



AGENDA

Ordinary Council Meeting

Tuesday, 05 December 2023

I hereby give notice that an Ordinary Council Meeting will be held on:

Date: Tuesday, 05 December 2023

Time: 10:00 AM

**Location: Council Chambers, Estates Building Cressy
Street Deniliquin**

Philip Stone

Chief Executive Officer

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1. OPENING MEETING

2. ATTENDANCE

3. LIVE STREAMING STATEMENT

Edward River Council wishes to advise members of the public that Council Meetings will be recorded and will be available after each meeting on Council's website [Councils Website](#). All care will be taken to maintain the privacy of those in attendance, however As a visitor in the public gallery, your presence may be recorded. By remaining In the public gallery, it is assumed your consent is given in the event your image is broadcast. This includes any filming by television cameras if attendance is approved by the Chief Executive Officer or Mayor.

4. ACKNOWLEDGEMENT OF COUNTRY

The Edward River Council acknowledges and embraces the Traditional Owners of the Lands within the Edward River Council area - the Wamba Wamba/Perrepa Perrepa Peoples – and pay our respects to their elders, past, present, and emerging. The Edward River Council also recognises the diversity of different cultures within our community and their contribution.

5. STATEMENT OF PURPOSE

I have come here as a Councillor freely and without bias to:

- Represent the views of the community in considering the matters before us today
- To vote in a matter I consider to be in the best interest of the community
- To observe the Code of Conduct and respect the rule of the chair and views of my fellow Councillors.

6. APOLOGIES AND APPLICATIONS FOR A LEAVE OF ABSENCE BY COUNCILLORS

7. CONFIRMATION OF MINUTES

7.1. DRAFT MINUTES ORDINARY COUNCIL MEETING 21 NOVEMBER 2023

Author: Executive Assistant

Authoriser: Chief Executive Officer

RECOMMENDATION

That Council accept the Draft Minutes of the Ordinary Council Meeting held 21 November 2023 as a true and correct record.

COMMUNITY STRATEGIC PLAN

5. Accountable leadership and responsive administration

5.1 Collaborative and Engaged

5.2 Financially sustainable

5.3 Professional Workplace culture

FINANCIAL IMPLICATIONS

Nil

LEGISLATIVE IMPLICATIONS

Nil

ATTACHMENTS

1. Draft Minutes Ordinary Council Meeting 21 November 2023



MINUTES

Ordinary Council Meeting

Tuesday, 21 November 2023

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**Location: Council Chambers, Estates Building Cressy Street
Deniliquin**

**Philip Stone
Chief Executive Officer**

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ORDINARY COUNCIL MEETING MINUTES

TUESDAY, 21 NOVEMBER 2023

1. OPENING MEETING

Mayor Cr Peta Betts opened the meeting at 10.05am, welcomed those in attendance and reminded all of the community rally being held at 12 noon.

2. ATTENDANCE

Present: Mayor Cr Peta Betts, Deputy Mayor Cr Paul Fellows, Cr Pat Fogarty, Cr Shannon Sampson, Cr Shirlee Burge, Cr Tarria Moore, Cr Linda Fawns, Cr Harold Clapham, Cr Marc Petersen, Chief Executive Officer Philip Stone,

In attendance: Director Infrastructure, Director Corporate Services, Chief Financial Officer, Executive Assistant

Via Teams: Acting Manager Governance Safety & Risk, Senior Partner Crowe Mr Brad Bohun from 10.30am to 10.58am

3. LIVE STREAMING STATEMENT

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To observe the Code of Conduct and respect the rule of the chair and views of my fellow Councillors.

6. APOLOGIES AND APPLICATIONS FOR A LEAVE OF ABSENCE BY COUNCILLORS

Nil

ORDINARY COUNCIL MEETING MINUTES

TUESDAY, 21 NOVEMBER 2023

7. CONFIRMATION OF MINUTES

7.1. DRAFT MINUTES ORDINARY COUNCIL MEETING

Moved: Cr Tarria Moore

Seconded: Cr Harold Clapham

RESOLUTION 2023/1121/7.1

That Council accept the Draft Minutes of the Ordinary Council Meeting held 17 October 2023 as a true and correct record, with a minor adjustment to item 14.1.

CARRIED

8. DISCLOSURES OF INTERESTS

12.8 Murray Regional Tourism Membership - Cr Pat Fogarty declared a Non-Pecuniary - Less than significant interest and will remain in the Chambers during the discussion

12.8 Murray Regional Tourism Membership - Cr Tarria Moore declared a Non-Pecuniary - Less than significant interest and will remain in the Chambers during the discussion

13.1 Notice of Motion - Chief Executive Officer Philip Stone declared a Non-Pecuniary - Less than significant interest and will remain in the Chambers during the discussion

9. MAYORAL MINUTE(S)

Nil

10. URGENT ITEMS OF BUSINESS

Nil

ORDINARY COUNCIL MEETING MINUTES

TUESDAY, 21 NOVEMBER 2023

11. REPORTS OF COMMITTEES

11.1. DRAFT MINUTES AUDIT RISK AND IMPROVEMENT COMMITTEE - 12 OCTOBER 2023

Moved: Cr Harold Clapham

Seconded: Cr Pat Fogarty

RESOLUTION 2023/1121/11.1

That items 11.1, 11.2, 11.3, 11.4, 11.5, 11.6, 11.7 and 11.8 be considered as a block resolution with minor amendments being made to the minutes as noted.

- 11.1 Draft Minutes Audit Risk and Improvement Committee – 12 October 2023
- 11.2 Draft Minutes Airport Advisory Committee - 24 October 2023
- 11.3 Draft Minutes Memorial Park User Group – 25 October 2023
- 11.4 Draft Minutes Australia Day Committee Meeting – 26 October 2023
- 11.5 Draft Minutes Blighty Advancement Committee Meeting – 26 October 2023
- 11.6 Draft Minutes of Growth Strategy Project Advisory Committee – 31 October 2023
- 11.7 Draft Minutes Saleyards Advisory Committee Meeting – 2 November 2023
- 11.8 Draft Minutes of the Arts & Culture Advisory Committee Meeting – 7 November 2023

CARRIED

11.9. DRAFT MINUTES OF THE CONARGO MEMORIAL HALL AND RECREATION GROUND COMMITTEE - ANNUAL GENERAL MEETING AND GENERAL MEETING HELD 8 NOVEMBER 2023

Moved: Cr Harold Clapham

Seconded: Cr Shirlee Burge

RESOLUTION 2023/1121/11.9

That Council defer the recommendation until the Conargo Memorial Hall and Recreation Ground Committee have a further meeting on the 3 December 2023.

CARRIED

ORDINARY COUNCIL MEETING MINUTES

TUESDAY, 21 NOVEMBER 2023

12. REPORTS TO COUNCIL**12.1. PRESENTATION OF 2022-23 FINANCIAL STATEMENTS TO THE PUBLIC**

Moved: Cr Tarria Moore

Seconded: Cr Shannon Sampson

RESOLUTION 2023/1121/12.1

That item 12.1 Presentation of 2023-23 Financial Statements be deferred until 10.30am when the auditors will address the Councillors.

CARRIED

Chair ARIC Mr Peter Rae entered the Chambers at 10.28am and Senior Partner Crowe, Mr Brad Bohun joined via Teams

Moved: Cr Linda Fawns

Seconded: Cr Harold Clapham

RESOLUTION 2023/1121/12.1.2

That Council:

1. Receive and note the audited Financial Statements and the auditor's reports for the year ended 30 June 2023, in accordance with Section 419 (1) of the *Local Government Act 1993*.

CARRIED

Deputy Mayor Cr Paul Fellows left the Chambers as 10.49am and returned at 10.50am.

10.52am Senior Partner Crowe, Mr Brad Bohun left the meeting and Chair ARIC Mr Peter Rae left the Chambers.

12.2. ENDORSEMENT OF 2022-2023 ANNUAL REPORT

Moved: Deputy Mayor Cr Paul Fellows

Seconded: Cr Linda Fawns

RESOLUTION 2023/1121/12.2

That Council:

1. Endorse the 2022-2023 Annual Report including the Audited Financial Statements
2. Note that the 2022-2023 Annual Report will be placed on Council's website and submitted to the NSW Office of Local Government by 30 November 2023.

CARRIED**12.3. QUARTERLY BUDGET REVIEW STATEMENT - SEPTEMBER 2023**

Moved: Cr Linda Fawns

Seconded: Cr Marc Petersen

RESOLUTION 2023/1121/12.3

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ORDINARY COUNCIL MEETING MINUTES

TUESDAY, 21 NOVEMBER 2023

That Council

1. Endorse the 30 September 2023 quarterly budget review of the 2023/24 Budget.
2. Note the proposed adjustments to budget will result in a surplus operating result of \$22,029,261, and after removing Capital Grants a deficit of \$886,595.
3. Adopt the budget adjustments as detailed in this report.

CARRIED

12.4. INVESTMENTS AND RESERVES REPORT – OCTOBER 2023

Moved: Cr Shirlee Burge

Seconded: Deputy Mayor Cr Paul Fellows

RESOLUTION 2023/1121/12.4

That Council:

1. Note and receive the October 2023 report on Investments totalling \$40,374,348 inclusive of cash at bank for day-to-day operations.
2. Note that actual interest earned in the month of October 2023 was \$140,324.
3. Note that total interest earned for the year to 31 October 2023 is \$592,646.
4. Note the Certificate of the Responsible Accounting Officer and adopt the Investment Report.

CARRIED

12.5. RELATED PARTIES DISCLOSURE POLICY-NOVEMBER 2023 REVISION

Moved: Cr Tarria Moore

Seconded: Cr Linda Fawns

RESOLUTION 2023/1121/12.5

That Council adopt the updated Related Parties Disclosure Policy.

CARRIED

12.6. USE OF COMMON SEAL POLICY-NOVEMBER 2023 REVISION

Moved: Cr Harold Clapham

Seconded: Cr Marc Petersen

RESOLUTION 2023/1121/12.6

That Council adopt the revised Use of Common Seal Policy.

CARRIED

ORDINARY COUNCIL MEETING MINUTES

TUESDAY, 21 NOVEMBER 2023

12.7. MAJOR PROJECTS UPDATE – OCTOBER 2023

Moved: Deputy Mayor Cr Paul Fellows

Seconded: Cr Linda Fawns

RESOLUTION 2023/1121/12.7

That Council receive and note the Major Projects Program – Progress Report for October 2023

CARRIED

12.8. MURRAY REGIONAL TOURISM MEMBERSHIP

Moved: Cr Harold Clapham

Seconded: Cr Shannon Sampson

RESOLUTION 2023/1121/12.8

That Council enter into the 2024-2027 Partner Councils Funding Agreement with Murray Regional Tourism.

CARRIED

12.9. NATIONAL HOUSING ACCORD – NSW HOUSING CRISIS

Moved: Cr Tarria Moore

Seconded: Deputy Mayor Cr Paul Fellows

RESOLUTION 2023/1121/12.9

That the correspondence from the Hon Paul Scully MP, Minister for Planning and Public Spaces, relating to the National Housing Accord actions to address NSW Housing Crisis, be tabled at the Council meeting for information.

CARRIED

12.10. DEVELOPMENT SERVICES ACTIVITY REPORT OCTOBER 2023

Moved: Cr Tarria Moore

Seconded: Cr Linda Fawns

RESOLUTION 2023/1121/12.10

That Council receive and note the October 2023 Development Services Report.

CARRIED

12.11. RESOLUTIONS OF COUNCIL

Moved: Cr Linda Fawns

Seconded: Cr Tarria Moore

RESOLUTION 2023/1121/12.11

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ORDINARY COUNCIL MEETING MINUTES

TUESDAY, 21 NOVEMBER 2023

That Council note the information in the Resolutions of Council as at 13 November 2023.

CARRIED

12.12. MAYOR, COUNCILLOR, CEO MEETINGS – OCTOBER 2023

Moved: Cr Tarria Moore

Seconded: Cr Shannon Sampson

RESOLUTION 2023/1121/12.12

That Council

1. Note meetings attended on behalf of Council by the Mayor, Councillors and Chief Executive Officer during the month of October 2023.
2. Continue to advise the Chief Executive Officer's Executive Assistant of their meeting diaries and activities attendance.

CARRIED

13. NOTICES OF MOTIONS

13.1. NOTICE OF MOTION CR HAROLD CLAPHAM

Moved: Cr Harold Clapham

Seconded: Cr Marc Petersen

MOTION:

That Council reinstate the previous review process pertaining to the CEO's annual performance.

The motion was lost.

LOST

ORDINARY COUNCIL MEETING MINUTES

TUESDAY, 21 NOVEMBER 2023

14. QUESTIONS WITH NOTICE

14.1. QUESTION ON NOTICE - CR MARC PETERSEN

RESOLVED

That Councillors are provided with the terms and conditions associated with the new lease agreement regarding the Medical Centre and Ochre Health. Noting that this should exclude the "commercial in confidence" aspect of the financial obligations associated with the new lease.

A copy of the information was provided to all Councillors.

15. CONFIDENTIAL MATTERS

Nil

16. CLOSE OF MEETING

Mayor Cr Peta Betts closed the meeting at 11.43am.

8. DISCLOSURES OF INTERESTS

9. MAYORAL MINUTE(S)

10. URGENT ITEMS OF BUSINESS

NOTE: Business may be considered at a meeting of the council even though due notice of the business has not been given to the councillors if:

- a. a motion is passed to have the business considered at the meeting, and
- b. the business to be considered is ruled by the chairperson to be of great urgency on the grounds that it requires a decision by the council before the next scheduled ordinary meeting of the council.

Only the mover of a motion can speak to the motion before it is put.

A motion of dissent cannot be moved against a ruling by the chairperson.

11. REPORTS OF COMMITTEES

11.1. DRAFT MINUTES OF THE CONARGO MEMORIAL HALL AND RECREATION GROUND COMMITTEE - ANNUAL GENERAL MEETING AND GENERAL MEETING HELD 8 NOVEMBER 2023

Author: Director Corporate Services

Authoriser: Chief Executive Officer

RECOMMENDATION

That Council:

1. Receive the draft minutes of the Conargo Memorial Hall and Recreation Ground Committee Annual General Meeting held on 8 November 2023 and note the resolutions of that meeting
2. Endorse the following nominations for appointment to the Conargo Memorial Hall and Recreation Ground Committee:
 - a. Colin Bull - Chair
 - b. Michael Pisasale - Deputy Chair
 - c. Deb Stockton - Secretary and Bookings Officer
 - d. Ian Paton - Treasurer
 - e. Alistair McNamara
 - f. Lyn Hardcastle
 - g. Alan Hardcastle
 - h. Terry Dashwood
 - i. Scott Fullerton
 - j. Brett Jervis
 - k. Christie Jervis
 - l. Dave Woodhead

- m. Bronwyn Chappell
- n. Peri Chappell
- o. Marg Bull
- p. Allison Pearson
- q. Brett Rose
- r. Aileen Loader
- s. Liz McNamara
- t. Mick Loader

3. Receive the draft minutes of the Conargo Memorial Hall and Recreation Ground Committee General Meeting on 8 November 2023 and note the resolutions of that meeting

BACKGROUND

Section 355 (s355) committees of the Council play an important role in providing and managing council facilities. The Conargo Memorial Hall and Recreation Ground Committee was confirmed by council resolution in January 2022 (Resolution 220120/9.3). The Committee is responsible for the care, control and maintenance of the Conargo Hall and recreation grounds, as detailed in the adopted Instrument of Delegation and Terms of Reference.

ISSUE/DISCUSSION

Committees of council are required, in accordance with the adopted s355 Committee Guidelines, to hold an Annual General Meeting each year to nominate both office bearers and general committee members. Those nominations are now presented to Council for confirmation and appointment.

The minutes of the Conargo Memorial Hall and Recreation Ground Committee Annual General Meeting and the General Meeting are presented to Council for review and endorsement.

The meeting(s) were well attended by the Conargo community.

The matter of the proposed distribution of the Bob White bequest funds was discussed in the Annual General Meeting forum and the matter deferred to the General Meeting.

In the General Meeting it was determined by way of a motion and majority vote that a community workshop be held to encourage and facilitate further discussion on the bequest distribution and to identify possible projects that will benefit the community. The date of that meeting has been set for Sunday 3 December. Council has offered support by way of providing a facilitator for that workshop.

STRATEGIC IMPLICATIONS

The effective and compliant operation of s.355 committees of council assists Council with the provision of appropriately managed community facilities, and provides an effective link between council and the community.

COMMUNITY STRATEGIC PLAN

The Conargo Memorial Hall and Recreation Ground Committee, established under section 355 of the Local Government Act 1993 (the Act), supports the achievement of the following objectives of the Community Strategic Plan:

4. Delivering community assets and services

4.1 Vibrant villages and towns

5. Accountable leadership and responsive administration

5.1 Collaborative and Engaged

FINANCIAL IMPLICATIONS

Supporting the effective and compliant operation of committees of council, including s355 committees, requires an investment and commitment of staff time, budgeted in the annual salaries and wages budget.

The provision of a facilitator to support the community workshop on 3 December will require expenditure of council funds, and is unbudgeted expenditure. It is anticipated that this could be funded utilising the Chief Executive Officer consultant budget, and the appropriate adjustment captured in the Q2 Quarterly Budget Review process if required.

LEGISLATIVE IMPLICATIONS

The Conargo Memorial Hall and Recreation Ground Committee is a committee of Council established under Section 355(b) of the Local Government Act 1993 (the Act), with delegations from Council under the provision of Section 377 of the Act.

ATTACHMENTS

1. Conargo Hall Committee AGM Meeting Minutes November 8 2023 including Chairperson and Secretary reports
2. Conargo Hall Committee General Meeting Minutes November 8 2023
3. Conargo Hall Committee Balance Sheet
4. Conargo Hall Committee Profit and Loss Statement

Attachment 1 - ECM_277935_v2_Conargo Hall Committe - AGM Meeting Minutes November 8 2023

Conargo Hall Committee

Annual General Meeting Minutes– Wednesday November 8, 2023

TIME: 7.00 pm

DATE: Wednesday November 8, 2023

LOCATION: Conargo Shire Hall

MINUTE TAKER: Deb Stockton

ITEM NO.	AGENDA ITEM	SPEAKER	DETAILS & ATTACHMENTS
1	Welcome & Acknowledgement of Country	Colin Bull	Colin welcomed everyone to the meeting and conducted an acknowledgment to Country.
2	Apologies	Colin Bull	As per the attached list Moved: Bronwyn Chappell Second: Alan Hardcastle Carried
3	Attendees	Colin Bull	As per the attached list
4	Declarations of Interest	Colin Bull	No conflicts of interest declared
5	Acceptance of AGM Minutes from January 18, 2023	Colin Bull	Moved: Liz McNamara Second: Aileen Loader Carried
6	Business Arising from January 18, 2023 AGM meeting	Colin Bull	Nil

7	Chair Report	Colin Bull	As attached Moved: Michael Pisasale Second: Lyn Baker Carried
8	Secretary's Report	Deb Stockton	As attached Moved: Alistair McNamara Second: Scott Fullerton Carried
9	Treasurers Report	Ian Paton	As attached Moved: Ian Paton Second: Marg Bull Carried
10	Election of Office Bearers	Returning Officer	All positions declared vacant. Returning officer and ERC CEO Phil Stone took the Chair, welcoming attending Councillors and Mayor Peta Betts along with community members. He then called for nominations for the following positions. Chairperson Nominations called: Colin Bull Nominations confirmed/accepted by nominees: Colin Bull accepted Moved: Alan Hardcastle Second: Michael Pisasale Carried: Deputy Chairperson Nominations called: Michael Pisasale Nominations confirmed/accepted by nominees Michael Pisasale accepted Moved: Lyn Hardcastle Second: Liz McNamara Carried Secretary Nominations called: Deb Stockton/Peri Chappell Nominations confirmed/accepted by nominees: Accepted nomination Moved: Aileen Loader/Marg Bull Second: Liz McNamara/Bronwyn Chappell Deb Stockton successful at vote

			<p>Carried</p> <p>Treasurer Nominations called: Ian Paton Nominations confirmed/accepted by nominees: Accepted Moved: Liz McNamara Second: Bronwyn Chappell Carried</p> <p>Bookings Officer Nominations called: Deb Stockton Nominations confirmed/accepted by nominees: Accepted Moved: Marg Bull Second: Lyn Hardcastle Carried</p>
	<p>Acceptance of nominations from community members for general committee members</p>	Returning Officer	<p>Committee members called for collectively: As per the attached list</p> <p>Nominations called: As per the attached list Confirmation (acceptance) of nomination by nominees: All accepted nomination Carried All nominees given the Council Nomination Form.</p> <p>Returning Officer and ERC CEO handed the chair back to the newly elected Chairperson, Colin Bull</p>
12	<p>Terms of Reference review and new committee on boarding/induction</p>	<p>Council CEO Phil Stone</p>	<p>Phil welcomed the new Conargo Hall Committee He provided confirmation of the process for review and update of Terms of Reference for the Committee to ensure alignment with requirements of the NSW Office of Local Government. This will be worked through with the newly elected hall committee.</p> <p>Phil also confirmed the process for induction/on boarding of new committee with updated requirements for s.355 committee. Appropriate dates to be provided to committee to undertake the training.</p> <p>The CEO provided a number of copies of Council's Manual for s355 Committees ahead of the committee induction.</p> <p>Phil confirmed the committee is part of the Council structure through delegated authority and subject to operate under the Code of Conduct, declaration of personal/commercial conflicts of interest, and adhering to the media policy.</p>

			<p>Director Corporate Services Shelley Jones reiterated the commitment of the Council to support the committee to ensure success.</p> <p>Colin sought clarification on the Bob White funds sitting on the Council books; it is part of the Council cash reserve that will be recognised as income and expenditure. There is not a rush to spend this money, and Phil encouraged maximum input from, and feedback from community to ensure the best use of money.</p> <p>There was sentiment in the crowd vying to discuss the Bob White bequest and was deferred to the General meeting, following the AGM.</p> <p>Please note: There is a full audio recording of the meeting available at your request.</p>
13	Meeting schedule for 2024	Chair	A meeting schedule was not put to the meeting and will be advised at a later date.
14	AGM close	Chair	Closure of AGM occurred at 8.25 pm.

Welcome everyone to the 2023 AGM of the Conargo Memorial Hall and Recreation Ground Committee

It is my pleasure to present my President's report for the 2022/23 year

The past 12 months has been a period of great change in the village of Conargo

With the reopening of the Conargo Pub our fortnightly gatherings at the Hall were changed to a monthly get together for local families This has been well received and our thanks go out to Deb and her helpers who have provided excellent food at a reasonable price. Christmas and Easter functions have also been huge successes thanks to our hardworking Social subcommittee.

Once again Ian has done a great job as treasurer especially with the extra work involved with the bequest funds. Thank you, Ian.

The biggest issue facing the CMH&RGC committee has been the bequest of Mr Bob White.

Following the receipt of the majority of the bequest funds in 2018, a subcommittee was elected by the then Hall committee to try and establish the Bob White Memorial Trust. The Trust was to administer the funds and provide assistance to local residents of all ages to aspire to professional development through the annual awarding of scholarships. Also, worthy projects which could benefit the wider community were to be considered.

Assistance with preparing the Trust deed was provided by Minter Ellison, one of Australia's leading law firms, and locally Mills, Hebbard and Moore. All this assistance was provided at no cost

As a 355 committee of the Edward River Council, we were required to gain approval from the Minister for Local Government to establish such a Trust. Despite representation from Edward River Council and politicians as high as the Deputy Premier of NSW, two different Ministers for Local Government, via a public servant who believed he was the Minister, refused our request

As a 355 Committee of Edward River Council, we are not allowed to hold funds therefore the bequest money became the property of the Council. Fortunately, we have a current Council sympathetic to our cause. The suggestion, which was accepted by the subcommittee, that the best course of action would be to disperse the funds to worthy local charitable recipients. These recipients would be organisations benefiting the residents of all ages within the region.

The sub committee used the following criteria when considering the recipients:

- *Benefit as many people in the local region as possible
- *Organisations receiving funds must have charitable status
- *Any projects receiving bequest funds had to be fully costed
- *Recipients would sign an undertaking the funds would be spent as proposed and give details of spending upon completion of projects
- *Recognition of the contribution from Bob White's estate to be permanently acknowledged.

I firmly believe helping aged care, accomodation for health professionals in Deniliquin, assisting local cancer sufferers, local school leavers to achieve their goals at higher education or trades and completing historical records of the local region are most worthy of our support

I do not believe the bequest was intended to fund any projects that are Edward River Council's responsibility

Some members of the CMH&RGC committee obviously feel not enough consultation, within the local community, has been held. Let us hope these concerns can be addressed so we can move on

There is a grave danger that a hostile Council could redirect the bequest funds to other Council areas that have funding shortfalls. The bequest funds have already been spoken about as "Council money" in conversations with Edward River Council staff.

I would like to thank all Committee members for their contribution to a successful 2022/23 for the Conargo Memorial Hall and Recreation Committee

I believe we can make a huge long-term benefit, to a large number of people, as a result of Bob's bequest.

I would like to have the opportunity to see a successful outcome for the Bob White bequest

Thank you

Colin Bull (President Conargo Memorial Hall and Recreation Ground Committee)

Conargo Memorial Hall & Recreation Ground Management Committee

ABN 52 602 680 030

Secretary Report 2023

It has been an interesting year for both the Hall Committee and the Conargo Community and I would like to take the opportunity to thank everyone who has supported the hall committee and events over the past twelve months.

This year has been very quiet in regard to correspondence that has come into the secretary's office.

We have had few bookings during the year, with YACTAC, the Edward River Council and NSW Services our most consistent bookings. The hall was home to a 90th birthday celebration for Mayrung local Wally Beer, and of course, we cannot forget the Variety Bash event and the Victorian Legends Cricketers.

Conargo Hall Committee displayed what a fantastic community we have through our support of the Conargo Public School hosting the Variety Bash event, providing scones and slices for an appreciative crowd in excess of 300.

We were the beneficiaries of an appreciative additional donation from the cricketers who had a great day in Conargo. Cricketers and their partners were treated to morning and afternoon tea, and whilst they paid for our services, they showed further appreciation by donating additional funds to the hall committee.

Chairperson
Colin Bull
'Oakville'
Conargo NSW 2710
0427512537

Secretary
Deb Stockton
'Wallangarra'
Conargo NSW 2710
0488778630

Treasurer
Ian Paton
Post Office
Conargo NSW 2710
0439250864

There are so many opportunities ahead for us in the coming years as a community and I sincerely hope we are able to embrace these opportunities in true Conargo spirit.

With best wishes for the year ahead.



Deb Stockton
Secretary
November 8, 2023 AGM

Attachment 2 - 2023 Conargo Balance Sheet

8:13 PM
14/11/23
Cash Basis

Conargo Hall Committee Balance Sheet As of June 30, 2023

	<u>Jun 30, 23</u>	<u>Jun 30, 22</u>
ASSETS		
Current Assets		
Chequing/Savings		
Bendigo Account	581.64	0.00
Commonwealth Cheque Account	63,433.24	62,330.40
Westpac TD - 3.75% - 1/4/24	2,775,052.51	2,727,127.08
Total Chequing/Savings	2,839,067.39	2,789,457.48
Other Current Assets		
Cash on hand	1,401.00	650.00
Stock on hand	1,172.02	2,420.34
Total Other Current Assets	2,573.02	3,070.34
Total Current Assets	2,841,640.41	2,792,527.82
TOTAL ASSETS	<u>2,841,640.41</u>	<u>2,792,527.82</u>
LIABILITIES	<u>0.00</u>	<u>0.00</u>
NET ASSETS	<u>2,841,640.41</u>	<u>2,792,527.82</u>
EQUITY		
Opening Bal Equity	22,444.70	22,444.70
Retained Earnings	2,770,083.12	2,766,291.96
Net Income	49,112.59	3,791.16
TOTAL EQUITY	<u>2,841,640.41</u>	<u>2,792,527.82</u>

Attachment 3 - 2023 Conargo Profit and Loss

8:12 PM
14/11/23
Cash Basis

Conargo Hall Committee Profit & Loss July 2022 through June 2023

	Jul 22 - Jun 23	Jul 21 - Jun 22
Income		
Christmas Functions		
Bar	842.55	1,857.00
Major Draws	828.00	2,270.92
Meal	0.00	1,065.00
Total Christmas Functions	1,670.55	5,192.92
Functions		
Bar	2,736.60	6,891.55
BBQ	1,867.50	2,922.20
Total Functions	4,604.10	9,813.75
Grants received	0.00	500.00
Interest Received	47,925.46	6,704.99
Raffles	3,749.20	5,683.35
Recycling	0.00	61.00
Rent of Hall	225.00	1,380.00
Sundry Income	288.00	0.00
Total Income	58,462.31	29,336.01
Expense		
Christmas Function		
Advertising / postage	96.00	0.00
Bar supplies	536.21	0.00
Catering costs	833.27	2,071.35
Major draws	527.07	3,416.65
Total Christmas Function	1,992.55	5,488.00
Cleaning	14.00	0.00
Function Costs		
Bar supplies	2,066.26	6,105.18
Catering	648.57	0.00
Total Function Costs	2,714.83	6,105.18
Gas	27.50	125.00
Grounds Maintenance		
Coolroom	710.51	866.02
Grounds & watering	0.00	20.00
Total Grounds Maintenance	710.51	886.02
Hall improvements	0.00	5,500.00
Kitchen replacements	220.79	579.86
Postage & Stationery	0.00	8.70
Pub raffle		
Meal	580.14	2,838.37
Meat Trays	2,408.07	3,075.52
Raffle books	50.40	50.40
Slab	100.00	289.00
Total Pub raffle	3,138.61	6,253.29
Sundry costs	530.93	598.80
Total Expense	9,349.72	25,544.85
Net Income	49,112.59	3,791.16

12. REPORTS TO COUNCIL

12.1. DISABILITY INCLUSION ACCESS PLAN 2023-2026 FOR ADOPTION

Author: Manager Community & Economy

Authoriser: Director Corporate Services

RECOMMENDATION

That Council adopt the Disability Inclusion Action Plan 2023-2026 (DIAP).

BACKGROUND

With the introduction of the NSW Disability Inclusion Act 2014, it became a mandatory requirement for local government authorities to have a DIAP. The intention of the Edward River Council DIAP is to define how we undertake specific actions to reduce potential barriers faced by people with disabilities when living in, working in and visiting our LGA.

Council's DIAP will be aligned with the NSW Government's Disability Inclusion Plan 2022-2025. Its aim is to remove barriers within systems and attitudes to give people with disabilities a better opportunity to live a meaningful life and enjoy the full benefits of membership in the community. This is achieved not only by actions within our organisation, but also by actions and collaboration focussed on the broader community.

The DIAP is a whole of Council strategy, outlining the steps Council will take to create a more inclusive and accessible community and workplace.

It has been developed in accordance with relevant legislation and is categorised under the following key areas; Positive Community Attitudes and Behaviours, Creating Liveable Communities, Supporting Access to Meaningful Employment and Improving Access to Systems and Processes.

In line with the NSW Disability Inclusion Act 2014 and updated NSW Disability Inclusion Action Planning Guidelines, Council has undertaken a variety of engagement approaches in the development of this draft plan including:

- community and organisational surveys in June,
- engaged with key stakeholder groups including Councillors in July, and
- conducted internal staff interviews and reviews in July and September

This plan has been co-designed by community and Council staff and guided by Accessible Arts NSW.

ISSUE/DISCUSSION

Council endorsed a draft DIAP for public exhibition at its October meeting. The document was placed on public exhibition from 18 October to 22 November on Council's website and in hard copy format at Council's Customer Service Centre and Library. Notification of the exhibition was advertised regularly in the Community News section of the Pastoral Times, on Council's Facebook Page, and provided directly to the key stakeholder group involved in the engagement activities which informed its development. One (1) community feedback was received throughout the public exhibition period.

The submission received outlines some of the challenges for people with mobility issues in the Edward River Council area with respect to lips in curb and guttering, road cambers, footpaths and public toilets. It also makes reference to challenges experienced by people with mobility issues

with respect to the location of polling booths and dog attacks. Whilst the submission requests no change to the DIAP, it serves to strongly reinforce the actions proposed.

Council now has before it a final Plan for adoption.

STRATEGIC IMPLICATIONS

Council's development of the DIAP presents a compelling message to the community that we view people with disability as equals, and aligns with the disability principles as set out in Section 4 of the NSW Disability Inclusion Act 2014 being:

1. People with disability have an inherent right to respect for their worth and dignity as individuals.
2. People with disability have the right to participate in and contribute to social and economic life and should be supported to develop and enhance their skills and experience.
3. People with disability have the right to realise their physical, social, sexual, reproductive, emotional and intellectual capacities.
4. People with disability have the same rights as other members of the community to make decisions that affect their lives (including decisions involving risk) to the full extent of their capacity to do so and to be supported in making those decisions if they want or require support.
5. People with disability have the right to respect for their cultural or linguistic diversity, age, gender, sexual orientation and religious beliefs.
6. The right to privacy and confidentiality for people with disability is to be respected.
7. People with disability have the right to live free from neglect, abuse and exploitation.
8. People with disability have the right to access information in a way that is appropriate for their disability and cultural background and enables them to make informed choices.
9. People with disability have the same right as other members of the community to pursue complaints.
10. The crucial role of families, carers and other significant persons in the lives of people with disability, and the importance of preserving relationships with families, carers and other significant persons, is to be acknowledged and respected.
11. The needs of children with disability as they mature, and their rights as equal members of the community, are to be respected.
12. The changing abilities, strengths, goals and needs of people with disability as they age are to be respected.

COMMUNITY STRATEGIC PLAN

Council's Disability Inclusion Action Plan contributes to the achievement of the following objectives in the Community Strategic Plan:

1. Shaping the Future
 - 1.2 Quality built environment
 - 1.3 Enhanced Active and Passive Open Spaces
2. An open and connected community
 - 2.3 Cultural and personal links
4. Delivering community assets and services
 - 4.1 Vibrant villages and towns
5. Accountable leadership and responsive administration
 - 5.1 Collaborative and Engaged
 - 5.3 Professional Workplace culture

FINANCIAL IMPLICATIONS

The proposed actions in the draft Disability Inclusion Action Plan will be delivered within the resourcing levels included in Council-approved future Operational Plans and budgets. There is no budget allocated to implement the actions from the DIAP in this current financial year.

LEGISLATIVE IMPLICATIONS

The Disability Inclusion Action Plan will comply with the:

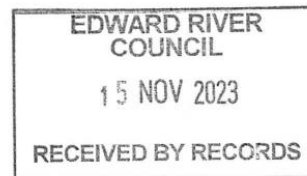
- Disability Discrimination Act 1992 (Cth);
- Anti-Discrimination Act 1977 (NSW);
- Fair Work Act 2009 (Cth);
- Carers Recognition Act 2010;
- Equal Employment Opportunity (Commonwealth Authorities) Act 1987 (Cth);
- any other relevant laws.

ATTACHMENTS

1. Community Submission
2. Edward River Council Disability Inclusion Action Plan

Attachment 1 - Disability Inclusion Action Plan - Community Submission

Chief Executive Officer
Edward River Council
PO Box 270
Deniliquin NSW, 2710
12th November 2023.



Disability Inclusion Action Plan

Dear Sir,

With reference to Councils First Disability Action Plan, I would like to detail my experiences while recovering from operations over the past 12 years.

But firstly, I would like to state that I have no hidden agenda here, and I am forwarding this submission on behalf of members of the public who may have suffered disability issues while recovering from operations, or of the ageing population. I have not consulted anyone or had any professional help in making this submission.

Having used crutches after a discectomy operation in 2012, a 'wheelie walker' after a knee replacement in 2022 and now using a 'knee scooter' after an ankle operation in September 2023, I feel that I am reasonably qualified to speak of my experiences.

While it is not possible and beyond Councils budgetary constraints to fix existing problems with road cambers, footpaths, kerb and guttering, it is hoped that concerns raised by people like myself will ensure that consideration be given to those with disability in any future planning and construction.

Not exclusive but most of the disability issues relate to –

Lips in Kerb & Guttering

Anybody using a 'wheelie walker' or 'knee scooter' would have experienced the problems that a lip can create, necessitating a complete stop to avoid disaster. The front wheels on 'wheel walkers' are also very prone to turning side on when they hit the lip. The more common 'wheel walkers' with smaller wheels than the ones shown here are very prone to disaster.



There is no valid reason for lips to be on kerb & guttering driveways, in fact there are many locations in Deniliquin where there is no lip. The best example and the best place to cross in any direction is at the intersection of Hardinge and George Streets.

Yet Charlotte Street between Macauley and Butler Streets was totally rebuilt about three years ago, and there is a 50mm lip in every driveway along that reconstruction – no reason and a total step backwards in construction.



Road Cambers

It is obvious that most of the roads that had been constructed in Deniliquin around 30 years ago had one design criteria in mind – high camber, to facilitate rapid drainage and flush the storm water drains during heavy rainfall. But this has created problems with pedestrians, even for people without disability or walking aids.

There are many places in town, but by far the worst example is Macauley Street, especially at the Charlotte Street, George Street or Cressy Street intersections.

When I was recovering from a Discectomy operation 12 years ago, I was required to start walking again with the aid of crutches, but I flatly refused to cross Macauley Street – too difficult on crutches and most likely to result in a fall.

The following photos show how difficult it is using either a ‘wheelie walker’ or ‘knee scooter’ at this crossing of Macauley Street in Charlotte Street. Hard to push uphill out of the kerb and guttering and then bloody dangerous going downhill. The uneven surface and patched potholes only exasperate the situation.



While it is not financially possible by Council to rectify these design problems in the immediate future, any future road construction should not allow these situations to occur again.

Footpaths

Footpath maintenance is an ongoing issue, and council are to be congratulated where uneven surfaces, raised lips or cracked footpaths have been ground level or sections replaced.



However, it is disappointing that in the last two years, whole blocks of ageing but otherwise sound footpath has been replaced when there are areas in Deniliquin **that desperately need a footpath, at least on one side of the road.**

The most glaring example of this is that there is no footpath in Butler Street between Poictiers Street and McLean's beach. I tried to walk sections of it 12 years ago, but it is not possible to walk with ease on crutches along Butler Street due to the camber of the road, as this recent photo shows.

Yet Butler Street is the feeder to Deniliquin's most prestigious tourist attraction and the start of the '**Beach to Beach Walk**'.

During the summer months, there is an endless stream of pedestrians, many of them children walking up and down the road coming and going from McLeans beach.

And in the evening, whole families from McLeans Caravan park are seen walking up Butler Street to the White Lion Hotel and Scott's Park, once again walking on the road.

The lack of a footpath in Butler Street is more than just a disability issue, and I have raised this with members of Council on four previous occasions –

- Adam McSwain, the previous General Manager
- At Councils HQ office in Napier Street
- The late Mayor of Deniliquin Norm Brennan
- Deputy Mayor Paul Fellows

Footpaths that have a sideways slope

There is a growing trend in many towns for the footpaths to be incorporated with the driveway and sloped sideways which make walking, even prior to an operation, or with crutches painful and inconvenient.

Earlier this year I spent nearly two months in Townsville (our son had died). In a popular and busy part of the Strand where we were staying, the footpaths had been incorporated into the driveways with a very steep sideways slope that made it extremely difficult to walk, in my case very painful as I had deferred a major ankle operation for 6 months so we could be with our family in Townsville.

Fortunately, Deniliquin has not many places where the footpath is sloped sideways, but one recent construction is both driveways at the Navorina Nursing Home. While not excessive, it is totally unnecessary, today's motor vehicles have the unique ability to go up or down almost any slope!



Toilets

Until you are in this situation, you are not fully aware of the importance of **knowing** where disability toilets are located. Now it is a case, especially when travelling, to plan your trip ahead, knowing where the next disability toilet is located if needed, and preferably where disability parking is provided.

A good example is at the Elmore Bakery, not only does it have a disability toilet, but disability parking in the side street. Notice the difference here in adjoining driveways, one has a lip, it is a no-brainer which one to use.



Polling booths

While location of Polling Booths may not be under Councils' control, it is ludicrous to think that during the recent referendum, the recently refurbished Town Hall with excellent disability ramps was ONLY available for interstate voting and not for locals.

It was ridiculous to think that at the Town Hall, with the Polling Booths signs displayed, and after my wife had unloaded my "knee scooter" out of the car, we couldn't vote. Reloaded and then unloaded the knee scooter again at the High School where we found that there was no footpath access from

the road to the roadway in close proximity. Although there is access at the main entrance, there is no provision for disability parking at all.

Surely some thought must be given in future for disability parking and access be available at all future Polling Booths.



Wheelchairs

I have not mentioned wheelchairs in this submission as personally, I have had no experience. But haven spoken to volunteers who push the wheelchairs from Navorina to and from the CBD, they now know which route to take, what footpaths to use, and the easiest, but not necessarily the safest place to cross roads. One thing is certain, they definitely avoid the Charlotte Street and Macaculey Street intersection, too steep and difficult.

Dog Attacks

While not solely related to people with disability issues, the danger of a dog attack was highlighted to me recently in Charlotte Street when I was knocked completely off my 'knee scooter' onto the footpath by a dog. While not hurt during the incident, nor wanting to have a repeat operation through injury to my ankle, I have lost my confidence and now rely on either my wife or Steve's Courtesy Car to transport me the shorth distance (three blocks) between my residence and the Historical Society twice a day, five days a week, until the middle of December.

Note that it is not easy for my wife to lift an 'knee scooter' into the back of a SUV while currently suffering shoulder and knee problems.

Role of Decision Makers

Trouble is that people with disability issues are not aware of any these problems until they experience them firsthand. Decision makers, and people like yourself who are creating this action plan need to experience these problems themselves. Borrow some crutches, a wheelchair, wheel walkers or knee scooter and go out and see for yourselves how difficult it can be for anybody with a disability.





*Edward River Council
Disability Inclusion
Action Plan 2023-2026*



Edward River Council

Disability Inclusion Action Plan

2023-2026

Acknowledgement of Country

Edward River Council acknowledges and embraces the Traditional Owners of the Lands within the Edward River Council area - the Wamba Wamba/Perrepa Perrepa Peoples – and pay our respects to their elders, past, present, and emerging. Edward River Council also recognises the diversity of different cultures within our community and their contribution.

Contributors

Edward River Council would like to acknowledge the contribution made by staff, council members, people with disability, service providers, members of the wider community and Accessible Arts. Their willingness to participate in the consultation sessions and respond to the survey has enhanced the value of the information incorporated into the Disability Inclusion Action Plan and has helped inform the actions to be implemented by Council in coming years.

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Message from the Chief Executive Officer

I take great pleasure in presenting Edward River Council's Disability Inclusion Action Plan 2023-2026. This Plan outlines Council's work over the next four years to make the Edward River region more inclusive of people with a disability.

Most of us will be impacted by disability at some point in our lives, through our own experience or through caring for others.

This plan encourages positive change to the lives of people with disability and supports the full participation of all community members in all aspects of the Edward River community.

Through this plan, Council will proactively work to develop positive community attitudes and behaviours towards people with disability, create more liveable communities, support meaningful access to employment, and improve access to services.

This is Edward River Council's first Action Plan and builds on the work we are already doing to remove access barriers and increase participation of people with disability in our community.

Thank you to everyone who helped to develop this Plan, especially those local people with disability, families and carers who have shared their lived experience and the local disabilities service sector, whose everyday work supports inclusion and participation in our community.

Engaging the community is vital to this Plan's success. With your continued support we can make a positive difference. An inclusive Edward River region will benefit everyone and strengthen our community.

Phil Stone, Chief Executive Officer

Terminology

Language can be a personal and political choice. We recognise that there are varying views on language and terminology around disability in Australia and internationally. We use the person-first language of 'person with disability' to recognise that disability is just one aspect of a person's life and does not determine who they are. However, we respect that different people have different preferences about language.

The Social Model of Disability makes a distinction between conditions - the condition, illness, or loss/lack of function - and disability - barriers and discrimination. The term 'disability' refers to barriers, rather than medical conditions. The Social Model looks at the environment instead of individual conditions.

Inclusion is about creating an environment that celebrates diversity and is free from all forms of discrimination and harassment. This environment recognises, utilises, and values the knowledge, abilities, skills and ideas of people, irrespective of race, ethnicity or religion, gender or sexual orientation, education level, socio-economic background, age, disability or family responsibility.¹

Access is about creating the necessary conditions for all individuals and organisations to utilise services, facilities, programs, and employment opportunities. Access is about making space for the unique characteristics that each person brings. Barriers to equitable access fall into the categories of physical, communication, economic, social, and attitudinal.

Universal Access is about the design and composition of an environment so that it can be accessed, understood, and used by all people regardless of their age, size or ability. An environment should be designed to meet the needs of all people who wish to use it. It is a fundamental condition of good

¹ University of Western Australian Disability Access and Inclusion Plan. <ombudsman.wa.gov.au/Publications/Documents/daip/Disability-Access-and-Inclusion-Plan-2020-2025.pdf>.

design. If an environment is accessible, usable, convenient and a pleasure to use, everyone benefits.²

Disability in Australia

The 2006 UN Convention on the Rights of Persons with Disabilities defines people with disability as those 'who have long-term physical, mental, intellectual, or sensory impairments which in interaction with various barriers which may hinder their full and effective participation in society on an equal basis with others.'³

Edward River Council subscribes to the social model of disability which recognises the difference between a person's individual condition or impairment and the barriers they experience which are created by the environment and society around them. Rather than focusing on the individual and medical diagnosis, the social model focuses on the barriers that create disadvantage by limiting opportunity, participation, autonomy and self-expression.

Disability can be both permanent or temporary, invisible or visible. We include mental health within our definition of disability, as well as members of the Deaf community (who may not choose to identify as people with disability, but instead as part of a cultural and linguistic minority, with their first language being Auslan).

Edward River Council recognises not everyone who experiences these barriers chooses to identify as a person with disability. We understand that identity and disclosure in the context of disability is complex and very

² National Disability Authority. What is Universal Design. <universaldesign.ie/What-is-Universal-Design/>.

³ United Nations, Department of Economic and Social Affairs. Convention on the Rights of Persons with Disabilities (CRPD). <social.desa.un.org/issues/disability/crpd/convention-on-the-rights-of-persons-with-disabilities-crpd>.

personal. We also understand the principles of universal design, that one size does not fit all and the complexities of intersectionality within disability.

Disability impacts us all. It is a very broad diversity group and is commonly experienced amongst our community – with people either directly identifying themselves, being a carer for someone else or having a family member or close friend with disability. The statistics shared below demonstrate how widespread disability is:

- One in five Australians are people with disability (17.7% or 4.4 million people).⁴
- Out of the 7.80 million residents of NSW, 1.37 million or 18.34% have a disability.⁵
- 600,800 or 43.7% of all people with a disability in NSW are people over 65 years with a disability.⁶
- More than 11 million Australians or 47% have one or more chronic conditions.⁷
- 45% of the population will experience a mental health issue at some time in their lifetime.⁸
- 3.4 million or 15% of Australians have a physical condition.⁹
- 357,000 people in Australia are blind or partially sighted.¹⁰

⁴ Australian Bureau of Statistics (ABS), "Disability, ageing and carers, Australia: summary of findings" (Latest release, 24 October 2019) <abs.gov.au/statistics/health/disability/disability-ageing-and-carers-australia-summary-findings/2018>.

⁵ Australian Bureau of Statistics (ABS) Survey, Disability, Ageing and Carers, 2015 (ABS Cat No 4430.0) 2015, at abs.gov.au/ausstats/abs@.nsf/mf/4430.0, which includes the data cubes for tables in NSW (released 12 January 2017), accessed 20 September 2017.

⁶ The Judicial Commission of New South Wales Equality before the Law Bench Book - Section 5 - People with Disabilities. <judcom.nsw.gov.au/publications/benchbks/equality/section05.html#ftn.d5e8316>.

⁷ Australian Institute of Health and Welfare, "Chronic conditions and multimorbidity" (Topic summary, 7 July 2022) <aihw.gov.au/reports/australias-health/chronic-conditions-and-multimorbidity>.

⁸ Australian Bureau of Statistics. (2020-21). National Study of Mental Health and Wellbeing. ABS. <abs.gov.au/statistics/health/mental-health/national-study-mental-health-and-wellbeing/latest-release>.

⁹ The Judicial Commission of New South Wales Equality before the Law Bench Book - Section 5 - People with Disabilities. <judcom.nsw.gov.au/publications/benchbks/equality/section05.html#ftn.d5e8316>.

¹⁰ Vision 2020 Australia, "A snapshot of blindness and low vision services in Australia" (Resource article no date) <vision2020australia.org.au/resources/a-snapshot-of-blindness-and-low-vision-services-in-australia/>.

- One in six Australians are impacted by hearing loss. There are approximately 30,000 Deaf Auslan users with total hearing loss.¹¹
- 45.1% of Aboriginal and Torres Strait Islander people aged 15 years and over experience disability.¹²
- People with disability are twice as likely to be in the bottom 20% of gross household incomes.¹³
- 45% of those with disability in Australia are living either near or below the poverty line, more than double the Organisation for Economic Co-operation and Development (OECD) average of 22%.¹⁴

Disability in Edward River

- 606 people or 7.2% of the population in Edward River Council reported needing help in their day-to-day lives due to disability.¹⁵
- 842 people, or 10.0%, of people in Edward River Council have a mental health condition, which is higher than both the NSW average of 646,412 people or 8.0%, and the National average of 2,231,543 people or 8.8%.¹⁶
- 94 people, or 1.1% of the population in Edward River Council have dementia which is higher than both the NSW average of 62,706 people or 0.8% and the National average of 189,162 people or 0.7%.¹⁷

¹¹ Access Economics, Listen Hear! The Economic Impact and Cost of Hearing Loss in Australia (Access Economics report, February 2006) <hearnert.org.au/wp-content/uploads/2015/10/ListenHearFinal.pdf>.

¹² ABS 4714.0 – National Aboriginal and Torres Strait Islander Social Survey, 2014–15 <abs.gov.au/AUSSTATS/abs@.nsf/mf/4714.0>.

¹³ ABS 4430.0 - Disability, Ageing and Carers, Australia: Summary of Findings, 2015. Australian Bureau of Statistics.

<abs.gov.au/ausstats/abs@.nsf/Lookup/4430.0main+features202015>.

¹⁴ Price Waterhouse Coopers. Disability expectations - Investing in a better life, a stronger Australia 2011. <pwc.com.au/industry/government/assets/disability-in-australia.pdf>.

¹⁵ Edward River Council Need for assistance. <profile.id.com.au/edward-river/assistance>.

¹⁶ Edward River: 2021 Census All persons Quick Stats. Australian Bureau of Statistics. <abs.gov.au/census/find-census-data/quickstats/2021/LGA12730>.

¹⁷ Ibid.

- 659 people or 7.8% of the population in Edward River council are living with long-term health conditions (not including arthritis, asthma, cancer, dementia, diabetes, heart disease, kidney disease, lung disease, mental health conditions or stroke) in ERC is 659 people or 7.8% which is on par with both the NSW average of 626,827 people or 7.8% and the National average of 2,041,929 people or 8.0%.¹⁸

Our Commitment to Accessibility

To support the implementation of our Disability Inclusion Action Plan, we will:

1. Deliver the services needed by our community within our responsibility and ensure that Council resources are responsibly managed
2. Lead by example and act as a role model for others through our own actions, strategic organisational responses, and our way of doing things
3. Advocate to other levels of government and key agencies to continue to improve services, facilities, and opportunities for our community
4. Facilitate and promote interaction between key stakeholders who can help us implement this DIAP

¹⁸ Ibid.

Methodology and Consultation

This Plan was developed in partnership with Accessible Arts, the peak arts and disability organisation in New South Wales.

During 2023, an extensive program of consultation was undertaken to inform this DIAP.

This included:

- Focus Group discussions with people with disability, their carers, service providers, volunteers, sporting and leisure clubs and interested community members
- A series of targeted interviews with council staff
- Focus Group discussion with councillors
- Two surveys: one for community members and another for council staff and councillors
- A Web Content Accessibility Guideline website compliance audit
- A desktop accessibility compliance audit of key council documents

Governance, Monitoring and Review

Reporting on progress of the actions in the DIAP will be in accordance with the Integrated Planning and Reporting framework.

Annual actions of the DIAP will be considered and prioritised for resourcing and inclusion in Council's annual Operational Plan and budget each year.

We may also engage other experts, partners and stakeholders with lived experience of disability to assist us with the DIAP's implementation on an as needs basis.

We will provide an external report on the Plan's progress annually as part of our Annual Report. The Annual Report is published on our website.

Legislation and Policy

This Plan aligns with international and national social policy and legislative frameworks including:

- UN Convention on the Rights of Persons with Disabilities 2006 (UNCRPD)
- National Disability Strategy 2010-2020 (NDS)
- Disability Discrimination Act 1992 (DDA)
- Disability Services Act 1986 (Commonwealth)
- Disability (Access to Premises – Buildings) Standards 2010
- National Arts and Disability Strategy 2009
- Disability Services Act 1991 (Australian Capital Territory)
- Disability Justice Strategy 2019 - 2029 (Australian Capital Territory)

Our Disability Inclusion Action Plan

Key Focus Areas

We are committed to ensuring that Edward River Council is an accessible and inclusive place to visit and work. This means increasing disability confidence and competence within our organisation and creating an environment where we can provide opportunities for everyone on an equal basis.

KEY FOCUS AREAS – WHAT YOU TOLD US

- 1. Attitudes and behaviours** - You told us that the single greatest barrier for people with disability has been attitudes and behaviours of the general community, and that breaking down the barriers of attitudes and behaviours plays a key role in access and inclusion. You also told us that you believe that developing positive attitudes and increasing awareness will help change people's perceptions.
- 2. Accessible and liveable communities** - You told us that the benefits of creating a liveable community went beyond modifying the physical environment. You told us that a more accessible Council had wide spread impacts, from parents with prams to the elderly with mobility issues. You told us that access to transport, community recreation and cultural opportunities and facilities, and social engagement were just as important.
- 3. Employment** - You told us that people with disability have many skills and assets that Council can benefit from, yet statistics show that people with disability still have high rates of unemployment. You told us that people with disability have access issues when attending interviews, that there is a general lack of understanding of disability, and that employers fear that people with disability will cost too much to provide adequate support.
- 4. Systems and processes** - You told us that while technology has advanced and that there are now many varied ways to communicate and interact, providing information effectively to people with disability still needs improvement.

Objectives and Actions

Key Focus Area 1: Attitudes and Behaviours				
Outcome/Objective	Action	Timeframe	Responsibility	Measure/Target
Council staff and councillors are aware of the social and economic benefits of inclusiveness.	Deliver Disability Awareness Training to staff, volunteers and Councillors as part of the induction and onboarding process.	2025-26	People & Culture	100% of new staff receive training at induction 100% of councillors receive training at commencement of new term
	Deliver Disability Awareness refresher to all staff every two years	2025-26	People & Culture	80% of Councillors and staff undertake refresher training

Outcome/Objective	Action	Timeframe	Responsibility	Measure/Target
Build a culture of positive community attitudes towards people with disability fostered through greater awareness, exposure, understanding and respect	Include a review of progress with DIAP progress as a key part of the Annual Reporting process	2024-25	Office of the CEO	DIAP progress reviewed by Council annually
	Identify existing community Disability Awareness organisations and partner with them as key stakeholder groups for engagement in development of council strategies	2024-25	Communications & Engagement Corporate Strategy	Disability Awareness stakeholder group identified
	Provide for Council's participation and promote support of relevant days including International Day for People with Disability, R U OK Day, Mental Health Month and Carers Week	2025-26	Communications & Engagement People & Culture	Council support and promotion of relevant days are posted on social media # staff participation events of relevant

Outcome/Objective	Action	Timeframe	Responsibility	Measure/Target
				day conducted per annum
	Ensure representation of people with disability in Council's marketing collateral.	2025-26	Communications & Engagement	5% of marketing material reflective of people with disability through appropriate images

Key Focus Area 2: Accessible & Liveable Communities

Outcome/Objective	Action	Timeframe	Responsibility	Measure/Target
Ensure public domain infrastructure is accessible and inclusive, meeting standards and promoting independence and dignity	Audit Council facilities, buildings and open spaces to confirm accessibility service gap	2024-25 2025-26	Open Spaces and Facilities	1 access audit completed annually

Outcome/Objective	Action	Timeframe	Responsibility	Measure/Target
	Apply access and inclusion service standards and best practice guidelines in the development of Masterplans, Strategies and Asset upgrades	From 2024-25 and ongoing	Asset Management Strategic Asset Management	% of Strategies, plans and Asset upgrades that consider access and inclusion
	Review and support the provision of dedicated signage that improves access and inclusion	2024-25 Ongoing	Transport Strategic Asset Management	Review completed by June 2025 # signage upgraded to enhance access and inclusion
	Scope the provision of accessible lifts for the outdoor and hydro pool	2025-26	Strategic Asset Management	Scoped and considered for funding by 2026

Outcome/Objective	Action	Timeframe	Responsibility	Measure/Target
	Review inclusivity within playgrounds and provide recommendations for further all-inclusive play spaces for everyone	2025-26	Open Spaces and Facilities	1 playground reviewed annually
	Review the provision of mobility car parking spaces in key locations in town, near medical facilities and at key community facilities and develop strategies to maximise access and inclusion	2025-26 Ongoing	Transport Strategic Asset Management	Review complete by 2026 # of additional accessible parking spaces provided
Ensure community facilities, spaces and places provide for a range of inclusive participation opportunities for people of all abilities	Explore opportunities to increase diverse representation in services and community programs such as the Library and council-delivered events	2024-25	Library Community & Economy	5% increase in people identifying as a person with disability participating in programs

Outcome/Objective	Action	Timeframe	Responsibility	Measure/Target
	Continue to provide a range of inclusive programs at community and creative facilities	2025-26	Community & Economy	5% of people identifying as a person with disability participating in programs
Local businesses and organisations are accessible and inclusive	Identify ways to support local businesses and organisations to be inclusive and accessible	2026-27	Community & Economy	50% of local businesses consulted on inclusivity and accessibility by June 2027
Provide accessible and inclusive events and exhibitions aimed at celebrating and connecting the community	Use the Smithsonian guidelines for accessible exhibition design as a basis to develop specific guidelines for all types of access requirements for Council cultural spaces.	2024-25	Project Management Office Community & Economy	Requirement for consideration of Smithsonian guidelines is incorporated into tender for PHC

Outcome/Objective	Action	Timeframe	Responsibility	Measure/Target
				Gallery SCCF R5 funded project
	Scope the potential for the inclusion of Auslan, audio descriptions tours, self-guided audio descriptions tours, hearing loops, Relaxed programs, dedicated Quiet spaces, Tactile and Interactive programs/exhibits	2024-25	Project Management Office Community & Economy	Requirement to scope is incorporated into tender for PHC Gallery SCCF R5 funded project
	Ensure Council-led events in council cultural facilities consider: - Priority/Early Seating program with designated wheelchair spaces to manage queuing and assist those who cannot stand in queues - booking and ticketing processes for people with a range of access requirements and affordability	2025-26	Community & Economy	Actions are embedded into community events project planning by June 2025

Outcome/Objective	Action	Timeframe	Responsibility	Measure/Target
	- the provision of comprehensive information about accessibility prior to arrival via clear online communications.			
	Review and ensure sound and lighting levels are safe and accessible for everyone.	2025-26	Community & Economy	Requirement to consider sound and lighting level accessibility embedded into DTH hire agreement by June 2026
	Survey and plan to improve wayfinding and signage in venues and exhibits across the Edward River Council area using Universal Design Principles. Scope a variety of maps of buildings and the central town, in both hardcopy and digital formats.	2026-27	Community & Economy	Survey of wayfinding and signage conducted and plan developed by June 2027

**Key Focus Area 3:
Employment**

Outcome/Objective	Action	Timeframe	Responsibility	Measure/Target
People with disability can access meaningful employment opportunities to enter and progress through the organisation	Include an inclusion and diversity statement in job advertisements to encourage people from under-represented groups to apply.	2024-25	People & Culture	100% of job advertisements include inclusion & diversity statement
	Ensure job advertisements are published in accessible formats and that various accessible formats of application are accepted.	2025-26	People & Culture Communications & Engagement	100% of job advertisements are published in accessible formats
	Scope opportunities for internships, traineeships and work experience programs for people with disability.	2026-27	People & Culture	1 internship / traineeship / work experience program is identified by June 2027

Outcome/Objective	Action	Timeframe	Responsibility	Measure/Target
	Conduct an Access Audit of staff areas and staff software and devices to identify barriers and solutions.	2025-26	Customer Experience	Access audit of staff areas and software is undertaken by June 2026
	Review HR policies and documents as they come up for renewal to align with the Australian Public Service Disability Employment Strategy 2020-2025 and ensure access and inclusion is referenced where appropriate.	2025-26	People & Culture	100% of HR policies and documents due for renewal are updated to reference access and inclusion by June 2026
People with disability can access meaningful volunteering opportunities to enter and progress through the organisation	Clearly communicate that volunteer access requirements will be supported on all marketing/communication around volunteering opportunities	2025-26	Communications and Engagement People & Culture	100% of marketing materials for volunteer opportunities communicate this

Outcome/Objective	Action	Timeframe	Responsibility	Measure/Target
			Community & Economy	
	Ensure volunteers have the same procedures as staff for disclosing access requirements and then ensure these are supported.	2025-26	People & Culture Community & Economy	100% of volunteer procedures reviewed accordingly

Key Focus Area 4: Systems & Processes

Outcome/Objective	Action	Timeframe	Responsibility	Measure/Target
Council information is accessible to all	Develop a plan to implement the priority recommendations of the Website Audit Report to ensure the website is accessible for people with a range of access requirements	2024-25	Communications & Engagement	Website Audit Report implementation plan is developed

Outcome/Objective	Action	Timeframe	Responsibility	Measure/Target
	Working towards achieving Web Content Accessibility Guidelines (WCAG) 2.1AA to continually improve access to information.	2024-25	Customer Experience Communications & Engagement	100% of new website content developed aligns
	Training provided to staff on creating accessible PDF and Word documents and web authoring meeting WCAG 2.0 Level AA standard	2024-25	Customer Experience Communications & Engagement	1 training session scheduled, attended by 100% of staff responsible for updating web content
Customer services are accessible for people of all abilities	Ensure various options are available for customers to communicate with Council (e.g. National Relay Service, Translating and Interpreting Services, Easy Read resources, website, email, phone, in-person)	2024-25 Ongoing	Customer Experience	1 new accessible options is identified and implemented by June 25

Outcome/Objective	Action	Timeframe	Responsibility	Measure/Target
	Ensure people with disability can easily report access and inclusion issues	2024-25 Ongoing	Customer Experience	CRM system updated to include category for reporting access and inclusion issues by June 2025
Community engagement informs ongoing planning for services, programs and facilities with an aim to improve access, inclusion and liveability	Continue to engage people with disability in decision-making processes and in the development and implementation of DIAP's	2025-26 Ongoing	Communications & Engagement	# communications planning includes consideration of stakeholders' disabilities

12.2. DA2023/0066 - ALTERATIONS AND ADDITIONS - SOUTH WEST MUSIC - 241 CRESSY STREET, DENILIQVIN

Author: Planning Officer

Authoriser: Manager Development Services

DIVISION

In accordance with section 375A of the Local Government Act 1993, it is necessary for Council to call a division when voting of any resolution relating to a relevant planning application.

RECOMMENDATION

That Council resolves to: -

1. APPROVE the development application DA2023/0066 for Alterations and Additions - South West Music (Community Facility) , on Lot 1 DP797598, 241 Cressy Street , Deniliquin as shown on plan numbered DA000 - DA021 and described in details accompanying the Development Application, in accordance with section 4.16 of the Environmental Planning and Assessment Act 1979 and subject to the following reasons:
 - a) The application complied with the applicable planning controls and has demonstrated to have a satisfactory effect on the environment.
 - b) The application is compliant with the key planning provisions contained within the DLEP 2013 and the Deniliquin Development Control Plan 2016.
 - c) The proposal is appropriate on the site given the existing character of the area.
 - d) The development will have no significant adverse impacts on the natural or built environments.
2. Impose conditions in Attachment 1.

BACKGROUND

Development application 2023/0066 (DA2023/0066) was lodged by Council on 23 August 2023. The DA relates to Lot 1 DP797598, 241 Cressy Street, Deniliquin and Figure 1 shows the location of the subject site.



Figure 1 Location of subject site

The subject site is located in the CBD area of Deniliquin opposite the Waring Gardens precinct, zoned B2 Local Centre. The building is the former Commonwealth Bank building, a locally heritage listed item noted as a good intact example of Commonwealth style of the late 1930s.

The development proposes significant additions and upgrades to the existing premises incorporating teaching and recording studios, an expanded auditorium for 150 patrons, foyer gallery, administration, guest accommodation and improved amenities and access (new lift). The front facade will remain as is. The ground floor proposes internal alterations to include a new foyer, a main auditorium, increased stage size, upgrades to the rear existing studios and 'green room' and new amenities. The upper level proposes modifications to the existing building, new lift and reception, meeting areas and office and retention of the existing 3 bedroom apartment. New rear additions to the upper level propose additional studios and amenities above the rear section of the building. The additions mainly feature new contemporary studio pods which are contained height wise below the existing main building height. The pods are proposed to be clad in translucent polycarbonate cladding which will be lit up and glow at night when in use.



Figure 2 Proposed 3D view

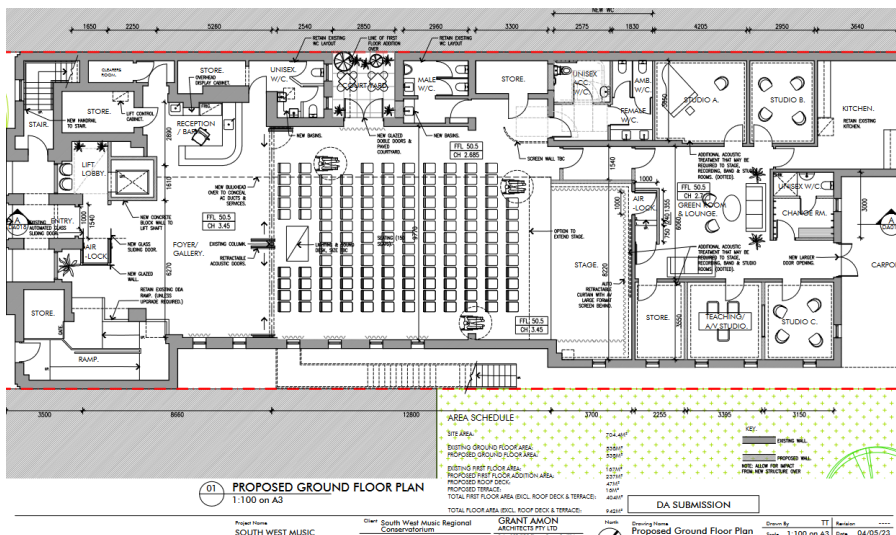


Figure 3 Proposed Ground Floor Plan

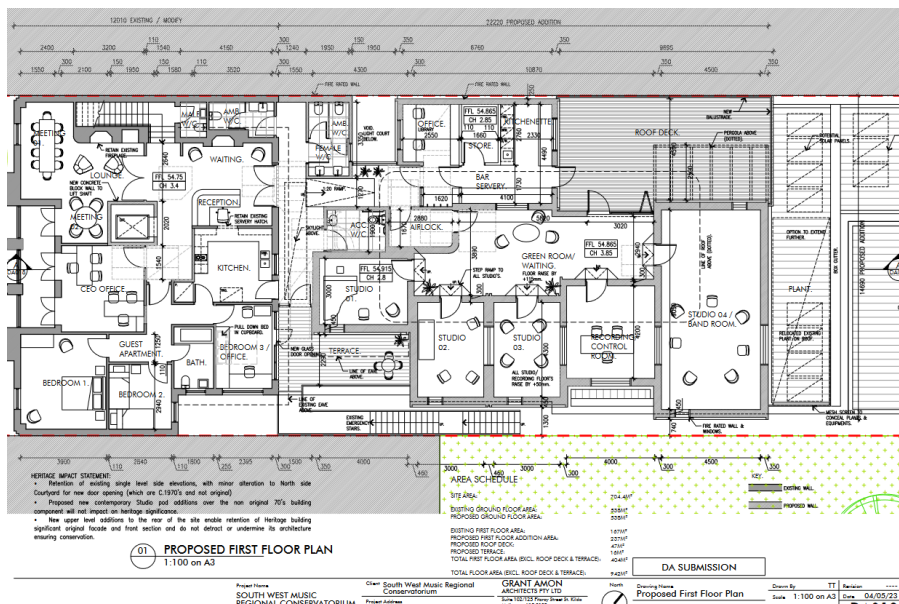


Figure 4 Proposed Upper Floor Plan

Attachment 2 shows the plans of the proposed development, attachment 3 shows the statement of environmental effects and attachment 4 is the street view images.

The DA was exhibited for a period of 14 days and no submissions were received.

The DA is being reported to Council because the estimated cost of development of \$3,519,000 exceeds \$3 million.

INTERNAL REFERRALS

Infrastructure - Existing access, storm water, water and sewer services will remain unchanged. Engineering have no specific requirements for this development.

Health and Building - No objection, subject to conditions of consent ensuring Building Code of Australia compliance.

Trade Waste - No objection, subject to conditions of consent requiring a trade waste application.

Heritage Advisor - The application was referred to Councils Heritage Advisor as the building is a locally listed heritage building. The referral response stated "*in conclusion, Noel Thomson as Council's heritage advisor notes that Pre-DA recommendations have been adopted in the DA submission prepared by Grant Amon Architects for the listed heritage item (I16) and the new development for South West Music Regional Conservatorium. It is noted that although the first floor rear additions are contemporary in nature they are an acceptance design solution..*"

EXTERNAL REFERRALS

There were no referrals to external agencies.

STRATEGIC IMPLICATIONS

It is important that development within the Edward River Council is undertaken in a strategic manner in accordance with the relevant Local Environmental Plans and other planning legislation and regulations.

COMMUNITY STRATEGIC PLAN

- 1. Shaping the Future
- 1.2 Quality built environment

FINANCIAL IMPLICATIONS

There are no financial implications regarding this matter.

LEGISLATIVE IMPLICATIONS

The following assessment of the Development Application is in accordance with section 4.15 of the *Environmental Planning and Assessment Act 1979*.

Provisions of Environmental Planning Instruments (s4.15(1)(a)(i))Deniliquin Local Environmental Plan 2013 (DLEP 2013)

The subject site is zoned B2 Local Centre under the DLEP 2013 and the proposed use is a 'community facility' which is defined as 'a building or place owned or controlled by a public authority or non-profit community organisation, and used for the physical, social, cultural or intellectual development or welfare of the community'. The use is permissible with development consent in the zone.

The following clauses of the DLEP 2013 apply:

Clause	Control	Response
5.10	<p>Heritage Conservation</p> <ul style="list-style-type: none"> Requirement for consent for certain works; Effect of proposed development on heritage significance - Council must consider the effect of the proposed development on heritage significance on the heritage item and/or heritage conservation area; Heritage assessment - the consent authority may before granting consent to any development related to a heritage item, heritage conservation area or within the vicinity of a heritage item or heritage conservation area, require a heritage management document to be prepared that assesses the extent to which the carrying out of the proposed development would affect the heritage significance of the heritage 	<p>Development consent is triggered as the DA proposes to alter the exterior of a heritage item (including, in the case of a building, making changes to its detail, fabric, finish or appearance).</p> <p>The applicant submitted a heritage impact statement which assessed how the proposed works to a heritage item may impact the item's heritage values. The DA was referred to Council's heritage advisor who stated the following: <i>'In conclusion, Noel Thomson as Council's heritage advisor notes that Pre-DA recommendations have been adopted in the DA submission prepared by Grant Amon Architects for the listed heritage item (116) and the new development for South West Music Regional Conservatorium. It is noted that although the first floor rear additions are contemporary in nature they are an acceptance</i></p>

Clause	Control	Response
	<p>item or heritage conservation area;</p>	<p><i>design solution apart from the proposed illumination of the 'pods' which will need to be addressed with additional information / assessment to be provided in an updated Statement of Heritage Impact, prior to DA approval being granted by Edward River Council.</i></p> <p>Additional information was requested from the applicant requiring the proposed illumination of the 'pods' to be addressed in an updated Statement of Heritage Impact. The applicant provided the following comments in the revised Statement of Heritage Impact, considered to satisfactorily address the heritage advisors request:</p> <ul style="list-style-type: none"> • <i>The selection of a translucent poly carbonate external cladding to the new upper-level studios injects a new contemporary life to the building, supporting its new adaptive use and will encourage patronage by youth and music participants being the part of guidelines under which SWM operate.</i> • <i>The historical significance that it is one of the bank buildings that give the corner of Cressy st. and Edwardes St intersection its character will be unaltered as the rear Studios additions are not visible. The studios are only perceptible from the rear laneway intersection</i>

Clause	Control	Response
		<p><i>half way down Edwardes St. and views generally down the laneway itself and nearby rear carpark. We note these are not historically significant views and therefore can accommodate the proposed works. (see attachment 4 for street views)</i></p> <ul style="list-style-type: none"> <i>We therefore believe the additions meet the requirements of the DCP Control 5, CI 11.2.4 and achieve compatibility with the heritage item.</i> <p>See further discussion in Section 10.9 below - Likely Impacts of the Development.</p>
6.1	<p>Earthworks</p> <p>Before granting consent for earthworks (or development involving ancillary earthworks), the consent authority must consider the following:</p> <ul style="list-style-type: none"> Likely disruption of, and any detrimental effect on, drainage patterns and soil stability in the locality of the development; The effect of the development on the likely future use or redevelopment of land; The quality of the fill of the soil to be excavated, or both; The effect of the development on the existing and likely amenity of adjoining properties; 	N/A - no earthworks proposed.

Clause	Control	Response
	<ul style="list-style-type: none"> • The source of any fill material and the destination of any excavated material; • The likelihood of disturbing relics; • The proximity to, and potential for adverse impacts on, any waterway, drinking water catchment or environmentally sensitive area; and • Any appropriate measures proposed to avoid, minimise or mitigate the impacts of the development. 	
6.2	<p>Flood Planning</p> <p>This clause applies to land identified as flood planning area on the Flood Planning Map and that is at or below the flood planning level and any other flood liable land.</p>	N/A - not identified a flood prone land
6.3	<p>Terrestrial Biodiversity</p> <p>The clause applies to land identified as biodiversity on the Terrestrial Biodiversity Map.</p>	N/A - not identified as biodiversity on the Terrestrial Biodiversity Map.
6.4	<p>Riparian Land and Watercourses</p> <p>This clause applies to land identified as 'Riparian Land and Watercourse Map and all land that is within 40m of the top of the bank of each watercourse identified on the Map.</p>	N/A
6.6	<p>Airspace Operations</p> <p>If a DA is received and the consent authority is satisfied that the proposed development will penetrate the Limitation or Operations Surface, the</p>	N/A - proposed development will not penetrate the limitation or operations surface.

Clause	Control	Response
	consent authority must not grant development consent unless it has consulted with the relevant Commonwealth body about the application.	
6.7	<p>Essential Services</p> <p>Development consent must not be granted to development unless the consent authority is satisfied that any of the following services that are essential for the development are available or that adequate arrangements have been made to make them available when required:</p> <ul style="list-style-type: none"> • The supply of water; • The supply of electricity; • The disposal and management of sewage; • Stormwater drainage or on-site conservation; and • Suitable vehicular access. 	<p>Water – existing connection to town water</p> <p>Electricity – existing connection</p> <p>Disposal and management of sewage – existing connection to town sewer</p> <p>Stormwater drainage – existing connection</p> <p>Suitable vehicular access – existing access at rear proposed to be maintained</p>

State Environmental Planning Policy (Infrastructure)

This State Environmental Planning Policy is not applicable to this development.

State Environmental Planning Policy 55 Remediation of Land (SEPP 55)

This State Environmental Planning Policy is not applicable to this development.

Murray Regional Environmental Plan

The Murray Regional Environmental Plan is not applicable to this development.

Provisions of any draft Environmental Planning Instrument (s4.15(a)(ii))

Planning Proposal No. 2022-3030

Council has prepared a planning proposal to consolidate the Conargo Local Environmental Plan 2013, Deniliquin Local Environmental Plan 2013 and the Deniliquin Local Environmental Plan 1997 into a single consolidated Edward River Local Environmental Plan (ER LEP) for all land in the Edward River local government area. This draft instrument does not propose any amendments to the B2 zone which will have implications on the assessment of this DA.

Provisions of any Development Control Plan (s4.15(a)(iii))

The following provisions of the DCP 2016 apply to this development:

Clause	Requirements	Comments
		<i>Chapter 1 Notification</i>
1.11 Notification	DA exhibition required for DAs where Council is the applicant, landowner or are in care and control of the land in question.	The DA is not a Council DA, however the DA was notified for 14 days in accordance with the Edward River Community Participation Plan.
		<i>Chapter 3 Commercial Zones</i>
3.1 Infrastructure and services	Development must be connected to town water supply, electricity, telephone and sewerage services where available.	Considered satisfactory. Existing connection to all services, see comments above
	Development must be connected to Council's stormwater system or an alternative system approved by Council at cost to the developer and in accordance with Council's Development Manual.	Considered satisfactory. Existing connection
3.2 Access and parking	Carparking spaces to be provided in accordance with Chapter 12 of DCP 2016.	<p>Considered satisfactory. The subject site has 3 existing car spaces and proposes to retain the 3 car spaces.</p> <p>Chapter 12 of the DCP states that where minor alterations or additions to existing developments are proposed within the CBD no additional car parking spaces are required.</p> <p>The DA proposes to increase the capacity of the auditorium from approximately 120 patrons to 150 patrons. It is considered the existing public carpark to the rear of the site and on street carparking can adequately accommodate this increase of 30 patrons.</p>
	Required off street car parking provision is to include a minimum of 1 space for persons with a disability. An	Considered satisfactory. A condition of consent will require 1 space for persons with a disability.

Clause	Requirements	Comments
	additional 1 space is to be provided per 33 spaces or part thereof.	
	Car parking spaces must be clearly indicated on plans submitted with a DA for development within a commercial zone.	Considered satisfactory. Car spaces shown on plans.
	Car parking space must be sited in a safe and convenient location on site.	Considered satisfactory.
	Legal vehicular access from a public road is required for all development.	Considered satisfactory.
	Stacked car parking will only be permitted for staff parking.	N/A
	Car parking areas, access driveways and vehicle movement areas are to be constructed of impervious materials. This may include suitably compacted gravel or road base material.	Considered satisfactory.
	The location of new access points must achieve adequate sight lines.	Considered satisfactory.
	For development site with frontage to a classified road, access shall be provided from an alternative non-arterial road where possible.	N/A
	All vehicles must be able to enter and leave the site in a forward direction.	Carparking arrangements are not proposed to alter from the existing. Considered satisfactory.
	For development sites located outside of the CBD, adequate area must be provided on site to allow for access and manoeuvrability of all vehicles likely to access the site for the operation of the proposed development.	N/A
	For development sites located outside the CBD, a dedicated	N/A

Clause	Requirements	Comments
	area for loading and unloading must be provided on site where delivery vehicles will not conflict with customer vehicular movements. The size of the loading and unloading area must be suitable for the type and size of vehicles that will be utilising the area.	
	A DA must include details of the frequency and types of vehicles that are likely to access the site during the operation of the proposed development.	Considered satisfactory.
	A Traffic Impact Study may be required for larger developments where adverse local traffic impacts may be generated by the development.	N/A
3.3 Building setbacks	Secondary setbacks for corner allotments will be considered on the merits of the site. Consideration will be given to the setback of existing buildings in the vicinity, the width of the road reserve and drivers line of sight.	N/A - setbacks to remain as existing
	Building setbacks from side and rear boundaries must comply with relevant provisions of the Building Code of Australia.	N/A - setbacks to remain as existing
3.4 Landscaping	A landscaping plan is to be submitted for new commercial development where the setback will be greater than a zero line setback.	N/A
	Larger commercial developments such as shopping centres, supermarkets etc must include landscaping to provide shade to car parking areas and to soften the appearance of hardstand areas.	N/A

Clause	Requirements	Comments
	Due consideration must be given to plant species utilised in landscaping. Wherever possible drought tolerant plant species are to be utilised with preference given to drought tolerating species.	N/A
	Where a proposed car parking will provide 10 or more spaces suitable landscaping must be provided within the car park.	N/A
3.5 Building appearance and design	The main building façade and entry must address the primary street frontage.	Considered satisfactory. No changes proposed to the main Cressy St building facade
	Building exteriors must use high quality non-reflective materials and finishes.	Considered satisfactory.
	Proposed new buildings must not present large areas of blank walls to a public roadway. Visual interest can be incorporated through the use of varied materials and colours, windows or building articulation.	Considered satisfactory.
	The design of proposed new buildings, additions or alterations must give due consideration to Crime Prevention Through Environmental Design principles.	Considered satisfactory.
3.6 Outdoor areas	Unightly materials on a site within view of a public road must be screened by either landscaping, appropriate fencing or decorative feature wall.	N/A
	Outdoor storage work areas must be suitably surfaced to reduce dust being produced by vehicle movements.	N/A
3.7 Waste and trade waste	A waste storage area must be provided on site for all developments.	Considered satisfactory. A condition of consent will

Clause	Requirements	Comments
		require a waste storage be provided
	The waste storage area must be in a location that is convenient for users and waste collection contractors.	Considered satisfactory. A condition of consent will require a waste storage be provided
	The size of the waste storage area must be appropriate for the nature and scale of the development.	Considered satisfactory. A condition of consent will require a waste storage be provided
	The waste storage area must be appropriately screened from view of the street by the use of attractive fencing or landscaping.	Considered satisfactory. A condition of consent will require a waste storage be provided
	A trade waste agreement must be made with Council where liquid waste will be disposed to Council's sewerage system.	Considered satisfactory. A condition of consent will require a trade waste application be submitted prior to release of the construction certificate.
3.8 Impacts on surrounding land	The proposed development must not unreasonably affect surrounding properties by way of any type of pollutant such as noise and vibration, air emissions, dust, water pollution or odour.	Considered satisfactory. Appropriate use in the B2 zone.
	The hours of operation for a proposed development must not significantly impact the amenity of the neighbouring residential areas.	Considered satisfactory. No nearby residential development.
	Where a proposed development is likely to increase the amount of stormwater runoff from the site, the development must be carried out in accordance with Council's Development Manual.	N/A
3.9 Use of footpaths and public open space	The use of the public footpath for seating and/or display items will be considered on the merits of each case and in	N/A

Clause	Requirements	Comments
	accordance with Council's policy.	
3.10 Residential development in a commercial zone.	Residential development within a commercial zone must comply with car parking and access provision of Chapter 2 Residential Zones.	Considered satisfactory. 3 onsite car spaces provided.
	Residential development within a commercial zone must comply with the private open space, safety and security and privacy controls of Chapter 2 Residential Zones.	N/A - accommodation on upper floor is existing and is not subject to additional requirements.
	New buildings must be compatible with the scale and character of adjoining developments or the intended built character for the area.	N/A
	If the residential development forms part of a mixed development, separate entrances must be provided for the residential and non-residential components of the development.	Considered satisfactory. Separate entrance provided
3.11 Subdivision	The width of a proposed new road reserve and the construction standard of a new road must be in accordance with Council's requirements. Council will give consideration to established and preferred road, hierarchy, vehicular, pedestrian and cyclist safety, expected traffic volume of the new road and the nature of the subdivision and surrounding neighbourhood.	N/A
	A Drainage Management Plan must be provided by the developer for the subdivision of a greenfield site in a commercial zone. The Plan is to detail any methods incorporated into the subdivision design to reduce	N/A

Clause	Requirements	Comments
	the stormwater rate of flow, improve the quality of stormwater that will enter a waterbody and the re-use of stormwater.	
	Evidence that the proposed development will not exceed the capacities of the service networks must be provided to Council.	N/A
	A DA for the subdivision of land in a commercial zone may only be considered where all allotments are capable of being adequately serviced with electricity supply, water supply, sewerage disposal and telephone.	N/A
		<i>Chapter 10 Hazards</i>
10.1 Bushfire prone land	Development on land that is mapped as being bush fire prone must satisfy the requirements of Planning for Bush Fire Protection.	N/A - not mapped as bush fire prone land
	Development on land that is mapped as being bushfire prone must satisfy the requirements of AS 3959: Construction of Buildings in Bush Fire Prone Areas	N/A - not mapped as bush fire prone land
10.2 Contaminated land	Contaminated land	N/A - not identified on Council's potentially contaminated land register.
10.3 Flood liable land		N/A - not identified as flood liable land
		<i>Chapter 11 Heritage Conservation – Development Controls</i>
11.2.1 Introduction	N/A	N/A
11.2.2 Alterations and additions to heritage items	Avoid changes to the front elevation – locate new work to the rear of, or behind the original building section.	Considered satisfactory. No works proposed to the front facade.

Clause	Requirements	Comments
	Design new work to respect the scale, form, massing and style of the existing building, and not visually dominate the original building.	Considered satisfactory. The application was referred to Councils heritage advisor who assessed the DA against the relevant heritage provisions of both the LEP and DCP.
	The original roof line or characteristic roof elements are to remain identifiable and not be dwarfed by the new works.	Considered satisfactory.
	Retain chimneys and significant roof elements such as gables and finials where present.	Considered satisfactory.
	Ensure that the new works is recognisable as new, blending in with the original building without mimicking or copying.	Considered satisfactory. The proposed additions on the upper floor are contemporary in nature and recognisable as new.
	Complement the details and materials of the original roof including ridge height and slopes without compromising the ability to interpret the original form.	Considered satisfactory - the upper floor pod additions propose a new roof form which Councils heritage advisor concluded <i>"that although the first floor rear additions are contemporary in nature they are an acceptance design solution.."</i>
	New materials are to be compatible with the existing finishes. Materials can differentiate new work from original building sections where appropriate.	Considered satisfactory - Councils heritage advisor concluded <i>"that although the first floor rear additions are contemporary in nature they are an acceptance design solution.."</i>
	Retain front verandahs. Reinstating verandahs, and removing intrusive changes encouraged, particularly where there is physical and/or historic evidence.	N/A
11.2.3 Adaptive reuse of heritage items	The adaptive reuse of a heritage item should minimise alterations or interference with significant fabric. The changes	N/A - the use of the building is not changing.

Clause	Requirements	Comments
	are to enable the continued interpretation of the original use.	
	Ensure that new services are sympathetically installed especially where upgrading is required to satisfy fire or Building Code of Australia requirements.	Considered satisfactory - heritage advisor has raised no objection
11.2.4 Development in the vicinity of heritage items	Providing an adequate area around the heritage item to allow its interpretation and respecting the views to and from the heritage item.	N/A
	Development in the vicinity of listed heritage items shall respect and complement the built form character of those items in terms of scale, setback, siting, external materials, finishes and colour.	N/A
	New development shall have regard to the established siting patterns of the locality.	N/A
	New development should generally be set back from the line of the adjoining or adjacent heritage item.	N/A
	The sensitive selection of materials, colours and finishes is important in terms of achieving compatibility with the heritage items.	N/A
	Height and scale of new buildings shall not obscure or dominate an adjoining or adjacent heritage item.	N/A
	Development in the vicinity of a heritage item may be contemporary in design, however discussions with Council's Heritage Advisor is recommended prior to preparing a DA.	N/A

Clause	Requirements	Comments
11.2.5 Demolition	Except where a building presents an immediate threat to public safety, the total demolition of a building shall not be permitted unless an application for a replacement building within a garden setting is approved. Where a development proposal is not an improvement over the original building, then there are no grounds for replacing the original building.	N/A
	Where in the opinion of the Council, neglect of a building has contributed to the building becoming structurally unsound so as to necessitate total demolition, redevelopment of the site shall not exceed the gross floor area of the building. Additions to a replacement building shall not be permitted within 3 years of completion of the replacement building.	N/A
	The partial demolition of original external building fabric of buildings shall only be permitted in the context of permitted alteration or additions.	N/A
	Demolition of a building may be carried out no earlier than 6 weeks prior to the commencement of construction of an approved replacement building.	N/A
	Alteration to, or demolition of, internal building fabric of buildings may be permitted provided the external building fabric of the building is not adversely affected.	Considered satisfactory. Some internal demolition proposed which will not impact the external fabric of the building.
	Total demolition of existing pre-1950 buildings shall not be permitted unless:	N/A

Clause	Requirements	Comments
	<ul style="list-style-type: none"> • The building is so structurally unsound as to be beyond reasonable economic repair. The application must include a professional structural assessment in support of demolition; or • The existing condition poses a significant health or safety risk that is beyond reasonable economic repair. The application must include a professional structural or health assessment in support of demolition; or • In the opinion of Council, the integrity of the built form and street elevations of an original building has been extensively and irreversibly diminished by unsympathetic alterations and additions and any replacement development conforms to this plan. 	
11.3.2 Commercial development	Commercial development can be contemporary in design but, the scale, form and detail must not detract from the scale, form, unity cohesion and predominant character of buildings and development (ie streetscape/landscape elements) around it.	Considered satisfactory - see previous comments above in Clause 5.10 Heritage Conservation of the LEP provisions.
	Commercial development in the vicinity of a heritage item must respect the visual curtilage of that item.	N/A
	Commercial development must not visually dominate, compete with or be incompatible with the scale, (size, height and bulk) of existing buildings	Considered satisfactory - see previous comments above in Clause 5.10 Heritage Conservation of the LEP provisions.

Clause	Requirements	Comments
	either on the site or in the vicinity of the proposal.	
	Commercial development must be sited to correspond with the existing patterns of relationships between buildings and their sites. Front setbacks are to be equivalent to those of neighbouring buildings. Side setbacks must be consistent with existing patterns.	Considered satisfactory - see previous comments above in Clause 5.10 Heritage Conservation of the LEP provisions.
	Commercial design is to be integrated into established character of the area and, in particular, of heritage buildings, incorporating basic design elements such as the characteristic roof form and massing of the original development, proportions of windows, doors and verandahs.	Considered satisfactory - see previous comments above in Clause 5.10 Heritage Conservation of the LEP provisions.
	Commercial design must not visually dominate, compete with or be incompatible with the form of existing buildings of heritage significance, either on the site or in the vicinity of heritage items.	Considered satisfactory - see previous comments above in Clause 5.10 Heritage Conservation of the LEP provisions.
	New development must be in moderate conformity (without poor mimicry) with the best examples of historic buildings in the locality.	N/A
11.3.3 Building characteristic and elements	Retain characteristic buildings from significant periods of development for the conservation area.	Considered satisfactory - the proposed development will ensure use of the building into the future
	Buildings are to be retained and demolition will not be considered unless it can be demonstrated that the building or structure is not a characteristic building, is of little heritage significance or is	N/A

Clause	Requirements	Comments
	structurally unsound or beyond repair.	
	Original features and materials of characteristic buildings are to be retained. Reinstating features that have been removed is encouraged including verandahs, decorative joinery, doors, windows and leadlights. Use of cladding (vinyl, metal, over timber weatherboards/brick work) is not supported.	Considered satisfactory - front facade will not be altered and the heritage advisor has not raised concern regarding removal of any other features.
	Changes that remove or obscure characteristic features are not supported.	N/A
11.3.4 Alterations, additions and infill development	Retain original elements and features, including features that are above awning level.	Considered satisfactory - front facade will not be altered.
	Where original shopfronts, verandahs or awnings have been altered, the replacement is to be based on historic information and/or the interpretation of period details.	N/A - front facade will not be altered.
	Infilling original verandahs in not supported.	N/A
	Additional storeys can be considered if set well behind the front building line and designed to not impact detrimentally on the contribution of the original façade to the streetscape.	N/A
	Service elements (solar panels/heating, antennas etc) to be placed to the rear of the properties, preferably not visible from the street, or on rear outbuildings.	Considered satisfactory - the plans show 'future solar panels' which are located to not be visible from the street.
	Rendering or painting face brick is generally not supported.	N/A
	Design infill and replacement buildings to reflect the general	N/A

Clause	Requirements	Comments
	historic character of the precinct and nearby characteristic and heritage buildings.	
	Maintain a two storey building height at the street frontage, constructed with a zero setback.	N/A
	Where sites are amalgamated, use articulation is to reflect the former subdivision pattern.	N/A
	Maintain a balance of solid area over void. Large areas of plate glass curtain walls are generally not suitable and will not be supported.	N/A
	Use awnings and verandahs to reduce the bulk and scale of buildings.	N/A
	Use of articulation in facades such as string courses, cornices, pilasters and other features that break up the scale of facades is encouraged.	Considered satisfactory.
	Painting of facades in corporate colours is not supported and corporate identification should be established through appropriate signage.	N/A
	The height of buildings shall reinforce the desired scale and character of the area.	Considered satisfactory - The upper floor pod additions are contained height wise below the existing main building height.
	Service structures, plant and equipment should be an integral part of the development and shall be suitably screened.	Considered satisfactory subject to a condition of consent.
	Where the prevailing pattern of roof form assists in establishing the character of a townscape, new roof forms	Considered satisfactory - the upper floor pod additions propose a new roof form which Councils heritage advisor

Clause	Requirements	Comments
	shall seek to be compatible with the shape, pitch and materials of adjacent buildings.	concluded <i>"that although the first floor rear additions are contemporary in nature they are an acceptance design solution.."</i>
	Parapet heights and articulation shall be compatible with earlier surroundings buildings.	Considered satisfactory - The upper floor pod additions are contained height wise below the existing main building height.
	Lightweight materials such as ribbed coloured shall not be used on vertical wall or parapet surfaces.	N/A
	New verandahs shall be based on design principles of traditional verandahs with sloping roofs galvanised iron and regularly spaced columns.	N/A
	Car parking areas shall be located at the rear of buildings in the conservation area.	Considered satisfactory - on site carparking provided at the rear of the site.
	Provide landscaping where practicable to shade parked vehicles and screen them from public view.	N/A
	Provide for access off minor streets, and for the screening from public view of such parking areas from surrounding public spaces and areas.	Considered satisfactory - on site carparking provided at the rear of the site off the rear laneway.
	Facilities for the loading and unloading of service vehicles shall be suitably screen from public view.	Considered satisfactory - any loading or unloading will occur at the rear of the site.
11.3.5 Shopfronts	Original shopfronts should be retained.	Considered satisfactory - no changes proposed to the front facade.
	To ensure that new shopfronts complement the significance and character of the existing building and surrounding area.	N/A
11.3.6 Colour schemes	Colour schemes are to reflect the period and detail of the	

Clause	Requirements	Comments
	<p>building, particularly where it is a heritage item, or is a building identified as a streetscape reference building which contributes to the character of the commercial precinct/conservation area.</p>	
11.3.7 Signage	<p><u>New Signs</u></p> <p>The scale, type, design, location, materials, colour, style and illumination of any sign shall be compatible with the design and character of the buildings and should not intrude on the visual qualities of the townscape.</p> <p>The architectural characteristics of the building shall always dominate.</p>	N/A - no signage proposed. This will be subject to separate DA.
	<p><u>Above Awning Signs</u></p> <p>Simple in design and avoid a proliferation of advertising which can be confusing and detract from the building and conservation area.</p> <p>Locate flush with the wall surface.</p> <p>The use of fluorescent or internally illuminated is strongly discouraged.</p> <p>Signs adjacent to heritage items or older buildings in Conservation Areas shall be designed and located sympathetically.</p>	N/A - no signage proposed. This will be subject to separate DA.
	<p><u>Colour</u></p> <p>Colours shall be sympathetic to the surrounding area and be related to the colours of the building.</p> <p>The use of entire glazed shopfronts for temporary notices is not considered appropriate, nor is the use of</p>	N/A - no signage proposed. This will be subject to separate DA.

Clause	Requirements	Comments
	temporary fluorescent signwriting. The use of bright corporate colours and sign designs which are not related to the architecture or character of the area and building are not considered appropriate.	
	<u>Lettering Styles</u> Traditional styles of lettering can be interpreted for modern buildings such as the use of raised lettering or traditional styles such as Clarendon, Ionic, Tuscan, Modern and Fat.	N/A - no signage proposed. This will be subject to separate DA.
11.3.8 Accessibility	Compliance with Australian Standard/Building Code of Australia	Considered satisfactory. Compliance with the Building Code of Australia will be a condition of consent.

Provisions of any Planning Agreement or Draft Planning Agreement (s4.15(a)(iia))

There are no Planning Agreements or draft Planning Agreements in relation to this development.

Prescribed Matters in the Regulation (s4.15(a)(iv))

The following matters prescribed by the Environmental Planning and Assessment Regulation apply to this DA:

Clause	Requirement	Comment
92(1)(b)	Demolition to comply with the provisions of AS2601 The demolition of structures.	N/A
92(1)(e)	Consideration of the Medium Density Design guide for DAs for a manor house or multi dwelling housing (terraces) where there is not a DCP that adequately addresses such development.	N/A
93	Applies to DAs for a change of building use for an existing building where there is no rebuilding, alteration,	N/A

Clause	Requirement	Comment
	<p>enlargement or extension of a building.</p> <p>The consent authority is to consider whether the fire protection and structural capacity of the building will be appropriate to the building's proposed use.</p> <p>Consent for a change of building use must not be granted unless the consent authority is satisfied that the building complies (or will, when completed, comply) with such of the Category 1 fire safety provision as are applicable to the building's proposed use.</p>	
94	<p>Applies to a DA for development involving the rebuilding, alteration, enlargement or extension of an existing building where the proposed building work, together with any other building work completed or authorised within the previous 3 years, represents more than half the total volume of the building (as it was before any such work was commenced, measured over its roof and external walls) or the measures contained in the building are inadequate to protect persons using the building, and to facilitate their egress from the building, in the event of fire or to restrict the spread of fire from the building to other buildings nearby</p>	N/A
94A	<p>Temporary structures - whether the fire protection and structural capacity of the structure will be appropriate to the proposed use of the structure; and</p>	N/A

Clause	Requirement	Comment
	Whether the ground or other surface on which the structure is to be erected will be sufficiently firm and level to sustain the structure while in use.	

Likely Impacts of that Development (s4.15(b))

Heritage

The subject building is the former Commonwealth Bank building, a locally heritage listed item noted as a good intact example of Commonwealth style of the late 1930s. The subject site is also within the heritage conservation area. The applicant is proposing alterations and additions to this locally listed heritage building.

The applicant submitted a heritage impact statement which assessed how the proposed works to a heritage item may impact the item's heritage values. The DA was referred to Council's heritage advisor who stated the following: *"Noel Thomson notes that he has previously given pre-DA advice for the building and its proposed transition to South West Music. He notes that his recommendations appear to have been taken on board and that the new drawings reflect this.... In conclusion, Noel Thomson as Council's heritage advisor notes that Pre-DA recommendations have been adopted in the DA submission prepared by Grant Amon Architects for the listed heritage item (I16) and the new development for South West Music Regional Conservatorium. It is noted that although the first floor rear additions are contemporary in nature they are an acceptance design solution apart from the proposed illumination of the 'pods' which will need to be addressed with additional information / assessment to be provided in an updated Statement of Heritage Impact, prior to DA approval being granted by Edward River Council.*

Additional information was requested from the applicant requiring the proposed illumination of the 'pods' to be addressed in an updated Statement of Heritage Impact. The applicant provided the following comments in the revised Statement of Heritage Impact, considered to satisfactorily address the heritage advisors request:

- *The selection of a translucent poly carbonate external cladding to the new upper-level studios injects a new contemporary life to the building, supporting its new adaptive use and will encourage patronage by youth and music participants being the part of guidelines under which SWM operate.*
- *The historical significance that it is one of the bank buildings that give the corner of Cressy st. and Edwardes St intersection its character will be unaltered as the rear Studios additions are not visible. The studios are only perceptible from the rear laneway intersection half way down Edwardes St. and views generally down the laneway itself and nearby rear carpark. We note these are not historically significant views and therefore can accommodate the proposed works. (see Attachment 4 - Street Views)*
- *We therefore believe the additions meet the requirements of the DCP Control 5, Cl 11.2.4 and achieve compatibility with the heritage item.*

Attachment 4 of this report shows street views of the proposed pods at the rear of the building. It is evident that the pods will not be visible from Cressy Street or from the corner of Cressy & Edwardes Street. The pods will be only visible from the corner of Edwardes Street and the rear

laneway, from the laneway itself and from the public car park at the rear. As the applicant has stated above these rear views are not considered to be historically significant views, therefore it is not considered the pods will impact heritage significance. This has been supported by Councils heritage advisor who stated that although the pods are contemporary in nature they are an acceptable design solution in this instance. He only requested additional information regarding the proposed illumination of the pods when in use, which was provided and is considered satisfactory. A condition of consent will be imposed on any consent granted to ensure the illumination is only to occur when the pods are in use, will not be flashing and will not impose direct glare or light on any roadway or adjoining property.

The assessment of the development against the relevant heritage provisions of the LEP and DCP throughout this report demonstrates compliance.

Having regard to Council's heritage advisors comments, the revised Statement of Heritage Impact and street views received addressing the illumination of the pods and demonstrated compliance with the planning provisions it is considered the proposed development is acceptable and will not detrimentally impact the heritage significance of the heritage item or conservation area.

Suitability of Site for Development (s4.15(c))

Having consideration to the provisions of the Deniliquin LEP 2013, Deniliquin DCP 2016 and the Environmental Planning and Assessment Act 1979 it is considered the site is suitable for a development of this nature.

Submissions (s4.15(d))

The DA was notified for a period of 14 days in accordance with the Edward River Community Participation Plan.

No submissions were received.

The Public Interest (s4.15(e))

There are no matters related to public interest.

Political Donations and Gifts Disclosure

The Applicant has advised that they have not made any reportable political donations to a Councillor and/or any gift to a Councillor or Council employees within a two (2) year period before the date of the application being submitted.

ATTACHMENTS

1. Conditions
2. Plans
3. Statement of Environmental Effects
4. Street Views

Attachment 1 - Conditions of Consent DA2023-0066

CONDITIONS OF CONSENT

DA2023/0066 – Alteration & Additions – South West Music (community facility) – 241 Cressy Street

1. GENERAL / MISCELLANEOUS

1a Development as per Plans

The development shall take place in accordance with the approved plans and documentation, including any notations marked by Council thereon, as referenced in Schedule 1 - List of approved plans attached to DA2023/0066 and the conditions of consent.

1b Construction Certificate Required

An application for a Construction Certificate is to be submitted to and approved by Council or an accredited Private Certifier prior to any building work commencing. The construction certificate plans are to be consistent with the approved development consent and shall include detailed plans and specifications to demonstrate compliance with the provisions of the National Construction Code Volume 1 2022 - Building Code of Australia (BCA).

1c Fire Safety Schedule & Certificates

The essential fire safety measures as per the attached schedule, or as otherwise determined by the Principal Certifying Authority upon assessment of the Construction Certificate, are to be installed in or on the site of the proposed building to comply with the requirements of the National Construction Code Volume 1 - Building Code of Australia 2022.

Prior to the issue of an occupation certificate the owner must cause the Council to be given a fire safety certificate in relation to each essential fire safety measure. The fire safety certificate is to state in relation to each essential fire safety measure implemented in the building or on the land on which the building is situated:

- a) that the measure has been assessed by a person (chosen by the owner of the building) who is properly qualified to do so and
- b) that at the date of assessment of the measure was found to be capable of functioning to at least the minimum standard required by the schedule attached to the Construction Certificate.

Note: The owner is responsible for maintenance of the essential fire safety measure for the life of the structure. Annual Fire Safety Statements must be submitted to Council within each twelve-month period from the date of the initial fire safety statement certifying the maintenance standard of the essential fire safety measure installed on the property.

1d Building within Property Boundary

The constructed building and any associated utilities are to be contained wholly within the boundaries of the property. It is the responsibility of the owner/principal contractor to ensure compliance with the requirements of this condition. Where the building is proposed within 300mm of a boundary the property is to be surveyed by a registered land surveyor with boundary pegs placed on each of the relevant corners. Prior to inspection of the footing / slab a survey identification plan is to be submitted to the Private Certifier / Council who has issued the construction certificate.

1e No Liability for Flooding

The land may be subject to flooding and the development has been assessed using best available information concerning the likelihood of flooding at the date of determination. If the land is flooded, Council will not, pursuant to Section 733 of the Local Government Act 1993, incur any liability in respect of the granting of this consent.

1f Carparking Space Requirement

A minimum provision of 3 carparking spaces (including 1 disabled car space) is required on the subject land.

1g Carparking for Disabled

Provide at least one (1) carparking space on site for people with disabilities. The carpark shall be designed in accordance with AS 2890.6 – 2009 Parking facilities Off street parking for people with disabilities.

1h Advertising Signs

No advertising sign and/or structure other than that which is permissible without consent is to be erected as part of the approved development unless a formal application has been submitted to Council and a Development Consent has been issued.

1i Access for Disabled

Access for people with disability is to be provided from the accessible carpark required on site and from the main point of pedestrian entry at the allotment boundary, to and within the building in accordance with Part D3 of the Building Code of Australia and AS1428.1-2009 Design for access and mobility.

1j Plumbing to AS3500

All plumbing and drainage work to be carried out in accordance with AS3500 National Plumbing and Drainage Code.

1k Comply with the BCA

The structure(s) are to comply with the relevant requirements of the Building Code of Australia and the Environmental Planning and Assessment Act 1979.

1l Hours of Operation

The hours of operation shall be limited to 9am to 11pm every day.

1m Illumination

Illumination of the studio pods on the upper level is only to occur when the facility is in use. The pods are not to be illuminated at any other time.

The lighting is not to be a flashing type and its illumination should not distract passing motorists. The lighting shall be so positioned and focused so that no direct light or glare shall be visible from any roadway or from any adjoining property.

1n Waste Storage Area

A waste storage area must be provided on the premises in a location that does not detract from the streetscape and visual amenity of the neighbourhood.

2 PRIOR TO ISSUE OF CONSTRUCTION CERTIFICATE**2a Section 68 Approval required**

Prior to the issue of the construction certificate an application for approval pursuant to Section 68 of the Local Government Act, 1993 to carry out water supply, stormwater and sewerage works is to be lodged with Council. The approval under Section 68 of the Local Government Act, 1993 is to be obtained prior to any works commencing on site.

2b Trade Waste

The applicant is to submit a liquid trade waste application to Council for the proposed discharge of liquid trade waste to the sewer **PRIOR TO THE RELEASE OF THE CONSTRUCTION CERTIFICATE.**

2c Stormwater Plans

Prior to issue of the Construction Certificate, plans are to be submitted to Council for approval for the control of stormwater from the roof and hardstand areas.

3 PRIOR TO COMMENCEMENT OF WORKS**3a Appointment of PCA and Notice of Commencement**

The erection of the building the subject of this development consent **MUST** not be commenced until:

- (a) detailed plans/specifications of the building have been endorsed with a construction certificate by:
 - (i) the Council, or
 - (ii) an accredited certifier, and

- (b) the person having the benefit of the development consent:
 - (i) has appointed a principal certifying authority, and
 - (ii) has notified the Council of the appointment, and

- (c) the person having the benefit of the development consent has lodged a notice of commencement form with Council. This is to be lodged at least two days prior to commencing the building work.

3b Notice of Commencement

The erection of the building the subject of this development consent must not be commenced until the person having the benefit of the development consent has lodged a notice of commencement form with Council as the Principal Certifying Authority for the work. This is to be lodged at least two days prior to commencing the building work.

3c Road Opening Permit

Prior to any works being undertaken in the road reserve a road opening permit is to be obtained from Council.

3d Site Protection

Prior to the commencement of works, the principal contractor is to ensure that the site has been appropriately protected and secured by a fence or hoarding to prevent access from the street and to prevent the possibility of any unauthorised access in accordance with WorkCover requirements.

3e K&G Protection

Timber planks having a minimum thickness of 50 mm shall be placed over all vehicular access points over kerbing and guttering and footpaths prior to the commencement of building work, such planks shall be strapped together with iron straps in the form of a mat. The ends of such planks shall be tapered at an angle not exceeding 30 degrees.

3f Erosion and Sediment Control

Prior to the commencement of any site works appropriate erosion and sediment control measures are to be implemented to prevent any sediment from leaving the site, these measures are to be maintained during the construction phase and can only be removed once appropriate stabilization has been completed.

4 DURING CONSTRUCTION**4a Comply with the BCA**

The structure(s) are to comply with the relevant requirements of the Building Code of Australia and the Environmental Planning and Assessment Act 1979.

4b Inspections

The following inspections are required for 48 hours notice is to be given to Council or an accredited certifier to enable an inspection to be conducted.

- a) at the commencement of building work, and
- b) after excavation for and prior to the placement of, any footings, and
- c) prior to pouring any in-situ reinforced concrete building element, and
- d) prior to covering of the frame work for any floor, wall, roof or other building element
- e) Prior to covering all hot and cold water plumbing and sanitary plumbing and drainage.
- f) prior to waterproofing in any wet areas, and
- g) prior to covering any stormwater drainage connections, and
- h) after building work has been completed and prior to any occupation certificate being issued in relation to the approval.

Please note that failure to comply with this condition may result in the Occupation Certificate not being granted.

4c Waste Bins for Construction

The builder / developer is to provide on-site waste bins for waste materials generated during construction and a bin with a tight fitting lid for food scraps or they are to remove waste from the site to an EPA approved waste depot on a daily basis.

4d Hours of Operation (Demolition & Construction)

The hours of operation for demolition or building works on the site shall be limited to the daylight hours, between 7.00am and 6.00pm Monday to Friday inclusive, 8.00am and 5.00pm Saturdays. No work shall be carried out on Sundays and Public Holidays without the prior written consent of the Council.

4e Removal of Spoil

Any spoil deposited on public roads during the cartage of materials from or to the site shall be removed on the same day. The cartage of spoil shall cease, as directed by Council, if the Council determines that excessive deposition of spoil onto the road is taking place.

4f Excavation and Backfilling Safety

All excavations and backfilling associated with the erection or demolition of a building must be executed safely and in accordance with appropriate professional standards.

All excavations associated with the erection or demolition of a building must be properly guarded and protected to prevent them from being dangerous to life or property.

4g Excavation near Footings

If any excavation associated with the erection or demolition of a building extends below the level of the base of the footings of a building on an adjoining allotment of land, the person causing the excavation to be made

- (i) must preserve and protect the building from damage; and
- (ii) if necessary must underpin and support the building in an approved manner; and
- (iii) must, at least 7 days before excavating below the level of the base of the footings of a building on an adjoining allotment of land and furnish particulars of the excavation to the owner of the building being erected or demolished.

The owner of the adjoining allotment of land is not liable for any part of the cost of work carried out for the purposes of this condition, whether carried out on the allotment of land being excavated or on the adjoining allotment of land.

In this condition, allotment of land includes a public road and any other public place. Any damage caused is to be repaired to the satisfaction of Council prior to release of the Occupation Certificate.

4h Waste Disposal

Any waste or excavated material removed from the site is to be taken to an authorised site for disposal. No fill is to be deposited on other land without the prior consent of Council.

4i Removal and disposal of asbestos

If the building / demolition work involves the removal of material suspected of containing asbestos all waste shall be removed strictly in accordance with the requirements of Chapter 8 of the NSW Work Health & Safety Regulations 2011.

If this involves more than 10m² of waste this shall be by a NSW licensed asbestos removal contractor.

All waste containing asbestos shall be disposed of at Council's EPA approved landfill depot or other facility at which asbestos waste can be lawfully disposed. A minimum of 24 hours notice is to be given to the landfill operator (PH: 0418 572 167).

A copy of the tip disposal dockets for asbestos waste generated during the course of the demolition work is to be provided to Council's Environmental Services Department prior to the issue of an occupation certificate for the work.

Note: WasteLocate

The EPA has introduced WasteLocate, an online reporting tool that is required for the movement of any load over 100kg of asbestos waste, or 10m² or more of asbestos sheeting within NSW. It's similar in many ways to tracking parcels in the post. Transporters are required to register with WasteLocate and report movements of asbestos from the point of generation to the place of disposal, including disposal at Council's waste facilities. Transporters must scan the QR2id plate at Council's Waste Disposal Depot with their mobile device to complete the process at the point of disposal. The EPA recently wrote to all companies and individuals licensed to carry out asbestos demolition or removal, reminding them of their obligations to report movements of asbestos. WasteLocate can be found as follows: <https://wastelocate.epa.nsw.gov.au> (See attached copy of information from the NSW EPA)

4j Earthworks

Earthworks are to be wholly contained within the property/site. It is the responsibility of the landowner and/or the principal contractor to ensure compliance with this condition

4k Worksite Safety

If the work involved in the erection or demolition of a building:

- (i) is likely to cause pedestrian or vehicular traffic in a public place to be obstructed or rendered inconvenient, or
- (ii) involves the enclosure of a public place, a hoarding or fence must be erected between the work site and the public place.

If necessary, an awning / fence is to be erected, sufficient to prevent any substance from, or in connection with, the work falling into the public place.

The work site must be kept lit between sunset and sunrise if it is likely to be hazardous to persons in the public place.

Any such hoarding, fence or awning is to be removed when the work has been completed.

4l Sign to be Erected on Building & Demolition Site

A sign must be erected in a prominent position on any work site on which work involved in the erection or demolition of a building is being carried out:

- (i) Showing the name, address and telephone number of the principal certifying authority for the work, and

- (ii) Showing the name for the principal contractor (if any) for any building work and a telephone number on which that person may be contacted outside working hours, and
- (iii) stating that unauthorised entry to the work site is prohibited.

Any such sign is to be maintained while the building work, subdivision work or demolition work is being carried out, but must be removed when the work had been completed.

4m Toilet Facilities

Toilet facilities are to be provided, at or in the vicinity of the work site on which work involved in the erection or demolition of a building is being carried out, at the rate of one toilet for every 20 persons or part of 20 persons employed at the site.

The provision of toilet facilities in accordance with this condition must be completed before the commencement of construction works.

5 PRIOR TO OCCUPATION CERTIFICATE

5a Satisfy Conditions of Approval

Use of the site for the proposed development shall not take place until all conditions required prior to commencement of work for this approval have been satisfied.

5b No Use Until Occupation Certificate Issued

The use of the building is not to commence until such time as an "Occupation Certificate" is issued by Council / the Principal Certifying Authority responsible for the work.

5c Repair of Damage to Council Infrastructure

Prior to the issue of a Final Occupation Certificate any damage to kerb and gutter, road surfaces, infrastructure or landscaping outside of the property boundary that is a result of the proposed work, must be reinstated at total cost to the person having the benefit of the consent and to the satisfaction of Edward River Council.

5d Public Utilities

Adjustments to the public utilities necessitated by the development shall be completed prior to occupation of the development and in accordance with the requirements of the relevant authority, all at no cost to Council.

5e Street Number

Prior to occupation of the dwelling the street number allocated to the premises is to be clearly displayed.

5f Trade Waste Inspection

An inspection of the liquid trade waste installation must be completed, and a certificate of compliance is to be issued by Council **PRIOR TO THE RELEASE OF A LIQUID TRADE WASTE AGREEMENT AND THE OCCUPATION CERTIFICATE.**

5g Final Documents to be provided

Prior to the issue of an occupation certificate, Council must be in receipt of the following documentation, relevant to this development;

1. Glazing Compliance Certificate
2. Waterproofing Compliance Certificate
3. Certificate of Compliance – Electrical (including smoke alarms)
4. Section J Statement of Compliance
5. Final Fire Safety Certificate
6. Mechanical Services Compliance Certification (if required)
7. Structural Engineer's Certification

Plumbing

8. Certificate of Compliance – Plumbing and Drainage
9. Plumber's work-as-executed plans

- Justification for any missed critical stage inspection and supporting documentation

Attachment 2 - Plans

SOUTH WEST MUSIC REGIONAL CONSERVATORIUM REDEVELOPMENT

DEVELOPMENT APPLICATION
May 2023

Drawing List	
No.	Title
DA000	Title Sheet
DA001	Location Plan
DA002	Site Photos
DA003	Existing Site Conditions Plan
DA004	Proposed Site Plan
DA005	Existing Ground Floor & Demolition Plan
DA006	Existing First Floor & Demolition Plan
DA007	Existing Roof & Demolition Plan
DA008	Existing Elevation - North
DA009	Existing Elevation - South
DA010	Existing Elevation - East & West
DA011	Existing Section A - A
DA012	Proposed Ground Floor Plan
DA013	Proposed First Floor Plan
DA014	Proposed Roof Plan
DA015	Proposed Elevation - North
DA016	Proposed Elevation - South
DA017	Proposed Elevation - East & West
DA018	Proposed Section A - A
DA019	Proposed 3D Street Views
DA020	Proposed 3D Views
DA021	External Material Schedule



DA SUBMISSION

Project Name
SOUTH WEST MUSIC REGIONAL CONSERVATORIUM REDEVELOPMENT

Client **South West Music Regional Conservatorium**

Project Address
241-245 Cressy Street Deniliquin NSW 2710

GRANT AMON ARCHITECTS PTY LTD
Suite 102/125 Fitzroy Street St. Kilda Melbourne VIC 3182
T +613 95939944 F +613 95939697
E info@grantamon.com

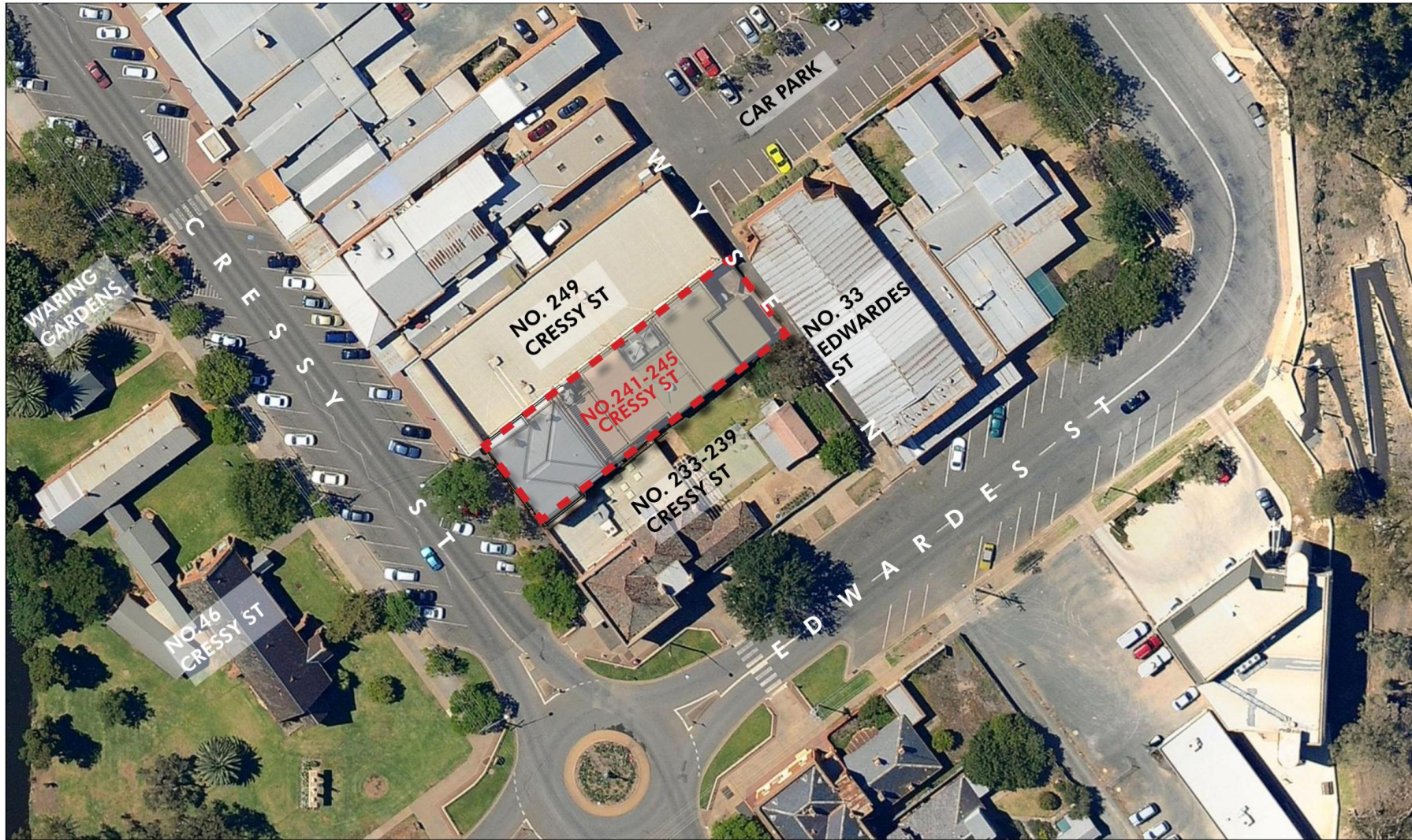


Drawing Name
Title Sheet

Drawing Issue
Development Application

Drawn By	TT, YX	Revision	----
Scale	----	Date	04/05/23
Job No.	----	Dwg No.	DA000

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01 LOCATION PLAN
1:500 on A3

DA SUBMISSION

Project Name
SOUTH WEST MUSIC REGIONAL CONSERVATORIUM DEVELOPMENT

Client
South West Music Regional Conservatorium
Project Address
241-245 Cressy Street Deniliquin NSW 2710

GRANT AMON ARCHITECTS PTY LTD
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Drawing Name
Location Plan

Drawing Issue
Development Application

Drawn By	TT, YX	Revision	----
Scale	1:500 on A3	Date	04/05/23
Job No.	----	Dwg No.	DA001

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FRONT VIEW FROM CREEY ST



SIDE VIEW FROM EDUARDES ST



BACK VIEW FROM WYSE LN



VIEW FROM REAR CAR PARK



EXISTING CONCERT HALL TO BE UPGRADED



EXISTING GROUND FLOOR ROOF TO BE REMOVED FOR ADDITION AND EQUIPMENTS TO BE RELOCATED

DA SUBMISSION

Project Name
SOUTH WEST MUSIC REGIONAL CONSERVATORIUM DEVELOPMENT

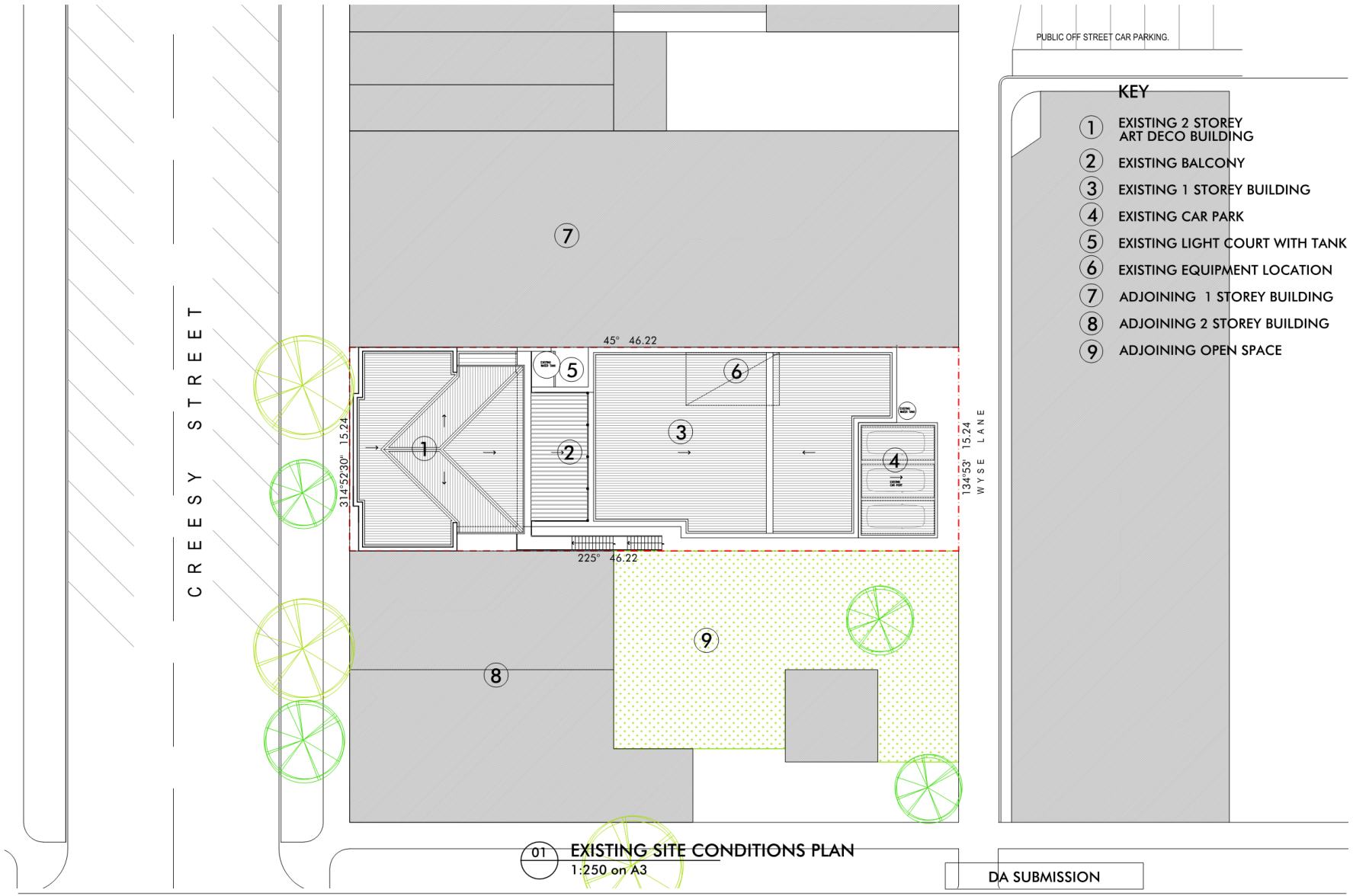
Client
 South West Music Regional Conservatorium
 Project Address
 241-245 Cressy Street Deniliquin NSW 2710

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Drawing Name Site Photos	Drawn By TT, YX	Revision ----
Drawing Issue Development Application	Scale N.T.S.	Date 04/05/23
	Job No. ----	Dw No. DA002

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五月 04, 2023 - 3:49pm \\south west music regional auditorium\Drawing\7-township\development\7-2 Site Photos.dwg



Project Name
SOUTH WEST MUSIC REGIONAL CONSERVATORIUM REDEVELOPMENT

Client
South West Music Regional Conservatorium
Project Address
241-245 Cressy Street Deniliquin NSW 2710

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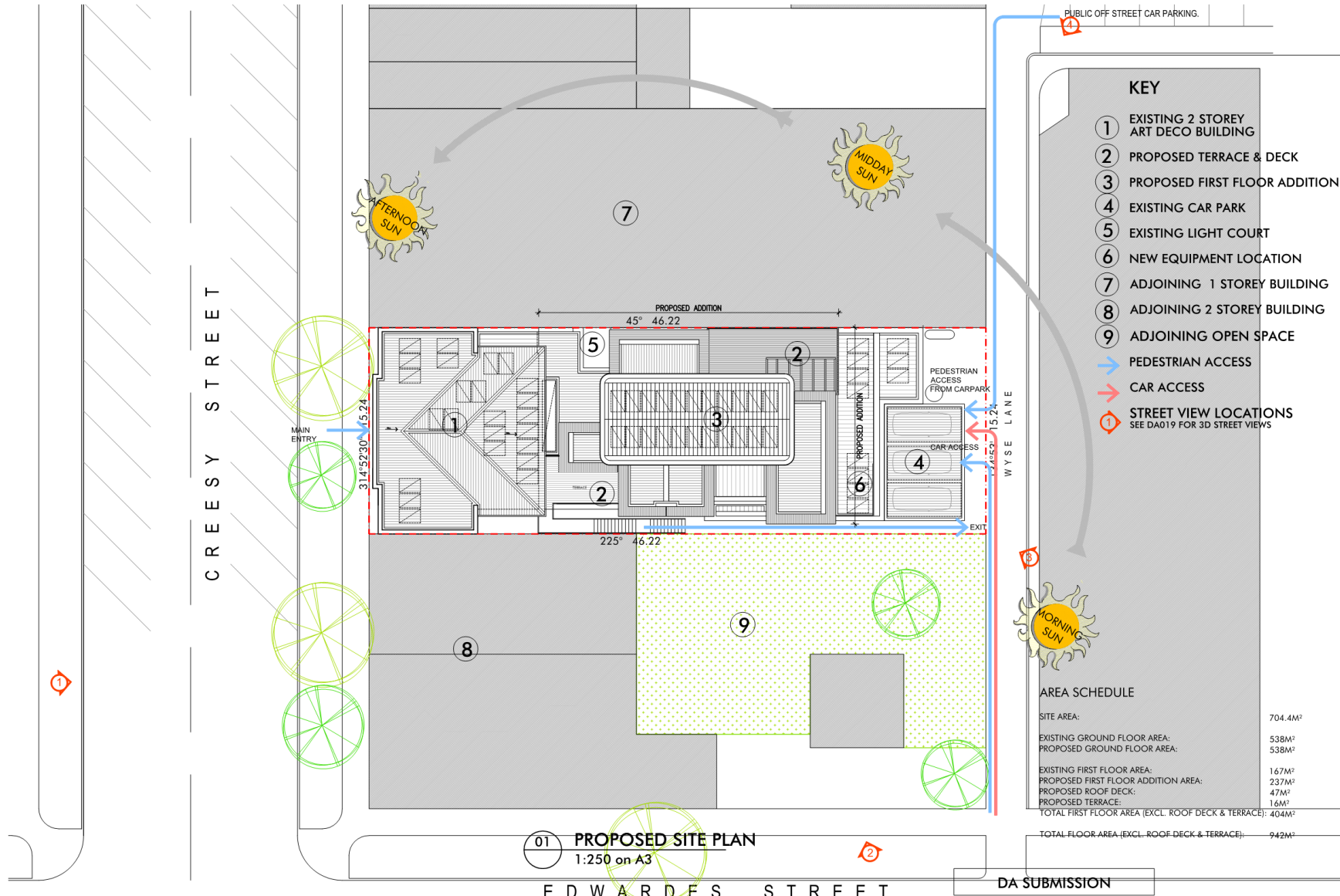
Drawing Name
Existing Site Conditions Plan

Drawing Issue
Development Application

Drawn By	TT	Revision	----
Scale	1:250 on A3	Date	04/05/23
Job No.	----	Drawn No.	DA003

五月 04, 2023 - 3:49pm \\south west music regional auditorium\Drawing\7-town planning\sheet set\A102 Site Plan.dwg

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01 PROPOSED SITE PLAN
1:250 on A3

DA SUBMISSION

Project Name
SOUTH WEST MUSIC REGIONAL CONSERVATORIUM REDEVELOPMENT

Client **South West Music Regional Conservatorium**
Project Address
241-245 Cressy Street Deniliquin NSW 2710

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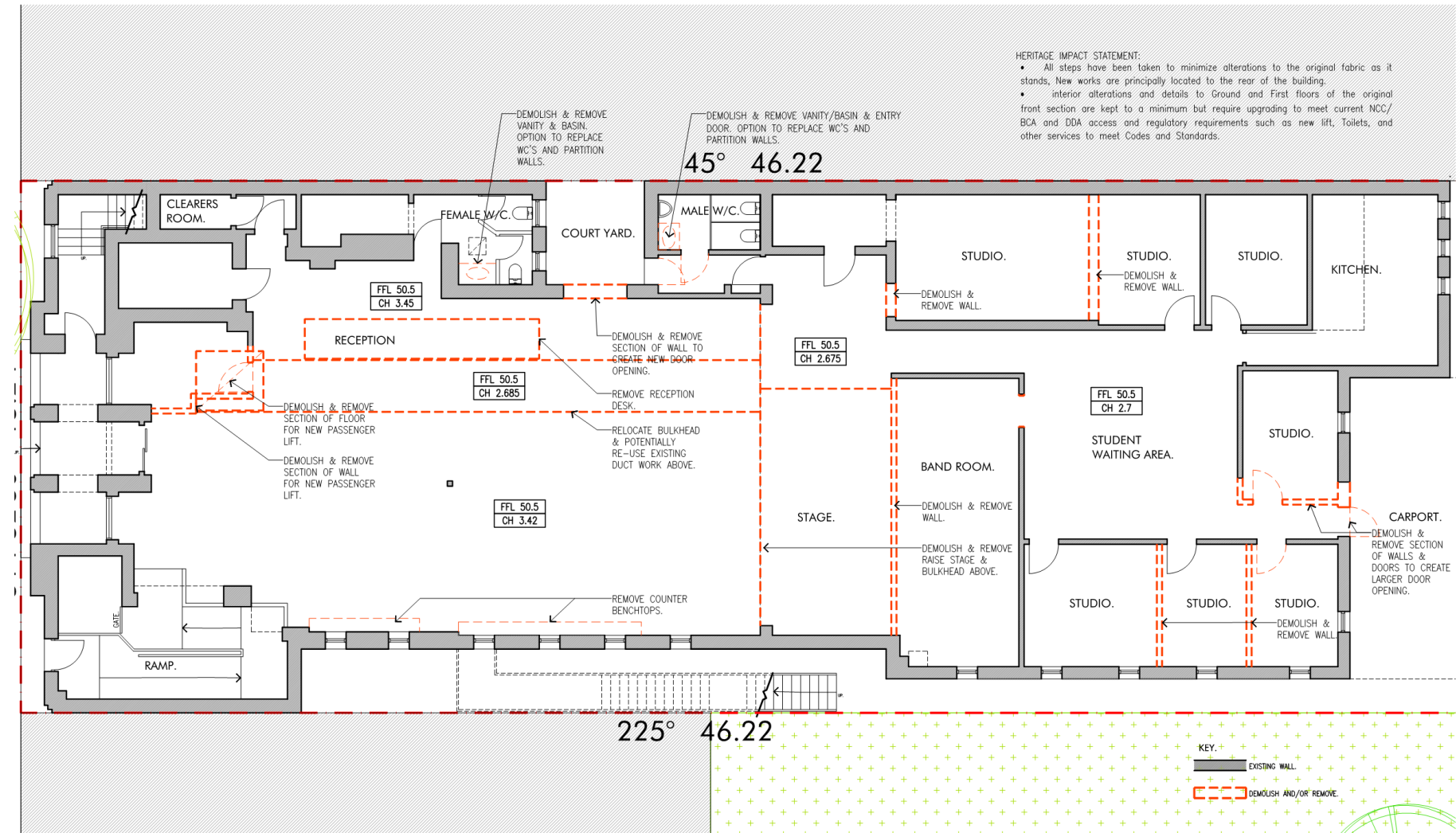


Drawing Name
Proposed Site Plan
Drawing Issue
Development Application

Drawn By TT, YX
Scale 1:250 on A3
Date 04/05/23
Job No. ---
Revision ----
Date 04/05/23
Drawing No. **DA004**

五月 04, 2023 - 3:49pm \\south west music regional auditorium\Drawing\7-town planning\sheet set\A104 Proposed Site Plan.dwg

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01 EXISTING GROUND FLOOR & DEMOLITION PLAN
1:100 on A3

DA SUBMISSION

Project Name
SOUTH WEST MUSIC REGIONAL CONSERVATORIUM REDEVELOPMENT

Client **South West Music Regional Conservatorium**
Project Address
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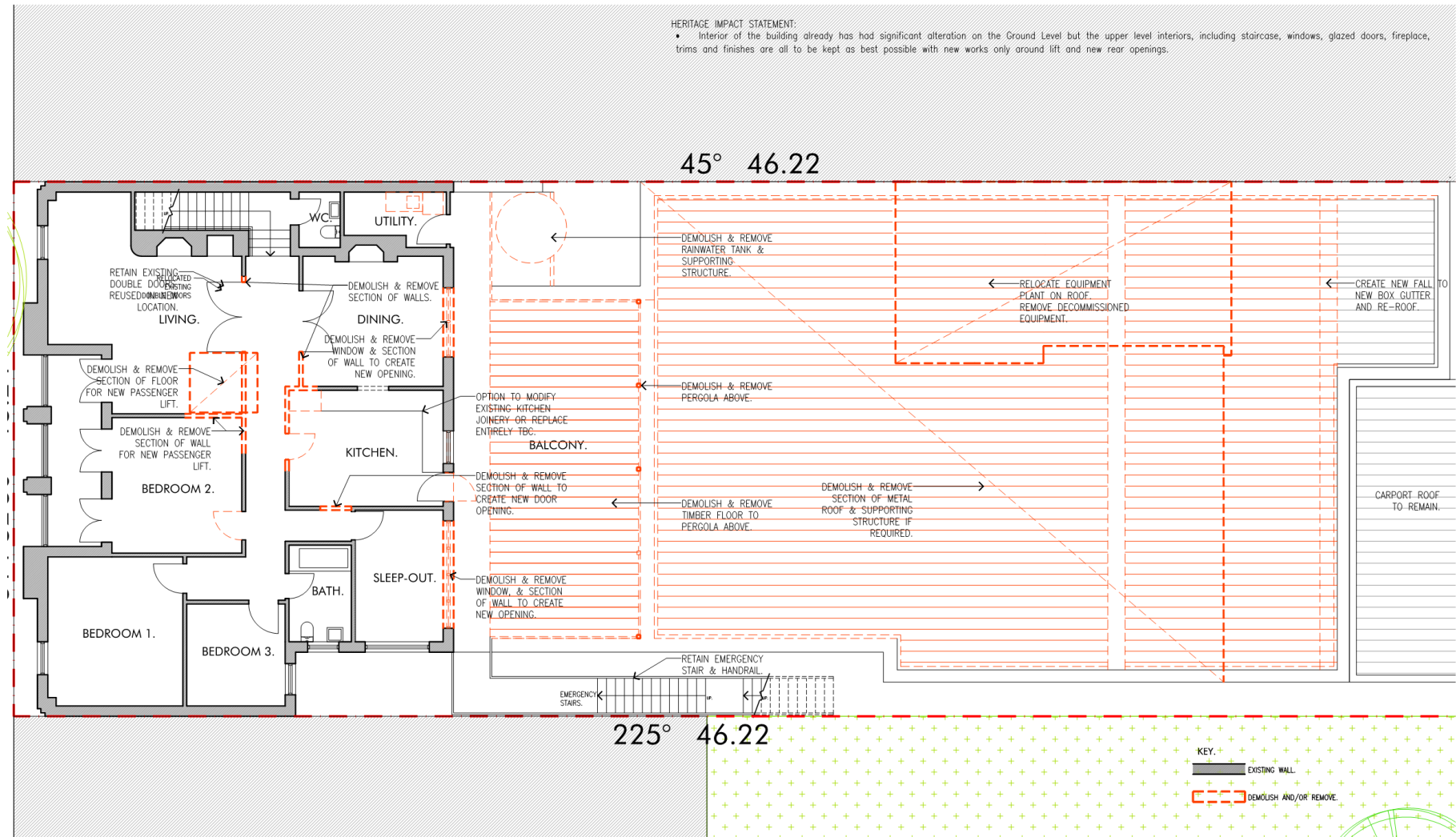


Drawing Name
Existing Ground Floor & Demolition Plan Development Application

Drawn By	TT	Revision	----
Scale	1:100 on A3	Date	04/05/23
Job No.	----	Drawn No.	DA005

五月 04, 2023 - 3:49pm \\south west music regional auditorium\Drawing\7-town planning\sheet set\A201 Existing Ground Floor Plan.dwg

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01 EXISTING FIRST FLOOR & DEMOLITION PLAN
 1:100 on A3

DA SUBMISSION

Project Name
**SOUTH WEST MUSIC
 REGIONAL CONSERVATORIUM
 REDEVELOPMENT**

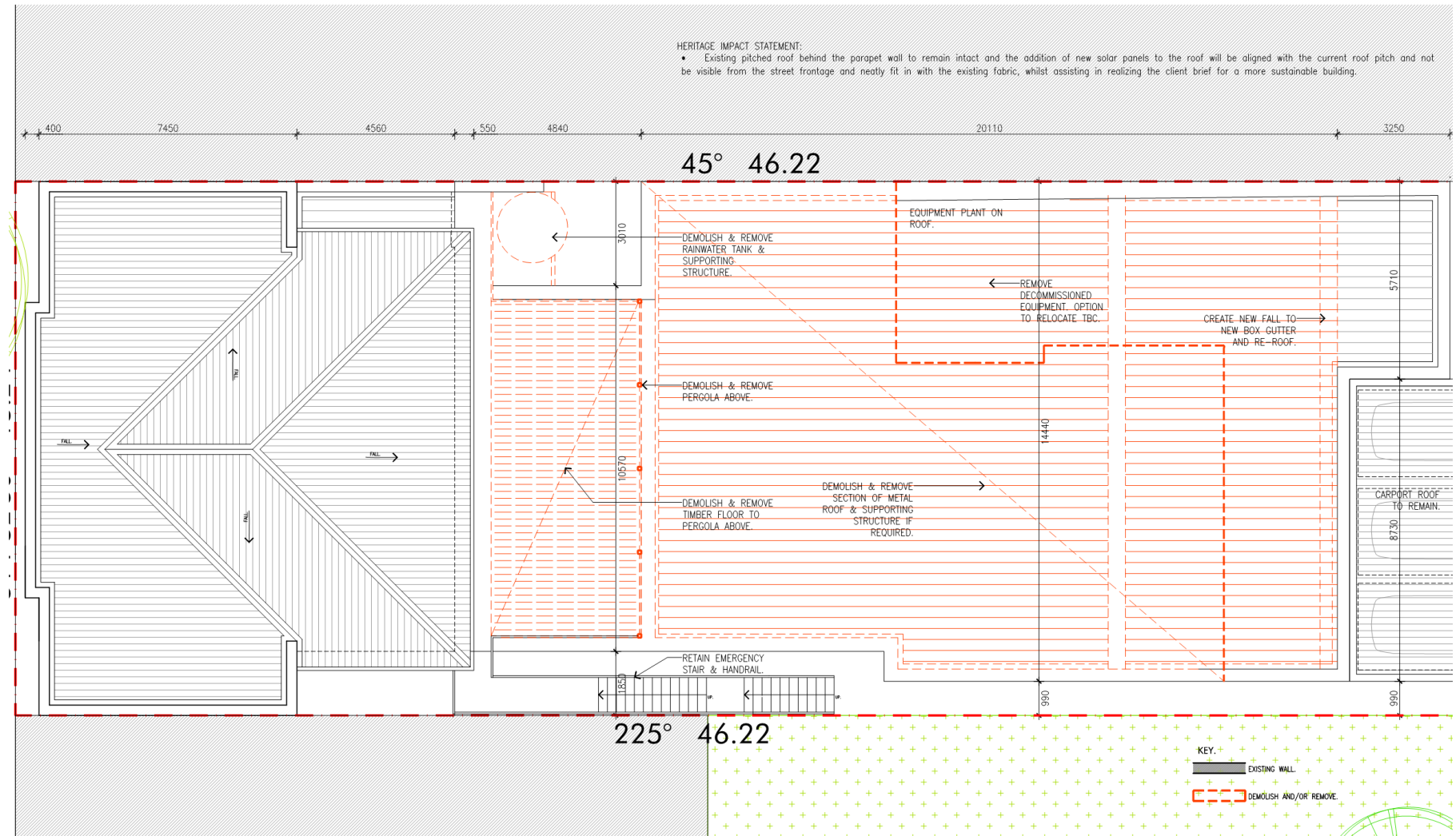
Client **South West Music Regional
 Conservatorium**
 Project Address
**241-245 Cressy Street Deniliquin
 NSW 2710**

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Drawing Name
**Existing First Floor &
 Demolition Plan
 Development Application**

Drawn By	TT	Revision	----
Scale	1:100 on A3	Date	04/05/23
Job No.	----	Drawn No.	DA006



01 EXISTING ROOF & DEMOLITION PLAN
1:100 on A3

DA SUBMISSION

Project Name
SOUTH WEST MUSIC REGIONAL CONSERVATORIUM REDEVELOPMENT

Client
South West Music Regional Conservatorium
Project Address
241-245 Cressy Street Deniliquin NSW 2710

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Drawing Name
Existing Roof & Demolition Plan
Issue
Development Application

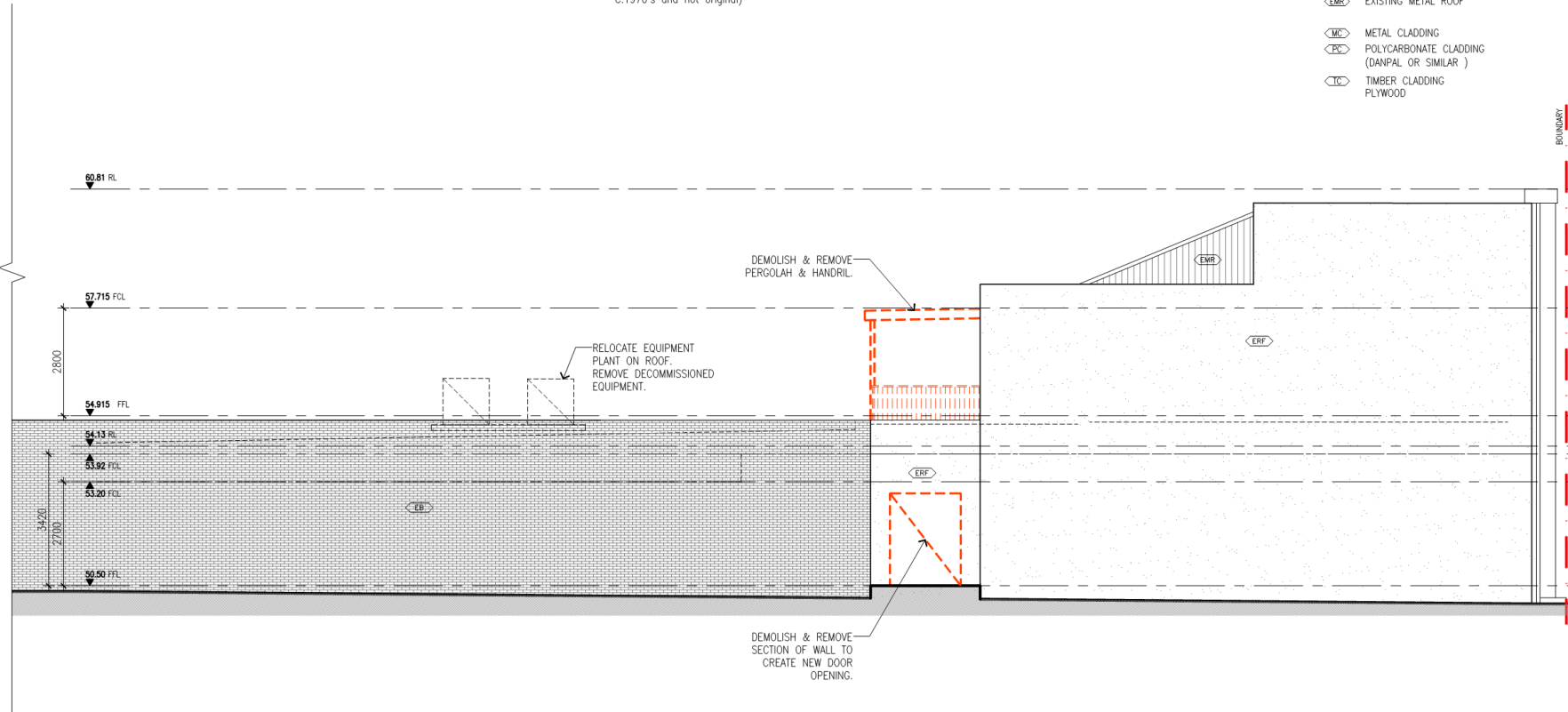
Drawn By	TT	Revision	----
Scale	1:100 on A3	Date	04/05/23
Job No.	----	Dwg No.	DA007

HERITAGE IMPACT STATEMENT:

- Remove existing upper level Deck and old water tank and replace with new tank to supplement the existing tank at the Ground level rear carpark area.
- Retention of existing single level side elevations, with minor alteration to North side Courtyard for new door opening (which are C.1970's and not original)

FINISH SCHEDULE

- External Finishes.
- EB EXISTING BRICK
 - ERF EXISTING RENDER FINISH
 - EMR EXISTING METAL ROOF
 - MC METAL CLADDING
 - PC POLYCARBONATE CLADDING (DANPAL OR SIMILAR)
 - TC TIMBER CLADDING PLYWOOD



01 EXISTING ELEVATION - NORTH
1:100 on A3

DA SUBMISSION

Project Name
SOUTH WEST MUSIC REGIONAL CONSERVATORIUM REDEVELOPMENT

Client
South West Music Regional Conservatorium
Project Address
241-245 Cressy Street Deniliquin NSW 2710

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Drawing Name Existing Elevation - North	Drawn By TT	Revision ----
Drawing Issue Development Application	Scale 1:100 on A3	Date 04/05/23
	Job No. ----	Dwg No. DA008

五月 04, 2023 - 3:49pm \\south west music regional auditorium\Drawing\7-town\development\01-existing\01-existing-section A - A.dwg

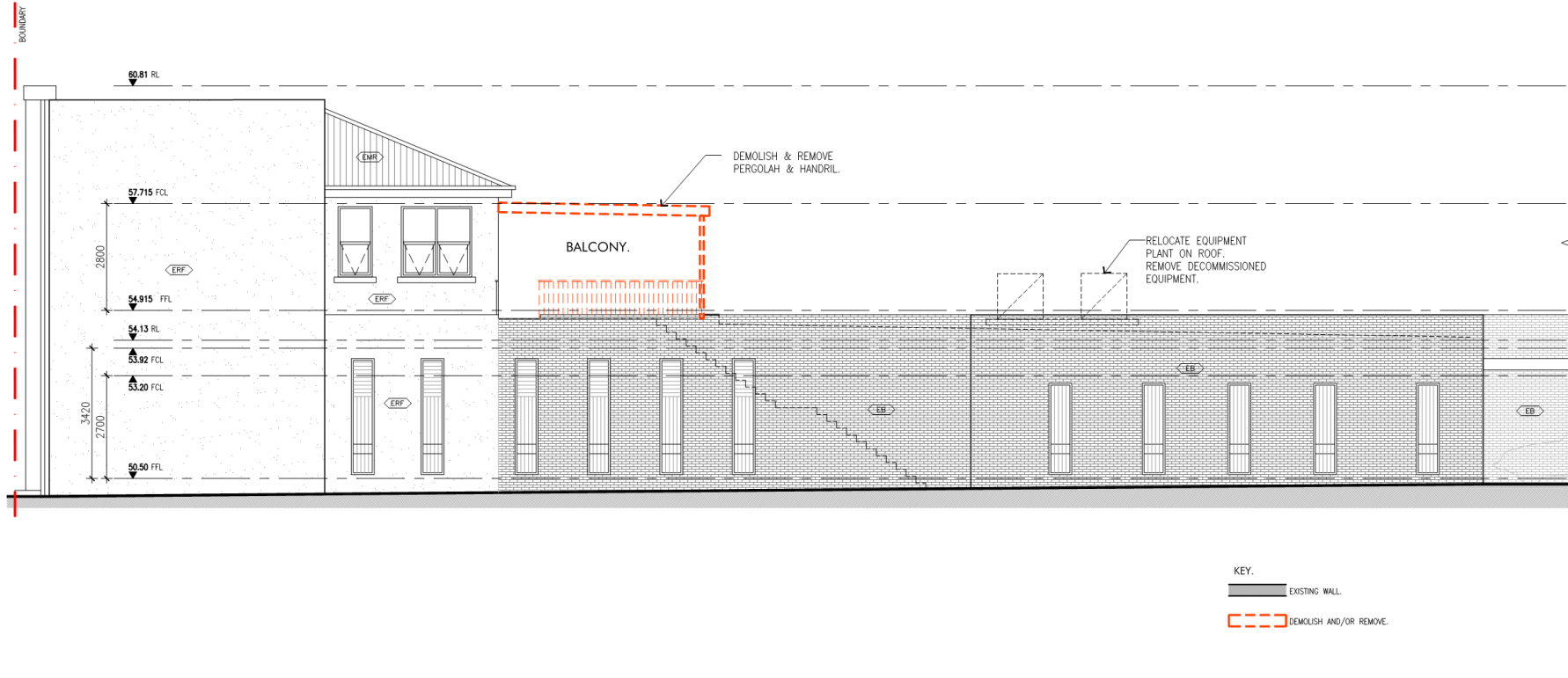
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HERITAGE IMPACT STATEMENT:

- Remove existing upper level Deck and old water tank and replace with new tank to supplement the existing tank at the Ground level rear carpark area.

FINISH SCHEDULE

- External Finishes.
- ◁EB▷ EXISTING BRICK
 - ◁ERF▷ EXISTING RENDER FINISH
 - ◁EMR▷ EXISTING METAL ROOF
 - ◁MC▷ METAL CLADDING
 - ◁PC▷ POLYCARBONATE CLADDING (DANPAL OR SIMILAR)
 - ◁TC▷ TIMBER CLADDING PLYWOOD



01 EXISTING ELEVATION - SOUTH
1:100 on A3

DA SUBMISSION

Project Name
SOUTH WEST MUSIC REGIONAL CONSERVATORIUM DEVELOPMENT

Client
South West Music Regional Conservatorium
Project Address
241-245 Cressy Street Deniliquin NSW 2710

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Drawing Name	Existing Elevation - South	Drawn By	TT	Revision	----
Drawing Issue	Development Application	Scale	1:100 on A3	Date	04/05/23
Job No.	----	Drawn No.	DA009		

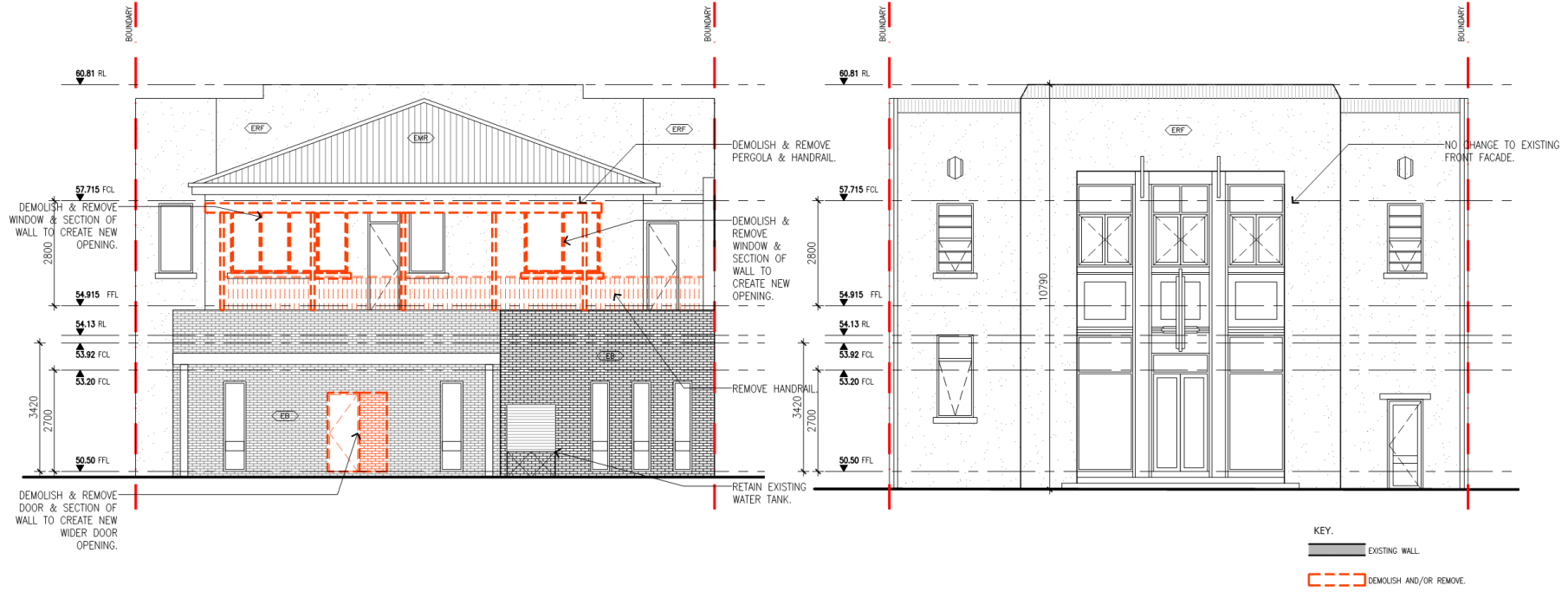
DO NOT SCALE DRAWINGS. USE FIGURED DIMENSIONS ONLY. ALL DIMENSIONS TO BE CHECKED ON SITE. THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ALL OTHER DRAWINGS, SPECIFICATIONS, CONSULTANTS DETAILS & ARCHITECTS INSTRUCTIONS. COPYRIGHT OF THE CONTENTS OF THIS DRAWING IS RETAINED BY THE ARCHITECT. WRITTEN CONSENT MUST BE OBTAINED PRIOR TO ANY USE OR REPRODUCTION OF THIS DRAWING, OR PART THEREOF.

HERITAGE IMPACT STATEMENT:

- Existing Building's decorative 1937 Art Deco façade to remain intact with no changes proposed
- Minor Alterations to Rear 70's elevation to accommodate new door opening for better access of equipment for operation.
- Any future proposed alterations to the significant front façade and exterior, such as new paint colours and signage will be subject to a separate application.

FINISH SCHEDULE

- External Finishes.
- ◁EB▷ EXISTING BRICK
 - ◁ERF▷ EXISTING RENDER FINISH
 - ◁EMR▷ EXISTING METAL ROOF
 - ◁MC▷ METAL CLADDING
 - ◁PC▷ POLYCARBONATE CLADDING (DANPAL OR SIMILAR)
 - ◁TC▷ TIMBER CLADDING PLYWOOD



01 EXISTING ELEVATION - EAST
1:100 on A3

02 EXISTING ELEVATION - WEST (STREET FRONT)
1:100 on A3

DA SUBMISSION

Project Name
**SOUTH WEST MUSIC
REGIONAL
CONSERVATORIUM
REDEVELOPMENT**

Client **South West Music Regional
Conservatorium**

Project Address
**241-245 Cressy Street Deniliquin
NSW 2710**

**GRANT AMON
ARCHITECTS PTY LTD**

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Drawing Name
**Existing Elevation - East &
West**
Development Application

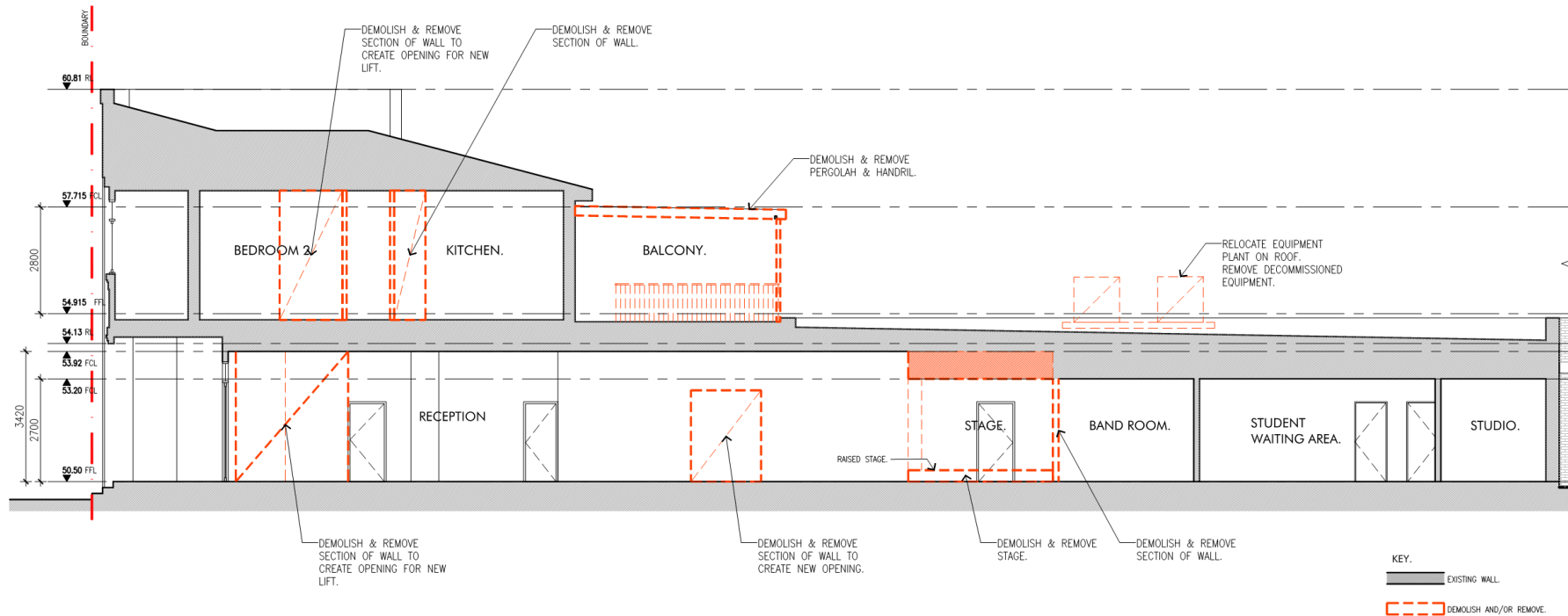
Drawn By	TT	Revision	----
Scale	1:100 on A3	Date	04/05/23
Job No.	----	Dwg No.	DA010

HERITAGE IMPACT STATEMENT:

- Interior of the building already has had significant alteration on the Ground Level but the upper level interiors, including staircase, windows, glazed doors, fireplace, trims and finishes are all to be kept as best possible with new works only around lift and new rear openings.
- Interior alterations and details to Ground and First floors of the original front section are kept to a minimum but require upgrading to meet current NCC/ BCA and DDA access and regulatory requirements such as new lift, Toilets, and other services to meet Codes and Standards.

FINISH SCHEDULE

- External Finishes.
- ◁EB EXISTING BRICK
 - ◁EF EXISTING RENDER FINISH
 - ◁EMR EXISTING METAL ROOF
 - ◁MC METAL CLADDING
 - ◁PC POLYCARBONATE CLADDING (DANPAL OR SIMILAR)
 - ◁TC TIMBER CLADDING PLYWOOD



01 EXISTING SECTION A - A
1:100 on A3

DA SUBMISSION

Project Name
SOUTH WEST MUSIC REGIONAL CONSERVATORIUM
Development

Client
South West Music Regional Conservatorium
Project Address
241-245 Cressy Street Deniliquin NSW 2710

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Drawing Name
Existing Section A - A
Drawing Issue
Development Application

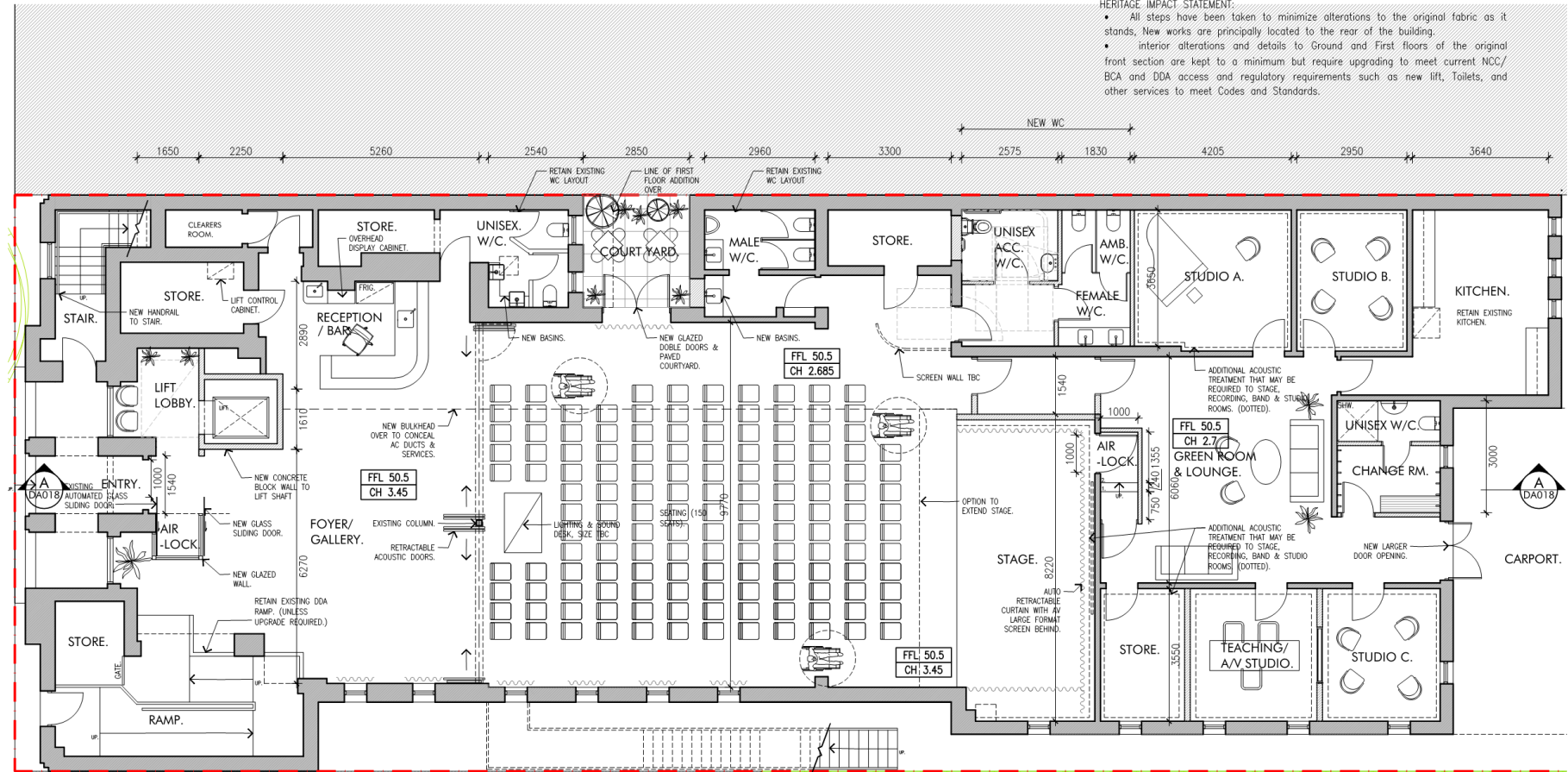
Drawn By	TT	Revision	----
Scale	1:100 on A3	Date	04/05/23
Job No.	----	Dwg No.	DA011

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HERITAGE IMPACT STATEMENT:

- All steps have been taken to minimize alterations to the original fabric as it stands, New works are principally located to the rear of the building.
- interior alterations and details to Ground and First floors of the original front section are kept to a minimum but require upgrading to meet current NCC/BCA and DDA access and regulatory requirements such as new lift, Toilets, and other services to meet Codes and Standards.



AREA SCHEDULE	
SITE AREA:	704.4M ²
EXISTING GROUND FLOOR AREA:	538M ²
PROPOSED GROUND FLOOR AREA:	538M ²
EXISTING FIRST FLOOR AREA:	167M ²
PROPOSED FIRST FLOOR ADDITION AREA:	237M ²
PROPOSED ROOF DECK:	47M ²
PROPOSED TERRACE:	16M ²
TOTAL FIRST FLOOR AREA (EXCL. ROOF DECK & TERRACE):	404M ²
TOTAL FLOOR AREA (EXCL. ROOF DECK & TERRACE):	942M ²

01 PROPOSED GROUND FLOOR PLAN
1:100 on A3

DA SUBMISSION

Project Name
SOUTH WEST MUSIC REGIONAL CONSERVATORIUM REDEVELOPMENT

Client
South West Music Regional Conservatorium

Project Address
241-245 Cressy Street Deniliquin NSW 2710

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North

Drawing Name
Proposed Ground Floor Plan

Drawing Issue
Development Application

Drawn By
TT

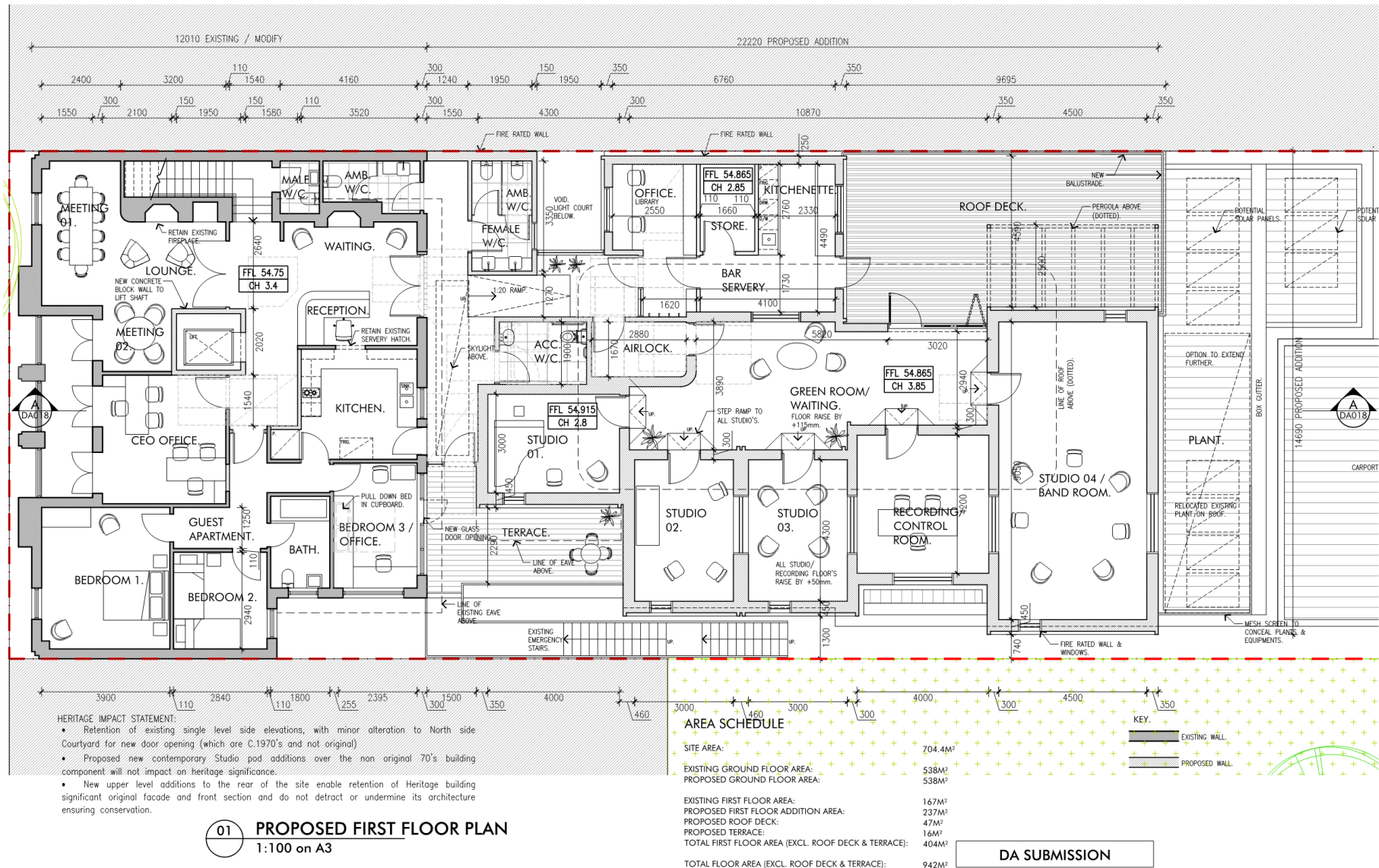
Scale
1:100 on A3

Revision

Date
04/05/23

Job No.

Dw No
DA012



01 PROPOSED FIRST FLOOR PLAN
1:100 on A3

DA SUBMISSION

Project Name
SOUTH WEST MUSIC REGIONAL CONSERVATORIUM REDEVELOPMENT

Client
South West Music Regional Conservatorium

Project Address
241-245 Cressy Street Deniliquin NSW 2710

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E info@grantamon.com

North

Drawing Name
Proposed First Floor Plan

Drawing Issue
Development Application

Drawn By
TT

Scale
1:100 on A3

Revision

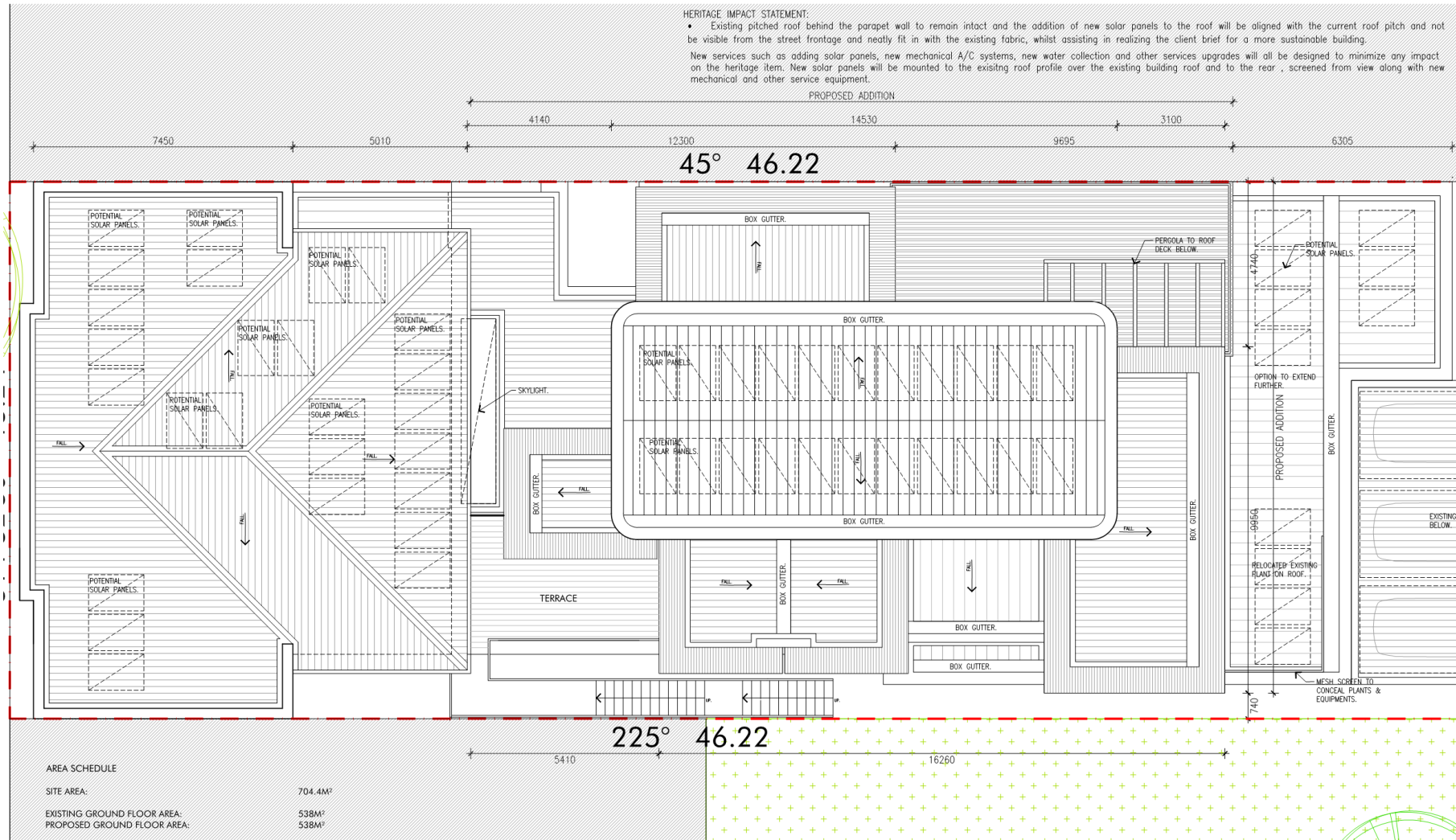
Date
04/05/23

Job No.

Dwg No.
DA013

HERITAGE IMPACT STATEMENT:

- Existing pitched roof behind the parapet wall to remain intact and the addition of new solar panels to the roof will be aligned with the current roof pitch and not be visible from the street frontage and neatly fit in with the existing fabric, whilst assisting in realizing the client brief for a more sustainable building.
- New services such as adding solar panels, new mechanical A/C systems, new water collection and other services upgrades will all be designed to minimize any impact on the heritage item. New solar panels will be mounted to the existing roof profile over the existing building roof and to the rear, screened from view along with new mechanical and other service equipment.



AREA SCHEDULE	
SITE AREA:	704.4M ²
EXISTING GROUND FLOOR AREA:	538M ²
PROPOSED GROUND FLOOR AREA:	538M ²
EXISTING FIRST FLOOR AREA:	167M ²
PROPOSED FIRST FLOOR ADDITION AREA:	237M ²
PROPOSED ROOF DECK:	47M ²
PROPOSED TERRACE:	16M ²
TOTAL FIRST FLOOR AREA (EXCL. ROOF DECK & TERRACE):	404M ²
TOTAL FLOOR AREA (EXCL. ROOF DECK & TERRACE):	942M ²

01 PROPOSED ROOF PLAN
1:100 on A3

DA SUBMISSION

Project Name
SOUTH WEST MUSIC REGIONAL CONSERVATORIUM REDEVELOPMENT

Client
South West Music Regional Conservatorium
Project Address
241-245 Cressy Street Deniliquin NSW 2710

GRANT AMON ARCHITECTS PTY LTD
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Drawing Name
Proposed Roof Plan

Drawing Issue
Development Application

Drawn By TT
Scale 1:100 on A3
Date 04/05/23
Job No. ---
Revision ---
Date 04/05/23
Dwg No. **DA014**

L

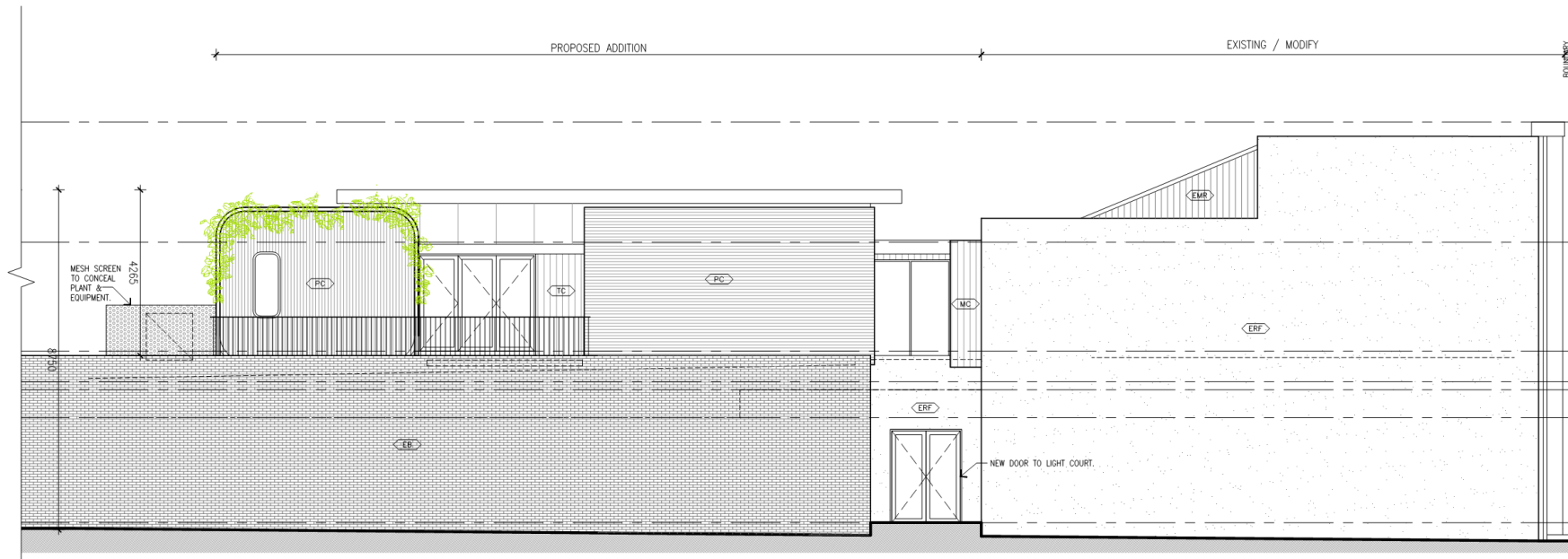
HERITAGE IMPACT STATEMENT:

- Proposed new contemporary Studio pod additions over the non original 70's building component will not impact on heritage significance.
- New upper level additions to the rear of the site enable retention of Heritage building significant original facade and front section and do not detract or undermine its architecture ensuring conservation.

FINISH SCHEDULE

External Finishes.

- EB EXISTING BRICK
- ERF EXISTING RENDER FINISH
- EMR EXISTING METAL ROOF
- MC METAL CLADDING
- PC POLYCARBONATE CLADDING (DANPAL OR SIMILAR)
- TC TIMBER CLADDING PLYWOOD



01 PROPOSED ELEVATION - NORTH
1:100 on A3

DA SUBMISSION

Project Name
SOUTH WEST MUSIC REGIONAL CONSERVATORIUM
Development

Client
South West Music Regional Conservatorium
Project Address
241-245 Cressy Street Deniliquin NSW 2710

GRANT AMON ARCHITECTS PTY LTD
Suite 102/125 Fitzroy Street St. Kilda Melbourne VIC 3182
T +613 95939944 F +613 95939697
E info@grantamon.com

Drawing Name
Proposed Elevation - North

Drawing Issue
Development Application

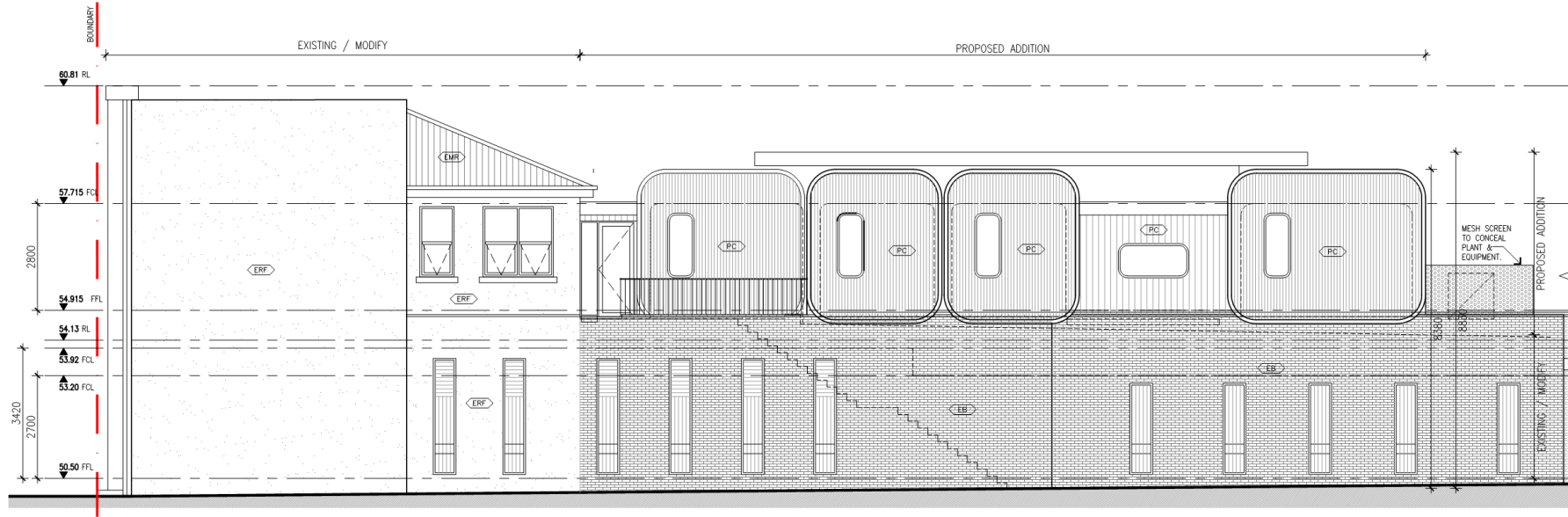
Drawn By	TT	Revision	----
Scale	1:100 on A3	Date	04/05/23
Job No.	----	Dwg No.	DA015

HERITAGE IMPACT STATEMENT:

- Proposed new contemporary Studio pod additions over the non original 70's building component will not impact on heritage significance.
- New upper level additions to the rear of the site enable retention of Heritage building significant original facade and front section and do not detract or undermine its architecture ensuring conservation.

FINISH SCHEDULE

- External Finishes.
- EB EXISTING BRICK
 - ERF EXISTING RENDER FINISH
 - EMR EXISTING METAL ROOF
 - MC METAL CLADDING
 - PC POLYCARBONATE CLADDING (DANPAL OR SIMILAR)
 - TC TIMBER CLADDING PLYWOOD



01 PROPOSED ELEVATION - SOUTH
1:100 on A3

DA SUBMISSION

Project Name
SOUTH WEST MUSIC REGIONAL CONSERVATORIUM
Development

Client
South West Music Regional Conservatorium
Project Address
241-245 Cressy Street Deniliquin NSW 2710

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Suite 102/125 Fitzroy Street St. Kilda Melbourne VIC 3182
T +613 95939944 F +613 95939697
E info@grantamon.com

Drawing Name	Proposed Elevation - South	Drawn By	TT	Revision	----
Drawing Issue	Development Application	Scale	1:100 on A3	Date	04/05/23
Job No.	----	Drawn No.	DA016		

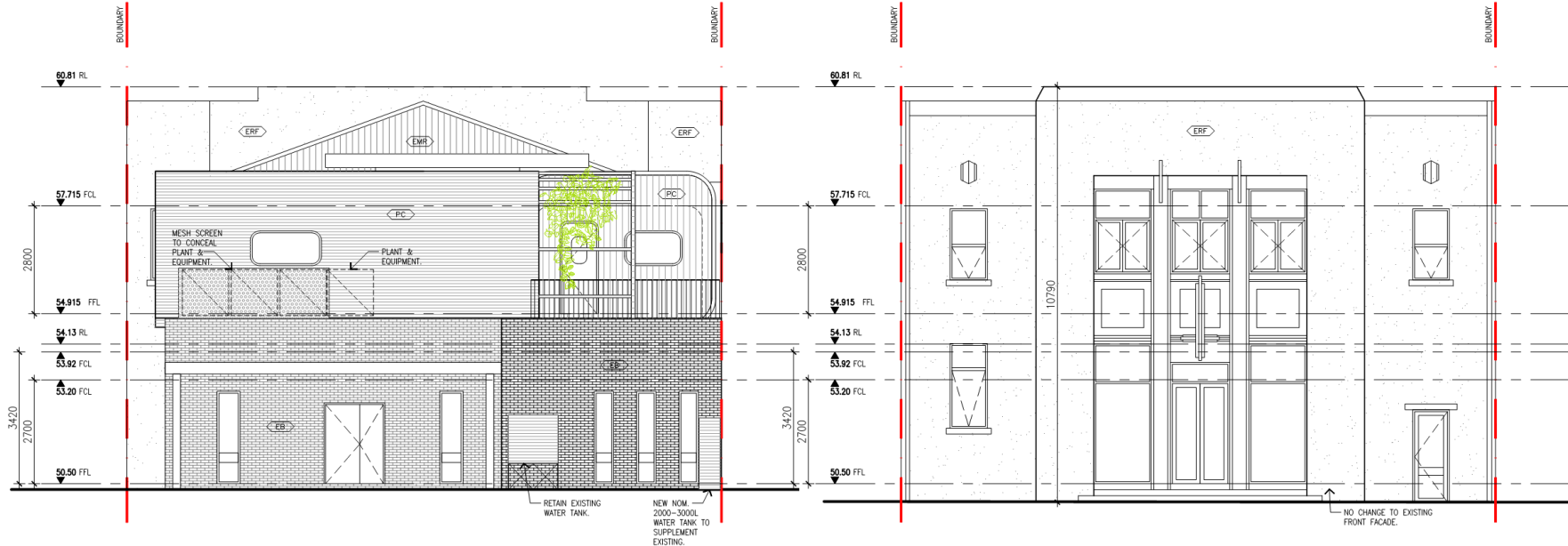
HERITAGE IMPACT STATEMENT:

- Proposed new contemporary Studio pod additions over the non original 70's building component will not impact on heritage significance.
- New upper level additions to the rear of the site enable retention of Heritage building significant original facade and front section and do not detract or undermine its architecture ensuring conservation.
- Any future proposed alterations to the significant front facade and exterior, such as new paint colours and signage will be subject to a separate application.

FINISH SCHEDULE

- External Finishes.
- ERF EXISTING BRICK
 - ERF EXISTING RENDER FINISH
 - EMR EXISTING METAL ROOF

- MC METAL CLADDING
- PC POLYCARBONATE CLADDING (DANPAL OR SIMILAR)
- TC TIMBER CLADDING PLYWOOD



01 PROPOSED ELEVATION - EAST
1:100 on A3

02 PROPOSED ELEVATION - WEST
1:100 on A3

01 PROPOSED ELEVATION - EAST & WEST
1:100 on A3

DA SUBMISSION

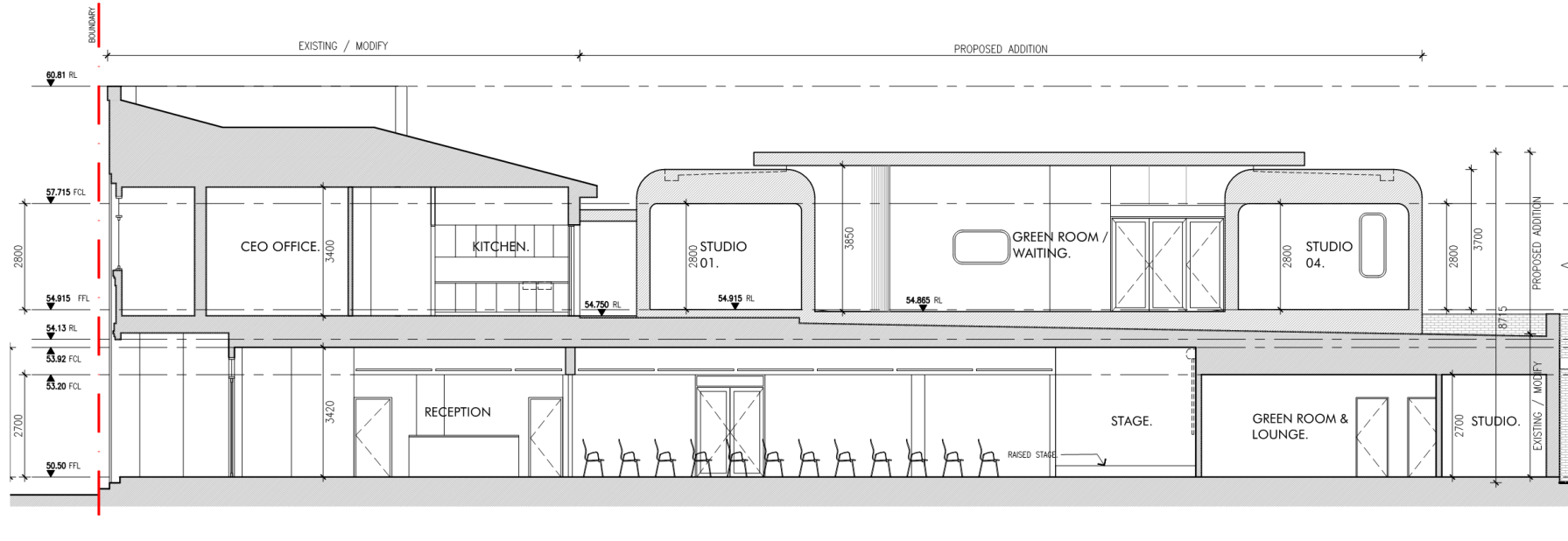
Project Name
SOUTH WEST MUSIC REGIONAL CONSERVATORIUM DEVELOPMENT

Client
South West Music Regional Conservatorium
Project Address
241-245 Cressy Street Deniliquin NSW 2710

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Drawing Name
Proposed Elevation - East & West
Issue
Development Application

Drawn By	TT	Revision	----
Scale	1:100 on A3	Date	04/05/23
Job No.	----	Dwg No.	DA017



01 PROPOSED SECTION A - A
1:100 on A3

DA SUBMISSION

Project Name
SOUTH WEST MUSIC REGIONAL CONSERVATORIUM
Development

Client
South West Music Regional Conservatorium
Project Address
241-245 Cressy Street Deniliquin NSW 2710

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Drawing Name
Proposed Section A - A

Drawing Issue
Development Application

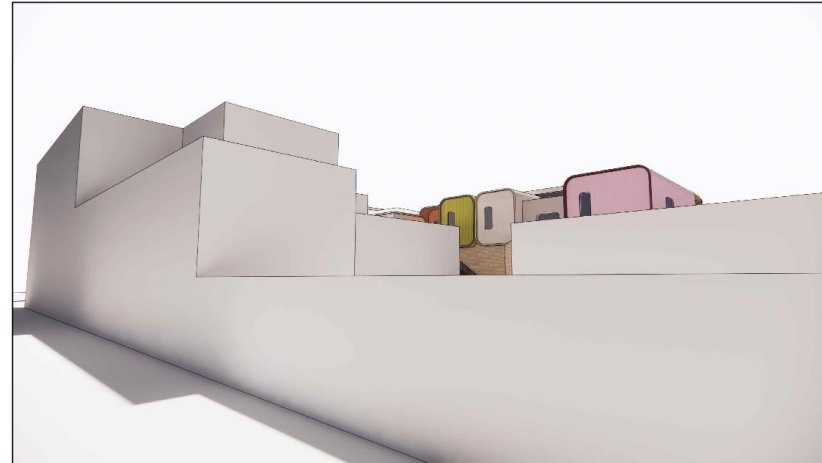
Drawn By	TT	Revision	----
Scale	1:100 on A3	Date	04/05/23
Job No.	----	Dwg No.	DA018

五月 04, 2023 - 3:50pm \\south west music regional auditorium\Drawing\7-township\development\01-Proposed Elevation - North.dwg

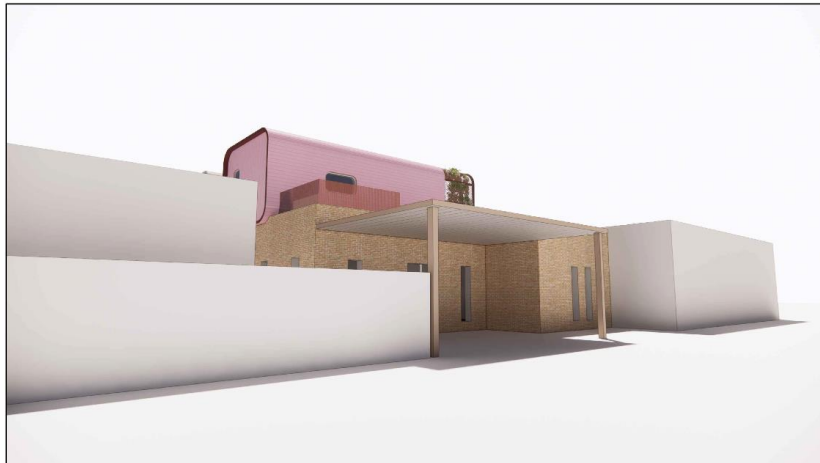
DO NOT SCALE DRAWINGS. USE FIGURED DIMENSIONS ONLY. ALL DIMENSIONS TO BE CHECKED ON SITE. THIS DRAWING TO BE READ IN CONJUNCTION WITH ALL OTHER DRAWINGS, SPECIFICATIONS, CONSULTANTS DETAILS & ARCHITECTS INSTRUCTIONS. COPYRIGHT OF THE CONTENTS OF THIS DRAWING IS RETAINED BY THE ARCHITECT. WRITTEN CONSENT MUST BE OBTAINED PRIOR TO ANY USE OR REPRODUCTION OF THIS DRAWING, OR PART THEREOF.



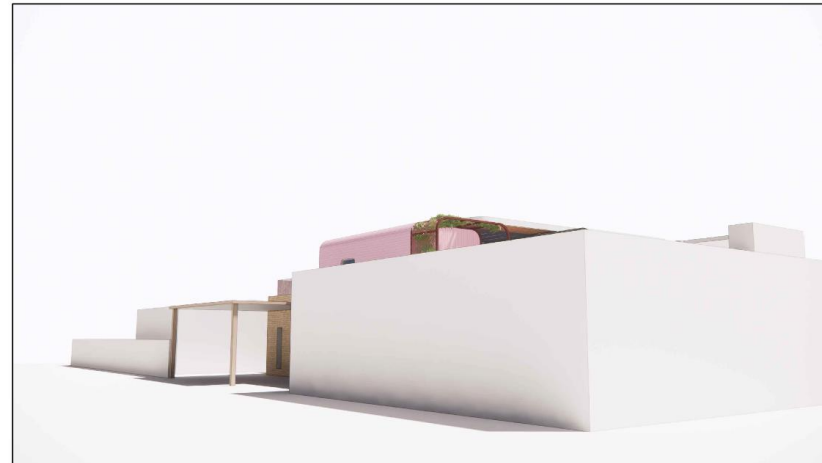
VIEW 1: VIEW FROM CRESSY ST



VIEW 2: SIDE VIEW FROM EDWARDES ST



VIEW 3: REAR VIEW FROM WYSE LN



VIEW 4: VIEW FROM CARPARK

REFER TO DA004 FOR VIEW LOCATIONS.

DA SUBMISSION

Project Name
**SOUTH WEST MUSIC
 REGIONAL CONSERVATORIUM
 REDEVELOPMENT**

Client
 South West Music Regional
Conservatorium
 Project Address
 241-245 Cressy Street Deniliquin
 NSW 2710

GRANT AMON
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 E info@grantamon.com

Drawing Name P Proposed 3D Street Views	Drawn By YX	Revision ----
Drawing Issue Development Application	Scale N.T.S.	Date 04/05/23
Job No. ----	Dwg No. DA019	



DA SUBMISSION

Project Name
**SOUTH WEST MUSIC
 REGIONAL CONSERVATORIUM
 REDEVELOPMENT**

Client
**South West Music Regional
 Conservatorium**
 Project Address
**241-245 Cressy Street Deniliquin
 NSW 2710**

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 E info@grantamon.com

Drawing Name
Proposed 3D Views

Drawing Issue
Development Application

Drawn By	TT	Revision	----
Scale	N.T.S.	Date	04/05/23
Job No.	----	Dwg No.	DA020



EB: EXISTING BRICK



ERF: EXISTING RENDER FINISH



PROPOSED METAL ROOF



PC: POLYCARBONATE CLADDING (DANPAL OR SIMILAR)



MC: METAL CLADDING - COLORBOND COLOURS TO 'MUSIC PODS' RIMS



TC: TIMBER CLADDING - SOLID LINING BOARDS

DA SUBMISSION

Project Name
**SOUTH WEST MUSIC
REGIONAL
CONSERVATORIUM
REDEVELOPMENT**

Client **South West Music Regional
Conservatorium**
Project Address
**241-245 Cressy Street Deniliquin
NSW 2710**

**GRANT AMON
ARCHITECTS PTY LTD**
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Melbourne VIC 3182
T +613 95939944 F +613 95939697
E info@grantamon.com

Drawing Name
External Material Schedule
Drawing Issue
Development Application

Drawn By	TT, YX	Revision	----
Scale	N.T.S.	Date	04/05/23
Job No.	----	Dwg No.	DA021

Attachment 3 - Statement of Environmental Effects



FORM 7 Statement of Environmental Effects for Minor Impact Developments

IMPORTANT INFORMATION

In accordance with Schedule 1 of the Environmental Planning and Assessment Regulation 2000 a development application must be accompanied by a Statement of Environmental Effects.

QUALIFIER

This Statement of Environmental Effects template has been produced to assist applicants identify the environmental impacts of a development and the steps to be taken to protect the environment or lessen expected harm. The template is suitable for minor impact development. It may be necessary for Council to request additional information depending on the nature of the impacts of a proposal. Larger scale developments should be accompanied by a detailed and specific Statement of Environmental Effects.

1. Applicant Details			
Applicant Name	South West Music		
Postal Address <i>Your reply will be posted to this address</i>	241 Cressy St, Deniliquin		
Phone	Email	chair@swmusic.org.au	

2. Property Details (of the site to be developed)			
Street Number	241-245	Street	Cressy Street
Town	Deniliquin	Site Area m ²	704.4 m ²
Lot/DPs numbers	797598		

3. Proposal details	
Describe your proposal in detail, including:	
<ul style="list-style-type: none">the physical description of building and any proposed buildingsdimensions of building including height, proposed materials, nominated colour scheme, nature of usesignage, disabled access and facilities, driveway access points, parking	

1. Overview

The design for the South West Music Regional Conservatorium (SWMRC) has been based on providing a building renovation and re-furbishment suitable for the particular use of SWMRC and the broader local community. The design additions and upgrade to the existing premises for a multipurpose and flexible program, incorporates teaching and recording Studios, an expanded Auditorium for 150 patrons, Foyer Gallery, Administration, guest accommodation, improved amenities and access (new lift) to current standards for this type of building usage.

South West Music Regional Conservatorium has been providing music education in southwest NSW for over 35 years. They are a not-for-profit, registered charity partially funded by the NSW Department of Education (DoE). SWMRC provides individual music tuition, ensembles, bands, classroom music, choir, masterclasses, and Performance opportunities to students of all ages, interests, and abilities We deliver a yearly live music concert series to communities across the region.

2. Existing Building

The existing Art Deco style building from 1937 is noted as a good intact example of Commonwealth Bank style of the late 1930's in the Heritage Citation and features a recessed front porch, central vertical divisions and art deco features to a rendered facade. The front facade will be kept intact along with many original internal features, especially to the upstairs, with detailed fireplaces, glazed doors and trims being retained. The new lift will neatly fit into both levels and provide full DDA access to both levels of operation. The decorative street façade (height of 10.8m) has a parapet wall that returns on each side some 7.0m and conceals a pitched metal roof over the upper level. The remaining second level is built with red brick walls, painted timber windows and a pitched metal roof over. A balcony deck projects over the flat roof below.

The remaining single level section of the building appears to be a circa. 1960 /70's orange brick flat roof addition or renovation, currently housing an auditorium and studio spaces, with a rear covered carport and parking. Its is punctuated by vertical slot windows to the south and a small courtyard to the north.

3. Proposal

The new proposal is to generally retain the existing Ground and First floors externally with some internal renovations and to provide an upper level extension of Studios and amenities added above the rear part of the building. The additions mainly feature new contemporary Studio pods and are contained height wise below the existing main building height.

Ground Floor will feature a new Foyer / Gallery function space which is acoustically separated from the Main Auditorium enabling a community focused entry for Reception, events, information, and other flexible uses. The main Concert / Auditorium space and Stage are increased in size, fully set up with new Audio / Visual and Lighting / Projection to suit a multi-use small Theatre. To the rear existing Studios and Green Room are re modelled and upgraded to suit extra Studios and recording use. New amenities suitable for increased patronage and DDA use are provided to ensure a fully accessible space.

The Upper-Level features modifications to the existing building, new Lift and Reception, meeting areas and Office usage and retention of the existing 3 Bedroom apartment for guest accommodation and occasional office usage when required. The new additions will house more amenities, Office and an acoustically separated practice and recording Studios, with spill out to Deck to the North and South. The new coloured Studios are seen as a prefabricated Pod shape that can be reproduced and added if needed in the future. The Studio Pods are conceptually wrapped in translucent polycarbonate cladding that will be lit up and glow at night when in use, thus providing a strong visual connection to the surrounds about the SWMRC and its operation.

New sustainable design features such as solar panels, rainwater collection, better insulation and acoustic control, material and fitting selection and ongoing building operation will be vastly improved on the current situation. The new roof decks will feature vegetation and planter boxes to add a green element to the building.

Car access is from Wyse Lane at back of the site, and the existing rear car park for 3 cars / loading bay will not be affected by the proposal.

The overall concept is to provide a suitable and respectful upgrade to the existing old Bank building and to energize the refurbished Conservatorium with a great new concert space, facilities and exciting new studios that will all connect back to the many user groups and community in general.

4. Streetscape and Surrounding Buildings Impact

The proposal will be virtually hidden from view in Cressy Street, retaining the existing significant Art Deco façade as the predominant architectural element in the street. (Refer to Street Views in drawing set) The upper level studio additions will be recessed from view even from a distance across the street due to the high front parapets of the surrounding commercial buildings.

The proposed additions can be viewed from a distance (approx. 30m+ away) in Edwardes Street near the junction of Wyse Lane and also from Wyse Lane itself at the rear of the site.

In all these views, the proposal is recessive yet visible to varying extents but is seen to add a positive addition in a contemporary manner to the area. Indeed, the additions have been designed to contrast and embellish the existing building, clearly demonstrating new and old elements whilst assisting in promoting new communal activity and life for the Music conservatorium in the neighbourhood and the commercial strip.

4. Site details

What is the area of the site?	704.4 m ²
What is the land zone?	B2 – Local Centre
Describe the site - Provide information on physical features of the site such as shape, slope, vegetation, waterways, access, existing services/infrastructure	
<p>The site is located on the northeast side of Cressy St and is basically a rectangular shaped allotment with an area of 704.4 m².</p> <p>The site is oriented northeast-southwest and is generally flat. The site is accessible for pedestrians from both Cressy St and Wyse Ln, and vehicular access is via Wyse Lane at the rear of the site. A 3 car covered car park is located on site. On-street car parking is available on Cressy St frontage and rear off street car parking in a large community car parks accessed through Wyse lane, with approx.. 100 car spaces.</p> <p>The site is abutted by single and two storey commercial building with a high front parapet and various signage. To the rear is a Baptist church building comprising 2 levels with a high pitched roof.</p> <p>There is no existing vegetation on site but there are existing street trees to the front in Cressy Street around the corner in Edwardes Street.</p>	

Describe the use of lands adjoining the site. Will the proposal impact on adjoining property? Consider issues such as noise, privacy, overland flows of storm water and other amenity impacts.
The subject site is between two adjoining lands, 233-239 Cressy St (Westpac Bank) to the southeast and 253 Cressy St (retail) to the northwest, both for commercial use. The proposed one level addition to the rear of existing building will slightly cast more shadow to the rear car park of 233-239 Cressy St, however, considering the existing wall height on boundary, the impact is limited. All proposed music 'pods' will be fully acoustically insulated to appropriate levels by an Acoustic Engineer, therefore, noise will not be an issue to the adjoining properties. There is no private Residential use near the site as is located in a full commercial zone within the Deniliquin township.

5. Present and Previous Uses	
What is the present use of the site and when did this use commence? Did this use receive development consent?	
South West Music Regional Conservatorium has been using the site for around a decade and requires the development to improve the music organization for the community and education. Use has been approved by the Council.	
List the previous use(s) of the site	
Commonwealth Bank up to early 2000's ; South West Music Reginal Conservatorium – music education.	
Are you relying on existing use rights?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Have any potentially contaminating activities been undertaken on the property?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
If yes , please identify: (Not known, very unlikely).	

6. Existing Structures	
List existing structures on the land	
The existing structure comprises of original Art Deco Commonwealth bank, double storey brick building, painted render in off white, with some exposed red brick to the rear two storey section. It has a pitched metal roof largely concealed behind the parapet. Beyond, the rear section is a one storey flat metal brick addition (approx. 1970s).	
List any structures to be demolished as part of the proposal	
First floor rear deck and ground floor roof will be partially demolished to allow first floor addition. See architectural Demolition and proposed plans for detail.	

7. Subdivision	
Do you propose to subdivide?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
How many existing lots?	1
How many proposed lots?	1

8. Planning Policies / Controls			
Does the proposal <u>seek a variation</u> to the provisions contained in the following controls?	Yes	No	N/A
Deniliquin LEP 2013	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Conargo LEP 2013	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Deniliquin DCP 2016	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Other relevant SEPP / EPI Standards	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

9. Context and Setting			
	Yes	No	N/A
Will the Development be visually prominent in the surrounding area?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Will the Development be consistent with the existing streetscape or Council Policy?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Will the development be out of character with the surrounding area?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<p>Comment (from above) The proposal is recessive yet visible to varying extents but is seen to add a positive addition in a contemporary manner to the area. Indeed, the additions have been designed to contrast and embellish the existing building, clearly demonstrating new and old elements whilst assisting in promoting new communal activity and life for the Music conservatorium in the neighbourhood and the commercial strip.</p>			

10. Access and Traffic			
	Yes	No	N/A
Is legal and practical access available to the site?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Are additional access points to road network required?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Has vehicle manoeuvring and onsite parking been addressed in the design?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Will the development increase local traffic movements/volumes?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>If yes, please specify how much: An expanded Auditorium for 150 patrons, original capacity approx. 120, additional studio uses and public gallery / forum will add a marginal amount of extra traffic to the area but note that there are many (100 +) nearby car spaces available to the public.</p>			

11. Utilities and Services
<p>Water supply - Please provide details of existing and any proposed arrangements</p> <p>Water Supply : no change to existing with new works, only extra supply lines fittings for new amenities (WC, Kitchenette)</p>
<p>Sewer - Please provide details of existing and any proposed arrangements</p> <p>Sewer : existing sewer arrangement extended with new added fittings (WC's). Connect to existing system.</p>
<p>Storm Water connection / disposal - Please provide details of existing and any proposed arrangements</p> <p>Existing rainwater tank (approx. 2000 ltr) may be added to with additional tank storage if feasible.</p>
<p>Septic Tank / Effluent disposal - Please provide details of existing and any proposed arrangements</p>

N/A
Other

12. Threatened Species and Biodiversity Considerations

Is the land identified as a critical habitat or as part of a critical habitat?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
--	---

If yes, you need to submit a Species Impact Statement to accompany your application

Is the development likely to significantly affect threatened species populations or ecological communities or their habitat?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
--	---

If yes, you need to submit a Species Impact Statement to accompany your application

Does the proposal include land clearing of native vegetation?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
---	---

If no, proceed to Section 13

Does your proposal require land clearing of vegetation within an area identified on the Biodiversity Values Map as defined under the Biodiversity Conservation Regulation 2017?	<input type="checkbox"/> Yes <input type="checkbox"/> No
---	--

Does your proposal exceed the Biodiversity Offset Scheme Thresholds in accordance with part 7.4 of the Biodiversity Conservation Act 2016?	<input type="checkbox"/> Yes <input type="checkbox"/> No
--	--

If yes to EITHER of the above 2 questions, please attach a Biodiversity Development Assessment Report (BDAR) in accordance with part 6.12 of the Biodiversity Conservation Act 2016

If no to BOTH of the above 2 questions, please attach a "test of significance" also known as the 5 part test, in accordance with section 7.3 of the Biodiversity Conservation Act 2016

13. Environmental Impacts

Is your proposal likely to result in air, noise or water pollution? (Including during construction works)	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
---	---

If yes, please describe the source of pollution and what measures will be implemented to control pollution

Air (Dust, Odour)	
Noise	
Water	

Is the development likely to result in any form of sediment run- off?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
---	---

If yes, please describe what erosion prevention and sediment control measures you propose to implement

--

Is the land flood prone?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
--------------------------	---

If yes, describe the proposed finished floor levels of habitable rooms

--

Is the land classed as bushfire prone?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
--	---

If yes, and if your proposal is for the construction of a dwelling or dwelling additions/alteration, you will need to undertake BAL Risk Assessment in accordance with NSW RFS Planning requirements and provide to Council. If you determine your development is a higher risk BAL 40 or BAL FZ, you will need to consult with a Bushfire consultant to assist further.

Do you propose to clear any vegetation and/or trees (Non-Native) as part of your proposal?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<p>If yes, please provide details</p>	
<p>14. Aboriginal Cultural Heritage</p>	
Is the proposed site of the development in close proximity to Aboriginal cultural heritage (ACH) indicators (such as the Edward River or sites that are registered within the Aboriginal Heritage Information Management System (AHIMS) which may include culturally modified trees and known burial)?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No

If yes, you must submit evidence that they have carried out due diligence in determining that the actions will not harm Aboriginal objects.

Attention is drawn to the *Due Diligence Code of Practice for the Protection of Aboriginal Objects in NSW* (the Code) and in particular the generic Due Diligence process on pages 10 – 14 of the Code. Anyone who exercises due diligence in determining that their actions will not harm Aboriginal objects has a defence against prosecution for the strict liability offence if they later harm an object. Further information on the code is available at the OEH website: www.environment.nsw.gov.au/resources/cultureheritage/ddcop/10798ddcop.pdf

As a minimum the applicant is required to undertake a Due Diligence assessment in accordance with the Code to identify:

- Whether or not Aboriginal objects are, or are likely to be, present in the proposed development area, and
- To determine whether or not the proposed activities are likely to harm Aboriginal objects (if present)

To determine whether further assessment in the form of an Aboriginal Cultural Heritage Assessment (ACHA) and/or an Aboriginal Heritage Impact Permit (AHIP) application is required.

Briefly summarise below the findings of your Due Diligence assessment – detail your site inspection, results from your AHIMS basic search and any other relevant information sourced

<p>15. Presumptive Title</p>	
Is your development proposal located on the riverbank?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No

If yes, please advise / provide evidence if you have presumptive title (own to the middle thread of the river). This information can be obtained from Crown Lands – Phone 1300 886 235.

16. Operational and Management Details

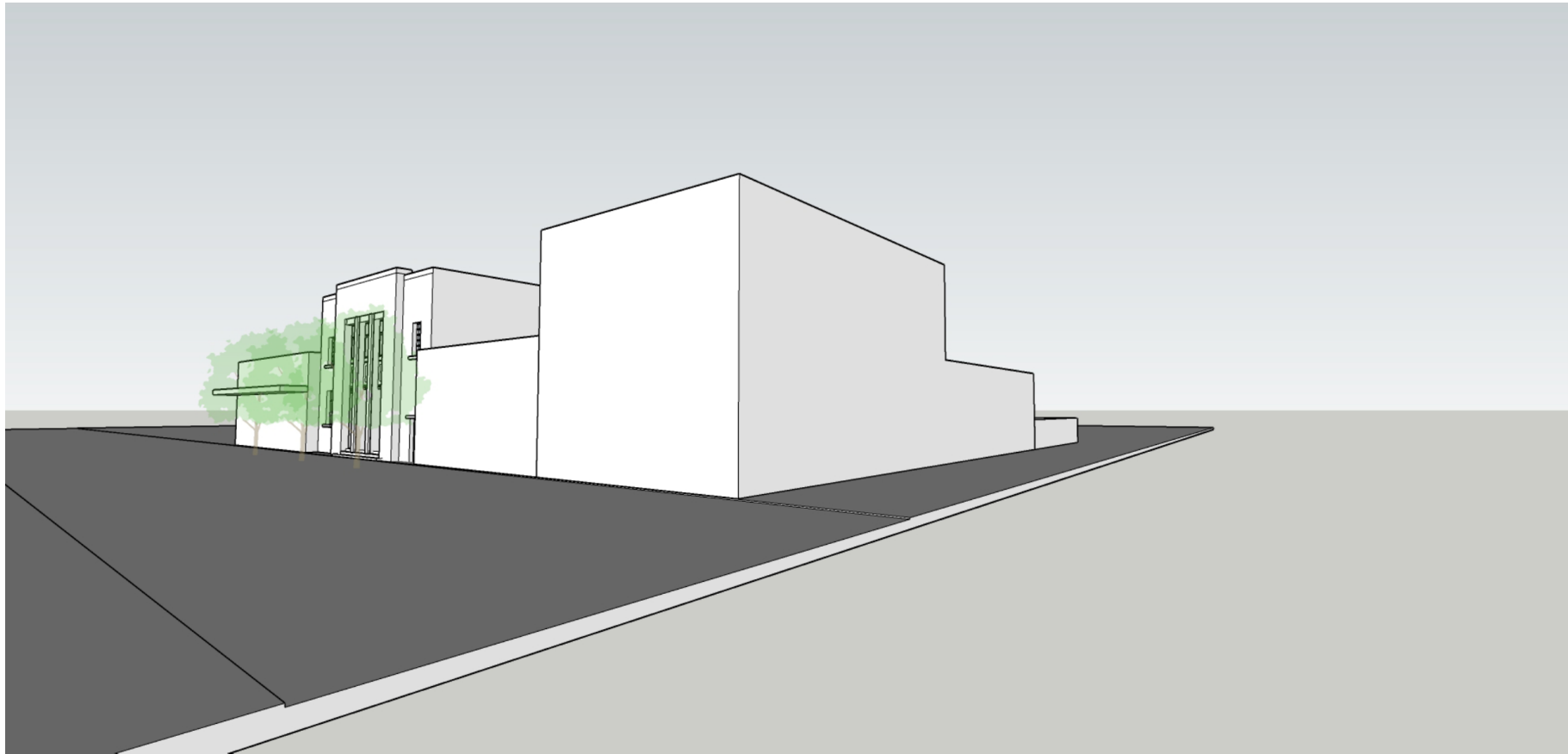
NOTE

This section does not relate to residential development and is generally only applicable to commercial, industrial, rural industrial or tourism developments

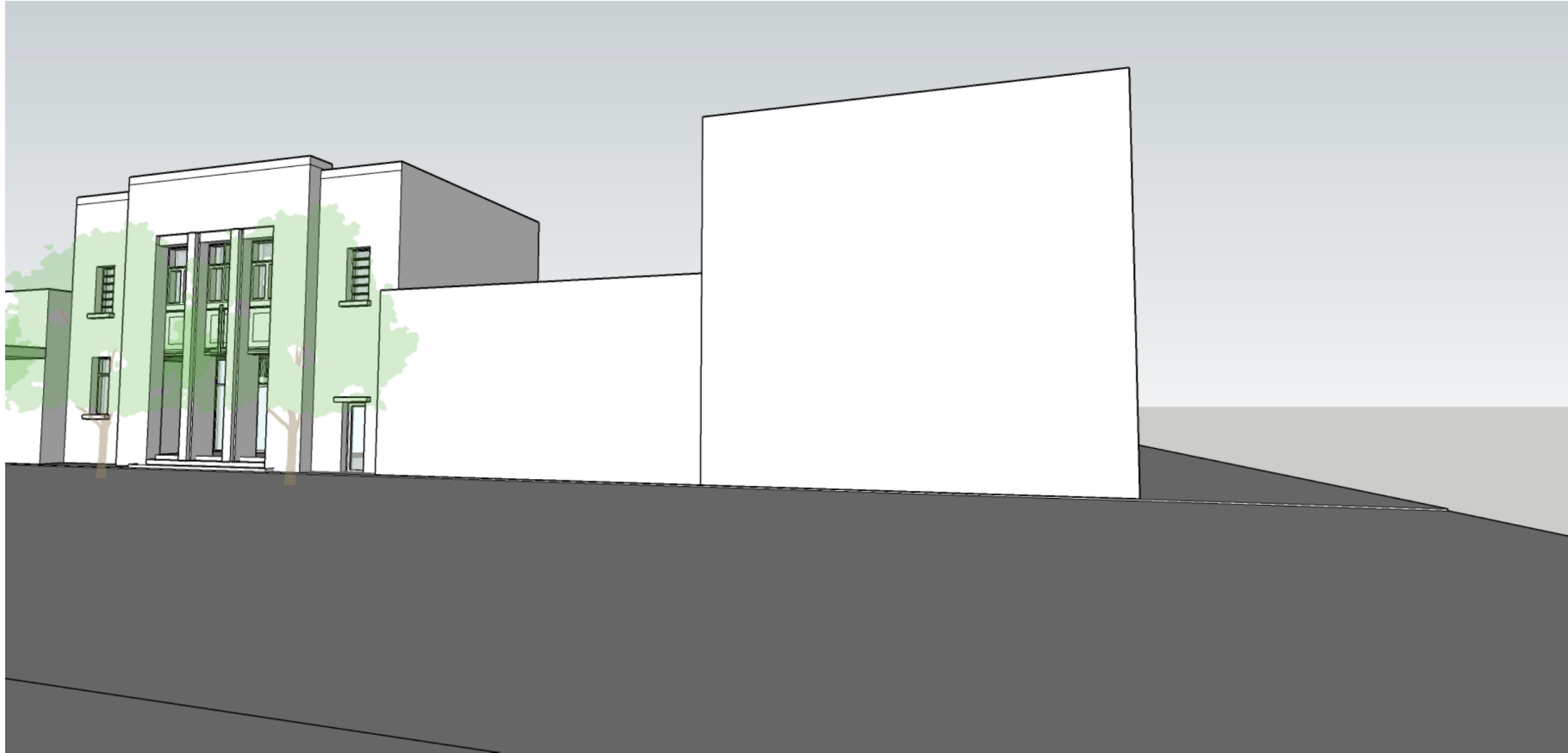
Describe in detail the proposed business/activity			
<p>South West Music Regional Conservatorium (SWMRC) has been providing music education in southwest NSW for over 35 years. We are a not-for-profit, registered charity partially funded by the NSW Department of Education (DoE). We provide individual music tuition, ensembles, bands, classroom music, choir, masterclasses, and performance opportunities to students of all ages, interests, and abilities We deliver a yearly live music concert series to communities across the region.</p> <p>The purchase, upgrade and refurbishment of SWMRC heritage listed premises to support music teaching, performance, child safety, broader arts and community use and touring programs.</p> <p>The project will redesign the premises to enable multipurpose and flexible use. The teaching and recording studios will be soundproofed and relocated. The administration office will be part of an arts coworking and meeting space including bookable artists accommodation. The performance space will include a foyer, green room, extendible stage and staging capability to enable touring programs.</p> <p>SWMRC is NSW's most remote Conservatorium, servicing 18 rural and remote schools in a region of high socioeconomic and cultural disadvantage. The project has the support of Edward River Council (and other LGA's), Edward River Concert Band, Sing Australia, Southwest Arts, Outback Theatre, Edward River Arts Society, Deniliquin Health Action Group, U3A, Yarkuwa Indigenous Centre, local media, politicians, business, and diverse community groups.</p>			
Hours of operation			
Monday to Friday	9AM	to	5PM
Saturday	9AM	to	5PM
Sunday	AM	to	PM
Extended hours	9AM	to	11PM
Total number of staff members	15		
Maximum number of staff members on duty at any one time	10		
Maximum number of clients/customers expected in a day	25 normal operation,		
Maximum number of clients/customers expected at any one time	150-180 (concert performance)		
Expected vehicle types associated with the proposal	Normal cars, small vans		
Number of car parking spaces provided	3		
Location of car parking spaces provided	Rear on site		
Describe arrangements transport, loading, and unloading of goods (including expected frequency of deliveries, size of vehicles and frequency of truck movements)			
Loading bay at rear of site with new double door access. See plans. Limited requirement times for loading and unloading musical equipment.			
List machinery associated with the proposed business / activity			
None			

List the type and quantity of raw materials, finished products and waste materials
No new materials being produced or requiring extra waste.
Describe how waste will be disposed
Local rubbish bins supplied by Council utilising Normal (Landfill) , Recycled and Green (?) waste according to Council
Identify any processes or materials that may be potentially hazardous and identify management
None.

Attachment 4 - Street Views



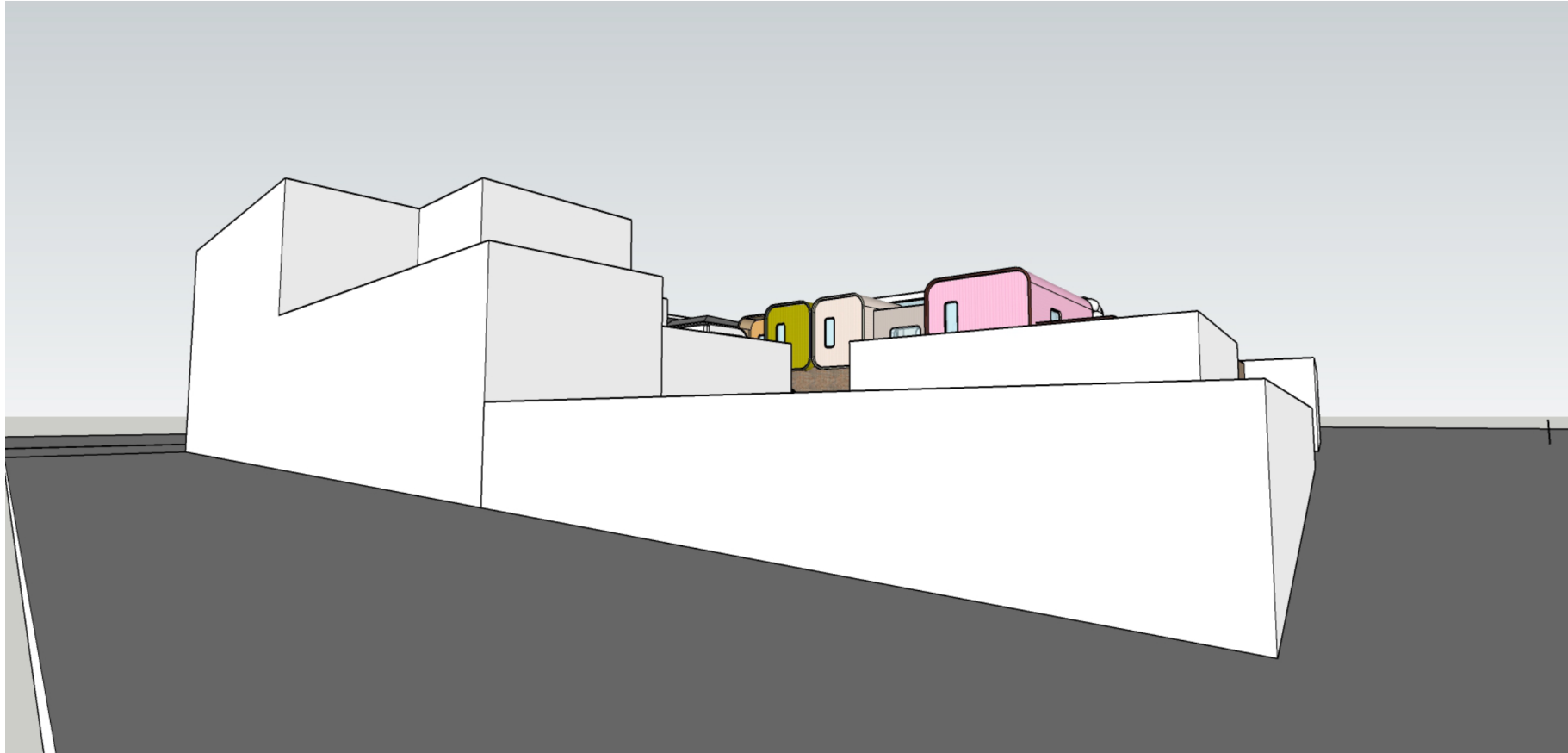
Cressy & Edwards St Corner View



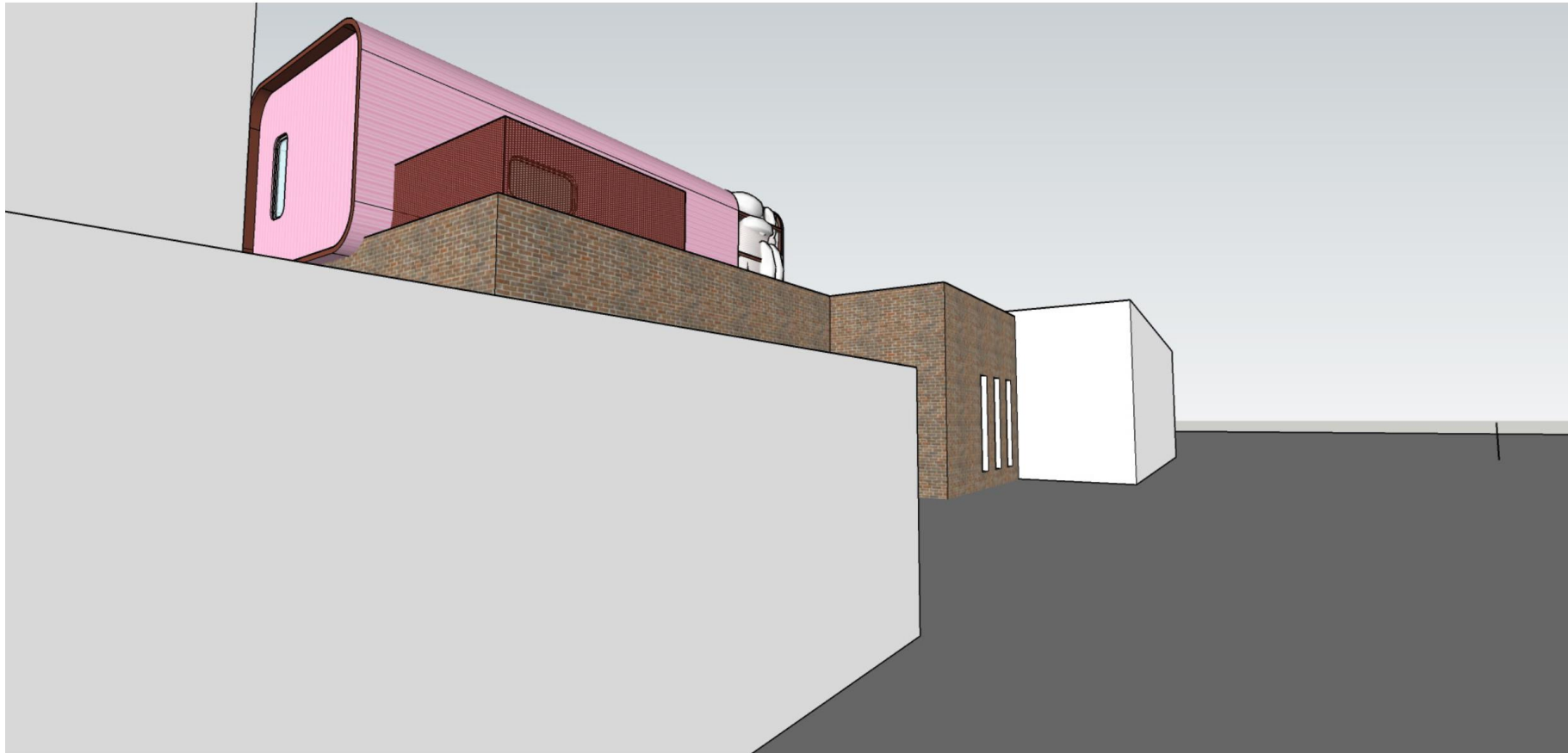
Cressy & Edwards St Corner View



Cressy St View



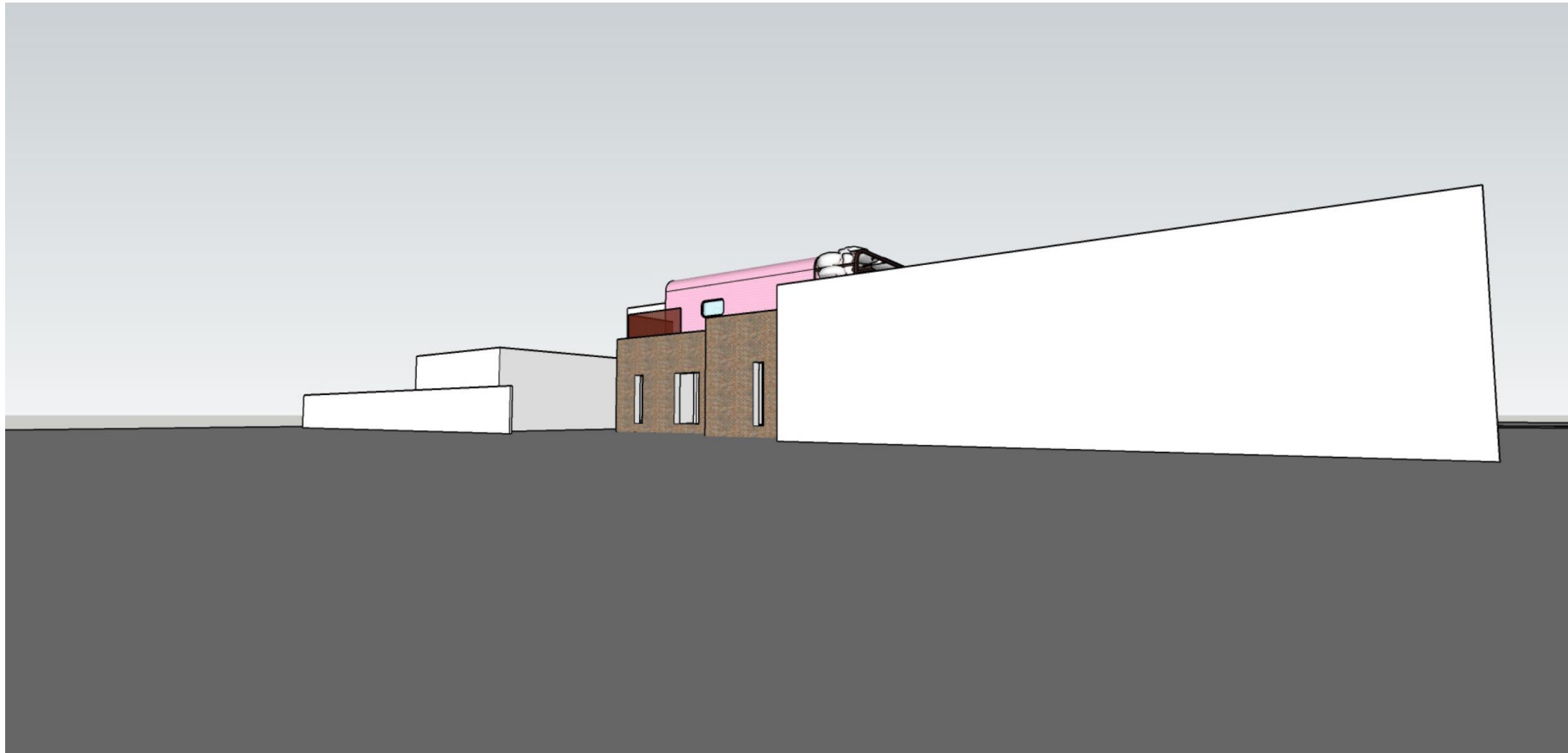
Edwards St & Laneway Corner View



Laneway View



Laneway View



Carpark View

12.3. CODE OF CONDUCT COMPLAINT STATISTICS REPORT 2022-2023

Author: Governance Coordinator

Authoriser: Director Corporate Services

RECOMMENDATION

That Council:

1. receive and note the 2022-2023 annual report on Code of Conduct Complaint Statistics;
2. note that a copy of the report will be provided to the NSW Office of Local Government.

BACKGROUND

Under Part 11.1 of the *Procedures for the Administration of the Code of Conduct*, Council's Complaints

Coordinator must arrange for the following statistics to be reported to the Council within three months of

the end of September each year for the September to August reporting year:

- the total number of Code of Conduct complaints made about Councillors and the Chief Executive Officer under the Code of Conduct in the year to September (the reporting period)
- the number of Code of Conduct complaints referred to a conduct reviewer during the reporting period
- the number of Code of Conduct complaints finalised by a conduct reviewer at the preliminary assessment stage during the reporting period and the outcome of those complaints
- the number of Code of Conduct complaints investigated by a conduct reviewer during the reporting period
- without identifying particular matters, the outcome of investigations completed under these procedures during the reporting period
- the number of matters reviewed by the Office during the reporting period and, without identifying particular matters, the outcome of the reviews, and the total cost of dealing with Code of Conduct complaints made about councillors and the Chief Executive Officer during the reporting period, including staff costs.

Under Part 11.2 of the Procedure, Council is to provide the office of Local Government with a report

containing the statistics referred to in Part 11.1 within three months of the end of September each year.

ISSUE/DISCUSSION

The 2022-2023 annual Code of Conduct Complaints Statistics were reported to the NSW Office of Local Government via email in late November 2023. A copy of the reported complaint statistics is attached to this report.

STRATEGIC IMPLICATIONS

There are no strategic implications arising from this report.

COMMUNITY STRATEGIC PLAN

This report contributes to the achievement of the following Community Strategic Plan objective:

5. Accountable leadership and responsive administration

5.3 Professional Workplace culture

FINANCIAL IMPLICATIONS

There are no financial implications arising from this report.

LEGISLATIVE IMPLICATIONS

Section 440 of the *Local Government Act 1993* describes Council's obligations relating the Code of Conduct, and clause 181 of the Local Government (General) Regulation 2021 describes Council's obligations relating to the *Procedure for Administering the Code of Conduct*.

ATTACHMENTS

Attachment 1 - Edward River Council 2022-23 CoC complaints statistics report(1)

Model Code of Conduct Complaints Statistics 2022-23 Edward River Council			
Number of Complaints			
1	The total number of complaints received in the reporting period about councillors and the General Manager (GM) under the code of conduct from the following sources:		
i	Community	1	
ii	Other Councillors	5	
iii	General Manager	0	
iv	Other Council Staff	1	
2	The total number of complaints finalised about councillors and the GM under the code of conduct in the following periods:		
i	3 Months	3	
ii	6 Months	0	
iii	9 Months	0	
iv	12 Months	0	
v	Over 12 months	0	
Overview of Complaints and Cost			
3	a	The number of complaints finalised at the outset by alternative means by the GM or Mayor	2
	b	The number of complaints referred to the Office of Local Government (OLG) under a special complaints management arrangement	0

c	The number of code of conduct complaints referred to a conduct reviewer	3
d	The number of code of conduct complaints finalised at preliminary assessment by conduct reviewer	0
e	The number of code of conduct complaints referred back to GM or Mayor for resolution after preliminary assessment by conduct reviewer	0
f	The number of finalised code of conduct complaints investigated by a conduct reviewer	1
g	Cost of dealing with code of conduct complaints via preliminary assessment	0
h	Progressed to full investigation by a conduct reviewer	2
i	The number of finalised complaints investigated where there was found to be no breach	0
j	The number of finalised complaints investigated where there was found to be a breach	1
k	The number of complaints referred by the GM or Mayor to another agency or body such as the ICAC, the NSW Ombudsman, OLG or the Police	
i	ICAC	0
ii	NSW Ombudsman	0
iii	OLG	1
iv	Police	0
v	Other Agency (please specify)	0
	<input type="text"/>	
l	The number of complaints being investigated that are not yet finalised	1
m	The total cost of dealing with code of conduct complaints within the period made about councillors and the GM including staff costs	35,204

Preliminary Assessment Statistics		
4	The number of complaints determined by the conduct reviewer at the preliminary assessment stage by each of the following actions:	
a	To take no action (clause 6.13(a) of the 2020 Procedures)	0
b	To resolve the complaint by alternative and appropriate strategies (clause 6.13(b) of the 2020 Procedures)	0
c	To refer the matter back to the GM or the Mayor, for resolution by alternative and appropriate strategies (clause 6.13(c) of the 2020 Procedures)	0
d	To refer the matter to another agency or body such as the ICAC, the NSW Ombudsman, OLG or the Police (clause 6.13(d) of the 2020 Procedures)	0
e	To investigate the matter (clause 6.13(e) of the 2020 Procedures)	2
f	Other action (please specify)	0
	<input style="width: 500px; height: 20px;" type="text"/>	
Investigation Statistics		
5	The number of investigated complaints resulting in a determination that there was no breach , in which the following recommendations were made:	
a	That the council revise its policies or procedures	0
b	That a person or persons undertake training or other education (clause 7.40 of the 2020 Procedures)	0
6	The number of investigated complaints resulting in a determination that there was a breach in which the following recommendations were made:	
a	That the council revise any of its policies or procedures (clause 7.39 of the 2020 Procedures)	0
b	In the case of a breach by the GM, that action be taken under the GM's contract for the breach (clause 7.37(a) of the 2020 Procedures)	0

c	In the case of a breach by a councillor, that the councillor be formally censured for the breach under section 440G of the Local Government Act 1993 (clause 7.37(b) of the 2020 Procedures)	1
d	In the case of a breach by a councillor, that the councillor be formally censured for the breach under section 440G of the Local Government Act 1993 and that the matter be referred to OLG for further action (clause 7.37(c) of the 2020 Procedures)	0
7	Matter referred or resolved after commencement of an investigation (clause 7.20 of the 2020 Procedures)	0
Categories of misconduct		
8	The number of investigated complaints resulting in a determination that there was a breach with respect to each of the following categories of conduct:	
a	General conduct (Part 3)	1
b	Non-pecuniary conflict of interest (Part 5)	0
c	Personal benefit (Part 6)	0
d	Relationship between council officials (Part 7)	0
e	Access to information and resources (Part 8)	0
Outcome of determinations		
9	The number of investigated complaints resulting in a determination that there was a breach in which the council:	
a	Adopted the independent conduct reviewer’s recommendation	0
b	Failed to adopt the independent conduct reviewer’s recommendation	1
10	The number of investigated complaints resulting in a determination where:	
a	The external conduct reviewers decision was overturned by OLG	0

b	Council's response to the external conduct reviewers recommendation was overturned by OLG	0
11	Date Code of Conduct data was presented to council	05-Dec-23

12.4. DEVELOPMENT SERVICES ACTIVITY REPORT NOVEMBER 2023

Author: Manager Development Services

Authoriser: Director Infrastructure

RECOMMENDATION

That Council receive and note the November 2023 Development Services Report

BACKGROUND

The Development Services Report for November 2023 is included in Attachment 1.

ISSUE/DISCUSSION

There are no items noted for discussion within the report.

STRATEGIC IMPLICATIONS

There are no specific implications within the report.

COMMUNITY STRATEGIC PLAN

1. Shaping the Future
- 1.2 Quality built environment
- 1.3 Enhanced Active and Passive Open Spaces

FINANCIAL IMPLICATIONS

There are no matters in this report that have specific financial implications.

LEGISLATIVE IMPLICATIONS

The activities and applications detailed in the report are governed by Legislative requirements.

ATTACHMENTS

1. Monthly Report

Attachment 1 - 11 Environment Report November 2023



Development Activity					
Applications received - November 2023					
Application	Property Description	Proposal	Date Received	Date Approved	Status
DA2023/0084	Lot 5 Sec 40 DP 758913, 454 Maher Street, Deniliquin	New Dwelling & Garage	2/11/23	-	Under assessment
DA2023/0085	Lot 22 DP 1281703, 598-600 Harleur Street, Deniliquin	New Dwelling & Garage & Residential Shed	10/11/23	-	Under assessment
MOD2023/0008	Lot 1562 DP 1237624, 185-187 Henry Street, Deniliquin	Modification to DA 49/18A - Subdivision	10/11/23	-	Under assessment
DA2023/0086	Lot 18 DP 1251325, 4 Liefting Court, Deniliquin	Residential Shed	13/11/23	-	Under assessment
DA2023/0087	Lot 1 DP 595795, Conargo Road, Conargo	New Dwelling	17/11/23	-	Under assessment
CC2023/0051	Lot 13 DP 720244, 13 Kelly Street, Deniliquin	Industrial Shed	1/11/23	21/11/23	Approved
DA2023/0088 CC20236/0055	Lot 15 DP 1251325, 1 Liefting Court, Deniliquin	New Dwelling & Garage	17/11/23	-	Under assessment
Complying Development Certificates					
-	-	-	-	-	-
S68 Applications					



2023/0054	Lot 5 DP 758913, 454 Maher Street, Deniliquin	Water supply & sewerage work & stormwater drainage work	2/11/2023	-	Under assessment
2023/0055	Lot 18 DP 825153, 573 Harfleur Street, Deniliquin	Install a Manufactured Home	10/11/2023	20/11/2023	Approved
2023/0056	Lot 18 DP 825153, 573 Harfleur Street, Deniliquin	Water supply & sewerage work & stormwater drainage work	10/11/2023	20/11/2023	Approved
2023/0057	Lot 22 DP 1281703, 598-600 Harfleur Street, Deniliquin	Water supply & sewerage work & stormwater drainage work and connect to LPS	10/11/2023	-	Under assessment
2023/0058	Lot 18 DP 1251325, 4 Liefthing Court, Deniliquin	Water supply work & sewerage work	13/11/2023	-	Under assessment
2023/0059	Lot 1 DP 595795, Conargo Road, Conargo	Water supply & sewerage work & stormwater drainage work & install Septic Tank	17/11/2023	-	Under assessment
2023/0060	Lot 15 DP 1251325, 1 Liefthing Court, Deniliquin	Water supply & sewerage work & stormwater drainage work	17/11/2023	-	Under assessment
2023/0061	Lot 125 DP 1118059, 167 Cobb Highway, Deniliquin	Carry out Sewer Works LPS Extension and Install, construct or alter a waste treatment device or a human waste storage facility or a drain connected to any such device or facility	21/11/23	-	Under assessment

- These figures show applications up to 22nd November 2023



Development Applications by Type for November 2023						
Development Type	New Dwellings	Dwelling Alts/Additions/sheds	Commercial/Industrial	Other	Subdivision	No of lots resulting
Number	4	1	1	-	1	10
Totals 2023	28	40	11	30	8	25

Processing Times for November 2023		
Application Type	* Mean Gross Days	** Mean Net Days
DA	19	19
Mod (S4.55) of DA & DA/CC	-	-
CDC	-	-
CC	17	17
S68 Applications	10	10

* Mean gross days = Total days from lodgment to determination ** Mean Net Days = Total days less Stop the Clock days

Value and Number of Applications Determined 2022 and 2023										
Month	DA 2022	DA 2023	CDC 2022	CDC 2023	CC 2022	CC 2023	LG 2022	LG 2023	Value 2022	Value 2023
January	3	4	2	0	1	3	2	4	\$870,000	\$148,890
February	14	8	1	1	9	5	2	7	\$6,541,633	\$1,631,720
March	13	6	0	1	8	5	5	7	\$1,968,289	\$4,340,700
April	8	4	0	0	2	3	0	0	\$1,891,000	\$194,595
May	9	3	1	2	6	2	6	5	\$3,376,895	\$2,248,880



June	13	14	0	0	8	9	3	7	\$277,646	\$4,043,451
July	3	7	0	0	3	3	2	3	\$369,101	\$1,743,731
August	10	12	1	0	4	8	6	7	\$660,693	\$4,318,485
September	7	5	0	2	1	4	3	4	\$894,000	\$243,621
October	11	8	0	1	8	3	4	8	\$2,206,916	\$1,987,350
November	10	5	0	0	9	4	7	3	\$2,002,070	\$381,480
December	8								\$3,894,506	
TOTALS	109	76	5	7	59	49	40	55	\$24,952,749.00	\$21,282,903.00

Note: numbers of application determined does not include modifications and applications determined by private certifiers. Value of application determined does not include the value of work for Construction Certificates and s68 applications.

Section 10.7 Certificates/Sewerage Drainage Diagrams	
Planning certificates	19
Sewerage drainage diagrams	13
Average processing time	1 day
Maximum time for processing	3 days

Inspections for November													
Site	Footing / Pier	Slab	Frame	Hot & Cold	Wet Area	Sewer / Septic	Storm Water	Final	Food Van	Trade Waste Site Visit	Meetings	Murrumbidgee Council	Total
9	3	6	5	2	2	4	4	6	1	1	23	0	66

Swimming Pool Inspection Program				
Month	1 st Inspection	2 nd Inspection	3 rd Inspection	TOTAL 2023
November	3	1	-	65



Animal Control /Ranger Activities
Ranger’s Report – November 2023

Companion Animals												
Seized / Surrendered / Dumped	Released to Owner prior to impounded	In Pound	Released to Owner after impounded	Re-Homed	Euthanised		Stolen or escaped	Still In Pound	Declared Dangerous Menacing	Micro Chipped	Registered	Fines Issued
					Cats	Dogs						
16	4	12	3	4	5	0	0	0	0	0	Figures not available	0

Note: The figures contained in this report relate to animal control activities carried out in the current month being reported on. Rehoming/Return to owner etc may occur in a subsequent month and are therefore not captured in this reporting period.

Clean Up		Parking		Impoundment		
Notices Sent	Illegal Dumping	Patrols	Fines	Vehicles	Live stock	Euthanised (other)
0	4	6	0	1	0	0

Dog Attacks		
Date	Details	Outcome
November	-	-

Animal Control

Public Health Activities	
Details	
Arbovirus monitoring program (Mosquito monitoring)	Commenced November 2023

12.5. RESOLUTIONS OF COUNCIL

Author: Executive Assistant

Authoriser: Chief Executive Officer

RECOMMENDATION

That Council note the information in the Resolutions of Council as at 28 November 2023.

BACKGROUND

The attached report details the status of open Resolutions of Council.

Total Resolutions of Council for the 2022/2023 Financial Year - 230

Total Closed Resolutions of Council for the 2022/2023 Financial Year - 228

Total Resolutions of Council for the 2023/2024 Financial Year - 97

Total Closed Resolutions of Council for the 2023/2024 Financial Year - 83

ISSUE/DISCUSSION

Monthly report to update Councillors and community members on the progress of Council Resolutions.

STRATEGIC IMPLICATIONS

As outlined in the status updates.

COMMUNITY STRATEGIC PLAN

5. Accountable leadership and responsive administration

5.1 Collaborative and Engaged

FINANCIAL IMPLICATIONS

N/A

LEGISLATIVE IMPLICATIONS

N/A

ATTACHMENTS

1. Council meeting resolutions as at 28 November 2023

Attachment 1 - Council meeting resolutions at 28 November 2023

Council Meeting Resolutions as at 28 November 2023

21 November 2023	Ordinary Council Meeting	Responsibility	Status	Expected Date of Completion
2023/1121/11.9	Draft Minutes of the Conargo Memorial Hall and Recreation Ground Committee – Annual General Meeting and General Meeting held 8 November 2023 That Council defer the recommendation until the Conargo Memorial Hall and Recreation Ground Committee have a further meeting on the 3 December 2023.	Chief Executive Officer	Open	February 2024
2023/1121/12.2	Endorsement of 2022-2023 Annual Report That Council: 1. Endorse the 2022-2023 Annual Report including the Audited Financial Statements 2. Note that the 2022-2023 Annual Report will be placed on Council's website and submitted to the NSW Office of Local Government by 30 November 2023.	Chief Financial Officer	Completed	Closed
2023/1121/12.5	Related Parties Disclosure Policy – November 2023 Revision That Council adopt the updated Related Parties Disclosure Policy.	Acting Manager Governance Risk and Safety	To be uploaded onto website	5 December 2023
2023/1121/12.6	Use of Common Seal Policy – November 2023 Revision That Council adopt the revised Use of Common Seal Policy	Acting Manager Governance Risk and Safety	To be uploaded onto website	5 December 2023
2023/1121/128	Murray Regional Tourism Membership That Council enter into the 2024-2027 Partner Councils Funding Agreement with Murray Regional Tourism	Manager Community & Economy	Waiting to sign agreement and invoice.	December 2023
17 October 2023	Ordinary Council Meeting	Responsibility	Status	Expected Date of Completion
2023/1710/12.1	2023-24 Community Grants Program – Recommended Funding Allocation That Council allocate the full 2023-24 Community Grants program budget as follows:	Manager Community & Economy	Communication has been sent and signed agreements	30 November 2023

Council Meeting Resolutions as at 28 November 2023

	<ol style="list-style-type: none"> 1. Deniliquin Mental Health Awareness Group \$3,000 2. Deniliquin Community Gardens Inc. \$3,000 3. Outback Theatre for Young People \$2,000 4. Deniliquin South Public School P&C \$3,000 5. South West Music Conservatorium \$1,600 6. Rotary Club of Deniliquin \$3,000 7. Deniliquin Playgroup Inc. \$3,000 8. U3A Deniliquin \$2,999 9. Deniliquin Stadium Incorporated \$3,000 		are currently being received.	
2023/1710/12.6	<p>Draft Disability Inclusion Action Plan for Public Exhibition</p> <p>That Council:</p> <ol style="list-style-type: none"> 1. Approve the draft Disability Inclusion Action Plan (DIAP) for public exhibition for no less than 28 days 2. Note that if submissions are received during the exhibition period, a further report will be provided to Council on the submissions and any proposed amendments to the plan 3. Adopt the Disability Inclusion Action Plan (DIAP) if no submissions are received, with the date of adoption being the day after the completion of the public exhibition period. 	Manager Community & Economy	On Public Exhibition	5 December 2023
2023/1710/12.14	<p>Naming of Rest Area in North Deniliquin</p> <p>That Council:</p> <ol style="list-style-type: none"> 1. Calls for public submissions regarding the naming for the rest area in North Deniliquin, formerly known as the North Deniliquin Tennis Courts, for a minimum period of 28 days, and 2. Receives a further report on the outcomes of the call for public submissions. 	Director Infrastructure	Submissions are being taken until Friday 1 December 2023.	Open
19 September 2023	Ordinary Council Meeting	Responsibility	Status	Expected Date of Completion
2023/0919/11.1	<p>Minutes of the Arts and Culture Advisory Committee Meetings 8 August and 4 September 2023</p> <p>That Council:</p>	Manager Community & Economy	Unfunded Project. Budget Bid for 2024-2025 Operational Plan	March 2024

Council Meeting Resolutions as at 28 November 2023

	<p>17. Receives the draft Minutes of the Arts and Culture Advisory Committee meeting held on 8 August 2023 and the extraordinary meeting held on 4 September 2023.</p> <p>2. Consider the recommendation of the extraordinary meeting held on 4 September being the funding of a consultant to develop an arts and culture strategy with the committee as a key stakeholder, through a \$20K budget allocation in the 2024/25 Operational Plan and Budget, for delivery in the 24/25 financial year.</p> <p>3. Endorse the resolutions of the Arts & Culture Advisory Committee meetings held on 8 August 2023 and 4 September 2023.</p>			
2023/0919/12.7	<p>Unrecoverable Rates</p> <p>That Council:</p> <p>1. Notes the unrecoverable rates for 47 unclaimed properties in the Edward River Council LGA and approves the write-off of \$291,582.40 under reg 131(4)(d) of <i>Local Government (General) Regulation 2021</i> as per attachment one.</p> <p>2. Notes that the rates or charges written off under that regulation does not prevent council from taking legal proceedings to recover the amounts owed.</p> <p>3. Agrees to write to the Minister of Local Government and the Treasurer, requesting that the <i>Local Government Act 1993</i> section 556 (1) be amended to include unclaimed properties as land that is exempt from rates</p> <p>4. Investigates potential solutions to this issue.</p>	Acting Chief Financial Officer	Minister & Treasurer Correspondence sent. Update to be provided at February Briefing.	November 2023 February 2024
2023/0919/15.1	<p>Contract C2023-02 Operation and Management of Deniliquin Regional Sports and Entertainment Centre</p> <p>That Council:</p> <p>1. Accepts the tender submitted by Deniliquin Sports Park Incorporated for Contract C2023-02 Operation and Management of the Deniliquin Regional Sports and Entertainment Centre for a three-year period ending 30 September 2026 and for the tender price of \$85,000+GST for the 2023/24 financial year, and</p>	Director Infrastructure	Contract Underway Waiting on signed contract to be returned.	November 2023 December 2023

Council Meeting Resolutions as at 28 November 2023

	<ol style="list-style-type: none"> 2. Authorises the Mayor and Chief Executive Officer to sign and affix the Common Seal of Edward River Council to the contract documentation for Contract C2022/08 Operation and Management of the Deniliquin Regional Sports and Entertainment Centre, and 3. Allocates an additional \$42,000 in the 2023/24 Operational Plan for management fees relating to the Operation and Management of the Deniliquin Regional Sports and Entertainment Centre. 4. Ensure contract requirements are met. 			
2023/0919/15.3	<p>Contract C2022-07 Road Reconstruction – Joint Council Sealed Roads – Package 1</p> <p>That Council:</p> <ol style="list-style-type: none"> 1. Accepts the tender submitted by Bild Infrastructure Pty Ltd for Contract C2022/07 – Road Reconstruction - Joint Council Sealed Roads - Package 1 for the value of the schedule of rates tender of \$1,353,238 + GST, 2. Authorise the Mayor and Chief Executive Officer to sign and affix the Common Seal of Edward River Council to the contract documentation for Contract C2022/07 Road Reconstruction - Joint Council Sealed Roads - Package 1, and 3. Delegate the Contract Superintendent authority to approve variations up to a maximum of 10% of the contract value to allow for any issues that may arise on site. 	Manager Projects and Capital Works	Awarded. Execution of Formal Instrument of agreement is Underway.	November 2023
2023/0919/15.4	<p>Contract C2022-08 Deniliquin Skate Park</p> <p>That Council:</p> <ol style="list-style-type: none"> 1. Accepts the tender submitted by Independent Concrete Construction Pty Ltd for Contract C2022/08 - Deniliquin Skate Park for the lump sum of \$405,090 inclusive of GST, 2. Authorises the Mayor and Chief Executive Officer to sign and affix the Common Seal of Edward River Council to the contract documentation for Contract C2022/08 - Deniliquin Skate Park, and 	Manager Projects and Capital Works	Awarded. Execution of Formal Instrument of agreement is underway.	November 2023

Council Meeting Resolutions as at 28 November 2023

	3. Authorises the Contract Superintendent to approve variations on the contract up to a maximum value of 10% of the contract sum.			
18 July 2023	Ordinary Council Meeting	Responsibility	Status	Expected Date of Completion
2023/0718/15.1	<p>Contract C2023/01-Regional Kerbside Collection Services Tender That Council:</p> <ol style="list-style-type: none"> 1. Endorse the provision of additional recycling and food organics and garden organics kerbside collection services, commencing in July 2024, 2. Accepts the tender submitted by JR Richards Pty Ltd for Contract C2023/01 – Regional Kerbside Collection Services, commencing 1 July 2024 until 30 June 2034, for the extended schedule of rates amount of approximately \$12,082,478 including GST over the 10-year period, 3. Authorises the Chief Executive Officer and Mayor to sign and affix the Common Seal of Edward River Council to the contract documentation for Contract C2023/01 – Regional Kerbside Collection Services, 4. Undertakes a review of waste management collection charges as part of preparation for the 2024/25 Operational Plan to minimise the impact of waste charges on the community. 5. Notes grant funding from NSW Environmental Protection Authority of approximately \$200,000 to assist with the implementation of the additional food organic and garden organics collection services. 	Manager Engineering and Assets	Contract to be signed	July 2024
2023/0718/15.2	<p>Growth Strategy Tender That Council:</p> <ol style="list-style-type: none"> 1. Accepts the tender submitted by AEC Group Pty Ltd for Contract C2022-06 – Edward River Growth Strategy 2050 for the lump sum amount of \$200,000+GST, 2. Authorise the Chief Executive Officer and Mayor to sign and affix the Common Seal of Edward River Council to the contract 	Manager Community and Economic Development	Contract to be signed. Contract signed.	Prior to 30 June 2024

Council Meeting Resolutions as at 28 November 2023

	documentation for Contract C2022-06 – Edward River Growth Strategy 2050, 3. Note the changes to the project timelines allowing for appropriate research and consultation with finalisation of the strategy proposed before 30 June 2024.			
20 December 2022	Ordinary Council Meeting	Responsibility	Status	Expected Date of Completion
2022/1220/13.2	Notice of Motion – Flood Plans and Mitigation Works That Council: 1. Agree to hold a community meeting prior to end of March 2023, providing an overview of Council's flood plans and mitigation works that are currently in place, and discussing potential options for North Deniliquin, following the November 2022 floods. 2. Requests the Chief Executive Officer to invite an appropriate panel of expert staff to answer questions and provide information to the community on what could potentially be developed into the future. 3. Provides a further report to a Councillor briefing, prior to June 2023, outlining a potential project for flood mitigation to be advocated to the state government for funding.	Director Infrastructure	1.Meeting held March 2023. 2.WMA Water engaged to provide expert advice. 3.Underway to be provided to September Briefing WMA Water provided an update at the November Briefing. Final report will be provided by February 2024	May 2023 July 2023 September 2023 February 2024
18 October 2022		Responsibility	Status	Expected Date of Completion

Council Meeting Resolutions as at 28 November 2023

2022/1018/12.5	Town Hall Land That Council: 1. Commence the process to consolidate Lot 1 in DP1173376, Lots X and Y in DP410447, Lot 9 in DP662508, Lot 6 in DP667946 and Lot 6 in DP668426, and 2. Apply to Crown Lands to undertake a boundary adjustment for Lot 7 Sec 21 DP758913, being the Town Hall land parcel, to allow for the new foyer entrance to the Town Hall.	Manager Development	Process commenced. Application made to Crown Lands. No further information to hand, Crown Lands to be followed up.	Open June 2023 September 2023
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13. NOTICES OF MOTIONS

14. QUESTIONS WITH NOTICE

15. CONFIDENTIAL MATTERS

RECOMMENDATION

That Council close the meeting to the public to consider confidential items pursuant to Section 10A(2) of the Local Government Act 1993.

15.1. CONTRACT C2023/05 ROAD RECONSTRUCTION - JOINT COUNCIL SEALED ROADS - PACKAGE 2

The Council is satisfied that, pursuant to Section 10A(2) of the Local Government Act 1993, the information to be received, discussed, or considered in relation to this agenda item is:

- d(i) commercial information of a confidential nature that would, if disclosed, prejudice the commercial position of the person who supplied it.

15.2. CONTRACT C2023/06 ROAD RECONSTRUCTION - JOINT COUNCIL SEALED ROADS - PACKAGE 3

The Council is satisfied that, pursuant to Section 10A(2) of the Local Government Act 1993, the information to be received, discussed, or considered in relation to this agenda item is:

- d(i) commercial information of a confidential nature that would, if disclosed, prejudice the commercial position of the person who supplied it.

15.3. CONTRACT C2023/07 ROAD RECONSTRUCTION - JOINT COUNCIL UNSEALED ROADS - NORTHERN PACKAGE

The Council is satisfied that, pursuant to Section 10A(2) of the Local Government Act 1993, the information to be received, discussed, or considered in relation to this agenda item is:

- d(i) commercial information of a confidential nature that would, if disclosed, prejudice the commercial position of the person who supplied it.

15.4. CONTRACT C2023/08 ROAD RECONSTRUCTION - JOINT COUNCIL UNSEALED ROADS - SOUTHERN PACKAGE

The Council is satisfied that, pursuant to Section 10A(2) of the Local Government Act 1993, the information to be received, discussed, or considered in relation to this agenda item is:

- d(i) commercial information of a confidential nature that would, if disclosed, prejudice the commercial position of the person who supplied it.

15.5. CONTRACT C2023/09 ROAD RECONSTRUCTION - JOINT COUNCIL UNSEALED ROADS - WESTERN PACKAGE

The Council is satisfied that, pursuant to Section 10A(2) of the Local Government Act 1993, the information to be received, discussed, or considered in relation to this agenda item is:

- d(i) commercial information of a confidential nature that would, if disclosed, prejudice the commercial position of the person who supplied it.

15.6. CONTRACT C2023/10 - SCCF - SPORTS FACILITY LIGHTING UPGRADES

The Council is satisfied that, pursuant to Section 10A(2) of the Local Government Act 1993, the information to be received, discussed, or considered in relation to this agenda item is:

- d(i) commercial information of a confidential nature that would, if disclosed, prejudice the commercial position of the person who supplied it.

16. OPEN THE MEETING TO THE PUBLIC

RECOMMENDATION

That Council reopens the meeting to the public and the resolutions of council considered in Item 15 Confidential Matters are read out to the public.

17. CLOSE OF MEETING