



COUNCIL MEETING AGENDA

NOTICE is hereby given that an Ordinary meeting of the Kingborough Council will be held in the Kingborough Civic Centre, 15 Channel Highway, Kingston on
Monday, 1 November 2021 at 5.30pm

Kingborough Councillors 2018 - 2022



Mayor
Councillor Paula Wriedt



Deputy Mayor
Councillor Jo Westwood



Councillor Sue Bastone



Councillor Gideon Cordover



Councillor Flora Fox



Councillor Clare Glade-Wright



Councillor David Grace



Councillor Amanda Midgley



Councillor Christian Street



Councillor Steve Wass

QUALIFIED PERSONS

In accordance with Section 65 of the *Local Government Act 1993*, I confirm that the reports contained in Council Meeting Agenda No. 22 to be held on Monday, 1 November 2021 contain advice, information and recommendations given by a person who has the qualifications or experience necessary to give such advice, information or recommendations.



Dr Katrena Stephenson
ACTING GENERAL MANAGER

Wednesday, 27 October 2021

Public Copy

Table of Contents

Item	Page No.
Open Session	
1 Audio Recording	1
2 Acknowledgement of Traditional Custodians	1
3 Attendees	1
4 Apologies	1
5 Confirmation of Minutes	1
6 Workshops held since Last Council Meeting	1
7 Declarations of Interest	2
8 Transfer of Agenda Items	2
9 Questions Without Notice from the Public	2
10 Questions on Notice from the Public	2
10.1 Retention of Planning Staff	2
10.2 Responsibilities of the Audit Panel Committee	3
10.3 Community Hub	3
11 Questions without Notice from Councillors	3
12 Questions on Notice from Councillors	4
12.1 Simpsons Bay Boat Ramp	4
13 Officers Reports to Planning Authority	5
13.1 DAS 2019-38 Development Application for Subdivision of Six Residential Lots, One Road Lot and Balance, and Demolition of Dwelling at 137 Channel Highway, Taroona.	5
14 Notices of Motion	54
14.1 Poker Machines	54
14.2 Infrastructure Contributions	57
14.3 RV Friendly Municipality	59
14.4 Workshop Policy	86
15 Petitions still being Actioned	86
16 Petitions Received in Last Period	86
17 Officers Reports to Council	87
17.1 North West Bay River Catchment and Action Plan 2021-2031	87
17.2 Election Caretaker Period Policy	150
18 Confirmation of Items to be Dealt with in Closed Session	158

Table of Contents (*cont.*)

Item	Page No.
------	----------

Appendix

A	Kingborough Community Safety Committee - Minutes 4 October 2021	161
B	Minutes of the Disability Access & Inclusion Advisory Committee Meeting October 2021	169
C	Kingborough Bicycle Advisory Committee - Minutes 8 October 2021	173
D	Current and Ongoing Minute Resolutions (Open Session)	182

Public Copy

GUIDELINES FOR PUBLIC QUESTIONS

Section 31 of the *Local Government (Meeting Procedures) Regulations 2015*

Questions from the public may either be submitted to the General Manager in writing or asked verbally at an Ordinary Council meeting. Any question asked must only relate to the activities of Council [Section 31(2)(b)].

This guideline is provided to assist the public with the requirements of Public Question Time as set out in the *Local Government (Meeting Procedures) Regulations 2015* as well as determinations made by Council. You are reminded that the public question forum is designed to accommodate questions only and neither the questions nor answers will be debated.

Questions on Notice

Written questions on notice must be received at least seven (7) days before an Ordinary Council meeting [Section 31(1)] and must be clearly headed 'Question/s on Notice'. The period of 7 days includes Saturdays, Sundays and statutory holidays but does not include the day on which notice is given or the day of the Ordinary Council meeting [Section 31(8)].

Questions Without Notice

The Chairperson of an Ordinary Council meeting must ensure that, if required, at least 15 minutes is made available for public questions without notice [Section 31(3)]. A question without notice must not relate to any matter that is listed on the agenda for that meeting.

A question by any member of the public and an answer to that question is not to be debated at the meeting [Section 31(4)]. If a response to a question cannot be provided at the meeting, the question will be taken on notice and will be included in the following Ordinary Council meeting agenda, or as soon as practicable, together with the response to that question.

There is to be no discussion, preamble or embellishment of any question asked without notice, and the Chairperson may require that a member of the public immediately put the question.

The Chairperson can determine whether a question without notice will not be accepted but must provide reasons for refusing to accept the said question [Section 31 (6)]. The Chairperson may require a question without notice to be put on notice and in writing.

The Chairperson may rule a question inappropriate, and thus inadmissible if in his or her opinion it has already been asked, is unclear, irrelevant, offensive or relates to any matter which would normally be considered in Closed Session. The Chairperson may require that a member of the public immediately put the question.

AGENDA of an Ordinary Meeting of Council
Kingborough Civic Centre, 15 Channel Highway, Kingston
Monday, 1 November 2021 at 5.30pm

1 AUDIO RECORDING

The Chairperson will declare the meeting open, welcome all in attendance and advise that Council meetings are recorded and made publicly available on its website. In accordance with Council's policy the Chairperson will request confirmation that the audio recording has commenced.

2 ACKNOWLEDGEMENT OF TRADITIONAL CUSTODIANS

The Chairperson will acknowledge the traditional custodians of this land, pay respects to elders past and present, and acknowledge today's Tasmanian Aboriginal community.

3 ATTENDEES

Councillors:

Mayor Councillor P Wriedt
Deputy Mayor Councillor J Westwood
Councillor S Bastone
Councillor G Cordover
Councillor F Fox
Councillor C Glade-Wright
Councillor A Midgley
Councillor C Street
Councillor S Wass

4 APOLOGIES

Councillor D Grace

5 CONFIRMATION OF MINUTES

RECOMMENDATION

That the Minutes of the open session of the Council Meeting No. 21 held on 25 October 2021 be confirmed as a true record.

6 WORKSHOPS HELD SINCE LAST COUNCIL MEETING

No workshops have been held since the last Council meeting.

7 DECLARATIONS OF INTEREST

In accordance with Regulation 8 of the *Local Government (Meeting Procedures) Regulations 2015* and Council's adopted Code of Conduct, the Mayor requests Councillors to indicate whether they have, or are likely to have, a pecuniary interest (any pecuniary benefits or pecuniary detriment) or conflict of interest in any item on the Agenda.

8 TRANSFER OF AGENDA ITEMS

Are there any items, which the meeting believes, should be transferred from this agenda to the closed agenda or from the closed agenda to the open agenda, in accordance with the procedures allowed under Section 15 of the *Local Government (Meeting Procedures) Regulations 2015*.

9 QUESTIONS WITHOUT NOTICE FROM THE PUBLIC

10 QUESTIONS ON NOTICE FROM THE PUBLIC

10.1 Retention of Planning Staff

Mr Matthew Horsham submitted the following question on notice:

It is apparent from recent staff departures within the planning department, that there is a higher turn over of staff than average.

Has there been any review of exit interview data, or other information to indicate reasons for this high staff turnover within the planning department?

Noting recent difficulty in recruiting new planning staff, and cost of recruitment and training, does the General Manager have any plans to identify and address underlying issues affecting retention of planning staff?

Officer's Response:

Over the last 6 months we have had 3 development services staff (all part time) resign to take up jobs with State Government (2 statutory planners and 1 environmental planner). We have had a further statutory planner (0.5FTE) determine to leave the industry. This level of turnover is similar to that being reported worldwide post COVID with estimates of a 40% churn across all sectors and low levels of unemployment.

All staff who leave Council are offered an exit interview. Consistent amongst the departing development services staff has been commentary about the significant increase in development applications and increasingly tight statutory timeframes causing additional stress. This is considerably exacerbated by increasing instances of unrealistic expectations, rudeness and personal attacks from applicants, and occasionally residents.

A number of activities are currently underway to support the Development Services team including changes to structure, introduction of new positions and a range of process improvements. We regularly review of our pay scales against other councils and make adjustments as required. We have also increased all departing positions to full-time going forward in recognition of the increased volume of Development Applications. However, it should be noted that for one position there was a significant delay between appointment and commencement due to border closures. There is also

a national shortage of statutory planners. We are currently working on changing our customer services processes and will be moving to an appointment system to reduce interruptions so that planners can better manage their workflow.

Dr Katrena Stephenson, Acting General Manager

10.2 Responsibilities of the Audit Panel Committee

Unknown submitted the following question on notice:

What are the responsibilities of the Audit Panel members?

Officer's Response:

Under the Audit Panel Charter, the Panel oversees the risk management framework, strategic and operational risks as detailed below:

8.1. Risk Management

8.1.1 Review the risk management framework and risk matrix to ensure that it is current, comprehensive and meets relevant standards;

8.1.2 Review whether the risk management framework is being adhered to, and that associated procedures exist for the effective identification, assessment, management and reporting of Council's significant risk areas including, but not limited to, financial, legislative compliance, fraud, business and environmental risks;

8.1.3 Monitor the organisational performance in managing the risks identified in the strategic and operational risk register;

John Breen, Chief Financial Officer

10.3 Community Hub

Unknown submitted the following question on notice:

1. *Does the Kingborough Community Hub comply with the National Building Code and Work Health and Safety legislation?*
2. *Has the leak in the disabled toilet ceiling been addressed?*

Officer's Response:

Council has received a Certificate of Occupancy for the Community Hub, confirming its compliance with regulatory standards. The leak in the ceiling of the disability access toilet has been addressed.

Daniel Smee, Director Governance, Recreation & Property Services

11 QUESTIONS WITHOUT NOTICE FROM COUNCILLORS

12 QUESTIONS ON NOTICE FROM COUNCILLORS

12.1 Simpsons Bay Boat Ramp

Cr Bastone submitted the following question on notice:

Has the Council endorsed the proposed Simpson Bay boat ramp? An application can't be lodged with the assistance of MAST until it is endorsed.

Officer's Response:

Council has not seen or been asked to endorse the application to MAST, but we are aware that a member of the community intends to submit an application.

David Reeve, Director Engineering Services

OPEN SESSION ADJOURNS

PLANNING AUTHORITY IN SESSION

13 OFFICERS REPORTS TO PLANNING AUTHORITY

13.1 DAS 2019-38 DEVELOPMENT APPLICATION FOR SUBDIVISION OF SIX RESIDENTIAL LOTS, ONE ROAD LOT AND BALANCE, AND DEMOLITION OF DWELLING AT 137 CHANNEL HIGHWAY, TAROONA.

File Number: DAS 2019-38
Author: Timothy Donovan, Senior Planning Officer
Authoriser: Tasha Tyler-Moore, Manager Development Services

Applicant:	Three Capes Developments
Owner:	Three Capes Developments Pty Ltd
Subject Site:	137 Channel Highway, Taroona
Proposal:	Staged subdivision creating six (6) residential lots, one (1) road lot and balance, and demolition of dwelling.
Planning Scheme:	Kingborough Interim Planning Scheme 2015
Zoning:	10.0 Low Density Residential (Area C) 12.0 Environmental Living
Codes:	E1.0 Bushfire Prone Areas E3.0 Landslide (Low and Medium) E6.0 Parking and Access E7.0 Stormwater Management E10.0 Biodiversity E14.0 Scenic Landscapes
Use Class/Category:	Subdivision
Discretions	Cl.12.5.1 A2, A3, A4 - Lot Design Cl.12.5.2 A1 - Roads Cl.12.5.3 A1, A2 - Ways and Public Open Space Cl.12.5.4 A4 - Services Cl.E3.8.1 A1 - Subdivision Cl.E.10.8.1, A1 - Subdivision
Public Notification:	Public advertising was undertaken between 14 August 2021 and 27 August 2021 in accordance with section 57 of the <i>Land Use Planning and Approvals Act 1993</i> .
Representations:	25 representations were received against the proposal. The submissions raised the following grounds: <ul style="list-style-type: none"> • Subdivision Standards are not met for the Low Density Residential Zone. • Landslip

	<ul style="list-style-type: none"> • Traffic • Biodiversity and Natural Values • Heritage • Impacts on the TasWater Reservoir Stormwater • Impact on Climate Change • Impact of future development (dwelling) on adjacent lots
Recommendation:	Approval with Conditions

1. PROPOSAL

1.1 Description of Proposal

The proposal is for subdivision to create five (5) additional Low Density Residential lots, a road lot and a balance lot comprising a small area of Low Density Residential zoned land and the balance of the land to the west remaining in the Environmental Living Zone.

The subdivision of land with a split zoning is possible provided each of the proposed lots within the Low Density Residential Zone meets the minimum lot sizes for the zone and no subdivision is proposed within the Environmental Living portion of the site. On this basis, the application only requires assessment against the Low Density Residential Zone provisions.

Other works include the demolition of the existing dwelling (contained on proposed Lot 6), upgrading the existing access from Channel Highway and removal of trees. The necessary vegetation management for bushfire is contained within the site.

The new residential lots range in size from 1000m² to 1215m². Two of the lots have frontage and access to the Channel Highway and the remaining four residential lots and the balance lot (split zoning of Low Density Residential and Environmental Living) have access and frontage to the extension of Stewart Crescent.

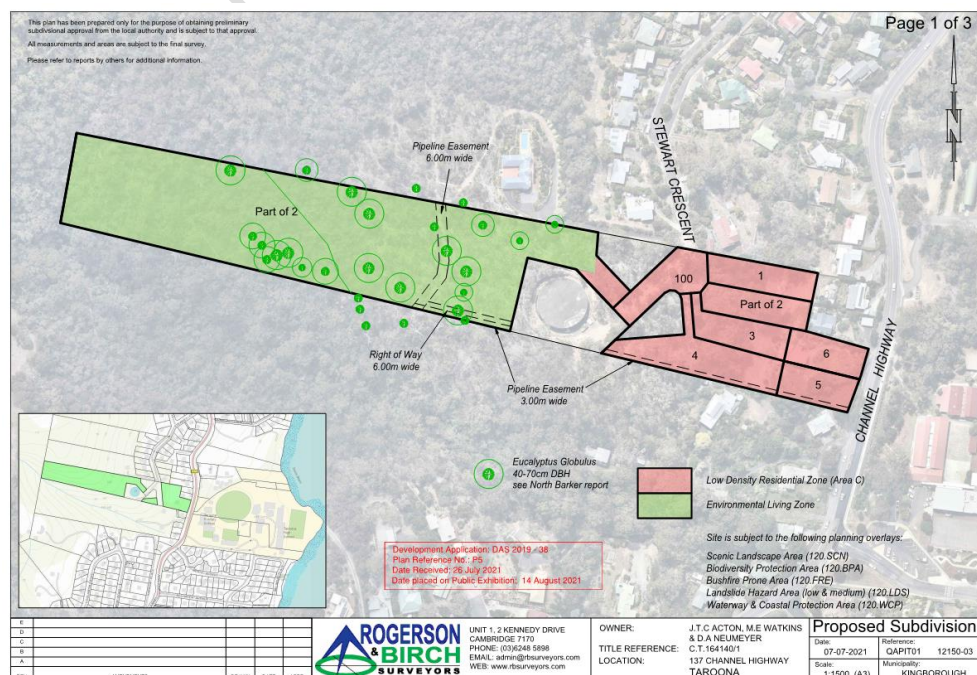


Figure 1 - Proposed Subdivision at 137 Channel Highway

1.2 Description of Site

The subject site is located at 137 Channel Highway, Taroona and described as Lot 1 on CT164140/1 and has a total area of 2.852ha. The site has frontage to the Channel Highway at the eastern boundary and frontage to Stewart Crescent at the northern boundary. A dwelling is located on the eastern portion of the site with access to the Channel Highway.

Note is made that the LISTMap mapping shows what appears to be an extension of Stewart Crescent into the site however this “road” has not been created and is part of the subject lot.

The property was split zoned from Residential and Environmental Management Zone to Low Density Residential (Area C) and Environmental Living during the translation from the *Kingborough Planning Scheme 2000* (KPS 2000) to the *Kingborough Interim Planning Scheme 2015* (KIPS 2015).

While the property met the zone purpose and objectives for the Environmental Living Zone, the property was split zoned to ensure the existing dwelling benefited from the development standards within the Low Density Residential zone. The zone boundary was located to ensure the majority of the environmental values were located within the Environmental Living zone while also complying with the Planning Advisory Note 13 guidelines for split zoning, which required zone boundaries follow cadastral points where possible.

The subject lot adjoins three other lots including No 29 Stewart Crescent, owned by TasWater which contains the Stewart Crescent Reservoir, and private lots at No.27 and 31 Stewart Crescent. The TasWater lot obtains access from Stewart Crescent and an easement across the subject lot.



Figure 2 - Site location shown in purple

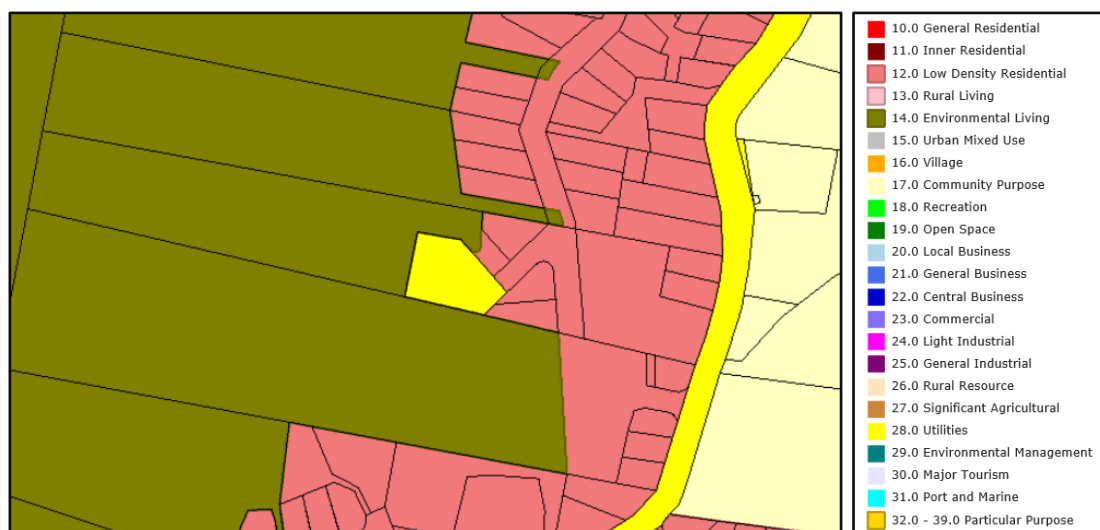


Figure 3 - Zoning of site and surrounding area

1.3 External Referrals

The application was referred to TasWater who do not object to the granting of the permit subject to the inclusion of conditions (to be attached to any approval).

2. ASSESSMENT

2.1 State Policies and Act Objectives

The provisions of the Planning Scheme, including the zones and codes overlays, are derived from State Policies and the approval of the Scheme by the Planning Minister on the basis it is compliant with those policies. On that basis a separate assessment against those policies is not required.

The proposal is consistent with the outcomes of the State Policies including those of the Coastal Policy.

2.2 Strategic Planning.

Relevant Zone Purpose Statements of the Low Density Residential Zone

12.1.1.1 To provide for residential use or development on larger lots in residential areas where there are infrastructure or environmental constraints that limit development.

12.1.1.4 To provide for existing low density residential areas that usually do not have reticulated services and have limited further subdivision potential.

Clause 12.1.2 – Local Area Objectives

Local Area Objectives	Implementation Strategy
TAROONA	
(a) The relative low residential density of Tarooma will be maintained and any significant change to higher densities is to be avoided	(a) Infill development should only be encouraged on sites convenient to urban facilities and services.

(b) Areas within Taroona that are zoned Low Density Residential are to be developed so that both visual landscape and natural environmental values are protected	(b) Existing larger lot sizes are to be retained in order that there is sufficient land to accommodate substantial vegetation on site and provide for the desired landscape and natural amenity with only minimal expansion of the existing urban footprint permitted
--	---

Clause 12.1.3 - Desired Future Character Statement

Desired Future Character Statements	Implementation Strategy
TAROONA	
(a) Taroona is to continue to be a seaside suburb mainly containing single detached dwellings with established landscaped gardens (b) The existing neighbourhood character that is associated with the area's landscape and environmental values should be protected	(a) Multi-unit housing is to be discouraged other than in the vicinity of the Taroona shopping centre. (b) The visual amenity of hillsides and skylines is retained by providing for larger lots that are able to retain sufficient native vegetation. Native vegetation is to be protected along the coastline and alongside gullies and watercourses. In some cases these areas also provide a buffer or transition between more closely settled urban areas and other areas with high natural values.

Relevant Zone Purpose Statements of Environmental Living Zone

- 14.1.1.1 To provide for residential use or development in areas where existing natural and landscape values are to be retained. This may include areas not suitable or needed for resource development or agriculture and characterised by native vegetation cover, and where services are limited and residential amenity may be impacted on by nearby or adjacent rural activities.
- 14.1.1.2 To ensure development is reflective and responsive to the natural or landscape values of the land.
- 14.1.1.3 To provide for the management and protection of natural and landscape values, including skylines and ridgelines.
- 14.1.1.4 To protect the privacy and seclusion that residents of this zone enjoy.

There are no Local Area Objectives or Desired Future Character Statements for this Zone.

It is considered that the proposed subdivision is consistent with relevant strategic objectives that apply to the Taroona area and the applicable zoning. Only the portion of the site that is zoned Low Density Residential will have additional development, which is consistent with the requirements of the scheme. While at the same time continuing to protect the part of the site with the greatest environmental and valuable landscape as a backdrop to the development, which is of benefit to the greater area.

2.3 Use Class

The use is categorised as Subdivision under the Planning Scheme. In the Low Density Residential and Environmental Living Zones subdivision is classified as Permitted development. The proposal does not meet some of the Acceptable Solutions in the Development Standards and is therefore a Discretionary development in these Zones. The application requires assessment for compliance against the Acceptable Solutions and Performance Criteria.

2.4 Use and Development Standards

As the proposed subdivision works only alter areas within the Low Density Residential Zone and do not change the boundary of the Rural Living Zone, the assessment required is only needed for the Low Density Residential Zone and any overlay codes that affect that part of the site.

The proposal satisfies the relevant Acceptable Solutions of the Scheme (see checklist in Attachment 2), with the exception of the following:

Low Density Residential Zone

Clause 12.4.2 Setbacks and building envelope for all dwellings

Acceptable Solution A4
No trees of high conservation value will be impacted.
Performance Criteria P4
Buildings and works are designed and located to avoid, minimise, mitigate and offset impacts on trees of high conservation value.
Proposal
There are seventeen (17) high conservation value trees within proximity to the proposed subdivision and associated works. Of these, five (5) are proposed for removal as they are impacted by subdivision works. These trees include one (1) <i>Eucalyptus globulus</i> , two (2) <i>Eucalyptus obliqua</i> , one (1) <i>Eucalyptus tenuiramis</i> and one (1) <i>Eucalyptus viminalis</i> , all with a dbh >70cm. A further high conservation value tree (Ev1) was initially proposed for removal by TasNetworks and therefore was not assessed in detail as part of the subdivision.
The subdivision works also encroach into the tree protection zones (TPZ) of a further (8) trees.

The proposed variation can be supported pursuant to this Performance Criteria of the Zone for the following reasons:

- The arborist assessment (Element Tree Services, 12 July 2021) submitted with the application confirms that the trees proposed for removal as part of the subdivision works are not feasible to retain within the scope of the proposed subdivision, as the works encroach into the structural root zone of these trees. Given the location and alignment of existing services, redesigning the subdivision works is unlikely to enable retention of these trees.
- Initially one (1) of these trees (Ev1) was proposed for removal by TasNetworks. On this basis its removal was also assumed as part of the subdivision. However, it was confirmed on 27 September 2021 that TasNetworks no longer propose removal of this tree at this stage. Based on the current civil drawings the extent of encroachment into the TPZ from the proposed subdivision works exceeds 50%

and the tree would require removal for access and services. However, given the tree no longer requires removal by TasNetworks further consideration of whether the design can be amended to enable retention of this tree is required. This is most appropriately achieved via a condition on the permit requiring the detailed engineering design to be developed in consultation with a suitably qualified arborist and explore all options for retention of this tree. Removal of the tree will only be approved where it can be demonstrated that it is not practically feasible to retain the tree while installing the required infrastructure and upgrading the access and the loss of the tree is offset.

- The arborist assessment (Element Tree Services, 12 July 2021) submitted with the application confirms that the extent of incursion into the TPZ of trees proposed for retention is tolerable subject to implementation of recommended tree protection measures.
- The loss of the tree is able to be offset via inclusion of a condition in any planning permit issued.

Conditions are recommended for inclusion if the permit is issued around vegetation removal/retention, offset requirements and mitigation measures to protect vegetation to be retained.

Low Density Residential Zone

Clause 12.5.1 Lot design

Acceptable Solution A2

The design of each lot must provide a minimum building area that is rectangular in shape and complies with all of the following, except if for public open space, a riparian or littoral reserve or utilities;

- clear of the frontage, side and rear boundary setbacks;
- not subject to any codes in this planning scheme;
- clear of title restrictions such as easements and restrictive covenants;
- has an average slope of no more than 1 in 5;
- is a minimum of 20 m x 20 m in size.
- No environmental values will be adversely impacted.

Performance Criteria P2

The design of each lot must contain a building area able to satisfy all of the following:

- is reasonably capable of accommodating residential use and development;
- meets any applicable standards in codes in this planning scheme;
- enables future development to achieve reasonable solar access, given the slope and aspect of the land;
- minimises the requirement for earth works, retaining walls, and cut & fill associated with future development;
- avoids, minimises and mitigates environmental impact arising from future use and development;
- offsets impacts on trees of high conservation value.

Proposal

Not Complying – A2(b) and (f):

- The site is subject to several codes and therefore does not comply with A2(b).
- Of these, one (1) Eucalyptus obliqua with a dbh >70cm is proposed for removal to facilitate future development of the lots. The building areas are also located in areas containing native vegetation communities.
- The proposal is unable to comply with the acceptable solution as the lots contain building areas subject to codes in the scheme and impact upon environmental values.

The proposal complies with the performance criteria P2 (a)-(d) as follows:

- The proposed low density residential lots are all reasonably capable of accommodating residential use and development due to their size and dimensions which are consistent with the prevailing lot pattern in the area. The lots proposed dimensions are:

LOT #	WIDTH (M)	DEPTH (M)
Lot 1	18 – 18.5	65.2 – 69.6
Lot 2	18.3	56.2 – 65.2
Lot 3	20.9	56.2 – 57.3
Lot 4	21.6 – 21.7	57.3 – 111.3
Lot 5	21.6	45 - 48
Lot 6	21.6	111.3

While the subject land is sloping it does not exceed and is less steep than some of the surrounding lots in the area. The lots are able to accommodate a 10m x 20m building area – note is made that this area is greater than the permitted area within the Low Density Zone in the future State Planning Scheme.

- The lots have been assessed against the relevant Codes and the proposal has demonstrated compliance to the Development Standard's Acceptable Solutions and Performance Criteria.
- The site has an easterly slope as is common for the Taroona area and will receive morning to midday solar access. There is less access to late afternoon sun given the western ridge, however the configuration of the lots and their orientation off the road are such that they all will have reasonable solar access.
- There are minimal requirements for earth works, retaining walls, and cut and fill associated with future development.

The proposal complies with the performance criteria P2 (e) and (f) as follows:

- building areas have been located to minimise impacts on environmental values and ensure retention of high conservation value trees to the extent feasible given the proposed lot layout, with only one (1) high conservation value tree proposed for removal to facilitate future development of Lot 2 (east). As there are two high conservation value trees on this lot, irrespective of the location of the building envelope at least one (1) of these trees requires removal;

- the lots can achieve BAL-19, which minimises impacts on native vegetation communities; and
- the loss of one (1) high conservation value tree within the proposed building area can be offset via inclusion of a condition in any planning permit issued.

Conditions are recommended for inclusion if the permit is issued around vegetation removal/retention, offset requirements and mitigation measures to protect vegetation to be retained.

Low Density Residential Zone **Clause 12.5.1 Lot design**

Acceptable Solution A3

The frontage for each lot must be no less than the following, except if for public open space, a riparian or littoral reserve or utilities and except if an internal lot 30m.

Performance Criteria P3

The frontage of each lot must provide opportunity for reasonable vehicular and pedestrian access and must be no less than 6m.

Proposal

Not Complying – The lots have frontages less than 30m:

LOT #	WIDTH (M)
Lot 1	18.5
Lot 2 (LDR)	7.7
Lot 2 (EL)	15.0
Lot 3	6.9
Lot 4	6.9
Lot 5	21.7
Lot 6	17.2

The proposed variation can be supported pursuant to this Performance Criteria of the Zone for the following reasons:

- All the lots provide reasonable vehicular and pedestrian access in accordance with the Parking and Access Code and Council standards.
- All the lots have frontages greater than 6m.
- The frontages are similar to the lots in the area along Stewart Crescent.

Low Density Residential Zone **Clause 12.5.1 Lot design**

Acceptable Solution A4

No lot is an internal lot.

Performance Criteria P4

An internal lot must satisfy all of the following:

- access is from a road existing prior to the planning scheme coming into effect, unless site constraints make an internal lot configuration the only reasonable option to efficiently utilise land;

- (b) it is not reasonably possible to provide a new road to create a standard frontage lot;
- (c) the lot constitutes the only reasonable way to subdivide the rear of an existing lot;
- (d) the lot will contribute to the more efficient utilisation of living land;
- (e) the amenity of neighbouring land is unlikely to be unreasonably affected by subsequent development and use;
- (f) the lot has access to a road via an access strip, which is part of the lot, or a right-of-way, with a width of no less than 3.6m;
- (g) passing bays are provided at appropriate distances along the access strip to service the likely future use of the lot;
- (h) the access strip is adjacent to or combined with no more than three other internal lot access strips and it is not appropriate to provide access via a public road;
- (i) a sealed driveway is provided on the access strip prior to the sealing of the final plan.
- (j) the lot addresses and provides for passive surveillance of public open space and public rights of way if it fronts such public spaces.

Proposal

Not Complying – Lots 3 and 4 are internal lots.

Note is made that the applicant contends that Lot 3, and to some degree Lot 4, are not internal lots as they lie beside other lots and not behind. The definition of “internal lot” states that

internal lot:

means a lot:

- (a) *lying predominantly behind another lot; and*
- (b) *having access to a road by an access strip, private road or right of way.*

The configuration of the frontage and the access strip to the building areas on the lots are considered to meet the definition of an internal lot and therefore lots 3 and 4 have been assessed as such.

The proposed variation can be supported pursuant to this Performance Criteria of the Zone for the following reasons:

- The application has sought to provide a practical and efficient way to subdivide the area in light of the adjoining existing lots, the required lot sizes and also to minimise impacts on biodiversity values.
- The cul-de-sac design is recognised as providing minimal impact on the site's biodiversity values and the best opportunity for complying frontages.
- The existing site is unusual in that it has frontages to both the Channel Highway and Stewart Crescent and has the three existing lots (No 29 Stewart Crescent, owned by TasWater which contains the Stewart Crescent Reservoir, and private lots at No.27 and 31 Stewart Crescent) located centrally within it. The design is reasonable in light of the circumstances and the split zoning with the result that the Environmental Living land is kept in one parcel and the impacts on biodiversity values are minimised.

- The design allows for the extension of Stewart Crescent with a safe turning area that is not currently present. This will improve the use and turning around for existing users of Stewart Crescent including service vehicles (e.g. garbage trucks). There is also increased all weather access provided for the TasWater reservoir lot. Note is made that the expected traffic generation for both roads is expected to be less than 40 vehicles per day. The design also improves bushfire safety with the required bushfire management and clearing occurring on the site.
- There are no adverse impacts on the amenity of the neighbouring land by subsequent development and use of the lots for residential uses.
- The two internal lots have access strips greater than 3.6m.
- The two access strips are less than 30m in length and do not require passing bays.
- The access strips only serve one lot each.
- The access driveways will be sealed in accordance with Council standards.
- The lots do not front public spaces.

Low Density Residential Zone

Clause 12.5.2 Roads

Acceptable Solution A1

The subdivision includes no new road.

Performance Criteria P1

The arrangement and construction of roads within a subdivision must satisfy all of the following:

- (a) the appropriate and reasonable future subdivision of the entirety of any balance lot is not compromised;
- (b) the route and standard of roads accords with any relevant road network plan adopted by the Planning Authority;
- (c) the subdivision of any neighbouring or nearby land with subdivision potential is facilitated through the provision of connector roads and pedestrian paths, where appropriate, to common boundaries;
- (d) an acceptable level of access, safety, convenience and legibility is provided through a consistent road function hierarchy;
- (e) cul-de-sac and other terminated roads are not created, or their use in road layout design is kept to an absolute minimum;
- (f) connectivity with the neighbourhood road network is maximised;
- (g) the travel distance between key destinations such as shops and services is minimised;
- (h) walking, cycling and the efficient movement of public transport is facilitated;
- (i) provision is made for bicycle infrastructure on new arterial and collector roads in accordance with Austroads Guide to Road Design Part 6A;
- (j) multiple escape routes are provided if in a bushfire prone area.

Proposal

Not Complying – the subdivision includes the extension of Stewart Crescent.

The proposed variation can be supported pursuant to this Performance Criteria of the Zone for the following reasons:

- Note is made that the LISTMap mapping shows what appears to be an extension of Stewart Crescent into the site. This “road” however has not been created and is part of the subject lot.
- The appropriate and reasonable future subdivision of the entirety of the balance lot is not compromised as this lot is not capable of further subdivision under the Environmental Living zoning.
- There is no road network plan adopted by the Planning Authority.
- The subdivision of the land to the south is not able to be facilitated from the new road due to the configuration of other private lots and the TasWater lot located within the area of the subdivision site.
- The extension of Stewart Crescent is the logical extension for the road, and it assists in providing an acceptable level of access, safety, convenience and legibility to the road function hierarchy, and it will also improve access for TasWater to their reservoir.
- There is no change to the connectivity with the neighbourhood road network.
- There is no increase in travel distance between key destinations such as shops and services.

Low Density Residential Zone
Clause 12.5.3 Ways and Public Open Space

Acceptable Solution A1

No Acceptable Solution

Performance Criteria P1

The arrangement of ways and public open space within a subdivision must satisfy all of the following:

- (a) connections with any adjoining ways are provided through the provision of ways to the common boundary, as appropriate;
- (b) connections with any neighbouring land with subdivision potential is provided through the provision of ways to the common boundary, as appropriate;
- (c) connections with the neighbourhood road network are provided through the provision of ways to those roads, as appropriate;
- (d) new ways are designed so that adequate passive surveillance will be provided from development on neighbouring land and public roads as appropriate;
- (e) topographical and other physical conditions of the site are appropriately accommodated in the design;
- (f) the route of new ways has regard to any pedestrian & cycle way or public open space plan adopted by the Planning Authority;

- | |
|---|
| <p>(g) new ways or extensions to existing ways must be designed to minimise opportunities for entrapment or other criminal behaviour including, but not limited to, having regard to the following:</p> <ul style="list-style-type: none"> (i) the width of the way; (ii) the length of the way; (iii) landscaping within the way; (iv) lighting; (v) provision of opportunities for 'loitering'; (vi) the shape of the way (avoiding bends, corners or other opportunities for concealment). <p>(h) the route of new equestrian ways has regard to any equestrian trail plan adopted by the Planning Authority.</p> |
|---|

Proposal

<p>No Acceptable Solution and must be assessed against the Performance Criteria. The application does not provide land to be dedicated as Open Space and will pay cash in lieu in accordance with Council Policy (see Cl. 12.5.3 A2 below).</p>

There are no existing ways adjacent to the site and Council does not have any pedestrian and cycle way or public open space plans for the site. Consequently, the Development Standard is not considered relevant in the assessment of the proposal. The Open Space requirements are addressed in Cl. 12.5.3 A2 below.

Low Density Residential Zone

Clause 12.5.3 Ways and Public Open Space

Acceptable Solution A2

No Acceptable Solution

Performance Criteria P2

<p>Public Open Space must be provided as land or cash in lieu, in accordance with the Kingborough Public Open Space Contribution Policy, Policy 6.3, May 2019.</p>
--

Proposal

<p>No Acceptable Solution and must be assessed against the Performance Criteria. The application does not provide land to be dedicated as Open Space and will pay cash in lieu in accordance with Council Policy.</p>

The subdivision creates an additional 5 residential lots and so generates demand and need for additional public open space. The proposal can be supported pursuant to this Performance Criteria of the Zone because Public Open Space is to be provided as cash in lieu, in accordance with the Kingborough Public Open Space Contribution Policy, Policy 6.3, May 2019. This is considered the most appropriate contribution in this instance as:

- There are no existing ways adjacent to the site. The extension of Stewart Crescent will extend the road and footpath connections from the northern boundary into the site. The western elevated area of the Environment Living land is physically separated from the lower areas being subdivided into the Low Density Residential lots and does not present an opportunity for connection without increased impacts on biodiversity values.

The proposed subdivision is considered to not provide an opportunity to obtain land that meets the aims and objectives of the Public Open Space Contribution Policy. If the subdivided land is not able to provide a public open space component of substantial community benefit, then cash-in-lieu will be required.

- Further connection to the south and west are not considered practical given the topographical constraints and possible impacts on biodiversity.
- The extension of Stewart Crescent with a cul-de-sac is appropriate. Further connections down to the Channel Highway are not appropriate.
- There is no pedestrian and cycle way or public open space plan adopted by Council for this site.
- There is no equestrian trail plan adopted by Council.

Low Density Residential Zone

Clause 12.5.4 Services

Acceptable Solution A4
The subdivision includes no new road.
Performance Criteria P4
The subdivision provides for the installation of fibre ready facilities (pit and pipe that can hold optical fibre line) and the underground provision of electricity supply.
Proposal
Not Complying – A new road is proposed - being the extension of the existing Stewart Crescent.

The proposed variation can be supported pursuant to this Performance Criteria of the Zone for the following reasons:

- The subdivision provides all the necessary infrastructure including the installation of fibre ready facilities (pit and pipe that can hold optical fibre line) and the underground provision of electricity supply.
- Note is made that the LISTMap mapping shows what appears to be an extension of Stewart Crescent into the site. This “road” however has not been created and is part of the subject lot.

E3.0 Landslide Code

Clause E.3.8.1 Subdivision

Acceptable Solution A1
No acceptable solution
Performance Criteria P1
Subdivision of a lot, all or part of which is within a Landslide Hazard Area must be for the purpose of one of the following: <ul style="list-style-type: none"> (a) separation of existing dwellings; (b) creation of a lot for the purposes of public open space, public reserve or utilities;

- | |
|---|
| <p>(c) creation of a lot in which the building area, access and services are outside the High Landslide Hazard Area and the landslide risk associated with the subdivision is either:</p> <ul style="list-style-type: none"> (i) acceptable risk, or (ii) capable of feasible and effective treatment through hazard management measures, so as to be tolerable risk. |
|---|

Proposal

No acceptable solution - As the proposed subdivision creates more than two lots located within a Low Landslide Hazard Area, the proposal requires assessment against the performance criteria.
--

The proposed variation can be supported pursuant to this Performance Criteria of the Zone for the following reasons:

- An assessment of the Landslide Risk was provided by a suitably qualified person (David Lee, GES, September 2021).
- No part of the development is within a high landslide hazard area.
- The site is located to the west of the School Creek and Channel Highway Landslides of the Taroona Landslide Complex. The site straddles the Taroona Fault which is a normal fault. Permian-aged sedimentary rocks underly the site near the surface to the west of the fault. Boulder deposits were identified to the east of the fault which is consistent with published geological mapping.
- Multiple investigations have been conducted within the local area to assess the landslide risk associated with the Taroona Landslide Complex.
- Risk to property for the assessed reactivation or further slow movement of the School Creek and/or the Channel Highway Landslides located downslope of the proposed development at the site is Low to Moderate.
- Risk to life for the assessed reactivation or further slow movement of the School Creek and/or the Channel Highway Landslides located downslope of the proposed development at the site is considered Very Low to Low.
- The risk is capable of feasible and effective treatment through implementation of the following recommended hazard management measures:
 - All foundations for future proposed residential development should be seated within the underlying Tertiary-aged boulder deposits or Permian-aged Bedrock;
 - Site classification as per AS2870 should be conducted for each site;
 - Design of any proposed structures on the proposed lots should be done so they are sympathetic to the existing site slopes and topography;
 - Capture and disposal of stormwater to reticulated systems or other appropriate dispersal means should be done as soon as possible after areas are sealed (e.g. roof and driveway);

- All earthworks on site must comply with AS3798-2007 and a sediment and erosion control plan should be implemented on site during and after construction;
- Large quantities of cut and/ or fill should not be used either in the formation of lots and/ or individual dwellings; and
- The proposed development should be constructed in accordance with the Australian Geomechanics Society (2007) guidelines for Good Hillside Construction Practices

Conditions are recommended for inclusion in any permit issued requiring implementation of soil and water management measures during subdivision works and future development of the lots in accordance with the recommended hazard management measures.

Providing the recommended conditions of approval are included in any permit issued, the landslide risk associated with the proposed subdivision is considered low and acceptable and the proposal is compliant with P1(c) (i) of clause E.3.8.1 of the Kingborough Interim Planning Scheme.

E10.0 Biodiversity Code Clause E.10.8.1 - Subdivision

Acceptable Solution A1

Subdivision of a lot, all or part of which is within a Biodiversity Protection Area, must comply with one or more of the following:

- (a) be for the purposes of separating existing dwellings;
- (b) be for the creation of a lot for public open space, public reserve or utility;
- (c) no works, other than boundary fencing works, are within the Biodiversity Protection Area;
- (d) the building area, bushfire hazard management area, services and vehicular access driveway are outside the Biodiversity Protection Area.

Performance Criteria P1

Clearance and conversion or disturbance must satisfy the following:

- (a) if low priority biodiversity values:
 - (i) subdivision works are designed and located to minimise impacts, having regard to constraints such as topography or land hazard and the particular requirements of the subdivision;
 - (ii) impacts resulting from future bushfire hazard management measures are minimised as far as reasonably practicable through appropriate siting of any building area;
- (b) if moderate priority biodiversity values:
 - (i) subdivision works are designed and located to minimise impacts, having regard to constraints such as topography or land hazard and the particular requirements of the subdivision;
 - (ii) impacts resulting from future bushfire hazard management measures are minimised as far as reasonably practicable through appropriate siting of any building area;
 - (iii) moderate priority biodiversity values outside the area impacted by subdivision works, the building area and the area likely impacted by future

<p>bushfire hazard management measures are retained and protected by appropriate mechanisms on the land title;</p> <p>(iv) residual adverse impacts on moderate priority biodiversity values not able to be avoided or satisfactorily mitigated are offset in accordance with the Guidelines for the use of Biodiversity Offsets in the local planning approval process, Southern Tasmanian Councils Authority, April 2013 and Kingborough Biodiversity Offset Policy 6.10, November 2016.</p> <p>(c) if high priority biodiversity values:</p> <p>(i) subdivision works are designed and located to minimise impacts, having regard to constraints such as topography or land hazard and the particular requirements of the subdivision;</p> <p>(ii) impacts resulting from future bushfire hazard management measures are minimised as far as reasonably practicable through appropriate siting of any building area;</p> <p>(iii) high priority biodiversity values outside the area impacted by subdivision works, the building area and the area likely impacted by future bushfire hazard management measures are retained and protected by appropriate mechanisms on the land title;</p> <p>(iv) special circumstances exist;</p> <p>(v) residual adverse impacts on high priority biodiversity values not able to be avoided or satisfactorily mitigated are offset in accordance with the Guidelines for the use of Biodiversity Offsets in the local planning approval process, Southern Tasmanian Councils Authority, April 2013 and Kingborough Biodiversity Offset Policy 6.10, November 2016.</p> <p>(vi) clearance and conversion or disturbance will not substantially detract from the conservation status of the biodiversity value(s) in the vicinity of the development.</p>	<p>Proposal</p> <p>The proposal cannot comply with A1 as vehicular access, building areas, services and bushfire hazard management encroach into the Biodiversity Protection Area and the subdivision is not for the purpose of separating existing dwellings or the creation of a lot for public open space, public reserve or utility. Therefore, the proposal must be assessed against P1 (a), (b) and (c).</p>
--	---

The proposed variation can be supported pursuant to this Performance Criteria of the Zone for the following reasons:

- the subdivision works have been designed and located to minimise impacts on priority biodiversity values through re-alignment of the access and services and reconfiguration of the proposed lots;
- impacts from bushfire hazard management are minimised through requiring future development on Lots 3 and 4 to be developed to BAL-19;
- while one (1) blue gum providing a foraging resource for the swift parrot is proposed for removal, this tree will be critically damaged by installation of infrastructure and it is not feasible to retain it. According to documentation submitted with the application it is also not feasible to realign the services easement, noting there is already a mains water line in this easement;

- while two (2) white gums providing potential habitat for the forty-spotted pardalote are proposed for removal, these trees are within an existing suburban setting, one (1) requires removal by TasNetworks irrespective of the proposed development, one (1) is adjacent to the existing access and is impacted by proposed access upgrades and both are unlikely to be utilised by the forty-spotted pardalote given their setting;
- all remaining white gums and trees with a dbh >70cm are being retained;
- potential impacts are capable of being mitigated through:
 - ensuring all trees proposed for removal are surveyed prior to any disturbance to ensure there are no hollows supporting the masked owl or other hollow dwelling threatened species;
 - requiring a covenant to the effect that future development must be designed to minimise collision risks; and
 - development and implementation of a weed management plan prior to commencement of civil works.
- while there is a wedge-tailed eagle nest within 800m, this nest is out of the line of sight and no mitigation measures are considered necessary;
- remaining moderate and high priority biodiversity values are proposed for retention. To meet the requirements of Clause 10.8.1 (b) (iii) and (c) (iii), it is also recommended that a condition be included in any permit issued requiring these values be protected under a Part 5 Agreement on Lots 2 and 4, including all individual high conservation value trees and remaining native vegetation communities outside the hazard management areas;
- the extent of impact is limited relative to what is being retained, provided that the recommended conditions of approval are included in any permit issued;
- clearance and conversion or disturbance will not substantially detract from the conservation status of the biodiversity values in the vicinity of the development providing the impacts are offset and recommended conditions are included in any permit issued; and
- residual impacts are able to be offset via a financial contribution for the loss of high conservation value trees in accordance with the Guidelines for the Use of Biodiversity Offsets in the Local Planning Approval Process, Southern Tasmanian Councils Authority 2013 and Council Policy 6.10 and protection of the remaining DTO under a Part 5 Agreement.

Conditions are recommended for inclusion in any permit issued requiring:

- a) the Part 5 Agreement to protect remaining values, limiting clearing,
- b) requiring the survey of hollows and development of a weed management plan prior to commencement of construction;
- c) implementation of vegetation protection measures during construction; and
- d) requiring payment of the financial contribution prior to the commencement of any on-site works.

2.5 Public Consultation and Representations.

The proposal was advertised in accordance with statutory requirements and twenty-five (25) submissions were received against the proposal. The issues raised by the submitters are discussed below

1 Issue - Subdivision Standards are not met for the Low Density Residential Zone.

- The proposal impacts low, medium and high biodiversity values and does not meet the performance criteria in cl.10.8.1.
- The building lots do not comply with a 20mx20m building envelope.
- Lots 3+4 should be considered internal and do not satisfy the lot design criteria.
- The subdivision will considerably degrade the general amenity of the area. The visual significance of the location and experience of living close to the bush will be seriously impaired by the proposed subdivision.

Response

The Report and Assessment Checklist address the compliance of the application to the Development Standards. Where there is non-compliance with the Acceptable Solutions the performance against the Performance Criteria is given in the body of the report.

2 Issue – Landslip

A significant number of the submissions raised issues around landslip and made reference to the Council report “Taroona Landslide Area ‘The History, Current Understanding of Risks and Proposed Management of the School Creek Landslide and Surrounds’ September 2014”. The submitters all raised concerns in light of the Landslide Code (Low) designation on the subject site, and adjacent area of Taroona to the east and impacts from subdivision works including land and tree clearing, road works and excavation, and services.

Response

The Landslide Code has been assessed in the body of the report. The Landslide Risk Assessment by Geo-Environmental Solutions has addressed the Landslide Code. A condition has been included to require that the recommendations in the Landslide Risk Assessment be adhered to.

3 Issue – Traffic

- The traffic flows in Stewart Crescent are a concern - both in the short and long-term. The increased volume of heavy traffic (during the construction phase) on these narrow streets to the Channel Highway are of concern.
- There is a current traffic hazard on the Stewart Crescent - Channel Highway junction. The intersection where Stewart Crescent meets the Channel Highway also does not meet the minimum sightline threshold (south).
- The existing access proposed to be used for sites 5 & 6 does not meet the minimum sight lines required in either direction at sites 5 and 6.
- No Traffic Impact Assessment provided.

Response

The increase in traffic movement complies with Council's standards as the number of traffic movements does not exceed 40 vehicle movements per day based on the number of lots. A Traffic Impact Assessment was not required to be submitted. Stewart Crescent has been assessed as having sufficient capacity for the increased vehicle movements.

4 Issue – Biodiversity and Natural Values

- The proposal threatens the habitat of many native birds and wildlife which enhance the amenity of the area.
- Removal of six high conservation trees.
- The proposal involves threatened native vegetation as specified by the North Barker Natural Values Assessment (1 x *E. globulus*, 2 x *E. obliqua*, 1 x *E. tenuiramis*, and 2 x *E. viminalis*).
- There is increasing fragmentation of threatened native vegetation is a growing concern for biodiversity within Kingborough, Tasmania and beyond.
- There are currently tracks used by the public on this land. Where is there access for the public to be able to walk across this land if the proposed development is permitted.
- Other Mechanisms should be used to protect the land.

Response

The Biodiversity and Natural Values have been assessed in the body of the report and the Assessment Checklist. Several conditions have been included that address the issues.

5 Issue – Heritage

- No survey for aboriginal cultural heritage has been conducted.
- The area was first subdivided and allocated to Europeans as early as 1813., no survey of European cultural heritage has undertaken.

Response

In relation to the Historic Heritage Code in the Planning Scheme the site does not contain any Heritage Place, Heritage Precinct, Cultural Landscape Precinct or Place of Archaeological Potential and therefore there are no requires for a cultural heritage report to be done.

The Planning Scheme does not contain any specific requirements in relation to Aboriginal heritage or the Aboriginal Heritage Act 1975. This is a matter for the land owner and developer to consider separately.

6 Issue – Impacts on the TasWater Reservoir

- The proposal is directly in front of the TasWater reservoir – There are concerns for the structural stability of the infrastructure or the impacts short or long term

from removing stabilising trees, and excavation works for services, including driveways in close proximity to the reservoir.

- There is a risk to TasWater pipes servicing the Stewart Crescent Reservoir.

Response

The application has been referred to TasWater as required by the legislation. TasWater have not informed Council of any issues with the subdivision and have given Council their Submission to Planning Authority Notice (see Attachment) with conditions. These include pipeline easements over any existing or proposed TasWater infrastructure.

7 Issue – Stormwater

- Have the waterways both on this property and locally been thoroughly reviewed along with the consideration of the impacts from removing vegetation and towering trees?
- The proposed stormwater trenches will intercept subsurface drainage and direct concentrated groundwater towards the Very High Hazard slip zone, increasing the likelihood of failure.

Response

Infrastructure provided is required to be designed and constructed in accordance with the engineering standards in the scheme and also with reference to the recommendations of the Landslide Risk Assessment by Geo-Environmental Solutions Sept 2021.

8 Issue – Impact on Climate Change

The proposal is contrary to the Council Climate Change Adaption Policy.

Response

The Climate Change Adaption Policy is not a part of the Planning Scheme and is not relevant to the assessment of development applications.

9 Issue – Impact of future development (dwelling) on adjacent lots

The development of a dwelling on the proposed lots may have adverse impacts on the existing lots at the end of Stewart Crescent and conditions should be placed to avoid this.

Response

The proposed lots have been assessed under the Low Density Residential Zone and Codes and are considered to comply to the Development Standards.

The Planning Scheme contains the Development Standards that apply to dwellings in the Low Density Residential Zone and address a range of issues that may impact on adjacent lots including setbacks, heights, overlooking and overshadowing. Any proposed dwelling on the new lots would be assessed under the Planning Scheme at the time.

3. CONCLUSION

The subdivision proposal for the creation of 5 additional residential lots has been assessed against the provisions of the Development Standards for the Low Density Residential Zone and relevant Codes in the Planning Scheme. The impact of the subdivision has been minimised on natural values and the Environmental Living Zone area of the existing site has been kept intact.

The application has also been supported by a Landslide Risk Assessment (Geo-Environmental Solutions, September 2021 Version 1.0) addressing the Landslide Code. The report demonstrates that the subdivision meets the purpose of the Code in that the subdivision can be appropriately designed, serviced, and constructed to reduce to within tolerable limits the risk to human life and property and the cost to the community, caused by landslides.

The application for subdivision demonstrates compliance with the Acceptable Solutions and Performance Criteria of the Planning Scheme and is recommended for approval with conditions.

4. RECOMMENDATION

That the Planning Authority resolves that the development application for subdivision of six residential lots, one road lot and balance, demolition of dwelling at 137 Channel Highway, Tarooma for Three Capes Developments Pty Ltd be approved subject to the following conditions:

1. Except as otherwise required by this Permit, use and development of the land must be substantially in accordance with Development Application No. DAS2019-38 and Council Plan Reference No. P5 submitted on 20 July 2021. This Permit relates to the use of land or buildings irrespective of the applicant or subsequent occupants, and whoever acts on it must comply with all conditions in this Permit. Any amendment, variation or extension of this Permit requires further planning consent of Council.
2. Prior to commencement of on-site works, engineering design drawings must be submitted to Council for approval. The engineering plans and specifications must be prepared and certified by a professional Civil Engineer, in consultation with a suitably qualified arborist. Plans must be to satisfaction of the Director Engineering Services and comply with:
 - Tasmanian Standard Drawings
 - Austroads Standards and Australian Standards
 - Australian Rainfall and Runoff Guidelines
 - The certified subdivision Bushfire Report and accompanying Hazard Management Plan (North Barker Ecosystem Services, 14 July 2021).

The Plans must include, but are not limited to:

- (a) Design of the internal road network, vehicular crossovers to all lots and lots proper (internal lots), footpaths, flood ways, and associated stormwater drainage system;
- (b) Design (including supporting documentation and hydraulic calculations) of the proposed stormwater infrastructure including:
 - (i) Longitudinal section details;

- (ii) A water sensitive urban design system that achieves the acceptable stormwater quality and quantity targets, required in Table E7.1 of the Kingborough Interim Planning Scheme 2015 including MUSIC modelling;
- (iii) The reticulated stormwater system sized to accommodate at least the estimated 5% AEP flow based on a future fully-developed catchment;
- (iv) Overland flow paths sized to accommodate the estimated 1% AEP (Annual Exceedance Probability) flow based on a future fully-developed catchment;
- (c) Confirmation of Approval of engineering design drawings from the Department of State Growth and any associated conditions of approval.
- (d) Compliant access and water supply arrangements in accordance with the certified subdivision Bushfire Report and accompanying Hazard Management Plan (North Barker Ecosystem Services, 14 July 2021);
- (e) details of the Vegetation Protection Plan referred to in Condition No. 10;

Once endorsed the plans will form part of the permit.

3. Prior to the permit coming into effect and the commencement of any works on site, the landowner must enter into a Part 5 Agreement under the Land Use Planning and Approvals Act 1993 with and to the satisfaction of Kingborough Council to ensure that the development on all lots is in accordance with the recommendations of the Landslide Risk Assessment report. This Part 5 Agreement must include:
 - (a) that the development of all lots must be in accordance with the recommendations of the Landslide Risk Assessment, 137 Channel Highway, Taroona, September 2021 Version 1.0 by Geo-Environmental Solutions; and
 - (b) be drafted using Council's template Part 5 Agreement.

All costs associated with drafting and registering the Part 5 Agreement on the title are to be borne by the developer. All terms of this Agreement must be complied with once executed.

This Part 5 Agreement must be executed and lodged at the Land Titles Office and registered on the title prior to the commencement of on-site works.

Please note, planning permits containing a requirement for a Part 5 Agreement are not effective until such time as the Agreement is executed, as specified in s53(6) of the Land Use Planning and Approvals Act 1993. Therefore the above Agreement must be executed prior to commencement of works and sealing of the final plan of survey. The template, and a checklist for the process of drafting and lodging such an Agreement, may be obtained from Council's planning team.

4. Prior to the permit coming into the effect, the owner must enter into a Part 5 Agreement under the Land Use Planning and Approvals Act 1993 with and to the satisfaction of Council to the effect that:
 - (a) the measures contained within the certified subdivision Bushfire Report and accompanying Hazard Management Plan (North Barker Ecosystem Services, 14 July 2021) must be implemented in relation to any future development on the lots, unless superseded by an alternative BHMP certified by an accredited person or TFS, and only if this alternative BHMP demonstrates that the hazard management areas:

- (i) are no greater than that shown in the subdivision BHMP;
 - (ii) are consistent with the vegetation classifications in the subdivision BHMP; and
 - (iii) are contained within the lot boundaries;
- (b) each landowner must maintain their hazard management area in accordance with the certified subdivision Bushfire Report and accompanying Hazard Management Plan (North Barker Ecosystem Services, 14 July 2021) or an alternative BHMP certified by an accredited person or TFS in accordance with (a) above;
- (c) all proposed buildings must be designed to limit the likelihood of bird strike as far as possible and development is to be designed in accordance with "Minimising the swift parrot collision threat - Guidelines and recommendations for parrot-safe building design".

Buildings will be to the satisfaction of the Manager Development Services if the glazed surfaces do not result in corner windows or sightlines through buildings from window to window and meet any of the following:

- (i) the glazed surface does not have a total surface area of greater than 2m²;
 - (ii) the glazed surface is treated to include visual markers or muted reflections, the purpose of which must give them the appearance of an impenetrable surface. Such surfaces may include any one of the following types of treatments: the use of low-reflectivity glass (0-10%); films; coatings; fritted glass; or permanent screens; or
 - (iii) the glazed surface is installed at a minimum of 20 degrees from vertical, angled in at its base to reflect the ground.
- (d) Trees identified for retention must be retained and protected unless otherwise approved in writing by Council and development and works must be designed and located to avoid and mitigate impacts on these protected trees, including buildings, access, services, bushfire hazard management and landscaping.

Council will only approve impacts on protected trees, including development and works within the tree protection zone and pruning, where it can be demonstrated that, based on the advice of a suitably qualified arborist (Cert IV Arboriculture and qualified in QTR Assessment), the impacts are tolerable, the trees are capable of retention within the context of the development and works and the development and works will not compromise the long-term viability or expected life of the tree(s);

Council will only approve removal of a protected tree where:

- (i) it can be demonstrated that, based on the advice of a suitably qualified arborist (Cert IV Arboriculture and qualified in QTR Assessment), the tree is unable to be retained because the health and viability of the trees is such that they represent a danger, irrespective of the development;
- (ii) loss of the trees is offset to the satisfaction of Council; and
- (iii) all other planning scheme and Council Policy requirements are satisfied.

The Part 5 Agreement must also include a copy of the subdivision plan clearly showing the location of the trees to be retained and protected under this condition as a Schedule.

This plan must include Trees 1 Eob18, Eob8, Ep10, Ep4, Et4, Et9, Ev3, Ev4, Eob19, Ev5 and Ev7 as shown in the Addendum to the Natural Values Assessment (North Barker Ecosystem Services, 20 July 2021), the Arboricultural Assessment (Element Tree Services, 12 July 2021) and Council Plan Reference P5 submitted on 26 July 2021.

All costs associated with drafting and registering the Part 5 Agreement on the title must be borne by the developer. All terms of this Agreement must be complied with once executed.

This Part 5 Agreement must be executed and lodged at the Land Titles Office and registered on the title prior to the commencement of on-site works.

Please note, planning permits containing a requirement for a Part 5 Agreement are not effective until such time as the Agreement is executed, as specified in s53(6) of the Land Use Planning and Approvals Act 1993. Therefore the above Agreement must be signed and sealed and registered on the title prior to the Permit coming into effect and commencement of works. A template, and a checklist for the process of drafting and lodging such an Agreement, may be obtained from Council's planning team.

5. Prior to the permit coming into effect and the removal of any vegetation on site, the landowner must enter into a Part 5 Agreement under the Land Use Planning and Approvals Act 1993 with and to the satisfaction of Kingborough Council to offset the loss of 0.1 ha of Eucalyptus tenuiramis forest and woodland on sediments and retain and protect the remaining moderate and high priority biodiversity values on Lots 2 and 4. This Part 5 Agreement must:
 - (a) verify the extent and location of values to be protected, which must include all individual high conservation value trees, potential and significant threatened species habitat and threatened native vegetation communities outside the area impacted by subdivision works, the building area and bushfire hazard management measures;
 - (b) provide for the retention and protection of these values within a conservation zone;
 - (c) identify management prescriptions for retaining and protecting these values including but not limited to demarcation of the conservation zone, a weed management plan and monitoring and reporting, to ensure that environmental values are managed for their long term survival. These management prescriptions are to be drafted by a suitably qualified environmental consultant and include timeframes and details for each action;
 - (d) be drafted using Council's template Part 5 Agreement;
 - (e) be signed and sealed prior to commencement of works; and,
 - (f) be submitted to the Land Titles Office with the final plan of survey and registered on the title.

All costs associated with drafting and registering the Part 5 Agreement on the title are to be borne by the developer. All terms of this Agreement must be complied with once executed.

Please note, planning permits containing a requirement for a Part 5 Agreement are not effective until such time as the Agreement is executed, as specified in s53(6) of the Land Use Planning and Approvals Act 1993. Therefore the above Agreement must be executed prior to commencement of works and sealing of the final plan of survey. The

template, and a checklist for the process of drafting and lodging such an Agreement, may be obtained from Council's planning team.

6. Prior to commencement of on-site works, a survey of tree hollows must be undertaken by a suitably qualified person in accordance with current best practice survey guidelines to determine whether the hollows are being utilised and identify any mitigation measures that need to be applied to reduce impacts on the species. Evidence of and the results from this survey must be provided to Council for review. Commencement of clearing must not occur until and unless all identified mitigation measures have been satisfactorily implemented and start of works are approved by Council.
7. Prior to the commencement of any on-site works (including any tree removal, demolition, excavations, placement of fill, delivery of building/construction materials and/or temporary buildings), all remaining native vegetation, including individual trees identified for retention in the Addendum to the Natural Values Assessment (North Barker Ecosystem Services, 20 July 2021), the Arboricultural Assessment (Element Tree Services, 12 July 2021) and Council Plan Reference P5 submitted on 26 July 2021), must be retained and appropriately protected during construction through the installation of temporary fencing between any on-site works and adjacent native vegetation in accordance with AS 4970-2009 to exclude:
 - (a) machine excavation including trenching;
 - (b) excavation for silt fencing;
 - (c) cultivation;
 - (d) storage;
 - (e) preparation of chemicals, including preparation of cement products;
 - (f) parking of vehicles and plant;
 - (g) refuelling;
 - (h) dumping of waste;
 - (i) wash down and cleaning of equipment;
 - (j) placement of fill;
 - (k) lighting of fires;
 - (l) soil level changes;
 - (m) temporary or permanent installation of utilities and signs; and
 - (n) physical damage to the tree(s).

Evidence of satisfactory installation of this fencing must be provided to the Manager Development Services prior to the commencement of any on-site works.

In addition, the following tree protection measures must be adhered to following construction for all areas within the Tree Protection Zone but outside the footprint of the approved works:

- (i) the existing soil level must not be altered around the Tree Protection Zone of the trees (including the disposal of fill, placement of materials or the scalping of the soil);
 - (ii) the Tree Protection Zone must be free from the storage of fill, contaminants or other materials;
 - (iii) machinery and vehicles are not permitted to access the Tree Protection Zone; and
 - (iv) development and associated works are not permitted unless otherwise approved by Council in writing.
8. Prior to the commencement of on-site works a Construction Environmental Management Plan (CEMP) must be submitted to Council for approval. The plan must be to the satisfaction of the Manager Development Services and provide details of the following:
- (a) Hours for construction activity in accordance with any other condition of this Permit;
 - (b) Soil and water management measures in accordance with NRM South Soil and Water Management of Construction Sites – Guidelines and Tasmanian Standard Drawings (TSD-SW28), the Wetlands and Waterways Works Manual (DPIWE, 2003) and the Tasmanian Coastal Works Manual (DPIPWE, Page and Thorp, 2010);
 - (c) Measures to minimise and mitigate impacts on threatened species during construction, including protocols in the event that evidence of raptor nesting, swift parrot nesting or marsupial den sites are observed or discovered during works;
 - (d) Measures to control noise;
 - (e) The extent of cut and fill;
 - (f) Storage locations for the stockpiling of fill on site;
 - (g) Demonstration that the stockpiling of fill will not encroach into the tree protection zones of trees identified for retention;
 - (h) The location for the disposal of any excess fill off site and demonstration this site is either a certified landfill facility for Level 1 fill or a site that has been approved for the disposal or use of Level 1 fill under a development use permit issued by Council;
 - (i) specifications and locations of tree and vegetation protection measures in accordance with Condition 7;
 - (j) Weed management measures in accordance with Condition 12;
 - (k) Measures relating to removal of hazardous or dangerous material from the site, where applicable;
 - (l) Measures to ensure that pedestrians are able to use with safety any footpath along the boundaries of the site;
 - (m) A plan showing the location of parking areas for construction and sub-contractors' vehicles on and surrounding the site, to ensure that vehicles associated with

construction activity cause minimum disruption to surrounding premises. Any basement carpark on the land must be made available for use by sub-contractors/tradesperson upon completion of such areas, without delay;

- (n) A Traffic Management Plan showing truck routes to and from the site;
- (o) Swept path analysis demonstrating the ability for trucks to enter and exit the site in a safe manner for the largest anticipated truck associated with the construction;
- (p) A plan showing the location and design of a vehicle wash-down bay for construction vehicles on the site;
- (q) Measures to ensure that sub-contractors/tradespersons operating on the site are aware of the contents of the Construction Management Plan;
- (r) The location of any site sheds, on-site amenities, building waste storage and the like, noting that Council does not support site sheds on Council road reserves;
- (s) Contact details of key construction site staff; and
- (t) A plan showing the above details.

A site inspection of the implemented plan by the Council's Development Inspector and Council's Environmental Planner must be satisfactorily undertaken with the principal contractor prior to the commencement of any on-site works and issue of start of works.

Once endorsed, the Plan will form part of the permit and must be implemented and maintained throughout construction of the development to the satisfaction of the Manager Development Services.

9. Only those trees approved for removal in the endorsed engineering drawings and 0.43ha of native vegetation, comprising 0.33 ha of *Eucalyptus pulchella* dry forest and woodland (DPU) and 0.1 ha of *Eucalyptus tenuiramis* forest and woodland on sediments (DTO), is approved for removal in accordance with the Addendum to the Natural Values Assessment (North Barker Ecosystem Services, 20 July 2021) and certified subdivision Bushfire Report and accompanying Hazard Management Plan (North Barker Ecosystem Services, 14 July 2021).

This vegetation must not be removed prior to issue of a 'Start of Works Notice'.

No further felling, lopping, ringbarking or otherwise injuring or destroying of native vegetation or individual trees is to take place without the prior written permission of Council.

10. The engineering design drawings required under Condition 2 must include a Vegetation Protection Plan which:
- (a) identifies all native vegetation and individual native trees with a diameter >25cm at 1.4m from natural ground level and their associated tree protection zones relative to the subdivision works, including access construction, installation of services and establishment of compliant hazard management areas in accordance with the certified subdivision Bushfire Report and accompanying Hazard Management Plan (North Barker Ecosystem Services, 14 July 2021);
 - (b) identifies which vegetation is to be removed and which is to be retained for the purposes of the subdivision works only;

- (c) demonstrates the subdivision works are designed, located and constructed to minimise impacts on native vegetation and individual trees, including:
 - (i) enabling retention of Trees Eob18, Eob8, Ep10, Ep4, Et4, Et9, Ev3, Ev4, Eob19, Ev5 and Ev7 as shown in the Addendum to the Natural Values Assessment (North Barker Ecosystem Services, 20 July 2021), the Arboricultural Assessment (Element Tree Services, 12 July 2021) and Council Plan Reference P5 submitted on 26 July 2021; and
 - (ii) demonstrating subdivision works in the vicinity of Tree Ev1 have been designed in consultation with a suitably qualified arborist and have explored all feasible options for retention of this tree. Removal of the tree will only be approved where it can be demonstrated that it is not practically feasible to retain the tree while installing the required infrastructure and upgrading the access to Lots 5 and 6 and the loss of the tree is offset; and
 - (d) details the mitigation and vegetation protection measures to be implemented before, during and after construction in accordance with Australian Standard 4970-2009 for the protection of trees on development sites, including incorporation of the recommendations in the Arboricultural Assessment (Element Tree Services, 12 July 2021).
11. To offset the loss of up to five (5) trees of very high conservation value, including Trees Eg1, Eob1, Eob5, Et13 and Ev2, an offset of \$500/tree must be paid into Council's Environmental Fund, to be used to manage and conserve habitat in the vicinity of Tarooma. Where it is demonstrated as part of the detailed engineering drawings that the loss of Ev1 is also unavoidable, this tree must also be offset at a rate of \$500.
- All offsets must be paid prior to commencement of on-site works, including tree removal.
12. Declared weeds under the Weed Management Act 1999, environmental weeds and/or weeds listed in the Kingborough Weed Management Strategy are present on the site, including but not limited to blackberry, boneseed, holly and numerous environmental weeds. To prevent the spread of weeds elsewhere and manage the weeds within the site, the following weed management measures must be undertaken to the satisfaction of the Manager Development Services:
- A. Prior to the commencement of on-site works (including but not limited to native vegetation and/or tree removal, demolition, excavations, placement of fill, delivery of building/construction materials and/or temporary buildings) the following is required:
 - 1. Weed Management Plan by a suitably qualified person must be submitted to and approved by the Manager Development Services for each stage. The plan must include:
 - (i) a list and site plan of all declared weeds under the Weed Management Act 1999, environmental weeds and/or weeds listed in the Kingborough Weed Management Strategy present on the site;
 - (ii) timeframes and methods of primary, secondary and follow up treatments for these weeds;
 - (iii) weed hygiene measures to minimise the spread of weeds to and from the site during on site works; and

- (iv) an implementation, monitoring and reporting plan (including timeframes and costings for each action).

Once endorsed the plan will form part of the permit and must be complied with to the satisfaction of the Manager Development Services, unless otherwise agreed in writing by the Manager of Development Services.

- 2. Primary treatment of all declared, environmental and/or listed weeds must be undertaken within the footprint of subdivision works, including within areas to be traversed and disturbed during construction.
- B. During construction - weed management measures must be implemented in accordance with the endorsed plan to the satisfaction of the Manager Development Services.
- 13. A Council fee of 2% of the estimated value of the civil engineering construction works (including GST, provisional items and contingencies) for the development or the current minimum fee, whichever is the greater, must be paid at the time of submission of the engineering design plans for approval. The actual amounts payable shall be based on the rates adopted by Council and prevailing at the time of payment.
 - 14. Prior to the commencement of any on-site works, including vegetation removal or modification, demolition, construction, excavations, placement of fill, delivery of building/construction materials and/or temporary buildings, a “start works” notice must be lodged with Council.

This notice must be lodged a minimum of 14 days prior to commencement of on-site works and works must not commence until this notice has been approved by the Manager Development Services.
 - 15. As no provision has been made for recreation space or improvements thereto, and having formed the opinion that such a provision should be made, Council invokes the provisions of Section 117 of the Local Government (Building and Miscellaneous Provisions) Act 1993 and requires security equivalent of 5% of the unimproved value of the gross area of the subdivision. This should be in the form of a direct payment made before the sealing of the Final Plan, or alternatively, in the form of security provided under Section 117 of the Local Government (Building and Miscellaneous Provisions) Act 1993.

The subdivider is to obtain a valuation from a registered Valuer for the purposes of determining the unimproved value of the gross area of the subdivision.
 - 16. The existing buildings on proposed lots 2 and 6 must be removed from the land prior to the sealing of the Final Plan of Survey for the relevant lot. Satisfactory evidence of the demolition must be provided to Council that the buildings have been removed. All necessary approvals must be in place prior to the removal of the buildings.
 - 17. Site filling that exceeds a depth of 300mm must be placed in accordance with AS3798 guidelines for commercial and residential developments 1996. Upon completion of the works, the supervising engineer must confirm in writing that the works have been carried out in accordance with AS 3798. The location of fill areas must be shown on the “as constructed drawings” and Final Plan of Survey submitted for sealing.
 - 18. All works associated with each approved stage of the subdivision must be completed to the satisfaction of the Executive Manager – Engineering Services prior to the sealing of the Final Plan of Survey by Council for the respective stage. Quality assured contractors may lodge a notice of intent to Council requesting assessment and approval that security be accepted to cover the completion of any outstanding works to enable

the sealing of the Final Plan of Survey. The assessment must be in accordance with Council's policy at the time, is subject to an onsite inspection and report by Council's officers. The following must be confirmed in writing:

- (a) That all sewer, stormwater, water mains and associated house connections are constructed and capable of satisfactory operation; and
- (b) That all requirements of the Electricity and Telecommunication agencies and other relevant service authorities have been satisfactorily completed.

Acceptable "As Constructed" drawings must be provided.

19. All existing sewer, water, stormwater, Tas Networks and telecommunication authorities supply infrastructure traversing newly created lots, must be removed and/or replaced as necessary so that they are contained wholly within the boundaries of the specific lot which they service with all associated costs borne by the applicant. The requirements of the relevant service authorities must be strictly complied with by the applicant.
20. All existing and proposed water, sewer and stormwater pipelines must be provided with all necessary drainage easements and shown on the Final Plan of Survey lodged for sealing.

Specific easements as required by other authorities must also be provided and shown on the Final Plan of Survey lodged for sealing.

21. Underground power and telecommunication services must be provided to all lots on the endorsed plan of subdivision in accordance with the requirements of TasNetworks and the telecommunications authority requirements. Services conduits must be provided to the lots proper at the developer's cost. Services conduits must be provided to the service authority requirements. The underground cabling and street lighting design including annual operating costs must be submitted to Council for approval prior to engineering plan approval.
22. Prior to the Sealing of the Final Plan of Survey, the hazard management areas (HMAs) must be established in accordance with the certified subdivision Bushfire Report and accompanying Hazard Management Plan (North Barker Ecosystem Services, 14 July 2021). Evidence of satisfactory establishment of the HMAs must be submitted to Council.
23. The applicant must lodge a maintenance bond and bank guarantee of 10% of the total contract sum including GST to cover the satisfactory rectification of all defects and defective works during the statutory 52 weeks maintenance period prior to the issue of Certificate of Practical Completion for each approved stage of the subdivision.
24. At practical completion and the satisfactory completion of all mandatory audit inspections for each approved stage of the subdivision works the supervising engineer must:
 - Request a joint on-site practical completion inspection with the Council's authorised representative;
 - Provide written confirmation that the works have been substantially completed in accordance with the Council approved plans and specifications and that the appropriate levels of quality and workmanship have been achieved;
 - Provide a copy of relevant documentation that all requirements have been carried out as applicable by the following:

- (i) Telecommunication authorities
- (ii) TasNetworks
- (iii) TasWater;
- Provide supervising engineer's certification that site filling exceeding 300mm has been placed in accordance with AS3798 (guidelines on earthworks for commercial and residential developments). Fill areas must be shown on the 'As Constructed' drawings;
- Provide a signed checklist for 'As Constructed' drawings;
- Submit A1 size 'As Constructed' drawings in accordance with Council's Survey Brief, at a scale of 1:200 or 1:500 as appropriate, unless approved otherwise, certified as correct by a registered land surveyor in accordance with Council's Survey requirements for subdivisions, developments and capital works projects;
- Provide CCTV inspection and report (by Council approved contractor) of any new public stormwater infrastructure to be taken over by Council; and
- Provide an arborist assessment that the vegetation protection measures as required in the Vegetation Protection Plan have been satisfactorily implemented.

Council will issue a Certificate of Practical Completion including a minor defects list, upon the successful completion of:

- (a) All mandatory audit inspections;
 - (b) Provision of acceptable documentation;
 - (c) Practical completion inspection;
 - (d) Provision of Bond and Bank guarantees.
25. The satisfactory completion of all public infrastructure for each stage of the subdivision works will be considered achieved when:
- (a) A Certificate of Practical Completion has been issued;
 - (b) All defects and any defective works have been satisfactorily rectified at the completion of the 52 week maintenance period;
 - (c) Council will be entitled to call upon the bond and bank guarantee funds to complete or rectify any outstanding defective works after the expiry of the maintenance period;
 - (d) At the end of the statutory 52 week maintenance period, the supervising Engineer must request a joint onsite inspection with the Council's authorised representative to confirm that all outstanding defects and defective works have been satisfactorily completed;
 - (e) Upon satisfactory completion of all outstanding defects and defective works Council will issue a notice of satisfactory 'Final Inspection' and the public assets will be taken over by Council;
 - (f) After takeover of the works, it will be the responsibility of the supervising engineer or applicant to request Council to release all Bond and Bank Guarantee monies.

26. The conditions as determined by TasWater, and set out in Attachment 3, form part of this permit.

ADVICE

- A. A Final Plan of Survey must be submitted to Council for sealing, together with a Schedule of Easements, a copy of the survey notes, and a copy of the balance plan (where applicable). Payment of Council's fee for sealing the Final Plan of Survey and Schedule of Easements must be made upon submission of plans.
- B. In accordance with section 53(5) of the Land Use Planning and Approvals Act 1993 this permit lapses after a period of two years from the date on which it is granted if the use or development in respect of which it is granted is not substantially commenced within that period.
- C. The Developer should not allocate any property address numbers for the proposed lots.

New property addresses have been allocated as follows:

Lot No. on the plan	Allocated Property Address
1	26 Stewart Crescent, Tarooma
2	28 Stewart Crescent, Tarooma
3	30 Stewart Crescent, Tarooma
4	34 Stewart Crescent, Tarooma
5	137B Channel Highway, Tarooma
6	137A Channel Highway, Tarooma

- D. Demolition of building is not to be carried out without prior approval under the provisions of the Building Act 2016. The Developer is recommended to seek the services of a licenced Building Survey for advice regarding the building approvals required to carry out the demolition work.
- E. The sewer and stormwater house connection drains and the water supply from the existing building that is to be demolished are to be sealed at the boundary to the satisfaction of a Council Plumbing Surveyor.
- F. Prior to commencement of works, the applicant must obtain all necessary permits from the Department of State Growth.

The permits will relate to Commencement of works notifications and traffic management approvals.

ATTACHMENTS

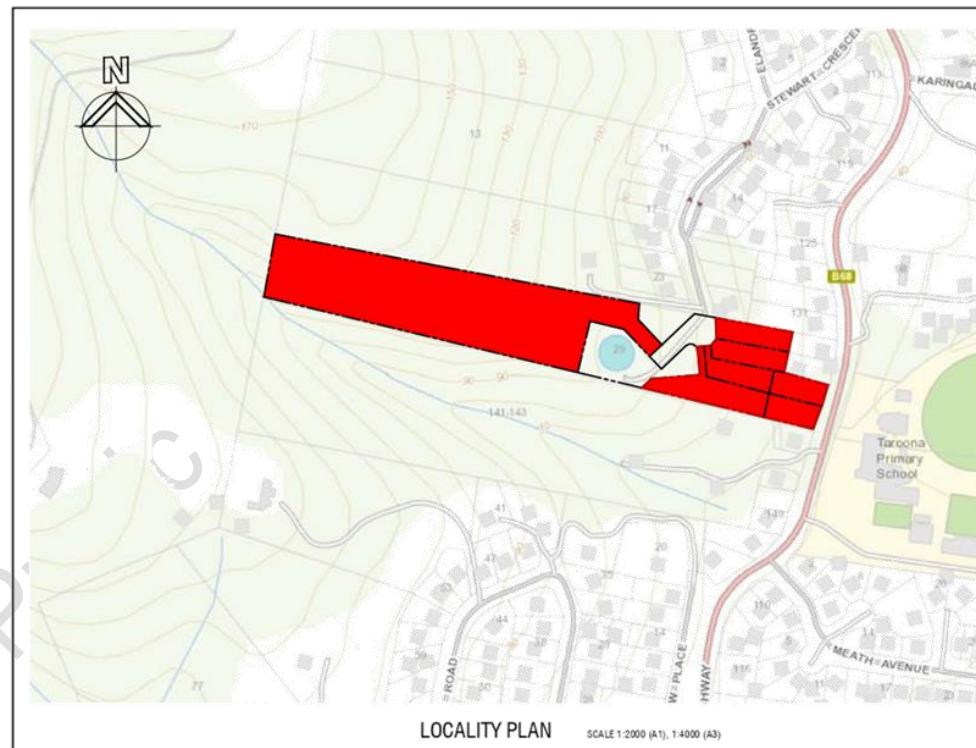
1. **Plans**
2. **Assessment Checklist**
3. **TasWater Submission to Planning Authority Notice**

PROPOSED SUBDIVISION

137 CHANNEL HIGHWAY, TAROONA

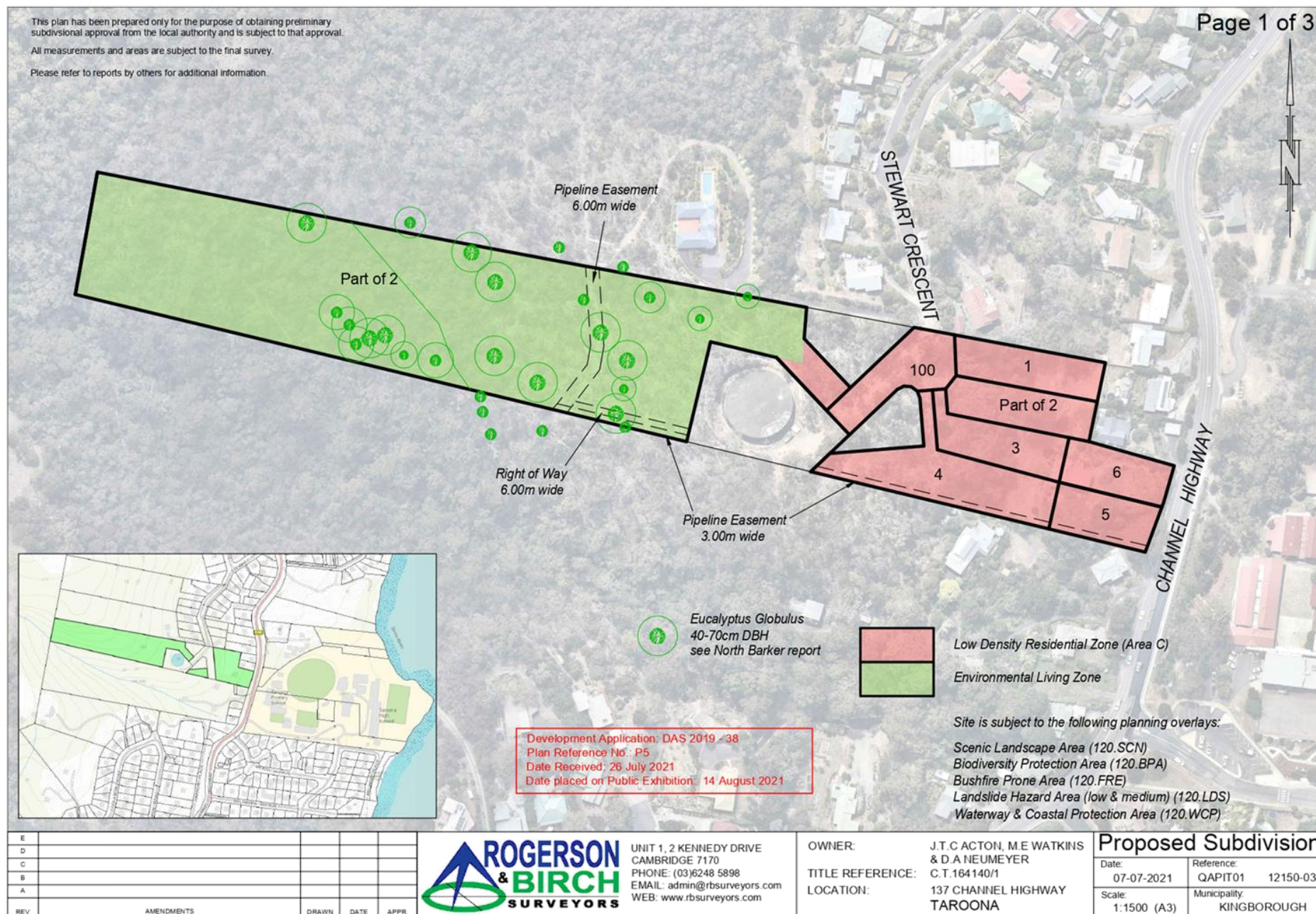
FOR CAPITAL INVESTMENTS

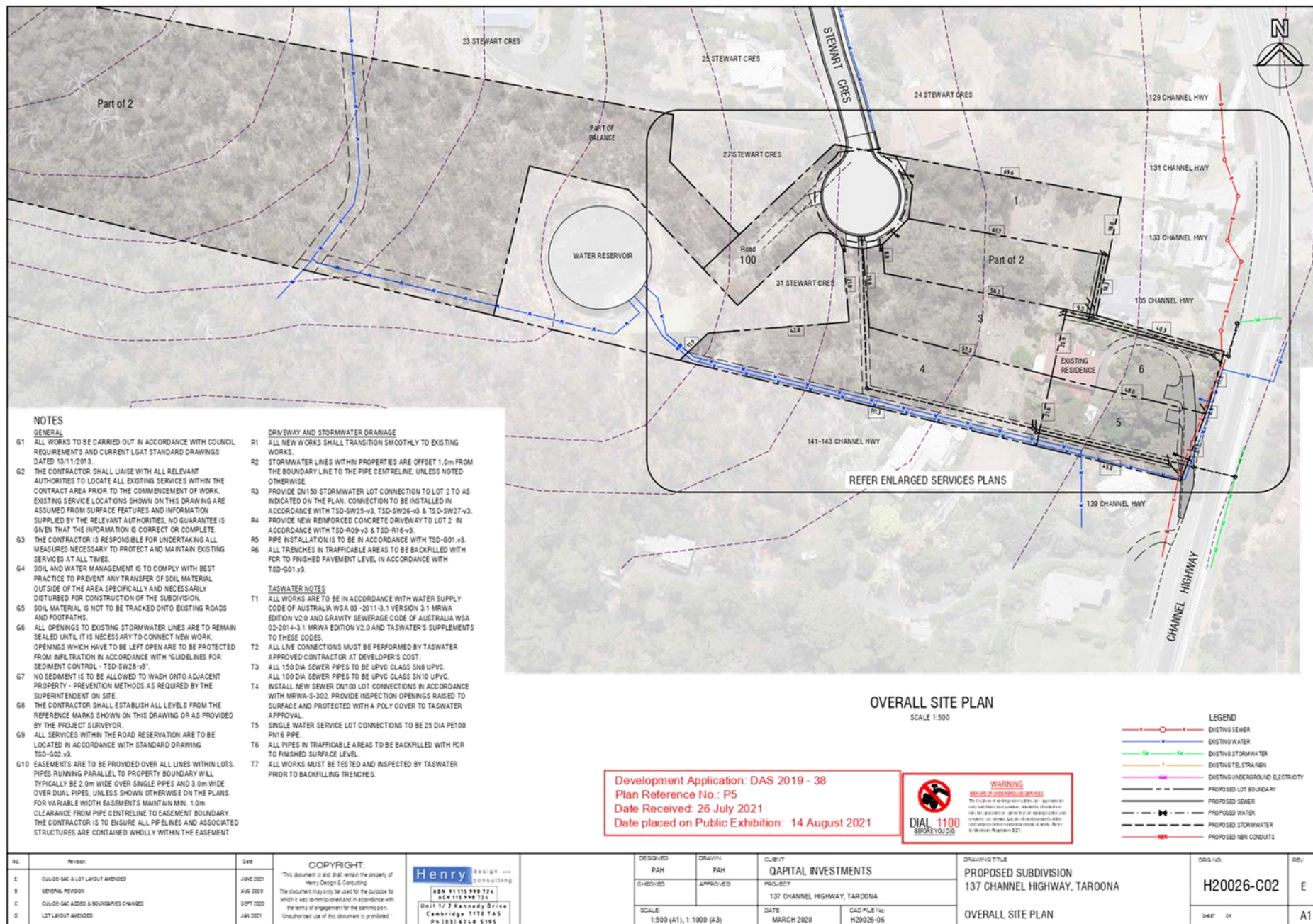
DRAWING No.	DRAWING TITLE
H20026-C01	LOCALITY PLAN & DRAWING INDEX
H20026-C02	OVERALL SITE PLAN
H20026-C03	DRIVEWAY & DRAINAGE PLAN
H20026-C04	SEWER & WATER SUPPLY PLAN
H20026-C05	TYPICAL DRIVEWAY & TRENCH DETAILS

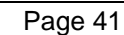


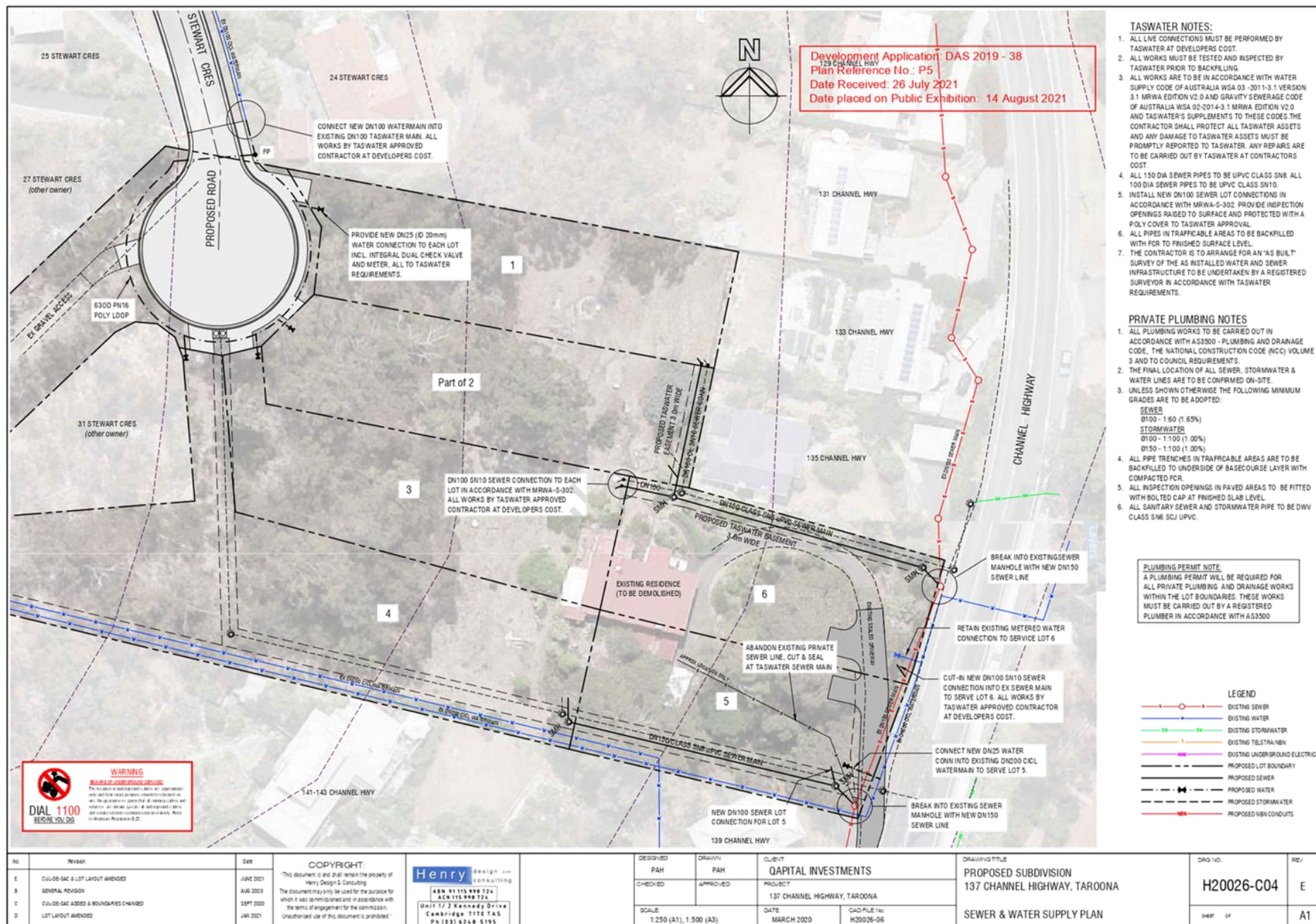
Development Application: DAS 2019 - 38
Plan Reference No.: P5
Date Received: 26 July 2021
Date placed on Public Exhibition: 14 August 2021

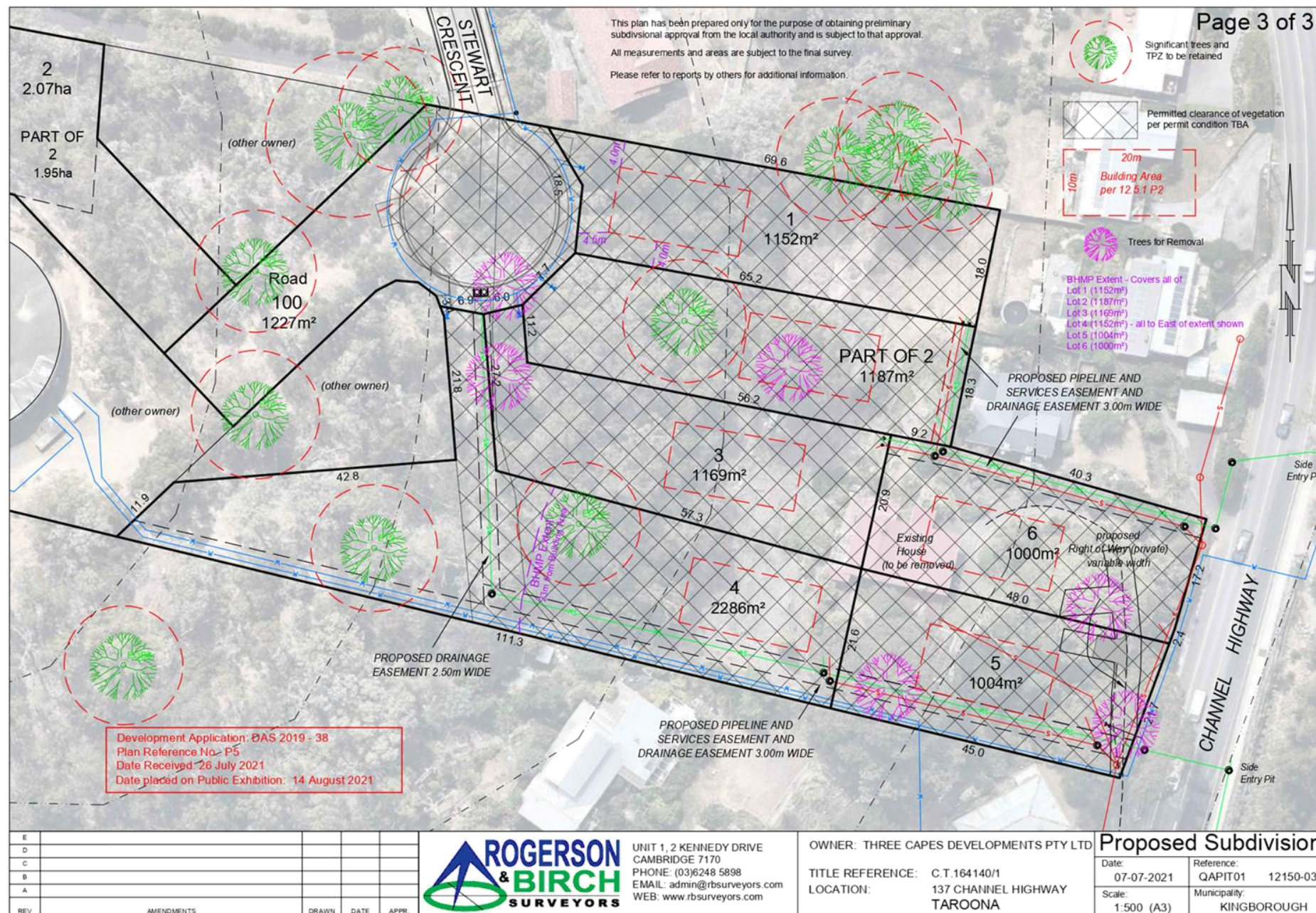
No.	Revision	Date	COPYRIGHT:	DESIGNED	DRAWN	CLIENT	DRAWING TITLE	DWG NO.	REV
E	CUL-DE-SAC & LOT LAYOUT AMENDED	JUNE 2021	<p>Henry design <small>ASB 11 115 980 724 ACK 115 980 724 UNIT 12/2 Kennedy Drive Cambridge 3110 TAS Ph (03) 6248 5195</small></p>	PAH	PAH	CAPITAL INVESTMENTS	PROPOSED SUBDIVISION 137 CHANNEL HIGHWAY, TAROONA	H20026-C01	E
B	GENERAL REVISION	AUG 2020		CHECKED	APPROVED	PROJECT			
C	CUL-DE-SAC ADDED & BOUNDARIES CHANGED	SEPT 2020				137 CHANNEL HIGHWAY, TAROONA			
D	LOT LAYOUT AMENDED	JAN 2021		SCALE:		DATE	LOCALITY PLAN & DRAWING INDEX		A1
				AS SHOWN		MARCH 2020			
						CAD FILE No: H20026-06			

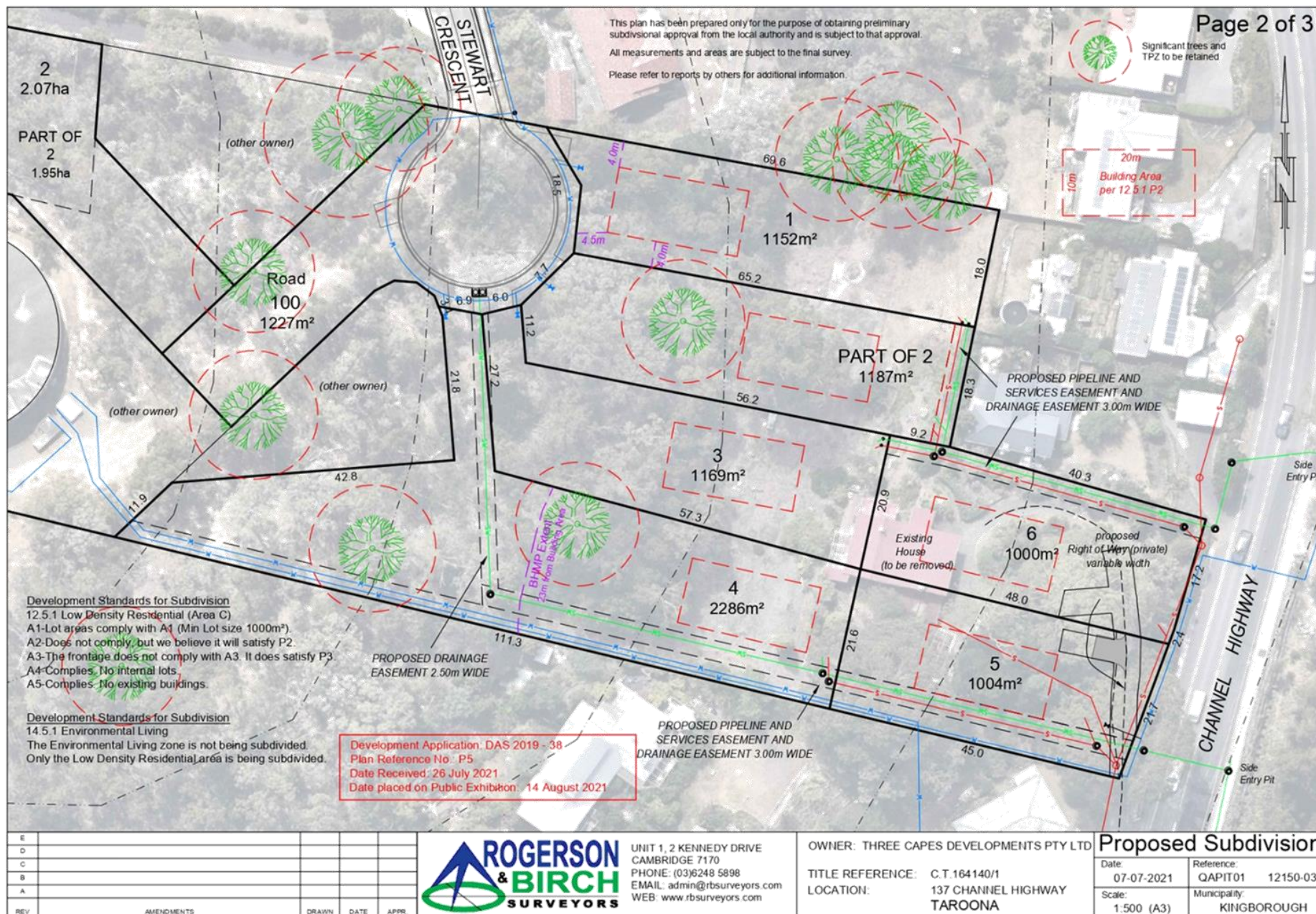


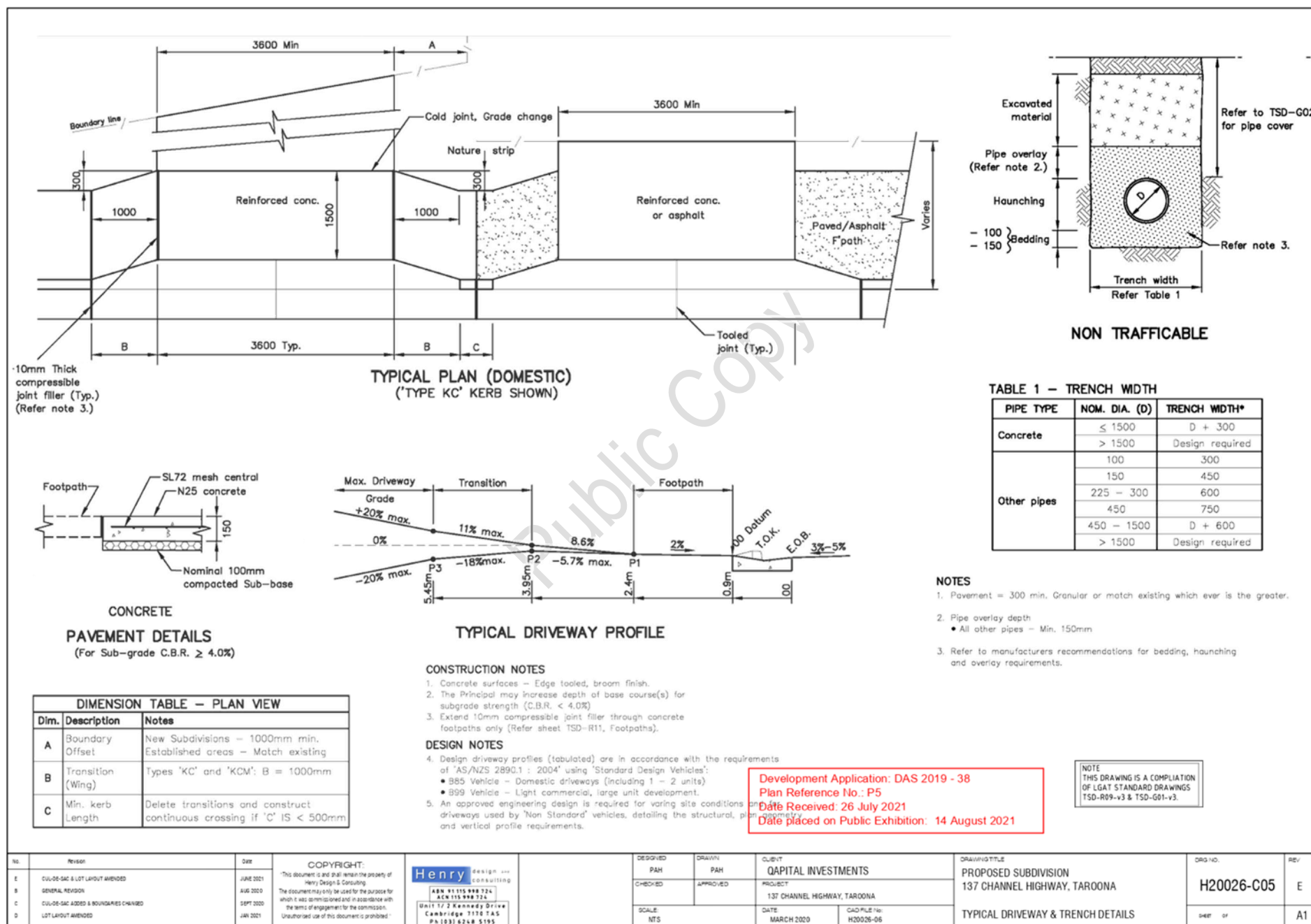












ASSESSMENT CHECKLIST**Zone Provisions**

Low Density Residential

12.5 Development Standards for Subdivision

ISSUE	COMPLIANCE/COMMENTS																																																	
<p>Lot Design (Cl. 12.5.1)</p> <ul style="list-style-type: none">A1 – The size of each lot must be in accordance with the following, except if for public open space, a riparian or littoral reserve or utilities: as specified in Table 12.1 <p>Low Density Residential Area C – 1,000m²</p> <ul style="list-style-type: none">A2 – The design of each lot must provide a minimum building area that is rectangular in shape and complies with all of the following, except if for public open space, a riparian or littoral reserve or utilities;<ul style="list-style-type: none">(a) clear of the frontage, side and rear boundary setbacks;(b) not subject to any codes in this planning scheme;(c) clear of title restrictions such as easements and restrictive covenants;(d) has an average slope of no more than 1 in 5;(e) is a minimum of 20 m x 20 m in size.(f) No environmental values will be adversely impactedA3 – The frontage for each lot must be no less than the following, except if for public open space, a riparian or littoral reserve or utilities and except if an internal lot: 30m.A4 – No lot is an internal lotA5 - Setback from a new boundary for an existing building must comply with the relevant Acceptable Solution for setback.	<p>A1 – Complies – The lots all comply to the minimum size standard.</p> <table><tr><td>Lot 1</td><td>1215m²</td></tr><tr><td>Lot 2</td><td>1210m² in the Low Density Residential Zone (and 1.95ha in the Environmental Living Zone) (Total 2.07ha)</td></tr><tr><td>Lot 3</td><td>1186 m²</td></tr><tr><td>Lot 4</td><td>2302 m²</td></tr><tr><td>Lot 5</td><td>1004 m²</td></tr><tr><td>Lot 6</td><td>1000 m²</td></tr></table> <p>A2(b) – Not Complying - The site is subject to several codes and therefore does not comply with A2(b).</p> <p>A2(f) - Not Complying - There are seventeen (17) high conservation value trees within proximity to the proposed subdivision and associated works. Of these, one (1) <i>Eucalyptus obliqua</i> with a dbh >70cm is proposed for removal to facilitate future development of the lots. The building areas are also located in areas containing native vegetation communities.</p> <p>The proposal is unable to comply with the acceptable solution as the lots contain building areas subject to codes in the scheme and impact upon environmental values</p> <table><tr><th>LOT #</th><th>WIDTH (M)</th><th>DEPTH (M)</th></tr><tr><td>Lot 1</td><td>18 – 18.5</td><td>65.2 – 69.6</td></tr><tr><td>Lot 2</td><td>18.3</td><td>56.2 – 65.2</td></tr><tr><td>Lot 3</td><td>20.9</td><td>56.2 – 57.3</td></tr><tr><td>Lot 4</td><td>21.6 – 21.7</td><td>57.3 – 111.3</td></tr><tr><td>Lot 5</td><td>21.6</td><td>45 - 48</td></tr><tr><td>Lot 6</td><td>21.6</td><td>111.3</td></tr></table> <p>A3 – Not Complying – The lots have frontages less than 30m:</p> <table><tr><th>LOT #</th><th>WIDTH (M)</th></tr><tr><td>Lot 1</td><td>18.5</td></tr><tr><td>Lot 2 (LDR)</td><td>7.7</td></tr><tr><td>Lot 2 (EL)</td><td>15.0</td></tr><tr><td>Lot 3</td><td>6.9</td></tr><tr><td>Lot 4</td><td>6.9</td></tr><tr><td>Lot 5</td><td>21.7</td></tr><tr><td>Lot 6</td><td>17.2</td></tr></table>	Lot 1	1215m²	Lot 2	1210m² in the Low Density Residential Zone (and 1.95ha in the Environmental Living Zone) (Total 2.07ha)	Lot 3	1186 m²	Lot 4	2302 m²	Lot 5	1004 m²	Lot 6	1000 m²	LOT #	WIDTH (M)	DEPTH (M)	Lot 1	18 – 18.5	65.2 – 69.6	Lot 2	18.3	56.2 – 65.2	Lot 3	20.9	56.2 – 57.3	Lot 4	21.6 – 21.7	57.3 – 111.3	Lot 5	21.6	45 - 48	Lot 6	21.6	111.3	LOT #	WIDTH (M)	Lot 1	18.5	Lot 2 (LDR)	7.7	Lot 2 (EL)	15.0	Lot 3	6.9	Lot 4	6.9	Lot 5	21.7	Lot 6	17.2
Lot 1	1215m²																																																	
Lot 2	1210m² in the Low Density Residential Zone (and 1.95ha in the Environmental Living Zone) (Total 2.07ha)																																																	
Lot 3	1186 m²																																																	
Lot 4	2302 m²																																																	
Lot 5	1004 m²																																																	
Lot 6	1000 m²																																																	
LOT #	WIDTH (M)	DEPTH (M)																																																
Lot 1	18 – 18.5	65.2 – 69.6																																																
Lot 2	18.3	56.2 – 65.2																																																
Lot 3	20.9	56.2 – 57.3																																																
Lot 4	21.6 – 21.7	57.3 – 111.3																																																
Lot 5	21.6	45 - 48																																																
Lot 6	21.6	111.3																																																
LOT #	WIDTH (M)																																																	
Lot 1	18.5																																																	
Lot 2 (LDR)	7.7																																																	
Lot 2 (EL)	15.0																																																	
Lot 3	6.9																																																	
Lot 4	6.9																																																	
Lot 5	21.7																																																	
Lot 6	17.2																																																	

	A4 – Not Complying – Lots 3 and 4 are internal lots. A5 – Complies – The existing dwelling is being demolished.
Roads (Cl. 12.5.2) • A1 – The subdivision includes no new road	A1 – Not Complying – the subdivision includes the extension of Stewart Crescent.
Ways and Public Open Space (Cl. 12.5.3) • A1 – No Acceptable Solution. • A2 – No Acceptable Solution.	A1 – Not Complying - No Acceptable Solution and must be assessed against the Performance Criteria. A2 - Not Complying - No Acceptable Solution and must be assessed against the Performance Criteria.
Services (Cl. 12.5.4) • A1 – Each lot must be connected to a reticulated potable water supply where such a supply is available. • A2 – Each lot must be connected to a reticulated sewerage system where available. • A3 – Each lot must be connected to a stormwater system able to service the building area by gravity. • A4 – The subdivision includes no new road.	A1 – Complies – TasWater have proved a Submission to Planning Authority Notice with water and sewer conditions for connection. A2 – Complies – TasWater have proved a Submission to Planning Authority Notice with water and sewer conditions for connection. A3 – Complies – Each lot is connected to a stormwater system able to service the building area by gravity. A4 – Not Complying – A new road is proposed being the extension of the existing Stewart Crescent.

Environmental Living

14.5 Development Standards for Subdivision

There is no subdivision creating further lots in the Environmental Living Zone part of the existing lot and therefore the subdivision standards are not applicable to the application.

ISSUE	COMPLIANCE/COMMENTS
-------	---------------------

Code Provisions

ISSUE	COMPLIANCE/COMMENTS
E1.0 Bushfire-Prone Areas Code	
Subdivision: Provision of hazard management areas (Cl.E1.6.1) • A1 – Subdivision capable of containing fire hazard management areas	A1 – Complies - The application is accompanied by a Certificate under s51(2)(d) of the <i>Land Use Planning and Approvals Act 1993</i> certified by an accredited bushfire practitioner which demonstrates that the proposed subdivision meets Clause E1.6.1(A1)(b) in that it provides hazard management areas equal to or greater than that the separation distances required for BAL 19 for all lots. A bushfire hazard management plan was also submitted with the application demonstrating that the proposal complies with A1(b) as follows: <ul style="list-style-type: none"> the plan shows all lots that are located within a bushfire prone area; the plan identifies a compliant building area for each lot; the bushfire hazard management area for each lot is equal to or greater than the separation distances required for BAL-19; the application is accompanied by a bushfire hazard management plan certified by an accredited person and showing hazard

	<p>management areas equal to or greater than the separation distances required for BAL 19.</p> <p>To ensure the bushfire hazard management requirements are satisfied, conditions should be included in any permit issued requiring the following:</p> <ul style="list-style-type: none"> • The hazard management areas to be established in accordance with the BHMP prior to sealing of the final plan of survey; and • A Part 5 Agreement requiring each landowner to maintain their HMA and requiring future development of the lots to be consistent with the BHMP, unless superseded by an alternative BHMP certified by an accredited person or TFS, and only if this alternative BHMP demonstrates that the hazard management areas are no greater than the subdivision BHMP.
<p>Subdivision: Public Access (Cl.E1.6.2)</p> <ul style="list-style-type: none"> • A1 – Certified signoff provided or subdivision plan demonstrating required layout • A2 – Construction of roads meets the requirements of the table, where the development standards in the zone do not require a higher standard 	<p>A1 – Complies - The subdivision complies with A1 (b) as the proposed plan of subdivision shows the proposed road and cul-de-sac and the layout of property access to the building areas, demonstrates they comply with Tables E1 and E2 and the plan has been certified by an accredited person.</p> <p>A condition is recommended for inclusion in any permit issued requiring engineering design drawings demonstrate they are consistent with the subdivision BHMP.</p> <p>A2 - Complies.</p>
<p>Subdivision: Provision of water supply for fire fighting purposes (Cl.E1.6.3)</p> <ul style="list-style-type: none"> • A1 – Certified signoff provided or supply demonstrated • A2 – Unserviced areas – certified signoff provided, BHMP certified or supply demonstrated 	<p>A1 – Complies - The subdivision complies with A1 (b) as proposed plan of subdivision showing the layout of fire hydrants, and building areas, is included in a bushfire hazard management plan and this plan has been approved by an accredited person as being compliant with Table E4.</p> <p>A2 – NA</p>
E3.0 Landslide Code	
<p>Subdivision (Cl.E3.8.1.)</p> <ul style="list-style-type: none"> • A1 - No acceptable solution. 	<p>A1 – Not Complying - No acceptable solution (requires assessment against performance criteria).</p> <p>As the proposed subdivision creates more than two lots located within a Low Landslide Hazard Area, the proposal requires assessment against the performance criteria.</p>
E5.0 Road and Railway Assets Code	
<p>Existing road accesses and junctions (E5.5.1)</p> <ul style="list-style-type: none"> • A1 The annual average daily traffic (AADT) of vehicle movements, to and from a site, onto a category 1 or category 2 road, in an area subject to a speed limit of more than 60km/h, must not increase by more than 10% or 10 vehicle movements per day, whichever is the greater. • A2 - The annual average daily traffic (AADT) of vehicle movements, to and from a site, using an existing access or junction, in an area subject to a speed limit of more than 60km/h, must not increase by more than 10% or 10 	<p>A1 -NA – (not a category 1 or category 2 road)</p> <p>A2 – NA -</p> <p>A3 – Complies - The increase in traffic movement complies as the number of traffic movements does not exceed 40 vehicle movements per day based on the number of lots. A Traffic Impact Assessment was not required to be submitted. Stewart Crescent has sufficient capacity for the increased vehicle movements.</p>

<p>vehicle movements per day, whichever is the greater.</p> <ul style="list-style-type: none"> A3 - The annual average daily traffic (AADT) of vehicle movements, to and from a site, using an existing access or junction, in an area subject to a speed limit of 60km/h or less, must not increase by more than 20% or 40 vehicle movements per day, whichever is the greater. 	
<p>Road accesses and junctions (E5.6.2)</p> <ul style="list-style-type: none"> A1 - No new access or junction to roads in an area subject to a speed limit of more than 60km/h; A2 - No more than one access providing both entry and exit, or two accesses providing separate entry and exit, to roads in an area subject to a speed limit of 60km/h or less 	<p>A1 – NA A2 – Complies.</p>
<p>Sight distance at accesses, junctions and level crossings (E5.6.4)</p> <ul style="list-style-type: none"> A1 Sight distances at: <ul style="list-style-type: none"> (a) an access or junction must comply with the Safe Intersection Sight Distance shown in Table E5.1; and (b) rail level crossings must comply with AS1742.7 Manual of uniform traffic control devices - Railway crossings, Standards Association of Australia. 	<p>A1(a) – Complies – no change to existing Channel Highway and Stewart Crescent intersection. A1(b) - NA</p>
E6.0 Parking and Access Code	
<p>Number of vehicular accesses (Cl.E6.7.1)</p> <ul style="list-style-type: none"> A1 – Number of vehicle access points complies 	<p>A1 – Complies – 1 vehicle access point per lot to Council standards.</p>
<p>Design of vehicular accesses (Cl.E6.7.2)</p> <ul style="list-style-type: none"> A1 – Design of vehicle access points complies 	<p>A1 – Complies - Design of vehicular accesses to Council standards.</p>
<p>Access to a road (Cl.6.7.14)</p> <ul style="list-style-type: none"> A1 – Access to a road complies with road authority requirements 	<p>A1 – Complies - Design of accesses to road to Council standards.</p>
E7.0 Stormwater Management Code	
<p>Stormwater drainage and disposal (Cl.E7.7.1)</p> <ul style="list-style-type: none"> A1 – Disposal of stormwater to public infrastructure A2 – Sensitive design of stormwater system incorporates water sensitive urban design principles A3 – Design of minor stormwater drainage system A4 – Design of major stormwater drainage system 	<p>A1 – Complies - Disposal of stormwater to public infrastructure. A2 – Complies - design of stormwater system incorporates water sensitive urban design principles. A3 – Complies - Design of minor stormwater drainage system. (a) accommodates a storm with an ARI of 20 years; (b) stormwater runoff will be no greater than pre-existing runoff or any increase can be accommodated within existing or upgraded public stormwater infrastructure. A4 – NA</p>

E10.0 Biodiversity Code	
<p>Subdivision (Cl.E10.8.1)</p> <ul style="list-style-type: none"> A1 - Subdivision within the Biodiversity Protection Area must comply with one or more of the following: <ul style="list-style-type: none"> (a) be for the purposes of separating existing dwellings; (b) be for the creation of a lot for public open space, public reserve or utility; (c) no works, other than boundary fencing works, are within the Biodiversity Protection Area; (d) the building area, bushfire hazard management area, services and vehicular access driveway are outside the Biodiversity Protection Area 	<p>A1 – Not Complying - The proposal cannot comply with A1 as vehicular access, building areas, services and bushfire hazard management encroach into the Biodiversity Protection Area and the subdivision is not for the purpose of separating existing dwellings or the creation of a lot for public open space, public reserve or utility. Therefore, the proposal must be assessed against P1 (a), (b) and (c).</p>
E14.0 Scenic Landscapes Code	
<p>While part of the site is within a Scenic Landscape Area, no development or works are proposed on this part of the site therefore this Code is not triggered.</p>	

Note: Codes not listed in this Checklist have been assessed as not being relevant to the assessment of this application.

Public Copy



Submission to Planning Authority Notice

Council Planning Permit No.	DAS-2019-38		Council notice date	20/12/2019
TasWater details				
TasWater Reference No.	TWDA 2019/01912-KIN		Date of response	22/03/2021
TasWater Contact	Al Cole	Phone No.	0439605108	
Response issued to				
Council name	KINGBOROUGH COUNCIL			
Contact details	kc@kingborough.tas.gov.au			
Development details				
Address	137 CHANNEL HWY, TAROONA		Property ID (PID)	3213036
Description of development	Demolition, subdivision of 5 lots, a road lot and the balance			
Schedule of drawings/documents				
Prepared by	Drawing/document No.	Revision No.	Date of Issue	
Henry Design and Consulting	Sewer and Water Plan	D	March 2020	
Rogerson & Birch	Proposed Subdivision	A	09/02/2021	
Rogerson & Birch	Proposed Subdivision	N/A	15-12-2020	
Conditions				
Pursuant to the <i>Water and Sewerage Industry Act 2008</i> (TAS) Section 56P(1) TasWater imposes the following conditions on the permit for this application:				
CONNECTIONS, METERING & BACKFLOW				
<ol style="list-style-type: none"> 1. A suitably sized water supply with metered connections and sewerage system and connections to each lot of the development must be designed and constructed to TasWater's satisfaction and be in accordance with any other conditions in this permit. 2. Any removal/supply and installation of water meters and/or the removal of redundant and/or installation of new and modified property service connections must be carried out by TasWater at the developer's cost. 3. Prior to commencing construction of the subdivision/use of the development, any water connection utilised for construction/the development must have a backflow prevention device and water meter installed, to the satisfaction of TasWater. 				
ASSET CREATION & INFRASTRUCTURE WORKS				
<ol style="list-style-type: none"> 4. Plans submitted with the application for Certificate(s) for Certifiable Work (Building and/or Plumbing) / Engineering Design Approval must, to the satisfaction of TasWater show, all existing, redundant and/or proposed property services and mains. 5. Prior to applying for a Permit to Construct/the issue of a Certificate for Certifiable Work (Building and/or Plumbing) to construct new infrastructure the developer must obtain from TasWater Engineering Design Approval for new TasWater infrastructure. The application for Engineering Design Approval must include engineering design plans prepared by a suitably qualified person showing the hydraulic servicing requirements for water and sewerage to TasWater's satisfaction. 6. Prior to works commencing, a Permit to Construct must be applied for and issued by TasWater. All infrastructure works must be inspected by TasWater and be to TasWater's satisfaction. 				



7. In addition to any other conditions in this permit, all works must be constructed under the supervision of a suitably qualified person in accordance with TasWater's requirements.
8. Prior to the issue of a Certificate for Certifiable Work (Building and/or Plumbing) / Consent to Register a Legal Document / Certificate of Water and sewerage Compliance (Building and/or Plumbing) all additions, extensions, alterations or upgrades to TasWater's water and sewerage infrastructure required to service the development, generally as shown on the concept servicing plan "Sewer and Water Supply Plan", are to be constructed at the expense of the developer to the satisfaction of TasWater, with live connections performed by TasWater.
9. After testing/disinfection, to TasWater's requirements, of newly created works, the developer must apply to TasWater for connection of these works to existing TasWater infrastructure, at the developer's cost.
10. At practical completion of the water and sewerage works and prior to TasWater issuing a Consent to a Register Legal Document / applying to TasWater for a Certificate of Water and Sewerage Compliance (Building and/or Plumbing), the developer must obtain a Certificate of Practical Completion from TasWater for the works that will be transferred to TasWater. To obtain a Certificate of Practical Completion:
 - a. Written confirmation from the supervising suitably qualified person certifying that the works have been constructed in accordance with the TasWater approved plans and specifications and that the appropriate level of workmanship has been achieved;
 - b. A request for a joint on-site inspection with TasWater's authorised representative must be made;
 - c. Security for the twelve (12) month defects liability period to the value of 10% of the works must be lodged with TasWater. This security must be in the form of a bank guarantee;
 - d. Work As Constructed drawings and documentation must be prepared by a suitably qualified person to TasWater's satisfaction and forwarded to TasWater.
11. After the Certificate of Practical Completion has been issued, a 12 month defects liability period applies to this infrastructure. During this period all defects must be rectified at the developer's cost and to the satisfaction of TasWater. A further 12 month defects liability period may be applied to defects after rectification. TasWater may, at its discretion, undertake rectification of any defects at the developer's cost. Upon completion, of the defects liability period the developer must request TasWater to issue a "Certificate of Final Acceptance". The newly constructed infrastructure will be transferred to TasWater upon issue of this certificate and TasWater will release any security held for the defects liability period.
12. The developer must take all precautions to protect existing TasWater infrastructure. Any damage caused to existing TasWater infrastructure during the construction period must be promptly reported to TasWater and repaired by TasWater at the developer's cost.
13. Ground levels over the TasWater assets and/or easements must not be altered without the written approval of TasWater.

FINAL PLANS, EASEMENTS & ENDORSEMENTS

14. Prior to the Sealing of the Final Plan of Survey, a Consent to Register a Legal Document must be obtained from TasWater as evidence of compliance with these conditions when application for sealing is made.
Advice: Council will refer the Final Plan of Survey to TasWater requesting Consent to Register a Legal Document be issued directly to them on behalf of the applicant.
15. Pipeline easements, to TasWater's satisfaction, must be created over any existing or proposed TasWater infrastructure and be in accordance with TasWater's standard pipeline easement



conditions.

16. Prior to the issue of a Consent to Register a Legal Document / Certificate of Water & Sewerage Compliance (Building and or Plumbing) / Certificate of Practical Completion from TasWater, the applicant must submit a copy of the completed Transfer for the provision of a Pipeline and Services Easement(s), particularly the proposed Pipeline Easement 6.00m wide, 3.00m wide and Right of Way 6.00m wide, over the balance lot to cover existing/proposed TasWater infrastructure.

DEVELOPMENT ASSESSMENT FEES

17. The applicant or landowner as the case may be, must pay a development assessment fee of, \$351.28, and a Consent to Register a Legal Document fee of \$149.20 to TasWater, as approved by the Economic Regulator and the fees will be indexed, until the date paid to TasWater.

The payment is required within 30 days of the issue of an invoice by TasWater.

Advice

General

For information on TasWater development standards, please visit
<http://www.taswater.com.au/Development/Development-Standards>

For application forms please visit <http://www.taswater.com.au/Development/Forms>

Service Locations

Please note that the developer is responsible for arranging to locate the existing TasWater infrastructure and clearly showing it on the drawings. Existing TasWater infrastructure may be located by a surveyor and/or a private contractor engaged at the developers cost to locate the infrastructure. The location of this infrastructure as shown on the GIS is indicative only.

- (a) A permit is required to work within TasWater's easements or in the vicinity of its infrastructure.

Further information can be obtained from TasWater

- (b) TasWater has listed a number of service providers who can provide asset detection and location services should you require it. Visit www.taswater.com.au/Development/Service-location for a list of companies

- (c) TasWater will locate residential water stop taps free of charge

- (d) Sewer drainage plans or Inspection Openings (IO) for residential properties are available from your local council.

Declaration

The drawings/documents and conditions stated above constitute TasWater's Submission to Planning Authority Notice.

Authorised by

Jason Taylor
Development Assessment Manager

TasWater Contact Details

Phone	13 6992	Email	development@taswater.com.au
Mail	GPO Box 1393 Hobart TAS 7001	Web	www.taswater.com.au

OPEN SESSION

14 NOTICES OF MOTION

14.1 Poker Machines

The following Notice of Motion was submitted by **Cr Cordover**

RECOMMENDATION

That Council:

- a) Acknowledges that pokies cause harm;
- b) Has advocated to mitigate that harm by joining the Tasmanian Community Coalition in 2016 (now referred to as Community Voice on Pokies Reform) alongside other Councils such as Brighton, Glenorchy, Hobart, Southern Midlands and Meander Valley;
- c) Commits to opposing any additional pokies in Kingborough by making a submission whenever a Community Interest Test is being undertaken by an applicant whose proposed licensed premises is in our municipality.

Background

- 1.1. Kingborough Council became a member of Community Voice on Pokies Reform following a vote by Council on 26 April 2016 to apply for membership of the Tasmanian Community Coalition.¹ Other Councils in the coalition include Hobart City Council, Glenorchy City Council, Brighton Council, Meander Valley Council and Southern Midlands Council.
- 1.2. As part of the Tasmanian Government's *The Future of Gaming in Tasmania* (Future Gaming Market) policy, announced during the 2018 State election, the exclusivity arrangements under the Deed with the Federal Group to conduct casino operations, operate electronic gaming machines and conduct games of keno in Tasmania will end in 2023.
- 1.3. This change to state legislation will see pubs and clubs offered licences to operate their own pokies after July 1 2023, via the creation of individual venue licences to operate EGMs in hotels and clubs.
- 1.4. There are a number of reforms for the gaming industry in Tasmania under the future gaming market model, including:
 - the creation of individual venue licences to operate EGMs in hotels and clubs²;
 - a decrease in the statewide cap for EGMs of 150, with a new cap number of 2350 EGMs in pubs and clubs.
- 1.5. The implementation of the Future Gaming Market policy may result in additional venues in Kingborough seeking to attain a licence to operate poker machines in hotels and clubs.

¹ Kingborough Council Minutes, 26 April 2016, <https://www.kingborough.tas.gov.au/wp-content/uploads/2017/09/Council-Minutes-No.-7-26-April-2016-Public-Copy.pdf>, accessed 22/10/21

²Department of Treasury and Finance, Tasmanian Government, 2020, Future of Gaming in Tasmania Public Consultation Paper February 2020, https://www.treasury.tas.gov.au/Documents/Future_of_Gaming_in_Tasmania_Public_Consultation_Paper_February_2020.pdf, accessed 22/10/21

- 1.6. A Licensed Premises Gaming (LPG) licence enables an entity to operate gaming machines in licensed premises such as hotels and clubs in Tasmania. Where an application for gaming machines is received and gaming machines have not been either previously installed or have not been installed in the premises within the last six months, the applicant is required to complete a Community Interest Test (CIT) as part of the application³.
- 1.7. On 17 March 2016, the Treasurer's Ministerial Statement on Gaming announced the introduction of a public interest test, now referred to as a community interest test.⁴ The intent of the Government's policy is to give local communities a greater voice in determining the future location of EGMs in their community.⁵
- 1.8. Unlike most other elements of consumer spending, gambling has acknowledged and measurable social costs. The ACIL-Allen Social and Economic Impact Study for Tasmania found that 2.4% of the Tasmanian population are moderate risk/problem gamblers.⁶
- 1.9. The Alliance for Gambling Reform, which is supported by dozens of local councils across Australia, says on their website that "poker machines are designed to addict and rigged to con the user to keep playing." Poker machines are mathematically programmed to return around 90% of the money put in. This means, the more a person plays, the more they lose.
2. Discussion
- 2.1. There are currently 2300 EGMs in pubs and clubs in Tasmania, which is 50 less than the proposed new cap of 2350. The current cap is 2500.
- 2.2. Kingborough has 50 EGMs across two venues.
- 2.3. There is a cap of 30 EGMs per hotel and 40 EGMs per club.
- 2.4. At least one in 6 people who regularly use a poker machine are likely to develop a problem with gambling (Productivity Commission 2010, p. 5.25).
- 2.5. The harmful impacts of gambling are widespread. They affect an individual's health, family, relationships and work, which in turn impacts on health care costs and economic productivity.
- 2.6. The Local Government Association of Tasmania submitted a discussion paper on the Gaming Control Act Community Interest Test to the Tasmanian Liquor and Gaming Commission in February 2017 with responses from Glenorchy and West Tamar Councils stating that, "*Poker machine venues should not be allowed near schools, shopping centres, sports and community facilities, places of worship, emergency relief providers, hospitals, child care centres, welfare services, credit providers, aged care facilities, banks and ATM machines, parks and open spaces.*" (LGAT 2017, p. 6)⁷.
- 2.7. In July 2017, University of Queensland Professor John Mangan examined the economics of poker machines in Tasmania and found that removing poker machines from pubs and clubs would provide a positive benefit to the Tasmanian Economy. The report, *Removing poker*

³ Department of Treasury and Finance, <https://www.treasury.tas.gov.au/liquor-and-gaming/gambling/applying-for-a-gaming-licence-or-permit/licensed-premises-gaming-licence>, accessed 22/10/21

⁴ Ministerial statement on gaming, https://www.premier.tas.gov.au/releases/ministerial_statement_on_gaming, accessed 22/10/21.

⁵ Joint Select Committee on Future Gaming Markets Final Report (No.18), 2017, p. 109 <https://www.parliament.tas.gov.au/ctee/Joint/Reports/FGM/fgm.rep.170927.reportfinalforprinting.sw.pdf>, accessed 22/10/21

⁶ ACIL-Allen Consulting, 2018, Fourth Social and Economic Impact Study of Gambling in Tasmania (2017) Volume 1: industry trends and impacts, p. 88, <https://www.treasury.tas.gov.au/Documents/Volume%201%20-%20Industry%20Trends%20and%20Impacts.PDF>, accessed 22/10/21

⁷ Local Government Association of Tasmania, 2017, *Gaming Control Act Community Interest Test – Discussion Paper*, <https://www.treasury.tas.gov.au/Documents/Submission%2035%20-%20Local%20Government%20Association%20of%20Tasmania.pdf>, accessed 22/10/21

*machines from hotels and clubs in Tasmania: Economic considerations*⁸, found that removing poker machines from pubs and clubs across Tasmania would create up to 670 new jobs. This is because, as the report uncovered, “Expenditure on poker machines does not bring new economic activity to Tasmania, it simply replaces existing activity”.

- 2.8. Poker machine addiction can lead to poverty, child neglect, family violence, mental ill health and suicide. According to the Tasmanian Liquor and Gaming Commission, approximately 6,000 to 10,000 Tasmanians are harmed by their gambling, the vast majority of them being harmed by poker machines⁹.
- 2.9. For every person who is harmed by their own gambling, on average seven other people around them are also negatively affected (Productivity Commission 1999, p. 7.1)¹⁰
- 2.10. Regular polling over 25 years has shown 4 in 5 Tasmanians think that poker machines in pubs and clubs have a negative impact on the community.¹¹
- 2.11. A ReachTEL poll in September 2017 found that 81.5% of Tasmanians in the electorate of Franklin thought the number of poker machines should be decreased or phased out all together.¹²
3. Conclusion
- 3.1. Poker machines cause social and economic harm.
- 3.2. Previous polling and research indicates that the majority of the people in the Kingborough community do not want more poker machines in hotels or clubs.
- 3.3. Kingborough Council, along with several other Councils, has already indicated to the community a commitment to reduce the social and economic harm caused by poker machines by joining the Community Voice on Pokies Reform coalition in April 2016.
- 3.4. Additional poker machines in Kingborough would magnify the harm that they are already causing in the municipality.
- 3.5. Legislative changes to the *Gaming Control Act 1993* that result from the Future Gaming Market policy may result in more venues seeking to attain poker machines in Kingborough.
- 3.6. In the wake of recent debate in the community and media on this issue, Kingborough Council has an opportunity to send a clear signal that additional poker machines are not welcome in the Kingborough community.

⁸ Mangan, 2017, Removing poker machines from hotels and clubs in Tasmania: Economic considerations <https://www.anglicare-tas.org.au/research/removing-poker-machines-from-hotels-and-clubs-in-tasmania-economic-considerations/>, accessed 22/10/21

⁹ Tasmanian Liquor and Gaming Commission, 2016, Submission to the Joint Select Committee on Future Gaming Markets, <http://www.parliament.tas.gov.au/ctee/Joint/Submissions/JSC%20FGM/JSC%20FGM%20144%20Tasmanian%20Liquor%20and%20Gaming%20Commission.pdf>, accessed 22/10/21

¹⁰ Productivity Commission, 1999, Australia's Gambling Industries, <https://www.pc.gov.au/inquiries/completed/gambling>, as quoted in Anglicare Tasmania's Policy Position for the 2018 Tasmanian State Election – Removing poker machines from our communities, <https://www.anglicare-tas.org.au/research/election-position-paper-removing-poker-machines-from-our-communities/>

¹¹ ReachTEL poll, 15 February 2018 https://www.tai.org.au/sites/default/files/Tasmania%20Polling%20-%20Poker%20Machines%2C%20Donations_0.pdf, accessed 22/10/21

¹² ReachTEL, 6 September 2017, <https://www.tai.org.au/sites/default/files/TAI%20-%204%20September%202017%20-%20Franklin%20-%20poker%20machines.pdf>, accessed 22/10/21

Officer's Response

Council's previous position on this matter is outlined in the background to the motion.

Dr Katrena Stephenson, Director Environment, Development & Community

14.2 Infrastructure Contributions

The following Notice of Motion was submitted by **Cr Glade-Wright**

RECOMMENDATION

That Council note the issues raised.

That Council seek sector support through submitting the following motion to the next LGAT General Meeting:

"That LGAT advocate to the State Government for the introduction of a consistent State-wide approach to infrastructure charges to ensure that the burden of public infrastructure provision is shared equitably between developers and communities".

Background

Currently, all States other than Tasmania have systems in place for implementing infrastructure contributions, supported by state-level legislation. Each system varies in its scope and characteristics, but all are intended to ensure that development (especially urban growth) pays for its demand and impacts on public infrastructure.

Development contributions (also known as infrastructure/headwork charges or development levies) are fees that councils and infrastructure authorities collect from developers towards the supply of public infrastructure to meet the future needs of the community. It is a key mechanism for supporting local growth and development, which is why every other Australian jurisdiction has some form of state legislated contributions system. It delivers multiple benefits to councils, developers, and communities alike. They support local growth and the development industry by allowing infrastructure to be properly financed and paid for by the beneficiaries. When properly integrated into sound infrastructure planning, contributions schemes support timely delivery of the infrastructure that facilitates development.

Each development, subdivision and land use intensification incrementally contributes demand and pressure on the infrastructure networks it relies upon, from roads and water supply, to stormwater networks and water quality, as well as community facilities, parks and public open space. To keep pace with development, infrastructure management authorities such as councils must not only plan their infrastructure ahead of time but also find the finances to resource its delivery. Good development practice requires that developers connect their new developments to existing infrastructure networks and pay to extend any infrastructure networks required to service it, but the cumulative demand will eventually mean that more substantial infrastructure upgrades will be needed at some point to provide sufficient capacity. Without a well-thought-out financing mechanism, this can mean that development is held up until the major upgrade can be financed, or the developer must pay for the upgrade to facilitate the development. It can also mean that councils are left to lean on general revenue (i.e. rates) to subsidise local growth, which can impact financial sustainability and cut into local services. Development contributions therefore connect the costs of development to infrastructure costs, timely infrastructure delivery to help communities grow and underpinning financial sustainability and reducing upwards prices/rates pressure.

In Victoria there are 3 types of mechanism for councils to obtain contributions towards infrastructure. These are 1) development levy, 2) community infrastructure levy, 3) metropolitan levy. An example of how these operate is this:

The estimated cost of the development to which a permit application relates is \$2,356,782. This is rounded up to \$2,357,000 to calculate the levy:

$$\$2,357,000 / \$1000 = \$2357$$

The metropolitan planning levy is:

$$(\$2357 \times \$1.30) = \$3064.10$$

Currently Kingborough Council does not charge developers any amount towards the cost of infrastructure and the burden falls on the ratepayer. Outside fees for permits of a subdivision in Kingborough, a developer is only charged in lieu of provision of public open space which is 5% of the area of land being subdivided.

LGAT investigations

The existing mechanisms available for councils in Tasmania to apply infrastructure charges are dispersed across a range of legislation and lacks a comprehensive and consistent infrastructure contributions policy.

There appears to be a significant opportunity for Tasmania to improve infrastructure financing, timely infrastructure delivery, and the financial sustainability of infrastructure authorities, particularly for local government. Subsequently, LGAT has been investigating infrastructure charging and contributions from other Australian states to see what can be learned and adapted in Tasmanian. The study reflects on the charging approaches of other states and identifies the best attributes that could be adopted here. It is likely that for clear, comprehensive and robust infrastructure contributions scheme in Tasmania a revised legislative framework will be needed.

LGAT has also released a survey seeking member council feedback on infrastructure contributions and to prepare an assessment of potential options for infrastructure financing i.e:

The status quo, which lacks contributions for major capacity upgrades;

‘Shared external costs’, where developers would not be charged, but the infrastructure costs of supporting development would be collected from water customers who would be charged more on regular water bills to finance major upgrades; or

‘Enhanced status quo’, where a standardised contribution would be levied on development.

It is also worthy to note that TasWater has put forward a revised developer charges approach as part of its proposed Price and Services Plan. This approach, and the response from government and development stakeholders, will help to inform further development on infrastructure contributions for local government in Tasmania.

Given that TasWater is continuing their public dialogue around developer charges, that other states are evolving and improving their charging systems, and particularly that Tasmania is the only state without a state-wide infrastructure contributions regime, LGAT has indicated their commitment to continue to research the subject with a view to initiating a dialogue with its membership and informing the work that TasWater is undertaking.

Officer's Response

The motion can be provided for LGAT's December General Meeting. It is understood that there will also be a report provided to that meeting on the progress of LGAT's investigations and advocacy around infrastructure charging.

Dr Katrena Stephenson, Director Environment, Development & Community

14.3 RV Friendly Municipality

The following Notice of Motion was submitted by **Cr Bastone**

RECOMMENDATION

That the Council declare Kingborough an RV friendly area, provide dedicated parking and sign post it accordingly.

Background

Since the outbreak of Covid19 and the closing of our borders, more Tasmanians have been travelling around the State in motor homes and caravans and enjoying our diverse scenery. I believe also when our borders open to travellers again, Tasmania, with its excellent record in preventing covid outbreaks will see a further influx of interstate, self-contained travellers, people who in other times would have travelled overseas.

The cost for signposting is minimal and the money spent on food and fuel by travellers is an added benefit to Kingborough businesses.

Parking areas can be identified and should be situated close to retail outlets but not at the expense of local shoppers. For example:

The area in Kingston could be beside the Coles complex and opposite the Kingston hotel and Shiploads on Beach Road which is not well used. Parking bays could also be marked in Margate, near the dentist; in Snug in Beach Road; in Kettering at the Hall; and in Woodbridge near the post-office opposite St Simons and St Jude.

These parking areas are not for overnight stays but double sized parking bays to enable people to shop.

Overnight parking areas for self-contained vans should be looked at in a separate motion.

Officer's Response

The declaration of an RV Friendly Town cannot be done by Council as the program is a trademarked initiative of the Campervan and Motorhome Club of Australia Limited (CMCA). Before any town can be appointed to the program, there is a set of CMCA guidelines that must be met, including:

Essential Criteria:

- Provision of appropriate parking within the town centre, with access to a general shopping area for groceries and fresh produce.
- Provision of short term, low cost overnight parking (24/48 hours) for self-contained recreational vehicles, as close as possible to the CBD.
- Access to potable water.

- Access to a free dump point at an appropriate location.

Desirable Criteria:

- Provision of long-term parking for self-contained recreational vehicles.
- Access to medical facilities or an appropriate emergency service.
- Access to a pharmacy or a procedure to obtain pharmaceutical products.
- Visitor Information Centre (VIC) with appropriate parking facilities.
- Visitor Information Centre to provide a town map showing essential facilities, such as short- and long-term parking areas, dump point and potable water.
- RV Friendly Town™ signs to be erected within the town precinct.

In 2016, Council received a petition in relation to the establishment of Margate as an RV Friendly town and subsequently resolved to prepare an RV Strategy (see attached). The recommendation in the officer's report of the time was that Council:

(a) endorse the Kingborough RV Strategy (September 2016) in order that it be implemented as soon as practical and as funds become available; and

(b) the organisers of the "Margate RV Friendly Town" petition be notified that Council supports the installation of an RV facility at Dru Point and will now be working towards achieving this in accordance with the Kingborough RV Strategy (September 2016).

However, this recommendation was not supported, and Council resolved as follows (Minute C446/21-16 refers):

That Council:

a) Work towards making Margate an RV Friendly Town as soon as possible

b) Continue to workshop other issues such as the RV Strategy and other facilities.

In 2017, the matter was revisited, with Council resolving as follows (Minute C600/24-17 refers):

That Council:

Resolves not to approve the draft Kingborough RV Strategy (Sept. 2016) and to deal with Recreational Vehicle related issues or requests on their respective merits in future.

In the absence of an endorsed strategy, there has been little progress made in relation to the pursuit of RV Friendly status for townships in Kingborough. It is evident from the criteria set down by the CMCA that it is not as simple as putting up some signs to welcome recreational vehicles and it is suggested that the declaration of RV friendly areas should be done within the context of an updated RV Strategy.

Daniel Smee, Director Governance, Recreation & Property Services

ATTACHMENTS

1. RV Strategy

From: Malcolm Wells
Sent: 26 Sep 2016 10:05:06 +1000
To: Tony Ferrier
Subject: A slightly amended version following comments by Mike Percy, I hope I have updated the right version!!
Attachments: Kingborough RV Strategy Final- edited version.pdf

Public Copy

Document Set ID: 2418953
Version: 1 Version Date: 26/09/2016



CONTENTS

1. Executive Summary	3
2. Industry Overview	
a. Traditional caravan and camping market versus the self-contained RV market	4
b. Economic value of the sector	4
3. CMCA RV Friendly Schemes	6
a. RV Friendly Destination	6
b. RV Friendly Town	6
c. Leave No Trace	6
4. Current Situation in Kingborough	8
a. Authorised camping sites	8
b. Dump stations	8
c. Potable water	9
d. Long vehicle parking near shopping precincts	9
5. Legislative considerations	
a. Kingborough Council	10
b. Competitive neutrality	12
6. Proposed RV strategy for Kingborough	13
a. Gordon	13
b. Bruny Island	14
c. RVs wishing to undertake day trips to Bruny Island	15
d. Longley	15
e. Margate	16
7. Recommendations	18
8. Appendices	
a. Appendix 1: Process for becoming RV Friendly	19
b. Appendix 2: Criteria for becoming RV Friendly Destination	20
c. Appendix 3: Criteria for becoming RV Friendly Town	21
d. Appendix 4: Criteria for a CMCA Dump Station Subsidy	24

1. Executive Summary

Kingborough Council received a request from the Campervan & Motorhome Club of Australia (CMCA) to discuss the feasibility of establishing RV Friendly facilities (i.e. RV Friendly Destination and RV Friendly Town) within Kingborough. In addition, the Bruny Island Advisory Committee (BIAC) supports the development of a strategy for motorhome and caravan tourism within Kingborough and in particular Bruny Island. Council requested Officers to prepare a report on the feasibility of Kingston and/or Margate becoming a RV Friendly Town and the feasibility of providing free/low cost accommodation for self-contained Recreational Vehicles (RV) throughout Kingborough.

The establishment of a RV Friendly Town or RV Friendly Destination (registered trademarks) is subject to approval of the CMCA. The RV Friendly schemes were established by the CMCA in 2007 with the purpose of assisting regional areas to attract RV tourists and provide a network of RV friendly sites throughout Australia.

Visitors to Kingborough make a significant contribution to the local economy with hundreds of thousands of day visitors and an increasing number of overnight stays each year. A significant component of this market is made up from travelers using caravans and motorhomes (RVs) many of which are self-contained with owners seeking overnight stays outside the traditional commercial caravan parks. This has given rise to the concept of 'freedom camping' and community concern regarding the management of ad hoc and unmanaged overnight camping by this section of the market.

Many local governments around Australia have adopted a pro-active approach to the issue by facilitating the establishment of RV Friendly Destinations and Towns within their municipalities. This has generally been achieved by councils facilitating and promoting a combination of commercial and council-owned facilities, including encouraging local businesses to become CMCA RV Friendly Destinations.

Because of the importance of the visitor economy to Kingborough, it is this general strategy that this report recommends, suggesting a relatively modest and low cost approach that:

- builds on existing initiatives at Gordon and Alonnah that both already meet the requirements for RV Friendly Destinations;
- explore the establishment of a further RV Friendly Destination at Longley, in cooperation with the local hotel owner;
- develop parking facilities at Kettering to allow visitors to Bruny Island to temporarily park their RVs; and
- develop facilities at Margate that would meet the criteria for a RV Friendly Town.

In making these recommendations, the report explores a number of issues relating to the provision of low cost or free camping that must be considered, including management and maintenance of dump points, cost of water, risks and insurance, enforcement and adherence to regulatory requirements.

2. Industry Overview

a. Traditional caravan and camping market versus the self-contained RV market

Caravans are defined by the Australian Bureau of Statistics (ABS) as 'any enclosed trailer designed primarily for human occupation when stationary'. Campervans or motorhomes are defined as 'self-propelled motor vehicles containing an area primarily used for accommodation'.

The traditional caravan and camping market covers visitors that travel with tents or vehicles such as caravans, campervans and motorhomes that can either be self-contained or not self-contained, that generally stay in commercial caravan and camping grounds. RVs are defined as either motor vehicles or tow-able trailers primarily used for leisure travel and are typically associated with both the "grey nomad" and "freedom camping" phenomena. The non-towable RVs or motorhomes are popular in the rental market.

More recently, there has been a rapid growth in self-contained RVs. This newer generation of travelers are seeking an experience that offers freedom of choice along with new options to satisfy their needs. These self-contained RVs are capable of being independent for up to a week and enjoy the freedom of stopping whenever and wherever they want. They require only access to potable water, dump points and a place to stop and camp overnight legally. The self-contained RV market covers visitors that travel with caravans, campervans and/or motorhomes, providing they have the facilities to carry water and contain all grey and black water waste.

b. Economic value of the sector

Visitors to Kingborough make a significant contribution to the local economy with hundreds of thousands of day visitors and an increasing number of overnight stays each year. The visitor economy is particularly important for Bruny Island. A significant component of this market is made up from travelers using caravans and motorhomes (RVs) many of which are self-contained with owners seeking overnight stays outside the traditional commercial caravan parks. This has given rise to the concept of 'freedom camping' and community concern regarding the management of ad hoc and unmanaged overnight camping by this section of the market.

The sector has been largely ignored and under-valued by the traditional tourism sector that tends to be dominated by players from the accommodation sector.

There were 528,210 caravans and 58,375 campervans registered in Australia in 2015, comprising what is termed the RV market. The RV market is a significant generator of economic activity. The average weekly spend of RV tourists when travelling is \$152 per night, compared with \$184 per night average for all travelers. This is generally spent on fuel, food, sightseeing, campsite fees and repairs & maintenance¹.

¹ BDO Advisory Pty Ltd, December 2015, *Caravan and Campervan Data Report 2015*, CIAA

Nationally in 2015, RV visitor expenditure was \$8.63b with domestic travelers contributing 80 percent of this expenditure. The market accounts for 12 percent of all visitor nights in Australia². This expenditure has been rising consistently at around 5 percent annually for the last five years. According to the CMCA, Tasmania accounts for about 3 percent or \$249m of that expenditure.

For example, recent economic analysis by AEC Group (2014) for the Shire of Karratha suggested that \$100 spent by an RV visitor at a local retailer provided a flow-on impact of \$89 in the local economy, which was five times higher than if the same \$100 was spent in a local iron ore mining industry which produced \$18 flow-on in the local economy³. What is particularly important to note is that the RV tourists spend around 163 days travelling each year and on average spend three days at each stop that they make. The average leisure traveler spends less than half that number of days travelling annually.

According to the CMCA, the typical replenishment cycle of the RV tourist is as follows:

- day 1 (fully stocked vehicle);
- day 2 (need to stock up with fuel and basics);
- day 4 (need to stock up with more basics); and
- day 7 (full replenishment of groceries and vehicle needs)⁴.

In Tasmania, RV users generated 1,480,000 visitor nights or 12 percent of all visitor nights, consistent with the national average. Interstate and international visitors to Tasmania in the same period used campervans and motorhomes for 966,000 nights, the remainder presumably accounted for by Tasmanian's travel. Interestingly, Tasmanians have the highest per capita ownership of RV vehicles in the nation at 34 per 1000 residents⁵.

There are no figures available that can be easily applied to RV visitation in the Kingborough Municipality because of the lack of contemporary data on intrastate travel and sampling error when attempting to break down the figures from the Tasmanian Visitor Survey. However, we do know that 47 percent of all visitors visit the Kingborough and Huon Valley Municipalities and 10 percent spend one night or more. It is likely that, consistent with the State generally, about 12 percent of those nights could be accounted for by RV users that would make a significant economic contribution to the local economy.

² Caravan Industry Association of Australia (2016), *Caravan and Camping – State of the Industry 2016*

³ AEC Group, 2014, *Karratha Tourism Ventures Feasibility Study*, City of Karratha

⁴ BDO Advisory Pty Ltd, December 2015, *Caravan and Campervan Data Report 2015*, CIAA

⁵ Tourism Tasmania, 2016, *Tasmanian Visitors Survey*

1. CMCA RV Friendly Schemes

The RV Friendly schemes were established by the Caravan Motorhome Club of Australia (CMCA) in 2007 with the purpose of assisting regional areas to attract RV tourists and provide a network of RV friendly sites throughout Australia. There are 31 RV Friendly Towns in Tasmania and 10 RV Friendly Destinations, two of which are on Bruny Island at Alonnah and Great Bay.

a. RV Friendly Destination

An RV Friendly Destination is often a small town, club, oval, showground, scenic attraction or business that is not able to meet the full RV Friendly Town criteria of the CMCA. Councils, progress associations and businesses can apply to participate by completing an application form, which is available from the CMCA.

Essential requirements:

- Provision of short-term, low-cost overnight parking (24/48 hours) for self-contained RVs.
- Parking area on a solid level area,
- Enough room for large vehicles to maneuver.

Desirable requirements

- Waste dump point nearby
- Potable water

b. RV Friendly Town

Essential requirements

- Provision of appropriate signed, long-vehicle parking in town centre with access to shopping and fresh produce.
- Provision of short-term, low-cost overnight parking (24/48 hours) for self-contained RVs.
- The parking area on a solid level area,
- Enough room for large vehicles to manoeuvre.
- Waste dump point
- Potable water

Desirable requirements

- Access to medical facilities or an appropriate emergency service
- Access to a pharmacy or a procedure to obtain pharmaceutical products.
- Visitor Information Centre (VIC) with appropriate parking facilities.
- VIC to provide local map showing essential facilities, such as designated RV parking areas, dump point and potable water.

c. Leave No Trace®

As part of its efforts to secure the concept of freedom camping, the CMCA established a code of conduct for their members titled the Leave No Trace® Program, which was introduced in 1994.

The program demonstrates to all levels of governments that self-contained vehicles do not necessarily have a negative impact on the

environment, even if the campsite does not have any facilities. Under the *Leave No Trace* program, RV users adhere to strict guidelines relating to the vehicle's capacity for holding fresh, grey and black water allowing Councils to give access to controlled areas for RV self-contained users.

Public Copy

2. Current Situation in Kingborough

a. Authorised camping sites

Technically, it is illegal to camp on Council-owned land unless it is authorised and signed for that purpose and similar provisions exist for State-owned land under the Crown Lands Act.

Clause 41 of the Council's *Parks, Recreation and Natural Areas By-law 2011* contains the following:

"Unless authorized to do so, a person may not camp or set up any caravan in or on any Council land or recreational facility except in an area designated for that purpose and if any applicable fee is paid. Penalty: Fine not exceeding 10 penalty units".

This provision effectively makes it illegal to camp outside an area designated for that purpose on any Council-owned land (see definition of Council Land in By-law). While in reality this By-law's provision in regard to camping/caravans is not used when campervans stop overnight because of the practicalities of catching people, it could be used by Council to move people on and to manage freedom camping in undesirable places if required.

Outside the two commercial caravan parks at Snug and Adventure Bay, the only other place where it is legal to camp is at the Council designated site at Gordon. In addition, Bruny Island Landscape Supplies, Hotel Bruny and the Longley Hotel allow self-contained RVs to camp on their land. The two former businesses are actually designated RV Friendly Destinations and signed as such. There are also a couple of sites on North Bruny where landholders allow self-contained RVs and presumably police the activity themselves, particularly along Killora Road (note the Davis property has changed hands and the arrangement that existed there is no longer offered).

b. Dump stations

Access to dump points is an essential requirement of the RV life style and allows for the responsible disposal and protection of the environment. Dump points are usually connected either directly to the sewage system or to a septic tank (requiring regular pump-out). Dump points also need to be placed in a position that allows access to large vehicles up to 19.5 metres in length.

Currently within the municipality there are free public dump points located at Kingston, Gordon and Alonnah and also a private dump point at the Snug Caravan Park. The site at Kingston is difficult to find and not suited to larger RVs in its present configuration. The commercial caravan/tourist park at Snug only allows paying guests to use their blackwater dump point.

c. Potable water

Potable water is fairly easy to obtain, particularly in small quantities but with properties now being metered, larger quantities are more problematic. Water is a particular problem on Bruny Island in the summer time. For example, Hotel Bruny has to buy water in the summer and it is trucked from Adventure Bay at significant cost.

d. Long vehicle parking near shopping precincts

Some larger RVs park outside Coles on Beach Road Kingston when space allows and it is also possible to find space at Kingston Town. The tight access and weight restrictions on the upper deck at Channel Court make this area unsuitable. Service stations in and around Kingston are also difficult to access.

Public Copy

3. Legislative considerations

a) Kingborough Council

'Caravan' is defined in Council's *Parks, Recreation and Natural Areas By-law 2011* as 'any object having the general characteristics of a caravan, a house or dwelling on wheels, a covered van or trailer, and any vehicle adapted for human habitation or occupation, whether the wheels and axles are removed or not ...'. Further, Section 41 of that By-law states 'unless authorized to do so, a person may not set up camp or a caravan on any Council land or recreational facility except in an area designated for that purpose and if any applicable fee is paid'. State reserves have similar legislation applying to their use⁶.

As mentioned above, this would seem to indicate that camping on any Council land within the Municipality is prohibited unless it is in an area designated for that purpose. However, Section 4 of the By-law states that 'the General Manager may by notice make rules for and regulate the management, control and use of any Council land or recreational facility'. The same By-law provides the means to regulate such use. This would allow the General Manager to set aside part of any Council land, including recreation areas, for RV purposes providing the appropriate "rules" would need to be developed and displayed.

Council may consider adding a provision specifically for camping to the *Parks, Recreation and Natural Areas By-law 2011*, similar to those contained in by-laws administered by other municipalities.

Camping

(1) A person must not camp in a public reserve without the written permission from an authorised officer.

Penalty: a fine not exceeding 5 penalty units.

For the purposes of subclause above "camp" means to:

- a. Erect a tent, camper trailer or similar portable shelter: or*
- b. Place, park or leave a caravan, campervan, mobile home or similar vehicle on the reserve between 10.00 pm and 6.00 am; or*
- c. Sleep in the open or in any form of shelter or vehicle between 10.00 pm and 6.00 am.*

(3) An authorised officer may issue an infringement notice for this offence.

(4) A person may avoid prosecution by paying a fine of 0.5 penalty units to the Council within 21 days after the issue of an infringement notice⁷.

To allow effective management of RVs, it is necessary that Council makes a clear distinction between self-contained and non self-contained recreational vehicles by clearly defining what constitutes a self-contained recreational vehicle.

To be completely self-contained, vehicles must meet the following criteria:

⁶ Kingborough Council, *Parks, Recreation and Natural Areas By-law 2011*

⁷ Typical Local Government By-law, City of Devonport

- Has own power supply;
- Has own toilet and holding tanks for all toilet waste and sullage water, sufficient for at least 48 hours use by the occupants;
- Has own shower;
- Has containment for grey and black water;
- Has own cooking facilities;
- Has own sleeping facilities; and
- Has own water tanks for drinking and other purposes.

RV visitors who choose to stay overnight in a rest area must not have any impact whatsoever on the environment. Any vehicle that does not meet the above criteria is best suited to stay overnight at commercial parks that provide the required facilities.

This definition is important. By way of example, the Wynyard Council has an RV site that it manages at the local showground signed as shown in Figure 1 below:



Figure 1: RV signage at Wynyard Showgrounds

Despite their best efforts, the Council incorrectly defined the self-contained RV market and effectively excluded all caravans, even those that were self-contained. The Council's Tourism Officer reported that the TVIN reported a 20 percent decrease in visitors and attributed this to an active social media campaign by "caravaners" telling colleagues to give Wynyard a miss! The Council is in the process of changing its By-law.

b) Competitive Neutrality

All Australian jurisdictions have committed to requiring that competitive neutrality principles be applied and all have enacted legislation to ensure that this is achieved. In Tasmania, this is established under the *Economic Regulator Act 2009*. The Economic Regulator has received a number of referrals under the Act regarding caravan parks owned and managed by local governments. Consequently, the Economic Regulator determined that the National Competition Policy (NCP) competitive neutrality principles of 'full cost attribution' should be applied. 'Full cost attribution' means that the total cost of the resources used in providing the activity are to be accounted for by the government body in setting prices for the goods or services provided.

The objective of the competitive neutrality principles is to prevent inefficiency in the use of resources arising from unfair competition between publicly owned and privately owned businesses. The competitive neutrality principles are designed to prevent this by ensuring that all government bodies that are involved in significant business activities compete on fair and equal terms with private sector businesses, where it is in the public benefit to do so.

State Government, together with the LGAT, prepared a Directions Paper in 2012 that proposed the adoption of a statewide Local Government policy and uniform pricing methodology for overnight RV camping services provided by councils⁸. A copy has been provided to Councillors. This paper is very useful in understanding the principles of competitive neutrality but also how those principles can be applied through a full cost attribution process.

Councils have raised concerns that obligations under the NCP would affect those councils wishing to attain or maintain the CMCA 'RV Friendly Town' status. However, the Directions Paper suggests that applied appropriately, the use of the 'full cost attribution' model under the NCP enables councils to recoup the costs of providing a service, whilst adhering to the competitive neutrality principles and, in the majority of cases, satisfying the 'low-cost' requirement of the RV Friendly Town criteria. This is particularly the case where facilities and consequent costs are kept to the basic level. Apart from the initial costs of providing appropriate infrastructure such as waste dump points and access to potable water, the major ongoing cost is the collection of fees and management of camping. It should be noted, that only the servicing of the capital cost is accounted for in relation to capital infrastructure required to set up an area. The major costs relate to ongoing management and maintenance.

⁸ Tasmanian Government, *Statewide Directions Paper – Review of Council Recreational Vehicle Overnight Camping Services*, May 2012

4. Proposed RV strategy for Kingborough

Many local governments around Australia have adopted a pro-active approach to the issue by facilitating the establishment of RV Friendly Destinations and Towns within their municipalities. This has generally been achieved by councils facilitating and promoting a combination of commercial and council-owned facilities, including encouraging local businesses to become CMCA RV Friendly Destinations.

It is this general strategy that this report recommends, suggesting a relatively modest and low cost approach that:

- builds on existing initiatives at Gordon and Alonnah that both already meet the requirements for RV Friendly Destinations;
- explore establishment of a further RV Friendly Destination at Longley in cooperation with the local hotel owner;
- develop parking facilities at Kettering to allow visitors to Bruny Island to temporarily park their RVs; and
- develop facilities at Margate that would meet the criteria for a RV Friendly Town.

a. Gordon

Council already has a camping ground at Gordon on the Foreshore Recreation Reserve. Toilets, showers, potable water and a waste dump station exist on the site. These facilities would make the site immediately eligible for RV Friendly Destination status.

The site is managed by the South Channel Ratepayers Association which may exempt it from the provisions of the competitive neutrality principles, but it is recommended that Council run the costs of providing the services at Gordon through the Full Cost Attribution model to ensure relevant charges are being applied. Attachments E and D of the *Statewide Directions Paper – Review of Council Recreational Vehicle Overnight Camping Services* (2012) provide both the model and an example. The example shows that establishing a self-contained RV camping site at a cost of \$70k would require 2190 vehicle nights per year at a charge of \$10 per night which is entirely achievable⁹.



Figure 1: Council camping and RV facilities at Gordon

⁹ Tasmanian Government, *Statewide Directions Paper – Review of Council Recreational Vehicle Overnight Camping Services*, May 2012

a. **Bruny Island**

Bruny Island already has a number of sites catering for RVs and they are probably sufficient to meet demand in the short term. Parking for RV trailers while owners take a day trip to Bruny may be an unmet need.

There is a commercial caravan park at Adventure Bay that is regularly at capacity over the summer season and refers RVs to the RV Friendly Destination established by Hotel Bruny at Alonnah. This park's business is largely built around cabins and also a number of permanents.

There is a designated RV Friendly Destination at Bruny Island Landscape Supplies at Great Bay. There are also a number of land-owners on North Bruny that informally encourage self-contained RVs to camp on their land by signs to that effect. This is particularly the case along Killora Road although it should be noted that the Davis property recently changed hands and the previous arrangement for RV camping has been withdrawn.

At Alonnah, the owner of Hotel Bruny allows self-contained RVs to camp on Hotel land and the site has also qualified formally as an RV Friendly Destination and signed as such. This has been possible because of the Council/Tas Water dump station nearby. He intends to continue this once his current development proposal proceeds that will take up most of the rear of his land. In the longer term, if further development occurs, it may be possible to use the Council owned land to the south of the Hotel for RV camping.

Potable water is a problem at the site in summer with the Hotel having to cart water in fortnightly from Adventure Bay at considerable cost. It may be possible for Council to cooperate with the owner to see if a suitable source is available close by although it is understood that previous efforts have found groundwater in the area to be of poor quality.



Figure 2: Land belonging to Hotel Bruny (3959) and adjacent Council land (hatched)

b. RVs wishing to undertake day trips to Bruny Island

In researching this project, it became evident that there was some demand for a place where RVs could leave their vehicles or caravans in order to take a day trip to Bruny Island. It may be that the proposed RV site at Dru Point could meet this need but if a site closer to Kettering is more ideal, the old recreation ground shown in Figure 3 below should be investigated. All that would be required is effective signage and promotion that could be achieved in cooperation with the ferry operator. Neither potable water nor waste disposal is proposed for this site.



Figure 3: Land at Kettering that could be used for temporary RV parking while visiting Bruny Island

c. Longley

The owner of the Longley Hotel already encourages RVs to use his parking area opposite the hotel. With the proximity of the dump station at Kingston and the proposed one at Margate, designation as a RV Friendly Destination could easily be attained. Again there is Council land adjacent (shown as hatched in Figure 4) if ever required in the longer term.



Figure 4: Longley Hotel showing parking area opposite and Council land to the south.

d. Margate

It is proposed that the most significant component of developing an RV strategy for Kingborough is the establishment of Margate as an RV Friendly Town. This can be best achieved by providing an area at Dru Point for self-contained RVs to park for 24 to 48 hours. This can be achieved by providing both potable water and a waste dump site adjacent to the kiosk and toilets, in addition to the parking area itself. Dru Point is an appropriate place to develop overnight parking for self-contained recreation vehicles. Access is already good and will be much improved when the new roadworks are completed. Amenity is excellent with the location next to the bay. The area is already used for launching boats and parking vehicles and boat trailers resulting in sufficient space to manoeuvre large rigs.

ESSENTIAL CRITERIA	Provision of appropriate parking in town centre	✓
	Provision of short term, low cost parking for self-contained vehicles	✓
	Access to dump point	✓
	Access to potable water	✓
DESIRABLE CRITERIA	Access to medical facilities and/or emergency services	?
	Access to a pharmacy or ways to obtain pharmaceutical products	?
	Visitor information site with appropriate parking and map with essential features	?
	Provision of long term parking for RVs	?

List of criteria in order for an area to be designated a RV Friendly Town

This would require the re-establishment of the existing fence and gate to provide a parking area outside the secure area and a dump station. The most recent dump station developed by the Council was at Alonnah at a cost of around \$65k. A dump station at Dru Point would be built directly into the existing sewer and therefore likely to cost significantly less than a stand-alone pump-out unit¹⁰.

A 48-hour limit should be placed on stays and a nightly fee commensurate with the cost of providing the facility should be levied according to the full cost attribution process discussed earlier. Management of the facility could be incorporated in the current caretaker and kiosk lease.

This level of development would certainly qualify Margate as a RV Friendly Destination and with development of the new shopping precinct, local pharmacy and medical services and a very accessible service station, it is likely that it could qualify as a RV Friendly Town. It is recommended that when the proposed shopping centre progresses, Council communicate with the developer with the view to setting aside

¹⁰ Under the RV Friendly scheme, CMCA/KEA Campers provide selected councils with a dump point for installation at a suitable public site, such as a community facility or rest area. The conditions for eligibility for a subsidised dump point are attached in Appendix 4.

several dedicated areas for long-vehicle parking to allow them to easily access shopping and other services.

Council will be required to find a solution for how to address the issue of non-self-contained RVers using the sites once they are established, such as itinerant workers and homeless people that are not travelling in self-contained vehicles. This is best achieved through appropriate signage and an appropriate fee being charged.

Communication with the commercial caravan park owner at Snug should occur prior to this initiative commencing.



Figure 5: Land at Dru Point proposed for use for self-contained RV short stays. Red hatched area is the current boat-trailer parking overflow area and a black hatched area identifying the approximate additional area required for RV parking.

7. Recommendations

That Council:

- adopt the strategy to improve access and amenity for self-contained RVs in Kingborough;
- apply immediately as per Appendix 6 to have the Gordon Foreshore Reserve designated as a RV Friendly Destination and review the current charges to ensure compliance with competitive neutrality principles;
- note that two RV Friendly Destinations already exist on Bruny Island supplemented by several farmers making land available in the Killora area; and in cooperation with the owner of Hotel Bruny and Tas Water, seek alternative sources of potable water on or close to the Hotel site;
- make the area behind the fire station at Kettering available for day parking for RV owners wishing to park their vehicles while taking a day trip to Bruny Island;
- review the access arrangements to the waste dump point at the wetlands in Kingston with the view to improving access for longer vehicles and provide more prominent signage;
- in cooperation with the owners of Kingston Town Shopping facility, identify and sign several bays for long vehicle parking close to the Centre and place relevant signs at the intersection of Street and Channel Highway;
- encourage the owners of the Longley Hotel to seek RV Friendly Destination status;
- develop an area for RV parking at Dru Point that includes access to potable water and a waste dump station and integrate the management into the current caretaker/kiosk lease;
- discuss what is required in Margate for designation as a RV Friendly Town and if possible, integrate those requirements into the town centre as new shopping facilities are developed;
- ensure the necessary management is in place for appropriate enforcement of the duration of stay and restricting parking to designated areas and associated activities;
- support other businesses located in appropriate areas to consider becoming RV Friendly Destinations; and
- ensure all areas are adequately signed.

8. References

AEC Group, 2014, *Karratha Tourism Ventures Feasibility Study*, City of Karratha

BDO Advisory Pty Ltd, December 2015, *Caravan and Campervan Data Report 2015*, CIAA

Caravan Industry Association of Australia (2015), *Strategic Plan 2015 - 2018*

Caravan Industry Association of Australia (2016), *Caravan and Camping – State of the Industry 2016*

Tasmanian Government, *Statewide Directions Paper – Review of Council Recreational Vehicle Overnight Camping Services*, May 2012

Tourism Tasmania (July 2016) *Tasmanian Visitor Survey- March 2016*

Public Copy

9. APPENDICES

Appendix 1: Process for becoming RV Friendly

Once a town or business has implemented all the necessary criteria, it may then apply to the CMCA to become a registered RV Friendly Town or Destination. This involves:

- Completing an assessment form available from CMCA
- Forward the assessment form to CMCA National Headquarters or to your local CMCA state representative
- When approved, CMCA will prepare a Letter of Understanding and forward it to council for signature
- Once signed, the Letter of Understanding is returned to CMCA for execution. A copy is then returned to council for their records
- CMCA then dispatches the relevant signage to the council works depot of nominated location
- CMC lists the town on the Clubs website and on the GeoWiki database
- CMCA posts an article with the relevant details of the town and its surrounding region on its website and in the Clubs monthly magazine, *The Wanderer*.

Appendix 2: Criteria for RV Friendly Destination

RV Friendly Destination

The RV Friendly Destination program is a Campervan and Motorhome Club of Australia Limited (CMCA) initiative aimed at assisting small towns, clubs, ovals, showgrounds, scenic attractions or businesses that are not able to meet the criteria of the CMCA RV Friendly Town™ program. Councils, progress associations and businesses can apply to participate by completing an application form, which is available from CMCA National Headquarters.

Essential Criteria

- Provision of short term, low cost overnight parking (24/48 hours) for self-contained recreational vehicles (RVs).
- The parking area needs to be on a solid, level surface.
- There must be enough room for large vehicles to manoeuvre.

Desirable Criteria

- A waste water dump point.
- Potable water.
- Longer term parking.

What are the benefits?

- When RV travellers see the RV Friendly sign, they know that short term, overnight parking will be available at a low cost.
- These tourists will quickly spread the word that a new RV Friendly Destination is available.
- Depending on the location, RV travellers would have the opportunity to contribute to the community in a variety of ways, including increased patronage of local businesses.

The RV Friendly Destination will be promoted on the CMCA website, in the Club's monthly magazine, *The Wanderer*, and on the GeoWiki online database.

For more information contact:

National Headquarters

P: 02 4978 8788

F: 02 4978 8799

E: memberbenefits@cmca.net.au

February 2015



Appendix 3: Criteria for RV Friendly Town



RV Friendly Town™ Program

What is it?

The RV Friendly Town™ program is a Campervan and Motorhome Club of Australia Limited (CMCA) initiative aimed at assisting recreational vehicle (RV) consumers as they journey throughout this wonderful country. This includes motorhomers, campervaners and caravanners.

An RV Friendly Town™ is one that has met a set of guidelines to ensure they provide a certain amount of amenities, and a certain level of services for these travellers. When RV tourists enter a town displaying the RV Friendly Town™ sign, they know they will be welcome, certain services will be provided for them that may not be available in other centres, and they will have access to a safe place to stay overnight, and possibly for a longer period.

CMCA will promote the RV Friendly Town™ by dedicating one page to the town on the Club website, publishing a one-off article on the town in the Club's monthly magazine, *The Wanderer*, and listing the town in each edition of the magazine.

CMCA will also offer the council 2 x 600mm x 690mm roadside 'RV Friendly' signs free of charge. These signs will display the abbreviated 'RV' symbol, followed by the words 'Friendly Town™' and 'Supported by' written underneath, with the CMCA logo sitting at the bottom of the sign.

How does a town qualify?

Before any town can be appointed to the program, there is a set of guidelines that must be met, which includes:

Essential Criteria

- Provision of appropriate parking within the town centre, with access to a general shopping area for groceries and fresh produce.
- Provision of short term, low cost overnight parking (24/48 hours) for self-contained recreational vehicles, as close as possible to the CBD.
- Access to potable water.
- Access to a free dump point at an appropriate location.

Desirable Criteria

- Provision of long term parking for self-contained recreational vehicles.
- Access to medical facilities or an appropriate emergency service.
- Access to a pharmacy or a procedure to obtain pharmaceutical products.
- Visitor Information Centre (VIC) with appropriate parking facilities.
- VIC to provide a town map showing essential facilities, such as short and long term parking areas, dump point and potable water.
- RV Friendly Town™ signs to be erected within the town precinct.

We also look at the general attitude of the council and the business people. After all, it is called the RV 'Friendly' Town™ program. These programs offer town business owners the opportunity to be innovative in meeting the needs of RV tourists, while at the same time growing their businesses.



What are the benefits?

- There are many economic benefits to the local businesses due to increased dwell time; the RV community spends an average of \$100 per day whilst travelling (Queensland Drive Tourism Strategy 2013 - 2015).
- There is an increased patronage of the tourist attractions in and around the town.
- Travellers will be able to park adjacent to the shopping precinct while they top up with supplies. They can do their banking in comfort, post their mail, and check out the restaurants and clubs for food and entertainment.
- They will find a dump point in the town.
- They may be able to have mechanical work done on their vehicle as well as fill up with fuel and gas.
- The VIC should have a map showing them all local attractions, the location of emergency services and their contact numbers, attractions that are RV suitable and where internet services are available.
- They will be able to park in a comfortable layover area, while they sit back and decide which tourist attractions they would like to see during their visit.
- There may be toilet and shower facilities at or near the layover area, which will encourage dwell times.
- At the end of their visit, the RV traveller will be leaving only because they need to – not because they want to.

RV Friendly Town™ Procedures

- Complete an RV Friendly Town™ assessment form.
- Forward the assessment form to CMCA National Headquarters or to your local CMCA State Representative.
- When approved, CMCA will prepare a Letter of Understanding and forward it to council for signature.
- Once signed, the Letter of Understanding is returned to CMCA for execution. A copy is then returned to council for their records.
- CMCA then despatches the relevant signage to the council works depot or nominated location.
- CMCA lists the town on the Club's website and on the GeoWiki database.
- CMCA posts an article with the relevant details of the town and surrounding region on its website and in the Club's monthly magazine, *The Wanderer*.

For more information contact:

National Headquarters
P: 02 4978 8788
F: 02 4978 8799
E: memberbenefits@cmca.net.au

February 2015

Appendix 4: Criteria for a CMCA Dump Station Subsidy



CMCA / KEA Campers Dump Point Subsidy Program

The Dump Point Subsidy program has been created by the Campervan and Motorhome Club of Australia Limited (CMCA), in partnership with KEA Campers, to develop a network of key infrastructure for recreational vehicles (RVs) across Australia. The basic infrastructure needs for self-contained RV travellers are a dump point, access to potable water and a place to park. Any location offering these three facilities can attract and sustain this lucrative market.

This subsidy program targets those councils that the CMCA and KEA Campers have identified as having ideal locations for RV dump points within their region. It should be noted that these dump points not only meet the needs of RV travellers but also provide a service for touring coach operators who usually offload passengers for a rest break before taking their vehicle to the dump point to empty the on-board toilet.

What is provided?

The CMCA/KEA Campers Dump Point Subsidy program provides a Gough Plastics Dump-Ezy dump point unit, delivered to council.

What is required?

- Council is responsible for installation and maintenance of the facility.
- The dump point is available for public use, free of charge.
- The dump point is available for use every day, at a minimum during daylight hours.
- The dump point is located in a position accessible to all types and sizes of recreational vehicles and is installed in a manner that ensures all vehicles can access the facility.
- A small plaque (supplied by the CMCA) is displayed at the facility acknowledging the contribution of CMCA and KEA Campers.

CMCA can also supply two 600 x 690mm steel signs, which may be displayed on roadways leading into the dump point. These signs display the official dump point logo. There is also one 300 x 500mm sign available that can be supplied, which may be affixed at the dump point site. The total cost for all three signs, including freight is \$313.00.

It is important that dump points are installed as low to the ground as possible to allow gravity discharge from waste tanks, which in motorhomes, are usually located between the front and rear axles. It is also important they are located in a position that allows access for large vehicles up to 19.5 metres in length, as access may be required by coaches and large towed vehicles, such as fifth wheelers.

Councils should tap into the experience and knowledge of their local CMCA State Representative, whose role is to encourage councils to install dump points and help identify the best locations for these facilities.

An application form for the CMCA / KEA Campers Dump Point Subsidy program can be obtained from CMCA National Headquarters.

For more information contact:

National Headquarters

P: 02 4978 8788

F: 02 4978 8799

E: memberbenefits@cmca.net.au

February 2015



14.4 Workshop Policy

The following Notice of Motion was submitted by **Cr Wriedt**

RECOMMENDATION

That:

- (a) Council's Workshop Policy be amended to include an agreed set of guidelines to assist in the smooth running of workshops. The guidelines will include the timing and format of workshops, and procedures for making contributions so that all Councillors have an opportunity to participate equally in the workshop.
- (b) That a report on this matter be provided to Council within four weeks.

Background

At the Council meeting on 20 September 2021, Council endorsed this Notice of Motion, however due to a procedural error the Motion was not moved in accordance with the *Local Government (Meetings Procedures) Regulations 2015*. For this reason, it is now resubmitted for consideration to allow the report to be prepared.

Council workshops are an important part of Councillors receiving detailed and important information and for providing feedback to staff, or other parties, on the direction of Council initiatives, policies or projects.

The *Local Government (Meeting Procedures) Regulations 2015* is the framework that ensures the smooth running of public Council meetings. However, these Regulations do not cover Council workshops that involve Councillors, staff and other external parties.

Whilst Council's existing Workshop Policy provides some general direction in relation to the standards of behaviour expected of all participants in a workshop, it is considered that there is benefit in preparing a more detailed set of guidelines to assist in the smooth running of workshops. This will ensure that all Councillors have an equal opportunity to participate in the proceedings and ensure that the time made available for workshops is used in the most effective way. It will also give some assurance to external workshop presenters that meetings operate in a timely and orderly way.

Officer's Response

A report can be provided in relation to this matter.

Daniel Smee, Director Governance, Recreation & Property Services

15 PETITIONS STILL BEING ACTIONED

There are no petitions still being actioned.

16 PETITIONS RECEIVED IN LAST PERIOD

At the time the Agenda was compiled no Petitions had been received.

17 OFFICERS REPORTS TO COUNCIL

17.1 NORTH WEST BAY RIVER CATCHMENT AND ACTION PLAN 2021-2031

File Number: 36.67

Author: Liz Quinn, NAB Coordinator

Authoriser: Jon Doole, Manager Environmental Services

Strategic Plan Reference

Key Priority Area: 3 Sustaining the natural environment whilst facilitating development for our future.

Strategic Outcome: 3.5 Management of environmental assets is based on professional advice and strategic planning.

1. PURPOSE

- 1.1 The purpose of this report is to present the final version of the North West Bay River Catchment Management and Action Plan 2021-2031 and the findings of the initial review of the Action Plan.

2. BACKGROUND

- 2.1 A comprehensive catchment planning process was undertaken in 1999 resulting in the North West Bay River Catchment Management Plan. The North West Bay River Catchment Management Committee (CMC) in partnership with Council and the community successfully implemented the plan over the following decade.
- 2.2 In 2017 Council initiated an update of the North West Bay River Catchment Management Plan following an external review that indicated that there was broad community support for an update of the plan.
- 2.3 During 2018 the plan was updated by consultants Enviro dynamics with the support of a project working group who provided a community voice and local knowledge for the project.
- 2.4 The endorsed draft catchment plan was released for community consultation in 2019.

3. STATUTORY REQUIREMENTS

- 3.1 There are no statutory requirements related to this report.

4. DISCUSSION

- 4.1 The North West Bay River is the largest river system in the Kingborough municipality with a catchment area of approximately 9,600 hectares.
- 4.2 The following consultation occurred during the plan update:
- One-on-one interviews with key stakeholders (major land and asset managers and key interest groups).
 - Project Working Group initiated consisting of five members appointed through an expression of interest process.

- Presentation of the plan by the consultant, for discussion at the National Tree Day event at Longley in 2018.
 - Formal community consultation 24 May - 17 June 2019.
- 4.3 The formal consultation was advertised on Council's website, the Kingborough Chronicle and social media and was hosted on the Our Say platform. During the community consultation phase the draft plan was viewed by 377 people and nine submissions were received.
- 4.4 Several submissions were supportive of the development of a new recreation trail along the river from Margate to Longley. The first stage of this project has now been funded and is due to be delivered this financial year.
- 4.5 Concerns about water quantity were raised in relation to the extraction of water by Taswater for drinking water supply. 15 592 megalitres a year are approved for extraction from the river with 98.5% of the allocation granted to Taswater. The impact of the extraction of water from the river during low flow has continued to be one of the key community concerns since the first plan was developed in 1999. The lack of information about the state of the water pipeline and the plans for the future of this infrastructure was raised as a concern. The issue of water extraction from the river is ranked as of moderate concern in the action plan with a future action to advocate for the development of a Water Management Statement from DPIWWE and a situation report from Taswater.
- 4.6 Other comments supported integrated weed management that doesn't solely rely on herbicide use, and the threat to catchment values from continued subdivision and development.
- 4.7 Several responses suggested that the draft plan was not promoted widely enough to allow for broadscale feedback from the community. In response to this concern Council initiated further community conversations to determine how to build connection to the catchment. A new community group in Longley formed at this time around a common concern about, and care for, the condition of the upper reaches of the catchment.
- 4.8 The first engagement project has been completed with the development of two short films by local filmmakers that explore people's relationship with the catchment, celebrate the achievements of ten years of catchment projects and introduce the catchment plan's intent and content. These films will be launched following the endorsement of the final plan.
- 4.9 Prior to finalising the catchment plan, a review of progress against the management actions was completed to identify actions that required updating and to evaluate the level of activity. Council has committed to ongoing support for community engagement opportunities to positively contribute to catchment health and the annual coordination of key stakeholders to conduct review prioritisation of actions and update on progress

5. FINANCE

- 5.1 Council is not a significant landowner in the North West Bay River catchment, and there is currently little opportunity for Council to drive large restoration projects as it has in the past.
- 5.2 The plan does not extend Council beyond its current commitment to manage and protect natural, cultural and social values on its land, including roadsides and to engage and empower other landowners to do the same. These activities will be resourced within existing budgets or through grant funding or other partnership opportunities.

6. ENVIRONMENT

- 6.1 The North West Bay River Catchment is a highly significant and valuable environmental asset as it provides an unbroken corridor that connects kunyani/ Mt Wellington to the sea. The catchment is home to thirteen threatened plants, eleven threatened animals and five threatened vegetation communities.
- 6.2 The relatively intact nature of the catchment and lack of intensive agriculture, urbanisation or industry means water quality and river health in the catchment is good. Ongoing management of the catchment can ensure that the health and resilience of the river is maintained in the face of future challenges of climate change and population growth.

7. COMMUNICATION AND CONSULTATION

- 7.1 The catchment plan has been developed in consultation with key stakeholders and community members through one-on one interviews, a presentation at Longley and a project working group.
- 7.2 The formal consultation on the draft plan occurred over a six-week period in May/June 2019. Nine submissions were received and addressed within the final document.
- 7.3 Engagement with local Aboriginal groups has not occurred to date and requires resourcing to learn the importance of this area to Palawa people, past and present, and to incorporate their connection to, and aspirations for, the management of the catchment.
- 7.4 To address a concern that the broader catchment community had not engaged with the development of the plan, two short films have been produced to re-engage residents and to support locals to continue conversations about their role in the health of the river.
- 7.5 A well-attended community gathering at Longley in late 2020 identified a high level of concern for the health of the North West Bay River and a willingness in the community to engage with the plan. This initial gathering has resulted in the formation of the Friends of Longley Area Group (FLAG) whose purpose is to 'maintain and improve the quality of the local environment, living cultures, community infrastructure and general quality of life...'.

8. RISK

- 8.1 There is a risk that by presenting the updated catchment plan to the community there will be an increased expectation that Council will be the primary investor in the implementation of the plan. This risk has been managed through the purpose of the plan being very clear - 'to support community action and to re-engage the community and other key land managers in the management of the catchment'.
- 8.2 Council will facilitate an annual session with key stakeholders to discuss progress against the plan and review the relevance of actions identified for the coming year.

9. CONCLUSION

- 9.1 A North West Bay River Catchment Plan and Action Plan has been prepared in response to a review of the original catchment plan that was developed in 1999. The 2013 plan review found broad community support for an updated plan.
- 9.2 The catchment plan has been updated to reflect new information about the values, attributes and threats to the health and resilience of the river and the broader

catchment. The objective of management is to maintain and improve the resilience of the catchment.

- 9.3 A new simple action plan has been developed to guide ten years of management. The key action is to engage and empower the community in the management of their land for the benefit of the wider catchment. Two short films have been developed as tools to continue the conversation with the community about the nature of their connection to the river and role in catchment management.
- 9.4 The annual evaluation of the action plan identified progress against some areas of the plan but highlighted a general lack of action largely by stakeholders due to the lack of a coordinating role.

10. RECOMMENDATION

That Council endorse the updated North West Bay River Catchment Management and Action Plan 2021-2031 and to support where feasible the implementation, monitoring and review of the plan.

ATTACHMENTS

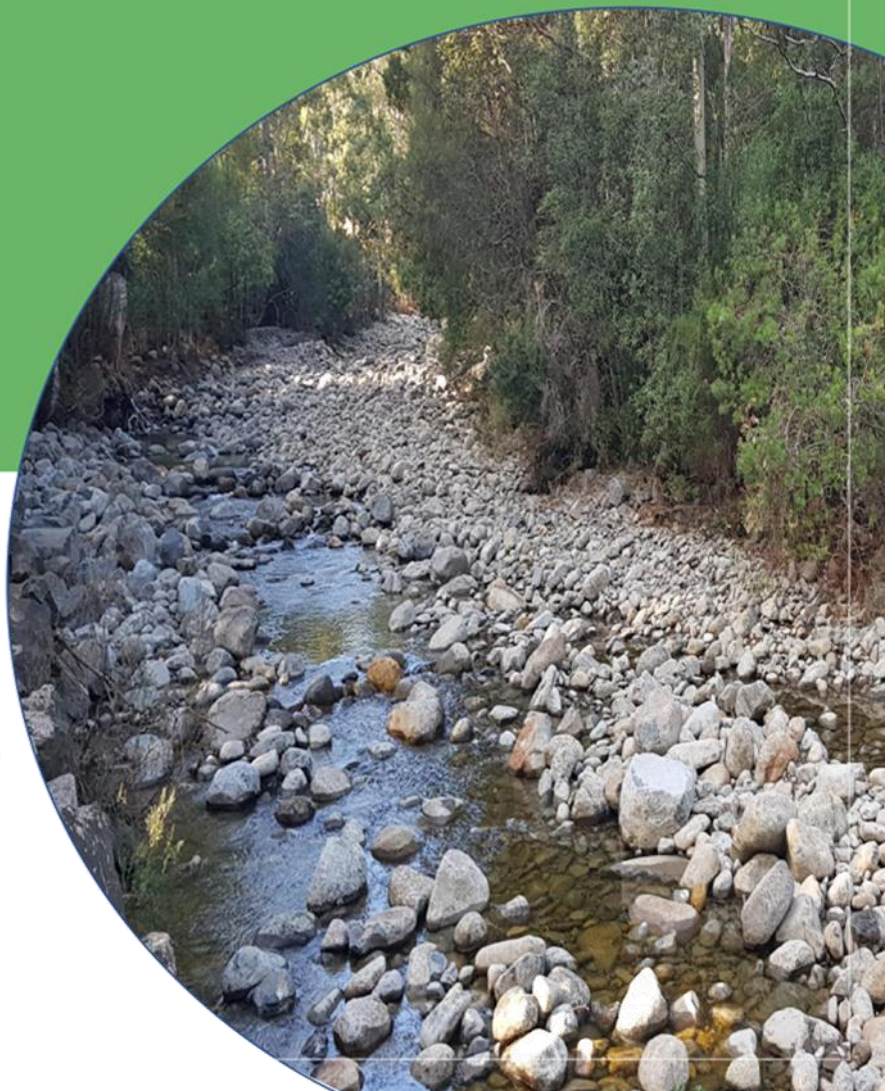
- 1. North West Bay River Catchment and Action Plan**

Public Copy

North West Bay River Catchment Management and Action Plan 2021 - 2031

The vision "To ensure that management of the North West Bay River catchment provides for preservation of the natural and social values of the area."

Final version May 2021



Contents

Executive Summary.....	i
1 Introduction	1
1.1 Background	2
1.2 History of catchment plan, reviews & actions in the original plan	2
1.3 Limitations of the Catchment Plan	6
1.4 Community Consultation	6
1.5 Character of the Catchment	6
1.6 Management Responsibility	7
2 Catchment values.....	10
2.1 Cultural values.....	10
2.1.1 Palawa heritage.....	10
2.1.2 Non-indigenous history.....	11
2.2 Recreational values.....	11
2.3 Natural Values.....	13
2.3.1 Water quality	13
2.3.2 Water quantity and environmental flow	13
2.3.3 Vegetation communities.....	14
2.4 Threatened vegetation communities	14
2.5 Threatened flora species.....	18
2.6 Fauna.....	19
3 Threats to values.....	21
3.1 Lack of Coordinated Management Actions.....	21
3.2 Recreational impacts.....	21
3.3 Climate change.....	22
3.4 Fire	22
3.5 Threats to natural values	23
3.5.1 Weeds	23
3.5.2 Biodiversity and habitat loss	28
3.5.3 Domestic animals.....	29
3.6 Water quality impacts	29
3.6.1 Erosion and sedimentation	29
3.6.2 Nutrients and run-off.....	30
3.7 Water quantity impacts	30
3.8 Land use planning changes	31

North West Bay River Catchment Management Plan Update – 2021-31

4	Priorities and actions	32
5	Conclusion Statement	32
	North West Bay River Catchment Action Plan 2021 – 2031	33
6	Action Plan Introduction	34
6.1	Key actions required to address threats to values	34
6.2	Prioritisation process and sphere of influence	34
6.2.1	Support for plan implementation	36
6.2.2	Community Engagement.....	37
6.2.3	Coordination of land managers, community and other stakeholders.....	37
6.2.4	Palawa Consultation	38
6.2.5	Weeds	38
6.2.6	Biodiversity and habitat loss	39
6.2.7	Water quality monitoring	40
6.2.8	Water quantity and management	40
6.2.9	Fire	41
6.2.10	Previous project maintenance	41
6.2.11	Recreational opportunities	41
6.2.12	Recreational Impacts	42
6.2.13	Land use planning	42
7	Implementation plan	43
8	Monitoring and Evaluation	47
	References	53
	Appendix 1 – Stakeholders and Project Working Group	54

Executive Summary

The update of the 1999 North West Bay River Catchment Management Plan has found that whilst the natural condition of the catchment remains good, threats such as the spread of weeds, vegetation clearance and the effects of climate change continue or have emerged.

The initial plan was a comprehensive document which was the catalyst for some large-scale strategic projects within the catchment such as willow removal, fencing and revegetation projects. These initial projects resulted in improvements to the condition of the catchment and an improved understanding of the threats to the catchment whilst energising the local community.

Despite this, many of the threats to the Catchment values identified in the 1999 plan remain today. The largest threat to the catchment values appears to be weeds. Several additional weeds have appeared within the catchment in the past 15 years and the distribution of other weeds such as spanish heath and broom have increased significantly. There are also emerging threats associated with climate changes such as an increase in extreme weather events, temperature increases, and sea level rise which present new challenges.

Maintenance of major works carried out under the 1999 plan have been identified as an important action under the plan. Following up the large-scale willow control work, revegetation and fencing projects are essential to consolidate the progress made. Revitalising these projects also allows for the community to celebrate the success of past projects and re-energise for the challenges of new projects conserving the values of the Catchment.

The scope of this Catchment Plan update did not include the collection of detailed data on current conditions within the Catchment. However, the update identified that there is a lack of detailed data on factors that influence catchment health such as river flow rates, water quality and quantity, riverbank condition (geomorphology), change in vegetation cover, change and distribution of weed and pests. Recommended actions identified in the plan review includes collection of improved data to assist with the prioritisation of management priorities and actions.

The management of the threats will require input from all landowners and management agencies within the Catchment. The objective of management is to maintain and improve the resilience of the Catchment. The community as the majority landowners of the Catchment are key to implementing actions to conserve and maintain values. The key action of this plan is to engage the community in the management of their land for the benefit of the wider catchment.



Plan into Actions

Private landowners and the community can work together to manage the catchment through the following actions:

- By managing weeds on your land; increasing your knowledge of weed species, their impacts and their control.
- By maintaining wastewater and septic tanks to prevent impacts on water quality.
- By preventing stock access to waterways.
- By rehabilitating eroded areas; revegetation of cleared land adjacent to waterways.
- By managing runoff from driveways and roads to minimise sediment reaching waterways.
- By managing pets to minimise impacts on native wildlife through predation and toxoplasmosis.

The Council and other management agencies have an important role to play through the management of their own land including roadways collaboration between agencies to coordination actions, planning and legislative controls, information sharing and support to the community. Core actions identified in the updated plan are:

- Collaboration between agencies to undertake management actions within the catchment.
- Follow-up control of major works undertaken previously.
- Assist to re-energise the community to manage their land.
- Set achievable management targets.
- Survey waterways for willows to guide follow-up control programme especially in the light of recent flooding.
- Undertake detailed surveys to guide further actions and priorities.
- Continue to advocate for improved data collection and greater environmental flows.



1 Introduction

The purpose of this updated management plan is to support actions and re-engage the community in the conservation and maintenance of the natural and cultural values of the North West Bay River Catchment. Hereafter referred to as 'the Catchment'.

The plan provides background information about the Catchment values and character. Information from the past catchment management plan and the subsequent review have been used to inform the format and directions taken by this plan. A summary of key natural and cultural values and their overall relevance and importance is provided. This is followed by an assessment of the current threats to values and identification of actions which are important for maintenance and conservation of the values.

The **vision** for the Catchment remains the same as articulated in 1999:

"To ensure that management of the North West Bay River catchment provides for preservation of the natural and social values of the area."

The Catchment is generally in good condition however there are several existing and emerging threats that require ongoing management into the future. The plan update determined that there is a lack of data on water quantity and quality, riverbank condition (geomorphology), changes in vegetation cover and distribution of weed and pests across the catchment. Without detailed and long-term data, it is difficult to quantify the changes in the Catchment over the past 15-20 years. The Catchment faces emerging threats from population growth and development pressure, climate change impacts such as extreme weather events, elevated bushfire risks, temperature increases, and sea level rise.

The Catchment headwaters are currently in excellent condition and the majority of sub catchments are relatively intact. Consequently, the degree of threat to natural values is not readily evident within the catchment in comparison to other areas where threats are more visible. This has resulted in the allocation of resources by the Council and other management agencies to areas where that are more degraded and more visible. For example, considerable funds and efforts has gone to the management of White Water Creek due to its degraded condition, proximity to residential development and stormwater issues.

This plan represents support for community action in the catchment and an ongoing commitment to conservation of the natural values. Council as a small landowner in the catchment, has limited opportunity to drive large scale projects. The catchment is predominantly within private ownership (approximately 70%) and actions on private land are the key drivers of catchment health. The Council will continue to manage, protect and improve the condition of natural values in council owned reserves and can use planning instruments to help protect the highest natural values, the river and its tributaries from the impacts of development. They also have an important role to play in the management of roads to limit the spread of weeds and minimise runoff into the river.

Council and other government agencies also have an important role in engaging with and empowering local communities to get to know the landscapes of the catchment better, share information about how to minimise their impacts and undertake strategic actions. Maintaining the

resilience of the Catchment is imperative in the face of the future challenges of climate change and population growth.

1.1 Background

The North West Bay River is the largest river system in the Kingborough Municipality with a catchment area of approximately 9,600 hectares. The Catchment incorporates a large proportion of the southern slopes of kunanyi/Mount Wellington. The North West Bay River is 25 km long and flows through Wellington Park, intact native vegetation, agricultural land and areas of rural residential development until it meets the estuarine mudflats of North West Bay at Margate. The river has a vertical drop of 1,270 metres along its length. Upper tributaries include Plains Rivulet, Levert Creek, Quarry Creek, and Coombes Rivulet which enter the river close to Longley and together contribute approximately 46% of the flow of North West Bay River. Thomson Creek and Allens Rivulet drain most of the south-western area of the Catchment after originating in the Snug Tiers Recreation Reserve. Mafeking Creek is the dominant sub catchment for the northern slopes below Sandfly (Figure 1).

Approximately 50% percent of the Catchment remains in natural condition and about half of this area is formally reserved (Wellington Park). The remainder of the Catchment is dominated by rural residential properties and agricultural land with some viticulture and intensive farming undertaken in the lower end of the Catchment.

Approximately 70% of the Catchment is private land and parks and reserves account for the remaining 30%. Wellington Park is the dominant reserve at 2,740 hectares or 25.9% of the Catchment. Kingborough Council owns and manages a relatively small area of the catchment including a series of linear riparian reserves which make up <1% of the total catchment area. The remaining reserved land is managed by Crown Land Service (DPIPWE) and include riverside reserves along the North West Bay River.

The population of the Catchment was estimated in 1999 to be in the order of 1,500 of which over 750 people were living in the Longley area. The population of the Catchment has increased since this time mainly due to the subdivision and development of small rural or bushland lots. The villages of Longley, Lower Longley, Leslie Vale, Sandfly, Allens Rivulet and Kaoota are within the boundary of the Catchment.

1.2 History of catchment plan, reviews & actions in the original plan

A comprehensive catchment management planning process was undertaken in 1999 which resulted in the North West Bay Catchment Management Plan (Green 1999). The planning process included a review of the condition of the Catchment's natural values and sought community opinion about a range of topics. Key topics covered were rivercare, water quality and quantity, vegetation management, weeds, wildlife and habitat management, land use and planning issues, public open space management and cultural heritage.

In 2013, a review of the plan was undertaken to fulfil requirements of Kingborough Council's Strategic Delivery Plan (2010-2015). The review highlighted key recommendations related to budget allocation for update, methodology, stakeholder engagement and technical information which

North West Bay River Catchment Management Plan Update – 2021-31

should be incorporated in any update. Importantly the review indicated that there was broad community support for an update of the plan.

The 1999 catchment plan and its review inform this plan.

Public Copy

CATCHMENT AT A GLANCE



The North West Bay River Catchment provides an unbroken corridor that connects Mt Wellington -Kunanyi to the sea at North West Bay



The river is 25 km long and is a dynamic system with highly variable flows



Catchment area = 9600 hectares



Population = 1800-2000 (est.)



Management = 70% private land, 30% public land (< 1% is Council managed)



Land use = 56% of the catchment is intact native vegetation; 9% is agricultural land (grazing, irrigated land, vineyards etc) and 35% is cleared land (urban, roads, rural residential)



Natural values = 13 threatened plants, 11 threatened animals, 5 threatened vegetation communities



Threats = weeds, erosion & sedimentation, climate change (extreme weather events/sea level rise) and population growth (more houses, more clearing, more impacts on water quality and habitat)

Data current as at Nov 2020

North West Bay River Catchment Management Plan Update – 2021-31

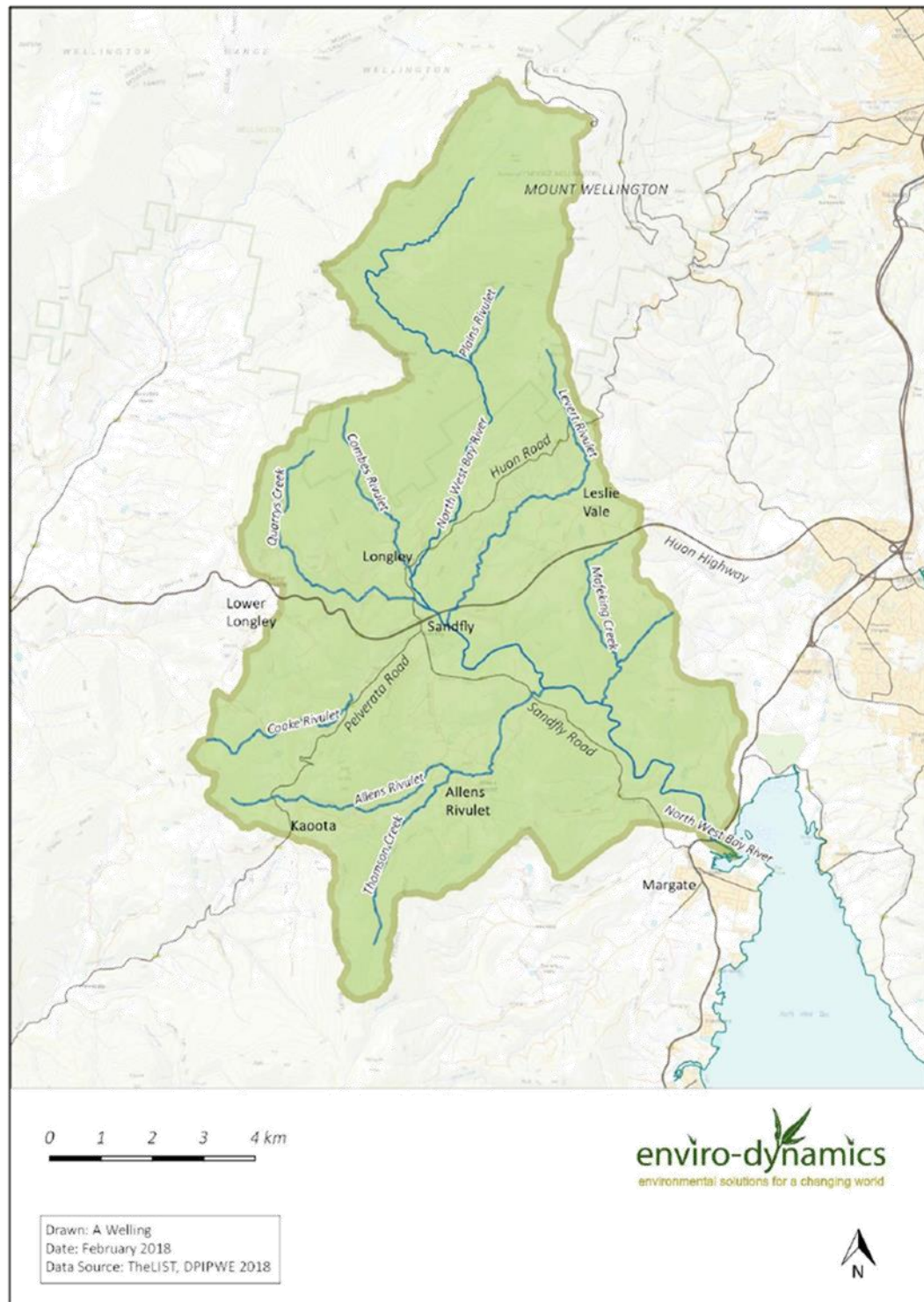


Figure 1 – North West Bay River Catchment Area

1.3 Limitations of the Catchment Plan

This updated plan is limited within its scope and did not include collection of new data on catchment values such as vegetation condition, riverbank condition, water quality assessment, water quantity extracted or weed distribution or density. As such it does not attempt to emulate the depth of the original plan but instead provides an overview of the key values, updates recognised threats to values, suggests additional targeted data collection and provides suggested actions. This plan considers the review findings, including accessibility of the plan, length of plan, lack of measurable achievements and difficulties in influencing water allocations and flow, and provides actions that are within the sphere of influence of a catchment plan.

The collection of detailed data required to assess river health including measurement of water quality, and quantity form part of the Action plan.

1.4 Community Consultation

A key part of developing any catchment plan is community and stakeholder consultation. The process used for this catchment plan is like that used in the past but with a few changes that reflect the broad adoption of technology for communication. A series of one-on-one interviews with key stakeholders have been undertaken. The key stakeholders were identified by area of land managed (i.e., major land managers), expertise and key interest groups. A project group was also formed; positions on the group were advertised using an expressions of interest process and key stakeholders were invited to participate. Five members were appointed to this group. The group has provided input at the initial scoping phase and reviewed the draft document prior to the community consultation phase (see Appendix 1).

1.4.1 Draft Plan Consultation

The draft North West Bay River Catchment Management Plan was opened for public comment on the 'Your Say' platform for the period of the 24 May until the 17 June 2019. The plan was also presented at a National Tree Day Event in July 2018 at Longley.

No public meetings were held as social media and on-line mechanisms were used to capture a broader audience. Ongoing community consultation will continue to inform priorities for actions including consultation with Aboriginal community groups with connection to the catchment.

The draft plan was viewed by 377 people during the feedback period with 9 responses provided and 3 comments relating to the responses. Several responses and comments suggested that the draft plan was not promoted widely enough to allow for broadscale feedback from the community.

1.5 Character of the Catchment

The Catchment can be described as a 'flashy' system. It responds quickly to rainfall events with rapid increases and decreases in water level and flow. Periods of low flow during warmer months are a natural characteristic of this river system. The majority of the North West Bay River has intact riparian (riverbank) vegetation in good to moderate condition as much of the river is bordered by reserved land. Smaller sub catchments such as Allens Rivulet, have been subject to higher levels of vegetation clearing and agricultural use.

The North West Bay River is dividing into four major reaches based on geomorphic characteristics (Green, 1999) (Figure 2):

1. the headwater reach - originates from the Mt Wellington plateau to Wellington Falls
2. the gorge reach - extends from Wellington Falls to the Betts Road Bridge where the valley widens out
3. the transfer reach – from Betts Road Bridge through to Sandfly
4. the throughput Reach - from Sandfly to the coast

The headwater reach is entirely within the Wellington Park and is in excellent condition in terms of the fluvial geomorphology and macro-invertebrate assemblages. This includes a threatened fauna species (Mt Wellington caddisfly). The gorge reach is largely intact however it is impacted by water extraction for the Hobart water supply and landslips have contributed material to the river channel (Green, 1999). The transfer reach is more dynamic due to the reduction in river gradient and valley widening. This results in the deposit of large rocks in the river channel. The reach has several more impacted sections (Telfer, 2001). The throughput reach is more stable and varies in condition from good to low due to land use impacts.

The catchment estuary fed by the North West Bay River is identified as being 31.7 hectares in size and includes the adjacent Margate Rivulet estuary area. The condition of the estuary is influenced by factors including siltation, alteration by human use and weed invasion. These factors are also influenced by actions and inputs from the broader North West Bay area which include urban centres (Such as Margate and Snug) and industrial areas. Data on the condition of seagrass beds within the broader estuary indicated a decline between 2001 and 2011 however more recent data (2015) indicated that there has been a significant growth phase since 2011.

1.6 Management Responsibility

The responsibility for management of natural values and infrastructure such as roads and bridges in the catchment is spread between several land managers and land management authorities.

- Private landowners – responsible for the management of over 70% of the land area in the catchment. This includes managing weeds, managing domestic wastewater, managing stock and animal access to waterways and bushland areas, managing runoff and erosion.
- Community groups made up of landowners that exist to represent the values and aspirations of their local community. These groups can provide the conduit between the community and the other land management authorities.
- Wellington Park (Hobart City Council/Parks and Wildlife Service) – Responsible for the management of Wellington Park in upper end of the catchment (over 25% of catchment area) (includes management of land used as a water catchment by TasWater).
- Kingborough Council – Manages reserves within the catchment and responsible for management of most of the public road network within the Catchment. Has an overarching management role and provides information and support for residents within the municipality.
- DPIPW – Crown Land Services - responsible for management of approximately 4% of the Catchment predominantly along the North West Bay River.
- TasWater – Manage extraction of water from the upper catchment for water supply which impacts environmental flows into the river.

It is important that land managers and community groups work collaboratively to share resources, information, and observations to achieve lasting outcomes for the catchment. All values and perspectives need to be incorporated into actions within the plan. Regular meeting and sharing of information form a primary action of the plan and must be carried out on a regular basis. Refer to Action Plan.

Public Copy

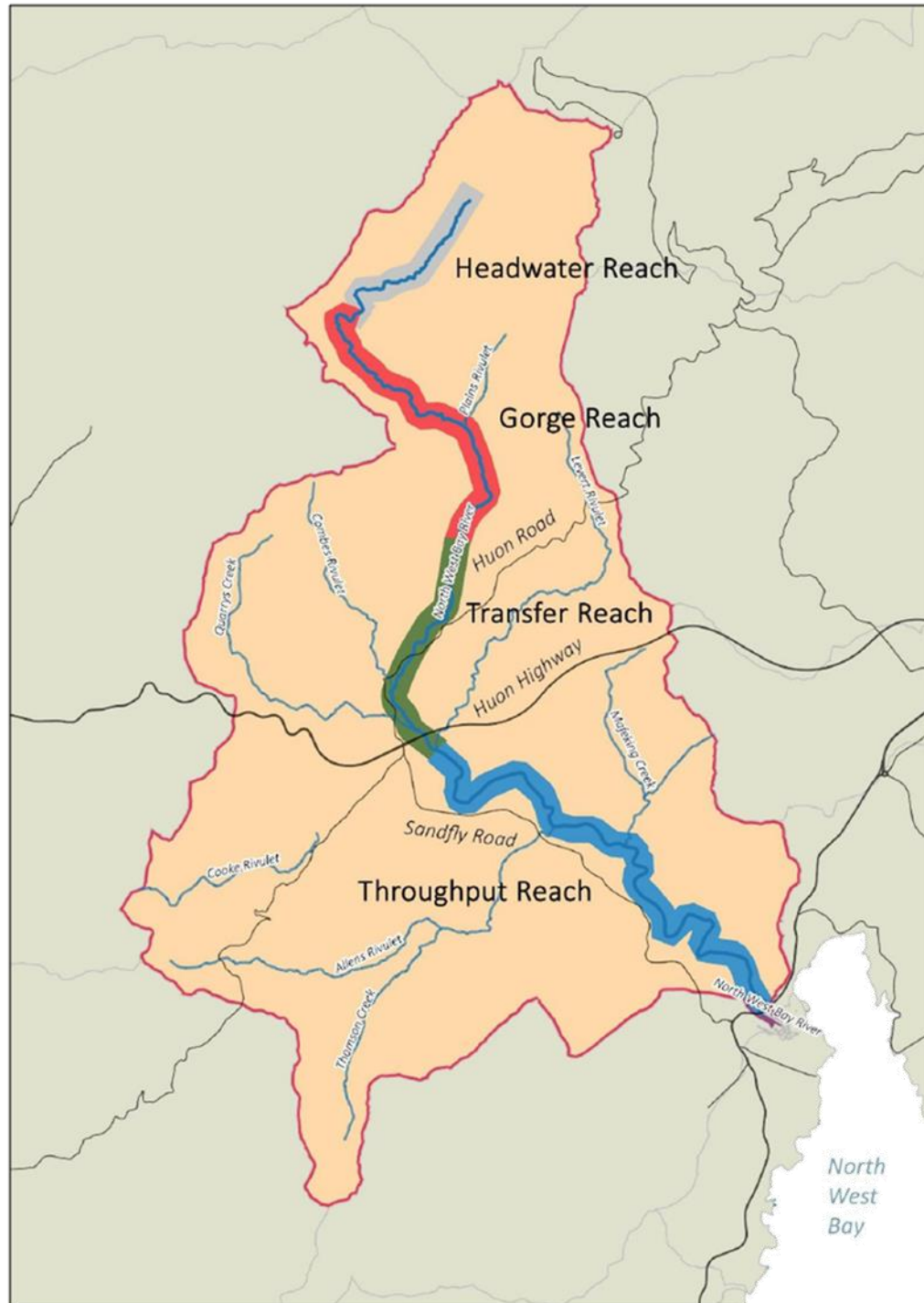


Figure 2 – River Reaches

2 Catchment values

The catchment management plan identifies the natural and cultural values of the catchment which are important for ensuring landscape function and ecosystem service. Ecosystem services are the benefits provided to humans by our natural resources including clean air, water, and food (Constanza *et al.* 1997). Maintenance of these values is important for the social and economic wellbeing of the community.

The natural assets outlined in this plan include water quality and quantity; native vegetation communities, threatened vegetation communities; core populations of threatened species and areas where threatened species and communities overlap.

Cultural values have not been outlined in the same way in the plan as this would require a different approach but are acknowledged as a vital component of the catchment and its ongoing management.

2.1 Cultural values

The catchment has experienced many changes over that past thousands of years with more significant change in the last two centuries. These changes have included clearance of land for agricultural, forestry, mining and residential living. Many of these uses have come and gone with rural lifestyle living and small scale farming the dominant contemporary uses.

The majority of the population lives on rural residential, farmland or bushland properties with higher housing densities around the townships of Leslie Vale, Longley, Sandfly and Allens Rivulet. The natural environment including clean air, water and soil, rural character of the catchment and equal opportunities for future generations are shared values of residents.

The Palawa people are the original custodians of the land within the catchment. This plan doesn't attempt to communicate Palawa cultural heritage or living values (see section 2.1.1 and 6.2.4) nor does it seek to communicate other living cultural values present throughout the catchment. It does however recognise that working together respectfully, acknowledging all values in a coordinated way is key to ongoing management of the catchment and the ecosystem services all rely on.

2.1.1 Palawa heritage

A desktop search of the Aboriginal Heritage Register by Aboriginal Heritage Tasmania of the broader North West Bay River Catchment revealed that there two registered sites close to the Channel Highway in Margate. The relative absence of registered Aboriginal sites within the North West River Bay catchment is not a reflection of the use of, or importance of North West Bay and the river for the Tasmanian aboriginal people. The lack of known heritage sites within the catchment is more a reflection of limited survey effort.

Resourced consultation is recommended to be undertaken as an action of this plan to learn the importance of the area to Palawa people past and present, and to incorporate their connection to and aspirations for the management of the catchment.

2.1.2 Non-indigenous history

European settlers had a presence in the North West Bay River Catchment from the beginning of Hobart's settlement in 1803. The Catchment has provided access to clean water, timber, minerals and food in the form of game and shellfish for early settlers. The upper catchment was used to provide water to Hobart from 1901 when the pipeline from the North West Bay River was completed. Resource extraction in the Catchment included timber cutting and coal mining. The coal industry operated in the Kaoota area from 1881 until 1971, with a tramway rail link built to transport the coal and timber to Margate. This industry led to an increase in the population of the area, with land being cleared for agriculture and settlement. The tramway was later used to transport goods to settlers in the area.

2.2 Recreational values

The broader Kingborough Municipality has also been rapidly expanding and there is strong demand for access to outdoor recreation areas within the Catchment.

The river and Catchment are regularly accessed by the residents of Margate, Kingston, the Huon and Hobart as well as an increasing number of visitors. Common recreational pursuits within the Catchment include walking, bike-riding (mountain bike and road bikes), horse-riding, swimming, fishing, kayaking and climbing.

Kingborough has a significant network of recreational trails across the municipality. These provide essential recreational opportunities for residents and visitors alike. Pipeline Track, Wellington Falls, Cathedral Rock; North West Bay River, Leslie Vale, Allens Rivulet tracks and the Kaoota Tramway are all regularly used trails within the catchment. They are primarily used for walking and horse riding, although Leslie Vale Track and Kaoota Tramway are also regularly used for mountain biking.

The development of additional trails within the catchment to provide linkage between towns and existing trails has been advocated by the local community for many years through the Trail Riders Action Group (TRAC) and residents. In response to the increasing demand for recreational opportunities, the Kingborough Council developed the Kingborough Tracks and Trails Strategic Action Plan 2017 -2022. The plan identifies guiding principles to ensure track development is strategic and supported by the community. There are three 'Priority 1' track proposals in the Action Plan which are of relevance to the catchment:

1. Allens Rivulet – North West Bay River
2. Longley – Margate link (via North West Bay River) and
3. Kaoota Tramway Track extension – Maudsleys Road/Allens Rivulet link.

The expansion of trail networks within the catchment will enhance recreational values, increase community engagement, and provide broader social and economic benefits. Through the consultation process of this plan the Longley to Margate link along the North West Bay River was raised as a priority. A detailed feasibility study has been carried out and endorsed by the Council with Stage 2 of the trail due for commencement in 2021.

There are two community parks in the catchment in Longley and Sandfly. The parks currently have limited public facilities. Development of additional track networks may require the upgrading of these parks with facilities such as carparking, picnic facilities BBQ facilities and public toilets.

Access to the North West Bay River is limited despite there being extensive areas of Crown Land along the river. Access points to the river which are utilised for swimming, fishing and kayaking include Betts Road; Matthews Road, Longley Park; Huon Highway, Sandfly Reserve; Riverbend Road; Margate Wier; Miandetta Road; Channel Highway at Margate and limited access off Hopsfields Road. There are several swimming holes along the river and there is access to the river for kayaking at Huon Highway and Channel Highway which are utilised during high flow events. An informal picnic area also exists close to the Longley Hotel where Huon Road crosses the North West Bay River.



Figure 5 – Typical swimming hole along the river.

The Dogleg bend cliffs are a well-known climbing spot. There are two dolerite crags with multiple routes. Rock hopping along the river is also regularly undertaken for swimming, fishing and climbing purposes. Allens Rivulet is accessed from a Council managed reserve at Crofton Drive, Moody Road and Allens Rivulet Road. There are no formal public access points to other waterways in the Catchment.

2.3 Natural Values

2.3.1 Water quality

The relatively intact nature of the catchment and a lack of intensive agriculture, industrial activity and urban development means water quality in the catchment is good.

Various aquatic ecology assessments in the Catchment have been undertaken since the 1999 plan was written. These reports broadly found that the North West Bay River and most of its tributaries are in good to very good condition (DPIPWE, 2008).

These assessments have concentrated on river ecology health as measured through invertebrate and fish assemblages. Whilst these assessments are a good way of determining water quality, available data for the North West Bay River is over 10 years old.

2.3.2 Water quantity and environmental flow

Water flow within the catchment is influenced by water extraction for drinking water supply, agriculture and domestic use. Currently there are approximately 39 water allocations in the North West Bay River Catchment and range in size from 0.4 to 8,800 megalitres/year for a total of 15,592 megalitres/year. Of these 39 allocations, 3 allocations granted to TasWater represent 98.5% of the allocation in the Catchment (WIMS, 2007 and DPIPWE 2017). This extraction represents significant volume of the rivers annual flow. Water is extracted from 9 outtake points along the pipeline track and supplies the only water supply for the Fern Tree and Ridgeway communities. Water collection occurs during low flow periods due to the limited storage in the Catchment and the physical limitations of the pipeline infrastructure. This extraction of water in the upper catchment and its impacts on environmental flows and the overall health of the river was identified as one of the main concerns of the community when the initial catchment plan was written. This issue was raised during the consultation period as a concern. Provision of additional information from TasWater in regard to the current state of the pipeline infrastructure and the planned future of the infrastructure is considered by member of the community as important to the future management of the river and catchment.

The remaining entitlements occur in the middle to lower regions of the Catchment, with the largest allocations in Allens Rivulet. All these allocations are for irrigation with exception of two commercial take licences on Mafeking Creek, one for storage and the other for direct use.

Additional informal water taken from the catchment includes small on farm dams and ground water extraction. There is a database of all known bore locations in the catchment however take levels are unknown.

An assessment of the environmental values of the Catchment were derived from an interrogation of the Conservation of Freshwater Ecosystem Values (CFEV) database (CFEV, 2008). This identified a fluvial geomorphic river type as the primary conservation value for most river sections. The assessment found that the conservation value of these features is unlikely to be impacted by flow diversion in the upper catchment as the flow drivers for fluvial process are predominantly in the high/flood flow regime and are essentially natural given the low amount of storage in the catchment.

Whilst monthly water flow data was collected at the Margate Weir between 1965 and 2001 with intermittent data collected from 2001 to the present, the impacts of increases in rural residential development on water licencing and informal takes have not been assessed. Nor has the ground water take and change to ground water. More intensive agricultural use in the lower end of the Catchment has occurred in the recent past and may expand in the future.

Ongoing monitoring and reporting on the water extraction rates and volumes from the river is required to assess and manage the potential impacts on the health of the river.

2.3.3 Vegetation communities

Vegetation in Tasmania has been mapped across the State using TASVEG classification system (V4.0). This system identifies broader classes of vegetation and specifies communities according to dominant species. Most of the vegetated portion of the Catchment is eucalypt forest and woodland, 66% is dry sclerophyll and 24% is wet sclerophyll. Up to 5% is treeless montane vegetation, 3% non-eucalypt woodland or forest and the remaining 2% rainforest, coastal scrub, saltmarsh and wetland.

There are four wetlands in the upper catchment which are in outstanding condition as they occur in Wellington Park. There are eight saltmarshes at the mouth of the Catchment. The majority are in good condition but three are impacted by recreational use and weed invasion.

The dominant TasVeg communities in the Catchment are *Eucalyptus obliqua* dry forest (DOB), *Eucalyptus pulchella* forest and woodland (DPU), *Eucalyptus obliqua* wet forest (WOU) and *Eucalyptus coccifera* forest and woodland (DCO) (see Appendix 2 for community descriptions). *Eucalyptus viminalis* forest (DVG) occurs in narrow strips along the North West Bay River. The maintenance of native vegetation is important for biodiversity conservation, habitat protection, soil and carbon conservation and water quality.

2.4 Threatened vegetation communities

Threatened vegetation communities are significant due to their limited distribution and unique floral assemblages including threatened flora species and fauna habitat. They are also identifiable and distinctive communities that often occur in areas that have been heavily impacted by European settlement such as on deeper soils in flood plains (black gum forest on flood plains).

There are five threatened communities recorded within the Catchment (as listed under the *Nature Conservation Act 2002*, Schedule 6A) totalling an estimated 220 hectares. These include;

- *Eucalyptus amygdalina* forest and woodland on sandstone (DAS) - ~ 31ha;
- *Eucalyptus globulus* dry forest and woodland (DGL) - ~ 75ha;
- *Eucalyptus ovata* forest and woodland (DOV) - ~59 ha;
- *Eucalyptus tenuiramis* forest and woodland on sediments (DTO) - ~52 ha; and
- *Eucalyptus viminalis* grassy forest and woodland (DVG) - ~ 6 ha (see Appendix 2 for community descriptions).

Saltmarsh areas (~8 ha) at the mouth of North West Bay River are threatened ecological communities under the Commonwealth *Environmental Protection and Biodiversity Conservation Act 1999* (EPBC). Wetlands and bogs on the Wellington Plateau are also recognised as important communities.

The area occupied by threatened vegetation communities within the catchment is low representing less than 2.5% of the vegetated areas. It is however recognised that the extent of threatened community areas is likely to be an underestimation (refer to Figures 3 and 4).

Public Copy

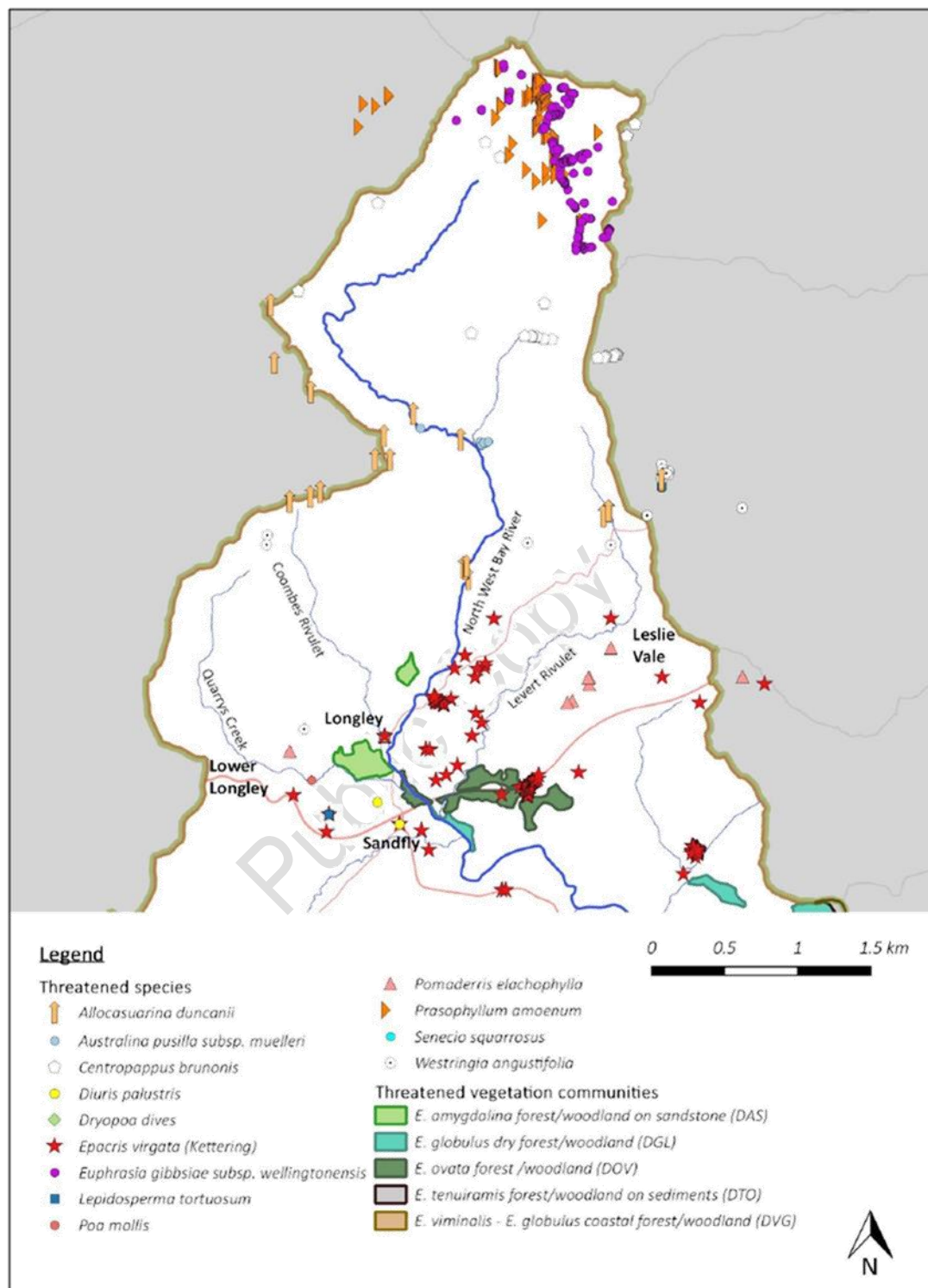


Figure 3 – Threatened vegetation communities and flora species – northern reaches

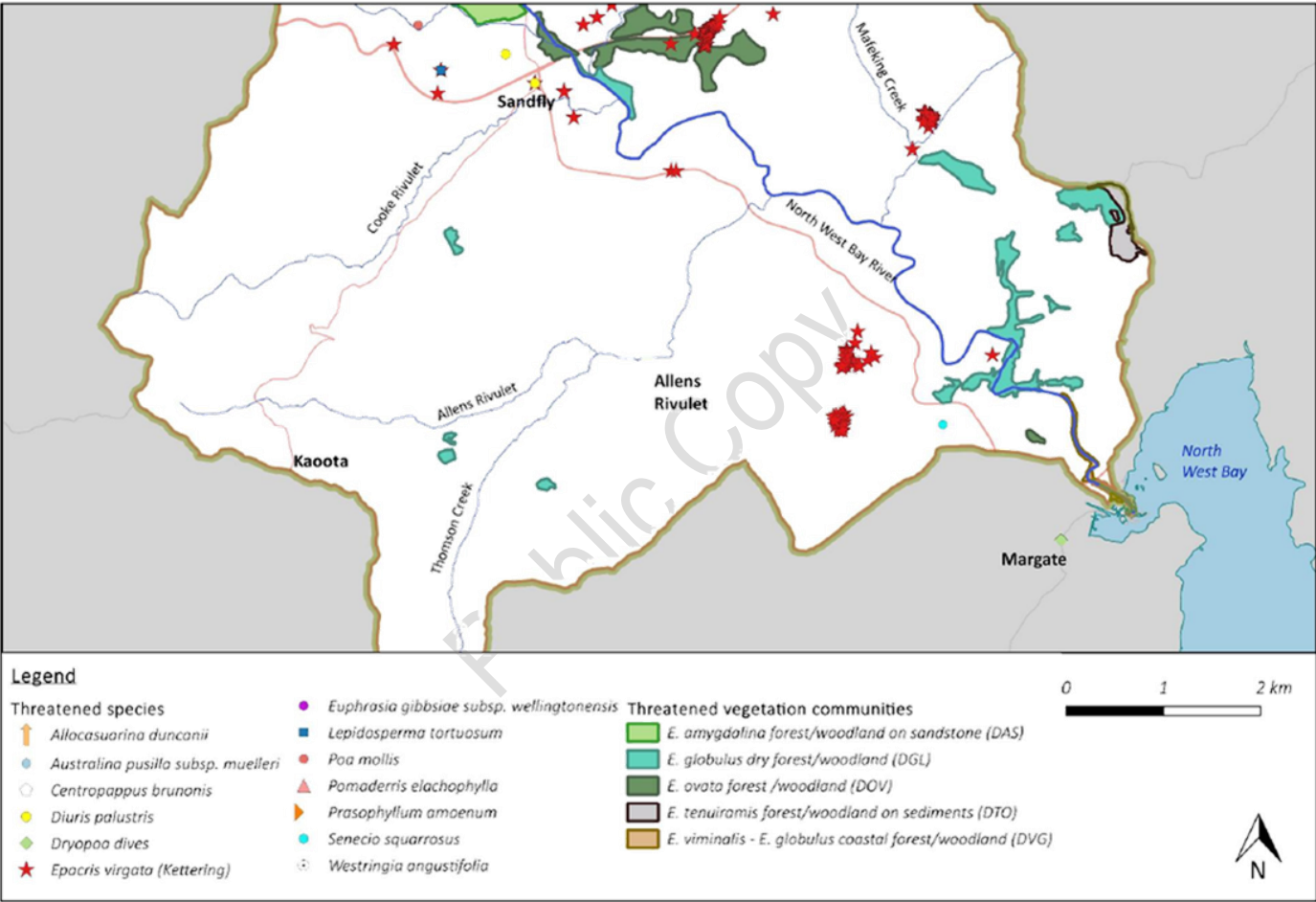


Figure 4 – Threatened vegetation communities and flora species – southern reaches

2.5 Threatened flora species

There were 13 listed threatened species within the catchment when the 1999 plan was written. Since this time eight of those species have been delisted and a further seven species have been added to the list. Six of the 13 species have been recorded in Wellington Park where wildfire is the most significant threat as these species are fire sensitive. The dainty leek orchid which is known from subalpine sedgeland on the mountain may also be threatened by climate change.

The additional threatened species recorded in the catchment since 1999 are likely to reflect increased search effort as a result of requirements under the more recent planning schemes. Of the eight species not found in Wellington Park *Epacris virgata* is the most widespread threatened species in the Catchment (Figures 3 and 4). Several significant populations have been recorded since 1999 around the Leslie Vale and Margate areas. Spanish heath thrives in similar habitats to *Epacris virgata* and poses a threat due to its ability to outcompete native species. *Diuris palustris* is listed as endangered under the Tasmanian *Threatened Species Protection Act 1995* but is not listed nationally under the *Environment Protection & Biodiversity Conservation Act 1999*. The two records in the Catchment are from the Sandfly area but are from the late 1800s and it is unlikely that the species remains in the recorded locations which are close to the Huon Highway and are in areas where weed infestation levels are high. *Pomaderris elachophylla* is listed as vulnerable at a State level but is found on the mainland and is not listed at the National level. The remainder of species are listed as rare under the State schedule and are not thought to be under increased pressure since the original plan was written.

Table 2.1 provides a list of the species recorded in the Catchment and provides comments on habitat preferences and threats to each species.

Table 2.1 Threatened flora species

Scientific name	Common name	TSPA	EPBCA	Comments
<i>Allocasuarina duncanii</i>	conical sheoak	r		Endemic. Records predominantly within Wellington Park and in upper catchment. Main threat to this species is inappropriate fire regime. Fires in close succession are damaging.
<i>Australina pusilla</i> subsp. <i>Muelleri</i>	shade nettle	r		Only known from two small populations in Tasmania on King Island and the southern flanks of Kunanyi/Mount Wellington in Wellington Park. Fire is the main threat to this species.
<i>Centropappus brunonis</i>	tasmanian daisytree	r		Endemic. Known from colonies on the Wellington Range and Mt Dromedary. All records in catchment within Wellington Park. This species is fire sensitive.
<i>Diuris palustris</i>	swamp doubletail	e		Records from Sandfly area from late 1800s. Recent searches have not found species unlikely to remain in area due to disturbance. Main threats to this species are from habitat loss, grazing and inappropriate fire regime.
<i>Dryopoa dives</i>	Tasmanian giant mountaingrass	r		Record from Wellington Park

North West Bay River Catchment Management Plan Update – 2021-31

<i>Epacris virgata</i> (Kettering)	pretty heath	v	EN	Endemic. Found in south eastern Tas. Widespread in catchment where it is associated with <i>E. pulchella</i> forest/woodland and <i>E. ovata</i> forest/woodland. Threats include weed invasion (Spanish heath in particular), inappropriate fire regime and habitat loss.
<i>Euphrasia gibbsiae</i> subsp. <i>wellingtonensis</i>	Mt Wellington eyebright	r		Endemic. Restricted to kunanyi/Mount Wellington and is only recorded above 1000m. Climate change is the main threat.
<i>Lepidosperma tortuosum</i>	twisting rapier sedge	r		Found on mainland Australia and in south eastern Tasmania. Single record from catchment. Habitat is open heathland and woodlands. Main threats habitat loss and grazing.
<i>Poa mollis</i>	soft tussockgrass	r		Endemic to eastern Tas. Found on dry open hillsides and cliffs. Single record within catchment from 1913. Location is likely to be inaccurate. Grazing and lack of fire are threats to this species.
<i>Pomaderris elachophylla</i>	small-leaf dogwood	v		Found on mainland Australia and in Tasmania in wet forests. Leslie Vale is a key site for this species. It is not currently known from any reserves. The main threat is habitat loss.
<i>Prasophyllum amoenum</i>	dainty leek-orchid	v	EN	An endemic species only found at Snug Tiers and the Wellington Range, where it grows in sedgey moorland, subalpine sedgeland and bolster heath. All records within catchment from Wellington Park. Main threat is climate change.
<i>Senecio squarrosus</i>	leafy fireweed	r		Found on mainland Australia and Tasmania in dry woodland communities. Single record within catchment in Margate area. Requires fire every 5-15 years.
<i>Westringia angustifolia</i>	narrowleaf westringia	r		Endemic. Occurs in dry eucalypt forests and is often associated with riverbanks. Scattered records from intact forest in upper catchment. Lack of information on threats.

2.6 Fauna

The North West Bay River catchment is home to an estimated 146 animal species including 93 species of birds, 28 species of mammals, 15 reptile species and 10 species of fish. Five of the bird species, four mammals, one fish and one invertebrate species are listed as threatened under State and/or National legislation (Table 2.2). Four of these species are only found in Tasmania. The eastern barred bandicoot and eastern quoll are listed at the National level under the *Environment Protection and Biodiversity Conservation Act 1999* but are locally common.

The Catchment also provides habitat for a range of more common but significant species such as the platypus. Their abundance remains unknown in the Catchment but there are regular sightings reported in many of the waterways. Other native species of conservation significance include southern brown bandicoots, long-nosed potoroo, pygmy possums, wombats, echidna and birds such as pink robins and bassian thrushes.

All threatened and common fauna species found within the Catchment rely on large intact areas of vegetation and healthy riparian areas. Threats to habitat from weed invasion and fragmentation are recognised as an important component of this Catchment Plan.

Since the 1999 plan was written the Tasmanian Devil has been listed as endangered under State and Commonwealth schedules due to the devil facial tumour disease (DFTD). A significant number of records for the species occur within the catchment and all intact vegetation is important to this species. A second strain of the disease (DFTD₂) has recently been discovered in devil population in the Snug Tiers in the southern part of the Catchment. Retention of high-quality habitat which contains large fallen logs and rocky area for denning habitat are critical for the continuing survival of the species.

Table 2.2 provides a list of the threatened fauna species recorded in the Catchment and provides comments on habitat preferences and threats to each species.

Table 2.2 Threatened fauna species

Species Name	Common Name	State	EPBC	Comments
<i>Accipiter novaehollandiae</i>	grey goshawk	e		Nests along riparian areas in wet and dry forest, often in blackwoods. Catchment provides good foraging and nesting habitat. Main threat is loss of breeding habitat along watercourse although this appears to be a minor problem in the catchment.
<i>Aquila audax subsp. fleayi</i>	Tasmanian wedge-tailed eagle	e	EN	Four recorded nest sites within catchment. Three sites on northern side of North West Bay River between the Huon Highway and Margate and one nest record from Snug Tiers.
<i>Ceyx azureus subsp. diemenensis</i>	azure kingfisher or azure kingfisher (tasmanian)	e	EN	Endemic in Tas. Habitat includes riparian areas with North West Bay River providing good habitat. Threats are unknown.
<i>Sarcophilus harrisii</i>	tasmanian devil	e	EN	Widespread records across the Catchment. Main threat is facial tumour disease and habitat fragmentation through vegetation clearance.
<i>Dasyurus viverrinus</i>	eastern quoll		EN	Scattered records across catchment. Main threat is habitat loss.
<i>Dasyurus maculatus subsp. maculatus</i>	spotted-tailed quoll	r	VU	Isolated records in upper catchment in wet forest. Main threat is habitat fragmentation.
<i>Lathamus discolor</i>	swift parrot	e	CR	Migratory, breeding endemic. Catchment contains foraging habitat including black gum and blue gums. No nest records. Main threat is loss of breeding hollows and foraging habitat through vegetation clearance.

North West Bay River Catchment Management Plan Update – 2021-31

<i>Prototroctes maraena</i>	australian grayling	v	VU	Record from mouth of North West Bay River. Main threat is reduction in water quality
<i>Perameles gunnii</i>	eastern barred bandicoot		VU	Common and widespread across catchment. Threats include roadkill and predation by domestic animals.
<i>Robinella agnewii</i>	Silky snail	r		Records from upper catchment within Wellington Park. Main threat is wildfire.
<i>Tyto novaehollandiae subsp. castanops</i>	masked owl (tasmanian)	e	VU	Endemic. Isolated records in catchment. Main threat is loss of large trees with suitable nesting hollows.

There has been no significant loss of threatened fauna habitat in the Catchment since the initial plan was written. Some incremental loss of vegetation has occurred, and habitat has been fragmented in some areas because of subdivision, residential development and bushfire hazard reduction measures.

3 Threats to values

3.1 Lack of Coordinated Management Actions

There are a range of management actions occurring within the catchment that aim to improve the natural and cultural values. These include weed control works by State Growth, Kingborough Council and local care groups and individuals, infrastructure upgrades to limit stormwater impacts, improvement of wastewater management, etc. There is a general lack of coordination between different users which can result in wasted efforts and funds.

3.2 Recreational impacts

Recreation planning needs to consider the potential impacts of overuse. These impacts can include track and site compaction and erosion, nutrient run-off, and damage to vegetation from lack of defined paths and areas. River access points, especially where there are swimming holes, experience high levels of visitation during hot weather. Facilities at these sites are generally inadequate with parking congestion and a lack of toilets and rubbish bins. These issues can negatively impact on local residents.

Whilst a growth in demand for recreational opportunities has been identified as part of this plan update, projected impacts also need to be considered and managed as part of any future recreational developments. Increased development of tourist accommodation (camping and units) will also increase demand for use of the river for swimming and walking. Increased demand from visitors should also be included in long term planning.

3.3 Climate change

Climate change threatened a number of values within the Catchment. The Kingborough Council recognises that climate change presents a material risk to Council assets and operations and has the potential to impact the economic, social and environmental viability of the region (Kingborough Council Climate Change policy 2017). More extreme events have been recorded over the latter half of the 20th century, coinciding with changes to climate. The extreme weather events are expected to increase in frequency and intensity with higher maximum and minimum temperatures, i.e. more hot days and fewer cold days, and more intense rainfall likely (Fox-Hughes *et. al* 2015). Climate change may impact vegetation communities and individual flora species. Changes in temperature may lead to an increase in the extent of some species and the retreat of others in particular with subalpine species in Wellington Park.

Extreme events such as high rainfall will contribute to increased erosion risk along waterways and roadways within the Catchment as experienced in June 2018. Sea level rises associated with climate change will impact the estuarine areas in North West Bay with saltmarsh areas most at risk. Future planning for these events must include provisions for retreat pathways for saltmarshes which may impact on land that is currently used for agriculture.

3.4 Fire

Fire is an ever-present risk in Tasmania's hot dry summers. The increased bushfire regulations reflect the high level of risk for catastrophic fires. Fire danger is increasing with climate change (Fox-Hughes *et. al* 2015). The number of high fire danger days is predicted to increase. Fire can have catastrophic impacts on native animal and plant communities. Increased temperatures and extended dry periods can dry out areas of wet forest and make them more susceptible to fire. Wet forest and rainforest contain species that are not adapted to fire and hence the composition of these forests may change following more frequent fires. Managing risk of fire impacts requires a clear plan for control burning that considers both human safety and ecological community constraints. As indicated in the threatened species tables in Section 5, fire is often a leading threat or a management requirement.

Fire can also contribute to increased erosion risk when a high rainfall event follows a fire. There is potential for increased sediment loads to enter waterways due to soil erosion and acidity from ash. The combination of these events could have a significant impact on the Catchment health.

Bushfire management plans exist for Wellington Park and the Catchment fire risk has been assessed as part of the Fire Protection Plan 2017 for the Southern Fire Management Area. These plans include some control burns aimed at reducing the bushfire threat to life and property and are prioritised around community areas such as Sandfly. The impacts of prescribed burns on natural values and water quality are generally a secondary consideration. Whilst wildfire is difficult to prevent within natural systems the impacts of large fires can be minimised by managing natural areas to be resilient. This includes retaining riparian vegetation cover along waterways to act as a filter following fire, keeping natural area free of weeds and controlling weeds after fire events to minimise their spread. Weed management should also form an important part of prescribed burn programs to maintain the values of the vegetation that is burnt.

3.5 Threats to natural values

3.5.1 Weeds

Weed invasion is a constant and recurring issue across the landscape. There are widespread weed infestations across the Catchment on private and public land. Weeds are spread along roadways (by vehicles and machinery), by birds and native mammals and along waterways. Stock, horses and mountain bikes can also contribute the spread of weeds through bushland areas. This plan focuses on maintaining special values and riparian health as well as ensuring previous weed control efforts are followed up.

The plan aligns with the recommendations of the Kingborough Weed Management Strategy and Action Plan 2017-2027 (Barker, 2017) in the context of the Catchment values and asset protection within the Catchment. It is recognised that all declared weeds legally require control. However, due to the scale and scope of some declared weed infestations within the Catchment priorities for the control under this plan have been based on protection of high biodiversity values, weed distribution and ability to effectively control. All weed control actions will need to be coordinated with private landholders and other public land managers such as State Growth and Crown Land Services to be effective.

The management strategy for non-declared weeds recommended in the Kingborough Weed Strategy has been applied to non-declared weeds in the Catchment. The strategy broadly considers the feasibility of control costs versus the relative risk to high value assets and existing weed free areas.

It should be noted that no comprehensive weed surveys were undertaken as part of this update. Weed databases held by the NVA and Kingborough Council were interrogated and weed officers with the Kingborough Council were consulted to develop a list of priority weeds for control under this plan update.

The following weeds have been identified as high priority weeds within the catchment.

Weeds of National Significance (WoNS) - national listing for weeds based on their invasiveness, potential for spread and environmental, social and economic impacts.

Declared weeds - as listed under the *Weed Management Act 1999*.

Zone A and B weeds - refers to municipality wide control strategies under Statutory Weed Management Plans. Zone A weeds are those within municipalities where eradication is the principal management objective and Zone B weeds are those where containment is the principal management objective.

Invasiveness of weeds - species capable of invading intact native vegetation were also listed as higher priority for control than those that require disturbance or vector such as roadsides to spread.

Table 4.1 - Key weeds identified within the Catchment:

Weed Species		WoNS	Declared (WMA)	Invasiveness	Zone	Priority KWMS
Common Name	Species name					
Willows	<i>Salix</i> spp.	Y	Y	High	B	3 and 4
Montpelier Broom	<i>Genista monspessulana</i>	Y	Y	High	B	4
Spanish heath	<i>Erica lusitanica</i>	N	Y	High	B	4
Elisha's Tears	<i>Leycesteria formosa</i>	N	Y	High	B	4
Ragwort	<i>Senecio jacobaea</i>	N	Y	Moderate	B	4
Patersons curse	<i>Echium plantagineum</i>	N	Y	Moderate	A	2
African Feathergrass	<i>Pennisetum macrourum</i>	N	Y	Moderate	A	1
Karamu	<i>Coprosma robusta</i>	N	Y	High	A	1
Darwins Barberry	<i>Berberis darwinii</i>	N	Y	High	A	Not listed
Holly	<i>Ilex aquifolium</i>	N	N	High	n/a	1 (KNPW)
Foxglove	<i>Digitalis purpurea</i>	N	N	Moderate	n/a	Not listed
Montbretia	<i>Crocsmia Xcrocsmiiflora</i>	N	N	Moderate	n/a	Not listed

KWMS – Kingborough Weed Management Strategy; KNPW – Kingborough Non-declared Priority Weeds

Declared weeds

Willows – *Salix* spp.

Most species of willow are classified as weeds of national significance (WoNS) due to the economic and environmental impacts of the species. Willows have a detrimental impact on water quality and stream health. They reduce flow with their shallow spreading root systems and input large amount of organic matter into streams. This organic matter results in the leaching of toxic chemicals into aquatic systems impacting macro invertebrates (waterbugs). They create oxygen poor environments that can impact on fish and insects within streams. They also create shallow and wider channels in streams. They use more water than native species, an estimated 5.5 megalitres/hectare/year (Aust Govt 2008). Refer to Figure 6 for an indication of the distribution of willows in the Catchment.

Crack willow was identified in the 1999 plan as a major management issue and significant effort and resources were invested into the mapping and control of this species within the Catchment. Primary control of crack willow was undertaken along most waterways and the majority of the North West Bay River (down to Blue Gate Rivulet). Follow-up control over constitutive years occurred in all areas that had primary treatment. The initial willow control program and follow-up works were identified by the community as a major success of the Catchment plan during the 2013 review process. Due to the previous investment in control of crack willow, follow-up of any regrowth is seen as a high priority and an achievable action for this plan.

Grey willow, also known as seeding willow, is one of the most invasive willow species due to its ability to produce vast amounts of seed (Smea, 2008). Grey Willow has a limited distribution in Tasmania and is a priority weed due to its potential to rapidly invade areas. Kingborough Council NRM staff have expressed concern about its perceived expansion in the region (and catchment) and recommend more detailed surveying to determine the extent of the issue.

Montpellier/Canary Broom - *Genista monspessulana*

Montpellier broom is relatively widespread in the Catchment, particularly along roadsides. There are also significant infestations with the North West Bay Rover south of the Huon Highway. Larger infestations within the Municipality, such as along Leslie Road, have been treated using a biocontrol. The psyllid, *Arytinnis hakani*, is a sap sucking bug which has proven useful in reducing the density of large populations, but it is unlikely to prevent the gradual progression of the weed through the Catchment. The upper catchment contains only isolated infestations of canary broom and as such there is an opportunity to limit its further spread through targeted control. The control of isolated specimens along Leslie Road west of the Huon Highway, Huon Road (south of Leslie Vale Road) and Betts Road and Riverdale Road and along the North West Bay River north of the Huon Highway are higher priorities. Flood events such as occurred in May 2018 can spread weed seed down the catchment and increase the extent of weeds rapidly.

Spanish Heath - *Erica lusitanica*

Spanish heath is a highly invasive weed that is a prolific seeder and can also spread from broken stems and roots. This species is widespread and abundant in the Catchment particularly along roadsides where it can be spread by roadside maintenance and stormwater runoff. It also has the potential to invade intact shrubby woodland and heathy communities, outcompeting native species. Due to its widespread distribution within the Catchment eradication is not considered to be feasible.

North West Bay River Catchment Management Plan Update – 2021-31

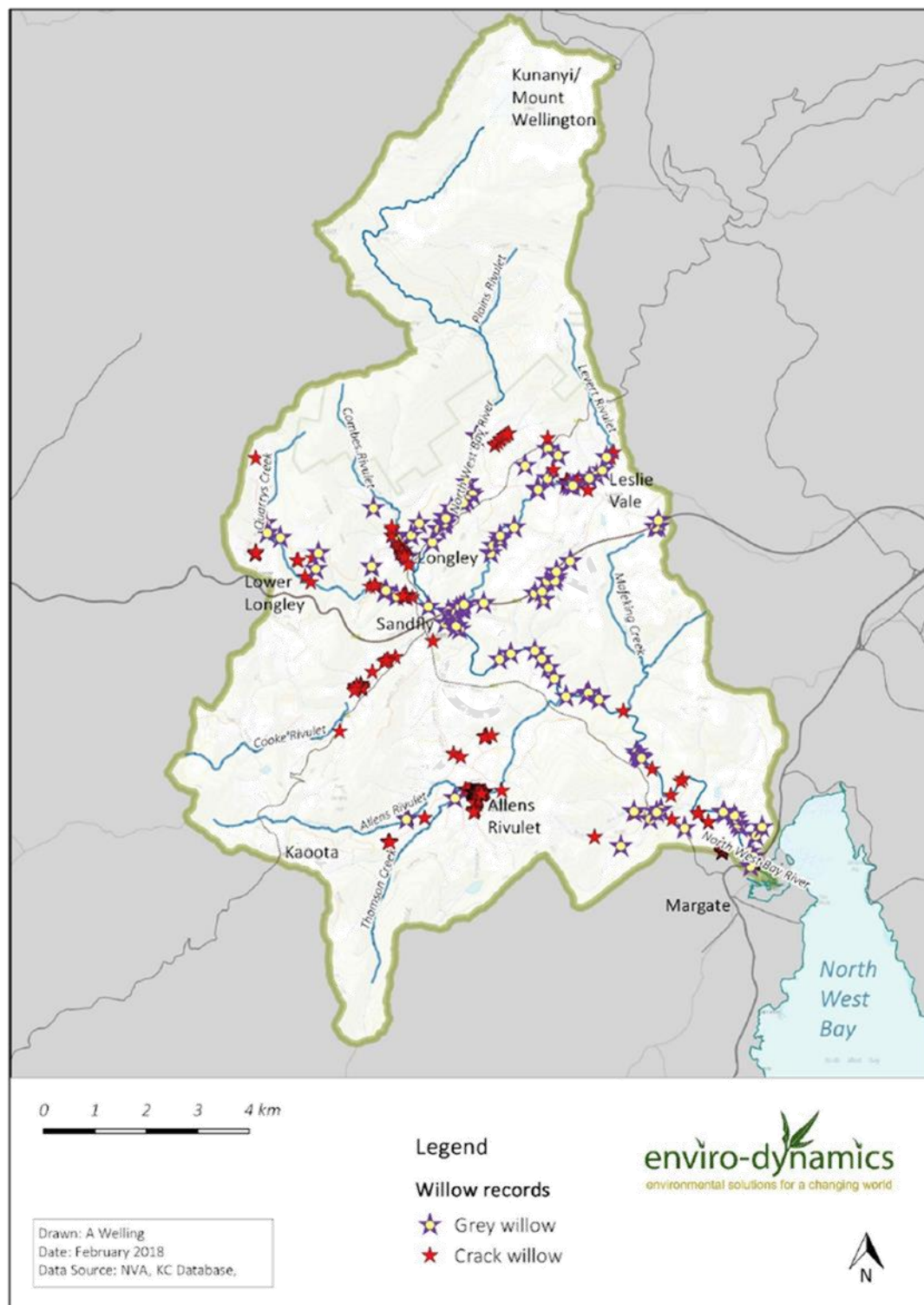


Figure 6 - Willow records (some records may have been controlled).

The ongoing control of infestations along roadsides by the Kingborough Council and State Growth is required to limit the further spread. This should involve control of existing infestations, improved weed hygiene practices and stormwater management and a coordinated approach to maximise effectiveness.

Control actions for Spanish heath relate to the protection of high conservation values such as threatened vegetation communities and threatened flora. It is recommended that containment lines are established around high value conservation areas. In particular, efforts should be made to control spanish heath around threatened shrubby Eucalypt communities (such as DOV) and populations of the endangered *Epacris virgata*.

Elisha's tears - *Leycesteria formosa*

Elisha's tears invade cool moist forests, woodlands and riverbanks in both disturbed and undisturbed bush. It can form dense thickets that smother other vegetation and prevent regeneration. Elisha's Tears is listed as widespread within the Kingborough municipality however only isolated occurrences have been recorded in the Catchment. Further mapping of the species along waterways is required to determine its control priority.

Ragwort – *Senecio jacobaea*

Ragwort is a highly invasive weed that invades productive areas and can be toxic to stock. There are scattered records from the Sandfly and Allens Rivulet areas. Some control has been undertaken by Kingborough Council. Ongoing treatment of isolated plants within the catchment is recommended.

Patersons curse – *Echium plantagineum*

Patersons curse records are limited to the lower end of the Catchment around the Channel Highway. Monitoring of control sites and treatment of isolated plants is recommended.

African Feathergrass – *Pennisetum macrourum*

A single population of African Feathergrass have been discovered (and treated) in Longley between Huon Road and North West Bay River opposite Matthews Road. Ongoing management is occurring.

Darwins Barberry – *Berberis darwinii*

Two populations of Darwins Barberry were discovered (and treated) in Longley. Multiple plants were recorded on eastern side of North West Bay River opposite Matthews Road in dense riparian vegetation. Council will monitor the area. Survey downstream of this location also recommended when specie is flowering (difficult to identify at other times of year).

Karamu – *Coprosma robusta* and Holly - *Ilex aquifolium*

Both species known from Ferntree and Neika. Have potential to invade intact wet forest and as such pose management problem within upper end of catchment. Karamu has ability to spread along waterways.

Non-declared weeds

The following non-declared weeds have been identified in this plan as having limited distribution in the upper Catchment. Control of these weeds in the upper reaches of the North West Bay River may prevent these weeds from becoming widespread and more difficult to control.

Foxglove - *Digitalis purpurea* (Environmental weed and garden escapee)

Foxglove is an environmental weed which invades naturally open areas in cool, damp and shady habitats. Foxglove is also an extremely poisonous plant and can be difficult to control. This species appears to be increasing in distribution in the upper end of the Catchment (below Wellington Park) and is a threat to the North West Bay River due to its habitat preference and known proximity to the river. Management of foxglove in the upper catchment is considered to be a high priority.

Montbretia - *Crocasmia Xcrocsmiiflora* (Environmental weed and garden escapee)

Montbretia similarly has been increasing in distribution throughout Tasmania. Montbretia is a difficult weed to control as it disperses by rhizomes and corms in water, garden waste and contaminated soil. Montbretia can form dense clumps invading grasslands, roadsides, streamside and forests, particularly in cool moist environments. This species is a threat to stream side and riverbed environments in the Catchment where it can form dominant patches outcompeting native species. There are widespread occurrences of this species along the North West Bay River. Flood events such as occurred in 2018 dislodge plants growing along the river and spread this species further downstream... Management of montbretia in the upper catchment (north of the Huon Highway) is of higher priority than the lower catchment where the weed is more widespread and difficult to control.

3.5.2 Biodiversity and habitat loss

The single biggest impact on biodiversity is habitat loss. Habitat loss can take many forms for example clearing for conversion to agriculture, forestry, and urbanisation. In the Catchment there has been a general change in land use from agricultural and natural areas to more rural residential development in recent years. Kingborough Council have developed strong vegetation and waterway protection regulations since the 1999 plan was written however vegetation loss for new dwellings and associated bushfire hazard management still occurs. This type of development results in overall fragmentation of natural areas. Habitat fragmentation refers to the breaking apart of habitat typically associated with land clearing. Habitat fragmentation has different impacts on species, depending on their individual requirements. It is typically associated with creating isolated patches of habitat which make it difficult for species to move across the landscape. It also exacerbates edge effects such as the invasion of weeds from disturbed areas into bushland areas and can be linked to species loss and extinction in extreme cases.

The impacts of habitat fragmentation and loss in the Catchment are likely to have the greatest impact on threatened species and vegetation communities. One of the biggest changes to an area where rural residential development is occurring (beyond habitat loss and built infrastructure impacts) is the number of introduced species which are brought into an area. There are many garden escapees which become weed threats and weed invasion is the most widespread threat to natural

values. Other threats associated with increased development and habitat loss is the increased vulnerability of fauna to predation by domestic animals (cats and dogs).

3.5.3 Domestic animals

Cats are excellent hunters and are known to predate on native wildlife. Both domestic and feral cats present a problem for wildlife. Feral cats are listed as a key threatening process under the National threatened species legislation due to the predation of native species and the ability to spread disease to native species including bandicoots (toxoplasmosis). There are limited responsibilities for cat owners under the Tasmanian *Cat Management Act 2009*. The Act covers allowable actions in rural areas for the control of cats. A policy of keeping cats indoors, de-sexing and microchipping cats and being mindful of the impacts of your cats is an important step towards reducing the impacts on native wildlife. Kingborough Council is working to promote responsible cat ownership and to reduce the impact of cats on wildlife & neighbours.

Dogs can also present a problem to wildlife when not managed responsibly. Responsible ownership is defined under the Council dog management policy which aims to ensure that dogs are kept under effective control. The impact of a single animal may be limited but cumulatively, domestic animals that are not controlled can have a significant effect on wildlife populations.

3.6 Water quality impacts

3.6.1 Erosion and sedimentation

Erosion and sedimentation have significant impacts on water quality as they alter the conditions of life within the river for plants and animals. The environmental impacts of sedimentation include: loss of important or sensitive aquatic habitat, decrease in fish populations, loss of recreation attributes, human health concerns, changes in fish migration, increases in erosion due to river channelling, loss of wetlands, nutrient balance changes, increases in turbidity, loss of submerged vegetation and coastline alteration.

The health of riparian vegetation is a key component of maintaining water quality and reducing erosion. Riparian vegetation is largely intact along the majority of the North West Bay River and most of its tributaries. Some sections of Allens Rivulet, Cooke Rivulet and the lower end of the North West Bay River have been cleared to the river's edge for farming. Erosion and landslips were raised as threats to water quality and bank condition in the past plan. Some erosion events have been recorded since the last catchment plan was produced; mostly small slips and impacts associated with flood events. A detailed assessment of riverbank condition has not been conducted and is recommended to determine if there are any current issues or high erosion risk areas requiring future management. This is particularly relevant following the June 2018 flood event.

Run-off from roads and drains can also contribute to sedimentation of waterways in the Catchment during heavy rain events. The effects of run-off have not been quantified. An assessment of the amount of material put onto gravel roads by Council annually in the Catchment may indicate the extent of this problem.

3.6.2 Nutrients and run-off

Nutrient run-off occurs when there are excessive inputs into waterways, usually nitrogen or phosphorus, which act to stimulate algal growth. Sources of nutrient run-off are often associated with grazing practices and discharges from septic tanks and feedlots.

Livestock such as sheep, cattle and alpacas are kept on small holdings throughout the Catchment. Many properties also keep horses with horse riding as an important recreational pursuit in the Catchment. All livestock have the potential to alter the landscape and impacts can include habitat alteration (damage to vegetation), soil compaction, stream bank erosion, nutrient run-off and introduction of weed species. Stock access to waterways was identified as an issue in the 1999 plan and funding grants were gained to fence off some riparian areas along Cooke Rivulet. While stock access to the waterways appears to have been reduced, an assessment of unfenced waterways within the Catchment would inform future actions.

Waste-water systems are also likely to be contributing to nutrient levels in waterways. Diffuse pollution from septic tanks is often underestimated. The impact depends on the site and the maintenance of the septic system (Withers *et. al* 2013). Studies have shown that the higher the density of septic systems, the higher the instream nutrient levels within catchments (Gardner *et. al* 2005). It is difficult to quantify the impacts consistently as they are affected by geology and other catchment characteristics. Aerobic water treatment systems are a better option for un-sewered catchments despite their impact on nitrate and nitrogen levels. The density of on-site treatment systems, be they septic or aerobic water treatment systems, is the determining factor on the level of impact.

Whilst the number of systems within the catchment is generally low, poorly maintained septic or aerobic systems nearby to waterways are likely to be contributing to nutrient levels. Regular maintenance of septic systems and aerobic systems is required for them to function efficiently. Impacts of wastewater systems from future residential development within the catchment is likely to be limited. Tighter planning restrictions for development within or adjacent to waterway protection areas and stricter wastewater system design requirements will minimise the impacts of the broader environment.

Limited monitoring of water quality within the catchment has been undertaken in the past. Regular baseline monitoring is required to identify any increase in nutrient levels and any changes tracked over time.

3.7 Water quantity impacts

A significant amount of water is diverted from the upper catchment for the Hobart drinking water supply through an existing water allocation (annual allocation of 15000 ML). This source of drinking water provides up to 20% of Hobart's water supply and requires low treatment levels. It is also the only supply for Fern Tree and Ridgeway. Most of the water is collected during periods of low flow.

An assessment of the environmental values of the North West Bay River catchment (CFEV 2015) (derived from an interrogation of the Conservation of Freshwater Ecosystem Values (CFEV) database), looked at the impacts of water extraction in the upper catchment. The assessment

provided the following summary *‘Below the weir a fluvial geomorphic river type has been identified as the primary conservation value for most river sections. The conservation value of this feature is unlikely to be impacted by flow diversion in the upper catchment as the flow drivers for fluvial process are predominantly in the high/flood flow regime and are essentially natural given the low amount of storage in the catchment. This means that the flow regime is unregulated and retains all higher flow components. Deleterious effects on this feature which have occurred are a result of modern land use practices, which include clearing of native riparian vegetation, weed invasion, bank modification and gravel extraction. The effect of these practices has been a loss of bank stability in the middle to lower reaches, and may have caused a straightening and deepening of the channel in the lower reaches (Telfer, 2001).’*

There are an additional 36 water allocations within the Catchment below the TasWater weir (DPIPWE 2018). These allocations are predominantly for agricultural purposes. Whilst it is unlikely that these allocations are fully utilised, currently allocations for the river are over allocated (DPIPWE, 2018). More intensive agricultural use in the lower end of the Catchment has occurred in the recent past and may expand in the future.

Additional water extraction from the catchment includes groundwater bores, small farm dams and direct unallocated takes from smaller tributaries. The quantity of water extracted from these sources is unknown as are the impacts on the catchment values. Future rural residential development within the catchment is likely to result in the construction of additional small farm dams and the extraction of more water from the system.

3.8 Land use planning changes

Since the writing of the 1999 plan new planning scheme controls have come into effect that improve the identification and protection of environmental values. Most areas of intact vegetation are now within Biodiversity Protection Areas and all waterways are within Waterway Protection Areas under the Kingborough Interim Planning Scheme 2015. These planning controls have provided improved environmental outcomes as surveys for values and management of any impacts of development applications are required.

The 2105 planning scheme also includes a Bushfire-Prone Areas Code. This Code and Bushfire Hazard Regulations stipulate minimal hazard management zones around new dwellings which has led to an increase in vegetation clearing and caused some fragmentation of intact landscapes.

The new Statewide Planning Scheme is due to be applied to the State in the near future. One of the biggest changes in the proposed Statewide Planning Scheme is the removal of the Biodiversity Protection overlay from land zoned as agricultural land. This has the potential to have significant implications for Kingborough and the Catchment area as up to 40% of catchment may be zoned as agricultural land. Under this proposal large areas of the Catchment may no longer be scrutinised for important values prior to development. Large scale land clearance for timber harvesting or agricultural land will continue to be managed through the Forest Practice Code.

4 Priorities and actions

Whilst the 1999 Plan and the review recommendations have been considered, this plan focuses on tangible projects where actions can be successfully implemented. For example, it is highly unlikely that the level of water extraction in the upper catchment for the Hobart drinking water supply can be influenced through the plan, whereas the follow-up management of crack willow can be achieved to build on previous work.

Actions identified in the plan have been prioritised through the consideration of:

1. the level of threat
2. the stakeholder concern; and
3. the capacity to address the impact as defined below.

The prioritisation of actions will be influenced ongoing by community and other stakeholders input and as such the priority of each action may change over time. Ideally, action prioritisation would be reviewed and updated annually with input from all relevant stakeholders.

The context of each threat and capacity to address is then outlined in Section 4 of this Plan. In some instances, capacity to address the threats is based around protection of specific values rather than addressing the threat on catchment wide basis. For example, spanish heath is widespread and beyond the capacity to address on a catchment wide basis. However, in the context of threatened species management active control can reduce the threat.

5 Conclusion Statement

The management of the threats will require input from all landowners and management agencies within the Catchment. The objective of management is to maintain and improve the resilience of the Catchment. The community as the majority landowners of the Catchment are key to implementing action to conserve and maintain values. The key action of this plan is to engage the community in the management of their land for the benefit of the wider catchment.

North West Bay River Catchment Action Plan 2021 - 2031

The vision "To ensure that management of the North West Bay River catchment provides for preservation of the natural and social values of the area."



6 Action Plan Introduction

This action plan forms part of the overall catchment plan and focuses on direct actions. It represents support for community action in the catchment and an ongoing commitment to conservation of the natural values. Council as a small landowner in the catchment, has limited opportunity to drive large scale projects. The catchment is predominantly within private ownership (approximately 70%) and actions of private land are the key drivers of catchment health. The Council will continue to manage, protect and improve the condition of natural values in council owned reserves and can use planning instruments to help protect the highest natural values, the river and its tributaries from the impacts of development.

Council also has an important role in engaging with and empowering local communities to:

- get to know the landscapes of the catchment better,
- share information about how to minimise their impacts and methods to undertake management actions and
- undertake strategic actions.

Maintaining the resilience of the Catchment is imperative in the face of the future challenges of climate change and population growth. This will work best if all stakeholders can work together in a coordinated way.

VISION

“To ensure that management of the North West Bay River catchment provides for preservation of the natural and social values of the area.”

6.1 Key actions required to address threats to values

The key actions required to address the threats identified in this plan are provided below. Actions are ranked by prioritisation score as per Table 5.1. All actions are highlighted at the end of each section and summarised along with responsibility for each action in Table 5.2.

Additional actions that relate to the budgetary and implementation aspects of the plan are also provided.

6.2 Prioritisation process and sphere of influence

The following outlines scoring protocols used to determine priorities as shown in Table 5.1.

1. Level of threat

Unknown – lack of quantitative evidence (score of 0)

Low – will have isolated impact on values (score of 1)

Moderate – will have widespread and degrading impact on values (score of 2)

High – currently has a widespread degrading impact on natural values (score of 3)

2. Stakeholder concern/interest

Low – mentioned but not highlighted as a concern/interest (score of 1)

Moderate – mentioned by an individual as a concern/interest (score of 2)

High – mentioned by multiple stakeholders as a concern/interest (score of 3)

3. Capacity to address the threat

Low – very limited capacity to address threat (score of 1)

Moderate – potential to minimise and or contain threat (score of 2)

High – potential to eradicate threat/issue (score of 3).

4. Final Priority Score

Low = score of < 4

Moderate = score of 4-7

High = score of >7

Public Copy

Table 5.1 Prioritisation of actions

Identified issues	Level of threat	Stakeholder concern	Capacity to address impact	Final score and ranking
Community Input				
Community Engagement	Unknown (0)	Moderate (2)	Moderate (2)	Moderate (4)
Coordination of land managers	Moderate (2)	Moderate (2)	Moderate (2)	High (6)
Palawa Consultation	Unknown (0)	Moderate (2)	Moderate (2)	Moderate (4)
Climate change	Unknown (0)	Moderate (2)	Low (1)	Low (3)
Fire	Low (1)	Moderate (2)	Moderate (2)	Moderate (5)
Natural Values				
Weeds - Willows	High (3)	High (3)	High (3)	High (9)
Canary Broom	Moderate (2)	Moderate (2)	Moderate (2)	Moderate (6)
Spanish heath	Moderate (2)	Moderate (2)	Moderate (2)	Moderate (6)
Zone A weeds	High (3)	Moderate (2)	High (3)	High (8)
Other declared	Moderate (2)	Moderate (2)	Moderate (2)	Moderate (6)
Non-declared	Moderate (2)	Low (1)	Moderate (2)	Moderate (5)
Biodiversity & habitat loss	Low (1)	(3)	High (3)	High (7)
Water quality				
Erosion and sedimentation (bank health)	Unknown (0)	High (3)	Moderate (2)	Moderate (5)
Run-off/nutrients	Low (1)	Moderate (2)	Low (1)	Moderate (4)
Livestock	Low (1)	Low (1)	Moderate (2)	Moderate (4)
Water quantity	Moderate (2)	High (3)	Low (1)	Moderate (6)
Revegetation maintenance	Low (1)	Low (1)	Moderate (2)	Moderate (4)
Recreation				
Recreational opportunities	Low (1)	High (3)	Moderate (2)	Moderate (6)
Recreational impacts	Low (1)	Moderate (2)	High (3)	Moderate (6)
Land use & planning	Moderate (2)	Moderate (2)	Moderate (6)	Moderate (6)

6.2.1 Support for plan implementation

The implementation of priority actions within the Catchment Plan requires an ongoing and consistent support from the Council to achieve desired outcomes.

The 2014 review recommended that:

'The revision process itself include sufficient budget for initial implementation of high priority actions' and 'Council have a prior commitment to including a budget line item to resource implementation and communication of priority actions for the first 10 years of the updated CMP'.

As part of the Plan update limited funds have been allocated for implementation of some high priority and tangible on-ground works. This initial project work aims to re-engage the community. Financial and technical contributions from agencies that have management responsibilities within

the catchment and the private sector should also be sought on the basis of matching funds provided by the council.

IP1 – Council to consider funding a project officer to oversee implementation of the plan including community engagement.

IP2 – Council to commit to a budget line item to resource ongoing implementation and monitoring of the priority actions for a minimum period of 10 years.

6.2.2 Community Engagement

As over 70% of the land area within the Catchment is privately owned actions to improve and maintain the health of the Catchment will rely largely on community input.

Council and Government agencies have an important role to play in providing support to individual landholders and community groups through planning and legislative controls, provision of up-to-date information on catchment conditions and current management methods and to facilitate access to funding programs.

The community should be encouraged to manage their land to improve the catchment health through the following actions:

- Managing weeds on their land; increasing knowledge of weed species their impacts and their control; identifying new weeds species.
- Maintaining wastewater and septic tanks to prevent impacts on water quality.
- Preventing stock access to waterways.
- Rehabilitating eroded areas; revegetation of cleared land adjacent to waterways.
- Managing runoff from driveways and roads to minimise sediment reaching waterways and
- Managing pets to minimise impacts on native wildlife through predation and toxoplasmosis.

CE1 – Council to support the formation of community groups that work together to incorporate and manage values as identified by the groups.

CE2 – Council to engage and communicate shared values within the catchment, highlighting available resources and opportunities to positively contribute to catchment health.

6.2.3 Coordination of land managers, community and other stakeholders

The coordination of all stakeholders is key in the implementation of action that improve the catchment health. Council has an important role to play with this coordination and can facilitate and support coordination of landowners.

CC1 – Council to organise structured meetings of main stakeholders to prioritise actions.

CC2 – Stakeholders to meet on annual basis to review prioritisation of actions and update progress on agreed actions.

6.2.4 Palawa Consultation

This plan does not attempt to communicate Palawa cultural heritage or living values (see section 2.1.1) nor does it seek to communicate other living cultural values present throughout the catchment. It does however recognise that working together respectfully, acknowledging all values in a coordinated way is key to ongoing management of the catchment and the ecosystem services all rely on.

No consultation with Palawa people was undertaken as part of the plan update due to limited resourcing. A TASI search revealed 2 known artefact sites however this low number is likely to be due to low search effort rather than an absence of important sites.

It is recommended that resource consultation be undertaken as an action of this plan to learn the importance of the area to Palawa people past and present, incorporate their connection to and aspirations for the management of the catchment.

AC1 – undertake resourced consultation with Palawa people to guide management actions for attachment.

6.2.5 Weeds

Willow management was identified by the working group, by key stakeholders and by Council staff as the number one issue for management. This has arisen because significant resources have been spent on willow control works in the past with good outcomes. There is a need to re-treat areas where willows are regrowing to ensure that the investment so far is not undermined. There is a risk of grey willows expanding their distribution which has the potential to significantly impact the catchment. A survey of willow distribution in the catchment and control works where practical is critical.

W1 - Re-survey crack willows along waterways in catchment - assess areas where willows previously removed for bank stability and need for active revegetation.

W2 - Control identified crack willow along waterways including regrowth.

W3 - Map grey willows within catchment as part of broader municipal wide mapping

Spanish heath was identified by the working group and by key stakeholders as a risk to threatened flora. Establishment of containment lines around known threatened species populations and control of infestations within populations is a high priority action. This will include coordinated control with landholders.

W4 - Define location of containment lines for Spanish heath control.

W5 - Control Spanish heath within or adjacent to known threatened species populations in conjunction with landholders.

Canary broom has a limited distribution in the upper catchment and the highly invasive nature of this plant means it is a priority for control. Targeted control along roadsides around the upper catchment is recommended. Control of isolated specimens along roadsides west of the Huon Highway at Leslie Vale is required to control spread of this weed across the upper catchment.

W6 - Undertake targeted control of Canary broom along roadsides in upper catchment.

All Zone A weeds identified in Table 4.1 are a high priority for control to prevent them from establishing within the Catchment. African Feathergrass and Darwins Barberry are known from single locations and are currently being controlled by the Kingborough Council. Ragwort is to be managed as per the Kingborough Weed Management Strategy. Karamu may be an emerging threat and therefore public education will be key to the control of this and other Zone A species (see W12).

W7 – Monitor and control African Feathergrass and Darwins Barberry population at Longley

Elisha's tears – There are isolated records of this species within the Catchment. It is recommended that additional surveying along the rivers is carried out during willow mapping. Depending on the extent of the survey findings, strategic control of plants should be undertaken with infestations in the upper catchment a higher priority.

W8 – Map Elisha's tears along waterways during willow mapping**W9 - Control isolated Elisha's tears plants (in conjunction with landholders)**

Montbretia – Control of this species in the upper catchment where it is sparse is recommended.

W10 – Control isolated montbretia infestations in upper catchment

Foxglove - currently limited in distribution but appears to be increasing. It has the potential to spread rapidly in wet and riparian areas. It is recommended that landowners be encouraged to control foxglove in the upper catchment above the Huon Road Bridge at Longley.

W11 – Encourage control of foxglove in private land in upper catchment.

A weed education program for all landholders is an important component of all weed management actions. Providing information on current and emerging weeds, their threat to the Catchment and methods for control can have a significant impact on weed management within the catchment.

W12– Undertake weed education programs to private landholders through mailouts, public events and on-line methods.**6.2.6 Biodiversity and habitat loss**

The threat to biodiversity and habitat loss within the catchment is influenced by planning controls.

A key limitation to developing a management strategy for special values is a lack of knowledge of the full extent of threatened communities. It is recognised that the current mapping does not adequately cover all known areas of threatened communities and additional surveying and mapping is required to address this information gap. This mapping could influence planning decisions in relation to the new State-wide Planning Scheme as the extent of the biodiversity protection layer will be restricted to mapped threatened vegetation communities across some zone categories.

B1 – Map additional threatened vegetation communities.

6.2.7 Water quality monitoring

There is limited information available on water quality and how the catchment is changing. A long-term water quality monitoring site has recently been established by DPIPW at the Channel Highway at the bottom of the Catchment. This monitoring site will measure river condition based on macro invertebrates and whilst it will provide an ongoing record of river health it will not measure nutrient levels or contaminants. Regular and ongoing water quality assessment is important in building understanding on how the Catchment is changing overtime especially considering increased population and climate change impacts. This monitoring should be established as a partnership between land managers including the Council and DPIPW.

WQM1 – Establish long-term water quality monitoring station/s in the catchment.

The condition of the river in relation to erosion and bank stability has not been comprehensively addressed for over a decade. The major flood event in 2018 resulted in erosion of banks, diversion of the riverbed and removal of riparian vegetation. Whilst flood events are part of the natural process of the river the impacts of climate change may increase the frequency and severity of these events which will have a significant impact on the water quality in the catchment. An updated geomorphological assessment of bank and river conditions is recommended to identify high risk areas and determine if mitigation works may be required.

WQM2 – State government management agencies to investigate formal geomorphological assessment of riverbanks.

WQM3 – Undertake survey as funds allow.

Water quality monitoring can be used as a tool to re-engage the community with the catchment health. Programs such as WaterbugBlitz can be used to assess invertebrate populations and increase community involvement. Such programs can also be introduced into school curriculums to provide educational outcomes. Results from this monitoring can inform the condition of the catchment and inform future management actions.

WQM4 – Investigate water quality monitoring WaterbugBlitz (or similar) program for Catchment.

6.2.8 Water quantity and management

Levels of water extraction for drinking water in the upper catchment provide an important part of Hobart water supply and it is highly unlikely that quantities of water collected will alter. This is deemed to be an issue outside the scope of a Catchment Management Plan and as such received a lower priority for action.

Flow rate data has been collected from the Margate Weir site since 1965 however this data collection has been intermittent since 2001. Limited flow rate data has been collected from the upper catchment. A cumulative impact assessment is over-due.

It is recommended that a Water Management Statement be prepared.

WM1 – Seek Water Management Statement for North West Bay River from DPIPW

WM2 – Seek situation report from TasWater regarding future infrastructure upgrades and extraction levels from upper catchment.

6.2.9 Fire

Minimising the threat of fire on the catchment health is largely beyond the scope of this plan. It is recommended however that Council provide input into broad scale fuel reduction management to ensure the protection of catchment values is included. Management of weeds prior to and following burns is also an important aspect of planned burns and discussion with landholders should include this aspect.

F1 – Council to provide input into TasFire regional or landscape fuel reduction plans. Tasfire to factor in weed management actions as part of planned burns including post fire control.

6.2.10 Previous project maintenance

Revegetation, fencing and engineering works have been undertaken on public and private land as part of grants received to implement the 1999 Plan and as part of other projects. These works were supported by community groups, schools, State and Commonwealth Government programs and the Council. Revegetation projects aimed to revegetate streamside areas where weed control works were undertaken and reintroduce native vegetation and habitat to stream banks. Fencing projects were undertaken to prevent stock access to waterways, and engineering works have been carried out to repair and maintain river banks and infrastructure along the river and its tributaries.

Revisiting and accessing the projects that occurred on public and private land and addressing maintenance needs will provide an action at following up on previous works of the 1999 plan and re-engaging the community. Documenting the success of past projects is also an important way to energise the community and other stakeholders.

Sites along waterways where revegetation and fencing may be required to improve waterway condition may be identified during willow mapping (W1). Council to provide support to private landholders for rehabilitation works along waterways.

PM1 – Assess revegetation projects to determine maintenance requirements.

PM2 – Identify revegetation opportunities along waterway in conjunction with private landholders. May include fencing to prevent stock access.

PM3 – KC to undertake maintenance on public land where required and support landholders on private land.

6.2.11 Recreational opportunities

A common, recurring theme in the stakeholder consultation was the development of connecting trails and further recreational opportunities for residents and visitors. This includes picnic areas and access points on the river, potential camping areas and promotion of the outdoor recreational opportunities.

The development of a trail link from Longley to Margate is supported in principal in this plan and received support during public consultation. Develop comprehensive feasibility plan to assess natural values, manage impacts, access and ownership issues and provided costings for the project.

RO1 - Undertake feasibility study for track link along North West Bay River trail from Longley to Margate.

Following the development and endorsement of the feasibility plan from the Council the trail is currently in development (2021).

RO2 – Implement the North West Bay River trail from Longley to Margate.

Provision of improved access, picnic and camping areas and the promotion of the regions outdoor recreational opportunities should be addressed through a comprehensive Recreation Plan for the Catchment or region however this is outside the scope of this plan.

6.2.12 Recreational Impacts

The condition and capacity of existing river access points and facilities along the river should be assessed. These areas are likely to experience an increase in usage as the population in the region increases. As such, assessments to determine if upgrades to tracks, car parking and picnic facilities are required to protect values. Assessments will need to consider peak usage times such as hot days.

Impacts of recreation from increased visitor numbers within the catchment need to be considered in future planning.

RI1 – Future recreational planning within the Catchment to consider river access points and facilities and impacts of increase visitor usage.

6.2.13 Land use planning

Under the proposed State-wide Planning Scheme land zoned as rural resource will be zoned as agricultural land and the Biodiversity Protection Layer will not apply.

LUP1 – KC to continue to advocate for Biodiversity Protection overlay to apply to all land containing native vegetation communities under the proposed State-wide Planning Scheme.

7 Implementation plan

Management Theme	Action	Priority	Timeline	Responsibility	Outcome
Support for Plan Implementation	IP1 – Council to consider funding a project officer to oversee implementation of the plan including community engagement.	High	2021 - 22	KC	Priority actions for Catchment Plan are progressed
	IP2 - Council to commit to a budget line item to resource ongoing implementation and monitoring of the priority actions for a minimum period of 10 years.	High	2021 - 22	KC	Commitment to ongoing and sustained implementation of the Catchment plan is secured.
Community Engagement	CE1 – Council to support the formation of community groups that work together to incorporate and manage values as identified by the groups.	Moderate	2021 - 31	KC/community groups	Awareness of landowners and management of private land increased
	CE2 – Council to engage and communicate shared values within the catchment, highlighting available resources and opportunities to positively contribute to catchment health.	Moderate	2021 - 23	KC/ community groups	Increased awareness of catchment values and how to care for them
Coordination of land managers, community, and other stakeholders	CC1 – Council to organise structured meetings of main stakeholders to prioritise actions.	High	2021-22	KC/stakeholders	Coordinated approach to management of catchment issues/actions.
	CC2 – Stakeholders to meet on annual basis to review prioritisation of actions and update progress on agreed actions	High	Annually 2022 - 31	KC/stakeholders	All stakeholders informed of issues/actions within catchment.
Palawa Consultation	AC1 - undertake resourced consultation with Palawa people to guide management actions for attachment	Moderate	2021 - 22	KC to facilitate	Palawa knowledge and aspirations incorporated into management actions
Weeds	W1–re survey crack willows along waterways in catchment and assess bank stability and revegetation requirements	High	2021	KC/DPIPWE/com munity	Determine extent of willow infestation within the catchment to inform level of expenditure.
	W2 – control crack willow regrowth	High	Spring 2021	KC/DPIPWE/ contractor	Remove crack willow regrowth from NWBR

North West Bay River Catchment Management Plan Update – 2021-31

Management Theme	Action	Priority	Timeline	Responsibility	Outcome
	W3 –map grey willows within catchment as part of broader municipal wide mapping	High	Spring 2021	KC	Enable control strategy to be developed
	W4- determine location of Spanish heath containment lines	Moderate	2021 - 23	KC/community	Management zones within catchment can be determined
	W5 – control spanish heath within or adjacent to known threatened species populations in conjunction with landholders	Moderate	2022 - 31	Landholders/KC/contractor/ community	Protect threatened flora populations from Spanish heath impacts
	W6 – undertake targeted control of Canary Broom along roadsides in upper catchment	Moderate	2021 - 25	KC/landholders/ contractors	Canary broom does not spread through upper catchment
	W7 - Monitor and control African Feathergrass and Darwins Barberry population at Longley	High	2021 - 31	KC	AFG and DB eradicated
	W8 – map Elisha’s tears in catchment during willow mapping	Moderate	Spring 2023 - 24	KC/contractor	Determine level of threat posed by this weed along rivers
	W9 - control isolated Elisha’s tears plants (in conjunction with landholders)	Moderate	2023- 28	Landholder/KC/ contractor/ community	Reduce occurrence of weed along rivers
	W10 – control outliers of montbretia in upper catchment (in conjunction with landholders)	Moderate	2021 - 31	Landholder/KC/ Contractor/ community	Minimise spread of weed into upper catchment
	W11 – foxglove control in upper catchment (in conjunction with landholders).	Moderate	2021 - 31	Landholder/KC/ contractor/ community	Minimise spread of weed into upper catchment
	W12– undertake targeted weed education program.	Moderate	2021 - 25	KC	Level of awareness of weeds specie increases. Increased level of reporting of weeds to Council
Biodiversity and Habitat Loss	B1 – map additional threatened vegetation communities (TVC).	Moderate	2021 - 25	KC	Improve mapping of TVC in catchment
Water quality monitoring program	WQM1 –Advocate for water quality station in upper catchment.	Moderate	2021 - 22 ongoing	KC/ Partnership b/w Govt	Water quality station is installed to monitor nutrients and contaminants and inform future actions

North West Bay River Catchment Management Plan Update – 2021-31

Management Theme	Action	Priority	Timeline	Responsibility	Outcome
				management agencies	
	WQM2 - Government management agencies to investigate formal geomorphological assessment of river banks.	Moderate	2021 - 31	DPIPWE	Cost of geomorphological assessment determined to allow budget submissions
	WQM3 – Undertake survey as funds allow.	Moderate	2021 - 24	Consultant	Geomorphological assessment carried out align NWBR to inform future actions
	WQM4 – Investigate community WaterbugBlitz program for Catchment.	Moderate	2021 - 22	KC/DPIPWE/ NRM Agency	Regular water quality measurement undertaken. Community engagement
Water quantity and management	WM1– Seek Water Management Statement for North West Bay River	Moderate	2021 - 22	KC/DPIPWE	Provide management tool to inform long term planning.
	WM2 – Seek situation report from TasWater regarding future infrastructure upgrades and extraction levels from upper catchment.	Moderate	2021 – 22 ongoing	KC/ community	Provide clarity to community re the plans for water extraction from catchment
Fire	F1 – KC to provide input into regional or landscape fuel reduction plans	Moderate	2021 – 31 Ongoing	KC/TasFire	Requirement and issues within the catchment considered by TasFire in burn planning
Previous project maintenance	PM1 –assess revegetation projects to determine maintenance requirements	Moderate	2021 - 22	KC	Condition of revegetation areas and required maintenance determined.
	PM2 – Identify revegetation opportunities along waterway in conjunction with private landholders. May include fencing to prevent stock access.	High	2021 - 22	KC/DPIPWE	Priority revegetation sites identified
	PM3 – Undertake maintenance of revegetation projects on public land and support landholders on private land	Moderate	2022 – 31	KC/landholders	Public areas maintained and adjoining private land shows increase in maintenance of river impacts. Community re-engaged.

North West Bay River Catchment Management Plan Update – 2021-31

Management Theme	Action	Priority	Timeline	Responsibility	Outcome
Recreational opportunities	RO1 – Undertake feasibility study for track link along North West Bay River trail from Longley to Margate.	Moderate	2020	KC	Completed 2020
	RO2 – Develop trail or trail section between Longley and Margate	Moderate	2021 - 31	KC/TRAC/ community	Trial partially or completed constructed
Recreational impacts	RI1 – Future recreational planning within the Catchment to consider river access points and facilities and impacts of increase visitor usage.	Moderate	2021 - 31	KC/DPIPWE	Requirements for access improvement determined. Costs can be determined for budget submission
Land Use Planning	LUP1 - advocate for Biodiversity Protection overlay to apply to all land containing native vegetation communities under the proposed State-wide Planning Scheme	Low	2021 - 22	KC	Planning protection for native vegetation is maintained under new State-wide Scheme

KC = Kingborough Council; DPIPWE = Department of Primary Industries, Parks, Water and Environment.

8 Monitoring and Evaluation

An important component of this Catchment Management Plan is the monitoring and evaluation of all planned actions over time. This enables the effectiveness of actions to be assessed and adapted to successfully achieve goals.

A lack of monitoring of the actions from the 1999 Plan has made it difficult to evaluate the success and effectiveness of that plan despite many on-ground actions being undertaken.

The monitoring and evaluation strategy for the updated Catchment plan will be carried out using a simple spreadsheet format. This will enable the Council and community to track the progress of each action and report annually on the progress.

The spreadsheet will be cumulative to ensure all monitoring and evaluation information is contained in the same place.

The success of actions is to be ranked as per the following;

Success of Action ranking achievements -0 – 4

0 = no achievement

1 = Low achievement – Objective partially met

2 = Moderate achievement – objective achieved, outcome partially met

3 = High achievement -objective and desire outcomes achieved

Monitoring and evaluation sheet (example) – North West River Bay Catchment Management Plan

Date of Evaluation:

By Whom:

Action (abbreviated)	Objective of Action	Resources required	Actual resource allocated	Responsibility for evaluation	Date to be completed	% of action completed	Success of action *	Impediments to achieve success	Revised date to complete	Additional resources required
IP1-Project officer role funded	Priority actions progressed	Budget funds								
IP2- Implementation of Plan resourced by KC	Secure commitment for ongoing funding	Budget funds								
CE1 – Form Community groups	Form new community groups to undertake management actions	Coordination role								
CE2 – Council to provide support for community groups	Community groups are support to continue actions									
CC1 – Form stakeholder group	Coordinate stakeholder actions within the catchment									
CC2 – Stakeholder group meet annually	Update and prioritise actions. Coordinate actions									

North West Bay River Catchment Management Plan Update – 2021-31

Action (abbreviated)	Objective of Action	Resources required	Actual resource allocated	Responsibility for evaluation	Date to be completed	% of action completed	Success of action *	Impediments to achieve success	Revised date to complete	Additional resources required
AC1 – consultation with Palawa people	Inform management actions and priorities									
W1–re survey crack willows	Determine extent of willow infestation	Survey time Mapping								
W2 – control crack willow regrowth	Remove Crack willow from river system	Contractor to undertake works						More willow than can be controlled within budget		
W3 –map grey willows within catchment	Develop control strategy	Survey time						No funding for surveys		
W4- determine location of Spanish heath containment lines	Management zones within catchment can be determined	Survey time Mapping	nil					No funding for surveys		
W5 – targeted control of spanish heath	Protect threatened flora populations	KC/ Contractor/ community	nil							
W6 – undertake targeted control of canary Broom	Minimise spread through upper catchment	KC/ Contractor	nil							
W7 - Monitor and control African	Eradicate these species	On-going maintenance								

North West Bay River Catchment Management Plan Update – 2021-31

Action (abbreviated)	Objective of Action	Resources required	Actual resource allocated	Responsibility for evaluation	Date to be completed	% of action completed	Success of action *	Impediments to achieve success	Revised date to complete	Additional resources required
Feathergrass and Darwins Barberry		and follow-up control								
W8 – map Elisha's tears	Determine level of threat	Survey time Mapping	nil							
W9 - control isolated Elisha's tears plants	Reduce occurrence along rivers									
W10 – control upper outliers of montbretia	Minimise spread in upper catchment									
W11 – control foxglove in upper catchment	Minimise spread in upper catchment									
W12– undertake targeted weed education program.	Increase awareness and reporting of weeds.									
B1 – map additional threatened vegetation communities.	Improved mapping of TVC in catchment									
WQM1 – advocate for WQ monitoring	Water quality station installed.									
WQM2 – investigate geomorphological assessment of river banks.	Determine costs for budget submissions									

North West Bay River Catchment Management Plan Update – 2021-31

Action (abbreviated)	Objective of Action	Resources required	Actual resource allocated	Responsibility for evaluation	Date to be completed	% of action completed	Success of action *	Impediments to achieve success	Revised date to complete	Additional resources required
WQM3 – Undertake survey	Assess risks to inform future actions									
WQM4 – Waterbug Blitz program for Catchment.	Regular water quality measurement undertaken.									
WM1– Water Management Statement for NWB River	Provide management tool.									
F1 –KC input into planned burns	Catchment values/impact considered in burn planning									
PM1 –assess past revegetation/ fencing projects	Re-engage community									
PM2 – Identify reveg. locations	Prioritise rehabilitation of degraded areas									
PM3 –maintain revegetation projects	Follow-up previous work									
RO1 –feasibility study for trail from Longley to Margate along NWBR.	Requirement for a new trail determined	Funds for plan	\$15K	KC	September 2020	100	3	Funding and access agreements required to construct trail	Completed	Nil

North West Bay River Catchment Management Plan Update – 2021-31

Action (abbreviated)	Objective of Action	Resources required	Actual resource allocated	Responsibility for evaluation	Date to be completed	% of action completed	Success of action *	Impediments to achieve success	Revised date to complete	Additional resources required
RO2 – construct trail sections	Provide trail along river									
RI1 –assess current river access points and facilities. Provide management recommendations	Requirements for access improvement and costs determined.									
LUP1 - advocate for BPA over all native vegetation in State-wide Planning Scheme	Maintain planning protection under new State-wide Scheme									

References

- Barker, P (2017). Weed Management Strategy and Action Plan Kingborough Municipal Area 2017 – 2027. Kingborough Council.
- CFEV (2005). Conservation of Freshwater Ecosystem Values Project Database. Water Resources Division, Department of Primary Industries and Water, Hobart, Tasmania.
- de Salas, M.F. and Baker, M.L. (2020) *A Census of the Vascular Plants of Tasmania, including Macquarie Island*. Tasmanian Herbarium, Tasmanian Museum and Art Gallery, Hobart.
www.tmag.tas.gov.au
- DPIPWE (2018) Tasmanian Threatened Native Vegetation Communities – Version 1. Available at https://dPIPWE.tas.gov.au/Documents/TNVC_Wetlands_20171031.pdf
- Environment Protection and Biodiversity Conservation Act 1999. Available at <http://www.environment.gov.au/epbc>
- Green, G. (1999) North West Bay River Catchment Management Plan. North West Bay Catchment Management Committee.
- Kitchener, A. and Harris, S. (2013). *From Forest to Fjaeldmark: Descriptions of Tasmania's Vegetation. Edition 2*. Department of Primary Industries, Parks, Water and Environment, Tasmania.
<https://dPIPWE.tas.gov.au/conservation/flora-of-tasmania/from-forest-to-fjaeldmark-descriptions-of-tasmanias-vegetation>
- Mount R. E. and Otera, K. (2011). The status of seagrass extent in North West Bay. A technical report for the Kingborough Council by the Blue Wren Group, School of Geography and Environmental Studies, University of Tasmania, Hobart, Tasmania.
- Nature Conservation Act 2002. Available at <https://www.legislation.tas.gov.au/>
- Telfer, D. (2001) North West Bay River Assessment - A Report on the Geomorphology and Future Needs of the North West Bay River, Tasmania. Kingborough Council and North West Bay River Catchment Management Committee.
- Threatened Species Protection Act 1995. Available at <https://www.legislation.tas.gov.au/>
- WIMS (2007). Water Information Management System Database. Department of Primary Industries and Water, Hobart, Tasmania.
- Weed Management Act 1999. Available at <https://www.legislation.tas.gov.au/>

Appendix 1 – Stakeholders and Project Working Group

Name	Interest and Experience
Derek Zwart - Essential Oils Tasmania -	Business on NWBR, irrigator, tourism operator
Matt Barrenger - Tassal	Community Engagement Officer
John Fawcett - TasWater	System performance and major projects
DPIPWE -Water Branch Scott Hardie Andrew Dix Henry Mutwell	SH – testing flows AD – Water Management Branch HM – Water allocation
Axel von Krusenstierna - Wellington Park Trust	Executive Officer WPT
Mark Pharaoh - Parks and Wildlife Service	Regional Operations Manager - South (Acting)
James Gourlay - Crown Land Services	
Tim Wark - Westwood Properties Pty Ltd	Landholder, Business (EOT)
Sarah Cope - Trail Riders Action Committee	Secretary – TRAC Community resident
John Cox – Broken Weir Landcare Group	Convenor of BWLG; Community Resident; Involved with original 1999 catchment plan
Marcus Higgs	Original member of 1999 catchment committee; Community resident
Emma Bryant	Community (applied for PWG)
Liz Quinn - Kingborough Council	NRM Coordinator
Darren Coulson - Kingborough Council	Stormwater Engineer
Rene Raichert - Kingborough Council	NRM Officer
Scott Corbett – Kingborough Council Weed Officer	Weed management within Council reserves and broader catchment.
Matthew Arkins	TRAC member
Peter Lindsay	Resident on river at Brookfield end. Previous Councillor
Bill and Margaret Chesterman	Residents – Inverawe Gardens at river mouth On Original Catchment Committee

Project Working Group Members: Dr Jennie Whinam, Robert Hazel, Ed Parker, John Cox, Derek Zwart; Kingborough Council Representatives Dr Anita Wild and Liz Quinn; Enviro-dynamics; Andy Welling and Dr Josie Kelman.

17.2 ELECTION CARETAKER PERIOD POLICY

File Number: 12.268

Author: Daniel Smee, Director Governance, Recreation & Property Services

Authoriser: Gary Arnold, General Manager

Strategic Plan Reference

Key Priority Area: 2 Deliver quality infrastructure and services.

Strategic Outcome: 2.4 The organisation has a corporate culture that delivers quality customer service, encourages innovation and has high standards of accountability.

1. PURPOSE

- 1.1 The purpose of this report is to present a revised *Election Caretaker Period Policy* for the consideration of Council.

2. BACKGROUND

- 2.1 At its meeting of 25 October 2021, Council considered a report in relation to a draft policy providing guidelines for Councillors and staff in the lead up to a local government general election involving the Kingborough Council.
- 2.2 Council subsequently resolved to defer consideration of the matter pending a further report providing clarity in relation to the expectations of Councillors in carrying out their regular functions in representing the community during the Caretaker Period.

3. STATUTORY REQUIREMENTS

- 3.1 There is currently no legislation in Tasmania governing provisions for councils in the lead up to a local government general election.
- 3.2 Nothing in this policy overrides any statutory requirements that may apply under any other relevant legislation.

4. DISCUSSION

- 4.1 The principal concern of Councillors in relation to the first draft of the policy was a lack of clarity around the use of Council equipment, stationery and contacts during the Caretaker Period.
- 4.2 Amendments have been made to the second draft of the policy to provide a clear distinction between the use of such items in the support of an election campaign as opposed to general use of these items for Council business.
- 4.3 Clause 5.1.7 has been amended to state that Council branded material shall not be used by Councillors or staff in any manner that supports a candidate's election campaign, with a definition of the latter included within Section 2 of the Policy.
- 4.4 An addition has been made to Clause 5.1.7 to make it clear that Councillors may continue to use Council equipment and branded material throughout the course of the Caretaker Period to carry out their regular functions as described in Section 28 of the *Local Government Act 1993*.

- 4.5 Clause 5.1.9 (Use of Council Contacts) has been removed in light of the concerns expressed in relation to the difficulty in separating out the Councillor versus Candidate use of these contacts.
- 4.6 An additional clause has been provided in Section 6 (Clause 6.7) to provide further emphasis that Councillors may continue to represent the community and facilitate communication between Council and the community for the duration of the Caretaker Period.
- 4.7 A tracked changes version of the updated policy has been provided to enable assessment of the changes made.

5. FINANCE

- 5.1 A clause has been included in the updated draft of the policy to clarify that Councillors may claim allowances and expenses as provided under Council Policy 2.1 *Payment of Councillors' Expenses and Provision of Facilities Policy* during the Caretaker Period.

6. ENVIRONMENT

- 6.1 There are no environmental issues associated with this matter.

7. COMMUNICATION AND CONSULTATION

- 7.1 The policy will be made available on Council's website.

8. RISK

- 8.1 Concern was expressed during the discussion on the first draft of this policy that there was a risk that it could be used for vexatious complaints. The amendments provided in the updated draft endeavour to provide sufficient clarity to reduce the risk of this occurring.

9. CONCLUSION

- 9.1 Amendments have been made to the Draft *Election Caretaker Period Policy* to provide greater clarity in relation to the expectations of Councillors in carrying out their regular functions in representing the community during the Caretaker Period.

10. RECOMMENDATION

That the attached *Election Caretaker Period Policy* be endorsed.

ATTACHMENTS

- 1. **Draft Policy with Track Changes**
- 2. **Updated Caretaker Period for Elections Policy**

DRAFT POLICY WITH TRACK CHANGES



Policy No:	1.21	Minute No:	TBA
Approved by Council	October 2021	ECM File No:	
New Review Date:	October 2024	Version:	21.0
Responsible Officer:	Director Governance, Recreation & Property Services		

Election Caretaker Period Policy

1. POLICY STATEMENTS

- 1.1 Council is committed to the application of good governance principles and high standards of integrity.
- 1.2 It is an established democratic principle that elected bodies should not unnecessarily bind an incoming government during an election period. Council commits to the principle that it will make every endeavour to avoid making significant-major policy decisions that bind an incoming Council.
- 1.3 This policy establishes clear guidelines for the conduct of Councillors and staff in the lead up to a local government general election involving the Kingborough Council and ensures that the ordinary business of Council continues in a responsible, transparent and legally compliant manner in the period leading up to an election.

2. DEFINITIONS

- 2.1 In this policy:

"By-Election" is an election to replace a councillor after the councillor's office becomes vacant.

"Candidate" is a person standing for election.

"Council" means the Kingborough Council.

"Caretaker Period" is the period from the writ of election through until the close of the polls of the relevant local government general election.

"Electoral Material" means any advertisement, handbill, pamphlet, notice, flyer, letter or article that is intended or calculated to affect the result of an election.

"Election Campaign" refers to the activities of candidates to win voter support in the period preceding an election.

"Local Government Act" means the Tasmanian *Local Government Act 1993*.

"Major Policy Decision" refers to the appointment, remuneration or termination of the General Manager, approval of contracts greater than 1% of Council's net revenue, adoption or renewal of policies, making, amending or repealing of planning schemes and establishment of By-Laws.

3. OBJECTIVE

- 3.1 The purpose of this policy is to ensure that:
 - a) Major policy decisions are not made by Council in the leadup to an election that would prove binding for an incoming Council.
 - b) Council resources are not used for the advantage of a candidate in a local government general election.
 - c) The requirement to act impartially in relation to all candidates standing for election is clearly understood.

4. SCOPE

- 4.1 This policy applies to elected members and employees of the Kingborough Council for duration of the caretaker period for a local government general election.



Policy No:	1.21	Minute No:	TBA
Approved by Council	October 2021	ECM File No:	
New Review Date:	October 2024	Version:	21.0
Responsible Officer:	Director Governance, Recreation & Property Services		

4.2 This policy does not apply to local government by-elections.

5. PROCEDURE (POLICY DETAIL)

5.1 During the Caretaker Period the following provisions shall apply:

5.1.1 Tenure of General Manager – Council shall not appoint, dismiss or renew the contract of a General Manager during the Caretaker Period. An Acting General Manager may be appointed in accordance with Section 61B of the Local Government Act, if required.

5.1.2 Tenders and Contracts – no tender or contract shall be approved by Council for which the total sum exceeds 1% of the Council's revenue as proposed in the forward estimates for the financial year in which the election is to be held.

5.1.3 Planning Instruments – Council will not make, amend or repeal a local planning instrument under the *Land Use Planning and Approvals Act 1993* (i.e. a planning scheme, a temporary local planning instrument or a planning scheme policy);

5.1.4 By-Laws – Council will not make a new By-Law during the Caretaker Period.

5.1.5 Policies – Council will not approve or renew any Council policies during the Caretaker Period.

5.1.6 Distribution of Electoral Material – no electoral material shall be permitted to be displayed or distributed on any Council owned or managed property.

5.1.7 Use of Council Equipment and Stationery – Council ~~letterhead, logos, emblems, business cards or other supplied equipment and~~ Council branded material shall not be ~~used~~ used by Councillors or staff ~~in any manner that supports a candidate's election campaign, for electoral activities.~~ Councillors may continue to use Council equipment and branded material throughout the course of the Caretaker Period to carry out their regular functions as described in Section 28 of the Local Government Act.

5.1.8 Use of Council Equipment – Council funded telephones, computers and vehicles may not be used by Councillors or staff in any manner that supports a candidate's election campaign.

5.1.9 Use of Council Contacts – Council telephone numbers and email addresses shall not be used by Councillors as contact points in their election material.

5.1.10 Media – Councillors will not use their position as an elected representative, or their access to employees or resources, to gain media attention in support of their, or any other candidate's election campaign.

5.1.11 Council Committees and Groups – a Councillor shall not use their membership of a Council Advisory Committee or appointment as a member of an external group to disseminate information or promote their, or any other candidate's election campaign.

6. GUIDELINES

6.1 Nothing in this policy prevents the Mayor, Councillors and staff from carrying on the business of the Council during the caretaker period.

6.2 Council meetings shall continue to be held during the Caretaker Period and will consider Agenda items that relate to the ordinary business of Council other than those matters identified in Section 5 of this policy.

6.3 The General Manager may still exercise all delegations provided by Council during the Caretaker Period, including the appointment of staff.



Policy No:	1.21	Minute No:	TBA
Approved by Council	October 2021	ECM File No:	
New Review Date:	October 2024	Version:	21.0
Responsible Officer:	Director Governance, Recreation & Property Services		

6.4 Capital works as approved by Council as part of the annual budget process and subsequently approved by the awarding of a tender, can proceed during the Caretaker Period, regardless of their scale.

6.5 The Mayor and Councillors will continue to accept invitations to attend community functions and may continue to correspond with constituents on matters related to Council business during the Caretaker Period.

6.6 The Mayor shall be the spokesperson for Council in accordance with Section 27 of the Local Government Act and shall carry out the civic and ceremonial functions of the mayoral office during the Caretaker Period.

6.6.7 Individual Councillors may continue to represent the community and facilitate communication between Council and the community for the duration of the Caretaker Period. In fulfilling these duties during this period, Councillors may claim allowances and expenses as provided under Council Policy 2.1 Payment of Councillors' Expenses and Provision of Facilities Policy.

6.7.6.8 Council employees shall maintain the normal business activities of Council during the Caretaker Period. Employees shall undertake their duties in an appropriate way and take all steps to avoid any real or perceived support for a candidate in order to protect the organisation's ability to impartially serve any incoming Council following an election.

7. COMMUNICATION

7.1 This policy will be made available to all staff, Councillors, customers, members of the public and shall be provided free of charge at the Civic Centre and on Councils Web Site website www.kingborough.tas.gov.au.

8. LEGISLATION

8.1 The following legislation is relevant to this policy:

- *Local Government Act 1993*
- *Tasmanian Electoral Act 2004*
- *Land Use Planning and Approvals Act 1993*

9. RELATED DOCUMENTS

- 9.1 Code of Conduct for Councillors
- 9.2 Policy 9.14 – Code of Conduct Employees

10. AUDIENCE

- 10.1 Public document

UPDATED POLICY



Policy No:	1.21	Minute No:	TBA
Approved by Council	November 2021	ECM File No:	
New Review Date:	November 2024	Version:	2.0
Responsible Officer:	Director Governance, Recreation & Property Services		

Election Caretaker Period Policy

1. POLICY STATEMENTS

- 1.1 Council is committed to the application of good governance principles and high standards of integrity.
- 1.2 It is an established democratic principle that elected bodies should not unnecessarily bind an incoming government during an election period. Council commits to the principle that it will make every endeavour to avoid making major policy decisions that bind an incoming Council.
- 1.3 This policy establishes clear guidelines for the conduct of Councillors and staff in the lead up to a local government general election involving the Kingborough Council and ensures that the ordinary business of Council continues in a responsible, transparent and legally compliant manner in the period leading up to an election.

2. DEFINITIONS

- 2.1 In this policy:

"By-Election" is an election to replace a councillor after the councillor's office becomes vacant.

"Candidate" is a person standing for election.

"Council" means the Kingborough Council.

"Caretaker Period" is the period from the writ of election through until the close of the polls of the relevant local government general election.

"Electoral Material" means any advertisement, handbill, pamphlet, notice, flyer, letter or article that is intended or calculated to affect the result of an election.

"Election Campaign" refers to the activities of candidates to win voter support in the period preceding an election and includes activities such as door knocking, bulk emails, production of signs and flyers, telephone canvassing, social media campaigns and advertising.

"Local Government Act" means the Tasmanian *Local Government Act 1993*.

"Major Policy Decision" refers to the appointment, remuneration or termination of the General Manager, approval of contracts greater than 1% of Council's net revenue, adoption or renewal of policies, making, amending or repealing of planning schemes and establishment of By-Laws.

3. OBJECTIVE

- 3.1 The purpose of this policy is to ensure that:
 - a) Major policy decisions are not made by Council in the leadup to an election that would prove binding for an incoming Council.
 - b) Council resources are not used for the advantage of a candidate in a local government general election.
 - c) The requirement to act impartially in relation to all candidates standing for election is clearly understood.



Policy No:	1.21	Minute No:	TBA
Approved by Council	November 2021	ECM File No:	
New Review Date:	November 2024	Version:	2.0
Responsible Officer:	Director Governance, Recreation & Property Services		

4. SCOPE

- 4.1 This policy applies to elected members and employees of the Kingborough Council for duration of the caretaker period for a local government general election.
- 4.2 This policy does not apply to local government by-elections.

5. PROCEDURE (POLICY DETAIL)

- 5.1 During the Caretaker Period the following provisions shall apply:
 - 5.1.1 Tenure of General Manager – Council shall not appoint, dismiss or renew the contract of a General Manager during the Caretaker Period. An Acting General Manager may be appointed in accordance with Section 61B of the Local Government Act, if required.
 - 5.1.2 Tenders and Contracts – no tender or contract shall be approved by Council for which the total sum exceeds 1% of the Council's revenue as proposed in the forward estimates for the financial year in which the election is to be held.
 - 5.1.3 Planning Instruments – Council will not make, amend or repeal a local planning instrument under the *Land Use Planning and Approvals Act 1993* (i.e. a planning scheme, a temporary local planning instrument or a planning scheme policy);
 - 5.1.4 By-Laws – Council will not make a new By-Law during the Caretaker Period.
 - 5.1.5 Policies – Council will not approve or renew any Council policies during the Caretaker Period.
 - 5.1.6 Distribution of Electoral Material – no electoral material shall be permitted to be displayed or distributed on any Council owned or managed property.
 - 5.1.7 Use of Council Equipment and Stationery – Council supplied equipment and Council branded material shall not be used by Councillors or staff in any manner that supports a candidate's election campaign. Councillors may continue to use Council equipment and branded material throughout the course of the Caretaker Period to carry out their regular functions as described in Section 28 of the Local Government Act.
 - 5.1.8 Media - Councillors will not use their position as an elected representative, or their access to employees or resources, to gain media attention in support of their, or any other candidate's election campaign.
 - 5.1.9 Council Committees and Groups – a Councillor shall not use their membership of a Council Advisory Committee or appointment as a member of an external group to disseminate information or promote their, or any other candidate's election campaign.

6. GUIDELINES

- 6.1 Nothing in this policy prevents the Mayor, Councillors and staff from carrying on the business of the Council during the caretaker period.
- 6.2 Council meetings shall continue to be held during the Caretaker Period and will consider Agenda items that relate to the ordinary business of Council other than those matters identified in Section 5 of this policy.
- 6.3 The General Manager may still exercise all delegations provided by Council during the Caretaker Period, including the appointment of staff.
- 6.4 Capital works as approved by Council as part of the annual budget process and subsequently approved by the awarding of a tender, can proceed during the Caretaker Period, regardless of their scale.



Policy No:	1.21	Minute No:	TBA
Approved by Council	November 2021	ECM File No:	
New Review Date:	November 2024	Version:	2.0
Responsible Officer:	Director Governance, Recreation & Property Services		

- 6.5 The Mayor and Councillors will continue to accept invitations to attend community functions and may continue to correspond with constituents on matters related to Council business during the Caretaker Period.
- 6.6 The Mayor shall be the spokesperson for Council in accordance with Section 27 of the Local Government Act and shall carry out the civic and ceremonial functions of the mayoral office during the Caretaker Period.
- 6.7 Individual Councillors may continue to represent the community and facilitate communication between Council and the community for the duration of the Caretaker Period. In fulfilling these duties during this period, Councillors may claim allowances and expenses as provided under Council Policy 2.1 *Payment of Councillors' Expenses and Provision of Facilities Policy*.
- 6.8 Council employees shall maintain the normal business activities of Council during the Caretaker Period. Employees shall undertake their duties in an appropriate way and take all steps to avoid any real or perceived support for a candidate in order to protect the organisation's ability to impartially serve any incoming Council following an election.
- 7. COMMUNICATION**
- 7.1 This policy will be made available to all staff, Councillors, customers, members of the public and shall be provided free of charge at the Civic Centre and on Council's website www.kingborough.tas.gov.au.
- 8. LEGISLATION**
- 8.1 The following legislation is relevant to this policy:
- *Local Government Act 1993*
 - *Tasmanian Electoral Act 2004*
 - *Land Use Planning and Approvals Act 1993*
- 9. RELATED DOCUMENTS**
- 9.1 Code of Conduct for Councillors
- 9.2 Policy 9.14 – Code of Conduct Employees
- 10. AUDIENCE**
- 10.1 Public document

18 CONFIRMATION OF ITEMS TO BE DEALT WITH IN CLOSED SESSION

RECOMMENDATION

That in accordance with the *Local Government (Meeting Procedures) Regulations 2015* Council, by absolute majority, move into closed session to consider the following items:

Confirmation of Minutes

Regulation 34(6) *In confirming the minutes of a meeting, debate is allowed only in respect of the accuracy of the minutes.*

Applications for Leave of Absence

Regulation 15(2)(h) *applications by councillors for a leave of absence*

In accordance with the Kingborough Council *Meetings Audio Recording Guidelines Policy*, recording of the open session of the meeting will now cease.

Open Session of Council adjourned at

OPEN SESSION ADJOURNS

OPEN SESSION RESUMES

RECOMMENDATION

The Closed Session of Council having met and dealt with its business resolves to report that it has determined the following:

Item	Decision
Confirmation of Minutes	
Applications for Leave of Absence	

CLOSURE

Public Copy

APPENDIX

- A Kingborough Community Safety Committee - Minutes 4 October 2021
- B Minutes of the Disability Access & Inclusion Advisory Committee Meeting October 2021
- C Kingborough Bicycle Advisory Committee - Minutes 8 October 2021
- D Current and Ongoing Minute Resolutions (Open Session)

Public Copy

A KINGBOROUGH COMMUNITY SAFETY COMMITTEE - MINUTES 4 OCTOBER 2021

MINUTES

Kingborough Community Safety Committee

Meeting No. 2021-5

Monday 4 October 2021

The logo for Kingborough, featuring the word "Kingborough" in a serif font, with a green swoosh underline.

MINUTES of a Meeting of the Kingborough Community Safety Committee held at the Kingborough Civic Centre, Kingston, on Monday 4 October 2021 at 10:30am.

PRESENT

		PRESENT	APOLOGY
Chairperson	Cr Jo Westwood	✓	
Members:	Mr Brian Dale	✓	
	Ms Tanya Flakemore		✓
	Mr Michael Hughes	✓	
	Mr Roger McGinniss	✓	
	Mr Rodney Street	✓	
	Mr Ross Thomas		✓
Tasmania Police	Insp Mark Burke	✓	
	Sen Sgt Peter Borish	✓	
Kingborough Access Advisory Committee Representative	Ms Julie Alderfox		✓
Kingborough Bicycle Advisory Committee	Ms Suzanne Betts	✓	
Council Officers In Attendance:			
Director Environment, Development and Community	Dr Katrena Stephenson	✓	
Executive Officer	Mr Anthony Verdouw	✓	
Other Attendees:			
Kingston Library	Ms Jesse Eynon	✓	

ACKNOWLEDGEMENT OF TRADITIONAL OWNERS

The Chairperson acknowledged and paid respect to the Tasmanian Aboriginal Community as the traditional and original owners and continuing custodians of the land on which the Committee met and acknowledged elders past and present.

LEAVE OF ABSENCE

There were no declared leaves of absence.

DECLARATIONS OF INTEREST

There were no declarations of interest.

CONFIRMATION OF MINUTES

MOVED: Brian Dale
SECONDED: Michael Hughes

That the Minutes of the Committee meeting held on Monday 2 August 2021, as circulated, be confirmed.

CARRIED

GENERAL BUSINESS

1. Review Action Items from Previous Meeting (Jo Westwood)

Cr Westwood addressed the Action Items generated from previous meetings, noting completed items and progress on uncompleted items. It was also noted that a request for a safe pedestrian crossing at Beach Road, Kingston Beach will be raised as a notice of motion at the next Council meeting.

2. Tasmanian Police Crime and Traffic Statistics (Mark Burke)

Inspector Burke provided an update on the Kingston Division's crime statistics.

Inspector Burke advised that Tas Police also publish state-wide statistics and averages, which are useful to compare Southern District crime levels with levels across the State.

A burnt-out bus on a street in Kingston was noted. Police are investigating, after which Council will liaise with the owner regarding prompt removal.

Inspector Burke noted that the speed trailer data provided from the Safe Speeds for Schools Program was beneficial and informed police presence. Staff will send more data from other schools to Tas Police when it is available.

3. Youth Spaces (Katrena Stephenson)

Dr Stephenson provided an overview of Council's community services operations, specifically regarding youth services.

There were common themes raised in recent youth surveys and engagements, with further engagements planned once Council has a dedicated engagement officer. It was noted that a lack of youth spaces was not a key concern for those surveyed.

Dr Stephenson advised that there are a number of programs and formalised events that Council currently undertakes in the youth space, notably a school holiday program and a Youth Action Network.

4. KCSC Action Plan review and status update (Jo Westwood)

The Committee noted achievements over the last two years in line with the Committee Action Plan 2020-2021. A status against each action item has been updated in the plan.

Action Item (1): Committee members to forward any further Action Plan feedback to Cr Westwood.

5. Correspondence

a) (Outward)

- i. Letter to Minister regarding Huon Highway - Leslie Road intersection – Forwarded to the DSG Huon Hwy Corridor Study Team – 15 August 2021
- ii. Media Release – Pedestrian Safety Campaign – 3 September 2021
- iii. Kingborough Chronicle Article – Pedestrian Safety Campaign – 7 September 2021

OTHER BUSINESS**6. Sandfly Road and Huon Highway Intersection**

The Committee raised concerns with the speed of traffic through the new Sandfly Road and Huon Highway intersection. The Committee resolved to write a letter to the Department of State Growth requesting that the speed limit be reviewed.

Action Item (2): Cr Westwood to write a letter to DSG on behalf of the Committee requesting that the speed limits going in both the north and south directions on the Huon Highway past the Sandfly Road intersection be reviewed and a change from 100km/h to 80km/h be considered.

7. Notice of Motion – 24 Hour Police Station in Kingston

The Committee noted a motion was passed that the Council lobby the State Government for a 24-hour, 7 day per week Police presence in Kingborough, at the Council Meeting on 20 September 2021.

Action Item (3): Cr Westwood invite Cr Glade-Wright to the next KCSC meeting to discuss the motion further.

Action Item (4): Cr Westwood to request a copy of any correspondence regarding a 24-hour police presence between Council and the State be forwarded to KCSC for information.

8. KCSC Webpage

A new web page on the Kingborough Council website has been set up for the Committee.

<https://www.kingborough.tas.gov.au/council/committees/kingborough-community-safety-committee/>

9. KCSC – Applications for Community Representation 2022-2023

Applications for community representation for KCSC will be open from 4 October to 29 October 2021. Written applications can be submitted via the Committee webpage or hardcopy nomination forms will be available from the Civic Centre.

10. Van Morey Road Street Sign Vandalism

The Committee noted the repeated vandalism of street signs at the Van Morey Road and Frost Road junction in Margate.

MATTERS OF GENERAL INTEREST**11. Speed limits Channel Highway – Snug and Kettering**

The Committee resolved to request speed limit reviews on Channel Highway through Snug and Kettering.

Action Item (5): Cr Westwood write a letter to DSG on behalf of the Committee requesting the speed limits on the Channel Highway through Snug and Kettering be reviewed for reduction from 60km/h to 50km/h.

12. Other Issues Raised

- Beach Road, Snug – unsafe road crossing between the IGA and the corner store.

Action Item (6): Anthony to add Beach Road, Snug to the intersection register regarding site lines at the intersection with Channel Hwy.

- Channel Hwy, Margate – Meredith's Orchard turnoff – the Channel Hwy has been widened to allow a slip lane for vehicles to use to turn into Meredith's. However, white lines marking the slip lane have not been painted.

Action Item (7): Write to State Growth raising this issue and request that line marking be installed if possible.

- Manuka Road, Kettering – large drop-offs on the side of the road.

Action Item (8): Anthony to forward photos of Manuka Road drop-offs to staff for review and for consideration for fencing.

- Southern Outlet – entering into Hobart slow moving traffic sign obscured.

Action Item (9): Write to State Growth requesting visibility of the sign be addressed.

- Channel Highway, Kingston – Near the golf club at the sweeping corner heading towards Kingston there is a large ditch and drop-off on the side of the road following the recent road resurfacing.

Action Item (10): Write to State Growth requesting the gutter and drop-off be assessed for safety and interventions be installed where required.

NEXT MEETING

The next meeting of the Committee is to be held at 10:30am, Monday 6 December 2021.

CLOSURE: There being no further business, the Chairperson declared the meeting closed at 12:00pm.

(Appendix A)

Kingborough Community Safety Committee

Upcoming Meeting Dates for 2021

*Note all meetings are held on the first Monday of every second month at 10:30am
in the Council Chambers, Kingston*

6 December

Upcoming Meeting Dates for 2022

TBC

Action Items					
Meeting #	Item Number	Description	Responsibility of	Due Date	Complete
2021-2	4	Committee members to consider future agenda items.	Committee Members	Ongoing	
2021-4	1	Staff to further investigate parking issues along the northern end of Auburn Road.	Jo Westwood	6/12/21	<input type="checkbox"/>
2021-5	1	Committee members to forward any further action plan feedback to Cr Westwood.	Committee Members	6/12/21	<input type="checkbox"/>
2021-5	2	Write a letter to DSG on behalf of the Committee requesting that the speed limits going in both the north and south directions on the Huon Highway past the Sandfly Road intersection be reviewed and a change from 100km/h to 80km/h be considered.	Jo Westwood	6/12/21	<input type="checkbox"/>
2021-5	3	Invite Cr Glade-Wright to the next KCSC meeting to discuss the 24-hour police presence motion further.	Jo Westwood	6/12/21	<input type="checkbox"/>
2021-5	4	Cr Westwood to request a copy of any correspondence regarding a 24-hour police presence between Council and the State be forwarded to KCSC for information.	Jo Westwood	6/12/21	<input type="checkbox"/>
2021-5	5	Write a letter to DSG on behalf of the Committee requesting the speed limits on the Channel Highway through Snug and Kettering be reviewed for reduction from 60km/h to 50km/h.	Jo Westwood	6/12/21	<input type="checkbox"/>
2021-5	6	Add Beach Road, Snug to the intersection register regarding site lines at the intersection with Channel Hwy.	Anthony Verdouw/Renai Clark	6/12/21	<input type="checkbox"/>
2021-5	7	Write to State Growth raising the Meredith's Orchard slip lane issue and request that line marking be installed if possible.	Jo Westwood	6/12/21	<input type="checkbox"/>
2021-5	8	Forward photos of Manuka Road drop-offs to staff for review and for consideration for fencing.	Anthony Verdouw/Renai Clark	6/12/21	<input type="checkbox"/>
2021-5	9	Write to State Growth requesting visibility of the sign be addressed.	Jo Westwood	6/12/21	<input type="checkbox"/>
2021-5	10	Write to State Growth requesting the gutter and drop-off be assessed for safety and interventions be installed where required.	Jo Westwood	6/12/21	<input type="checkbox"/>

2021-4	2	Sam to liaise with Road Safety Advisory Council around communications opportunities and promotion materials for the upcoming pedestrian safety campaign.	Sam Adams	1/09/21	✓
2021-4	3	Provide TasPolice with school speed trailer traffic data.	Anthony Verdouw	6/12/21	✓
2021-4	4	Staff to review and update status of the KCSC action plan items for 2020-2021.	Anthony Verdouw	6/12/21	✓
2021-4	6	Insp Burke to provide contact for PCYC from Tasmania Police and Cr Westwood to make initial inquiries for further information.	Insp Burke & Cr Westwood	4/10/21	✓
2021-4	7	Follow up with Transform Kingston Program Manager to look at options to improve pedestrian access and safety in the area.	Anthony Verdouw & Cr Westwood	4/10/21	✓
2021-3	4	Raise the issue of safe pedestrian crossings along Beach Rd, Kingston with staff.	Jo Westwood/David Reeve	4/10/2021	✓
2021-3	1	Staff to follow up with compliance team regarding ongoing parking issues along Rollins Ave and Auburn Rd.	Renai Clark	2/8/2021	✓
2021-3	2	Email Safe Speeds for Schools trailer traffic data to Committee members.	Anna Joseph	2/8/2021	✓
2021-3	3	Committee to write to the Department of State Growth to relay concerns and request safety and visibility issues at the Leslie Vale/Huon Hwy intersection be reviewed.	Jo Westwood	2/8/2021	✓
2021-3	5	Staff to investigate parking issues along Browns Road, Kingston.	Renai Clark	2/8/2021	✓
2021-2	1	Distribute Transform Kingston CBD concept plans to Committee.	Anthony Verdouw	7/6/2021	✓
2021-2	2	Staff to interrogate traffic data collected from the speed trailers and provide initial analysis to the Committee.	Anna Joseph	7/6/2021	✓
2021-2	3	Follow up with Craig Hoey – Manager Road Safety Branch regarding attendance at a future Committee meeting.	Cr Westwood	7/6/2021	✓
2021-2	5	Staff to investigate parking along Rollins Avenue, Kingston Beach.	Renai Clark	7/6/2021	✓
2021-1	1	Arrange Chronicle article about the work of the Committee and relationship with Kingston Police.	Cr Westwood	12/4/2021	✓

**B MINUTES OF THE DISABILITY ACCESS & INCLUSION ADVISORY COMMITTEE
MEETING OCTOBER 2021**

MINUTES

KINGBOROUGH DISABILITY INCLUSION & ACCESS ADVISORY COMMITTEE

Meeting No. 2021-5

Wednesday 13 October 2021



Minutes of a Meeting of the Kingborough Disability Inclusion & Access Advisory Committee held at the Kingborough Civic Centre, Kingston, on Wednesday 9 June 2021 2.00pm.

PRESENT

		PRESENT	APOLOGY
Chairperson	Cr Paula Wriedt	✓	
	David Vickery	✓	
	Kevin Brown	✓	
	Di Carter	✓	
	Fran Thompson	✓	
	Richard Witbreuk		✓
	Justine Barwick		✓
Staff	Julie Alderfox (Community Development Officer)	✓	
Guest	Kim Strickland (Baptcare)	✓	

ACKNOWLEDGEMENT OF TRADITIONAL OWNERS

The Chairperson acknowledged and paid respect to the Tasmanian Aboriginal Community as the traditional and original owners and continuing custodians of the land on which the Committee met and acknowledged elders past and present.

DECLARATIONS OF INTEREST

There were no declarations of interest.

CONFIRMATION OF MINUTES

MOVED: Fran Thompson

SECONDED: David Vickery

That the Minutes of the Committee meeting held on 11 August 2021 as circulated, be confirmed.

CARRIED

BUSINESS ARISING

Beach Matting at Kingston Beach

Information has been provided by Victoria's Beach & Waterways Inclusion Network in relation to beach matting considerations. To allow a comprehensive overview to be provided, ideally an audit of Kingston Beach should be undertaken. A quote has been sought and an approach to Hobart City Council made requesting a partnership to engage a qualified contractor to undertake an audit and provide a presentation to relevant staff and committee members. Staff continuing to follow up.

Community Hub

An update was provided on the Changing Place facility stating that changes required to enable the certification of the facility are being undertaken. This includes the replacement of the sink, replacement of the grab rail and providing greater colour contrast at the doorway/surround. Other items to be followed up with the Building Maintenance Supervisor.

Cr Wriedt informed the committee of her efforts to rectify the current lack of disabled parking bays at the Community Hub caused by adjacent construction requirements. The road incline and lack of sufficient width of the bays located at the entrance to the hub, determine that compliant disabled parking bays are unable to be allocated. Efforts will be ongoing.

Educational Brochures

Contact has been made with the producers of the Wheelie Good Guide which promotes accessible locations, services and businesses. Promotion through Kingborough Community Enterprise Centre and via other means will continue.

Kingston Park Stage 2

Basic design drawings of the Stage 2 playground toilet block were supplied to the committee. No specifics were provided in the designs, however, the groups' information brochure which offers tips on improved design for users can be referenced. These include: provision of full length or appropriately positioned mirrors, appropriately positioned hand sanitisers and adequate circulation space. The preference for automatic doors was stated.

Request for assistance in choosing table height and style was forwarded from Council's Urban Designer. A preference for the higher 850mm table height was unanimous and tables that include seating at one end, leaving three sides open was also unanimous.

Addressing Accessibility Within Capital Bids Process

A quote has been sought to engage a Disability Access consultant to provide an information session to Council staff. The session would focus on ways of incorporating accessible design features that go beyond the minimum requirements at early design and costing stages.

Correspondence

Out: Letter to Premier, Peter Gutwein, requesting information on the scheduled review of Accessible Island: Tasmania's Disability Framework for Action 2018-2021

Out: Request for quote from Push Mobility to undertake a beach audit and provide a presentation on the provision of beach matting at Kingston Beach.

Out: Request for a quote from Equality Building to provide a presentation on ways to ensure accessibility is guaranteed consideration at the early design stage of relevant Council capital works projects.

Development Applications

None reported.

Other Business**Kingston Community Garden**

Cr. Paula Wriedt informed the committee that following on from the August meeting's presentation by Chris Keen from Kingston Community Garden she had made visit to the garden. Mayor Wriedt informed the group that there was ample flat space at the garden, reinforcing hopes that accessibility features were a real possibility at the area.

'More Than Carers' Expo

Di Carter informed the committee of the scheduled 'More Than Carers' expo being organised for late November. Dementia Friendly Tasmania will be involved.

Affirmative Marketing Campaign – Dementia Friendly Tasmania

As part of Dementia Friendly Tasmania's wellbeing initiative, an affirmative marketing campaign is being conducted to help people understand and develop a positive approach to people with dementia's abilities - rather than their limitations.

Sensory-Friendly Locations

It was brought to the committee's attention that there is a growing demand for sensory-friendly locations as evidenced by supermarket chains offering quiet times for shopping. It was suggested that promotion be done which highlights the need for low-stimulation spaces as well as providing information on any known spaces.

NEXT MEETING

The next meeting of the Access Advisory Committee is scheduled to take place on Wednesday 8 December 2021 2pm at the Council Chambers.

CLOSURE:

There being no further business, the Chairperson declared the meeting closed at 3.05pm.

C KINGBOROUGH BICYCLE ADVISORY COMMITTEE - MINUTES 8 OCTOBER 2021

MINUTES

Kingborough Bicycle Advisory Committee

Meeting No. 2021-4

Friday 8 October 2021

Public Copy



MINUTES of a Meeting of the Kingborough Bicycle Advisory Committee held at the Kingborough Civic Centre, Kingston, on Friday 8 October 2021 at 9:00a.m.

PRESENT

		PRESENT	APOLOGY
Chairperson	Cr Amanda Midgley	✓	
Members:	Ms Kate Allingham		✓
	Ms Suzanne Betts	✓	
	Mr Isaac Forster		✓
	Mr David McQuillen	✓	
	Mr Dylan Robbins	✓	
	Mr Rob Sheers	✓	
	Mr Peter Tuft	✓	
	Ms Angela Wilson	✓	
	Ms Ros Woodburn		✓
Cycling South	Ms Mary McParland	✓	
Bicycle Network	Ms Alison Hetherington	✓	
Council Officers In Attendance:			
Executive Officer	Mr Anthony Verdouw	✓	
Urban Designer	Mr Paul Donnelly	✓	
Program Manager	Mr Daniel Kaimatsoglu	✓	
Observers:			
	Cr Flora Fox		✓
Pedestrian and Public Transport Users Group Inc	Helen Pryor		✓
	Mr Gordon Keith	✓	

ACKNOWLEDGEMENT OF TRADITIONAL OWNERS

The Chairperson acknowledged and paid respect to the Tasmanian Aboriginal Community as the traditional and original owners and continuing custodians of the land on which we meet and acknowledged elders past and present.

LEAVE OF ABSENCE

No leave of absence requested.

DECLARATIONS OF INTEREST

There were no declarations of interest.

CONFIRMATION OF MINUTES

MOVED: David McQuillen

SECONDED: Peter Tuft

That the Minutes of the Committee meeting held on Friday 13 August 2021, as circulated be confirmed.

Carried

GENERAL BUSINESS

1. Kingston CBD Update (Daniel Kaimatsoglu & Paul Donnelly)

Daniel and Paul presented an update on the Kingston CBD project. They provided rendered concept images of the streetscape and discussed the trial roundabout at Hutchins St. They advised that land had been purchased for a bus interchange for busses heading north into Hobart.

In-terms of consideration for separated bike lanes, they noted the constraints of the site and road reservation and other competing interests. The Committee suggested bi-directional separated paths be considered as they take up less space. Alternatively, it was suggested to remove uphill street parking so risk of dooring and conflict with the uphill bike lane is removed.

It was noted there would likely be opportunities to rename the section of road, to assist changing the mentality that it is a highway.

The Committee resolved that they were not supportive of the current designs, indicating that cycling had not been adequately catered for. The Committee requested that separated or protected bike lanes be reconsidered and conflict points between parking and cycling be reviewed.

Action 1: Daniel to arrange concept rendered drawings with parking removed and separated bicycle lanes installed.

BUSINESS ARISING FROM PREVIOUS MINUTES

2. Review of action items from previous meeting (Cr Midgley)

Cr Midgley briefly discussed progress on action items generated from the previous Committee meeting.

3. Kingborough Community Safety Committee (Cr Midgley)

Peter Tuft offered to represent KBAC at next KCSC meeting to be held Monday 6 December 2021.

4. Kingborough Cycling Strategy (Anthony Verdouw)

The Draft Cycling Strategy will go to Council for endorsement on 18 October 2021. If endorsed by Council the community consultation period will then commence.

Rob Sheers noted his concern that Action 24 in the Strategy does not address one of the key issues with Roslyn Ave and requested the action be amended to incorporate investigations into an uphill bike lane from Algona Rd to Jindabyne Rd.

Action 2: Anthony to amend the phrasing of Action 24 in the Draft Cycling Strategy to include considerations for an uphill bike lane.

5. Snug to Coningham Study Update (Anthony Verdouw)

Following an initial feasibility study, Council have engaged consultants to prepare concept designs for a trail and bridge over Snug Creek on the Eastern side of Channel Hwy to provide an off-road link to connect the Esplanade with Old Station Rd.

Action 3: Anthony to update CALSCA on progress of the study.

6. Cycling South Report

(Mary McParland)

Update on Cycling South activities:

- i. Mary is working with the regional transport group to identify and prioritise a regional cycling network. Council staff from the 4 Greater Hobart councils have provided input. The group will be meeting in mid-October to review the draft.
- ii. The annual counts were carried out on 4 March 2021. This year the count was postponed by two days due to strong winds forecast. Overall, the number of people riding in the morning peak was down on the previous years, but the count was done as the COVID situation was unfolding and people were starting to work from home. The final report for the Greater Hobart area is being finalised.
- iii. Cycling South made a submission regarding the Southern Outlet plans with a focus on improving Macquarie St and Davey St for cycling. A copy can be viewed on the Cycling South website.

CORRESPONDENCE

Cr Midgley noted correspondence sent and received.

7. Inward

- a) Road Safety Submission - Rod Hartridge - 6 August 2021

OTHER BUSINESS

8. eBikes

Cr Midgley advised Committee members to be aware of opportunities to promote eBike use and the potential to host an expo or event to promote eBikes in the Kingborough community.

MATTERS OF GENERAL INTEREST

9. KBAC Webpage

A new web page on the Kingborough Council website has been set up for the Committee.

<https://www.kingborough.tas.gov.au/council/committees/kingborough-bicycle-advisory-committee-2/>

Action 4: Committee members to contact Anthony if they have any recommendations for items to include on the website.

10. KBUG

(Peter Tuft)

Peter advised that a recent KBUG group ride starting from Dru Point was a success. A Facebook page for the group has been created.

11. Bike Storage Units

New bike storage units have been installed at Kingston Wetlands. The old storage units will be refurbished and can be installed elsewhere.

Committee members suggested the Howden Rd and Channel Hwy junction or Channel Hwy, Margate be considered for the additional bike storage unit once it is refurbished.

Action 5: Anthony to advise the Works Manager and Urban Designer of the Committee's suggestions for bike storage locations.



NEXT MEETING

The next meeting of the Committee is scheduled to be held on Friday 10 December 2021 at 9:00am.

CLOSURE: There being no further business, the Chairperson declared the meeting closed at 11:11am.

Kingborough Bicycle Advisory Committee

Meeting Dates for 2021

*Note meetings are held bi-monthly on Fridays at 9:00am
in the Council Chambers, Kingston*

10 December

Meeting Dates for 2022

TBC

Public Copy

Kingborough Bicycle Advisory Committee

Action List

Item #	Meeting Date	Minute Item	Details	Responsible Officer	Progress	Due Date
1	8/10/21	<u>Kingston CBD Update</u>	Daniel to arrange concept rendered drawings with parking removed and separated bicycle lanes installed.	Daniel Kaimatsoglu		25/10/21
2	8/10/21	<u>Kingborough Cycling Strategy</u>	Anthony to amend the phrasing of Action 24 in the Draft Cycling Strategy to include considerations for an uphill bike lane.	Anthony Verdouw	Done – 12/10/21	12/10/21
3	8/10/21	<u>Snug to Coningham Study Update</u>	Anthony to update CALSCA on progress of the study.	Anthony Verdouw		12/10/21
4	8/10/21	<u>KBAC Webpage</u>	Committee members to contact Anthony if they have any recommendations for items to include on the website.	Committee		10/12/21
5	8/10/21	<u>Bike Storage Units</u>	Anthony to advise the Works Manager and Urban Designer of the Committee's suggestions for bike storage locations.	Anthony Verdouw	Done – 12/10/21	12/10/21
3	11/6/21	<u>Linemarking – Brightwater Road and Howden Road</u>	Cr Midgley to meet with staff regarding linemarking queries and provide a response to the resident.	Cr Midgley		13/8/21
4	11/6/21	<u>Kingborough Chronicle Article</u>	Cr Midgley to follow up Chronicle article opportunities.	Cr Midgley		13/8/21
1	13/8/21	<u>Snug to Coningham Shared Path Feasibility Study</u>	Cr Midgley to write letter to the Department of State Growth on behalf of KBAC requesting an update on the Huntingfield to Margate shared path and Channel Hwy shoulder improvements	Cr Midgley	Done 13/10/21	8/10/21

Kingborough Bicycle Advisory Committee

Action List

Item #	Meeting Date	Minute Item	Details	Responsible Officer	Progress	Due Date
			between Margate and Kingston.			
1	11/6/21	Kingborough Cycling Strategy Review	Staff to distribute Draft Cycling Strategy to Committee members for review and feedback.	Anthony Verdouw	Done 11/6/21	11/6/21
2	11/6/21	Communications with State Growth	Cr Midgley to write a letter to the Department of State Growth regarding opportunities to improve communication.	Cr Midgley	Done 7/10/2021	13/8/21
5	11/6/21	Kingston DDA Compliance (Accessible) Bus Stop Project	Staff to provide feedback on behalf of the Committee requesting consideration for bike parking facilities at bus stops.	Anthony Verdouw	Done 11/6/21	11/6/21
1	26/03/21	Kingborough Bike Plan	Anthony to send out draft Bicycle Plan to committee and members to nominate if interested in working on the Bike Plan Subcommittee going forward to assist seeing the plan to completion.	Anthony Verdouw	Done 29/3/21	9/04/21
2	26/03/21	Transform Kingston Project Update	Anthony to send out link to the Kingston Place Strategy to Committee members.	Anthony Verdouw	Done 29/3/21	9/04/21
3	26/03/21	Transform Kingston Project Update	Daniel to review feedback provided by Committee members and distribute concept plans to Committee members once reviewed by Council.	Daniel Kaimatsoglu	Done - Dan to present to KBAC 8 Oct 2021	30/04/21

Kingborough Bicycle Advisory Committee

Action List

Item #	Meeting Date	Minute Item	Details	Responsible Officer	Progress	Due Date
4	26/03/21	Transform Kingston Project Update	Bike Plan subcommittee to meet with Daniel and the successful Bike Plan consultant to discuss Kingston CBD works.	Daniel Kaimatsoglu	Done	11/06/21
5	26/03/21	Kingborough Chronicle Article	Cr Midgley to follow up Chronicle article opportunities.	Cr Midgley	Ongoing	11/06/21
6	26/03/21	Mt Pleasant Land Sale and Associated Gravel Path	Su to keep Committee updated on progress to reinstate a new path link between Mt Pleasant and Leslie Road track.	Su Sprott	Done	11/06/21
7	26/03/21	Huon Highway Underpass to Leslie Rd	Council staff to review options to replace parallel grates at underpass and look at opportunities to do further safety audits of tracks and trails network, including communications to public to flag any issues they identify.	Council staff	Done	30/04/21
8	26/03/21	Local Schools Communication	Cr Midgley to write to school associations regarding the role of KBAC.	Cr Midgley	To go out with Cycling Strategy update	11/06/21

D CURRENT AND ONGOING MINUTE RESOLUTIONS (OPEN SESSION)

CURRENT	
Resolution Title	Beach Road, Kingston Beach
Meeting Date	4 October 2021
Minute No.	C547/20-2021
Status	In Progress
Responsible Officer	Director Engineering Services
Officers Comments	Will be installing traffic counters shortly
Anticipated Date of Completion	December 2021
Resolution Title	Margate Rivulet Hydraulic Assessment
Meeting Date	4 October 2021
Minute No.	C549/20-2021
Status	Completed
Responsible Officer	Director Engineering Services
Officers Comments	Recommendations to be implemented as resolved
Anticipated Date of Completion	Completed
STILL BEING ACTIONED	
Resolution Title	Workshops
Meeting Date	20 September 2021
Minute No.	C515/19-2021
Status	In progress
Responsible Officer	Director Governance, Recreation & Property Services
Officers Comments	Guidelines to be drafted
Anticipated Date of Completion	November 2021
Resolution Title	Delegated Authority Policies
Meeting Date	5 July 2021
Minute No.	C357/13-2021
Status	In progress
Responsible Officer	Director Governance, Recreation & Property Services
Officers Comments	Awaiting legal advice
Anticipated Date of Completion	November 2021
Resolution Title	Climate Change Resourcing
Meeting Date	21 June 2021
Minute No.	C313/12-2021
Status	In progress
Responsible Officer	Chief Financial Officer
Officers Comments	Reviewed in the mid-year financial review.
Anticipated Date of Completion	December 2021

Resolution Title	Kingborough Bicycle Advisory Committee
Meeting Date	3 May 2021
Minute No.	C211/8-2021
Status	Ongoing
Responsible Officer	Manager Development Services
Officers Comments	To form part of larger submission to Planning Commission
Anticipated Date of Completion	December 2021
Resolution Title	Petition: Development of Walking Track in Spring Farm and Whitewater Park Estates to Connect to Huntingfield
Meeting Date	1 March 2021
Minute No.	C94/4-2021
Status	In progress
Responsible Officer	Director Governance, Recreation & Property Services
Officers Comments	Grant application lodged
Anticipated Date of Completion	Unknown
Resolution Title	New Complaints Handling Framework
Meeting Date	26 October 2020
Minute No.	C624/20-2020
Status	In Progress
Responsible Officer	Chief Information Officer
Officers Comments	Going out for public consultation
Anticipated Date of Completion	November 2021
Resolution Title	Properties for Disposal
Meeting Date	26 October 2020
Minute No.	C626/20-2020
Status	In progress
Responsible Officer	Director Governance, Recreation & Property Services
Officers Comments	Two properties sold
Anticipated Date of Completion	July 2022
Resolution Title	Hobart City Deal and Implementing the Kingston Place Strategy
Meeting Date	13 July 2020
Minute No.	C397/13-2020
Status	Ongoing
Responsible Officer	Director Governance, Recreation & Property Services
Officers Comments	A major project which will be ongoing for the next three years and regular reports will be provided to Council
Anticipated Date of Completion	Ongoing
Resolution Title	Funding for Public Infrastructure Required to Support Large Sub-divisions
Meeting Date	22 July 2020
Minute No.	C429/14-2020
Status	In progress
Responsible Officer	Manager Development Services

Officers Comments	LGAT is taking the lead for a collaborative approach across all Councils. They will be surveying the Councils as part of the project development. There has been work with TasWater specifically about the contributions related to them. We will continue to keep Council updated on the progress, however, there has not been any recent updates for this.
Anticipated Date of Completion	Unknown
Resolution Title	Paid Parking Within Central Kingston
Meeting Date	13 January 2020
Minute No.	C30/1-20
Status	In progress
Responsible Officer	Director Governance, Recreation & Property Services
Officers Comments	This is to be revisited following the completion by the State government of the Huntingfield park and ride.
Anticipated Date of Completion	March 2022
Resolution Title	Bruny Island Boat Club Petition
Meeting Date	9 December 2019
Minute No.	C797/24-19
Status	In progress
Responsible Officer	Director Governance, Recreation & Property Services
Officers Comments	The Boat Club is investigating the potential for a direct lease with the Crown
Anticipated Date of Completion	Unknown
Resolution Title	Information & Communications Technology Review
Meeting Date	27 May 2019
Minute No.	C364/10-19
Status	In progress
Responsible Officer	Chief Information Officer
Officers Comments	Funding source yet to be determined.
Anticipated Date of Completion	Unknown
Resolution Title	Proposed Transfer of Land Owned by UTAS to Council at Taroona Beach
Meeting Date	25 March 2019
Minute No.	C233/6-19
Status	In progress
Responsible Officer	Director Governance, Recreation & Property Services
Officers Comments	Awaiting sub-division by UTAS
Anticipated Date of Completion	Unknown