS:

Simple Majority.



PROCEDURE CUSTOMER SERVICE CHARTER POLICY

DEPARTMENT:	Corporate Services	
RESPONSIBLE OFFICER:	Manager Corporate Services	
LINK TO STRATEGIC PLAN:	To Strengthen our sense of community and lifestyle through opportunities for people to connect and feel valued	
STATUTORY AUTHORITY:	Local Government Act 1993	
OBJECTIVE:	To provide responsive and consistent services to all members of the Break O'Day community and applies to all requests and complaints made by customers in relation to Council operations.	
POLICY INFORMATION:	Adopted 19 August 2013 - Minute 08/13.11.9.215 Amended 19 January 2015 - Minute 01/15.11.6.010 Amended 20 February 2017 - Minute 02/17_12.10.34 Amended 21 May 2018 - Minute 05/18.12.4.112 Amended 15 April 2019 - Minute 04/19.12.7.77	

POLICY

1. PURPOSE

This Customer Services Charter defines our commitment to how we serve our community and our expectations of how our community interact with us.

Our Customer Service Procedure sits alongside our Charter and further explains how and when we will respond to Customer Service requests, complaints and feedback. You can find this procedure with our Charter online here:

2. OUR VISION AND VALUES

Break O'Day Council's Vision and Values outline our commitment to our community. We developed these Values in collaboration with our community as part of our Strategic Plan 2017-2027, which you can find on our website.

3. OUR VISION

A naturally beautiful environment that speaks to our heart. A diverse and thriving community; a place of opportunity. A place where everyone feels safe, welcome and connected.

4. OUR VALUES

Working as a TEAM with OPEN & HONEST COMMUNICATION; we act with INTEGRITY whilst showing RESPECT and being POSITIVE and proactive in our actions.

5. WHAT WE CAN EXPECT OF EACH OTHER

5.1 What our customers can expect of us

· We will remain courteous, respectful and welcoming

POLICY # LG41 - Customer Service Charter Policy

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- We will listen to you carefully and treat you fairly, without bias or prejudice
- . We will strive to be inclusive and accessible to all
- We will strive to do our best to meet your needs to the best of our ability
- . We will be timely in our responses to you
- We will keep your personal information confidential unless you have given us permission to provide that information to others
- We will act professionally, by arriving punctually to meetings and appointments

5.2 What you can do to help us, help you

- Treat our staff, outdoor workers and other customers/community members courteously and with respect
- · Whenever possible, make an appointment with the relevant officer
- Supply accurate, complete and relevant information within agreed timeframes and as requested
- Engage and speak up about issues of concern to you using appropriate channels of contact (See Talking to Us)
- · Be mindful that your request may have a financial impact
- Remain calm if you don't get the answer you wanted We may not be able to give you
 the response you need but we will do our best to assist you
- Understand that sometimes because of legislative and statutory obligations, Council
 may not be able to comply with your request.

5.3 Talking to Us

We want to know what we are doing well and what we need to work on so we can better serve our community. When we receive feedback we will make sure it is managed fairly, promptly, sensitively and efficiently.

There are lots of ways that you can share your thoughts with us including:

- · Report an Issue using a Customer Service Request Form
- · Write to us by post or email
- Visit In Person
- Give us a call on 6376 7900
- · Send us a petition
- · Invite us to your group's meeting
- Speak to a Councillor
 - *You can find more information on how to put together a valid petition, customer service requests or feedback on our website under My Council/Customer Feedback.

6. CUSTOMER FEEDBACK

6.1 What happens once Council receives my feedback?

Your feedback is important to us. It helps us understand the needs of our community, what is working well, and where improvements can be made. We may contact you to discuss your feedback or ask for more information.

- We will do our best to respond to your feedback within 10 working days. The timing really depends on the complexity of your feedback.
- We will protect your personal information in accordance with the Personal Information Protection Act 2004. Council will not disclose your personal information to any other person or organisation unless one of the following reasons applies:
 - . You have given Council consent to do so
 - . Council is required by law or authorised to do so under a law
 - . There are grounds to believe disclosure will prevent a threat to life or health
 - . That person or organisation is providing a service to Council and is required to

POLICY # LG41 - Customer Service Charter Policy

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maintain the same or similar privacy legislation principles

 Another government agency or authority has the appropriate jurisdiction to assist with your request

6.2 When won't we respond to feedback

Council reserves the right to NOT acknowledge or respond to:

- · Feedback sent for the sole purpose of harassment
- Complainants who revisit the same issue without offering any new information for consideration
- Anonymous feedback will be considered and recorded. However without your contact details we cannot respond to your request.
- · When customers are rude and abusive to staff

7. NOT HAPPY WITH THE OUTCOME

If you are not happy with our response to your complaint you can request an internal review which will be conducted by the General Manager.

- Phone: 63767900
- Email: admin@bodc.tas.gov.au Attention: General Manager
- Mail: 32-34 Georges Bay Esplanade, St Helens, Tas, 7216

If you are still not satisfied with the outcome there are other ways to have your complaint reviewed.

You can find a list of these on our website under My Council/Customer Feedback, or you can contact our office for further information.

8. FURTHER INFORMATION

A customer service request form can be found on Council's website at My Council/Customer Feedback.

Council also has a Customer Service Procedure which outlines in detail our service level commitment to our Customers. The Local Government Act 1993, section 339F details a Council's legislative requirements when developing and publishing a Customer Service Charter. You can find this here: https://www.legislation.tas.gov.au/view/html/inforce/current/act-1993-095#GS339F@EN

9. REVIEW & MONITORING

Council will review and amend this Policy every four (4) years; or within twelve (12) months of local government elections in compliance with Section 339F of the *Local Government Act 1993*, or earlier in the event of major changes to legislation or related policies, procedures or if deemed necessary by the General Manager.



CUSTOMER SERVICE CHARTER PROCEDURE

DEPARTMENT:	Corporate Services	

RESPONSIBLE OFFICER: Corporate Services Manager

ASSOCIATED POLICY: LG41 Customer Service Charter Policy

PROCEDURE INFORMATION: Adopted

Drogsetten

1. INTRODUCTION

The Customer Service Procedure outlines what is required of Council and its officers in respect to providing good customer service.

The Customer Service Procedure sits alongside Council's Customer Service Charter to form our Customer Service Policy LG41. Together these documents are in accordance with the requirements of the *Local Government Act 1993*.

2. WHO IS A CUSTOMER

A customer is any person or organisation having dealings with the Break O'Day Council.

3. CUSTOMER SERVICE STANDARDS

Officers should strive to meet the stated response times, however there may be times where extenuating circumstances may mean this is not possible.

These circumstances could be:

- In times of emergencies;
- Limited resources (eg: staff on leave);
- A complicated request or situation.

Should there be a significant delay in Council being able to respond within expected parameters all effort will be made to inform the customer, this of course is not always possible in emergency situations.

4. COMPLAINTS & COMPLAINTS PROCEDURE

What is a complaint?

A complaint arises through dissatisfaction with a decision, level or quality of service, or behaviour of an employee, councillor or representative of Council, which can be investigated and acted upon.

What is not a complaint?

A request for service (unless there was no response to a first request for service);

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- · A request for information or explanation of a policy or procedure;
- Disagreement with a policy or procedure of Council;
- · Reports of damaged or faulty infrastructure;
- · Reports about neighbours, noise, dogs, nuisances or unauthorised building work.

Many of these issues may be considered as 'complaints' by a customer as they are unhappy about the situation and want something to be done. The actions we take to resolve many of these perceived 'complaints' are an everyday part of organisational life for a Council due to the nature of the services provided and are dealt with separately to complaints.

Procedure

A complaint can be lodged verbally by phone or in person: in writing via letter, email or through our website.

Complaints are normally dealt with by the manager of the relevant area, who will try to settle the issue as quickly as possible. Whilst most complaints can be resolved quickly, there are times when detailed investigation is required. If it will take time, we will keep the customer informed of the progress of the complaint. If the complaint is of a particularly serious or complex matter or remains unresolved, then a complaint should be made in writing to the General Manager.

Abusive Customers

Interactions with members of the community, where personal abuse or vulgar language is used, may be terminated immediately by an officer. If on a telephone, the officer will advise they are terminating the call and hang up. If face to face, the officer will walk away. If the abuse is contained in an email, the address may be blocked.

On occasion a customer may feel their issue has not been dealt with satisfactorily and it is not possible for Council officers to continue to respond; or correspondence contains personal abuse or vulgar language. In these instances, Council may decide to limit or cease responses to that person. A decision of this nature will be communicated in writing to the person.

Should a staff member feel threatened by abusive language or behaviour of a customer, the matter may be referred to the police.

5. EXPECTED REPONSE TIMEFRAMES

Officers will endeavour to meet the following timeframes for dealing with a complaint/request:

- Urgent matters within ten (10) working days.
- Non urgent matters that are not considered to be complex or where the complaint is to be investigated under an internal review mechanism – within thirty (30) days.
- Complex matters or where the complaint is to be investigated under an external review mechanism – within forty five (45) days.

6. CUSTOMER SERVICE STANDARDS

SERVICE	OUR STANDARD	
Answering your telephone call	Within three (3) rings where possible	

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Returning your call	Within one to two (1-2) working days	
General requests/correspondence	Respond within ten (10) working days	
Keeping the customer informed	Council will use social media to advise of any delay in our service commitment within one (1) working day	
Job Applications	All applications for advertised positions of Council will be acknowledged within three (3) working days of the closing date for applications and unsuccessful applicants advised as soon as a decision has been finalised	
Planning & building enquiries	By phone and email: General enquiries within five (5) working days Technical enquiries within ten (10) working days	
Missed visits	Home/site visits are generally pre-arranged. We will leave information and with contact details if we call to your residence and you are not at home – 100% of the time	
Urgent Requests Eg: Dogs, Draínage, Roads & Footpaths	We will respond as soon as possible based on the urgency of the matter.	
Environmental health – food and water quality complaint	Within five (5) working days	
Safety matter that places any member of the community at risk	Immediate	
Noise complaint	Within five (5) working days	
Waste collection (wheelie bins missed)	Acknowledge & commence investigation within two (2) working days, advise proposed response/resolution within 4 working days	
Dumped rubbish on Council land	Within five (5) working days	
If Council is unable to provide the service required, we will endeavour to refer the customer to an appropriate service provider.	100% of the time	

7. REVIEW PROCESS

Internal Review

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Break O'Day Council has a Decision Review Procedure that outlines what a customer can do if they disagree with a Council decision.

External Review

If all avenues within Council have been exhausted and the customer feels that their complaint has not been dealt with in an appropriate manner they can contact an external organisation who may be able to assist. These include:

- The Ombudsman
- The Director of Local Government.
- Integrity Commission

04/22.13.5 Adoption of 2022/2023 Schedule of Fees & Charges

ACTION	DECISION
PROPONENT	Council Officer
OFFICER	Bob Hoogland, Manager Corporate Services
FILE REFERENCE	018\017\004\
ASSOCIATED REPORTS AND	Draft Schedule of Fees & Charges 2022/2023
DOCUMENTS	

OFFICER'S RECOMMENDATION:

That Council adopt the Schedule of Fees & Charges 2022/2023 as presented.

INTRODUCTION:

Council's Schedule of Fees & Charges is reviewed annually as part of the budget adoption process.

PREVIOUS COUNCIL CONSIDERATION:

The Schedule of Fees & Charges is reviewed and adopted annually; this draft for 2022/2023 was considered at a recent Council Workshop.

OFFICER'S REPORT:

Council's Schedule of Fees & Charges is adopted annually as part of the budget adoption process.

In general, Council seeks to recover costs on a "user pays" basis, balancing this against perception of "capacity to pay", in achieving the objectives of the Strategic and Annual Plans.

In this context, fees are generally increased slightly each year to keep pace with CPI to avoid large increases in any one (1) year. However, some charges make more sense if increased by slightly larger amounts periodically due to the requirement to change signs, or tickets.

Some charges, however, can increase significantly if Council's underlying costs increase significantly as has been the case with waste disposal costs/charges, particularly relating to the implementation last year of a state government levy with annual increases.

The main changes in this year Fees and Charges are in Waste Management, Development Services and Dog Control.

Below is a summary of changes for 2022/2023.

Planning and Building

- As the Building Administration fee is \$160.00 we have used this as a base rate for all administrative functions across Development Services.
- In January Council Meeting Councillors agreed to the increase of fees to final plans and sealing for Strata Developments. The Subdivision Fees have now increased to line up with this.

- The Minimum fee for Building Services Certificates has been reviewed allowing for up to 100m² as our basis fee removing the up to 50m².
- Please note the Minor amendment fee at cost for a RMPAT decision now informs the applicant that they are liable for the legal fees and costs associated.

Animal Control

Fees for Dog Control have increased by 3%.

Engineering Fees

- Cemeteries Site and Reservation Fees have increased by 3%.
- Waste Transfer fees have increased taking into account CPI (consumer price index) increases from contractors, higher fuel prices and the waste levy increases from \$7.50 per tonne to \$20.00 per tonne.

Previous consideration of inert waste (that is builders waste) indicated that the state government levy may not apply. However, it has been clarified that the levy is applicable to inert waste and therefore a very significant increase is required. This was noted at the Council Workshop but the specific amount was not provided. The increase from \$17 to \$40 per m³ represents a partial recovery of the anticipated government levy.

STRATEGIC PLAN & ANNUAL PLAN:

Strategic Plan 2017 - 2027

Goal

Services - To have access to quality services that are responsive to the changing needs of the community and lead to improved health, education and employment outcomes.

Strategies

Ensure Council services support the betterment of the community while balancing statutory requirements with community and customer needs.

LEGISLATION & POLICIES:

Section 205 of the Local Government Act 1993.

BUDGET; FUNDING AND FINANCIAL IMPLICATIONS:

As identified in the Fees and Charges – this is part of the budget process.

VOTING REQUIREMENTS:

Absolute Majority.



Fees & Charges 2022-2023



Adopted 28 June 2021

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(All fees listed below are inclusive of GST where applicable, *Indicates GST free/exempt items)

Photocopying

	Per A4 page	\$0,50
Black & White	Per A4 page double sided	\$0.70
black & White	Per A3 page	\$0.80
	Per A3 page double sided	\$1.00
	Copies in excess of 500 (per A4 sheet)	\$0.25
Bulk Runs	Copies in excess of 500 (per A4 sheet double sided)	\$0.35
	Copies in excess of 500 (per A3 sheet)	\$0.45
Binding	1 Plastic Sheet + Comb (bound by Council staff) per copy	POA
Colour Photocopying	Per A4 page	\$3.00
Colour Photocopying	Per A3 page	\$4.00
Laminating	Per A4 page	\$4.00
Laminating	Per A3 page	\$5.00
Council Agenda & Minutes	Printed copy	Free of Charge
Planning	Planning Scheme Ordinance	\$60.00*

Note: Photocopy charges apply to all organisations and individuals, unless they have prior approval from Council for such in-kind support. This must be requested on at least an annual basis. Coloured paper is not available for purchase, and if required is to be supplied by the individual/organisations.

Right to Information

Fees are set as per the Right to Information Act 2009, these fees are listed as a reference only. The Right to Information Act 2009 replaces the Freedom of Information Act 1991 and therefore the associated fees have altered accordingly. There is now one (1) flat fee for these requests and no other expenses are incurred as with the Freedom of Information requests.

Per application (except where excluded under the Act).

The fee is based on 25 fee units@ \$1.70 at the 1 July 2022

Search of Public Information

S.132 Certificates	Application fee (30 fee units @ \$1.70 at the 1 July 2022)	\$51.00*
S.337 Certificates	Application fee (132.5 fee units @ \$1.70 at the 1 July 2022)	\$225.25*

Goods left on Council Controlled Land

Collection Fee	\$20.00*
Storage Fee – per week or part there of	\$20.00*

Note: Additional costs associated with transport or handling to be recovered at cost.

FACILITIES HIRE

FACILITY HIRE BOOKING FEE - \$25.

This fee is a non-waiver/non-refundable booking fee that is to be paid on ALL bookings (fee waivers may be requested, however, this fee is still payable).

Bonds - All Facilities

	Whether Full Day or Part Day
Portland Hall – General Use	\$210.00*
Portland Hall – Where liquor is consumed	\$315.00*
St Marys Hall – General Use	\$210.00*
St Marys Hall – Where liquor is consumed	\$315.00*
St Marys Hall & Kitchen	\$400.00*
Sports & Recreation Grounds – All Facilities	\$315.00*
St Helens Foreshore	\$400.00*
St Helens Council Chambers	\$315.00*
Fingal Recreation Ground – General Use	\$210.00*
Fingal Recreation Ground – Where liquor is consumed	\$315.00*

Note: Hirers are required to set up the facility including chairs as they see fit. Setup is not included in the charges listed below.

Not for Profit Organisations

	Full Day	Half Day (Max. 4 hours)	Per Hour
Hall Only – Day	\$65.00	\$40.00	\$20.00
Hall Only - Night	\$110.00	\$80.00	\$20.00
Hall Only - Day AND Night	\$160.00	N/A	N/A
Portland Hall Kitchen - Day AND Night	\$45.00	\$25.00	N/A
St Marys Hall Kitchen - Day AND Night	\$45.00	\$25.00	N/A
Fingal Recreation Building - Kitchen - Day AND Night	\$45.00	\$25,00	N/A
Memorial Services		Nil	Nil

Private Functions and Other Non-Commercially Trading Organisations

	Full Day	Half Day (4 hours or less)
Hall Only – Day	\$180.00	\$85.00
Hall Only - Night	\$220.00	\$105.00
Hall Only - Day AND Night	\$380.00	N/A
Portland Hall Kitchen – Day AND Night	\$75.00	\$70.00
St Marys Hall Kitchen - Day AND Night	\$75.00	\$70.00
Fingal Recreation Building - Kitchen - Day AND Night	\$75.00	\$70.00

FACILITIES HIRE - Continued

Commercially Trading Organisations (Sale of Goods)

	Full Day	Half Day (4 hours or less)
Hall Only – Day	\$3,000.00	\$1,500.00
Hall Only - Night	\$2,200.00	\$1,100.00

Miscellaneous

\$20.00 per day

St Helens Council Chambers (Day use ONLY)

Court Sittings	\$350.00
Other Organisations	\$230.00

Sport/Recreation Grounds

Bulk Camping Fees – by arrangement with Council (more than 10 users)		POA
Hire of Sports Grounds (ovals, fields, etc)	Per hour	\$12.00
Kitchen	Per day	\$35.00
Foreshore	Per day	\$115.00
Foreshore/Sports Ground Power	Per day/Per site	\$16.00

St Helens Sports Complex only

Note: The fees listed below apply to the St Helens Sports Centre Only (Bulk Users Excluded)

Toilets Only	Per day	\$35.00
Showers and Toilets Only	Per day	\$70.00
Sports Complex Building (no amenities)	Per day	\$20.00
Sports Complex Building (including amenities)	Per day	\$90.00
Bond – alcohol free events	\$210.00	
Bond – licenced events	\$315.00	

Community Hire Equipment

Community BBQ Trailer – Community Groups	Daily usage	\$45.00
	Bond	\$300.00*
a service of the service	Daily usage	\$150.00
Community BBQ Trailer – Commercial/Private Hire	Bond	\$300.00*
Camera and Sound Recording Equipment	Bond	\$500.00
	All Day Hire	\$100.00
	Half Day Hire	\$50.00
Sand Chair Hire	Bond	\$40.00

FACILITIES HIRE - Continued

Multipurpose Stadium

	7		Day Rate		Vight Rate
		1 Court	2 Court	1 Court	2 Court
Sports (Team)					
	Casual Hire	\$28.80	\$48.00	\$36.00	\$60.00
	Regular User	\$25.92	\$43.20	\$32.40	\$54.00
	Key User Hire	\$23.04	\$38.40	\$28.80	\$48.00
Sports (Individ	ual/Doubles)				
	Casual Hire	\$14.40	\$24.00	\$18.00	\$30.00
	Regular User	\$12.96	\$21.60	\$16.20	\$27.00
	Key User Hire	\$11.52	\$19.20	\$14.40	\$24.00
Community Ac	tivities				
	Casual Hire	\$23.04	\$38.40	\$28.80	\$48.00
	Regular User	\$20.74	\$34.56	\$25.92	\$43.20
	Key User Hire	\$18.43	\$30.72	\$23.04	\$38.40
Events					
	Casual Hire	\$57.60	\$96.00	\$72.00	\$120.00
Day Rate (8 Ho	ours)				\$500.00
Equipment	Tennant Walk Behind Scrubbe	r Machine		\$120.00	per hour
FACILITY HII	RE FEES				
Change Room	Per Booking and Room		1		\$10.00

Open Space at Flagstaff Trail Head

Non-Waiverable and Non-Refundable Administration Fee: Bond The Bond is the same for all bookings no matter what the time frame and will be refunded following an inspection of the area after completion of the event/activity		\$25.00 \$315.00
	½ Day (4 hours)	\$30.00
	Full Day (8 hours)	\$60.00
Powered Site	Per hour	\$12.00
	½ Day (4 hours)	\$36.00
	Full Day (8 hours)	\$72.00
Skills Training/Activation Area	Per hour	\$15.00
	½ Day (4 hours)	\$45.00
	Full Day (8 hours)	\$90,00

ENGINEERING SERVICES

Waste Transfer Stations

DOMESTIC		
	Garbage Bag	\$3.00
–General Household Garbage	Car Boot	\$6.00
	Station Wagon, Trailer without cage or Utility	\$11.00
	Trailer with Cage	\$15.00
	Tandem Trailer or small Truck	\$18.00
	Car Boot	\$4.00
All Clean Green Waste – Domestic &	Station Wagon, Trailer without cage or Utility	\$8.00
Commercial	Trailer With Cage	\$10.00
	Tandem Trailer or small Truck	\$15.00
Domestic Waste 140L Wheelie Bin (maxii		\$6.00
Domestic Waste 240L Wheelie Bin (maxin		\$9.00
COMMERCIAL	num 5 bagaj	\$5.00
0.02 * 11*11*10*10*2*1 / 12*		400.00
Commercial Business Waste		\$30.00
Bulk Waste Scamander WTS		\$168.00 per tonne
Asbestos Removal Scamander WTS		\$60.00 m ³
OTHER		
Motorcycle and car tyres		\$6.50 each
Light truck/4WD tyres		\$12.50 each
Truck and larger tyres	1	\$27.00 each
Tractor tyres		\$37.00 each
General Builders Waste & Rubble (includi timber gyprock etc)	ng bricks, gravel, treated & untreated	\$40.00 m ³
Clean Fill Material		\$8.00 m ³
Unsecured loads (additional charge)		\$7.00 each
Replacement Wheelie Bin - 140L		\$70.00 each*
Replacement Wheelie Bin - 240L		\$80.00 each*
Delivery fee for change of bin requiremen	nts including replacement of lost or stolen	\$30.00
Mattresses Double/Queen/King		\$20.00 each
Mattresses Single		\$10.00 each
The three brings	Single Seat	\$9.00
Sofa	2 or 3 Seat	\$20.00
2014	Large Modular	\$30.00
Laminated Furniture (desks, wardrobes, b		\$30.00
RECYCLABLE MATERIAL	outh compared on caphicity	, , , , , , , , , , , , , , , , , , ,
		FREE
Separated Recycling Material	(annual about 400 annual transport	FREE
Tree lopping material requiring chipping (\$14.00 m ³
Heavy stumps and oversized timber (greater than 1500mm diameter)		\$25.00 m ³
Polystyrene Packaging Material		FREE
Gas Cylinders (Fully Degassed)		FREE
Triple Rinsed Chemical Containers (Drum	Muster Endorsed)	FREE
Car Batteries	Name of the Art	FREE
E Waste (TV's, computers, printers, game		FREE
Car Bodies/Scrap Steel – St Marys, Scama	nder & St Helens	FREE
Fridge/Freezer Disposal		\$20.00
Other White Goods		FREE
Fuel Disposal (Petrol, Diesel, Coolant)		\$1.00 per litre
Waste Oil		FREE

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Mulch Fees - St Helens WTS

GREEN WASTE MULCH	
Double shredded green waste mulch available for sale	\$25.00m3
Single shredded green waste mulch available for sale	\$12,50m3

Engineering Services - Stormwater Connections

Stormwater connection to kerb and gutter	POA
Stormwater connection to piped drain	POA
All other stormwater connections	POA

Engineering Services – Assessment of Public Works

Assessment of plans and final inspection.	\$793.00* for up to 3 lots, additional \$5.20 per lot
Inspections of failed works	\$110.00
Additional Inspections	\$110.00

Note: Public works are defined as any works that council is obliged to maintain for the community and include roads, footpaths, drainage (both underground and surface), landscaping, parks and public buildings

Engineering Services - Other Fees

Supply of Traffic Counts, per count, if current data is already available	\$50.00
Supply of Traffic Counts, per count, if data must be obtained	POA
Works Permit / New Crossover Application Fee / Application to Open Road (Includes post inspection fee)	\$220.00
Additional Inspection Fees	\$110.00
Location Charges (during business hours)	\$110.00

Road Work

Road & Footpath Reinstatement	POA
Footpath and Driveway Construction	POA
Stormwater Works	POA

Aerodrome Landing Fees

To apply to General Aviation (GA) landings	\$11.00 per tonne
Non General Aviation (GA) landings	No charge
Airport Hangar Hire/Lease	POA depending on size

Cemeteries - Site & Reservation Fees

Land Lawn Cemetery	\$206.00
Graveyard Land 2.4m x 1.2m	\$206.00
Land - Child (Birth to 5 years)	Nil
Columbarium Wall	\$92.70

Cemeteries - Grave Digging

	Monday to Friday	\$1163.90
	Saturday, Sunday and Public Holidays	POA
Lawn Cemetery	All days (including public holidays) – Children Birth to 5 years	NIL
	Monday to Friday	\$319.30
Askes Busin	Saturday, Sunday and Public Holidays	POA
Ashes Burial	All days (including public holidays) – Children Birth to 5 years	NIL
	Monday to Friday	\$1287.50
Other Cemeteries (including old sites requiring manual excavation)	Saturday, Sunday and Public Holidays	POA
	All days (including public holidays) – Children Birth to 5 years	NIL

Cemeteries - Miscellaneous

Exhumation	POA
Re-interment	POA
Fee for re-opening grave	POA
Fee for constructing cement layer	POA

DEVELOPMENT SERVICES - Planning

New Development (Buildings)

Review of application where No Permit Required	Administration Fee	\$160.00
Advertising Fee	If applicable	\$400.00*
	Use and/or Development (Class 7 and Class 10 Buildings, Signs, Demolition)	\$200.00*
Permitted Use/Discretionary Use	Use and/or Development (Other excluding subdivision)	\$2 per \$1,000 of assessment value Min \$350, Max \$30,000 Note: Development Exceeding a Fee Value in excess of \$30,000 will be quoted by Council upon application.
ILLEGAL WORKS - RETROSPECTIVE PLANNING APPROVAL		Double the relevant application fee
Development Proposed Within Flood Hazard Category 1 & 2		Double the relevant application fee
Development Proposed Within Flood Hazard Category 3 and Above		Double the relevant application fee + Associated Cost of Peer Review

New Development (Subdivision/Adjustment)

SUBDIVISION Application Fee	\$500.00* + \$150.00* per lot
BOUNDARY ADJUSTMENT Application Fee	\$250.00*
Development Proposed Within Flood Hazard Category 1 & 2	Double the relevant application fee
Development Proposed Within Flood Hazard Category 3 and Above	Double the relevant application fee + Associated Cost of Peer Review

New Development (Other)

Level 1 Activity EMPCA 1993		\$1,100.00*
Level 2 Activity EMPCA 1993		\$1,300.00*
Fence (Where not exempt)		\$75.00*
	Up to \$25,000	\$80.00*
	\$25,001 to \$100,000	\$150.00*
Application where buildings do	\$100,001 to \$250,000	\$385.00*
	\$250,001 to \$499,999	\$775.00*
not form a major part of the Development	Where project cost exceeds \$500,000	\$1,500.00* plus \$2 per \$1,000 over \$500,000 to a max \$30,000 Note: Development Exceeding a Fee Value in excess of \$30,000 will be quoted by Council upon application.

DEVELOPMENT SERVICES - Planning - Continued

New Development (Other)

CHANGE OF USE (for all classes of building or use of site)	Plus fee for any new work associated with application. Change of Use Application fee set by State Government.	\$250,00*
Development Proposed Within Flo	od Hazard Category 3 and Above	Double the relevant application fee + Associated cost of peer review

Plan - Examination & Sealing

Examination and sealing of final plan of Survey	\$500.00* +\$150.00* per lot	
Application Fee for Each Stage (Staged Strata Scheme)	\$350.00 per stage	
Petition to amend a Sealed Plan – Full Fee	\$650.00*	
Petition to amend a Sealed Plan (if all parties to the Plan have signed the petition)	\$330.00*	

Sundry Planning Fees

Extension - application for permit	extension	\$160.00*
Minor amendment - application to amend a Section 58 Permit		\$160.00*
Minor amendment - application	to amend a Section 57 Permit	\$350.00*
Minor amendment – application RMPAT decision	to amend a Section 57/Section 58 requiring	At cost + associated legal fees incurred by council
Adhesion order - application for i	ssue of an adhesion order	\$210.00*
Part 5 agreement – processing ar LUPAA	d sealing of a Part 5 agreement - s. 70 of	\$400.00*
Scheme amendment - application scheme and processing fee after	n for amendment to Break O'Day planning council approval to proceed	Cost to be negotiated with Applicant upon receipt of Valid Application*
	in accordance with s.57a of LUPAA or any council in order to determine a planning	\$250.00* per mediation meeting
Cash in Lieu of car parking - per of	ar parking space	\$6,000.00*
Collection of impounded sign	s48(a) of the Land Use Planning & Approvals Act 1993	\$120.00* per sign

Statutory Advertising & Administration

Dan Trans	Level 2 Activity Application	At cost
Advertising	Application for amendment to the Break O'Day Planning Scheme two adverts required	At cost

DEVELOPMENT SERVICES - Planning - Continued

Refunds/Remissions - Application withdrawn

Diameter France	Requests for additional information have not been made	75%
Planning Fees	Requests for additional information have been made	25%
Advertising Fees	Not commenced	100% less \$25.00 admin fee
Application Fee	Project of Regional Significance <u>WHEN</u> declared by Minister	50%
Applications for de Managed by Coun	evelopment by a Community Group on Land Owned or	100%

DEVELOPMENT SERVICES - Building

Building Surveying Charges – Category 3 and 4 Buildings

	Up to 100m ² & internal alterations & demolition	\$320.00
Certificate of Likely Compliance – NOT INCLUDING INSPECTIONS	101 m ² to 200 m ²	\$450.00
NOT INCLUDING INSPECTIONS	201m² to 200m²	\$450.00
	Greater than 301m ²	\$800.00
CLASS 10A Structures (garage/carp	ort/deck/pergola/retaining wall/mas	The state of the s
	Up to 100m² including minor structures and pools	\$160.00
Certificate of Likely Compliance – NOT INCLUDING INSPECTIONS	101 m ² to 200 m ²	\$245.00
	201m ² to 300m ²	\$380.00
	Greater than 301m ²	\$450.00
All New - CLASS 10A Kit Sheds		
Certificate of Likely Compliance – NOT INCLUDING INSPECTIONS	All Sizes	\$250.00
Other Classes up to 2000m² (shop,	office, warehouse, industrial buildin	gs, assembly buildings schools, etc)
	Up to 100m ²	\$620.00
Certificate of Likely Compliance –	101m² to 200m²	\$850.00
NOT INCLUDING INSPECTIONS	201 m ² to 300 m ²	\$1,200.00
	Greater than 301m ²	Quoted at time of applications

DEVELOPMENT SERVICES - Building - Continued

Inspections

Class 1A - Change of Use (Minimum of two (2) inspections)	
Class 1A & 10A - Building Inspections	
(Minimum of five (5) for class 1-9)	\$140.00+ per inspection
(Minimum of two (2) for Class 10A)	
Additional inspections required will be charged prior to issue of	
Completion Certificates	

Miscellaneous

Search for property information (Non-Refundable)	\$30.00
Staged Building Permit Fee		As per associated administration fee
Temporary Occupancy Permit	Annually to maximum of 3 years	\$150.00*
Re-activation of file (expired	Reassessment required	Assessment and inspection fees as per fee schedule + \$35.00 for each certificate required
building/plumbing permit)	Reassessment not required	\$150.00 + \$35.00 for each certificate required & required inspections

Extension to Building Permit – All Classes

1st Year	\$150.00*
	Increase of \$50.00* per year over
Subsequent Years	previous year
	Capped at \$500.00

Building Certificates

Class 10A Structures (Includes Inspection & Administration Costs)	\$180.00
Class 1A Structures (Includes Inspection & Administration Costs)	\$300.00
Commercial Occupancy Permit & Schedule of Health and Safety	\$350.00
Features	\$350.00

State Government Levies

Industry Training Levy	Over \$20,000	0.20%* of project cost
Building Administration Fee Levy	Over \$20,000	0.10%* of project cost

DEVELOPMENT SERVICES - Building - Continued

Amendments

Minor Amendment	Not requiring a reassessment	\$160.00
Amendment to Building Per	mit & Certificate of Likely Compliance	Fees applicable to Certificate type (eg. Certificate of Likely Compliance) + Applicable Administration Fee

Administration and Notifiable Works and Lodgment fee

Administration – Category 1	Nil	
Administration - Category 2	Ni	
Administration - Category 3	\$160.00*	
Administration - Category 4	Refer to Permit Authority Charges	

Administration – Privately Certified Applications Only

Administration – Category 1	Nil
Administration – Category 2	Nil
Administration – Category 3	\$160.00*
Administration – Category 4	\$160.00*

BUILDING SERVICES - PLUMBING - DOMESTIC & WASTE WATER

Domestic Certificate of Likely Compliance Plumbing (Category 3 & 4 plumbing works)

	Up to 50m ² & Class 10 & Demolition	\$260.00*
Plumbing Permit/Assessment -	51m ² to 100m ²	\$365.00*
ALL PRICES INCLUDE INSPECTIONS	101m² to 200m²	\$460.00*
	201m ² to 300m ²	\$560.00
	Greater than 301m ²	\$650.00*
Waste Water Assessment and Approvals (Septic Tanks, AWTS etc)	All Sizes	\$150.00*

BUILDING SERVICES – PLUMBING – COMMERCIAL

Commercial Certificate of Likely Compliance Plumbing (Category 3 & 4 plumbing works)

Plumbing Permit/Assessment – ALL PRICES INCLUDE INSPECTIONS	Up to 50m ²	\$520.00*
	51m ² to 100m ²	\$730.00*
	101m ² to 200m ²	\$940.00*
	201m ² to 300m ²	\$1,260.00*
	Greater than 301m ²	Quoted at time of application

BUILDING SERVICES – PERMIT AUTHORITY

Permit Authority Charges – Building & Plumbing Only (Category 4 only)

LEGALISATION OF ILLEGAL STRU DOUBLE THE FEE FOR AN ILLEGA	CTURES – AL STRUCTURE, THAT IS, THE CHARGI	E IDENTIFIED BELOW PLUS 100%
CLASS 1A Structures (new dwelling dwelling to B&B)	ng/dwelling additions & alterations, c	hange of use (garage to dwelling and
Building & Plumbing Permit	All sizes	\$320.00
CLASS 10A Structures (garage/ca	rport/deck/pergola/retaining wall/ma	ast/fence/pool & demolition works)
Building & Demolition Permit	All sizes	\$160.00
Other Classes up to 2000m2 (sho	p, office, warehouse, industrial buildi	ngs, assembly buildings schools, etc)
Building & Plumbing Permit	All sizes	\$350.00

ENVIRONMENTAL HEALTH

Licences, Certificates, Permits

	High Risk - P1	\$350.00*
Food Business (Mobile or	Medium Risk – P2	\$200.00*
Premises)	Low Risk – P3	\$100.00*
	Notifiable - P3N & P4	\$30.00*
Food Business – Not for Profit Community Group	All levels	Nil
	Period not exceeding ten consecutive (10) days	\$30.00
Temporary Food Registration	Period not exceeding ten consecutive (10) days – not for profit community groups	Ni
Food Sampling		\$50.00 + Cost of Analysis if applicable
Assessment of Plans for Comm	ercial Kitchen (Form 49)	\$100.00*
Occupancy Permit for Commer	cial Kitchen (Form 50)	\$100.00*
Place of Assembly	Licence application for a mass outdoor public event	\$50.00*
	Not for profit organisations	Nil
	Public	\$50.00 + Cost of Analysis if applicable
Sampling of Swimming Pools/Spa Baths	Public – Resamples	\$100.00 + Cost of Analysis if applicable
	Public not for profit organisations	Cost of Analysis
Water Cartage	Application/Renewal	\$30.00*
Public Health Risk Activities	Licence	\$100.00*
Public Health Risk Activities	Renewal	\$100.00*
Private Water Suppliers Registration	Application / Renewal	\$30.00*
Caravan Licence		\$260.00* per year and pro- rata charge for new applications
	Abatement costs associated with non- compliance	Cost of Works + \$150.00
Nuisance	Administration costs associated with non-compliance	\$160.00 first hour (minimum fee); \$80.00 per hour or part thereof thereafter, plus compliance costs
Permit for Burial of Human Rer	mains on Private Land	\$200.00*
Environmental Protection Notices	Investigation, issuing and management charges	\$160.00 per hour or part thereof

ANIMAL CONTROL

Registration Type

	IF PAID PRIOR TO 30 JUNE 2022	IF PAID AFTER 30 JUNE 2022
Entire Dog	\$46.35*	\$66.95
Entire Dog - Pensioner**	\$20.60*	\$30,90
De-sexed Dog	\$25.75*	\$36.05*
De-sexed Dog – Pensioner**	\$12.35*	\$15.45
Newly Registered Dog	As above	Pro-rata of full rate
Approved Assistance Dogs - Guide/Hearing	Nil	Nil
Registered Breeding Dog	\$31.95*	\$38.10
Approved Working Dog	\$20.60*	\$36.05*
Declared Dangerous Dog	\$257.50*	\$309.00*

NOTE: **One (1) dog per property on Pensioner Rate. (Pension and Health Care card)

Impounding

First Impoundment Subsequent Impoundment		\$51.50* Previous impoundment fee +\$51.50*	
Purchase of unclaimed dog **		\$25.75 + registration fe	
Microchip implanting of impounded/unclaimed dog (if not already chipped)		At cost	
Out of hours release fee ***	Original owner	\$257.50*	

NOTE: ** Refundable if returned within two (2) weeks.

ALL FEES MUST BE PAID IN FULL PRIOR TO RELEASE OF ANY DOG

Kennel Licence

Kennel licence application fee	More than 2 dogs or 4 working dogs	\$72.10
Kennel licence renewal fee (Applies to working and non-working dogs)		\$51.50*

Miscellaneous

Replacement Registration Tag		\$5.15*
Dangerous Dog	Collar	\$25.75
	Sign	Cost Price
Dog Waste Bags	Roll	\$15.45



Fees & Charges 2021-20222022-2023



Adopted 28 June 2021

from the mountains to the sea | www.bodc.tas.gov.au

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Commercial Certificate of Likely Compliance Plumbing (Category 3 & 4 plumbing works)
BUILDING SERVICES - PERMIT AUTHORITY 181817
Permit Authority Charges - Building & Plumbing Only (Category 4 only)
Building & Plumbing Permit 181817
CLASS 10A Structures (garage/carport/deck/pergola/retaining wall/mast/fence/pool and demolition works)
ENVIRONMENTAL HEALTH 191918
Licences, Certificates, Permits
ANIMAL CONTROL 202019
Registration Type
Impounding 202019
Out of hours release fee *** 202019
Original owner
Kennel Licence 202019
Miscellaneous 202019

ADMINISTRATION

(All fees listed below are inclusive of GST where applicable, *Indicates GST free/exempt items)

Photocopying

Black & White	Per A4 page	\$0.50
	Per A4 page double sided	\$0.70
Black & White	Per A3 page	\$0.80
	Per A3 page double sided	\$1.00
	Copies in excess of 500 (per A4 sheet)	\$0.25
Bulk Runs	Copies in excess of 500 (per A4 sheet double sided)	\$0.35
	Copies in excess of 500 (per A3 sheet)	\$0.45
Binding	1 Plastic Sheet + Comb (bound by Council staff) per copy	POA
Calaire Bhakasaninha	Per A4 page	\$3.00
Colour Photocopying	Per A3 page	\$4.00
Laminating	Per A4 page	\$4.00
Laminating	Per A3 page	\$5.00
Council Agenda & Minutes	Printed copy	Free of Charge
Council Agenda & Minutes	CD version	Free of Charge
Planning	Planning Scheme Ordinance	\$40,00\$60.00*

Note: Photocopy charges apply to all organisations and individuals, unless they have prior approval from Council for such in-kind support. This must be requested on at least an annual basis. Coloured paper is not available for purchase, and if required is to be supplied by the individual/organisations.

Right to Information

Fees are set as per the Right to Information Act 2009, these fees are listed as a reference only. The Right to Information Act 2009 replaces the Freedom of Information Act 1991 and therefore the associated fees have altered accordingly. There is now one (1) flat fee for these requests and no other expenses are incurred as with the Freedom of Information requests.

Per application (except where excluded under the Act). The fee is based on 25 fee units@ \$1. 65.70 at the 1 July 2021 2022	\$41,2542.50*	F

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Search of Public Information

S.132 Certificates	Application fee (30 fee units @ \$1.6570 at the 1 July 20212022)	\$49.5051.00*	Formatted: Not Highlight	
5.337 Certificates	Application fee (132.5 fee units @ \$1.65-70 at the 1 July 20242022)	\$218.62225.25*	Formatted: Not Highlight	
Goods left on Council Controlled Land		N.	Formatted: Not Highlight	
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Collection Fee		\$20.00*		

Storage Fee – per week or part there of

Note: Additional costs associated with transport or handling to be recovered at cost.

\$20.00*

FACILITIES HIRE

FACILITY HIRE BOOKING FEE - \$25.

This fee is a non-waiver/non-refundable booking fee that is to be paid on ALL bookings (fee waivers may be requested, however, this fee is still payable).

Bonds - All Facilities

	Whether Full Day or Part Day
Portland Hall – General Use	\$210.00*
Portland Hall – Where liquor is consumed	\$315.00*
St Marys Hall – General Use	\$210.00*
St Marys Hall – Where liquor is consumed	\$315.00*
St Marys Hall & Kitchen	\$400.00*
Sports & Recreation Grounds – All Facilities	\$315.00*
St Helens Foreshore	\$400.00*
St Helens Council Chambers	\$315.00*
Fingal Recreation Ground – General Use	\$210.00*
Fingal Recreation Ground - Where liquor is consumed	\$315.00*

Note: Hirers are required to set up the facility including chairs as they see fit. Setup is not included in the charges listed below.

Not for Profit Organisations

	Full Day	(Max. 4 hours)	Per Hour
Hall Only – Day	\$65.00	\$40.00	\$20.00
Hall Only - Night	\$110.00	\$80.00	\$20.00
Hall Only - Day AND Night	\$160.00	N/A	N/A
Portland Hall Kitchen - Day AND Night	\$45.00	\$25.00	N/A
St Marys Hall Kitchen – Day AND Night	\$45.00	\$25.00	N/A
Fingal Recreation Building - Kitchen - Day AND Night	\$45.00	\$25.00	N/A
Memorial Services		NII	NII

Private Functions and Other Non-Commercially Trading Organisations

	Full Day	(4 hours or less)
Hall Only – Day	\$180.00	\$85.00
Hall Only - Night	\$220.00	\$105.00
Hall Only – Day AND Night	\$380.00	N/A
Portland Hall Kitchen – Day AND Night	\$75.00	\$70.00
St Marys Hall Kitchen – Day AND Night	\$75.00	\$70.00
Fingal Recreation Building - Kitchen - Day AND Night	\$75.00	\$70.00

FACILITIES HIRE - Continued

Commercially Trading Organisations (Sale of Goods)

	Full Day	(4 hours or less)
Hall Only - Day	\$3,000.00	\$1,500.00
Hall Only - Night	\$2,200.00	\$1,100.00

Miscellaneous

Public Liability – see hirers agreement (if required)	\$20.00 per day

St Helens Council Chambers (Day use ONLY)

Court Sittings	\$350.00
Other Organisations	\$230.00

Sport/Recreation Grounds

Bulk Camping Fees - by arrangement with Council (more than 10 users)		POA
Hire of Sports Grounds (ovals, fields, etc)	Per hour	\$12.00
Kitchen	Per day	\$35.00
Foreshore	Per day	\$115.00
Foreshore/Sports Ground Power	Per day/Per site	\$16.00

St Helens Sports Complex only

Note: The fees listed below apply to the St Helens Sports Centre Only (Bulk Users Excluded)

Toilets Only	Per day	\$35.00
Showers and Toilets Only	Per day	\$70.00
Sports Complex Building (no amenities)	Per day	\$20.00
Sports Complex Building (including amenities)	Per day	\$90.00
Bond – alcohol free events	\$210.00	
Bond – licenced events	\$315.00	

Community Trailer Hire Equipment

Community BBQ Trailer – Community Groups	Daily usage	\$45.00
	Bond	\$300.00*
	Daily usage	\$150.00
Community BBQ Trailer – Commercial/Private Hire	Bond	\$300.00*
Camera and Sound Recording Equipment	Bond	\$500.00
	All Day Hire	\$100.00
	Half Day Hire	\$50.00-
Sand Chair Hire	Bond	\$40.00

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FACILITIES HIRE - Continued

Multipurpose Stadium

			Day Rate	P	light Rate
		1 Court	2 Court	1 Court	2 Court
Sports (Team)					-
	Casual Hire	\$28.80	\$48.00	\$36.00	\$60.00
	Regular User	\$25.92	\$43.20	\$32.40	\$54.00
	Key User Hire	\$23.04	\$38.40	\$28.80	\$48.00
Sports (Individ	ual/Doubles)				
	Casual Hire	\$14.40	\$24.00	\$18.00	\$30.00
	Regular User	\$12.96	\$21.60	\$16.20	\$27.00
	Key User Hire	\$11.52	\$19.20	\$14.40	\$24.00
Community Ac	tivities				
	Casual Hire	\$23.04	\$38.40	\$28.80	\$48.00
	Regular User	\$20.74	\$34.56	\$25.92	\$43.20
	Key User Hire	\$18.43	\$30.72	\$23.04	\$38.40
Events					
	Casual Hire	\$57.60	\$96.00	\$72.00	\$120.00
Day Rate (8 Ho	ours)				\$500.00
Equipment	uipment Tennant Walk Behind Scrubber Machine		\$120.00	per hou	
FACILITY HII	RE FEES				
Change Room	Per Booking and Room		- 11		\$10.00

Open Space at Flagstaff Trail Head

Non-Waiverable and Non-Refundable Administration Fee: Bond The Bond is the same for all bookings no matter what the time frame and will be refunded following an inspection of the area after completion of the event/activity		\$25.00 \$315.00
	1/2 Day (4 hours)	\$30.00
	Full Day (8 hours)	\$60.00
Powered Site	Per hour	\$12.00
	1/2 Day (4 hours)	\$36.00
	Full Day (8 hours)	\$72.00
Skills Training/Activation Area	Per hour	\$15.00
	1/2 Day (4 hours)	\$45.00
	Full Day (8 hours)	\$90.00

Camera and Sound Recording Equipment

Bond	\$500.00
All Day Hire	\$100.00
Half Day Hire	\$50.00

ENGINEERING SERVICES

Waste Transfer Stations

DOMESTIC		
1 1	Garbage Bag	\$3.00
	Car Boot or Station Wagon	\$5.00\$6.00
Domestic Waste and Green Waste _ SEPARATED General Household Garbage	Station Wagon, Trailer without cage or Utility	\$9.00\$11.00
	Trailer with Cage	\$15.00
	Tandem Trailer or small Truck	\$13.00\$18.00
a curi ta unit tier	Car Boot or Station Wagon	\$11.00
Domestic Waste and Green Waste NOT SEPARATED	Trailer or Utility	\$18.00
SEPARATED	Tandem Trailer or small Truck	\$25,00
	Car Boot or Station Wagon	\$3,00\$4.00
All Clean Green Waste - Domestic &	Station Wagon Trailer without cage or Utility	\$6.00 <u>\$8.00</u>
Commercial	Trailer With Cage	\$10.00
	Tandem Trailer or small Truck	\$11.00\$15.00
Domestic Waste 50t Garbage Pag	-	\$2,50
Domestic Waste 140L MGB Wheelie Bin (m.	aximum 2 bagsi	\$5,00\$6.00
Domestic Waste 240L MCB Wheelie Bin (ma		\$7,00\$9.00
COMMERCIAL		
Commercial Business Waste		\$25.00-m ² \$30.00
Confinercial busiless waste	Car Boot or Station Wagon	\$3.00
All Clean Green Waste Commercial	Trailer or Utility	\$6.00
MI Clean steen waste commercial	Tandem Trailer or small Truck	\$11.00
716 13-FF-715	Tanden Toneror Small Tische	\$140.00\$168.00 per
Bulk Waste Scamander WTS		tonne
Asbestos Removal Scamander WTS		\$\$60.00 m ³
OTHER		
Motorcycle and car tyres		\$6,00\$6.50 each
Light truck/4WD tyres		\$10.00\$12.50 each
Truck and larger tyres		\$22.00\$27.00 each
Tractor tyres		\$37.00 each
General Builders Waste & Rubble (including timber gyprock etc)	bricks, gravel, treated & untreated	\$17.00 <u>\$18.00</u> m ³
Clean Fill Material		\$7.00\$8.00 m ³
Unsecured loads (additional charge)		\$6,00\$7.00 each
Replacement Wheelie Bin – 140L		\$65.00\$70.00 each*
Replacement Wheelie Bin – 240L		\$80.00 each*
Delivery fee for change of bin requirements bins	including replacement of lost or stolen	\$17.0030.00
Mattresses Double/Queen/King		\$16.00\$20.00 each
Mattresses Single		\$9.00\$10.00 each
minut same surgic	Single Seat	\$9.00
Sofa,	2 or 3 Seal	\$20.00
Sold to the second seco	Large Modular	\$30.00
Laminated Furniture (desks, wardrobes, bathroom/kitchen cabinels).		\$30.00
	STREET, WICHELL CHRISTOF	330,00
RECYCLABLE MATERIAL		1
Separated Recycling Material		FREE
Tree lopping material requiring chipping (gr	eater than 40 <u>0</u> mm diameter)	\$14.00 m ³

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Heavy stumps and oversized timber (greater than 1500mm diameter)	\$25.00 m ³
Polystyrene Packaging Material	FREE
Gas Cylinders (with gas) NO LONGER ACCEPTED WITH GAS	\$18.00
Gas Cylinders (Fully Degassed)	FREE
Triple Rinsed Chemical Containers (DrumMuster Endorsed)	FREE
Car Batteries	FREE
E Waste (TV's, computers, printers, game stations, etc)	FREE
Car Bodies/Scrap Steel – St Marys, Scamander & St Helens	FREE
Fridge/Freezer Disposal	\$18.00\$20.00
Other White Goods	FREE
Fuel Disposal (Petrol, Diesel, Coolant)	\$0.50\$1.00 per litre
Waste Oil	FREE

Mulch Fees - St Helens WTS

GREEN WASTE MULCH	
Double shredded green waste mulch available for sale	\$20\$25.00m3
Single shredded green waste mulch available for sale	\$10\$12.50m3

Engineering Services - Stormwater Connections

Stormwater connection to kerb and gutter	POA
Stormwater connection to piped drain	POA
All other stormwater connections	POA

Engineering Services - Assessment of Public Works

Assessment of plans and final inspection.	\$770.00\$793.00* for up to 3 lots, additional \$5.00\$5.20 per lot
Inspections of failed works	\$107,00 <u>\$110.00</u>
Additional Inspections	\$107.00\$110.00

Note: Public works are defined as any works that council is obliged to maintain for the community and include roads, footpaths, drainage (both underground and surface), landscaping, parks and public buildings

Engineering Services - Other Fees

Supply of Traffic Counts, per count, if current data is already available	\$47.00\$50.00
Supply of Traffic Counts, per count, if data must be obtained	POA
Works Permit / New Crossover Application Fee / Application to Open Road (Includes post inspection fee)	\$214.00 <u>\$220.00</u>
Additional Inspection Fees	\$107.00\$110.00
Incation Charges (during business hours)	\$107.00\$110.00

Road Work

Road & Footpath Reinstatement	POA
Footpath and Driveway Construction	POA
Stormwater Works	POA

Aerodrome Landing Fees

To apply to General Aviation (GA) landings	\$11.00 per tonne
Non General Aviation (GA) landings	No charge
Airport Hangar Hire/Lease	POA depending on size

Cemeteries - Site & Reservation Fees

Land Lawn Cemetery	\$200.00\$206.00
Graveyard Land 2.4m x 1.2m	\$200.00\$206.00
Rose Garden	\$90.00
Land - Child (Birth to 5 years)	NII
Columbarium Wall	\$00,00\$92,70

Cemeteries - Grave Digging

Lawn Cemetery	Monday to Friday	\$1,130,00\$1163.90
	Saturday, Sunday and Public Holidays	POA
	All days (including public holidays) – Children Birth to 5 years	NIL
Ashes Burial	Monday to Friday	\$310.00\$319.30
	Saturday, Sunday and Public Holidays	POA
	All days (including public holidays) – Children Birth to 5 years	NIL
Other Cemeteries (including old sites requiring manual excavation)	Monday to Friday	\$1,250,00\$1287.50
	Saturday, Sunday and Public Holidays	POA
	All days (including public holidays) – Children Birth to 5 years	NIL

Cemeteries - Miscellaneous

Exhumation	POA
Re-interment	POA
Fee for re-opening grave	POA
Fee for constructing cement layer	POA

DEVELOPMENT SERVICES - Planning

New Development (Buildings)

Review of application where No Permit Required	Administration Fee	\$100.00 <u>\$160.00</u>
Advertising Fee	If applicable	\$400.00*
	Use and/or Development (Class 7 and Class 10 Buildings, Signs, Demolition)	\$180.00\$200.00*
Permitted Use/Discretionary Use	Use and/or Development (Other excluding subdivision)	\$2 per \$1,000 of assessment value Min \$350, Max \$30,000 Note: Development Exceeding a Fee Value in excess of \$30,000 will be quoted by Council upon application.
ILLEGAL WORKS - RETROSPECTIVE	PLANNING APPROVAL	Double the relevant application fee
Development Proposed Within Floo	od Hazard Category 1 & 2	Double the relevant application fee
Development Proposed Within Flood Hazard Category 3 and Above		Double the relevant application fee + Associated Cost of Peer Review

New Development (Subdivision/Adjustment)

SUBDIVISION Application Fee	\$350.00 <u>\$500.00</u> * + \$100.00 <u>\$150.00</u> * per lot
BOUNDARY ADJUSTMENT Application Fee	\$210.00\$250.00*
Where including on-site waste water disposal assessment	+\$250.00
Development Proposed Within Flood Hazard Category 1 & 2	Double the relevant application fee
Development Proposed Within Flood Hazard Category 3 and Above	Double the relevant application fee + Associated Cost of Peer Review

New Development (Other)

1

Level 1 Activity EMPCA 1993		\$1,100.00*
Level 2 Activity EMPCA 1993		\$1,300.00
Fence (Where not exempt)	A CONTRACTOR	\$75.00*
	Up to \$25,000	\$80.00*
	\$25,001 to \$100,000	\$150.00*
Application where buildings do not form a major part of the Development	\$100,001 to \$250,000	\$385.00*
	\$250,001 to \$499,999	\$775.00*
	Where project cost exceeds \$500,000	\$1,500.00* plus \$2 per \$1,000 over \$500,000 to a max \$30,000 Note: Development Exceeding a Fee Value in excess of \$30,000 will be quoted by Council upon application.

DEVELOPMENT SERVICES - Planning - Continued

New Development (Other)

CHANGE OF USE (for all classes of building or use of site)	Plus fee for any new work associated with application. Change of Use Application fee set by State Government.	\$250.00*
Double the relevant application for	ee + Associated Cost of Poor Review	Double the relevant application for
Development Proposed Within Flood Hazard Category 3 and Above		Double the relevant application fee + Associated cost of peer review

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Plan - Examination & Sealing

Examination and sealing of final plan of Survey	\$500.00* +\$150.00* per lot
Application Fee for Each Stage (Staged Strata Scheme)	\$350.00 per stage
Petition to amend a Sealed Plan – Full Fee	\$650.00*
Petition to amend a Sealed Plan (if all parties to the Plan have signed the petition)	\$330.00*

Sundry Planning Fees

Extension - application for permit	extension	\$130.00\$160.00*
Minor amendment - application t	o amend a Section 58 Permit	\$140.00\$160.00*
Minor amendment - application t	o amend a Section 57 Permit	\$350.00*
Minor amendment – application t RMPAT decision	o amend a Section 57/Section 58 requiring	At cost + associated legal fees incurred by council
Adhesion order - application for is	sue of an adhesion order	\$210.00*
Part 5 agreement – processing an LUPAA	d sealing of a Part 5 agreement - s. 70 of	\$400.00*
Scheme amendment - application scheme and processing fee after o	for amendment to Break O'Day planning ouncil approval to proceed	Cost to be negotiated with Applicant upon receipt of Valid Application*
	in accordance with s.57a of LUPAA or any ouncil in order to determine a planning	\$250.00* per mediation meeting
Cash in Lieu of car parking - per ca	ar parking space	\$6,000.00*
Collection of impounded sign	s48(a) of the Land Use Planning & Approvals Act 1993	\$120.00* per sign
Property Search Report (Zoning, C	(verlay and Infrastructure Report)	\$100.00*

Statutory Advertising & Administration

	Level 2 Activity Application	At cost
Advertising	Application for amendment to the Break O'Day Planning Scheme two adverts required	At cost

DEVELOPMENT SERVICES - Planning - Continued

Refunds/Remissions - Application withdrawn

B/S	Requests for additional information have not been made	75%
Planning Fees	Requests for additional information have been made	25%
Advertising Fees	Not commenced	100% less \$25.00 admin fee
Application Fee Project of Regional Significance WHEN declared by Minister		50%
Applications for de Managed by Counc	velopment by a Community Group on Land Owned or if	100%

NOTE: Additional costs for professional services are payable prior to the takeover of works before final approval is issued.

DEVELOPMENT SERVICES - Building

Building Surveying Charges – Category 3 and 4 Buildings

CLASS 1A Structures (new dwelling and dwelling to B&B))	g/dwelling additions & alterations, change	of use (garage to dwelling
	Up to 50m²-100m² & internal alterations & demolition	\$230.00 <u>\$320.00</u>
Certificate of Likely Compliance -	51m ² to 100m ²	\$320.0
NOT INCLUDING INSPECTIONS	101m ² to 200m ²	\$450.0
	201m ² to 300m ²	\$620.0
	Greater than 301m ²	\$800.0
CLASS 10A Structures (garage/carp	ort/deck/pergola/retaining wall/mast/fence	/pool)
	Up to \$9m²-100m² including minor structures and pools	\$80.00\$160.0
Certificate of Likely Compliance -	51m 10 100m	\$160.0
NOT INCLUDING INSPECTIONS	101m ² to 200m ²	\$245.0
	201m ² to 300m ²	\$380.0
	Greater than 301m ²	\$450.0
All New - CLASS 10A Kit Sheds		
Certificate of Likely Compliance — NOT INCLUDING INSPECTIONS	All Sizes	\$200,00 <u>\$250.0</u>
Other Classes up to 2000m² (shop,	office, warehouse, industrial buildings, asse	mbly buildings schools, etc)
	Up to 50m²-100m²	\$400.00\$620.0
Certificate of Likely Compliance —	51m ² to 100m ²	\$620.0
NOT INCLUDING INSPECTIONS	101m² to 200m²	\$850.0
	201m ² to 300m ²	\$1,200.0

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	Greater than 301m ²	Quoted at time of applications
LEGILISATION OF ILLEGAL STRUC	TURES - DOUBLE THE ASSESSMEN	NT FEE AS PERSCRIBED.

DEVELOPMENT SERVICES - Building - Continued

DEVELOT MENT SERVICES DANAING COMMING

Inspections

Class 1A - Change of Use (Minimum of two (2) inspections)	
Class 1A & 10A - Building Inspections	The state of the s
(Minimum of five (5) for class 1-9)	\$135,00\$140,00+ per inspection
(Minimum of two (2) for Class 10A)	
Additional inspections required will be charged prior to issue of	
Completion Certificates	

Miscellaneous

Search for property information (Non-Refundable)	\$30.00
Staged Building Permit Fee		As per associated administration fee
Temporary Occupancy Permit	Annually to maximum of 3 years	\$150.00*
Re-activation of file (expired building/plumbing permit)	Reassessment required	Assessment and inspection fees as per fee schedule + \$35,00 for each certificate required
	Reassessment not required	\$150.00 + \$35.00 for each certificate required & required inspections

Extension to Building Permit – All Classes

1 st Year	\$100.00\$150.00*
Subsequent Years	Increase of \$50.00° per year over previous year
	Capped at \$500.00

Building Certificates

1

Class 10A Structures (Includes Inspection & Administration Costs)	\$180.00
Class 1A Structures (Includes Inspection & Administration Costs)	\$300.00
Commercial Occupancy Permit & Schedule of Health and Safety	\$350.00

State Government Levies

Industry Training Levy	Over \$20,000	0.20%* of project cost
Building Administration Fee Levy	Over \$20,000	0.10%* of project cost

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DEVELOPMENT SERVICES - Building - Continued

Amendments

Minor Amendment	Not requiring a reassessment	\$50,00\$160.00
Amendment to Building Per	mit & Certificate of Likely Compliance	Fees applicable to Certificate type (eg. Certificate of Likely Compliance) + Applicable

Administration and Notifiable Works and Lodgment

Administration - Category 1	Nil
Administration – Category 2	NII
Administration - Category 3	\$160.00*
Administration - Category 4	Refer to Permit Authority Charges

Administration - Privately Certified Applications Only

Administration – Category 1	NII
Administration – Category 2	Nil
Administration – Category 3	\$160.00*
Administration – Category 4	\$160.00*

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BUILDING SERVICES - PLUMBING - DOMESTIC & WASTE WATER

Domestic Certificate of Likely Compliance Plumbing (Category 3 & 4 plumbing works)

	Up to 50m ² & Class 10 & Demolition	\$260.00
Plumbing Permit/Assessment -	51m ² to 100m ²	\$365.00
ALL PRICES INCLUDE INSPECTIONS	101m² to 200m²	\$460.00
	201m² to 300m²	\$560.00
	Greater than 301m ²	\$650.00
Waste Water Assessment and Approvals (Septic Tanks, AWTS etc)	All Sizes	\$150.00

BUILDING SERVICES - PLUMBING - COMMERCIAL

Commercial Certificate of Likely Compliance Plumbing (Category 3 & 4 plumbing works)

	Up to 50m ²	\$520.00*
Plumbing Permit/Assessment – ALL PRICES INCLUDE INSPECTIONS	51m ² to 100m ²	\$730.00*
	101m ² to 200m ²	\$940.00*
ALL PRICES INCLUDE INSPECTIONS	201m ² to 300m ²	\$1,260.00*
	Greater than 301m ²	Quoted at time of application

BUILDING SERVICES - PERMIT AUTHORITY

Permit Authority Charges – Building & Plumbing Only (Category 4 only)

DOUBLE THE FEE FOR AN ILLEG		E CHARGE IDENTIFIED BELOW PLUS 100%
CLASS 1A Structures (new dwell dwelling to B&B)	ing/dwelling additions & alte	rations, change of use (garage to dwelling and
Building & Plumbing Permit	All sizes	\$2005320.00
CLASS 10A Structures (garage/c	arport/deck/pergola/retainin	ng wall/mast/fence/pool & demolition works)

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ı	Building & Demolition Permit	All sizes	\$150.00\$160.00
	Other Classes up to 2000m2 (shop	office, warehouse, industrial bui	ldings, assembly buildings schools, etc)
	Building & Plumbing Permit	All sizes	\$350.00

ENVIRONMENTAL HEALTH

Licences, Certificates, Permits

	High Risk - P1	\$350.00*
Food Business (Mobile or	Medium Risk – P2	\$200.00*
Premises)	Low Risk – P3	\$100.00*
Premisesj	Notifiable – P3N & P4	\$20.00\$30.00*
Food Business - Not for Profit	NOUMABLE - PSN & P4	\$20.00 <u>330.00</u>
Community Group	All levels	Nil
	Period not exceeding ten consecutive (10) days	\$20.00*\$30.00
Temporary Food Registration	Period not exceeding ten consecutive (10) days – not for profit community groups	Nil
Food Sampling		\$50.00 + Cost of Analysis if applicable
	and the second of the second o	0100.004
Assessment of Plans for Comm Occupancy Permit for Commer		\$100.00* \$100.00*
Occupancy Permit for Commer	Licence application for a mass outdoor	\$100.00*
Place of Assembly	public event	\$50.00*
21. 12. 11. 11. 11. 11. 11. 11. 11. 11.	Not for profit organisations	Nil
	Public	\$50.00 + Cost of Analysis if applicable
Sampling of Swimming Pools/Spa Baths	Public – Resamples	\$100.00 + Cost of Analysis if applicable
	Public not for profit organisations	Cost of Analysis
Water Cartage	Application/Renewal	\$30.00*
Public Health Risk Activities	Licence	\$75.00\$100.00*
Public Health Risk Activities	Renewal	\$75.00\$100.00*
Private Water Suppliers Registration	Application / Renewal	\$30.00*
Caravan Licence		\$260.00* per year and pro- rata charge for new applications
	Abatement costs associated with non- compliance	Cost of Works + \$150.00
Nuisance	Administration costs associated with non-compliance	\$140.00\$160.00 first hour (minimum fee); \$70.00\$80.00 per hour or part thereof thereafter, plus compliance costs
Permit for Burial of Human Ren	mains on Private Land	\$200.00*
Environmental Protection	Investigation, issuing and management	\$150,00\$160.00 per hour or
Notices	charges	part thereof

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ANIMAL CONTROL

Registration Type

	IF PAID PRIOR TO 30 JUNE 2021 2022	IF PAID AFTER 30 JUNE 20212022
Entire Dog	\$45.00 <u>\$46.35</u> *	\$65.00*\$66.95
Entire Dog - Pensioner**	\$20.00\$20.60*	\$30.00*530.90
De-sexed Dog	\$25,00\$25.75*	\$35,00\$36.05*
De-sexed Dog - Pensioner**	\$12.00\$12.35*	\$15.00*\$15.45
Newly Registered Dog	As above	Pro-rata of full rate
Approved Assistance Dogs - Guide/Hearing	Nil	Nil
Registered Breeding Dog	\$31.00\$31.95*	\$27.00°\$38.10
Approved Working Dog	\$20,00\$20.60*	\$35.00\$36.05*
Declared Dangerous Dog	\$250.00\$257.50*	\$200,00\$309.00*

NOTE: **One (1) dog per property on Pensioner Rate.
(Pension and Health Care card)

Impounding

First Impoundment		\$50.00\$51,50*
Subsequent Impoundment		Previous impoundment fee +\$50,00+\$51,50*
Daily keeping fee		\$25.00\$25.75*
Purchase of unclaimed dog **		\$25.00\$25.75* + registration fee
Microchip implanting of impoun	ded/unclaimed dog (if not already chipped)	At cost
Out of hours release fee ***	Original owner	\$250,00\$257,50*

NOTE: ** Refundable if returned within two (2) weeks.

ALL FEES MUST BE PAID IN FULL PRIOR TO RELEASE OF ANY DOG

Kennel Licence

Kennel licence application fee	More than 2 dogs or 4 working dogs	\$70.00*\$72.10
Kennel licence renewal fee (Applie	s to working and non-working dogs)	\$50.00\$51.50*

Miscellaneous

Replacement Registration Tag		\$5.00 <u>\$5.15</u> *
Dangerous Dog	Collar	\$25.00\$25.75
	Sign	Cost Price
Dog Waste Bags	Roll	\$15.00\$15.45

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04/22.14.0 WORKS AND INFRASTRUCTURE

04/22.14.1 Works and Infrastructure Report

ACTION	INFORMATION
PROPONENT	Council Officer
OFFICER	David Jolly, Manager Infrastructure and Development Services
FILE REFERENCE	014\002\001\
ASSOCIATED REPORTS AND	Nil
DOCUMENTS	

OFFICER'S RECOMMENDATION:

That the report be received by Council.

INTRODUCTION:

This is a monthly summary update of the works undertaken through the Works and Infrastructure Department for the previous month and a summary of the works proposed for the coming month, and information on other items relating to Council's infrastructure assets and capital works programs.

PREVIOUS COUNCIL CONSIDERATION:

Provided as a monthly report – Council consideration at previous meetings.

OFFICER'S REPORT:

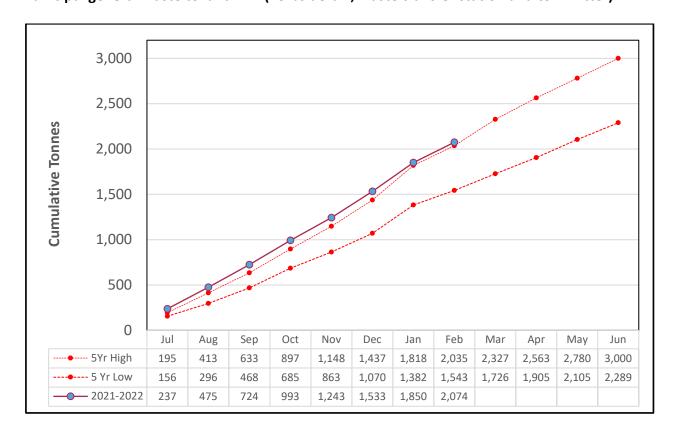
Asset Maintenance	
Facilities	 Preventative Maintenance Inspections (PMI) of Council owned buildings and playgrounds.
	Maintenance identified during inspection and managed via TRIM record.
Town & Parks	Mowing/ground maintenance – all areas.
	Garden/tree maintenance and weeding where required.
	Footpath maintenance and repairs where required.
	Boat Ramp – monthly inspections and cleaning undertaken.
Roads	Sealed road patching – all areas.
	Tree maintenance pruning.
	Stormwater system pit cleaning and pipe unblocking.
	• Maintenance grading of North Ansons Bay and Ansons Bay Roads is being undertaken.
	 Road side slashing to continue in all areas throughout 2022.
	Guide post replacement undertaken on several roads.
MTB	Routine track maintenance.

Other Items	
St Helens Airport	Mandated Annual Obstacle Limitation Surface (OLS) survey completed that enables Council to monitor and maintain a safe OLS for aircraft using the airport.
	Project proposal received from a local resident for the construction of a new aircraft hanger. Normal development application process applies.
Assessments – Roads General	Traffic Civil Services engaged to undertake assessments of the following roads in response to written concern/complaint/observation: • Groom Street – St Helens: Informal Crossing at northern end of Groom Street. • Treloggens Track – Stieglitz: Revised speed limit, vehicle speeds and intersection sight distances. • Ansons Bay Road – Tasman Highway to Reservoir Road: Advisory signage and line marking. • Davis Gully Road – Resident request for pedestrian facilities and a review by Council of vehicle speed and advisory signage.
Bridge Load Limits	Consultant bridge engineer advised a reduced load limit to 10 tonne for the bridges on Bent Street, Mathinna and Lower German Town Road.

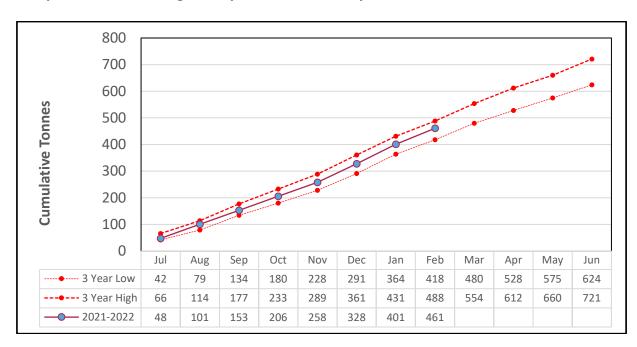
Weed Management for March 2022	
St Helens Sports Ground	Spanish heath
St Marys	Various weeds
Binalong Bay	 Blackberry, thistles, bridal creeper, Kniphofia uvaria
Cleland Drive	Spanish heath, blackberry
Susan Court, Douglas Court, Cabrooga Drive, walkways	Spanish heath
	Boneseed (Chrysanthemoides monilifera) is a Declared Weed and a Weed of National Significance. Native to South Africa, Boneseed germinates at any time of year, but mostly autumn. This weed invades the understorey of native forests and bushland, and is particularly invasive in coastal areas. It competes with native plants, reduces biodiversity and can pose a significant fire hazard. Control measures include hand pulling, herbicide treatment and physical removal. Natural regeneration with native plants is an important part of the rehabilitation process. Continued follow-up treatment is required due to the large and persistent seedbanks in the soil.

Waste Management

Municipal general waste to landfill – (kerbside bin, waste transfer station and town litter).



Municipal kerbside co-mingled recyclables collected by JJ's Waste.



Note: March waste quantities unavailable at time of report preparation.

Green Waste Mulch – Contractor expected to mulch green waste during April at St Helens, Scamander and St Marys.

CAPITAL WORKS

CAPITAL WORKS	
Activity	Update
Ansons Bay Road – Segment reconstruction	Roads to Recovery Project Pavement works in progress in preparation for sealing.
Ansons Bay Road – Pavement remediation	Roads to Recovery Project Completed
Falmouth Street – footpath link to Lawry Heights	Base gravel works completed, path yet to be sealed
Treloggen Drive (Binalong Bay) Kerb & Channel Works	In-progress: road seal to be replaced by contractor
Foreshore Shared Way – Possum Tom (Parkside)	Scheduled construction start – April 2022. Material sourcing in progress.
Jetty replacement – Kirwans Beach	Replacement works scheduled to commence late April.
Local Roads & Community Infrastructure Projects	
Beaumaris Pathway Upgrade	In-progress. Contractor delayed in sealing last segment of pathway until late April.
Falmouth – Road Sealing	Completed
 Medeas Cove Esplanade footpath (Heather Place to Young Street). 	Under construction.
St Marys footpath (IGA to Newman Street)	Under construction.
Road resealing program 2021/2022	In-progress.
Road pavement reconstruction - St Helens Point Road	Pavement remediation works complete between Cunningham Street and Cunningham jetty. Line marking - waiting on contractor.

LEGISLATION / STRATEGIC PLAN & POLICIES:

Strategic Plan 2017-2027

Goal

Infrastructure - To provide quality infrastructure which enhances the liveability and viability of our communities for residents and visitors.

Strategy

- Be proactive infrastructure managers by anticipating and responding to the growing and changing needs of the community and the area.
- Work with stakeholders to ensure the community can access the infrastructure necessary to maintain their lifestyle.
- Develop and maintain infrastructure assets in line with affordable long-term strategies.

BUDGET AND FINANCIAL IMPLICATIONS:

Not applicable.

VOTING REQUIREMENTS:

Simple Majority.

04/22.14.2 Animal Control Report

ACTION	INFORMATION
PROPONENT	Council Officer
OFFICER	Municipal Inspector
FILE REFERENCE	003\003\018\
ASSOCIATED REPORTS AND	Nil
DOCUMENTS	

OFFICER'S RECOMMENDATION:

That the report be received by Council.

INTRODUCTION:

This is a monthly update for animal control undertaken since the last meeting of Council.

PREVIOUS COUNCIL CONSIDERATION:

Provided as a monthly report – Council consideration at previous meetings.

OFFICER'S REPORT:

Dog control – activity summary available for 9 March - 1 April 2022

Area	Ansons Bay	Binalong	Cornwall	Fingal	Falmouth	Four Mile Ck	Mathinna	Beaumaris	Scamander	Seymour/Denison	Stieglitz	Goshen/Pye/Weldboro	St Helens	St Marys	TOTALS
Dogs Impounded								1					2		
Dogs in Prohibited Area															
Dogs Rehomed or sent to Dogs Home															
Livestock Complaints															
Barking Dog				1											
Bark Monitor				1											
Bark Abatement Notice															

Area	Ansons Bay	Binalong	Cornwall	Fingal	Falmouth	Four Mile Ck	Mathinna	Beaumaris	Scamander	Seymour/Denison	Stieglitz	Goshen/Pye/Weldboro	St Helens	St Marys	TOTALS
Wandering Dog or Off Lead		1						1					4		
Verbal Warnings															
Letter/Email warnings and reminders plus pending registrations															
Patrol		1		3			1	1	1		1		3	3	
Dog Attack - on another animal (Serious)															
Dog Attack/Harassment - on another animal (Minor)															
Dog Attack - on a person (Serious)															
Dog Attack/Harassment - on a person (Minor)															
Dog - chasing a person															
Declared Dangerous dogs															
Dangerous Dogs Euthanised															
Unregistered Dog - Notice to Register															
Dogs Registered 2021/22 to date															1501
Pending Dog Registration 2021/22															7
Infringement Notice Issued													3		
Pending Dog Registration Checks															
Caution Notice Issued															
Verbal Warnings /Education Sheets Maps															
Infringement Notice - Disputes in Progress		1													
Infringement - Time Extension request															

Area	Ansons Bay	Binalong	Cornwall	Fingal	Falmouth	Four Mile Ck	Mathinna	Beaumaris	Scamander	Seymour/Denison	Stieglitz	Goshen/Pye/Weldboro	St Helens	St Marys	TOTALS
Infringement Notice - Revoked								1							
Kennel Licence - No Licence															
Kennel Licence - Issued															
Rooster Complaints													1		
Other / Welfare concerns /RSPCA		1		1							0		1	2	
Cat Complaints															
Lost Dogs															
Illegal Camping													1	2	
Beach Patrols (not additional days)		1						1	1						
Additional Beach Patrols															
TOTALS															

LEGISLATION / STRATEGIC PLAN & POLICIES:

Strategic Plan 2017-2027

Goal

Environment - To balance our use of the natural environment to ensure that it is available for future generations to enjoy as we do.

Strategy

Ensure the necessary regulations and information is in place to enable appropriate use and address inappropriate actions.

BUDGET AND FINANCIAL IMPLICATIONS:

Not applicable.

VOTING REQUIREMENTS:

Simple Majority.

04/22.15.0 COMMUNITY DEVELOPMENT

04/22.15.1 Community Services Report

ACTION	INFORMATION
PROPONENT	Council Officer
OFFICER	Chris Hughes, Manager Community Services
FILE REFERENCE	011\034\006\
ASSOCIATED REPORT AND	Nil
DOCUMENTS	

OFFICER'S RECOMMENDATION:

That the report be received.

INTRODUCTION:

The purpose of this report is to provide Councillors with an update of various issues which are being dealt with by the Community Services Department.

PREVIOUS COUNCIL CONSIDERATION:

Provided as a monthly report – Council consideration at previous meetings.

OFFICER'S REPORT:

2021 - 2022 Programs and Initiatives

Program and Initiatives	2021 - 2022
Community Services	
Community Grants	30,000
Youth Services	8,000
Misc Donations & Events	7,500
School Prizes	1,000

Program and Initiatives	2021 - 2022
Community Event Funding	
Seniors Day	3,000
Australia Day Event	5,000
Swimcart	1,000
St Helens Athletic Carnival	2,500
Carols by Candlelight	1,600
Mountains to the Sea Trail Fest including wood chopping	15,000 - 5,000 for WC
Fingal Valley Coal Festival	2,000
Pyengana Endurance Ride	500
St Helens Game Fishing Comp.	2,000
Marketing Valley Tourism	2,500
Volunteer Week	2,500
Bay of Fires Art Prize	10,000
Bay of Fires Winter Arts Market	4,000
St Marys Memorial Service funding	500
St Marys Community Car & Bike Show	2,000
East Coast Masters Golf Tournament	2,500
Break O'Day Community Triathlon	2,000
Suicide Prevention	1,000
World Supermodel	1,000
Mental Health Week	500
International Disability Day event	1,000

Updates on current projects being managed by Community Services:

St Helens Mountain Bike Network

No report available due to staff on leave

The Bay of Fires Trail

No report available due to staff on leave

International Mountain Bike Association (IMBA) EPIC Status – Bay of Fires Trail

Construction works have progressed well with favourable conditions for building will ensure the trail will be ready to open by mid-year 2022. A launch date will be provide once it is confirmed.

Recreation Trail Strategy

See agenda item in April Council meeting papers.

The Story of the Bridges – Scamander

This project is now complete with interpretative panels having been installed. It is a great example of Council and community working together.

Community Events

Community Services staff have been working closely with event organisers to help them develop their COVID safe events and hold successful events.

The Australia Day awards Ceremony was held in the Portland Hall, numbers where down only due to Covid requirement/restrictions but was still a successful event.

Council staff have also been working with community groups to assist them in a covid friendly manner to return to their food fundraising stalls.

April

- 16 Pyengana Easter Carnival
- 25 Anzac day St Helens Memorial Park
- 28 Targa St Helens
- 30 Swimcart Beach Fishing Competition

May

15 - Virtuosi Concert – Portland Hall

Bay of Fires Master Plan

A final draft of the Communications Plan for the project has been undertaken – with final sign off from Parks & Wildlife Services (PWS) and the Chair being sought. A new community member has been appointed to fill the vacant position, the steering committee welcomes Erin Wilkins.

A meeting to finalise the brief will take place in May 2022. The steering committee will then seek expressions of interest from interested consultants to undertake the project.

St Helens Sports Complex - Conceptual Plan

Council is currently seeking feedback on this draft conceptual plan. Feedback to date has been in support of a toilet block for the croquet club and a pool and gym facility. All feedback received will form of further consideration of the St Helens Sports Complex.

Volunteer Strategy

The Volunteer Strategy working group have had their first meeting and are now seeking feedback from the community utilising a survey form. Information gained from the completed survey forms will feed into the Strategy document.

Township Plan sessions

Council at the time of compiling this report had attended four (4) township community meetings. Information from these sessions will form new Township Plan documents which Council staff will work with the community to undertake projects. Meetings that have been held are:

- St Helens
- Ansons Bay
- Cornwall
- Fingal

Learner Driver Mentor Program

The Coordinator of the program has managed to induct another mentor this past month making a total of three (3) active mentors. Council has received quite a number of new applications from learners this month, maybe a reflection on the fuel increase.

On Road Hours: 41.4
Learners in the car: 5
Learners on waiting list: 7
Mentors: 3

Community Wellbeing Project

The 2022 training team continue to meet to refine the training for the Certificate in Creating Wellbeing which will commence in June/July and run until late October 2022.

Promotion has just commenced to seek interested people to take part in this year's training. A story was featured in the March Council Newsletter. Council's wellbeing webpage has been updated https://www.bodc.tas.gov.au/community/health-and-wellbeing/ and people can register their interest now by contacting Leah at wellbeing@bodc.tas.gov.au

We have commenced co-hosting wellbeing conversations with other community engagement opportunities. We are asking community groups and clubs to invite us to come to them and host a wellbeing conversation at their meeting or activity. Additional dedicated wellbeing conversation sessions will be promoted in the coming weeks too.

LEGISLATION / STRATEGIC PLAN & POLICIES:

Strategic Plan 2017-2027

Goal

Community - To strengthen our sense of community and lifestyle through opportunities for people to connect and feel valued.

Strateav

- Build community capacity by creating opportunities for involvement or enjoyment that enable people to share their skills and knowledge.
- Foster a range of community facilities and programs which strengthen the capacity, wellbeing and cultural identity of our community.

BUDGET AND FINANCIAL IMPLICATIONS:

Not applicable.

VOTING REQUIREMENTS:

Simple Majority.

04/22.15.2 Draft Community Engagement Strategy – Community Engagement

ACTION	DECISION	
PROPONENT	Council Officers	
OFFICER	Jayne Richardson, Communications Coordinator and Leah Page	
	Wellbeing Officer	
FILE REFERENCE	002\024\004\	
ASSOCIATED REPORTS AND	Break O'Day Council's Community Engagement Policy	
DOCUMENTS	Break O'Day Council's Communication Strategy	
	Communication Plan for Community Engagement Strategy	
	Survey developed to garner Community feedback	

OFFICER'S RECOMMENDATION:

That Council endorses the Draft Community Engagement Strategy to go out to the Break O'Day community for feedback as per the Communications Plan.

INTRODUCTION:

Community Engagement in Local Government is a planned, two-way process. Ensuring individuals, stakeholders and community groups have the opportunity to participate in decision-making processes that affect them and enrich project outcomes and issues resolution.

The development and adoption of a Community Engagement Strategy by Council will provide an important framework to ensure that Council's community engagement approach is understood by our community and increased participation is achieved.

PREVIOUS COUNCIL CONSIDERATION:

August 2021 Council Workshop. March 2022 Council Workshop.

OFFICER'S REPORT:

Our Community Engagement Strategy outlines a consistent approach for how Council will engage across all areas with our community. The strategy will be the key public document of a Community Engagement Framework. Once consultation has concluded a procedure will be developed for internal implementation.

The Strategy utilises the International Associations for Public Participation (IAP2) framework which is an internationally recognised communication tool and endorsed by the LGA.

We have developed this Strategy in line with the Strategic directions, values and policies of Break O'Day Council at the forefront and have presented them in a simple and easy to understand format.

Now that the Strategy has been developed we would like to seek community feedback on the document.

In order to ensure that the feedback we gather is meaningful, transparent and relevant, we have developed a survey (attached). The survey will be made available in both hard and soft copies and spread widely.

The Communications Plan (attached) outlines the methods and platforms we will use to promote the survey. We have made sure to include both digital and non-digital methods to ensure there is equal opportunity for all the community to access and comment on the plan.

STRATEGIC PLAN & ANNUAL PLAN:

Strategic Plan 2017 - 2027

Goal

Community - To strengthen our sense of community and lifestyle through opportunities for people to connect and feel valued

Strategies

- 1. Create an informed and involved community by developing channels of communication.
- 2. Build community capacity by creating opportunities for involvement or enjoyment that enable people to share their skills and knowledge.
- 3. Foster and support leadership within the community to share the responsibility for securing the future we desire.

KFA - Communication

Improve and develop communication processes that lead to the community feeling more informed and involved.

KFA - Community and Council Collaboration

Work within a community engagement framework which defines the relationship between the community and Council in decision making and project delivery

Relevant Activity – BODC Annual Plan 2021-2022

- **1.3.1.2** Framework Integration Embed the Community Engagement Framework within Council activities.
- **1.3.1.1** Community Engagement Framework-Finalise and adopt a Community Engagement Framework to support Council activities which reflects the new Local Government Act requirements.

LEGISLATION & POLICIES:

BODC Community Engagement Policy CB03 Local Government Act

BUDGET; FUNDING AND FINANCIAL IMPLICATIONS:

Nil.

VOTING REQUIREMENTS:

Simple Majority.



POLICY NO CB03 COMMUNITY ENGAGEMENT POLICY

DEPARTMENT:	Community Services		
RESPONSIBLE OFFICER:	Community Services Manager		
LINK TO STRATEGIC PLAN:	Improve Council's communication, consultative processes, representation and advocacy		
STATUTORY AUTHORITY:	Local Government Act 1993		
OBJECTIVE:	The Break O'Day Council is committed to open and accountable decision making.		
	Council seeks to: Keep the community well informed about Council's activities and initiatives and Actively encourage the community to be involved in the decision making process providing the community with adequate time for genuine and constructive consultation and engagement.		
	Community consultation may take a variety of forms such as public notices, direct mail, media advertising eg radio and print, newsletters, forming reference groups and community meetings. Any combination of these may be used to best reach the community affected by the issue.		
	The Break O'Day Council is strongly committed to achieving a leading practice standard on all community consultation.		
POLICY INFORMATION:	Adopted 19 March 2012 - Minute No 03/12.15.4.069		
	Amended 23 April 20104 - Minute No 04/14.13.11.104		



POLICY

1. ROLES AND RESPONSIBILITIES

- 1.1 This policy applies to Elected Members, staff, contractors and agents or consultants acting on behalf of Council.
- 1.2 The General Manager is responsible for:
 - Implementing communication and consultation initiatives in accordance with this
 policy;
 - Reporting on the outcomes of these initiatives to Council, to inform the decision making process; and
 - Reporting on the review and evaluation of this policy.
- 1.3 Council is charged with making decisions on the community's behalf. Appropriate levels of consultation will ensure that decisions are based on community views.

2. PRINCIPLES

This policy is underpinned by the following principles, which are central to effective communications and consultation:

- · Identify affected community members in each specific circumstance;
- Ensure information is easily understood and accessible to identified affected community members, and includes contact details for obtaining further information in all communications:
- Provide a range of appropriate and timely opportunities for people to access information and to be involved, taking account of barriers to access due to language, disability, access to technology or cultural issues;
- Define the parameters of the consultation process for each specific topic, and identify what aspects of the decision can be influenced by community involvement;
- Listen and respond to community views in a balanced way, taking into account all submissions made by affected community members;
- Keep records and provide feedback concerning decisions made as a result of consultation;
- Review and evaluate the policy to ensure ongoing improvement in the way it involves the community in its decision-making processes;

3. THE DECISION MAKING PROCESS

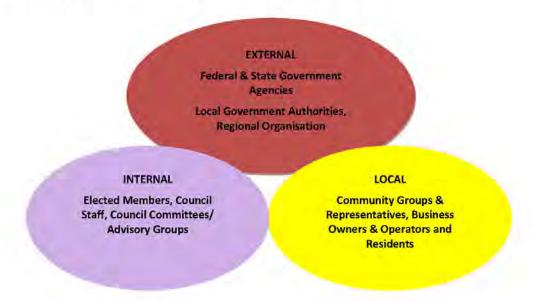
- 3.1 Community engagement is one aspect of Council's decision making process. Council seeks to take account of the views and aspirations expressed by the community and stakeholders, and balance those with other influences such as budgetary constraints; legislative obligations and also in seeking alignment with State and Federal Government strategic objectives to make decisions within the context of Council endorsed strategic directions.
- 3.2 The following diagram identifies the various stakeholders that Council will consult with based on an assessment of to whom the issues are considered to be relevant. In some cases the relevant consultation group will include stakeholders from more than one sector, depending upon the issue being considered.

#CB03 - Community Engagement Policy

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VARIOUS STAKEHOLDERS - INFLUENCING THE OUTCOME



4. CONSULTATION METHODS

- 4.1 Generally, the strategic objective of any community consultation plan is to ensure that all residents receive regular information about Council's achievements, objectives and performance, are advised of major issues affecting the community and are given adequate notice and opportunity to comment.
- 4.2 Elements of this process include:
 - A regular community newsletter
 - Other direct mail publications or letterbox drops, as appropriate.
 - Advertising in the local newsletters, the Examiner and other newspapers and publications.
 - Regular media releases and briefings.
 - Community forums and stakeholder meetings.
 - Market research or surveys.
 - The Council website.
 - General fixed displays (noticeboards in the Council foyer, outside and the library).
 - Specific displays.
 - Questionnaires and circulars at Council offices.
 - Focus groups (randomly chosen, targeted stakeholders or voluntary).

5. PROCESS FOR COMMUNITY CONSULTATION AND ENGAGEMENT

The following process will be implemented when Council determines that public or community consultation is to be undertaken:

#CB03 - Community Engagement Policy

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- Identify affected community members relevant to the consultation topic;
- Decide the key messages to be delivered to affected community members;
- Identify the parameters of the consultation initiative, that is, what aspects of the decision can be influenced;
- Identify a range of appropriate options for communicating information to stakeholders and inviting involvement – "the communication strategy";
- Identify contact person(s) and contact mechanisms for interested parties to obtain further information:
- Identify timeframes relevant to the consultation initiative. Council will aim to provide at least two (2) weeks' notice of any consultation forums or opportunities, and will ensure a period of twenty one (21) days is allocated from the date of inviting involvement to the final closing date for submissions (unless a lesser or greater timeframe is dictated via legislative requirement);
- · Determine who is responsible for:
 - Implementing the communication and consultation strategy;
 - Reporting to Council on the outcomes;
 - Providing feedback about the decision to participants;
 - Ensuring appropriate records are kept.

6. STATUTORY REQUIREMENTS

- 6.1 In a number of areas the Council is required to comply with specific legislative requirements – such as minimum periods, publication in the Gazette and newspapers.
- 6.2 Consultation processes identified in this Policy should be seen as complementing any prescribed statutory requirements.
- 6.3 Consultation processes beyond statutory requirements will only take place within any legislative limits that may apply.

7. CONSULTATION CATEGORIES

- 7.1 The Community Engagement Policy specifies three (3) levels of activity designed to suit all consultation requirements, ranging from the most basic public notification to a major project or issue of community wide significance.
- 7.2 Each level specifies the minimum statutory requirements relating to community consultation and exceeds them with a mixture of activities that may or may not be required.
- 7.3 It is Council's prerogative to establish the level of consultation required when considering a subject requiring community consultation. The level will need to reflect the minimum statutory requirements relating to that subject.
- 7.4 It will be applied to any matter where consultation is required by legislation, Council policy or when Council considers this to be appropriate.
- 7.5 The General Manager will be responsible for implementation of the Policy, which will include establishing the consultation level and determining which of the elements within that level will be undertaken where Council has not done so.

#CB03 - Community Engagement Policy

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7.6 Any good consultation strategy requires a certain degree of flexibility to suit the specific situation. While setting out minimum standards, each activity level reflects this need by not being too prescriptive. The following list indicates which level may apply for certain activities. (These are examples only and should not be regarded as a comprehensive list.):

Level 1

- Opening hours Council office, Georges Bay Esplanade, St Helens
- Codes of Practice Access to meetings and documents
- Change of street name
- Notice of works (minor)
- Community events
- Change of parking restrictions
- Determining the manner, places and times of its principal office
- Variation to community engagement policy (minor)
- Altering the Code of Practice relating to the principles, policies and procedures that Council will apply to Public Access to Council and Committee Meetings and their minutes and release of documents
- Excluding land from classification as community land (one parcel)
- Planting vegetation where it will have a significant impact on residents,\forall or the proprietors of nearby residents, of advertisers
- Representation reviews
- Lease or licence of community land

Level 2

- Lease of community land
- Community Land Management Plans minor
- New By-Laws
- Traffic Management Plans
- Policies in relation to order making power
- Making By-Laws
- Power to make orders
- Permits
- Street trees

Level 3

- Change to Community Engagement Policy (significant)
- Waste Management
 - Education
 - Process for collection and disposal
- Plan Amendment report of more than local significance
 - Traffic Management Plan Municipality Wide
 - Strategic Plans
 - Plan Amendment Report (PAR) affecting the whole municipality
 - Major projects
 - Council amalgamations
 - Community land classification
 - Excluding land from classification as community land
 - Notice of Works (major)



The consultation process for each level is set out in Appendix 1.

8. PUBLIC ACCESS

This policy document is accessible to the community at the Council O\office at Georges Bay Esplanade, St Helens and on Council's website.

9. MONITORING AND REVIEW

The Break O'Day Council reserves the right to review the elements of the consultation process to suit the requirements of any particular issue.

This Policy will be reviewed every three years in line with the Council's Policy Framework or earlier in the event of major changes to legislation or related policies, procedures or if deemed necessary by the General Manager.



APPENDIX 1

Break O'Day Council's Community Engagement Policy

The following list provides options for each level of community engagement at all levels. It is not exhaustive. In determining the level and methodology of engagement are appropriate, attention is drawn to points 7, 8 & 9 of the policy.

Level 1 Information Gathering Information Provision	Level 2 Community Consultation Testing Information	Level 3 Community Engagement/Participation	
Municipality Wide Issues			
Compliance with statutory requirements (if any) Further options Advertisement in the Examiner. Options are a public notice advertisement, display advertisement. Council's website Fact sheets Displays Letterbox drops Surveys Affected community members feedback	Compliance with statutory requirements (if any) Allow a minimum 4-6 week days for response Report to Council and community on findings Further options Advertisement in the Examiner Council's website Media release, if appropriate Copies of major reports/plans available in the library and for purchase Consider submissions made in response Focus Groups Surveys Fact sheets Displays Letterbox drops Report to Council summarising submissions/surveys for formal Council decision Affected community members feedback	Compliance with statutory requirements (if any) Minimum 6-8 week consultation Report to Council and community on findings Further options Council sets a consultation budget Advertisement in local newspapers and/or the Advertiser Council's website Media release and/or briefings Articles and/or specific publication to all residents Other options. Surveys Workshops Focus Groups Open days Displays/Notice boards Community forums Public submission Copies of major reports/plans available in the library and for purchase Affected community members feedback	



Level 1 Information Gathering Information Provision	Level 2 Community Consultation Testing Information	Level 3 Community Engagement/Participation	
Localised Issues			
Compliance with statutory requirements (if any) Further options Letter of advice to affected properties or properties within 250m of site, as appropriate Fact sheets Affected community members feedback	Compliance with statutory requirements (if any) Report to Council on findings Further options Letter of advice to affected properties or properties within 250m of site, as appropriate Neighbourhood forums Surveys Public submissions Fact sheets Affected community members feedback	Compliance with statutory requirements (if any) Report to Council on findings Further options Letter of advice to affected properties or properties within 500m of site, as appropriate Neighbourhood forums Focus groups Surveys Public submissions Fact sheets Displays Affected community members feedback	
Localised Issues include: - Footpath construction/ma - Street tree planting/remo - Parks and reserves upgra Road reconstruction - Road sealing/major main - Storm water drainage - Traffic management (spe	val/pruning ades tenance cific areas)		

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Community Engagement Strategy 2021-2022



Version: 1 - Date: August 2021

from the mountains to the sea | www.bodc.tas.gov.au

This document has been specifically drafted for use by the Break O'Day Council and the Break O'Day Community, August 2021.

Disclaimer:

Every reasonable effort has been made to ensure that this document is correct at the time of issue. Break O'Day Council disclaims all liability in respect of the consequences of anything done or omitted.

Legislative Requirements:

The Tasmanian Government is currently formulating a new Local Government Act and whilst the prescription within the legislation is still unknown, the proposed Reform Directions have been communicated.

#17 - All Councils will develop and adopt a community engagement strategy

Councils will develop a Community Engagement Strategy after each election, in collaboration with their communities. The Community Engagement Strategy will inform how councils will engage, involves, consult and inform their communities on plans, projects and policies. Councils will be required to follow their Community Engagement Strategy when engaging communities on their Strategic Plan in determining their service delivery priorities and when setting their budget (including rating decisions).

#18 - Removing prescriptive consultation requirements

Councils will have broadened capacity to engage with their communities in accordance with their Community Engagement Strategy. Wherever possible, prescriptive requirements to provide reports and information in a specified way, such as by post, will be removed. Some specific consultation requirements will be maintained where necessary to protect the rights of the community and councils.

(Review of the Local Government Legislative Framework – Approved Reforms, 9 June 2020, pg4).

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Why do we have a Community Engagement Strategy?

To increase the participation of our community in the activities and decisions of Council leading to the community feeling more included in the decision making process.

What is Community Engagement?

Community Engagement in Local Government is a planned, two-way process. Ensuring individuals, stakeholders and community groups have the opportunity to participate in decision-making processes that affect them and enrich project outcomes and issues resolution.

Community Engagement Framework

Our Community Engagement Framework outlines a consistent approach for how we engage across all areas of Council with our community.

The Framework consists of this Strategy and an Implementation Guide for our staff. Our Framework is based on the <u>International Association for Public Participation (IAP2).</u>

Aims of the Strategy

We aim to better inform and involve the community on matters, considerations, innovations and projects that impact them. To make sure members of our community are heard and their views considered as part of Council's decision-making process.

We are committed to continuous improvement and will strive for best practice approaches at all times. Our Community Engagement Strategy will be an evolving document taking into consideration new communication technology, lessons learned, and our changing community demographics and needs.

Aim 1. Inclusion and Accessibility

We will use a variety of communication methods and endeavor to provide everyone the opportunity to participate.

Aim 2. Transparency and Accountability

Provide fairness, transparency and accountability for council decision-making processes that help create a thriving community where everyone feels safe, welcome and connected.

Aim 3. Integrity and Respect

Everyone understands the role and value of community engagement, and Council's engagement processes are consistent and understood.

Aim 4. Open and Honest Communication

A clear and consistent approach to community engagement ensures people can participate in issues and projects relevant to them and can contribute to the decision-making process where appropriate.

Aim 5. Best Practice

Council recognise and implement the most appropriate engagement method according to the matter or project and community context.

Staff have access to tools and resources to perform best practice community engagement, to provide a consistent approach to report back to community.

Guiding Principles

Be Clear – We will be clear about WHAT, WHO and HOW we engage, and how this will effect our decisions.

Be Educated – We will seek to understand the different perspectives in our community; and do our best to help our community understand the issues and projects of interest to them.

Be Timely – We will strive to give the community as much chance as possible to participate.

Be Inclusive – We will use different methods to ensure our engagement is accessible to everyone. We will do our best to provide our community with all the information they need to be part of meaningful consultation.

Be Meaningful – We will strive to identify and engage with people, groups and organisations in our community who have a specific interest, or will be affected by a decision and provide participation opportunities that people value.

Be Transparent and Accountable – We will be honest with our community about the scope and constraints of participation opportunities. We will make engagement data available to the public where possible, and explain how this information influenced decision-making.

Who will we engage with?

Some of the things we will ask ourselves when determining who we will engage with include:

- Who will be directly affected/impacted by this (topic)?
- Who has involvement in the (topic)?
- Who can influence the outcome of this project/issue?

Level of Participation



The IAP2 Spectrum for Public Participation is an internationally recognised tool used in the Local Government Sector. The spectrum identifies five levels of increasing participation.

The level of community participation in decision-making depends on the issue / project and the community context.

Increasing Participation in Decision-Making

	Inform	Consult	Involve	Collaborate	Empower
WHY	Keep people informed about the things that matter to them.	Listen, consult and engage with our community and individuals.	Work with people to ensure their concerns and aspirations inform decision-making.	Build and maintain strong relationships to achieve better outcomes.	Support and facilitate a thriving community.
МОН	Share information to community through effective methods tailored to the situation.	Invite input. Consider and represent our community. Provide feedback.	Support and enable people to directly share their concerns and aspirations. Provide feedback.	Foster partnerships with community to share processes and responsibilities.	Foster and support community leadership and responsibility for our shared future.
WHEN	Decision or outcome complete and is of interest to, or affects, our community.	Community input can have some influence on decision.	Community insights, needs and aspirations are required for decision-making to be effective.	Seeking to innovate joint solutions and develop initiatives of mutual benefit.	Council is prepared to put into place the decision/s made by community.

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How will we engage with you?

Council will adopt an inclusive and accessible approach to our community engagement. We will consider the community needs and capacity, and the type of matter or project when we make choices about the most appropriate form of engagement.

We recognise the increasing capacity and accessibility of technology as a communication tool but we understand that there are many ways to engage with our community and not everyone has access to, or uses, technology. We will preference digital technologies to communicate with our community where appropriate. We will always complement digital methods with non-digital methods to ensure participation is accessible and preference non-digital methods where and when appropriate.

What methods will we use and when?

Each project or issue is unique and we recognize that the needs and aspirations of our community change over time. We will use the IAP2 Spectrum to guide our level of engagement and use the most suitable methods, tools and approaches to meet the level of engagement to our best capability.

IAP2 Level	Suitable methods		
Inform	Digital web page, social media, printed newsletter, media, direct messages and contact.		
Consult	Online and Hard-copy survey including the availability to do them over the counter at reception, community meetings or drop-in sessions		
Involve	Community workshops and/or online forums.		
Collaborate	Establishment of Working Group/Advisory Committee, online forum supported by Council.		
Empower	Community lead action group/committee communicating with Council.		

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Roles and Responsibility

Community engagement is the responsibility of all Council service areas, teams and employees.

Council is elected to make decision on behalf of the community for the benefit of the whole community.

The Council seeks to take account of the views, needs, issues and aspirations expressed by the community through the engagement process and to balance these with other influences such as budgetary and legislative constraints to make informed decisions.

When we engage?

- ✓ On projects or issues of significant community interest for example the Annual Plan, Financial Budgets and Annual Report
- ✓ When a Council decision could have significant impact on the community or a stakeholder group
- ✓ When there is an opportunity to involve the community in decisions relating to the nature, scope, design or delivery of a project or initiative
- ✓ When an outcome involves a change in services or infrastructure provided by Council
- ✓ When Council has a statutory, legislative or regulatory requirement

When can't we engage?

- X When timeframes and direction has been provided by other levels of government
- X When an immediate response is required, such as in an emergency situation
- X When a decision must be made because of legal or safety requirements
- X When the activity is considered "business as usual" and there is no new information to consider
- X When community input would not influence a decision

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How will we report back to our community?

Part of our commitment to our community is that we will report back with the results of our engagement and how this information influenced a decision.

We will compile results from our consultation and formulate a report which will be made available on our website. We will promote reports through different digital and non-digital methods. Reporting back does not apply to the INFORM level of the IAP2 spectrum.

How will we ensure meaningful engagement?

Feedback and evaluation of our engagement process is essential to ensure that our Community Engagement is meaningful. We will adopt a formal internal process to ensure we review our engagement practices. We will consider, among other things:

- Was our process inclusive and accessible?
- Did we talk to the right people?
- Did we ask the right questions?
- Was the timing right?
- Was the information easy to understand?
- What worked well and what didn't?
- Did we have the right resources?
- What feedback did we receive from the community about the consultation?
- What learnings are there for next time?

A copy of our Community Engagement procedures and policies can be found on our website if you would like more detail.

Review and Reporting

The Manager, Community Services will oversee the management of the Community Engagement Framework.

Each department manager of Council is responsible for developing their own Engagement Plans based on this framework.

Engagement Plans are developed with the Communication Coordinator to ensure alignment with this framework.

We will review this document each Local Government election year.

We will include in our Annual Report a summary of our Engagement Activities.

References and Resources

Available on our website https://www.bodc.tas.gov.au/

- Break O'Day Council's 10 year Strategic Plan 2017 2027
- Break O'Day Council's Community Engagement Policy
- Break O'Day Council's Community Engagement Guideline
- Break O'Day Council's Communication Strategy

Definitions

COMMUNICATION

"Communication" means the provision of one-way information to advise the community and stakeholders about a project, initiative or issue. It can also involve two-way dialogue with community and stakeholders to achieve a particular outcome.

COMMUNITY

"Community" means all residents, ratepayers, landowners and members of the public including individuals, groups, visitors, organisations, government and business.

STAKEHOLDER

"Stakeholder" means a person, group or organisation who may be affected by, have a specific interest in, or influence over, a council decision or issue under consideration.

COMMUNITY ENGAGEMENT

"Community Engagement" means an expression representing the variety of methods used by Council to enable the community to participate in decision-making where appropriate.

STAKEHOLDER ENGAGEMENT

"Stakeholder Engagement" means the process by which an organisation involves people who may be affected by the decisions it makes, or can influence the implementation of its decisions.

PUBLIC PARTICIPATION

"Public Participation" means the involvement of those affected by a decision in the decision- making process.

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Community Engagement Plan TEMPLATE

For Participation Levels CONSULT INVOLVE COLLABORATE and EMPOWER For Participation Level INFORM skip to PROMOTION Section

Please fill in this template and email to the Communications Coordinator

Topic

· What is it that you are engaging about?

Seeking Community Feedback on the Draft Community Engagement Strategy

Rationale:

- · Why are we seeking engagement from the community?
- · What are you aiming to achieve?

Ensure the community understand the Strategy

- Allow the community to provide feedback on the Strategy
- . Testing the content of the Strategy to make sure it fits with community expectation
- Testing the document to make sure we have not missed anything

Participation Level	(Refer to page 9 of the Strategy)	
CONSULT 🚺 IN	VOLVE COLLABORATE	EMPOWER
Engagement Metho	ds (Refer to pg10 of the Strategy)	
IAP2 Level	Methods	Checkbox
CONSULT	Online and hardcopy surveys	✓
	Community Meeting or Drop-In session	
	Other:	
INVOLVE	Community Workshop and/or Online Forum	
	Other:	
COLLABORATE	Working Group/Advisory Committee	
	Online Forum	
	Other:	
EMPOWER	Community action group/committee	
	Other:	

Audience:

- Who do you need to communicate with?
- Who will be affected by this?
- Are there any individuals or groups that have an interest? Consider whether you will communicate with them differently.

Main Audience:

Break O'Day Community

Stakeholders:

Who	Level of influence High/Low)	Method of communication
Council Staff	High	Staff Meeting/Email/Acces to doc
Councillors	High	Council Meeting/Access to doc

Key Dates:

DATE	ACTIVITY	DETAIL
21 Feb	Council Meeting	Final Draft to Council+Survey and Comms Plan for endor
23 Feb	Open Survey	Open weblink on survey Monkey
23 Survey	Promotion	Start promoting the survey and Draft
1 April	Close Survey	Close weblink
4 April	Collate	Collate survey info and feedback in report
End of April	Implement	The Draft becomes the Strategy

Promotion:

PLATFORM	ACTIVITY
Digital web page	Set up page to host Strategy and links to survey
Social media	Promote the webpage and links
Printed newsletter	Include QR Code link to the website
Media Release	Sed info to Coastal Columnand Valley Voice
Community Notice Board	Place Poster with QR Code in the Community Notice Board
Direct Email Messages	EDMs: Newsletter, Business, Community Groups
Other:	

Tools

What Tools do you require to deliver and promote your engagement and do you require help developing these?

TOOL	CHECKBOX	Responsibility
Poster	1	JR
Social Media Post	V	JR
Survey Monkey Links	✓	JR
QR Code – Link	V	JR
Media Release	V	JR
Eventbrite link		-
Blurb for the website	✓	JR
FAQ sheets		
Community Engagement Pack – For workshops/forums		
Online Forum set up		
'Have your Say' Banners		
Extra Staffing	F 1 - 1	
Venue Booking ie Portland Hall		
Catering		
Other:		

INTERNAL:

Have you considered whether this project/topic has any repercussions for staff and how you will communicate this with them.

- · Will this affect any other staff members?
- Are there any staff members that need to be aware of this?

DEPT/STAFF	ACTION	DETAIL
ALL	Attend Management Team meetin	Run managers through docs
	Mention in Staff Meeting	Purpose and Access
	S;Drive	All docs accessible
	Ongoing Support	CC to provide support

Anything further to add or note?

Form last updated 16 Feb 2022

What is the survey all about?

Council has drafted a Community Engagement Strategy to ensure everyone in our community can participate in decision-making on issues that matter to them.

To make sure our Strategy meets the expectations of YOU, our community, we would like to hear your feedback on the Draft Strategy.

All feedback you provide us with is anonymous. Your insights are important.

Your responses will be collated and used to make sure the Community Engagement Strategy will provide a useful guide for Council and community to engage with each other for the best outcomes for our community. The Strategy will form part of a Community Engagement Framework including tools and guidelines to ensure everyone is informed of Council activities and have the opportunity to participate in the decision-making processes of Council on issues that affect them.

A collated report of community feedback, and how it contributed to the Strategy, will be made public on our website under My Community/Community Consultation

You can find a copy of the draft by CLICKING HERE

	re your preferred methods of Communication with Council?
	ction of the survey relates to pages 8-10 of the Community Engagement Strategy and the vels of Participation (pictured below).
ommu Inderst	edback to the following questions will help us understand the best way for us to nicate with you whether we are INFORMING, CONSULTING or INVOLVING as well as anding how much involvement in decisions the community is willing to commit to when we LABORATING OR EMPOWERING.
	w have you found out about Council activities in the past?
Selec	at all that are applicable
	Council's Monthly Newsletter
	Council's Website
Ш	Council's Facebook page
	Via direct email
	Community Notice Board or Shop window
	Word of mouth - Through my community connections
	Other (please specify)
- 2	
2. W	nen Council has opened up Community Consultation in the past, how have you made sure your voi
	neard?
Selec	at all that are applicable,
	Online Survey
	Hard Copy Survey
	Attended a Community meeting or drop-in session
	Other (please specify)

-	nunity workshops or online forums
	Yes
	No
	Any comments or feedback?
T	
	issues that are important to you, have you, or would you consider being part of a Working Gr
-	sory Committee or similar that was supported by Council?
17	Yes
0	No
0	If No please explain
F	
	issues that are important to you, have you or would you be interested in leading a community
group	o/committee that reports back to Council?
Q	Yes
0	No.
A	If No please explain
	we we explained the IAP2 Level of participation so that you understand how each of the levels
and f	now we will use them?
Ш	Yes
	No
	If No - Please let us know what we can do to make this easier to understand.
-	and the control of th

age 5 o lease le	d with? If the Draft Strategy outlines our Aims, page 6 outlines 6 Guiding Principles.
	et us know whether you agree with these and whether there is anything we have missed
1314,4314	uld be considered.
-	
	ase tick the Aims that you agree with.
	Inclusion and Accessibility - We will use a variety of communication methods and endeavor to provide everyone the apportunity to participate.
-	Transparency and Accountability - Provide fairness, transparency and accountability for council decision-making processes that help create a thriving community where everyone feels safe, welcome and connected.
	Integrity and Respect - Everyone understands the role and value of community engagement, and Council's engagement processes are consistent and understood
	Open and Honest Communication -A clear and consistent approach to community engagement ensures people can participate in issues and projects relevant to them and can contribute to the decision-making process where appropriate
	Best Practice -Council recognise and implement the most appropriate engagement method according to the matter or
5	project and community context. Staff have access to tools and resources to perform best practice community engagement, to provide a consistent approach to report back to community.
П	Do you have any other comments or feedback?
_	
8. Ple	ase select the Guiding Principles that you agree with.
	Be Clear - We will be clear about WHAT, WHO and HOW we engage, and how this will affect our decision-making.
	Be Educated – We will seek to understand the different perspectives in our community; and do our best to help our community understand the topics and projects of interest to them.
	Be Timely – We will strive to give the community as much chance as possible to participate.
_	Be Inclusive – We will use different methods to ensure our engagement is accessible to everyone. We will do our best to provide our community with all the information they need to be part of meaningful consultation.
	Be Meaningful – We will strive to identify and engage with people, groups and organisations in our community who have specific interest, or will be affected by a decision and provide participation opportunities that people value.
	Be Transparent and Accountable – We will be honest with our community about the scope and constraints of participation opportunities. We will make engagement data available to the public where possible, and explain how this information influenced decision-making.
	Any feedback or comments?
T	

trategy you will find a list of reasons when we can and
m= 20 2 / 20 m
J'T engage?
1
,
list of ways that you can communicate with Council (Liste
ter or may a trial year activities to the country (Electronic View)
ication with Council?
Speaking with one of the Councillors
Attending a Council Meeting
Petition

An page 11 and 12 you will find information on how we will report back to our community and how we will make sure the engagement process is meaningful and transparent. 11. When we produce reports about our engagement activities they will be available on our website. Whe would you like to see in these reports? Please select all that are applicable. Survey statistics including graphs. Visual representation of the comments received in Word Cloud. A full list of all the comments that were made during the process. An explanation of how the findings of the consultation process informed Council's decision. Summary of key themes and findings. Detail on the process we used to engage. Is there anything else that you would like to see included in the report? In order to make sure the engagement process is meaningful, we will review our processes and consider the following: Was our process inclusive and accessible? Did we talk to the right people? Did we talk to the right questions? Was the information easy to understand? What the information easy to understand? What learnings are there for next time? What learnings are there for next time? Sthere anything else you think we should include in our review process?	The will make sure the engagement process is meaningful and transparent. 11. When we produce reports about our engagement activities they will be available on our website. What would you like to see in these reports? Please select all that are applicable. Survey statistics including graphs Visual representation of the comments received is Word Cloud A full list of all the comments that were made during the process An explanation of how the findings of the consultation process informed Council's decision Summary of key themes and findings Detail on the process we used to engage Its there anything else that you would like to see included in the report? In order to make sure the engagement process is meaningful, we will review our processes and onsider the following: Was our process inclusive and accessible? Did we talk to the right questions? Was the information easy to understand? What worked well and what didn't? Did we have the right resources? What feedback did we receive from the community about the consultation? What learnings are there for next time?		sure engagement is meaningful and how we will report back to you.
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pectations?					
Walter Committee of the	clear and easy to	understand is the	e document?		
Easy					
Neutral					
Difficult					
Do you have	any comments or quo	estions?			
Do you have ar	y further commer	nts, feedback or su	iggestions you	would like to a	add?

little about you.	nattavas in have popula librata has appropried
o we can understand whether there are any ease answer the below questions.	patterns in how people like to be engaged with,
* 15. What Area do you live in?	
St Helens/Steiglitz/Akaroa	Fingal/Mathinna/Mangana
Scamander/Beaumaris	Pyengana/Goulds Country / Weldbourugh
Falmouth/Four Mile Creek / Seymour	Ansons Bay
St Marys/Cornwall	Binalong Bay / The Gardens
Other (please specify)	
4 AO MHE A CANADA CANADA CANADA CANADA CANADA CANADA CANADA CANADA	
* 16. What age group are you in? Under 18	A 7 55-64
① 18-24	65-74
25-34	75-84
35-44	
45-54 Before you go, would you like to added to ou	ur email database to receive our newsletter? If so please
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04/22.15.3 Waiver of Fees for hire of Bendigo Bank Community Stadium – Bay of Fires Arts Association

ACTION	DECISION
PROPONENT	Council Officer
OFFICER	Chris Hughes, Community Services
FILE REFERENCE	004\010\006\
ASSOCIATED REPORTS AND	Nil
DOCUMENTS	

OFFICER'S RECOMMENDATION:

Council provide additional support for this event in 2022 by waiving the Stadium hire fees for the nine (9) day hire but the Bay of Fires Arts Association will be responsible for the cleaning costs of the facility during the hire period totally \$440.00.

INTRODUCTION:

Council has received a request from the Bay of Fires Arts Association requesting assistance from Council to waiver the cost and hire fees associated with hiring the Bendigo Bank Community Stadium for the Bay of Fires Winter Arts Prize held in June 2022.

PREVIOUS COUNCIL CONSIDERATION:

No previous Council consideration.

OFFICER'S REPORT:

This request is outside of Council's policy – this request falls under Category D of the Policy:

Category D – Full Concession – eligible for 100% concession on the full commercial rate (ie. free venue hire)

This category applies to groups/organisations that fall outside categories B and C. Any group/organisation applying for Category D must provide evidence of their exceptional circumstances. Fundraising events for fire and flood events are examples of Category D. All applications for full concession require Council approval.

The Bay of Fires Arts Festival does fall under Category C:

Category C – Community Interest Groups – eligible for a 50% concession on the full commercial rate

This category applies to; the activities of groups/organisations that do not receive State or Federal funding but raise funds from other sources including membership, sponsorship, project-focused grant funding and/or Council funding.

Examples of groups that might be located within this category are: not for profit playgroups and child-focused early intervention groups, religious/spiritual groups or church-based/place of worship organisations, schools, registered charities, clubs/leisure/education/amateur sporting/lifestyle activities (run by volunteers or with volunteer labour), incorporated organisations, not for profit community groups (limited funding), and Council operated services and activities.

This prize enters its 10th Year this year and because of the popularity of this prize and a new prize named the Locals Art Prize, plus the forever changing restrictions with Covid, it has been determined that a much larger space is needed to display the works.

The Bendigo Bank Community Stadium was selected as the most appropriate and convenient place in which not only could these two prizes be held but other artisan-type features such as markets could be incorporated.

The Minister for the Arts has agreed to open the festival.

Any additional support provided by Council will be for the 2022 period only.

STRATEGIC PLAN & ANNUAL PLAN:

Strategic Plan 2017 - 2027

Goal

Community - To strengthen our sense of community and lifestyle through opportunities for people to connect and feel valued.

Strategy

Foster and support leadership within the community to share the responsibility for securing the future we desire.

Annual Plan 2017-2018

LEGISLATION & POLICIES:

N/A

BUDGET; FUNDING AND FINANCIAL IMPLICATIONS:

The costs for this event are: \$500 hire fee, per day @ nine (9) days \$4,500. The only budget implication to Council is the cost of cleaning the venue during and after the use.

VOTING REQUIREMENTS:

Absolute Majority.

04/22.16.0 DEVELOPMENT SERVICES

04/22.16.1 Development Services Report

ACTION	INFORMATION		
PROPONENT	Department		
OFFICER	Development Services		
FILE REFERENCE	031\013\003\		
ASSOCIATED REPORTS AND	Nil		
DOCUMENTS			

OFFICER'S RECOMMENDATION:

That the report be received.

INTRODUCTION:

The purpose of this report is to provide Councillors with an update of various issues which have been dealt with by the Development Services Department since the previous Council meeting.

PREVIOUS COUNCIL CONSIDERATION:

Provided as a monthly report – Council consideration at previous meetings.

OFFICER'S REPORT:

KEY DEPARTMENT STRATEGIC OR OPERATIONAL MATTERS:

- ✓ Fulfilled Building Surveyor Vacancy
- ✓ Progressing Responses to Representations for Local Provision Scheme (Statewide Planning Scheme);
- ✓ Commenced Drafting of new Strata Policy;

PLANNING REPORT

The following table provides data on the number of applications approved for the month including statistical information on the average days to approve and the type of approval that was issued under the Land Use Planning and Approvals Act 1993:

														EOFY 2020 /
	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	YTD	2021
NPR	4	6	5	3	3		2	5	4				32	
Permitted	5	4	2	1	4	4	3	1	4				28	
Discretionary	27	24	16	14	20	15	13	11	7				147	
Amendment	3	3	1	1	2	2	2	1	3				18	
Strata		1		1	1		1		1				5	
Julia				_			_							
Final Plan	2		1		3	2							8	
Fillal Flati														
Adhesion						1			1				2	
Adriesion						1								
Petition to														
Amend														
Sealed Plan	2												2	
Boundary														
Rectification						1						1	1	
												1		
Exemption								1	1				2	
Total														
applications	43	38	25	20	33	25	21	19	21			<u> </u>	245	307
	ı					ı	ı	1	1			T		7
Ave Days to Approve														
Nett *	31.1 3	30.13	28.92	33.35	34.84	26.2	37.71	36.73	23.61				31.4	
11000		30.13	20.32	33.33	34.04	20.2	37.71	30.73	23.01	1	1	1	31.4	_

^{*} Calculated as Monthly Combined Nett Days to Approve/Total Applications

The following table provides specific detail in relation to the planning approvals issued for the month:

March 2022

DA NO.	LOCATION	DESCRIPTION	SECTION	Day to Approve Gross	Days to Approve Nett
146-2021					
ADHESION	Stieglitz	Discharge of Adhesion	ADHESION	268	16
038-2022		Upgrade Telecommunications			
	Stieglitz	Facility	EXEMPTION	17	17
039-2022	St Helens	Replacement Deck	NPR	16	16
372-2021	St Helens	2 x Storage Sheds (Multiple Storage Facility)	S57	51	32
275-2021					
AMEND	Seymour	Increase to Dwelling Height	S56	20	20
037-2022	Beaumaris	Fencing	S58	12	12
028-2022	Stieglitz	Shed with Amenities	NPR	27	0
352-2021	St Helens	Dwelling & Widen Crossover	S57	28	27
338-2021					
STRATA	St Helens	2 Lot Strata Development	STRATA	101	57
015-2022	Falmouth	Change of Use to Visitor Accommodation	S57	38	38
048-2022	Scamander	Demolish Shed & New Ancillary Dwelling	NPR	10	0
040-2022	Stieglitz	Change of Use to Visitor Accommodation	S58	25	25
088-2021	St Helens	Dwelling	S57	27	26
011-2022	St Helens	Change of Use to Visitor Accommodation	S57	37	36
067-2022	Weldborough	Boundary Adjustment	S58	14	14
059-2022	Scamander	Boundary Adjustment	S58	23	23
224-2021					
AMEND	Falmouth	Increase Width of Workshop	S56	36	36
032-2022	Binalong Bay	Change of Use to Visitor Accommodation	S57	44	35
196-2017					
AMEND	Weldborough	Change Carport to Garage	S56	30	30
005-2022	6 1	Dwelling Additions & Alterations, Change of Use (Shed to Ancillary	657	2-	
	Stieglitz	Dwelling) and New Shed	S57	35	34
071-2022	Akaroa	Dwelling & Shed	NPR	2	2

TOTAL 21

BUILDING PROJECTS REPORT

Projects Completed in the 2021/2022 financial year

Description	Location	Updates	
Community Services Storage Shed	St Helens Works Depot	Completed August 2021	
Lions Park Renovations	Park Renovations Lions Park Co		
New Shade Structure	Scamander Reserve	Completed November 2021	
Relocation of Community Garden	St Helens Sports Complex -	Completed January 2021	
Site Office & Infrastructure	Community Garden Site		

Projects ongoing – Capital Works Program (Includes carried over projects previous financial years)

Description	Location	Up	odates
Marine Rescue Additions	St Helens Foreshore	•	Nearing Completion.
Re-Roof and	St Helens Sports	•	Works Commenced;
Weatherproofing of	Complex	•	Next phase of works pending outcomes of St Helens
athletics building			Sports Complex Masterplan consultation.
New Amenities building	Wrinklers	•	Building Completed and Operational;
	lagoon carpark	•	Carpark Sealing remains outstanding.
New Accessible/Family	St Marys Community	•	Works Commenced;
Toileting Facility	Space	•	Due for Completion June 2022.
Building Improvements	St Helens Council	•	Works substantially completed;
	Chambers	•	Minor fit out works to be completed.

Approved Capital Works Program – Current Financial Year - not yet started

Description	Location	U	pdates
Building upgrades	St Marys Railway Station	•	Works scoping and scheduling of works to be
			confirmed.
Old Tasmanian Hotel	20 Talbot Street, Fingal	•	Successful funding application through Black Summer
Site – New Storage			Bushfire Recovery Grants Program – works program
Shed			delayed in line with grant funding guidelines.
New Solar Panels &	St Marys Community	•	New project - Approved in 2021/2022 Capital Works
Heating	Hall		Program
Improvements		•	Scoping and works and quotations currently being
			sourced.
St Marys Waste	St Marys Waste Transfer	•	New project - Approved in 2021/2022 Capital Works
Transfer Station	Station		Program
Additions		•	Work scope to be confirmed and consultation to be
			scheduled.
New Lighting Towers	St Helens Sports	•	Planning Application Approved;
	Complex – Football Oval	•	Building Application submitted early Feb 2022;
		•	Works scheduled delayed due to availability of
			materials – pending further advice.

The below table provides a summary of the building approval issued for the month including comparisons to the previous financial year.

Building Services Approvals Report March 2022

No.	BA No.	Town	Development	Value
1	2021 / 00240	St Helens	New Lighting Towers	\$150,000.00
2	2022 / 00036	St Helens	New Plant Room/Pump Room	\$500,000.00
			New Dwelling/Visitor Accom inc Garage &	
3	2020 / 00205	Binalong Bay	Decks	\$407,000.00
4	2021 / 00002	Binalong Bay	New Telecommunications Tower	\$300,000.00
5	2021 / 00191	St Marys	New Dwelling & Carport	\$356,410.00
6	2022 / 00033	St Marys	New Farm Shed	\$150,000.00
7	2021 / 00208	St Helens	New Dwelling	\$491,330.00
	2021 / 00215 -			
8	STAGE 1	Beaumaris	New Shed with Amenities	\$45,000.00
9	2021 / 00020	Cornwall	New Shed	\$65,000.00
			Dwelling (Alterations & Additions) & Carport	
10	2020 / 00146	Stieglitz	(New)	\$117,000.00
11	2020 / 00186 - 1	St Helens	New Visitor Accommodation	\$240,000.00
12	2021 / 00313	St Helens	New Dwelling incorporating Veranda & Shed	\$187,000.00
13	2021 / 00298	Akaroa	New Shed inc. covered area & bathroom	\$36,000.00
14	2021 / 00328	Four Mile Creek	New Ancillary Dwelling inc. Deck/Veranda	\$102,000.00
15	2021 / 00247	Goulds Country	New Telecommunications Tower	\$250,000.00
			Partial Demolition & Additions/Alterations	
16	2020 / 00318	Ansons Bay	- Two Storey Dwelling inc. Garage	\$149,000.00
			New Telecommunications Tower & Retaining	
17	2021 / 00284	Mathinna	Wall	\$250,000.00

ECTIMATED VALUE OF DUBI DING ADDDOVALC FINANCIAL VEAD	2020/2021	2021/2022
ESTIMATED VALUE OF BUILDING APPROVALS FINANCIAL YEAR TO DATE	\$15,249,815.00	\$20.254.640.00
TO DATE	\$15,249,815.00	\$20,354,640.00

	MONTH	2021	2022
ESTIMATED VALUE OF BUILDING APPROVALS			
FOR THE MONTH	March	\$3,447,702.00	\$3,795,740.00

NUMBER BUILDING APPROVALS FOR FINANCIAL	MONTH	2020/2021	2021/2022
YEAR TO DATE	March	118	143

ENVIRONMENTAL REPORT

Description	Updates
Flood Management	A report describing the likely scenarios for river breakouts across Lower George Floodplain has been completed. The next stage of this delayed Impact Assessment project will investigate consequences for affected land, infrastructure and businesses. It will also consider strategies for minimising risks to the Break O'Day community, economy and natural environment.
Cat Management	Plans for cat management activities over May and June are progressing. Partnering with the local Vet and RSPCA, these include a subsidy to encourage microchipping and de-sexing of cats and a pilot to manage stray and roaming cat colonies with support from the RSPCA with their Animal Welfare Response vehicles and veterinary support.
Break O'Day Council NRM Committee	The Committee met in March and is meeting again ahead of Council's Meeting to discuss Environment and NRM priorities for 2022-23, Committee membership renewal and participate in the current local government reform consultation.
Dog Management and Shorebirds	The cooperative campaign by community volunteers with council, PWS, NRM North and BirdLife Tasmania is organizing and final effort over Easter and school holiday period. The focus, now nesting season has ended, shifts to this seasons fledglings and their parents, and their need to feed, grow and reach breeding age safely.

Recreational Water Quality

The *Public Health Act 1997* requires that Councils to monitor recreational waters (including public pools and spars) using the Tasmanian Recreational Water Quality Guidelines.

The 2021/22 sampling season has now ended.

			5,18	Jan.	31 Jan	7 Feb.	7 & 21	March
Recreational water	7 Dec. 2021		2022	2022			2022	
Recreational water		Rec.		Rec.		Rec.		Rec.
	Ente*	WQ#	Ente*	WQ#	Ente*	WQ#	Ente*	WQ#
Grants Lagoon mouth A	N/A		40	Good	10	Good	135	Good
Grants Lagoon mouth B	<10	Good	20	Good	N/A		N/A	
Grants Lagoon footbridge	<10	Good	<10	Good	<10	Good	52	Good
Grants Lagoon (camp ground)	<10	Good	<10	Good	<10	Good	98	Good
Beauty Bay	<10	Good	<10	Good	20	Good	41	Good
Yarmouth Creek	<10	Good	50	Good	<10	Good	20	Good
Wrinklers Lagoon	10	Good	<10	Good	60	Good	20	Good
Scamander River mouth	20	Good	<10	Good	<10	Good	<10	Good
Henderson Lagoon	100	Good	90	Good	<10	Good	<10	Good
Denison Rivulet	60	Good	20	Good	20	Good	132	Good

^{*} Enterococci /100ml # Recreational Water Quality class (from Tasmanian Guidelines)

The results for water samples indicate conditions for all these waters have been safe for swimming during the season according to the Tasmanian Recreational Water Quality Guidelines.

All natural waters may be subject to local poorer water quality from time to time due to weather or other conditions. There has been regular rain over the summer and in a few cases follow-up sampling was required, and confirmed good recreational water quality is the norm in the waters monitored.

PUBLIC HEALTH REPORT

Immunisations

The *Public Health Act 1997* requires that Councils offer immunisations against a number of diseases. The following table provides details of the rate of immunisations provided by Council through its school immunisation program.

MONTH	2021/2022		20	020/2021
	Persons Vaccinations		Persons	Vaccinations
July - December	43	45	50	58
January - June			90	90
TOTAL	43	45	140	148

Sharps Container Exchange Program as at 6 October 2021

Current Year	Previous Year
YTD 2021/2022	YTD 2020/2021
28	16

STRATEGIC PLAN & ANNUAL PLAN:

Strategic Plan 2017-2027

Goal

Environment – To balance our use of the natural environment to ensure that it is available for future generations to enjoy as we do.

Strategy

- Ensure the necessary regulations and information is in place to enable appropriate use and address inappropriate actions.
- Undertake and support activities which restore, protect and access the natural environment which enables us to care for, celebrate and enjoy it.

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Not applicable.

BUDGET; FUNDING AND FINANCIAL IMPLICATIONS:

Not applicable.

VOTING REQUIREMENTS:

Simple Majority.

04/22.16.2 NRM Committee Meeting – Receipt of Minutes

ACTION	DECISION
PROPONENT	NRM Special Committee
OFFICER	Polly Buchhorn, NRM Facilitator
FILE REFERENCE	014\002\001\
ASSOCIATED REPORTS AND	Draft Meeting Minutes - NRM Special Committee - 15 March
DOCUMENTS	2022

OFFICER'S RECOMMENDATION:

That Council receive the Minutes of the NRM Committee Meeting held on 15 March 2022 and consider any items from the Committee for further Council attention.

INTRODUCTION:

The Break O'Day NRM Special Committee met on 15 March 2022 at the Break O'Day Child and Family Centre.

PREVIOUS COUNCIL CONSIDERATION:

12/21.16.2.276 Moved: Clr L Whittaker / Seconded: Clr J Drummond

That Council receive the Minutes of the NRM Committee Meeting held on 16 November 2021, acknowledging advice and considering recommendations from the Committee for further Council attention.

CARRIED UNANIMOUSLY

09/21.16.6.209 Moved: Clr G McGuinness / Seconded: Clr K Chapple

- 1. That Council receive the Minutes of NRM Committee Meetings held on 4 May 2021 and 13 July 2021, acknowledging any advice and considering recommendations from the Committee for further Council attention.
- 2. Council acknowledges the NRM Special Committee's request regarding the Bay of Fires Master Plan project and advises the Committee that the committee will be undertaking its role through the forthcoming community consultation and providing Council with its feedback on the draft Plan as the project progresses.

CARRIED UNANIMOUSLY

OFFICER'S REPORT:

Minutes from the NRM Committee's meeting in March are attached for Councils attention and to be formally received. While a quorum of members was not present at the meeting the NRM Committee charter provides for decisions to be supported by other members by correspondence and ratified at the following meeting. There were in any case no decisions needed on NRM issues of significance.

The table below lists current outstanding NRM Committee actions or advice following the meeting, to be noted and/or considered for further attention by Council.

	Item	Status		
4 Augus	4 August 2020			
6.2.1	6.2.1 Public call and direct search for community, education and forest industry			
	representatives to nominate for vacancies on Council's NRM Committee			

Council should discuss any matters for further action.

STRATEGIC PLAN & ANNUAL PLAN:

Break O'Day Council Strategic Plan 2017 – 2027

Goal

Environment - To balance our use of the natural environment to ensure that it is available for future generations to enjoy as we do.

Strategy

- 1. Ensure the necessary regulations and information is in place to enable appropriate use and address inappropriate actions.
- 2. Increase the community's awareness of the natural environment; the pressures it faces; and actions we can take to sustain it and what it provides.
- 3. Undertake and support activities which restore, protect and access the natural environment which enables us to care for, celebrate and enjoy it.
- 4. Recognise and alleviate the issues and risks to the environment from our use, and the risk to us from a changing environment.

LEGISLATION & POLICIES:

Local Government Act 1993 – Section 24 Special Committees Local Government (Meeting Procedures) Regulations 2015

BUDGET; FUNDING AND FINANCIAL IMPLICATIONS:

Nil

VOTING REQUIREMENTS:

Simple Majority.



Minutes

NRM SPECIAL COMMITTEE MEETING

Tuesday 15 March 2022 12:30 - 2:15 pm

BREAK O'DAY CHILD & FAMILY CENTRE

Meeting room, 1 Groom St. St Helens, from 12 noon

1 Attendance

Present: Councillor Janet Drummond (Break O'Day Council - Chair); Dom Neyland (Parks and Wildlife Service); Howard Jones (Community Representative); Craig Lockwood (Marine Aquaculture).

Attending and meeting note taking: Polly Buchhorn, NRM Facilitator.

That a Quorum was not present was recognised. Members determined they would continue and decisions made would need to be confirmed at the next Meeting, in accordance with the NRM Committee Charter.

Apologies: Tim Rhodes (Agriculture Industry); Clr Lesa Whittaker (Break O'Day Council); Clr Kristi Chapple (Break O'Day Council);); Todd Dudley (NE Bioregional Network).

1.1 Acknowledgement of Country

We acknowledge the Traditional Custodians of the land on which we work and live, the Palawa people of this land Tasmania, and recognise their continuing connection to the lands, skies and waters. We pay respects to the Elders past, present and future.

Committee members briefly discussed this addition to opening of their Meetings in future. Janet Drummond noted this extends what Council does already to the Committee. It was noted the Committee should make the acknowledgement with sincerity, not just the words. And that reflections from a member from the local Aboriginal community would be welcome, but that place on the NRM Committee for a representative was still vacant.

2 Confirmation Minutes of Meeting

2.1 Minutes of Meeting

2.1.1 Motion: That the minutes of the Meeting held on Tuesday 16 November 2021 at Break O'Day Child and Family Centre be confirmed.

Moved: Janet Drummond Seconded: Howard Jones Carried

2 Declaration of interest of a member or close associate

Nil

3 Business arising from the previous meeting

3.1 River Water Quality

Members acknowledged and welcomed the decision of Council at its February Meeting:

Council show leadership on freshwater management arrangements and seek input and advice from state water managers and independent experts on freshwater management arrangements and development initiatives in Tasmania, and their adequacy for ensuring the ecologically sustainable use and development of freshwater systems and resources in Break O'Day.

The NRM Committee discussed who amongst state water managers and independent experts on freshwater management Council could approach and what aspects of freshwater management arrangements and development initiatives in Tasmania, and their adequacy, to look focus on. The NRM Facilitator advised the Committee's comments would help focus Council's search for useful input and advice on the water quality and river health issues.

Discussion of where or who to approach included:

- The River Health Advisory Project (of the Department of Natural Resources and Environment Tasmania and running alongside the Rural Water Roundtable forum group
- Tasmanian Independent Science Council (science advocacy group)
- Inland Fisheries Service (represented on the Rural Water Roundtable)
- Tasmanian Irrigation
- Environmental Defenders Office (has investigated the Rural Water Strategy)

Informing the Local Government Association of Tasmania of Council's interest was also suggested, to support wider awareness and other communities.

4 Outstanding Committee items

The NRM Committee reviewed the report on items and decisions outstanding from past meetings.

	Item	Status
25 Febru	ary 2020	
6.1,3	That Council consider the information it has available to it, taking into consideration the implications for economic, social and environmental values, to determine its position on possible changes to FPPF land in Break O'Day.	Completed Report received by Council on implications of FPPF Land changes for Break O'Day, further action determined.
4 August	2020	•

6.2.1	Public call and direct search for community, education and forest industry representatives to	To Action	
	nominate for vacancies on Council's NRM		
	Committee		

Recommendation: The Committee receives the report on Outstanding Committee items and updates to their status.

4.1.1 Decision: The Committee receives the report on Outstanding Committee items and updates to their status.

Moved: Dom Neyland Seconded: Craig Lockwood Carried

5 Issues

5.1 Future Potential Production Forest Land

The NRM Facilitator reviewed with the Committee a copy of the report provided to Council on the socioeconomic and environmental values and of FPPF land in Break O'Day.

Key points were

- the forests do hold environmental, economic and social values
- economic potential of returning them to forest production however was quite small, with only a few extra jobs likely for Break O'Day, and other sectors, including tourism, were more significant
- the forest products industry was regionally important and Break O'Day consumed wood and wood fibre products from the region and beyond
- plantation production is dominant in the region and much greater than what these FPPF forests might yield
- landscape scale habitat connectivity is a special feature of the environmental value of Break O'Day FPPF Land, which also includes typical threatened biodiversity and other conservation values
- under the legislation for FPPF Land there the only options are return it to forest production (which has been possible for two years) or, leave it as it is
- adequate resources to manage FPPF Land is a concern for Break O'Day whatever happens to it.

Members noted and welcomed that Council wanted the Tasmanian Government to not only consider the best sustainable options for FPPF Land in Break O'Day, but also inform and consult Council and other stakeholders on changes it considers.

5.2 Break O'Day Strategic Plan Review

Members received the report on Council's mid-term review of its 'Key Focus Areas' in the Break O'Day Council Strategic Plan 2017-2027.

The Committee noted the revised Strategy, including a new focus on Climate Change, will shape its consideration of priorities from the NRM and Environment Strategy and medium term Action Plan for Break O'Day and advice to Council as it formulates its Annual Plan and budget for 2022/23.

The Committee's scheduled 12 April meeting will be an opportunity to consider priorities for the 2022/23 Annual Plan.

5.3 Dog Management

The Committee received the report on progress with the joint campaign by community volunteers, PWS, council and NRM North during the shorebird breeding season to improve dog management in particular.

This included figures for additional beach patrols by Council with encouraging signs that levels of compliance with Council/PWS dog zones on beaches had improved by the January long weekend.

6 NRM staff update

The NRM Facilitator provided a report on recent activity with a focus on:

MTB weed and disease management

Development of a Weed and Disease Monitoring Program for the St Helens Mountain Bike Trails Network has been completed and initial annual 2021 monitoring undertaken. The system maps priority weed and disease sites to monitor their condition and any change, enables new incursion sites to be recorded, and follow-up management and control treatment.

Cat management

Planning for population management activity (trailing a mobile Cat Management Facility with the RSPCA) and a council microchipping and de-sexing subsidy program is underway to coincide with the best (autumn/winter) season. The Committee discussed criteria for offering a microchip and de-sexing subsidy. Means testing was generally agreed, to focus limited funding to help those least able to pay and possibly benefiting more from their companion animals.

Additional points raised were regarding Break O'Day's unknown cat populations (survey or other information gathering needed), and having centralised information about kept cats in Break O'Day (from microchip data registry/s).

23/03/2022 5

Dom Neyland commented PWS has looked at cat population management requirements under the current legislation and supports well organised population management activities.

Weed Management

Janet Drummond asked if using roadside signs to promote priority weeds - 'Weed of the Month' - in communities could be considered, such as by Kingborough Council. The NRM Facilitator would investigate the idea.

7 Committee Members update and other business

7.1 Tsunami

Craig Lockwood reported shell fishers had noticed several changes in Georges Bay around the time of the recent tsunami. There had been a 50% drop in dissolved oxygen, sediment stirred up into the water column and a bloom of 'grapeweed' algae.

7.2 Boat run aground at Binalong Bay

Howard Jones and Dom Neyland commented on the vessel, which had been successfully refloated off Binalong Bay beach.

However Howard pointed out this case again highlighted the impasse with current regulations and agency responsibility for vessels, such as two that remain on the bottom of Georges Bay. There has been no action at state government level after the Beauty Bay wreck. No response mechanism to ensure such vessels are removed to prevent the environmental and navigational hazards they produce at all and for restoration, let alone promptly.

4 Next meeting dates

The next NRM Committee Meeting is on Tuesday 12 April 2022.

Followed by

- Tuesday 12 July
- Tuesday 11 October

Meetings have normally been on Tuesdays at the Child and Family Centre at St Helens, starting at 12:30pm for BYO light lunch, with business starting 1pm, or sooner with agreement of those attending.

23/03/2022 6

04/22.16.3 Break O'Day Council Cat Management Program – Winter 2022 Actions

ACTION	DECISION
PROPONENT	Officer
OFFICER	Polly Buchhorn, NRM Facilitator
FILE REFERENCE	003\001\003\
ASSOCIATED REPORTS AND	Nil
DOCUMENTS	

OFFICER'S RECOMMENDATION:

That Council endorses plans for two cat management activities in Break O'Day: offering a Council microchipping and de-sexing subsidy for Break O'Day cats, and partnering with the RSPCA and local veterinarian to trial a mobile Cat Management Facility for targeted management of stray and roaming cat populations.

INTRODUCTION:

High priorities for cat management in Break O'Day from the Northern Regional Cat Management Strategy are:

- encouraging microchipping and de-sexing of cats by offering a subsidy to offset costs, and
- developing the means and capacity to run targeted cat population management activities (trapping, holding, managing and rehoming stray and roaming cats).

PREVIOUS COUNCIL CONSIDERATION:

Council discussed local priorities for implementation of the Northern Regional Cat Management Strategy at its March 2021 Council Workshop.

09/19.15.9.235 Moved: Clr K Wright / Seconded: Clr K Chapple

That Council consider changes proposed in the draft Bill to amend the Cat Management Act 2009 and note the following:

• Council receive and support the changes but note Council's concerns around any financial implications on Council arising.

CARRIED UNANIMOUSLY

02/21.15.2.xxx

That Council endorse the *Northern Tasmania Regional Cat Management Strategy (2020—2030) Draft V10.1* for it's management of cats in cooperation with other councils and stakeholders in the region.

CARRIED UNANIMOUSLY

Council discussed at its April Workshop the plans for cat management activities in Break O'Day this winter.

OFFICER'S REPORT:

Council consideration in 2021 of cat management for Break O'Day, following adoption of the *Northern Tasmania Regional Cat Management Strategy*, identified several priority activities for Break O'Day that contribute to the regional Strategy and a regional Implementation Plan. These have been developed and planned further and budget allocated for two key activities.

Priority Actions

The broad aim for cat management is Responsible Cat Ownership.

Priority	Achieving
Microchipping/de-sexing	Microchipping and de-sexing of an
Shared costs subsidy for local cats, means tested and	estimated 25-35 Break O'Day cats.
targeting semi-owned cats. Partner with local Vet.	Reduces unowned cat population and cat breeding.
Trapping, holding and managing seized cats	Develop mobile CMF for targeted and
Trial mobile Cat Management Facility (CMF) and	local population management actions.
population management focused on stray and roaming	Reduce stray and roaming cat colonies,
cats - humane, practical and affordable for Break O'Day.	rehoming to Responsible Cat Ownership.
A collaboration between Council, the RSPCA and local	Model for region.
Vet.	
Education and Information	Local engagement in Responsible Cat
Responsible Cat Ownership campaign and coordinated	Ownership, increased by regional scale.
with regional issues. Coordinated for actions and with	
partners and region.	
Protecting assets	Identify priority locations in Break O'Day.
Criteria and prioritising natural, economic and social	
values at risk. Regional activity and lead.	
Problem cat populations	Local large stray/roaming populations
Characterise and identify cat colonies and problem	identified for management.
populations. Supports 2021/22 actions.	

Both the microchipping/de-sexing and mobile Cat Management Facility (CMF)/trapping actions have been held over to autumn/winter 2022. In spring and summer cats are typically breeding and have access to more food resources, making both less practical and effective.

Microchipping/De-sexing Subsidy

Aim is to encourage owners of cats to take responsibility for their companion animal and get them de-sexed and microchipped.

The law has changed this year to require cats older than four months to be de-sexed and microchipped. This will ultimately become an accepted and expected obligation and cost with 'Responsible Cat ownership'. Providing a subsidy initially will help facilitate this shift, particularly for those who find them hard to afford. Subsidy is to share this cost, not 100%.

The subsidy is also an opportunity to encourage people close to stray and roaming 'semi-owned' cats to step up and take one in as their own pet, kept at home. With media communications it will also help engage the wider community on Responsible Cat Ownership.

Subsidy Rates

	Vet Cost	Council Subsidy	Owner pays
Microchipping (required)	\$25	\$18 (75%)	\$7
Male cat castration	\$85	\$43 (50%)	\$42
Female cat spey	\$120	\$78 (65%)	\$42

Eligibility and Design

- 1. Subsidy voucher issued by Council for Break O'Day resident cats, redeemed when taking the cat to the Vet.
- 2. Means-tested
 - Available to holders of pension, concession or health care cards.
 - Consideration for cases of demonstrated hardship and where companion cat/s help support challenged lives.
- 3. Adoption of semi-owned cats
 - Encourage residents willing to take responsibility for stray/roaming cats and take them in at home as their pet.
- 4. Costs shared between cat owners, Council and with the Vet's support as well
 - Microchip a prerequisite for the subsidy.
 - Two cat limit per residence initially, to maximise coverage.
 - Not for registered breeders or for cats being sold or given away (requiring a permit).
 - Offer made available, while funds last, during May and June 2022.
 - Assistance provided with pet crates for owners with cats that need one, to get to the Vet safely and securely.
- 5. Review uptake in June and at the General Managers discretion, if funds permit extend offer to:
 - 3rd and 4th cats (means tested).
 - To any residents willing to take responsibility for semi-owned stray/roaming cats (not means tested).
- 6. Owner and cat information provided to Vet and Council and collected for animal management purposes.

Mobile Cat Management Facility for trapping actions

The Cat Management Act requires seized cats be taken to a Cat Management Facility (CMF) recognized by the Act. The nearest to Break O'Day are in Launceston (Just Cats and the RSPCA). A mobile CMF would enable short term targeted cat population activities to be run in Break O'Day and coordinated with information and education activities to promote Responsible Cat Ownership and keeping of cats at home.

The focus for population management are of stray, roaming and 'semi-owned' cats, to find them homes and owners to care for then responsibly, and remove them from contact with the feral cat population.



Trialing of the mobile CMF and targeted population management activity is expected run

- over 2-3 days.
- with animal welfare an essential consideration.
- in a township or area with significant colony of stray and roaming cats, and involve.
- with Council, the RSPCA Response vans, staff and volunteers, and our local Vet.
- community, landholders and an information and education campaign.
- monitoring to collect information to refine the mobile CMF trial.

Council, RSPCA and the local vet are working towards a trial during June 2022. Piloting the mobile CMF and local trapping campaign aims to identify what kind of impact it can have, its effectiveness and affordability.

STRATEGIC PLAN & ANNUAL PLAN:

Strategic Plan 2017 - 2027

Goal

Environment - To balance our use of the natural environment to ensure that it is available for future generations to enjoy as we do.

Strategies

- Ensure the necessary regulations and information is in place to enable appropriate use and address inappropriate actions.
- Recognise and alleviate the issues and risks to the environment from our use, and the risk to us from a changing environment.

Break O'Day Environment and NRM Strategy 2019

1.2 Biosecurity

Aim 1.2.3: Domestic cats are cared for responsibly, enabling management of stray and feral cats at priority locations.

LEGISLATION & POLICIES:

Cat Management Act 2009, Cat Management Amendment Act 2019

Northern Tasmania Regional Cat Management Strategy 2021

BUDGET; FUNDING AND FINANCIAL IMPLICATIONS:

Council's current 2021/2022 budget includes \$3,500 for community grants for a microchipping/desexing subsidy and for up to \$1,500 anticipated for materials other costs to trial a mobile CMF and trapping activity.

VOTING REQUIREMENTS:

Simple Majority.

04/22.17.0 **GOVERNANCE**

04/22.17.1 General Manager's Report

ACTION	INFORMATION					
PROPONENT	Council Officer					
OFFICER	John Brown, General Manager					
FILE REFERENCE	002\012\001\					
ASSOCIATED REPORTS AND	Nil					
DOCUMENTS						

OFFICER'S RECOMMENDATION:

That the General Manager's report be received.

INTRODUCTION:

The purpose of this report is to provide Councillors with an update of various issues which are being dealt with by the General Manager and with other Council Officers where required.

PREVIOUS COUNCIL CONSIDERATION:

Provided as a monthly report – Council consideration at previous meetings.

OFFICER'S REPORT:

Meeting and Events attended:

22.03.2022	St Helens	 Northern Tasmania Regional Land Use Strategy (NTRLUS) – REMPLAN discussion on Residential Demand and Supply Study (RDSS). They are the
		consultants who have been appointed to review the Northern Tasmanian
		Regional Land Use Strategy and the meeting focussed on providing them with an understanding of residential development within the Break O'Day area.
22.03.2022	St Helens	 St Helens Helicopter Landing Area, meeting with Department of Health and
		Human Services and Tas Ambulance along with their consultants to discuss
		the establishment of the HLA near the St Helens Hospital.
22.03.2022	St Helens	 Tasmania Police, meeting with Acting Inspector Justin Bidgood involving the
		Mayor as part of a general catch up around any matters of concern.
25.03.2022	Via Web	 Regional Jobs Hubs Meeting, representing Break O'Day Employment Connect
		to discuss project delivery and evaluation.
30.03.2022	St Helens	 Drought Resilience Agency, meeting with the Tasmanian representative to
		discuss program matters including resilience within the local community and
		programs which are available to assist. Potential community activities
		identified which will be further examined.

01.04.2022	St Helens	 Break O'Day Chamber of Commerce & Tourism, meeting with Peter Paulsen and Tim Gowans with a range of topics discussed. These included sealing of Ansons Bay Road with the Chamber keen to lobby for this; AirBNB rating approach by Council and the general situation; housing shortage and rental accommodation; population change; and the Review of the Future of Local Government.
04.04.2022	St Helens	 Council Workshop.
04.04.2022	St Helens	 Volunteer Strategy Workshop with Volunteering Tasmania.
06.04.2022	Fingal	 Township Plan Session.
07 &	Launceston	 LGAT General Managers Workshop.
08.04.2022		

Meetings & Events Not Yet Attended:

20.04.2022 St Hel	ns	- Council Meeting.
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General – The General Manager held regular meetings with Departmental Managers and individual staff when required addressing operational issues and project development. Meetings with community members included Buck Gibson (Vertigo MTB), Brett Woolcott (Woolcott Surveys), Andrew Newell (Tasmania Police), David Reed, Christine Proctor.

Brief Updates:

<u>Future of Local Government Review</u>

A small working group of Council officers has been established to work on developing a submission to the Review process. At this stage our focus will need to be on the themes which have been identified and in broad terms our submission at this stage will:

- Be succinct to get the main points across as the Board will have a lot of information to digest so we want ours to be very clear.
- Be structured around providing a clear explanation around what we currently do; what we
 think we should do in the future; and raise points for further consideration or discussion
 along with any suggestions we have.
- Redefine two of the Themes, Community wellbeing and Economic development & promotion to reflect more closely what we believe these Themes should reflect. The identified Local Government Activities and Services are narrow or we believe don't include things we currently do.

Whilst we don't have detail around the whole engagement process, we believe that it is important to attempt to shape the future discussion points which we believe will come through a series of Discussion Papers in Stage 2 of the Review process.

Communications Report – April 2022

TOPIC	ACTIVITY	PROGRESS
GENERAL COMMS	BODC Newsletter St Helens MTB	 Sent out last week. Included stories on: Our new trainees Council's Community Funding Program recipients The Township Plan Reviews Scooter Jam, and more This survey has now closed with 365 respondents. A
	Data collection	report is now being prepared. Information will be shared with our Ambassadors, Businesses and Tourism bodies.
	Mayors Opinion Piece	Developed in collaboration with the Mayor an Op-Ed on Federal election priorities.
	Draft Community Engagement Strategy	Is ready to go out for consultation once the Draft and the Communications Plan are endorsed by the Council.
GRANTS	Digital Notice Board and PA System for the Flagstaff Trailhead	The Notice board and the PA System have now been installed at the Flagstaff Trailhead. They were used at the Dragon Trail Event with great success.
	Destination Action Plan Sculpture Walk Project	The State Funding body has allowed us to extend the acquittal date to July 2023 so that we can install two artworks this year and commission the third to be completed and installed next year.
EMAIL DATABASES	Continuing to develop	Continuing to collect email addresses for the newsletter and township databases.
COMMUNITY ENGAGEMENT	Developing Plans	The communications coordinator has been working on the following Community Engagement Plans: Township Plans engagement Community Engagement Strategy Recreational Trails Strategy St Helens Recreation Ground Strategy St Marys Multi-Purpose Centre Fingal Youth Park
SURVEYS	Several surveys have been developed and promoted	 We currently have the following live surveys: Draft Community Engagement Strategy Volunteering Survey Township Plans
		We have also been reviewing the business survey which we will re-launch this month once we have finished testing the survey

Actions Approved under Delegation:

NAME/DETAILS	DESCRIPTION OF USE OF DELEGATION	DESCRIPTION	DELEGATION NO / ACT
Cockatoo Court, Beaumaris	Affixing Common Seal	Petition to Amend Sealed Plan	Number 21 – Miscellaneous Powers and Functions to the General Manager
26-30 Parnella Drive, Stieglitz – PID 2179032	Affixing Common Seal	Discharge of Adhesion Order	Number 21 – Miscellaneous Powers and Functions to the General Manager
Bent Street, Mathinna – PID 3257741	Affixing Common Seal	Title Transfer	Number 21 – Miscellaneous Powers and Functions to the General Manager
Crown Land at Loila Tier and Tapps Road, Goshen	Affixing Common Seal	Deed of Variation of Crown Licence	Number 21 – Miscellaneous Powers and Functions to the General Manager

General Manager's Signature Used Under Delegation for Development Services:

DATE	DOCUMENT	ADDRESS	PID or DA
02.03.2022	337 Certificate	2/6 Wattle Drive, Scamander	2010405
03.03.2022	337 Certificate	7 Moriarty Road, Stieglitz	6785080
03.03.2022	337 Certificate	37 Clive Street, St Marys	6402123
03.03.2022	337 Certificate	735 Elephant Pass Road, St Marys	1533589
03.03.2022	337 Certificate	41 Gray Road, St Marys	6403038
03.03.2022	337 Certificate	Lottah Road (CT232686/8) Lottah	6799079
07.03.2022	337 Certificate	13 Pringle Street, Scamander	6406183
07.03.2022	337 Certificate	8/6 Wattle Drive, Scamander	2633821
07.03.2022	337 Certificate	19 Newman Street, St Marys	6404997
08.03.2022	337 Certificate	21 Thomas Street, Scamander	6784643
08.03.2022	337 Certificate	61 Quail Street, St Helens	9290806
08.03.2022	337 Certificate	35 Chimney Heights Road, Stieglitz	6790664
09.03.2022	337 Certificate	1 Gray Street, Fingal	6411302
09.03.2022	337 Certificate	7 Grant Street, St Marys	6402756
09.03.2022	337 Certificate	23370 Tasman Highway, Scamander	6409050
10.03.2022	337 Certificate	3/4 Tully Street, St Helens	7632123
10.03.2022	337 Certificate	14 Barrack Street, Akaroa	7205893
10.03.2022	337 Certificate	68 Tully Street, St Helens	6800674
11.03.2022	337 Certificate	27 Gardiners Creek Road, St Marys	6402617
11.03.2022	337 Certificate	1 Hall Street, St Helens	2130642
16.03.2022	337 Certificate	9 Barnett Close, Binalong Bay	3402689
18.03.2022	337 Certificate	280 Lohreys Road, St Marys	7177386
21.03.2022	337 Certificate	78 Tully Street, St Helens	9415382
21.03.2022	337 Certificate	1/12 Doepel Place, St Helens	2989983
21.03.2022	337 Certificate	22 Parnella Drive, Stieglitz	7184500
21.03.2022	337 Certificate	9 Albert Street, Fingal	6410342

DATE	DOCUMENT	ADDRESS	PID or DA
21.03.2022	337 Certificate	Tasman Highway (CT 182593/33), Scamander	9550312
21.03.2022	337 Certificate	Tasman Highway (CT182593/48), Scamander	9550312
21.03.2022	337 Certificate	5 New Street, Falmouth	7775052
22.03.2022	337 Certificate	15 Gray Road, St Marys	6403126
22.03.2022	337 Certificate	14 Lawry Heights, St Helens	6781290
22.03.2022	337 Certificate	63 Tully Street, St Helens	6795967
22.03.2022	337 Certificate	87 Scamander Avenue, Scamander	6784096
24.03.2022	337 Certificate	31 Tully Street, St Helens	7731535
24.03.2022	337 Certificate	121 High Street, Mathinna	2926245
24.03.2022	337 Certificate	Tasman Highway (CT182593/49), Scamander	9550312
25.03.2022	337 Certificate	101 Acacia Drive, Ansons Bay	7278486
29.03.2022	337 Certificate	4 Sunrise Court, Scamander	3090988
30.03.2022	337 Certificate	25442 Tasman Highway, St Helens	6800893
30.03.2022	337 Certificate	23239 Tasman Highway, Scamander	2289880
30.03.2022	337 Certificate	14 Bayvista Rise, St Helens	2661910
31.03.2022	337 Certificate	5 Cockatoo Court, Beaumaris	9870315
31.03.2022	337 Certificate	35a Coffey Drive, Binalong Bay	3269005

Tenders and Contracts Awarded:

Nil.

LEGISLATION / STRATEGIC PLAN & POLICIES:

Strategic Plan 2017-2027

Goal

Services - To have access to quality services that are responsive to the changing needs of the community and lead to improved health, education and employment outcomes.

Strategy

- Work collaboratively to ensure services and service providers are coordinated and meeting the actual and changing needs of the community.
- Ensure Council services support the betterment of the community while balancing statutory requirements with community and customer needs.

BUDGET AND FINANCIAL IMPLICATIONS:

Not applicable.

VOTING REQUIREMENTS:

Simple Majority.

04/22.17.2 Break O'Day Recreational Trails Strategy

ACTION	DECISION					
PROPONENT	Council					
OFFICER	en Pettman, Trails Project Manager					
FILE REFERENCE	22/05858 & 22/05878					
ASSOCIATED REPORTS AND	Recreational Trails Strategy – Draft for Consultation report -					
DOCUMENTS	March 2022 – TRC Tourism – Circulated under separate cover					
	Break O' Day Trails – Economic Impact Assessment Report –					
	March 2022 - Michael Connell & Assocs.					

OFFICER'S RECOMMENDATION:

That Councillors receive the Break O'Day Recreational Trails Strategy – Draft for Consultation Report and that community feedback be sought.

INTRODUCTION:

Grant funding from the Commonwealth Government as part of the Building Better Regions Fund Community Investments Stream Round 4 was received to fund the development of a Recreational Strategy for our municipality. This funding matched Councils contribution in the 2020 - 2021 budget of \$30,000.

Following an Expression of Interest process Council engaged TRC Tourism to develop the Recreational Trails Strategy.

The Strategy was developed following engagement with key stakeholders and broader community through facilitating face to face workshops and meetings as well as online surveys.

Council officers have undertaken several reviews of draft editions to form what is now presented for endorsement and consent to seek community feedback on the draft document by Council.

PREVIOUS COUNCIL CONSIDERATION:

No previous Council consideration.

OFFICER'S REPORT:

The Recreational Trails Strategy for the Break O'Day Council municipal area has been developed through comprehensive community and stakeholder engagement and identifies existing and future recreational trail opportunities. One on one meetings were held with key stakeholders including senior staff from Tasmania Parks and Wildlife Service, Sustainable Timber Tasmania, representatives from the local and regional Indigenous communities, local walking group and North East Bioregional Network.

The consultant met with one (1) of the land owners out of Fingal where the disused Railway corridors passes and the property owner adjacent to Bare Rock in Fingal.

Drop in sessions were held in Scamander, Fingal, St Marys and St Helens providing opportunities for community members to attend in person. A "Your Say" online survey (Survey Monkey) also provided the opportunity for those not able to attend the drop in sessions to have their input.

The Strategy highlights the variety and potential that the region has in developing outstanding visitor experiences – linking the tourism visitor with the spectacular land and seascapes and provides the local community with health, social and economic benefits.

The strategy outlines the key stakeholders and provides definition of the type of trails that are existing while identifying opportunities for future projects based on local input, and with national and international trends reflected in the document.

Included in the strategy is the Economic Impact Assessment that outlines opportunities and the potential benefits that appropriate investment in trail development can have across region.

The Strategy deliberately focuses across the whole municipality and not just in one area or township to ensure there is a genuine regional benefit.

Within the strategy, the document contains information and research that:

- Outlines the Break O' Day municipality as a destination
- Articulates what a trail destination requires to be successful
- Clearly describes the Vison, Objectives and Guiding Principles and Strategic Priorities for our community
- Provides Break O' Day demographics and economy
- Incorporates previous studies and engagement processes
- Details existing trail experiences already on offer across the region for locals and visitors
- Reflects on the trail user market trends of today and likely changes in the future
- Identifies multiple trail user types and is not focussed on one user group or activity
- Provides potential opportunities for trail development of new trails and improvements of existing trails
- Focusses on sustainable investment in all projects
- Recognises that good governance is an important feature and fostering of strong relationships is essential of the implementation of the Strategy

To assist you we are seeking feedback on the following;

- Overall thoughts on the draft Strategy document?
- Strategies and actions identified in the document?
- Identified projects across the region?
- Has anything been missed that is significant in your opinion?

STRATEGIC PLAN & ANNUAL PLAN:

Strategic Plan 2017-2027

Goal

Infrastructure – To provide quality infrastructure which enhances the liveability and viability of our communities for residents and visitors.

Strategy

- 1. Be proactive infrastructure managers by anticipating and responding to the growing and changing needs of the community and the area.
- 2. Work with stakeholders to ensure the community can access the infrastructure necessary to maintain their lifestyle.
- 3. Develop and maintain infrastructure assets in line with affordable long-term strategies.

Annual Plan 2021 - 2022

Strategy 4.3 Develop and maintain infrastructure assets in line with affordable long-term strategies.

Key Focus Area 4.3.3 Recreational Facilities: Support an outdoor, active and healthy lifestyle for residents and visitors through a range of recreational facilities including walking trails, bike trails and other identified infrastructure.

Actions 4.3.3.10 Recreational Trails Strategy - Manage the delivery of the consultancy leading to consideration and adoption by Council.

LEGISLATION & POLICIES:

Nil.

BUDGET; FUNDING AND FINANCIAL IMPLICATIONS:

Project partially funded through Building Better Regions Fund Grant of \$30,000.

VOTING REQUIREMENTS:

Simple Majority.

Break O Day Trails

Economic Impact Assessment Report

MCa :Michael Connell & Assocs.>

March 2022

8)

Draft 1 March 6, 2022

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Executive Summary

This report provides an economic impact assessment of the Break O Day trails network and a cost benefit analysis of the proposed new trails and improvements to existing trails. The results are indicative of the benefits of the extended trails for walkers and mountain bikers.¹

Two types of analysis was undertaken: estimates of number of trail users (mountain bikers and walkers) and development of 10 year projections (based on growth in both user markets and the extended/improved trails) and the total benefits to the region; and a Benefit cost analysis: estimation of the growth in trail users over this period to measure benefits compared with the proposed capital spending (\$3.665 million) on new trails and trail improvements.

The analysis of each of the trail user segments allows for a comparative assessment of the economic impacts of trail users on the Break O Day regional economy.

Construction Phase Impacts

Construction costs for the trails development is estimated at \$3.665 million.² This includes new trail segments and upgrades to trails and infrastructure.

A total of 22.0 FTE jobs (18.3 direct jobs and 3.7 indirect/induced jobs) would be generated during the construction period. The <u>direct jobs</u> comprise 13.5 jobs in on-site construction and 4.8 jobs in materials/equipment supply.

Trails Operations - Users

- Mountain Biker on all the trails were projected to increase from around 86,700 in 2021 (base year) to around 128,300 in year 10 (2031) – growth of around 36,000 users. The major growth was in domestic overnight visitors (interstate and intrastate) and domestic day visitors (regional users).
- Walkers on all the trails were projected to increase from around 103,200 in 2021 (base year) increasing to around 138,750 in year 10 (2031) growth of around 35,500 users. The major growth was in domestic overnight visitors (interstate and intrastate) and domestic day visitors (regional users).

Trail Operations - User Spending

- Spending in the region by walkers, increases from \$19.7 million in the base year (2021) to around \$26.5 million in year 10 (2031).
- Spending in the region by mountain bikers increases from \$12.3 million in the base year 2021 to \$18.3 million in year 10 (2031)
- Total spending by both trail users increases from around \$32.0 million in the base year to around \$44.8 million in year 10 (2031).

Trail Operations - Jobs Generated

The estimates and projections indicate that trails (walking and mountain biking) are significant part of the visitor market in Break O Day and adjacent areas and generate jobs in local industries.

Trail visitors and their spending generate jobs in the region across several sectors.

- Users of the trails were estimated to generate a total of around 146 FTE jobs in the base year (2021) increasing to around 200 jobs in year 10 (2031).
 - MTB users of the trails were estimated to generate a total of around 56 FTE jobs in the base year (2021) increasing to around 81 jobs in year 10 (2031).

¹ In this report walkers cover casual walkers on the trails, bush walkers and trail runners.

² Estimated trails development cost, TRC February 2022

- Walkers generate more jobs than mountain bikers. Walkers on the trails were estimated to generate a total of around 90 FTE jobs in the base year (2021) increasing to around 119 jobs in year 10 (2031).
- The jobs generated are mainly in recreation services (e.g. support shuttles, guides, bike hire etc. and other activities), accommodation, food service transport and retail.

Trail Operations - Regional Income

Trail users and their spending provides a major boost to regional income (wage & salaries and business profits.)

- Users of the trails generate a total of around \$11.3 million in the base year (2021) increasing to around \$15.5 million in year 10 (2031).
 - MTB users of the trails generate a total of around \$4.3 million in the base year (2021) increasing to around \$6.3 million in year 10 (2031).
 - Walkers generate a total of around \$6.9 million in the base year (2021) increasing to around \$9.3 million in year 10 (2031).

Trail Operations - Other Benefits

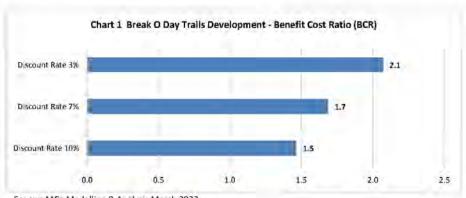
There are several other benefits that can be estimated for the trails. These are: health benefits and productivity benefits associated with exercise; and a consumer valuation of the trails experience (measured by a shadow price or the notional amount people would be willing to pay for a use of a trail).

- Total other measured benefits increase from \$7.8 million in the base year (2021) to \$10.9 million in year 10. Total for 10 years is \$102.5 million.
 - Other benefits for mountain bikers increase from \$3.6 million in the base year
 (2021) to \$5.4 million in year 10 (2031). Total for 10 years is \$48.8 million.
 - Other benefits for walkers increase from \$4.2 million in the base year (2021) to \$5.6 million in year 10 2031). Total for 10 years is \$53.7 million.

Benefit/Cost Analysis

All benefits and costs are analysed for a 10-year period for the trails development and improvements. The measured benefits are those associated with the growth in user numbers (from the estimated 2021 base numbers) over the 10 year period. Total trail users would increase by around 77,100 over the 10 year period (mountain bikers = 41,600 and walkers =35,500). The benefits compared with costs are those associated with this projected growth in users.

The benefit cost analysis shows that for the total project a 7% discount rate (appropriate for a trail project) yields a positive BCR of 1.7.



Source: MCa Modelling & Analysis March 2022

1. Introduction

This report provides an economic impact assessment of the Break O Day trails network and a cost benefit analysis of the proposed new trails and improvements to existing trails. The results are indicative of the benefits of the extended trails for walkers and mountain bikers. The modelling is based on: 10 year estimates of annual users (walkers and mountain bikers) for the existing and extended trails; other assumptions utilised in quantifying spending in the region; and estimates of other benefits.

The economic benefits of the trail arise from; spending by these users/visitors in the towns adjacent to the trail and other spending in the broader region; health and productivity benefits of active recreation activities; and a notional value of the trail to individual users.

Visitors from outside the region (particularly overnight visitors/users) generate significant expenditure covering: food and beverage; accommodation (for overnight stayers); recreation and other services; and transport.

The economic impacts of the development of the trail are modelled for both the construction phase and the operations phase. The impacts are measured in terms of: full time equivalent jobs (FTE); and the increase in regional income that is generated by trail users and their spending in the region.⁴

The economic impact analysis has been undertaken by MCa <Michael Connell & Assocs.> - economic consultants.

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³ In this report walkers cover casual walkers on the trails, bush walkers and trail runners.

⁴ Regional income is the total <u>net income generated from the activity</u> and covers wages and salaries of employees and profits of businesses within the region. It includes income generated directly within the business and indirect income, which is generated in other regional businesses (wages and profits) from the multiplier impacts of employee spending on the region. In the modelling of income generated, income tax and GST on spending, are both treated as leakages from the region.

2. Construction Phase – Economic Impacts

The economic impacts of the development of the trail are modelled for both the construction phase and the operations phase. The impacts are measured in terms of: full time equivalent jobs (FTE); and the increase in regional income that is generated by trail users and their spending in the region.⁵

A significant number of jobs and an increase in regional income will be generated during the construction phase of the project.

2.1 Trails Construction

Construction costs for the trails development is estimated at \$3.665 million.⁶ This includes new trail segments and upgrades to trails and infrastructure.

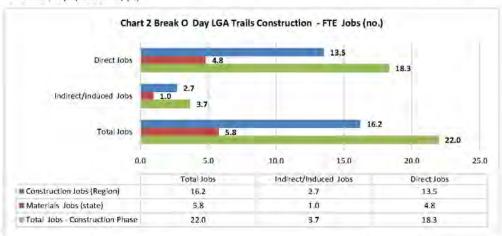
Table 1 Break O Day Trails Capital Spending Estimates(\$ 2022 prices)

Break O Day Trails Proposed Capital Spending	Estimates \$2022 prices
Georges Bay Trail (existing and proposed)	\$1,000,000
Bay of Fires Lodge Walk (existing)	\$60,000
St Patricks Head Walking Trail (proposed and existing)	\$650,000
Moulting Bay Cultural Trail (proposed).	\$400,000
The Nicholas Range Adventure Trail (proposed).	\$400,000
The Leeabarra, Douglas Apsley Multi Day Walk	\$100,000
St Marys to Cornwall Rail Trail (total)	\$945,000
Kings Park St Helens	\$50,000
The Fingal Valley Explorer Trail	\$60,000
Total Capital Costs	\$3,665,000

Source. TRC estimates February 2022

2.2 Economic Impacts - Construction Phase

A total of 22.0 FTE jobs (18.3 direct jobs and 3.7 indirect/induced jobs) would be generated during the construction period. The <u>direct jobs</u> comprise 13.5 jobs in on-site construction and 4.8 jobs in materials/equipment supply.



Source: MCa Modelling & Analysis March 2022. May be some differences due to rounding.

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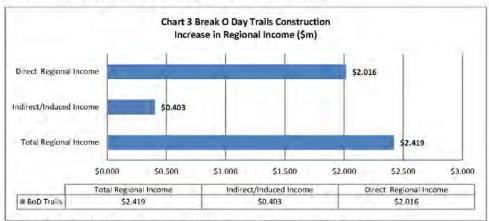
⁵ Regional income is the total <u>net income generated from the activity</u> and covers wages and salaries of employees and profits of businesses within the region. It includes income generated directly within the business and indirect income, which is generated in other regional businesses (wages and profits) from the multiplier impacts of employee spending on the region. In the modelling of income generated, income tax and GST on spending, are both treated as leakages from the region. 6 Estimated development cost, TRC February 2022

Table 2 Construction Phase BOD Trails - Jobs FTE Generated (no.)

Construction Phase FTE Jobs	Direct Jobs	Indirect/ Induced Jobs	Total Jobs
Construction Jobs (Region)	13.5	2.7	16.2
Materials & Equipment Jobs (stat -wide)	4.8	1,0	5.8
Total Jobs - Construction Phase	18.3	3.7	22.0

Source: MCa modelling & estimates, March 2022. May be some differences due to rounding

During the construction period a total of \$2.419 million in regional income would be generated (\$2.016 million direct income and \$0.403 million indirect/induced).



Source: MCa modelling & estimates, March 2022. May be some differences due to rounding.

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⁷ This assumes the construction workforce would come from the Break o Day Region and adjacent areas.

3. Operations Phase – Economic Impacts

3.1 Analysing Trail Impacts

The operations phase economic impacts of the trail are driven by the expenditure of visitors/users in towns adjacent to the trails and in the broader region. MCa's regional economic model is used to estimate the employment and income impacts of the trails network. The model allocates spending across relevant industry sectors and takes account of the significant shares of the gross spending by visitors/users, which leaks out of the region.⁸

Two types of analysis was undertaken:

- a. Estimates of the number of trail users (mountain bikers and walkers) and development of 10 year projections (based on growth in both user markets and the extended/improved trails) and the total benefits to the region.
- b. Benefit cost analysis: estimation of the growth in trail users over this period to measure benefits compared with the proposed capital spending (\$3.665 million) on new trails and trail improvements.

The analysis of each of the trail user segments allows for a comparative assessment of the economic impacts of trail users on the Break O Day regional economy.

3.2 Break O Day Trails - User Estimates

- The following are estimates for trail users over a 10 year period. Using all the available data
 in the TRC report and other reports, trail use was estimated for a base year of 2021.
- Projections were then developed for the 10 year period 2022-2031.9
 - Mountain Bikers (total on all trails) an annual growth of 4% per year was used. This
 reflects: the continuing increase in participation; growth in the market and increased
 visitation to the East Coast; and the extended trails.
 - Walkers (total on all trails), growth of 3% per year was used. This reflects: ongoing growth in this active recreation market; increased visitation to the East Coast; and extended walking trails.

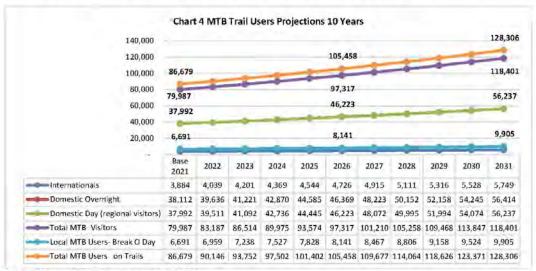
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⁸ The spending by trail users is not the economic impact and does not represent the increase in in regional income. There is a major leakage of this spending out of the region due to: the GST (10%); and a significant component of the value of services and products purchased by visitors comes from outside the region (e.g. food ingredients, soft drinks, beer, consumer products bought etc.). The model takes account of these leakages and estimates employment impacts and the increase in regional income that accrue to the region where the trail is located.

⁹ See Appendix A for details of assumptions used in developing the trail user projections.

Mountain Bikers - Trails Users

Mountain Bikers on the trails were projected to increase from around 86,700 in 2021 (base year) to around 128,300 in year 10 (2031) – growth of around 36,000 users. The major growth was in domestic overnight visitors (interstate and intrastate) and domestic day visitors (regional users).

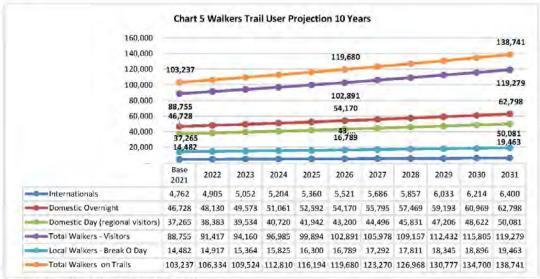


Source: MCa modelling & estimates, March 2022.

Walkers - Trail Users

The walkers estimated, include bushwalkers, trail runners and other persons walking on the trails.

Walkers on the trails were projected to increase from around 103,200 in 2021 (base year) increasing to around 138,750 in year 10 (2031) – growth of around 35,500 users. The major growth was in domestic overnight visitors (interstate and intrastate) and domestic day visitors (regional users).



Source: MCa modelling & estimates, March 2022.

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3.3 Spending in Region

The user projections drive the estimated spending in the region. Spending estimates are based mainly on TRA spending data for Break O Day LGA (2019)¹⁰. The following is total spending in the region based on trail user numbers.

- Spending in the region by walkers, increases from \$19.7 million in the base year (2021) to around \$26.5 million in year 10 (2031).
- Spending in the region by mountain bikers increases from \$12.3 million in the base year 2021 to \$18.3 million in year 10 (2031)
- Total spending by both trail users increases from around \$32.0 million in the base year to around \$44.8 million in year 10 (2031).



Source: MCa modelling & estimates, March 2022. May be some differences due to rounding.

Table 3 Spending in Region by Trail Users 10 Year Projections (\$ million 2022 prices)

Spending – Trail Users (\$ million 2022 prices)		¥1	Y2	V3	Y4.	V5	Y6	¥7	V8	V9	Y10
	Base 2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
MTB Users on Trails											
Internationals	\$0.614	\$0.638	\$0.664	\$0.690	\$0.718	\$0.747	\$0.777	\$0,808	\$0.840	\$0.873	\$0.908
Domestic Overnight	\$10.004	\$10.404	\$10.821	\$11.253	\$11.704	\$12.172	\$12.659	\$13.165	\$13.692	\$14.239	\$14.809
Domestic Day (regional visitors)	\$1.520	\$1.580	\$1.644	\$1.709	\$1.778	\$1.849	\$1.923	\$2.000	\$2.080	\$2.163	\$2.249
Total Walkers - Visitors	\$12.138	\$12,623	\$13.128	\$13.653	\$14.199	\$14.767	\$15.358	\$15.972	\$16.611	\$17.276	\$17.967
Local Walkers - Break O Day	\$0.201	\$0.209	\$0.217	\$0.226	\$0.235	\$0.244	\$0.254	\$0.264	\$0.275	\$0.286	\$0.297
Total Walkers on Trails	\$12.338	\$12.832	\$13.345	\$13.879	\$14.434	\$15.012	\$15.612	\$16.236	\$16.886	\$17.561	\$18.264
Walkers on Trails											
Internationals	\$1.505	\$1.550	\$1.597	\$1.644	\$1.694	\$1.745	\$1.797	\$1.851	\$1.906	\$1.964	\$2.022
Domestic Overnight	\$16.355	\$16.845	\$17.351	\$17.871	\$18.407	\$18.960	\$19.528	\$20,114	\$20.718	\$21.339	\$21.979
Domestic Day (regional visitors)	\$1.491	\$1,535	\$1.581	\$1.629	\$1.678	\$1.728	\$1.780	\$1.833	\$1.888	\$1.945	\$2,003
Total MTB Users - Visitors	\$19.350	\$19.931	\$20.529	\$21,144	\$21.779	\$22.432	\$23.105	523.798	\$24.512	\$25.248	\$26.005
Local Walkers - Break O Day	\$0.391	\$0.403	\$0.415	\$0.427	\$0.440	\$0.453	\$0.467	50.481	\$0.495	\$0.510	\$0.525
Total MTB Users on Trails	\$19.741	\$20.333	\$20.943	\$21.572	\$22.219	\$22.885	\$23.572	\$24.279	\$25.008	\$25.758	\$26.530
Total Trail Users		Part of the									
Internationals	\$2.119	\$2.188	\$2.261	\$2.334	\$2.412	\$2.492	\$2,574	\$2.659	\$2.746	\$2.837	\$2.930
Domestic Overnight	\$26.359	\$27.249	\$28.172	\$29.124	\$30.111	\$31.132	\$32.187	\$33.279	\$34.410	\$35.578	\$36.788
Domestic Day (regional visitors)	\$3.011	\$3.115	\$3.225	\$3.338	\$3.456	\$3.577	\$3.703	\$3.833	\$3.968	\$4.108	\$4.252
Total Walkers - Visitors	\$31.488	\$32.554	\$33.657	\$34.797	\$35.978	\$37.199	\$38,463	\$39.770	\$41.123	\$42.524	\$43,972
Local Walkers - Break O Day	\$0.592	\$0.612	\$0.632	\$0.653	\$0.675	\$0,697	\$0.721	\$0.745	\$0.770	\$0.796	\$0.822
Total Trail Users	\$32.079	\$33.165	\$34.288	\$35.451	\$36.653	\$37.897	\$39.184	\$40.515	\$41.894	\$43.319	\$44.794

Source: MCa modelling & estimates, March 2022. May be some differences due to rounding.

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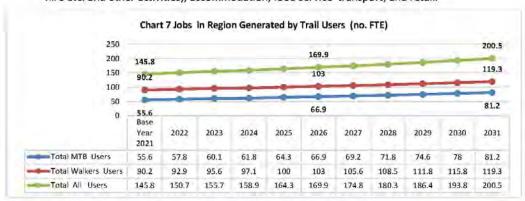
¹⁰ Local Government Area Profile, Break O Day LGA 2019, Tourism Research Australia.

3.4 Employment Impacts - Jobs Generated

The estimates and projections indicate that trails (walking and mountain biking) are a significant part of the visitor market in Break O Day and adjacent areas and generate jobs in local industries. Both market segments are growing.

Trail visitors and their spending generate jobs in the region across several sectors.

- Users of the trails were estimated to generate a total of around 146 FTE jobs in the base year (2021) increasing to around 200 jobs in year 10 (2031).
 - MTB users of the trails were estimated to generate a total of around 56 FTE jobs in the base year (2021) increasing to around 81 jobs in year 10 (2031).
 - Walkers generate more jobs than mountain bikers. Walkers on the trails were estimated to generate a total of around 90 FTE jobs in the base year (2021) increasing to around 119 jobs in year 10 (2031).
- The jobs generated are mainly in recreation services (e.g. support shuttles, guides, bike hire etc. and other activities), accommodation, food service transport, and retail.



Source: MCa modelling & estimates, March 2022. May be some differences due to rounding.

Table 4 Jobs Generated in Break O Day Region by Trail Users (FTE no.)

Trail Users - MTB Riders		Y1	Y2	EY	Y4	Y5	Y6	Y7	Y8	Y9	Y10
Jobs Generated (FTE)	Base Year 2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
MTB Riders											
Internationals	3.5	3.6	3.7	3,4	3.6	3.7	3.8	4.0	4.1	4.3	4.5
Domestic Overnight	43.8	45.5	47.3	48.9	.50.8	52.9	54.7	56.8	59.1	61.8	64.3
Domestic Day (regional visitors)	7.5	7.8	8.1	8.4	8.7	9.1	9.4	9.7	10.1	10.6	11.0
Total MTB - Visitors	54.7	56.9	59.2	60.7	63,2	65.7	68.0	70.6	73.4	76.7	79.8
Local MTB: Break O Day	0.9	0.9	0.9	1.1	1.1	1.2	1.2	1.2	1.3	1.3	1.4
Total MTB Users	55.6	57.8	60.1	61.8	64.3	66.9	69.2	71.8	74.6	78.0	81.2
Walkers											
Internationals	8.1	8.4	8.6	8.0	8.3	8.5	8.7	9.0	9.2	9.6	9.9
Domestic Overnight	73.0	75.2	77.5	79.1	81.5	84.0	86.1	88.5	91.1	94.4	97.2
Domestic Day (regional visitors)	7.3	7.5	7.8	8.0	8.2	8.5	8.7	8.9	9.2	9.5	9.8
Total Walkers - Visitors	88.5	91.1	93.8	95.2	98.0	101.0	103.5	106.4	109.6	113.5	116.9
Local Walkers - Break O Day	1.7	1.7	1.8	1.9	2.0	2.0	2.1	2.1	2.2	2.3	2.3
Total Walkers Users	90.2	92.9	95.6	97.1	100.0	103.0	105.6	108.5	111.8	115.8	119.3
Total Trails Users							1				
Internationals	11.6	12	12.3	11.4	11.9	12.2	12.5	13	13.3	13.9	14.4
Domestic Overnight	116.8	120.7	124.8	128	132,3	136.9	140.8	145.3	150.2	156.2	161.5
Domestic Day (regional visitors)	14.8	15.3	15.9	16.4	16.9	17.6	18.1	18.6	19.3	20.1	20.8
Total - All Visitors	143.2	148	153	155.9	161.2	166.7	171.5	177	183	190.2	196.7
Total Local Break O Day	2.6	2.6	2.7	3	3.1	3.2	3.3	3.3	3.5	3.6	3.7
Total All Users	145.8	150.7	155.7	158.9	164.3	169.9	174.8	180.3	186.4	193.8	200.5

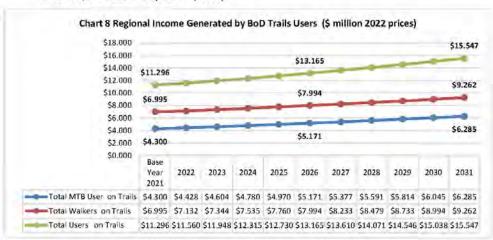
Source: MCa modelling & estimates, March 2022. May be some differences due to rounding,

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3.5 Regional Income Impacts

Trail users and their spending provides a major boost to regional income (wage & salaries and business profits.)

- Users of the trails generate a total of around \$11.3 million in the base year (2021) increasing to around \$15.5 million in year 10 (2031).
- MTB users of the trails generate a total of around \$4.3 million in the base year (2021) increasing to around \$6.3 million in year 10 (2031).
- Walkers generate a total of around \$6.9 million in the base year (2021) increasing to around \$9.3 million in year 10 (2031).



Source: MCa Modelling & Analysis March 2022 - May be some differences due to rounding

Table 5 Regional Income by Trail Users (\$ million 2022 prices)

Regional Income (\$2022 prices)		γi	Y2	УЗ	¥4	Y5	Y6	¥7	Y8	Y9	Y10	
	Hase Year 2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	Total 10 Years
MTB Users								-				
Internationals	\$0.276	\$0.244	\$0.254	\$0.273	\$0.284	\$0.296	\$0.307	\$0.319	\$0.332	\$0,344	\$0.358	\$3,286
Domestic Overnight	\$3.394	\$3.530	\$3.670	\$3,790	53.941	\$4.099	\$4.263	\$4.433	\$4.610	\$4.795	\$4.986	\$45.511
Domestic Day (regional visitors)	\$0.565	\$0.588	\$0.611	\$0.636	\$0.661	\$0.688	\$0.715	\$0,744	\$0.773	\$0.804	\$0.836	\$7.621
Intal MIB- Visitors	\$4.235	\$4.362	\$4.534	\$4.699	\$4.886	\$5.083	\$5,285	\$5,496	\$5.715	\$5.943	\$6.179	\$56,419
Local MTB - Break O Day	\$0.065	\$0.067	\$0.069	\$0.081	50.084	\$0.088	\$0.091	\$0.095	\$0.098	\$0.102	\$0.105	\$0.947
Total MTB User on Trails	\$4,300	\$4,428	\$4.604	\$4.780	\$4.970	\$5.171	\$5.377	\$5.591	\$5.814	\$6.045	\$6.285	\$57.365
Walkers												
Internationals	\$0.644	\$0.593	\$0.610	\$0.637	\$0.656	\$0.677	\$0.697	\$0.717	\$0.738	\$0.760	\$0.783	\$7.513
Domestic Overnight	\$5.670	\$5.840	\$6.013	\$6.146	\$6,330	\$6.520	\$6,716	\$6,917	\$7.124	\$7.338	\$7.558	\$72,171
Domestic Day (regional visitors)	\$0.554	\$0.571	\$0.588	\$0.606	\$0.624	\$0.643	\$0.662	\$0,682	\$0.702	\$0.723	\$0.744	\$7.099
Total Walkers - Visitors	\$6.869	\$7.003	\$7.212	\$7.389	\$7.610	\$7.840	\$8.074	\$8.316	\$8.565	\$8.821	\$9.085	\$86.784
Local Walkers - Break O Day	\$0.127	\$0.129	\$0.133	\$0.145	\$0.149	\$0.154	\$0.159	\$0.163	\$0.168	\$0.173	\$0.178	\$1.677
Total Walkers on Trails	\$6.995	\$7.132	\$7.344	\$7.535	\$7.760	\$7.994	\$8,233	\$8.479	\$8.733	\$8.994	\$9.262	\$88.461
Total Trail Users												
Internationals	\$0.920	\$0.837	\$0.864	\$0.911	\$0.940	\$0.972	\$1.004	\$1,036	\$1.070	\$1.105	\$1.141	\$10.799
Domestic Overnight	\$9.064	\$9.370	\$9.683	\$9,936	\$10.271	\$10.620	\$10.979	\$11.350	\$11.735	\$12.132	\$12.544	\$117.683
Domestic Day (regional visitors)	\$1.120	\$1.159	\$1.199	\$1.242	\$1.285	\$1.331	\$1.377	\$1,426	\$1.475	\$1.527	\$1.580	\$14.720
Total Users - Visitors	\$11.104	\$11.365	\$11.746	\$12.088	\$12,496	\$12.923	\$13,360	\$13.813	\$14,280	\$14,764	\$15.264	\$143,202
Local Users - Break O Day	\$0.192	\$0.195	\$0.202	\$0.227	\$0.234	\$0.243	\$0.250	\$0.258	\$0.266	\$0.274	\$0.283	\$2,624
Total Users on Trails	\$11.296	\$11.560	\$11.948	\$12.315	\$12.730	\$13.165	\$13,610	\$14.071	\$14.546	\$15.088	\$15.547	\$145,826

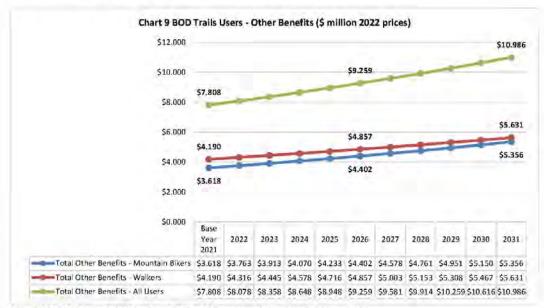
Source: MCa Modelling & Analysis March 2022 - May be some differences due to rounding

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3.6 Other Benefits

There are several other benefits that can be estimated for the trails. These are: health benefits and productivity benefits associated with exercise; and a consumer valuation of the trails experience (measured by a shadow price or the notional amount people would be willing to pay for a use of a trail). These have been estimated for mountain bike trail users and walkers using the trails. These benefits are additional to the increase in regional income generated by trail users' spending in the region. As part of a regional impact assessment, health and productivity benefits were only measure for local users (Break O Day residents) and regional users (adjacent LGAs).

- Total other measured benefits increase from \$7.8 million in the base year (2021) to \$10.9 million in year 10. Total for 10 years is \$102.5 million.
- Other benefits for mountain bikers increase from \$3.6 million in the base year (2021) to \$5.4 million in year 10 (2031). Total for 10 years is \$48.8 million.
- Other benefits for walkers increase from \$4.2 million in the base year (2021) to \$5.6 million in year 10 2031). Total for 10 years is \$53.7 million.



Source: MCa Modelling & Analysis March 2022 - May be some differences due to rounding

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Table 6 BOD Trail Users – Estimates Other Benefits (\$ million 2020 Prices)

Summary Benefits		¥1	Y2	Y3	Y4	Y5	Y6	Y7	YB	yg	Y10	
(\$ million 2020 prices)	Base Year 2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	Total 10 years
Mountain Bikers												
Health Benefits	\$2.118	\$2.203	\$2.291	\$2.382	\$2.478	\$2.577	\$2.680	\$2,787	\$2,899	\$3.015	\$3.135	\$28.564
Productivity Benefits	\$0.339	\$0.353	\$0,367	\$0.381	\$0.397	\$0.413	50.429	\$0.446	\$0.464	\$0.483	\$0.502	\$4.574
Consumer Value	\$1.161	\$1.207	\$1.256	\$1.306	\$1.358	\$1.412	\$1.469	\$1.528	\$1.589	\$1.652	\$1,718	\$15.656
Total Other Benefits - Mountain Bikers	\$3.618	\$3.763	\$3.913	\$4.070	\$4.233	\$4.402	\$4.578	\$4.761	\$4.951	\$5.150	\$5.356	\$48.794
Regional Income	\$4.300	\$4.428	\$4.604	\$4.780	\$4,970	\$5,171	\$5.377	\$5.591	\$5.814	\$6.045	\$6.285	\$57.365
Walkers										1277	177	
Health Benefits	\$2,453	\$2,526	\$2.602	\$2.680	\$2.761	\$2.843	\$2.929	\$3.017	\$3.107	\$3.200	\$3.296	\$31.415
Productivity Benefits	\$0.393	\$0.405	\$0.417	\$0.429	\$0.442	\$0.455	\$0.469	\$0.483	\$0.498	\$0.512	\$0.528	\$5.030
Consumer Value	\$1,344	\$1,385	\$1.426	\$1,469	\$1.513	\$1,559	\$1.605	\$1.653	\$1.703	\$1.754	\$1,807	\$17,219
Total Other Benefits - Walkers	\$4.190	\$4.316	\$4.445	\$4.578	\$4.716	\$4.857	\$5.003	\$5.153	\$5.308	\$5.467	\$5.631	\$53.664
Regional Income	\$6.995	\$7.132	\$7,344	\$7.535	\$7.760	\$7,994	58.233	\$8.479	\$8.733	\$8.994	\$9.262	\$88,461
Total All Users												
Health Benefits	\$4.571	\$4.729	\$4.893	\$5.063	\$5.238	\$5.420	\$5.609	\$5.804	\$6.006	\$6.215	\$6.431	\$59.979
Productivity Benefits	\$0.732	\$0.757	\$0.783	\$0.811	\$0.839	\$0.868	\$0.898	\$0.929	\$0,962	\$0.995	\$1.030	\$9.604
Consumer Value	\$2.505	\$2.592	\$2.682	\$2.775	\$2.871	\$2,971	53.074	\$3.181	\$3.292	\$3.406	\$3.525	\$32.874
Total Other Benefits - All Users	\$7.808	\$8.078	\$8,358	\$8.648	\$8.948	\$9,259	\$9.581	\$9.914	\$10.259	\$10.616	\$10,986	\$102.457
Regional Income	\$11.296	\$11.560	\$11.948	\$12.315	\$12.730	\$13.165	\$13.610	\$14.071	\$14.546	\$15.038	\$15.547	\$145.826

Source: MCa Modelling & Analysis March 2022 - May be some differences due to rounding

4. Benefit Cost Analysis - Trails Development

The benefits and costs are analysed for a 10-year period for the trails development and improvements. The measured benefits are those associated with the growth in user numbers (from the estimated 2021 base numbers) over the 10 year period. Appendix B shows the increase in number of trail users, their spending and all the measured benefits.

4.1 Trail Costs - 10 Years

The estimated construction cost of the trails project is \$3.665 million, and the 10-year maintenance costs are \$0.555 million (assumed to be 1.5% of capital cost or \$54,975 per year over 10 years), for a total 10-year cost of \$4.215 million.

Table 7 Break O Day Trails Development -10 Years (constant prices \$2022)

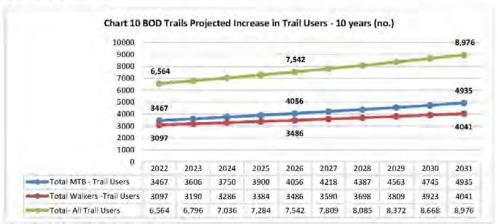
BOD Trails Capital Spending	Estimates \$2020 prices
Georges Bay Trail (existing and proposed)	\$1,000,000
Bay of Fires Lodge Walk (existing)	\$60,000
St Patricks Head Walking Trail (proposed and existing)	\$650,000
Moulting Bay Cultural Trail (proposed).	\$400,000
The Nicholas Range Adventure Trail (proposed).	\$400,000
The Leeabarra, Douglas Apsley Multi Day Walk	\$100,000
St Marys to Cornwall Rail Trail (total)	\$945,000
Kings Park St Helens	\$50,000
The Fingal Valley Explorer Trail	\$60,000
Total Capital Costs	\$3,665,000

Source: TRC Estimates February 2022

4.2 Increase in Trail Users

The following chart and table show the annual increase in trail users over the 10 year period. The increase in trail users is used in the benefit cost analysis, with the estimated benefits compared with the development cost of the trails.

Total trail users would increase by around 77,100 over the 10 year period (mountain bikers = 41,600 and walkers =35,500).



Source: MCa Modelling & Analysis March 2022

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Table 8 Annual Increase in Trail Users - 10 Years

Trail Users Projections				In	crease on 1	previous y	ean				Total 10yrs
	Y1	Y2	Y3	Y4	Y5	Y6	¥7	Y8	Y9	Y10	
	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	
Mountain Bikers											
Internationals	155	1,62	168	175	182	189	197	204	213	221	1865
Domestic Overnignt	1524	1585	1649	1715	1783	1855	1929	2006	2086	2170	18303
Domestic Day (regional visitors)	1520	1580	1644	1709	1778	1849	1923	2000	2080	2163	18245
Total Walkers - Visitors	3199	3327	3461	3599	3743	3893	4048	4210	4379	4554	38414
Local Walkers - Break O Day	268	278	290	301	313	326	339	352	366	381	3214
Total MTB - Trail Users	3467	3606	3750	3900	4056	4218	4387	4563	4745	4935	41627
Walkers											
Internationals	143	147	152	156	161	166	171	176	181	186	1638
Domestic Overnight	1402	1444	1487	1532	1578	1625	1674	1724	1776	1829	16070
Domestic Day (regional visitors)	1118	1151	1186	1222	1258	1296	1335	1375	1416	1459	12816
Total Walkers - Visitors	2663	2743	2825	2910	2997	3087	3179	3275	3373	3474	30524
Local Walkers - Break O Day	434	447	461	475	489	504	519	534	550	567	4981
Total Walkers - Trail Users	3097	3190	3286	3384	3486	3590	3698	3809	3923	4041	35505
Total All Trail Users						P. B. Cal			- 17 14		
Internationals	298	309	320	331	343	355	367	380	394	408	3,503
Domestic Overnight	2,926	3,029	3,136	3,247	3,361	3,480	3,603	3,730	3,862	3,999	34,373
Domestic Day (regional visitors)	2,638	2,732	2,830	2,931	3,036	3,145	3,258	3,375	3,496	3,622	31,061
Total Walkers - Visitors	5,862	6,070	6,285	6,509	6,740	6,979	7,228	7,485	7,752	8,028	68,938
Local Walkers - Break O Day	702	726	750	776	802	829	857	887	917	948	8,194
Total - All Trail Users	6,564	6,796	7,036	7,284	7,542	7,809	8,085	8,372	8,668	8,976	77,132

Source: MCa Modelling & Analysis March 2022

4.3 Measuring Benefits - Increase in Trail Users

The measured benefits for the additional trail users were estimated and these comprise:

- Regional income: increase in regional income generated by the spending in the region by additional users of the trails over the 10 year period. Totals \$10.332 million for the additional trail users
- Health benefits: exercise leads to avoided health costs (adjusted for injury) for participants.
 These benefits were estimated at \$1.609 million for the additional trail users.
- Productivity benefits: fit employees are more productive, and this benefit was estimated at \$0.290 million over 10 years.
- Consumer value: there are no charges for using the trails. The consumer value is a shadow price that a trail user may be willing to pay for the experience.¹¹

The value of benefits for the increases number of users totals \$10.332 million over 10 years (MTB users =\$6.361 million and Walkers=\$3.971million).

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¹¹ The methodology used in estimating these benefits is outlined Appendix B. As part of a <u>regional impact</u> assessment, health and productivity benefits were only measure for local users (Break O Day residents) and regional users (adjacent LGAs).

Table 9 Measured Benefits of Increased Trail Users (\$ million 2022 prices)

Benefits – Increase in Trail Users	¥1	Y2	YB	¥4	Y5	Y6	Y7	YB	Yg	Y10	
(\$ million 2022 prices)	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	Total 10 years
MTB Users								15.75.0			
Regional Income Increase	\$0.342	\$0.355	\$0.370	\$0.384	\$0.400	\$0.416	\$0.432	\$0.449	\$0.467	\$0.485	\$4.099
Health Benefits	\$0.085	\$0.088	\$0.092	\$0.095	\$0.099	\$0.103	\$0.107	\$0,111	\$0.116	\$0.121	\$1.017
Productivity Benefits	\$0.014	\$0.014	\$0.015	\$0.015	\$0.016	\$0.017	\$0.017	\$0.018	\$0.019	\$0.019	\$0.163
Consumer Value	\$0,090	\$0.094	\$0.097	\$0.101	\$0.105	\$0.110	50.114	50.119	\$0.123	\$0.128	\$1.081
Total Benefits - MTB Users	\$0.530	\$0.551	\$0.573	\$0.596	\$0.620	\$0.645	\$0.670	\$0.697	\$0.725	\$0.754	\$6.361
Walkers - Trail Users		1000					North			Control	
Regional Income Increase	\$0.201	\$0.207	\$0.215	\$0.222	\$0.228	\$0.235	\$0.242	\$0.249	\$0,257	\$0.264	\$2.321
Health Benefits	\$0.044	\$0.054	\$0.056	\$0.057	\$0.059	\$0.061	\$0.063	\$0.064	\$0.066	\$0.068	\$0.592
Productivity Benefits	\$0.012	\$0.012	\$0.013	50.013	\$0.013	50.014	50.014	\$0.014	\$0.015	\$0.015	\$0.135
Consumer Value	\$0.080	\$0.083	\$0.085	\$0,088	\$0.091	\$0.093	\$0.096	\$0,099	50.102	\$0,105	\$0.922
Total Benefits - MTB Users	\$0.337	\$0.356	\$0.369	\$0.380	\$0.391	\$0.403	\$0.415	\$0.427	\$0.440	\$0.453	\$3.971
Total All Users		0,000									
Regional Income Increase	\$0.542	\$0.562	\$0.585	\$0.606	\$0.628	\$0.651	\$0.674	\$0.699	\$0.724	\$0.750	\$6.420
Health Benefits	\$0.129	\$0.142	\$0.147	\$0.153	\$0.158	\$0.164	\$0.170	\$0.176	\$0.182	\$0.189	\$1.609
Productivity Benefits	\$0.025	\$0.026	\$0.027	\$0.028	\$0.029	\$0.030	\$0.031	\$0.032	\$0.033	\$0.035	\$0.298
Consumer Value	\$0.171	\$0.177	\$0.183	\$0.189	\$0.196	\$0.203	\$0.210	\$0.217	\$0.225	\$0.233	\$2.004
Total Benefits - All Users	\$0.867	\$0.907	\$0.942	\$0.976	\$1.011	\$1.048	\$1.085	\$1.124	\$1.165	\$1.207	\$10.332

Source: MCa Modelling & Analysis March 2022 - May be some differences due to rounding

4.4 Benefit Cost Analysis

The following table and chart compares the costs of the trails development with the benefits associated with the increase in trails usage over the 10-year period.

- The benefits are measured by: the increase in regional income generated by trail users over a 10-year period; the estimated health benefits; productivity benefits and the user value.
- The costs include construction costs, and asset maintenance costs.
- For the comparison, the present value of the benefits is calculated using 3 discount rates (3%, 7% and 10%). The capital costs covers the trail improvements and new trails.

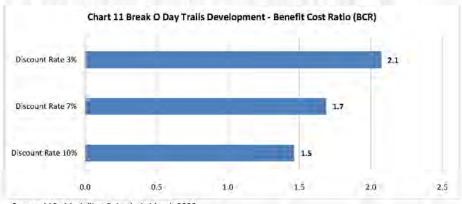
Table 10 Benefits and Cost Analysis - Total Trails Project - 10 Year Period (\$2022 prices)

BOD New & Upgraded Trails	Discount Rate	Discount Rate	Discount Rate
Regional Cost Benefit (\$2022 prices)	3%	7%	10%
Period: 10Years			
Costs		The state of the s	
Capital Costs Trails & Infrastructure	\$3,665,000	\$3,665,000	\$3,665,000
Costs - Asset Maintenance (10 years)	\$549,750	\$549,750	\$549,750
Total Costs	\$4,214,750	\$4,214,750	\$4,214,750
Benefits - Total			
Direct Benefits Regional Income	\$ 6,420,204	\$ 6,420,204	\$ 6,420,204
Productivity Benefits	\$297,949	\$297,949	\$297,949
Health Benefits (local & regional)	\$1,609,479	\$1,609,479	\$1,609,479
User Value (shadow user price)	\$2,003,886	\$2,003,886	\$2,003,886
Total Benefits	\$10,331,518	\$10,331,518	\$10,331,518
Total Benefits (\$) Present Value	\$8,735,791	\$7,111,798	\$6,171,680
Benefit Cost			
Net Present Value (\$) Total Benefits	\$4,521,041	\$2,897,048	\$1,956,930
NPV/Cost	1.1	0.7	0.5
Benefit Cost Ratio (BCR) <total benefits:="" capital="" costs="" present="" total="" value=""></total>	2.1	1.7	1,5

Source: MCa modelling & estimates, March 2022.

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The chart below compares Benefit Cost Ratios (BCR) for the 3 discount rates, which all yield BCR above 1. For a trail project a 7% discount rate is appropriate, and the total project yields a positive BCR of 1.7. The <u>present value</u> of total benefits (\$7.112 million) generated by the trails investment are 1.7 times the total costs of the project (\$4.215 million) over a 10-year period.



Source: MCa Modelling & Analysis March 2022

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References

Ausplay National Sports and Physical Activity survey- Bushwalking Participation, December 2020

Break O'Day Recreational Trails Strategy- Draft Report, February 2022

LGA Area Profiles 2019, Break O Day LGA

Mountain Biking in Australia: An Economic and Participation Analysis (AusCycling), GHD Advisory, March 2021

Quantitative Analysis Warburton Trails, Instinct & Reason, December 2020

Tasmanian Population Projections (Medium Scenario) by LGA 2019, Tasmanian Treasury

TVS Analyser March 2020, Tourism Research Australia Regional Tourism Satellite Account, East Coast Tasmania 18-19

Visitor Time Series Data for Break O Day LGA 2009-2019. Tourism Research Australia

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Appendix A: Trail User Modelling Assumptions

The following are the assumptions use in modelling trail users over a 10 year period. Assumptions have been informed by data available and experience with other trails.

Trail Users	Modelling Assumptions	Data Source
Mountain Bikers		
Local Users – MTB (BOD LGA residents) Estimates for 2021 used as base year.	Population projections for Break O Day LGA (annual) to 2031 Average participation rate (national) of 3.8% applied to population.	Tasmanian Population Projections by LGA 2019, Tasmanian Treasury Instinct & Reason, Quantitative Analysis Warburton Trails, December 2020
	Assumes use of trails average of 26 times per year	MCa assumption
Regional Users – MTB (Day Visitors) Estimates for 2021 used as base year.	Visitor numbers for Break O Day LGA Average participation rate (national) of 10% applied to visitor numbers (3 times domestic partic rate). Day visitor estimates tested by use of population projections for adjacent LGAs: Dorset, Glamorgan/Spring Bay, Northern Midlands, Launceston Average participation rate (national) of 3.8% applied to population. Assumes use of trails average of 12 times per year	Visitor time series data for Break O Day LGA 2009-2019. TRA Instinct & Reason, Quantitative Analysis Warburton Trails, December 2020 & MCa assumption Tasmanian Population Projections by LGA 2019, Tasmanian Treasury
Overnight Visitors Internationals Domestic Overnights (Interstate & Intrastate) Estimates for 2021 used as base year.	Visitor numbers for Break O Day LGA Average participation rate (national) of 10% applied to visitor numbers (3 times domestic partic rate). Assumes overnight visitors have 2 rides (during average 2 night stay)	Visitor time series data for Break O Day LGA 2009-2019, TRA Instinct & Reason, Quantitative Analysis Warburton Trails, December 2020 & MCa MCa assumption
10 Year Projections	Growth rate 4% per year (market growth & trails development)	MCa modelling assumption
Walkers	– all users	
(BOD LGA residents) Estimates for 2021 used as base year	Population projections for Break O Day LGA (annual) to 2031 Average participation rate (national) of 10.9% applied to population. Assumes use of trails average of 20 times per year	Tasmanian Population Projections by LGA 2019, Tasmanian Treasury Bushwalking participation rates Tasmania Ausplay National Sports and Physical Activity survey, Bushwalking Participation December 2020) MCa assumption
Regional Users – MTB (Day Visitors) Estimates for 2021 used as base year	Visitor numbers for Break O Day LGA Average participation rate (national) of 25% applied to visitor numbers (2,5 times Tasmania partic rate). Day visitor estimates tested by use of population projections for adjacent LGAs: Dorset, Glamorgan/Spring Bay, Northern Midlands, Launceston Average participation rate (national) of 10.9% applied to population. Assumes use of trails average of 5 times per year	Visitor time series data for Break O Day LGA 2009-2019: TRA Bushwalking participation rates Tasmania Ausplay & MCa assumption Tasmanian Population Projections by LGA 2019, Tasmanian Treasury Bushwalking participation rates Tasmania -Ausplay
Overnight Visitors Internationals Overnights (Interstate & Intrastate) Estimates for 2021 used as base year	Visitor numbers for Break O Day LGA Average participation rate (national) of 25% applied to visitor numbers (2.5 times Tasmanian partic rate).	Visitor time series data for Break O Day LGA 2009-2019, TRA Bushwalking participation rates Tasmania Ausplay & MCa assumption
10 Year Projections	Growth rate 3 % per year (market growth & trails development) - all users	MCa modelling assumption

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Trail Users - Spending Assumptions	Modelling Assumptions	Data Source
Mountain Bikers		
Local Users – MTB (BOD LGA residents)	Average Spending : \$27 per day	GHD Report for AusCycling - Mountain Biking in Australia: An Economic and Participation Analysis
Regional Users – MTB (Day Visitors)	Average Spending : \$40 per day	MCa assumption
Overnight Visitors Internationals Domestic Overnights (Interstate & Intrastate)	Internationals: ave spend \$158 per night (commercial accommodation); ave stay = 2 nights Domestic Overnights: ave spend \$175 per night (commercial accommodation); ave stay = 3 nights	LGA Area Profile Break O Day LGA 2019, TRA LGA Area Profile Break O Day LGA 2019, TRA & GHD MTB report
Walkers		
Local Users – MTB (BOD LGA residents)	Average Spending : \$27 per day	Assumed same as MTB (MCa)
Regional Users – MTB (Day Visitors)	Average Spending : \$40 per day	MCa assumption
Overnight Visitors Internationals Domestic Overnights (Interstate & Intrastate)	Internationals: ave spend \$158 per night (commercial accommodation); ave stay = 2 nights Domestic Overnights: ave spend \$175 per night (commercial accommodation); ave stay = 2 nights	LGA Area Profile Break O Day LGA 2019, TRA LGA Area Profile Break O Day LGA 2019, TRA

Table A.2 Measuring Benefits

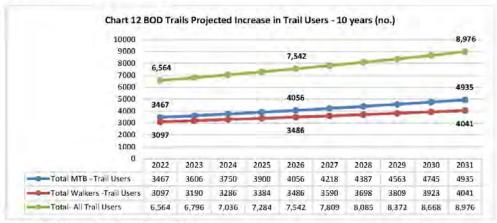
Benefits Measurement	Modelling Assumptions	Data Source
Mountain Bikers & Walkers	GHD research used for both types of users	
Regional Income	MCa Regional Economic Model. Income generated by the spending in region by trail users	Users & spending estimates are the input to the model
Health Benefits	Benefits = \$1.58 per km MTB: average distance 30 km = \$47 per ride Walk: average distance 18 km = \$28.50 Only estimated for local and regional users.	Mountain Biking in Australia: An Economic and Participation Analysis (AusCycling), GHD Advisory, March 2021
Productivity Benefits	\$7.60 per ride/walk Only estimated for local and regional users	Mountain Biking in Australia: An Economic and Participation Analysis (AusCycling), GHD Advisory, March 2021
Consumer Value	\$26 per trail use – used for MTB & Walkers Estimated for <u>all</u> trail users.	Mountain Biking in Australia: An Economic and Participation Analysis (AusCycling), GHD Advisory, March 2021

Appendix B: Increase in Trail Users

This section shows the annual growth in trail users from the base year (2021) and the estimated benefits associated with this increase. The benefits are measured against costs in the benefit cost analysis.

B.1 Trail Users Increase

The chart shows annual estimates of the increase in trail users with the improvements in the trails and the continued expansion of the market.



Source: MCa Modelling & Analysis March 2022

Table B.1 Annual Increase in Break O Day Trail Users - 10 Years

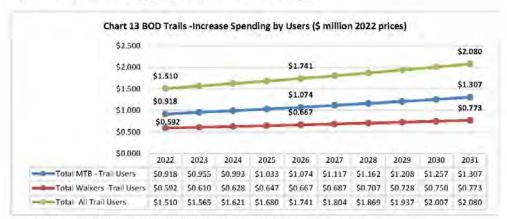
Trail Users Projections				la	crease on p	previous y	ear				Total 10yrs
	¥1	Y2	Y3	Y4	Y5	V6	Y7	Y8	Y9	Y10	
Increase	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	
Mountain Bikers											
Internationals	155	162	168	175	182	189	197	204	213	221	1865
Domestic Overnight	1524	1585	1649	1715	1783	1855	1929	2006	2086	2170	18303
Domestic Day (regional visitors)	1520	1580	1644	1709	1778	1849	1923	2000	2080	2163	18245
Total Walkers - Visitors	3199	3327	3461	3599	3743	3893	4048	4210	4379	4554	38414
Local Walkers - Break O Day	268	278	290	301	313	326	339	352	366	381	3214
Total MTB - Trail Users	3467	3606	3750	3900	4056	4218	4387	4563	4745	4935	41627
Walkers											
Internationals	143	147	152	156	161	166	171	176	181	186	1638
Domestic Overnight	1402	1444	1487	1532	1578	1625	1674	1724	1776	1829	16070
Domestic Day (regional visitors)	1118	1151	1186	1222	1258	1296	1335	1375	1416	1459	12816
Total Walkers - Visitors	2663	2743	2825	2910	2997	3087	3179	3275	3373	3474	30524
Local Walkers Break O Day	434	447	461	475	489	504	519	534	550	567	4981
Total Walkers - Trail Users	3097	3190	3286	3384	3486	3590	3698	3809	3923	4041	35505
Total All Trail Users											
Internationals	298	309	320	331	343	355	367	380	394	408	3,503
Domestic Overnight	2,926	3,029	3,136	3,247	3,361	3,480	3,603	3,730	3,862	3,999	34,373
Domestic Day (regional visitors)	2,638	2,732	2,830	2,931	3,036	3,145	3,258	3,375	3,496	3,622	31,061
Total Walkers Visitors	5,862	6,070	6,285	6,509	6,740	6,979	7,228	7,485	7,752	8,028	68,938
Local Walkers - Break O Day	702	726	750	776	802	829	857	887	917	948	8,194
Total- All Trail Users	6,564	6,796	7,036	7,284	7,542	7,809	8,085	8,372	8,668	8,976	77,132

Source: MCa Modelling & Analysis March 2022

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B.2 Increase in Spending

The following are estimates of the annual increase in spending by trail users. These are used in the economic impact modelling, as part of the cost benefit analysis.



Source: MCa Modelling & Analysis March 2022 - May be some differences due to rounding

Table B.2 Annual Increase Spending by Break O Day Trail Users - 10 Years

Trail Users Projections				ln.	crease on p	previous ye	ear				_
	¥1	Y2	¥3	'Y4'	Y5	Y6	¥7	Yg	79	Y10	
Spending in Region (\$ million 2022 prices)	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	Total 10yrs
MTB Users											
Internationals	\$0.049	\$0.051	\$0.053	\$0.055	\$0.057	\$0.060	\$0.062	\$0.065	\$0.067	\$0.070	\$0.589
Domestic Overnight	\$0.800	\$0.832	\$0.866	\$0.900	\$0.936	\$0.974	\$1.013	\$1.053	\$1.095	\$1.139	\$9.609
Domestic Day (regional visitors)	\$0.061	\$0.063	\$0.066	\$0.068	\$0.071	\$0.074	\$0.077	\$0.080	\$0.083	\$0.087	\$0.730
Total Walkers - Visitors	\$0.910	\$0.947	\$0.984	\$1.024	\$1.065	\$1.107	\$1.152	\$1.198	\$1.246	\$1.296	\$10.928
Local Walkers - Break O Day	\$0.008	\$0.008	\$0.009	\$0.009	\$0.009	\$0.010	\$0.010	\$0.011	\$0.011	\$0.011	\$0.096
Total MTB - Trail Users	\$0.918	\$0.955	\$0.993	\$1.033	\$1.074	\$1.117	\$1,162	\$1.208	\$1.257	\$1.307	\$11.025
Walkers											
Internationals	\$0.045	\$0.047	\$0.048	\$0.049	\$0.051	\$0.052	\$0.054	\$0.056	\$0.057	\$0.059	\$0.518
Domestic Overnight	\$0.491	\$0,505	\$0.521	\$0,536	\$0.552	\$0.569	\$0.586	\$0.603	\$0.622	\$0.640	\$5.625
Domestic Day (regional visitors)	\$0.045	\$0.046	\$0.047	\$0.049	\$0.050	\$0.052	\$0.053	\$0.055	\$0.057	\$0.058	\$0.513
Total Walkers - Visitors	\$0.581	\$0.598	\$0.616	\$0,634	\$0.653	\$0.673	\$0.693	\$0.714	\$0.735	\$0.757	\$6.655
Local Walkers - Break O Day	\$0.012	\$0.012	\$0.012	\$0.013	\$0.013	\$0.014	\$0.014	\$0.014	\$0.015	\$0.015	\$0.134
Total Walkers -Trail Users	50.592	\$0.610	\$0.628	\$0.647	\$0.667	\$0.687	\$0.707	\$0.728	\$0.750	\$0.773	\$6.789
Total All Trail Users						X					
Internationals	\$0.094	\$0.098	\$0.101	\$0.105	\$0.108	\$0.112	\$0.116	\$0.120	\$0.124	\$0.129	\$1.107
Domestic Overnight	\$1.291	\$1,338	\$1.386	\$1,436	\$1.489	\$1.543	\$1.599	\$1.657	\$1.717	\$1.779	\$15.234
Domestic Day (regional visitors)	\$0.106	\$0.109	\$0.113	\$0.117	\$0.121	\$0.126	\$0.130	\$0.135	\$0.140	\$0.145	\$1.242
Total Walkers - Visitors	\$1.491	\$1.545	\$1.600	\$1,658	\$1,718	\$1.780	\$1.845	\$1.912	\$1.981	\$2.053	\$17.583
Local Walkers - Break O Day	\$0.020	\$0.020	\$0.021	\$0.022	\$0.023	\$0.023	\$0.024	\$0.025	\$0.026	\$0.027	50.231
Total- All Trail Users	\$1.510	\$1.565	\$1.621	\$1.680	\$1.741	\$1.804	\$1.869	\$1.937	\$2.007	\$2.080	\$17.814

Source: MCa Modelling & Analysis March 2022 - May be some differences due to rounding

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B.3 Benefits

The following are the estimated benefits used in the cost benefit analysis.

Table B.3 Estimated Benefits - Break O Day Trail Users - 10 Years (\$ million 2022 prices)

Bonefits - Increase in Trail Users	Yı	ΥZ	Y3	¥4	Y5	Y6	¥7.	YB	Y9	Y10	
(\$ million 2022 prices)	2022	2.023	2024	2025	2026	2027	2028	2029	2030	2031	Total 10 years
MTB Users										1000	
Regional Income Increase	\$0.342	\$0.355	\$0.370	\$0.384	\$0.400	\$0,416	\$0.432	\$0.449	\$0.467	\$0.485	\$4.099
Health Benefits	\$0.085	\$0.088	\$0.092	\$0.095	\$0.099	\$0.103	\$0.107	\$0.111	\$0.116	\$0.121	\$1.017
Productivity Benefits	\$0.014	\$0.014	\$0.015	\$0.815	\$0.016	\$0.017	\$0.017	\$0.018	\$0.019	\$0.019	\$0.163
Consumer Value	\$0.090	\$0.094	\$0.097	\$0.101	\$0.105	\$0.110	50.114	\$0,119	\$0.123	\$0.128	\$1.081
Total Benefits - MTB Users	\$0.530	\$0.551	\$0.573	\$0.596	\$0.620	\$0.645	\$0.670	\$0.697	\$0.725	\$0.754	\$6.361
Walkers		1000					10000			1	
Regional Income Increase	\$0.201	\$0,207	\$0.215	\$0.222	\$0.228	\$0,235	\$0.242	\$0.249	\$0.257	\$0.264	\$2.321
Health Benefits	\$0.044	\$0.054	\$0.056	\$0.057	\$0.059	\$0.061	\$0.063	\$0.064	\$0.066	\$0.068	\$0.592
Productivity Benefits	\$0.012	\$0.012	\$0.013	\$0.013	\$0.013	\$0.014	\$0.014	\$0.014	\$0.015	\$0.015	\$0.135
Consumer Value	\$0.080	\$0,083	\$0.085	\$0.088	\$0.091	50.093	\$0,096	\$0.099	\$0.102	\$0.105	\$0.922
Total Benefits - Walkers	\$0.337	\$0.356	\$0.369	\$0.380	\$0.391	\$0.403	\$0.415	\$0.427	\$0.440	\$0.453	\$3.971
Total All Users							10000				
Regional Income Increase	\$0.542	\$0,562	\$0.585	\$0.606	\$0.628	\$0.651	\$0.674	\$0,699	50.724	\$0.750	\$6.420
Health Benefits	\$0.129	\$0.142	\$0.147	\$0.153	\$0.158	\$0,164	\$0.170	\$0.176	\$0.182	\$0.189	\$1.609
Productivity Benefits	\$0.025	\$0.026	\$0.027	\$0.028	\$0.029	\$0.030	\$0.031	\$0.032	\$0.033	\$0.035	\$0.298
Consumer Value	\$0,171	\$0,177	\$0.183	\$0.189	\$0.196	\$0,203	\$0.210	50.217	\$0.225	50.233	\$2.004
Total Benefits - All Users	\$0.867	\$0.907	\$0.942	\$0.976	\$1.011	\$1,048	\$1,085	\$1.124	\$1,165	\$1.207	\$10.332

Source: MCa Modelling & Analysis March 2022 - May be some differences due to rounding

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MiCa

Pursuant to Regulation 15(1) of the Local Government (Meeting Procedures) Regulations 2015 that Council move into Closed Council.

IN CONFIDENCE

04/22.18.0	CLOSED COUNCIL
04/22.18.1	Confirmation of Closed Council Minutes – Council Meeting 21 April 2022
04/22.18.2	Outstanding Actions List for Closed Council
04/22.18.3	General Manager's Annual Leave – Closed Council Item Pursuant to Section 15(2)A of the Local Government (Meeting Procedures) Regulations 2015
04/22.18.4	General Manager's Performance Review – Closed Council Item Pursuant to Section 15(2)A of the Local Government (Meeting Procedures) Regulations 2015

Pursuant to Regulation 15(1) of the Local Government (Meeting Procedures) Regulations 2005 that Council move out of Closed Council.