

Kingborough



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, 21 August 2023 at 5.30pm

Kingborough Councillors 2022 - 2026



Mayor
Councillor Paula Wriedt



Deputy Mayor
Councillor Clare Glade-Wright



Councillor Aldo Antolli



Councillor David Bain



Councillor Gideon Cordover



Councillor Kaspar Deane



Councillor Flora Fox



Councillor Amanda Midgley



Councillor Mark Richardson



Councillor Christian Street

QUALIFIED PERSONS

In accordance with Section 65 of the *Local Government Act 1993*, I confirm that the reports contained in Council Meeting Agenda No. 16 to be held on Monday, 21 August 2023 contain advice, information and recommendations given by a person who has the qualifications or experience necessary to give such advice, information or recommendations.



Gary Arnold
GENERAL MANAGER

Tuesday, 15 August 2023

Public Copy

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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, 21 August 2023 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 C Glade-Wright
Councillor A Antolli
Councillor D Bain
Councillor G Cordover
Councillor K Deane
Councillor F Fox
Councillor A Midgley
Councillor M Richardson
Councillor C Street

4 APOLOGIES

5 CONFIRMATION OF MINUTES

RECOMMENDATION

That the Minutes of the open session of the Council Meeting No. 15 held on 7 August 2023 be confirmed as a true record.

6 WORKSHOPS HELD SINCE LAST COUNCIL MEETING

Date	Topic	Detail
14 August	Kingborough Draft LPS	Presentation and discussion of the Special Area Plans that have evolved through the post lodgement conference's held with the Tasmanian Planning Commission.

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 Browns River Bridge

Mr Roger Tonge submitted the following question on notice:

The existing bridge spanning Brown's River is, as acknowledged by Councils Director of Engineering Services, to be structurally sound and in good condition. Can Council therefore provide ONE logical reason why it is to be demolished and in the words of a surveyor working on the proposed new bridge "Taken to the TIP".

Officer's Response:

Referring to a previous response on this matter of 4 July 2022, asset replacement decisions are based on serviceability considerations which take into account a number of factors including condition, capacity, functionality and aesthetics. Capacity and functionality are two key drivers for exploring future replacement of this bridge.

David Reeve, Director Engineering Services

10.2 Significant Tree Register

Mr Roger Tonge submitted the following question on notice:

When Council nominated trees of significance to be included in the registry, particularly those on Osborne Esplanade, two eucalypts were omitted and listed for removal due to age and or infestation, which could cause injury to pedestrians in their vicinity. Council has advised that one of the two, that is the tree in the centre of the lawn fronting the new toilet block on Osborne Esplanade is to be imminently removed.

Could Council please advise when it is intended to remove the second tree identified as a potential risk to public safety, that being the eucalypt at the southern end of the junction of Osborne Esplanade and Victoria Street.

Officer's Response:

The listing of thirteen blue gums on Osborne Avenue in 2022 on the Significant Tree register includes the tree referred to by Mr Tonge above. There are two gum trees in this vicinity, opposite 19 and 20 Osborne Esplanade, and both are listed as Significant as part of the broader group (TRN 2021-3). This can be seen on the data sheet for this listing which can be found here <https://www.kingborough.tas.gov.au/wp-content/uploads/2023/05/TRN-2021-3-1-of-2-1.pdf>

The white gum outside the Kingston Beach toilets was nominated for the Significant Tree Register but not listed by Council due to concerns about its condition and landscape life.

The blue gum opposite 19 Osbourne Esplanade is being actively assessed and managed as it has shown signs of stress. Council removed deadwood from this tree as recommended by an arborist assessment conducted in April this year.

Liz Quinn, Manager Environmental Services

10.3 Kingston Beach Flood Study

Mr Roger Tonge submitted the following question on notice:

At the Council meeting held on Monday 7th August 2023, The "new" Kingston Beach Flood Study was presented to Council. It contains some fascinating information that will be of significant interest to property owners and no doubt their insurers.

In 2016 Council instigated a similar study conducted by Council staff. The conclusion of that study was that at least 250 properties in Kingston Beach would be prone to flooding. This new investigation conducted by WMA Water, a nationally recognised consultancy specialising in flood plane management has determined that at least 150 properties identified as flood prone in the Councils 2016 study are now no longer at risk of inundation.

The initial 2016 study caused significant concern and stress to many people in respect of potential property insurance issues and the possibility of inundation. That was not helped when staff placed pictures in the window of the Kingston Beach Hall, depicting houses being constructed on floating pontoons, the Councils vision of the future of Kingston Beach. In addition new planning requirements were introduced requiring new buildings to be elevated above ground level at significant additional cost.

As a result of this study, will Council

- A. *Provide a blanket apology to the residents and ratepayers of Kingston Beach for any stress caused as a result of the Council initiated 2016 study?*

- B. *Will Council now modify its building and planning approval process to reflect the conclusions of this latest study?*
- C. *Will Council undertake to promulgate the details of this latest study to the people of Kingston Beach by having a question and answer day at the Kingston Beach Hall?.*
- D. *Does Council now accept that it was unwise in hindsight to undertake the “in house study” in 2016 and that matters such as the 2016 study are beyond the scope of Council staff and its amenities.*

Officer's Response:

As outlined in the recent report to Council on potential flooding for Kingston Beach, the review of the 2016 study was initiated because:

- The tools and processes to estimate rainfall and flooding have changed significantly since the 2016 study (ARR 1987 to ARR 2019)
- Climate change predictions on catchment flooding have been updated (ACECRC 2010 to UTAS 2020).
- It would provide a clearer direction of the required future works for Council to progress forward.

The 2016 flood report was not wrong it was just based on the available information at the time, as information changes reviews are undertaken as is the case here. Fortunately, in this case, this has provided information that suggests less properties are likely to be impacted in major flood events.

The information from the latest report will be uploaded onto Council's website and there will be a consultation plan developed to discuss the findings with stakeholders.

The building and planning process will always take into account what is the most up-to-date information in determining any decisions or conditions that are required for development and this will be the case with the information from this updated report.

David Reeve, Director Engineering Services

11 QUESTIONS WITHOUT NOTICE FROM COUNCILLORS

12 QUESTIONS ON NOTICE FROM COUNCILLORS

12.1 Policing Parking on State Roads

At the Council meeting held on 7 August 2023, **Cr Street** asked the following question without notice to the General Manager, with a response that the question would be taken on notice:

Could Council staff please explain the arrangements for Council officers policing parking matters on State roads?

Officer's Response:

The Transport Commission authorises Council officers under Section 43H of The *Traffic Act 1925*. This authorisation allows officers to issue Traffic Infringement Notices for those offences under Part 12 of the *Road Rules 2019*. There are no limitations, via the Transport Commission's

authorisation or the Road Rules, regarding officers issuing Traffic Infringement Notices on State roads (for Part 12). Council staff do not actively police parking on State roads but will respond to complaints as needed.

Scott Basham, Manager Legal & Property

12.2 Bike Racks, Blackmans Bay

At the Council meeting held on 7 August 2023, **Cr Midgley** asked the following question without notice to the General Manager, with a response that the question would be taken on notice:

I noticed yesterday when I went to park my bike at Blackmans Bay beach near the restaurant precinct area that the bike racks have been removed. There has been some planting and other works there and I'm wondering if the bike racks will be replaced?

Officer's Response:

It is intended to re-instate the bike racks.

David Reeve, Director Engineering Services

OPEN SESSION ADJOURNS

PLANNING AUTHORITY IN SESSION

13 OFFICERS REPORTS TO PLANNING AUTHORITY

13.1 DA-2023-142 - DEVELOPMENT APPLICATION FOR EXTENSIONS AND ALTERATIONS TO DWELLING AT 47 NEBRASKA ROAD, DENNES POINT.

File Number: DA 2023-142
Author: Timothy Donovan, Team Leader Statutory Planning
Authoriser: Tasha Tyler-Moore, Manager Development Services

Applicant:	My Build Collective
Owner:	Mr T B Perrott and Mrs S E Perrott
Subject Site:	47 Nebraska Road, Dennes Point (CT 20224/14)
Proposal:	Extensions and alterations to dwelling
Planning Scheme:	Kingborough Interim Planning Scheme 2015
Zoning:	Low Density Residential
Codes:	E6.0 Parking and Access E7.0 Stormwater Management E11.0 Waterway and Coastal Protection Code E16.0 Coastal Erosion Hazard Code E23.0 On-Site Wastewater Management Code E25.0 Local Development Code
Use Class/Category:	Residential
Discretions:	Low Density Residential Zone <ul style="list-style-type: none"> • Cl.12.4.2 - Setbacks and building envelope - A1, A3 E7.0 Stormwater Management Code <ul style="list-style-type: none"> • Cl.E7.7.1 - Stormwater drainage and disposal - A1 E11.0 Waterway and Coastal Protection Code <ul style="list-style-type: none"> • Cl.E11.7.1 - Buildings and works – A1 E16.0 Coastal Erosion Hazard Code <ul style="list-style-type: none"> • Cl.E16.7.1 - Buildings and works – A1 E25.0 Local Development Code <ul style="list-style-type: none"> • Cl.E25.7.1 Building height in the coastal proximity – A1
Public Notification:	Public advertising was undertaken between 19 July 2023 and 1 August 2023 in accordance with section 57 of the <i>Land Use Planning and Approvals Act 1993</i> .
Representations:	4 representations were received against the proposal. The submissions raised the following grounds: <ul style="list-style-type: none"> • Building envelope and height of the building • Bushfire Hazard management • Bird strike potential

	<ul style="list-style-type: none"> Coastal inundation risk Habitable living space height non-compliance Infrastructure (sewer and stormwater) issues
Recommendation:	Approval with Conditions

1. PROPOSAL

1.1 Description of Proposal

The application is seeking approval for extensions and alterations to the existing dwelling.

Extensions:

- The existing deck is to be extended at the west corner by 3.48m².
- The existing dining/kitchen/lounge is to be extended to the northwest by 14.95m², moving forward to the existing deck area with an additional window seat.

Alterations:

- The existing small bedroom is to be converted into an ensuite of a bedroom at the north-east that would have a protruding window.
- The existing windows are to be replaced with no changes to the existing size.
- The existing garage/workshop is to have a new roller door and new exterior cladding to replace the existing walls.

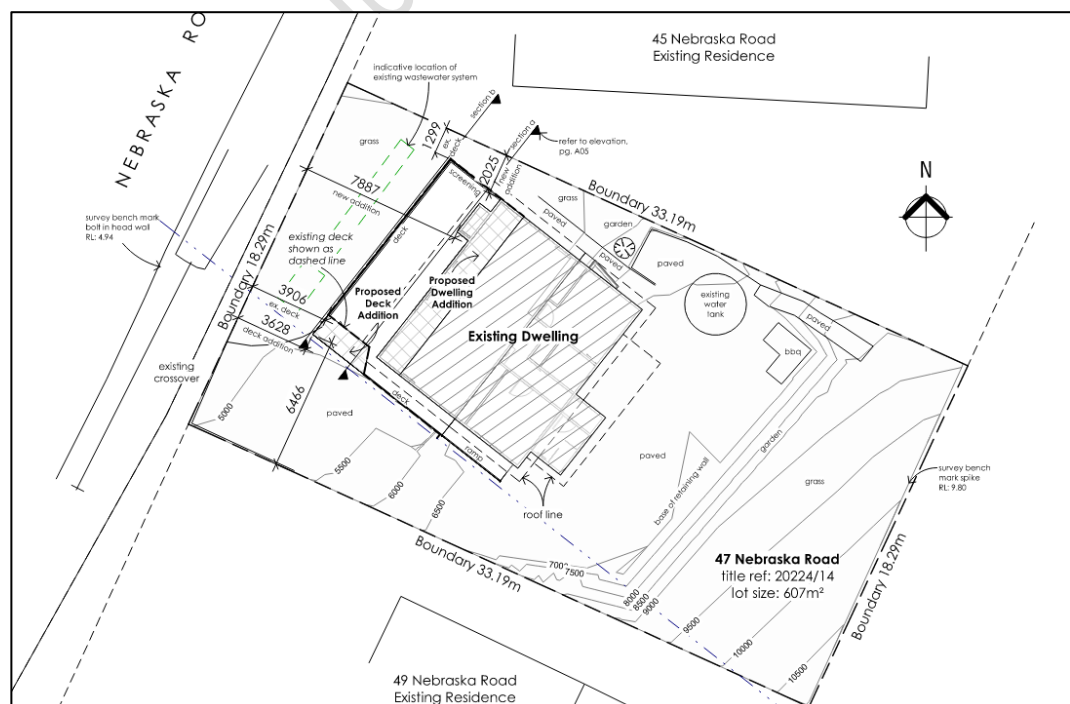


Figure 1 - Proposed Site Plan

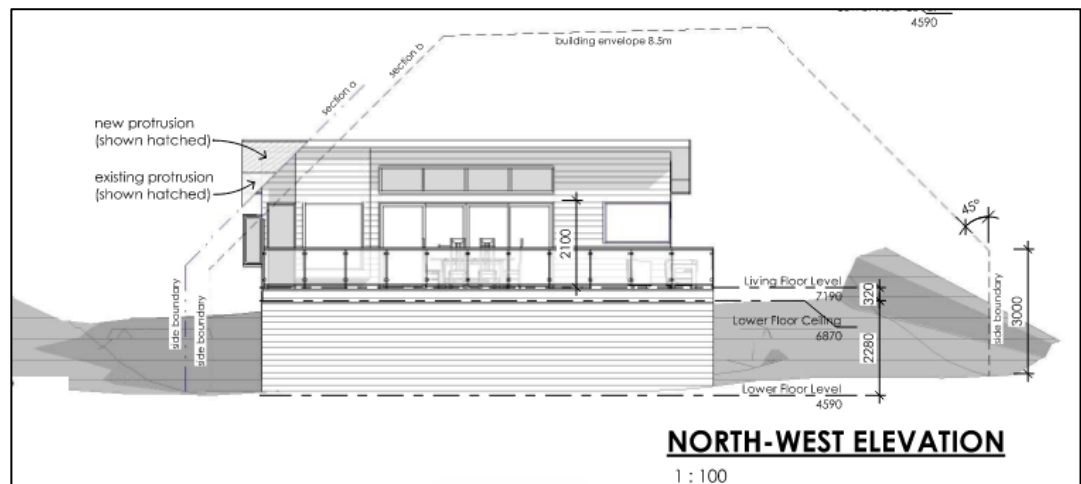


Figure 2 – Proposed north-west (front) elevation.

1.2 Description of Site

The subject site is located in an established residential area zoned as Low Density Residential (Area A) in close proximity to a foreshore in North Bruny. The site is a rectangular shaped lot with a total area of 607m².

The frontage is 18.23m wide and access is from Nebraska Road. The site falls from the rear to the frontage by approx. 6m. The site is mostly cleared of vegetation and trees and currently contains an existing single dwelling with two bedrooms and a garage.



Figure 3 - Aerial image of the site (yellow outline) and 1m contours (white lines) (MapInfo)

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
DENNES POINT	
(a) Dennes Point is to be maintained as a small seaside settlement for residents, shack owners and visitors using short-term holiday accommodation in and around the village precinct.	(a) Future developments and buildings in Dennes Point are to be designed to reflect the existing low key character of the location.

Clause 12.1.3 - Desired Future Character Statement

Desired Future Character Statements	Implementation Strategy
DENNES POINT	
(a) Future development within Dennes Point should maintain residential amenity and encourage high quality accommodation.	(a) Residential amenity is to be maintained through sensitive and contemporary building design, larger lots and vegetated screening.

2.3 Statutory Planning

The use is categorised as Residential (Single Dwelling) under the Scheme which is a No Permit Required use. Whilst the application is classified as a No Permit Required use, it relies on Performance Criteria to comply with the Scheme provisions, and is therefore discretionary.

2.4 Use and Development Standards

The proposal satisfies the relevant Acceptable Solutions of the Scheme (see checklist in Attachment 1), with the exception of the following:

Low Density Residential Zone**Clause 12.4.2 - Setbacks and building envelope****Acceptable Solution A1**

Unless within a building area, a dwelling, excluding protrusions (such as eaves, steps, porches, and awnings) that extend not more than 0.6 m into the frontage setback, must have a setback from a frontage that is:

- (a) if the frontage is a primary frontage, at least 4.5 m, or, if the setback from the primary frontage is less than 4.5 m, not less than the setback, from the primary frontage, of any existing dwelling on the site; or
- (b) if the frontage is not a primary frontage, at least 3 m, or, if the setback from the frontage is less than 3 m, not less than the setback, from a frontage that is not a primary frontage, of any existing dwelling on the site; or
- (c) if for a vacant site with existing dwellings on adjoining sites on the same street, not more than the greater, or less than the lesser, setback for the equivalent frontage of the dwellings on the adjoining sites on the same street.

Performance Criteria P1

A dwelling must:

- (a) be compatible with the relationship of existing buildings to the road in terms of setback or in response to slope or other physical constraints of the site; and
- (b) have regard to streetscape qualities or assist the integration of new development into the streetscape.

Proposal

The proposal does not comply with (a) as the frontage setback to the proposed deck and a wall underneath is 3.628m.

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

- The current frontage setback for the dwelling is 3.9m. Compared to the proposed 3.628m frontage setback, the difference is less than 0.3m, which is considered minor. The proposal is compatible with the relationship of existing buildings along Nebraska Road in terms of setback.
- The proposed frontage setback would be compatible with the existing streetscape given the setbacks of existing dwellings in the area, e.g. 29-35 Nebraska Road. The extension is consistent with the design of the existing dwelling and integrates with the streetscape. Several dwellings in the area have similar front decks overlooking the street and foreshore. The extension is considered to meet the intent of the Desired Future Character Statement in providing a sensitive and contemporary building design.



Figure 4 - Aerial photo showing frontage setbacks in the area (MapInfo).

Low Density Residential Zone

Clause 12.4.2 A3 Setbacks and building envelope

Acceptable Solution A3

A dwelling, excluding outbuildings with a building height of not more than 2.4m and protrusions (such as eaves, steps, porches, and awnings) that extend not more than 0.6m horizontally beyond the building envelope, must:

- (a) be contained within a building envelope (refer to diagrams 12.4.2A, 12.4.2B, 12.4.2C and 12.4.2D) determined by:
 - (i) a distance equal to the frontage setback or, for an internal lot, a distance of 4.5m from the rear boundary of a lot with an adjoining frontage; and
 - (ii) projecting a line at an angle of 45 degrees from the horizontal at a height of 3m above natural ground level at the side boundaries and a distance of 4m from the rear boundary to a building height of not more than 8.5m above natural ground level; and
- (b) only have a setback within 1.5m of a side boundary if the dwelling:
 - (i) does not extend beyond an existing building built on or within 0.2m of the boundary of the adjoining lot; or
 - (ii) does not exceed a total length of 9m or one-third the length of the side boundary (whichever is the lesser).

Performance Criteria P3

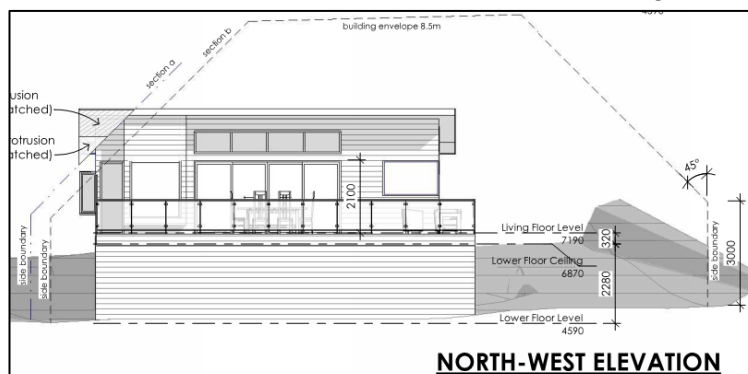
The siting and scale of a dwelling must:

- (a) not cause unreasonable loss of amenity by:
 - (i) reduction in sunlight to a habitable room (other than a bedroom) of a dwelling on an adjoining lot; or
 - (ii) overshadowing the private open space of a dwelling on an adjoining lot; or
 - (iii) overshadowing of an adjoining vacant lot; or
 - (iv) visual impacts caused by the apparent scale, bulk or proportions of the dwelling when viewed from an adjoining lot; and
- (b) provide separation between dwellings on adjoining lots that is compatible with that prevailing in the surrounding area.

Proposal

The proposal does not comply with (a) as:

- (i) frontage setback is 3.628m, and
- (ii) proposed extension at the north side is not within the building envelope.



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

- The excess portion at the north side would not reduce sunlight to a habitable room or private open space of a dwelling on an adjoining lot (45 Nebraska Road) to the north-east, given the nature of sun orientation from north to south.
- The other adjoining lots (37 and 49 Nebraska Road) would also not be affected by the excess portion given the sufficient distances and higher topography.
- The extension of living area is within the existing roof over the deck (Figure 3), which would not give a significant visual change from the existing appearance. There would be no adverse visual impacts by the scale as the building size and height are compatible with the neighbouring dwellings.



Figure 5 - Street elevation of 47 Nebraska Road.

- There would be no changes to separations between from the subject dwelling to other dwellings on adjoining lots as the extensions will be built on the existing building footprint.

E7.0 Stormwater Management Code

Clause E7.7.1 Stormwater drainage and disposal

Acceptable Solution A1
Disposal of stormwater to public infrastructure
Performance Criteria P1
Stormwater from new impervious surfaces must be managed by any of the following: <ul style="list-style-type: none"> (a) disposed of on-site with soakage devices having regard to the suitability of the site, the system design and water sensitive urban design principles (b) collected for re-use on the site; (c) disposed of to public stormwater infrastructure via a pump system which is designed, maintained and managed to minimise the risk of failure to the satisfaction of the Council.
Proposal
There is no public stormwater system.

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

- The stormwater runoff from the new impervious surface is proposed to be collected in the existing on-site water tanks for reuse.
- Condition for stormwater runoff is included in the Permit.

E11.0 Waterway and Coastal Protection Code

Clause E11.7.1 Buildings and Works

Acceptable Solution A1
Building and works within a Waterway and Coastal Protection Area must be within a building area on a plan of subdivision approved under this planning scheme.
Performance Criteria P1
Building and works within a Waterway and Coastal Protection Area must satisfy all of the following: <ul style="list-style-type: none"> (a) avoid or mitigate impact on natural values; (b) mitigate and manage adverse erosion, sedimentation and runoff impacts on natural values; (c) avoid or mitigate impacts on riparian or littoral vegetation; (d) maintain natural streambank and streambed condition, (where it exists); (e) maintain in-stream natural habitat, such as fallen logs, bank overhangs, rocks and trailing vegetation; (f) avoid significantly impeding natural flow and drainage; (g) maintain fish passage (where applicable); (h) avoid landfilling of wetlands; (i) works are undertaken generally in accordance with Waterways and Wetlands Works Manual (DPIWE, 2003) and Tasmanian Coastal Works Manual (DPIPWE, December, 2010), and the unnecessary use of machinery within watercourses or wetlands is avoided.

Proposal

The works are not located in a building area on a subdivision plan approved under this Scheme and therefore must be assessed against the performance criteria P1.

The proposed variation has been assessed by Council's Environmental Planner who advises that it can be supported pursuant to this Performance Criteria of the Zone for the following reasons:

- The majority of the works are within the footprint of the existing dwelling and the additional 3.48m² of deck area is over the existing paved driveway. Therefore, there will be no impacts on natural values.
- Adverse erosion, sedimentation and runoff impacts on natural values will be limited to the construction phase. A condition on the permit addresses this issue.
- Littoral vegetation will not be impacted by the proposal.
- Natural streambank and streambed conditions will not be impacted by the proposal.
- In-stream natural habitat will not be impacted by the proposal.
- The development will not impede natural flow and drainage.
- Fish passage will not be impacted by the proposal.
- No landfilling of wetlands is proposed.
- This proposal complies with this criterion providing a condition is included in the permit requiring works are undertaken generally in accordance with "Tasmanian Coastal Works Manual" (DPIPWE, Page and Thorp, 2010).

E16.0 Coastal Erosion Hazard Code**Clause 16.7.1 Buildings and works****Acceptable Solution A1**

No acceptable solution

Performance Criteria P1

Buildings and works must satisfy all of the following:

- not increase the level of risk to the life of the users of the site or of hazard for adjoining or nearby properties or public infrastructure;
- erosion risk arising from wave run-up, including impact and material suitability, may be mitigated to an acceptable level through structural or design methods used to avoid damage to, or loss of, buildings or works;
- erosion risk is mitigated to an acceptable level through measures to modify the hazard where these measures are designed and certified by an engineer with suitable experience in coastal, civil and/or hydraulic engineering;
- need for future remediation works is minimised;
- health and safety of people is not placed at risk;
- important natural features are adequately protected;
- public foreshore access is not obstructed where the managing public authority requires it to continue to exist;

(h)	access to the site will not be lost or substantially compromised by expected future erosion whether on the proposed site or off-site;
(i)	provision of a developer contribution for required mitigation works consistent with any adopted Council Policy, prior to commencement of works;
(j)	not be located on an actively mobile landform.
Proposal	
No acceptable solution and requires assessment against performance criteria	

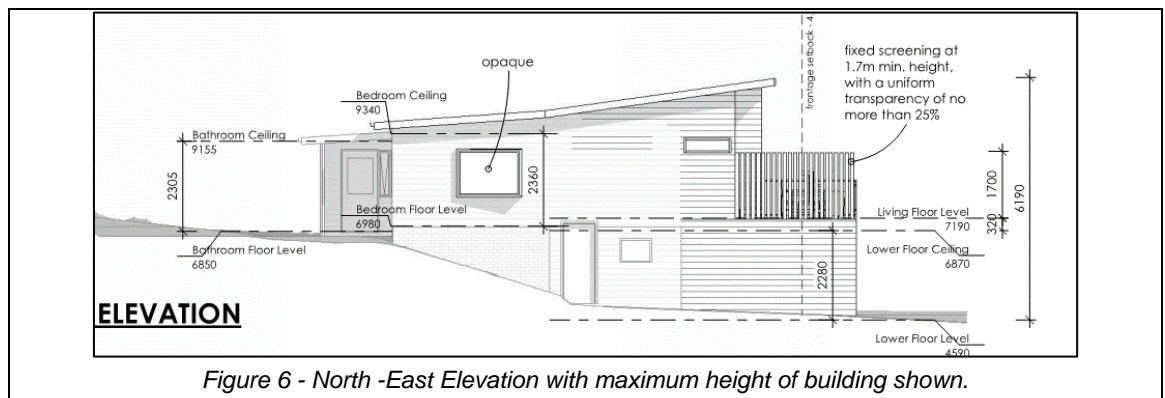
The proposed variation has been assessed by Council's Environmental Planner who advises that it can be supported pursuant to this Performance Criteria of the Zone for the following reasons:

- The development will not increase the current level of risk to life of site users or increase the hazard for adjoining properties.
- Mitigation of coastal erosion arising from wave run-up including impact is not required.
- There is no perceived need for future remediation works.
- Public access will not be affected by the development.
- Expected further coastal erosion will not affect current or future access to the site.
- The developer contribution for mitigation works contribution is not applicable since no mitigation works are proposed.
- The site is not on an actively mobile landform.

E25.0 Local Development Code

Clause E25.7.1 Building height in the coastal proximity

Acceptable Solution A1
Building height must be no more than 5 metres.
Performance Criteria P1
Building height must satisfy all of the following: <ul style="list-style-type: none"> (a) ensure there is no unreasonable loss of amenity on adjoining lots by: <ul style="list-style-type: none"> (i) reduction in sunlight to a habitable room (other than a bedroom) of a dwelling on an adjoining lot; or (ii) overshadowing the private open space of a dwelling on an adjoining lot; or (iii) overshadowing of an adjoining vacant lot; or (iv) visual impacts caused by the apparent scale, bulk or proportions of the dwelling; and (b) provide separation between dwellings on adjoining lots that is compatible with that prevailing in the surrounding area.
Proposal
Maximum building height is 6.19m.



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

- There is no unreasonable loss of amenity on adjoining lots. The extension would not reduce sunlight to a habitable room or private open space to the dwelling, on the adjoining lot No. 45 Nebraska Road to the north-east, given the nature of sun orientation from north to south.

The other adjoining lots (37 and 49 Nebraska Road) would also not be affected by the excess portion given the sufficient distances and higher topography. There are no further impacts on No 49 Nebraska Road due to the location and orientation of the existing dwelling.

- The extension of living area is within the existing roof over the deck which would not give a significant visual change from the existing appearance. There would be no adverse visual impacts by the scale as the building size and height are compatible with the neighbouring dwellings.
- There would be no change to the separation between the subject dwelling to other dwellings on adjoining lots as the extensions will be built on the existing building footprint and the setbacks are consistent with those prevailing in the surrounding area.

2.5 Public Consultation and Representations

The proposal was advertised in accordance with statutory requirements and 4 submissions were received against the proposal. The issues raised by the submitters are discussed below.

1 Issue – Building Envelope

The increased roof elevation creates an unnecessary extension of the roof protrusion outside the building envelope on the front elevation. This also creates the visual impact of the density of dwellings in the area being closer and accentuates the already discretionary encroachment outside the building envelope towards the neighbouring property. Such suburban like design is not in keeping with the village profile of Dennes Point, particularly foreshore cottage properties.

Response

The Building Envelope discretion has been assessed in the body of the report. The proposed extension has demonstrated compliance with the Performance Criteria P3.

2 Issue – Bushfire

There is no mention of bushfire protection measures for the property or installation of firefighting tanks which seem to be required in other new or renovated dwellings in the area.

Response

While the proposed development is located within a Bushfire Prone Area, the Bushfire Prone Areas Code does not apply to the Residential Use Class. Notwithstanding, impacts of any bushfire hazard management measures and vegetation removal have been considered against the relevant provisions of the Scheme.

The proposed addition is less than 20m² in floor area and does not result in the building being closer to bushfire prone vegetation. Therefore, it is classified as low risk work and does not require a bushfire assessment (Directors Determination - Application of Requirement for Building in Bushfire-Prone Areas (transitional), Tasmanian Government, 8 April 2021).

3 Issue – Infrastructure (Stormwater and Wastewater) Issues.

- The roof plan shows the new downpipes connecting into the existing stormwater system which will further exacerbate any drainage issues on site. This could be re-directed to rainwater tanks with suitable overflow design.
- The onsite wastewater location and capacity is vague on the plans and does not identify if the current capacity is suitable for an additional bathroom and additional laundry being installed in the property. Has there been plumbing permits issued for the extensive renovations to the bathroom?

Response

The application complies with the E7.0 Stormwater Management Code. A condition has been included in the permit to ensure Stormwater is properly managed on the site.

The proposal has been assessed by Council's Environmental Health Officer and complies with the Acceptable Solutions of E23.0 On-site Wastewater Management Code. The extension will be required to obtain any necessary Building and Plumbing permits.

4 Issue – Bird Strike

There is no detail to the expansive glazing about minimising bird strike by either reducing window sizes or applying angled windows, reflective protection, or screening, particularly the corner kitchen window. Can a report be supplied by an ecologist as evidence to ensure no impact to potential bird life in the area?

Response

It is acknowledged that an increased area of windows will increase the risk of bird strike. However, for this site there is no Clause in the Planning Scheme that requires the risk of bird collision to be minimised. The maximum size of the proposed new windows is approximately 1.5 m² which is smaller than the maximum 2m² window size recommended in 'Minimising the swift parrot collision threat – Guidelines and recommendations for parrot-safe building design' (WWF 2008). In

acknowledgement of the representation an advice clause has been included on the permit that includes options for reducing bird collision risk.

5 Issue – Habitable Living Space Heights

The redesign and upgrade of the property has not been able to achieve habitable living space heights of 2400mm in the bedroom areas, this could be addressed with the design and installation of the new roof. This is clearly outside of the building code of Australia and should not be overlooked.

Response

The proposed alterations and extension will be required to obtain Building Approval and comply with the required building standards. The matter of the ceiling heights will be assessed at the time by the Building Surveyor. The height of the ceiling in the habitable rooms would be considered as an Alternative Solution at the time. If the ceiling height at Building Approval stage was not approved as an Alternative Solution the building design would need to be reassessed. Any amendment to the design would also need to be assessed for substantial compliance with any Planning Permit and approved plans and to determine if there were any issues arising with the Development Standards in the Planning Scheme.

6 Issue – Coastal Inundation Risk

There are no plans or consideration for the coastal inundation risk of the property as noted in the overlays on the title, or any suggested remedy for the existing drainage issues on site given the property sits below road level. With a rebuild of the garage walls this drainage should be properly addressed.

Response

The E11.0 Waterway and Coastal Protection Code and the E16.0 Coastal Erosion Hazard Code have been assessed in the body of the report. The proposed development has demonstrated compliance to the required Performance Criteria.

3. CONCLUSION

The proposal will not intensify the existing residential use given the reduction in number of bedrooms from 3 to 2. The application has been assessed against the relevant Development Standards in the Low Density Residential Zone and relevant Codes. The proposed extension is considered to meet the intent of the Desired Future Character Statement in providing a sensitive and contemporary building design.

The application is recommended for approval with conditions.

4. RECOMMENDATION

That the extensions and alterations to dwelling at 47 Nebraska Road, Dennes Point 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. DA-2023-142 and Council Plan Reference No. P1 submitted on 5/05/2023.

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. To reduce the spread of weeds or pathogens, all machinery must take appropriate hygiene measures prior to entering and leaving the site as per the Tasmanian Washdown Guidelines for Weed and Disease Control produced by the Department of Primary Industries, Parks, Water and Environment.

Any imported fill materials must be from a weed and pathogen free source to prevent introduction of new weeds and pathogens to the area.

3. All works within the Waterway and Coastal Protection Area must be undertaken generally in accordance with the "Tasmanian Coastal Works Manual" (DPIPWE, Page and Thorp, 2010).
4. The stormwater runoff from all concrete, paved, or otherwise sealed areas must be contained within the property or discharged to a Council approved discharge point. All works in relation to the discharge of stormwater must be completed to the satisfaction and approval of the Director Engineering Services.
5. Erosion/siltation infiltration control measures must be applied during construction works to the satisfaction of the Director Engineering Services.

ADVICE

- A. 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.
- B. The approval in this permit is under the *Land Use Planning and Approvals Act 1993* and does not provide any approvals under other Acts including, but not limited to *Building Act 2016*, *Urban Drainage Act 2013*, *Food Act 2003* or Council by-laws.

If your development involves demolition, new buildings or alterations to buildings (including plumbing works or onsite wastewater treatment) it is likely that you will be required to get approvals under the *Building Act 2016*. Change of use, including visitor accommodation, may also require approval under the *Building Act 2016*. Advice should be sought from Council's Building Department or an independent building surveyor to establish any requirements.

- C. The developer should obtain a Plumbing Permit for the development prior to commencing construction.
- D. A drainage design plan at a scale of 1:200, designed by a qualified Hydraulic Designer, showing the location of the proposed sewer and stormwater house connection drains; including the pipe sizes, pits and driveway drainage, must be submitted with the application for Plumbing Permit.
- E. Large areas of glazing have the potential to present a collision risk to bird species and therefore have the potential to adversely impact on environmental values. Buildings are deemed to have been designed and constructed to reduce the bird collision risk if the glazed surfaces do not result in corner windows or sightlines through buildings from window to window and meet any of the following:
 - the glazed surface does not have a total surface area of greater than 2m²;
 - the glazed surface is treated to include permanent 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
- the glazed surface is installed at a minimum of 20 degrees from vertical, angled in at its base to reflect the ground.

The document '*Minimising the swift parrot collision threat – Guidelines and recommendations for parrot-safe building design*' (WWF 2008) offers a number of practical solutions and is available from Council.

ATTACHMENTS

- 1. Development Plans**
- 2. Assessment Checklist**

Public Copy



347-349 Wellington Street
South Launceston TAS 7249

P: (03) 6326 7686

E: info@mybuildcollective.com.au
www.mybuildcollective.com.au

Drawing Schedule

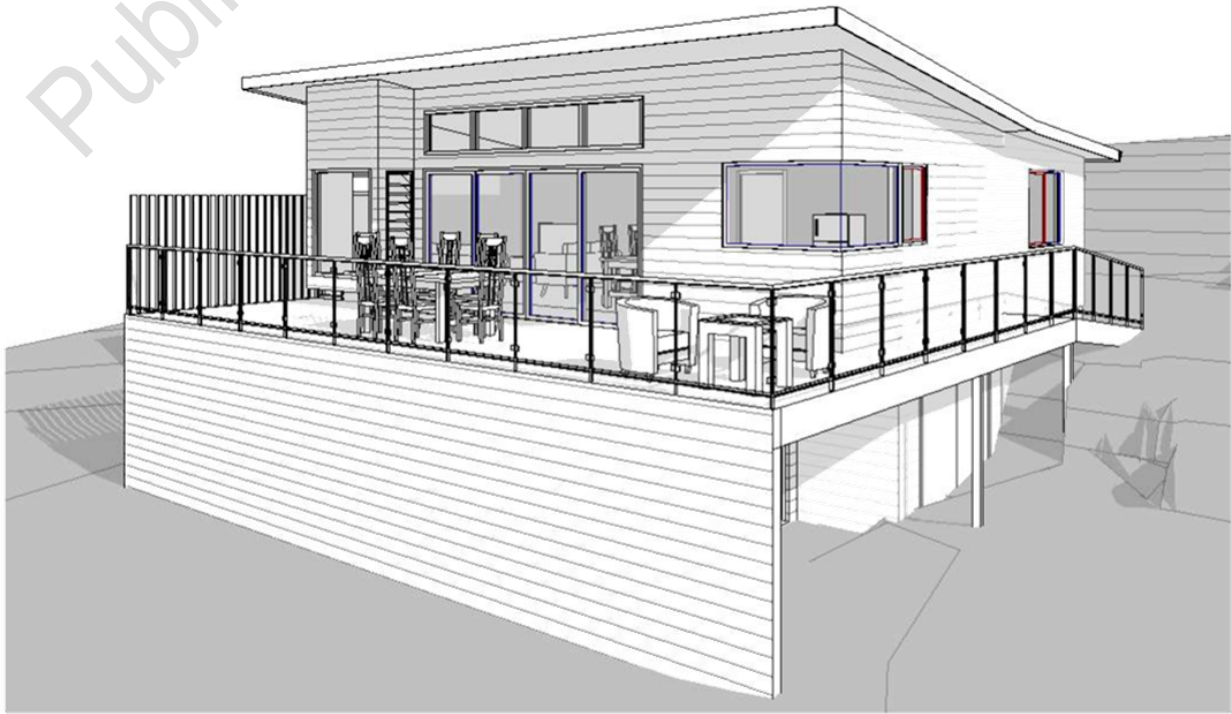
- A 01 Cover Page
- A 02 Site Plan
- A 03 Demolition Plan
- A 04 Proposed Floor Plan
- A 05 Northern Elevations
- A 06 Southern Elevations
- A 07 Proposed Roof Plan

Total Floor Area	m²	sq
Deck Addition	3.48	0.37
Dwelling Addition	14.95	1.61
Existing Deck	38.20	4.11
Existing Dwelling	78.34	8.43
Existing Garage/Workshop	38.63	4.16
Existing Store/Laundry	32.20	3.47
Total	205.79	22.15

Development Application: DA-2023-142
Plan Reference no.: P1
Date Received: 5/05/2023
Date placed on Public Exhibition: 7/06/2023

ALTERATIONS & ADDITIONS TO
EXISTING DWELLING
FOR MR T. & MRS S. PERROTT
47 NEBRASKA ROAD,
DENNES POINT

Public Copy



LOCAL COUNCIL: KINGBOROUGH COUNCIL	
ACCREDITATION COMPLIANCE: MURRAY GRIFFITHS CC 11171	
PROJECT: ALTERATIONS & ADDITIONS TO EXISTING DWELLING 47 NEBRASKA ROAD, DENNES POINT	
TITLE REFERENCE:	20224/14
CLIMATE ZONE:	7
SOIL CLASSIFICATION:	TBC
DESIGN WIND SPEED:	TBC
BAL RATING:	not within a bushfire prone area
SITE HAZARDS:	N/A
JOB No:	DATE:
MBD-308	05.05.23
planning	
REVISION NO.	DRAWING NO.
Rev05	A01

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PLEASE NOTE:

BOUNDARY LINE AND FINAL POSITION OF NEW BUILDING TO BE CONFIRMED ON SITE AT SET-OUT STAGE BY REGISTERED SURVEYOR, BEFORE COMMENCEMENT OF WORKS.

ANY EXTERNAL WALL WITHIN 900mm OF THE SITE BOUNDARY MUST BE FIRE RATED.

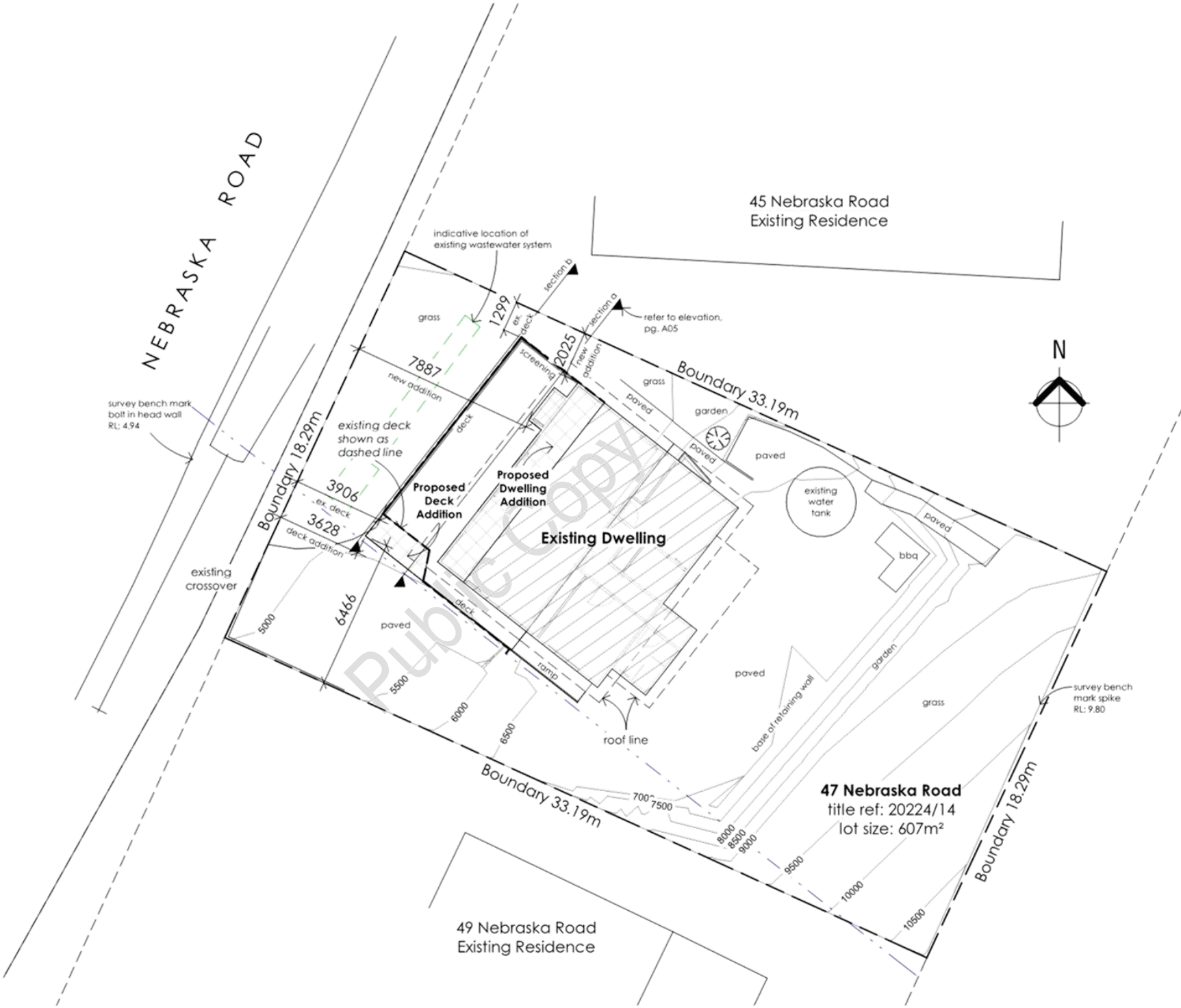
SITE COVERAGE:

Development Application: DA-2023-142
Plan Reference no.: P1
Date Received: 5/05/2023
Date placed on Public Exhibition: 7/06/2023

PROPOSED SITE PLAN

1 : 200

my build design > build > live



planning

LOCAL COUNCIL:
KINGBOROUGH COUNCIL

ACCREDITATION COMPLIANCE:
MURRAY GRIFFITHS CC 11171

PROJECT:
ALTERATIONS &
ADDITIONS TO EXISTING
DWELLING
47 NEBRASKA ROAD,
DENNES POINT
FOR MR T. & MRS S.
PERROTT

TITLE REFERENCE: 20224/14

DESIGNED BY: M. Griffiths
DRAWN BY: J. Gee

JOB No: MBD-308
DATE: 05.05.23

REVISION NO. DRAWING NO.
Rev05 A02

bdaa
BUILDING DESIGNERS
ASSOCIATION OF AUSTRALIA

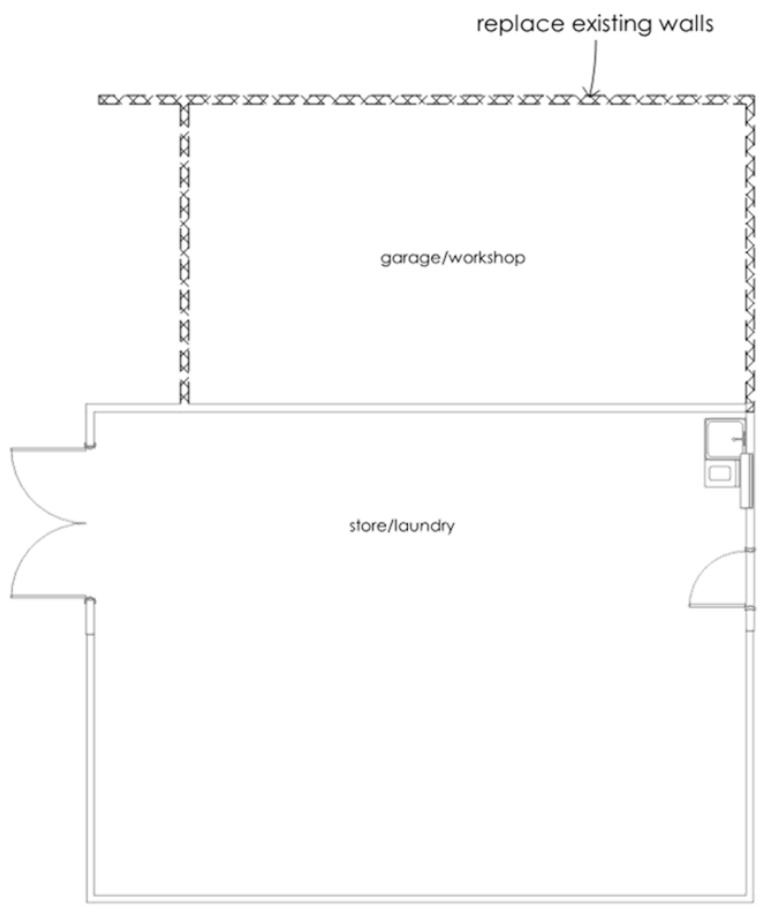
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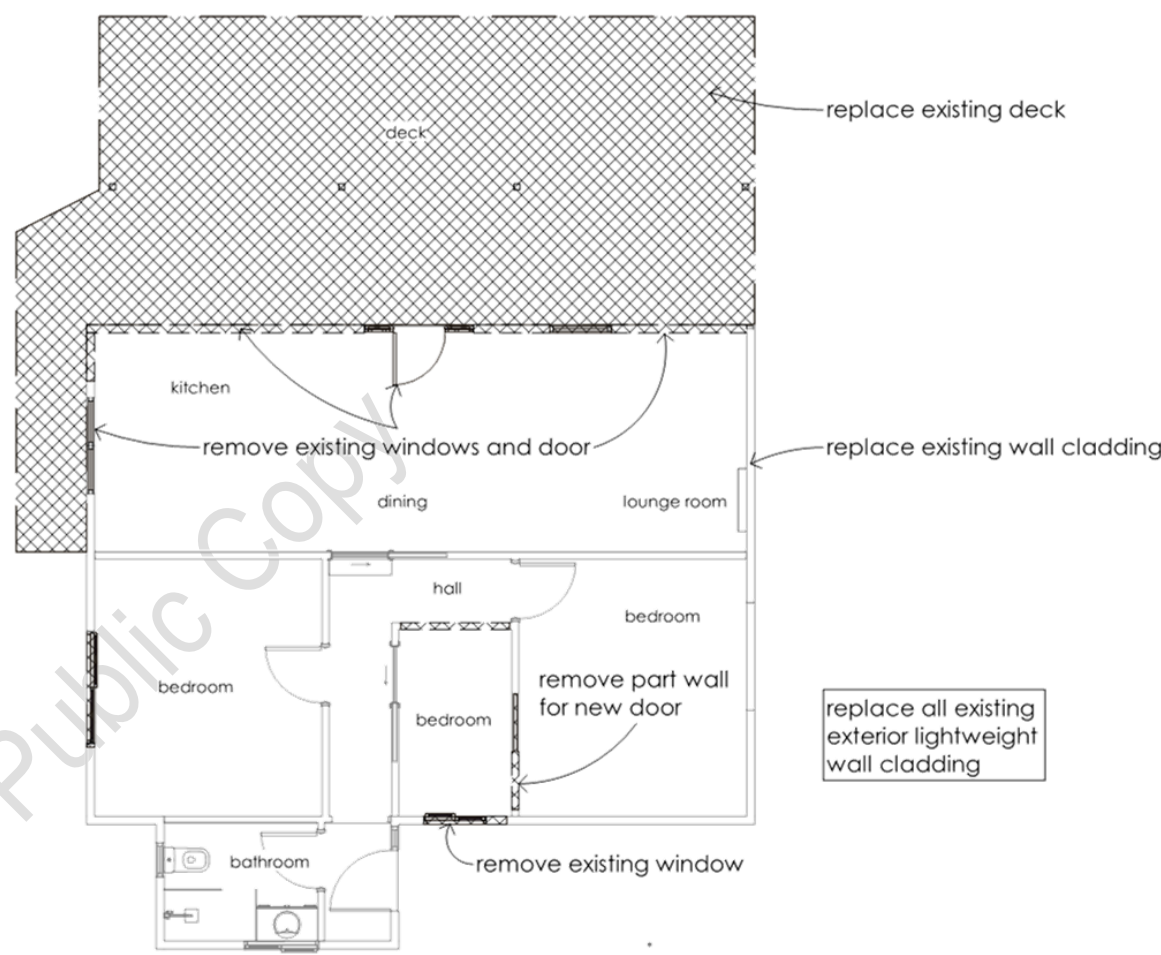
LEGEND:

 = to be demolished

Development Application: DA-2023-142
Plan Reference no.: P1
Date Received: 5/05/2023
Date placed on Public Exhibition: 7/06/2023



LOWER FLOOR



UPPER FLOOR



planning

LOCAL COUNCIL: KINGBOROUGH COUNCIL	
ACCREDITATION COMPLIANCE: MURRAY GRIFFITHS CC 11171	
PROJECT: ALTERATIONS & ADDITIONS TO EXISTING DWELLING 47 NEBRASKA ROAD, DENNES POINT FOR MR T. & MRS S. PERROTT	
TITLE REFERENCE: 20224/14	
DESIGNED BY: M. Griffiths	DRAWN BY: J. Gee
JOB No: MBD-308	DATE: 05.05.23
REVISION NO. Rev05	DRAWING NO. A03



DEMOLITION PLAN

1 : 100

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LEGEND:

- csd

= Cavity sliding door
- s/d

= Sliding door
- bal.

= Balustrade
- col.

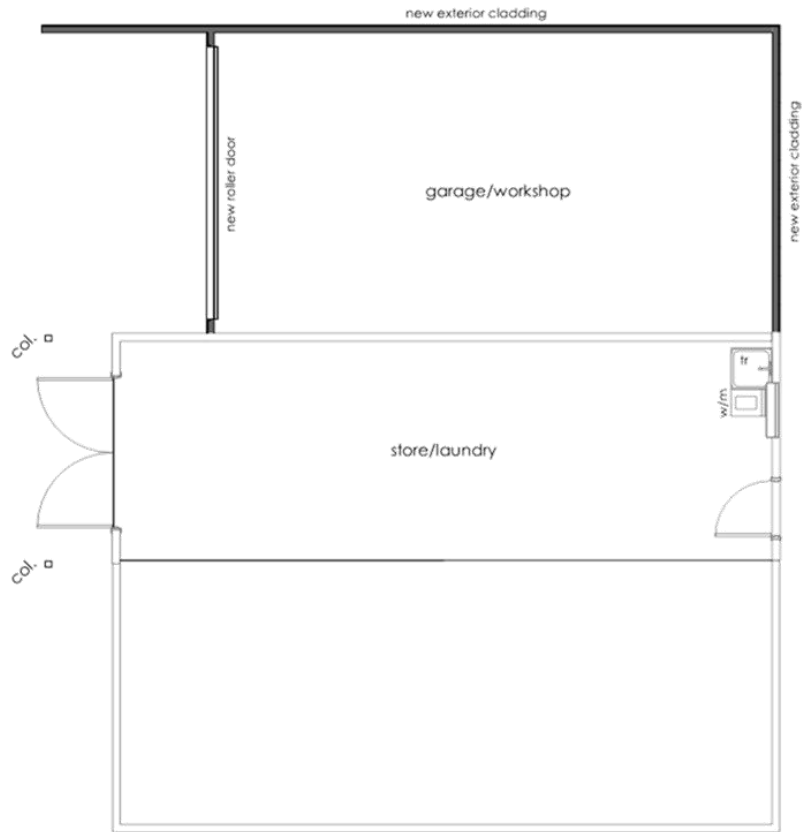
= Column
- gss

= Glass shower screen
- hr

= Handrail
- 90mm Stud walls with 10mm plasterboard lining throughout (Wet area plasterboard to Bathroom, Ensuite & Laundry walls)
- 90mm Stud walls with (Scyon Linea) 16mm fibre cement weatherboards
- Shower screen

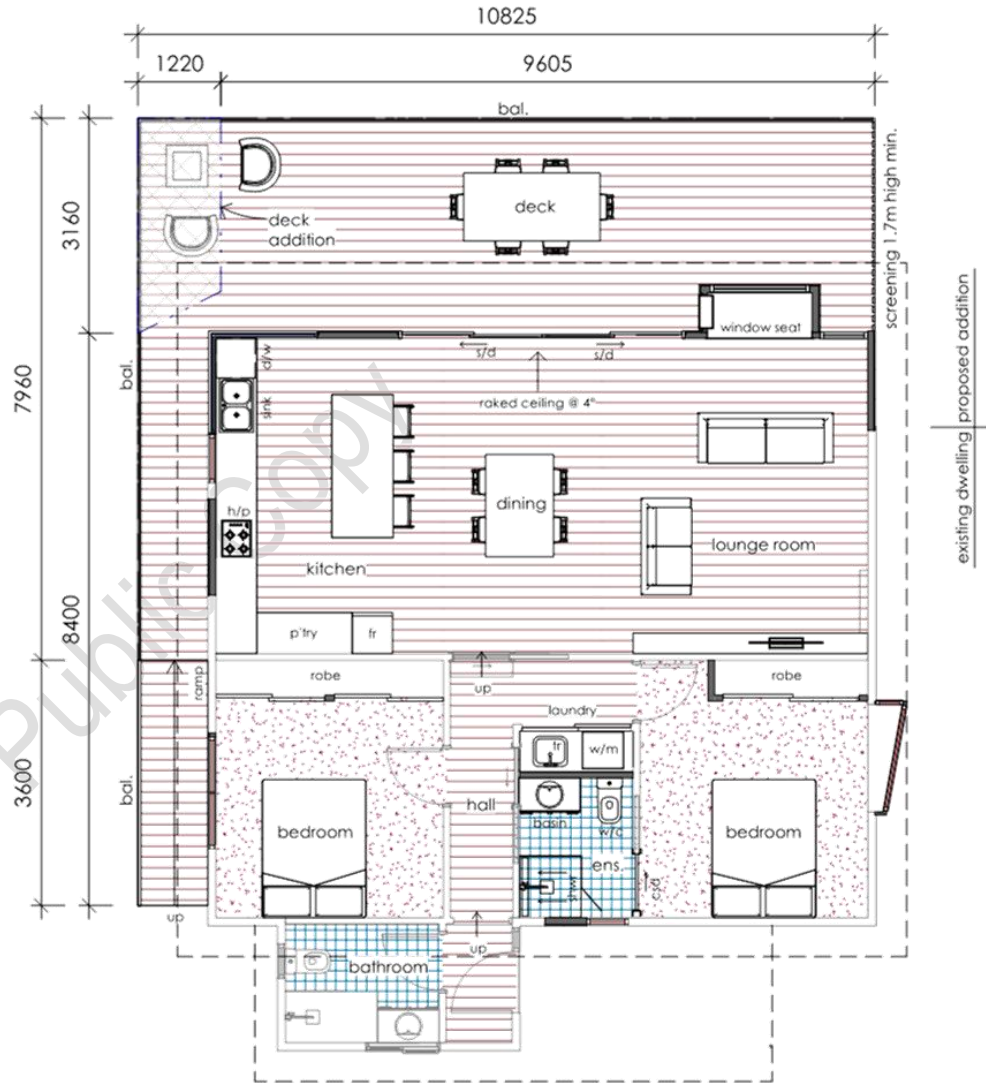
Development Application: DA-2023-142
Plan Reference no.: P1
Date Received: 5/05/2023
Date placed on Public Exhibition: 7/06/2023

Total Floor Area	m ²	sq
Deck Addition	3.48	0.37
Dwelling Addition	14.95	1.61
Existing Deck	38.20	4.11
Existing Dwelling	78.34	8.43
Existing Garage/Workshop	38.63	4.16
Existing Store/Laundry	32.20	3.47
Total	205.79	22.15



LOWER FLOOR PLAN

1 : 100



UPPER FLOOR PLAN

1 : 100



planning

LOCAL COUNCIL:
KINGBOROUGH COUNCIL

ACCREDITATION COMPLIANCE:
MURRAY GRIFFITHS CC 11171

PROJECT:
ALTERATIONS &
ADDITIONS TO EXISTING
DWELLING
47 NEBRASKA ROAD,
DENNES POINT
FOR MR T. & MRS S.
PERROTT

TITLE REFERENCE: 20224/14

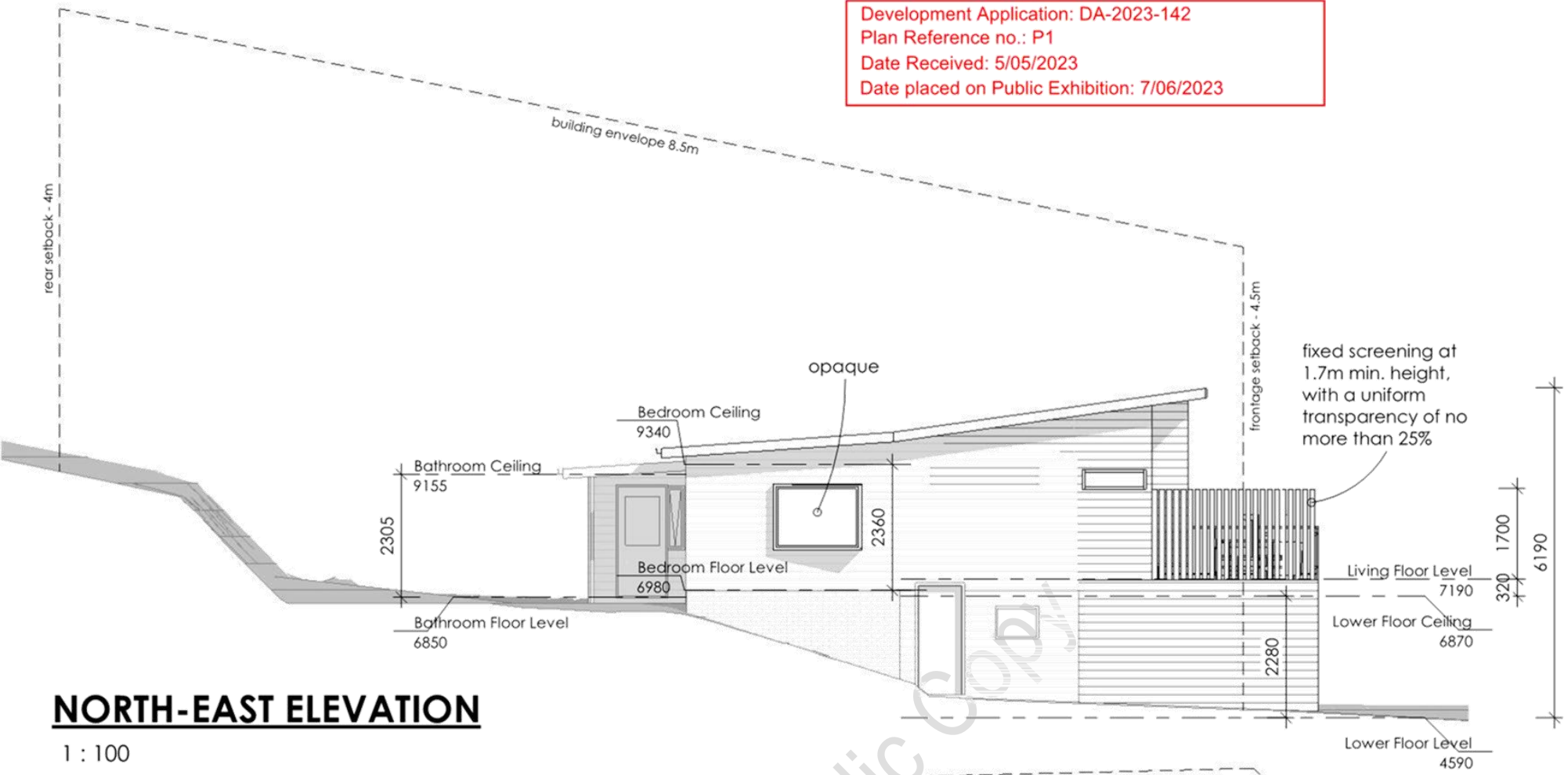
DESIGNED BY: M. Griffiths
DRAWN BY: J. Gee

JOB No: MBD-308
DATE: 05.05.23

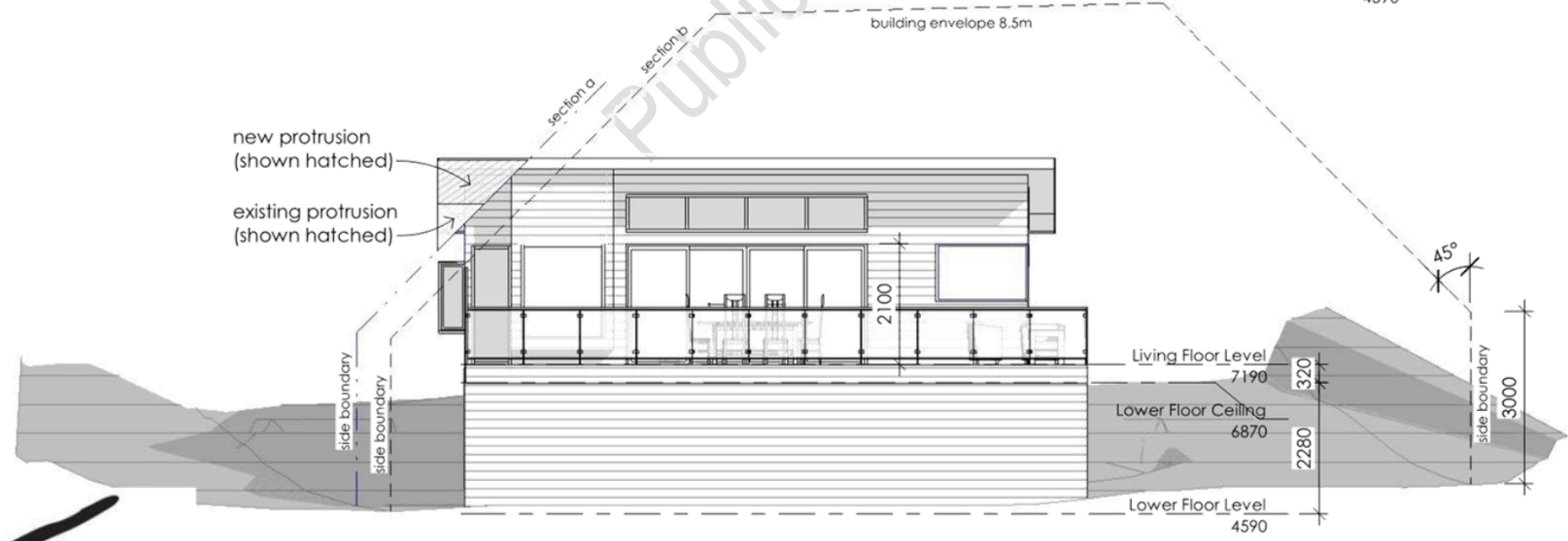
REVISION NO. DRAWING NO.
Rev05 A04



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NORTH-EAST ELEVATION
1 : 100



NORTH-WEST ELEVATION
1 : 100

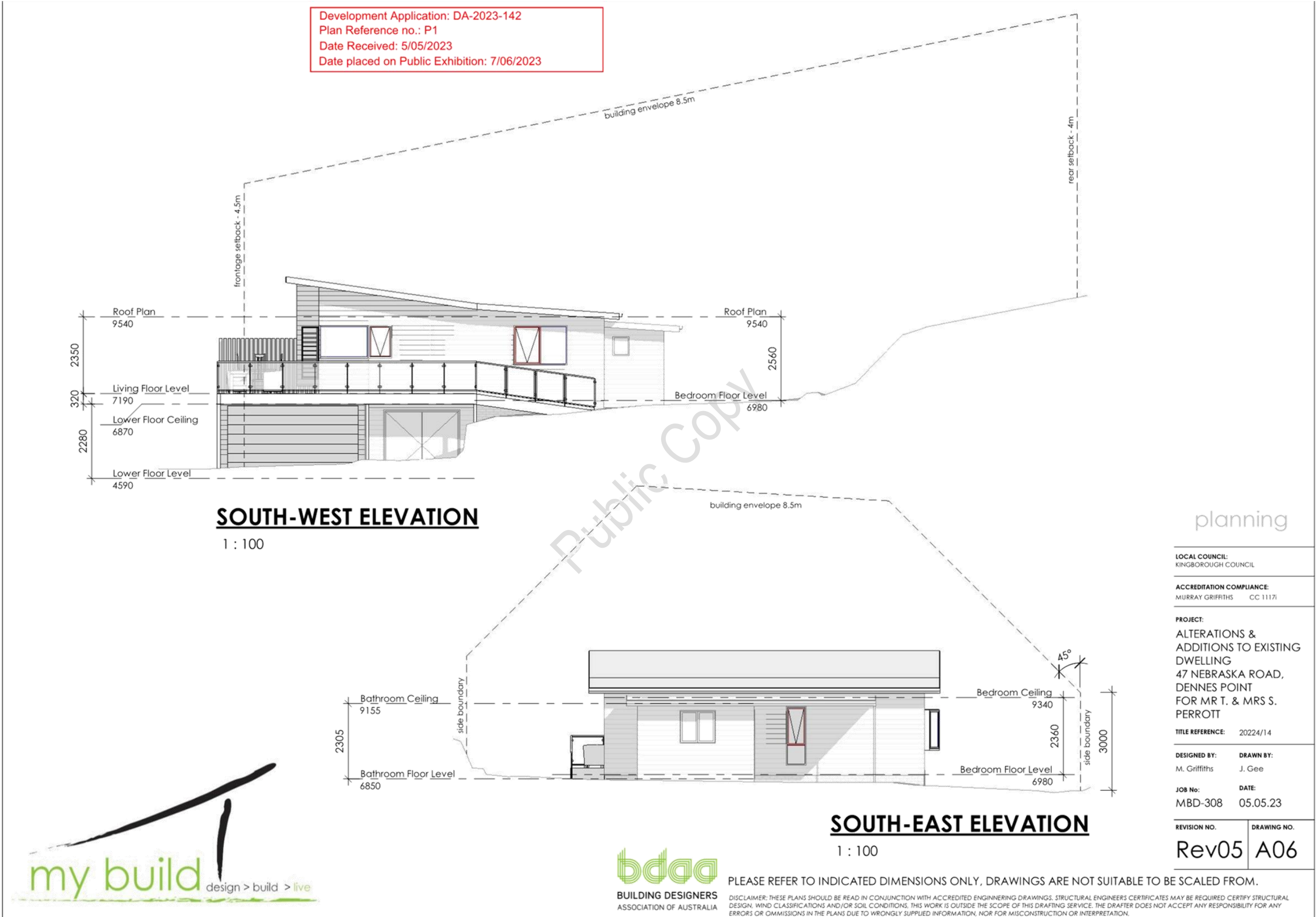
my build
design > build > live

bdaa
BUILDING DESIGNERS
ASSOCIATION OF AUSTRALIA

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planning	
LOCAL COUNCIL: KINGBOROUGH COUNCIL	
ACCREDITATION COMPLIANCE: MURRAY GRIFFITHS CC 11171	
PROJECT: ALTERATIONS & ADDITIONS TO EXISTING DWELLING 47 NEBRASKA ROAD, DENNES POINT FOR MR T. & MRS S. PERROTT	
TITLE REFERENCE: 20224/14	
DESIGNED BY: M. Griffiths	DRAWN BY: J. Gee
JOB No: MBD-308	DATE: 05.05.23
REVISION NO. Rev05	DRAWING NO. A05



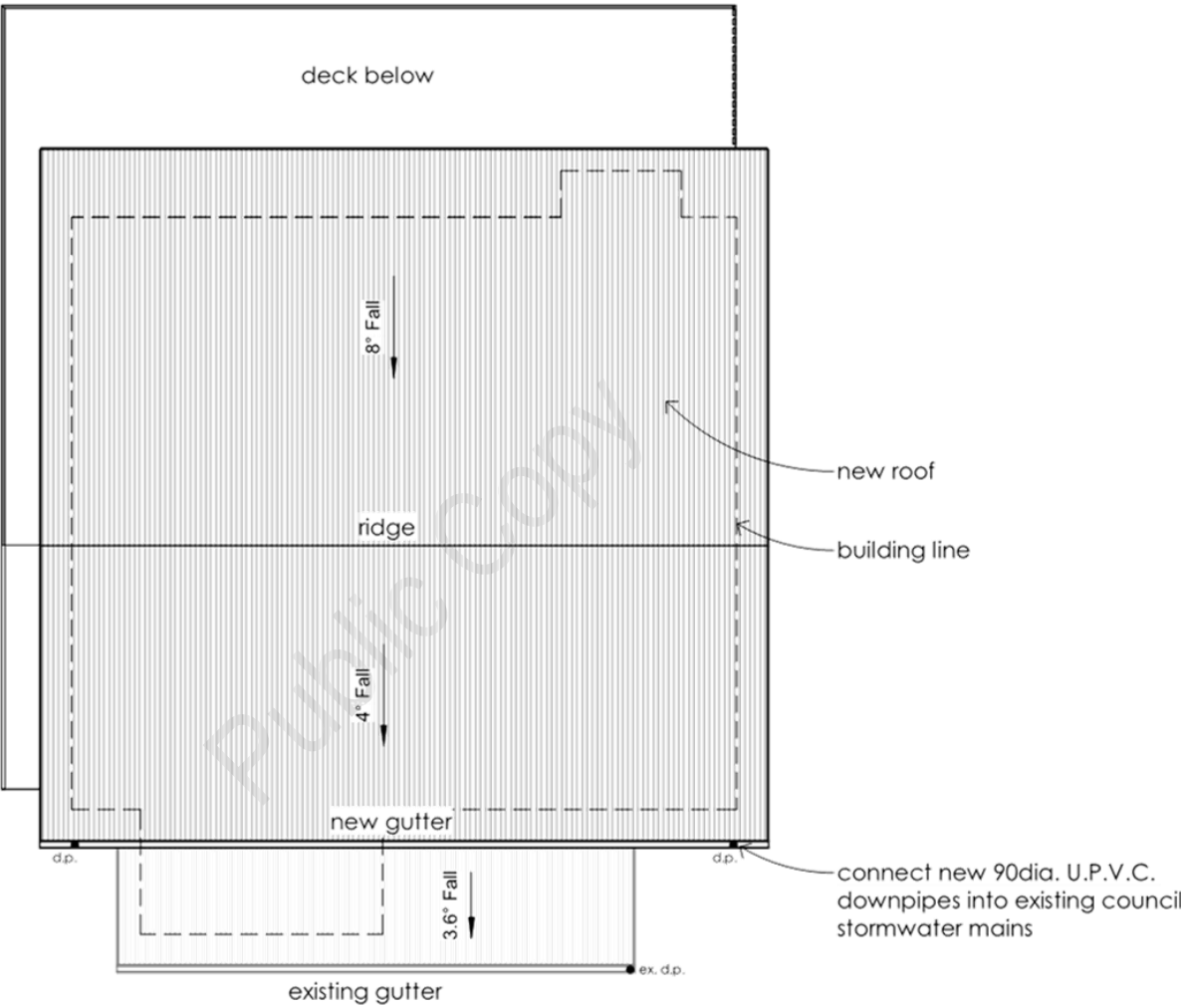
LEGEND:

- D.P. ● = DENOTES DOWNPIPES
SP. ● = DENOTES SPREADERS

PLEASE NOTE:

COLORBOND CLADDING FITTED TO ROOF AS PER
AS1562 INSTALLATION OF ROOF AND WALL
CLADDING AND N.C.C. 3.5.1.

Development Application: DA-2023-142
Plan Reference no.: P1
Date Received: 5/05/2023
Date placed on Public Exhibition: 7/06/2023



planning

LOCAL COUNCIL:
KINGBOROUGH COUNCIL

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MURRAY GRIFFITHS CC 11171

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DENNES POINT
FOR MR T. & MRS S.
PERROTT

TITLE REFERENCE: 20224/14

DESIGNED BY: M. Griffiths
DRAWN BY: J. Gee

JOB No: MBD-308
DATE: 05.05.23

REVISION NO. DRAWING NO.
Rev05 A07

ROOF PLAN

1 : 100

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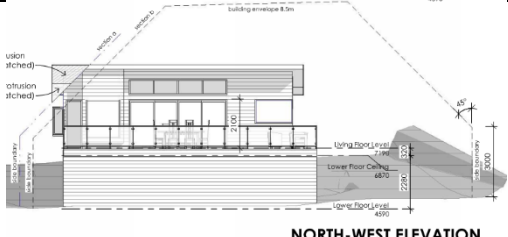


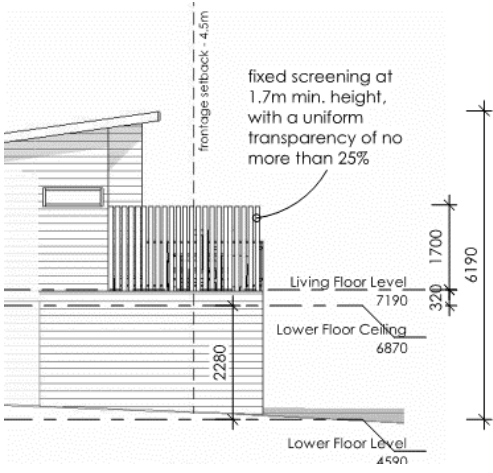
Assessment Checklist

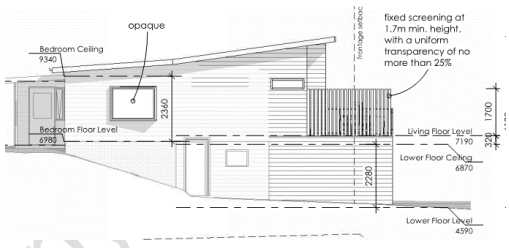
Low Density Residential Zone Provisions (single dwelling)

Checklist is based on KIPS2015 and provisions of PD8 (which commenced 22 Feb 2022)

Clause	Compliance/Comments
<p>Clause 12.4.2 - Setbacks and building envelope</p> <p>A1 - Unless within a building area, a dwelling, excluding protrusions (such as eaves, steps, porches, and awnings) that extend not more than 0.6 m into the frontage setback, must have a setback from a frontage that is:</p> <p>(a) if the frontage is a primary frontage, at least 4.5 m, or, if the setback from the primary frontage is less than 4.5 m, not less than the setback, from the primary frontage, of any existing dwelling on the site; or</p> <p>(b) if the frontage is not a primary frontage, at least 3 m, or, if the setback from the frontage is less than 3 m, not less than the setback, from a frontage that is not a primary frontage, of any existing dwelling on the site; or</p> <p>(c) if for a vacant site with existing dwellings on adjoining sites on the same street, not more than the greater, or less than the lesser, setback for the equivalent frontage of the dwellings on the adjoining sites on the same street.</p> <p>A2 - A garage or carport must have a setback from a frontage of at least:</p> <p>(a) 5.5 m, or alternatively 1m behind the façade of the dwelling; or</p> <p>(b) the same as the dwelling façade, if a portion of the dwelling gross floor area is located above the garage or carport; or</p> <p>(c) 1m, if the natural ground level slopes up or down at a gradient steeper than 1 in 5 for a distance of 10 m from the frontage.</p> <p>A3 - A dwelling, excluding outbuildings with a building height of not more than 2.4m and protrusions (such as eaves, steps, porches, and awnings) that extend not more than 0.6m horizontally beyond the building envelope, must:</p> <p>(a) be contained within a building envelope (refer to diagrams 12.4.2A, 12.4.2B, 12.4.2C and 12.4.2D) determined by:</p> <p>(i) a distance equal to the frontage setback or, for an internal lot, a distance of 4.5m</p>	<p>A1(a) – Not complying.</p> <p>Frontage setback to proposed deck and wall of below is 3.628m.</p> <p>A1(b) – N/A</p> <p>A1(c) – N/A</p> <p>A2 – N/A. No change to existing.</p> <p>A3(a) – Not complying.</p> <p>(i) frontage setback: 3.628m.</p> <p>(ii) North side extension is not within the building envelope.</p>

Clause	Compliance/Comments																								
<p>from the rear boundary of a lot with an adjoining frontage; and</p> <p>(ii) projecting a line at an angle of 45 degrees from the horizontal at a height of 3m above natural ground level at the side boundaries and a distance of 4m from the rear boundary to a building height of not more than 8.5m above natural ground level; and</p> <p>(b) only have a setback within 1.5m of a side boundary if the dwelling:</p> <p>(i) does not extend beyond an existing building built on or within 0.2m of the boundary of the adjoining lot; or</p> <p>(ii) does not exceed a total length of 9m or one-third the length of the side boundary (whichever is the lesser).</p> <p>A4 - No trees of high conservation value will be impacted.</p>	<div><p>NORTH-WEST ELEVATION</p></div> <p>A3(b) – Complies. North side within 1.5m setback does not exceed a total length of 9m.</p> <p>A4 – Complies. The works comply with the acceptable solution as they do not impact on any trees of high conservation value.</p>																								
<p>Clause 12.4.3 - Site coverage and private open space</p> <p>A1 – Dwellings must have:</p> <p>(a) a site coverage of not more than 25% (excluding eaves up to 0.6m); and</p> <p>(b) a site area of which at least 25% of the site area is free from impervious surfaces;</p> <p>(c) n/a, only applicable to multiple dwelling.</p> <p>A2 - A dwelling must have an area of private open space that:</p> <p>(a) is in one location and is at least:</p> <p>(i) 24 m²; or</p> <p>(ii) 12 m², if the dwelling has a finished floor level that is entirely more than 1.8 m above the finished ground level (excluding a garage, carport or entry foyer); and</p> <p>(b) has a minimum horizontal dimension of:</p> <p>(i) 4 m; or</p> <p>(ii) 2 m, if the dwelling has a finished floor level that is entirely more than 1.8 m</p>	<p>A1(a) – Complies.</p> <p>Site area: 607m²</p> <p>25% of site area: 151.75m²</p> <p>Site coverage is under 25% - approx. 131m².</p> <table><tr><th>Total Floor Area</th><th>m²</th><th>sq</th></tr><tr><td>Deck Addition</td><td>3.48</td><td>0.37</td></tr><tr><td>Dwelling Addition</td><td>14.95</td><td>1.61</td></tr><tr><td>Existing Deck</td><td>38.20</td><td>4.11</td></tr><tr><td>Existing Dwelling</td><td>78.34</td><td>8.43</td></tr><tr><td>Existing Garage/Workshop</td><td>38.63</td><td>4.16</td></tr><tr><td>Existing Store/Laundry</td><td>32.20</td><td>3.47</td></tr><tr><td>Total</td><td>205.79</td><td>22.15</td></tr></table> <p>A1(b) – Complies.</p> <p>A1(c) – n/a, only applicable to multiple dwelling.</p> <p>A2(a) – N/A. No change to existing POS.</p>	Total Floor Area	m ²	sq	Deck Addition	3.48	0.37	Dwelling Addition	14.95	1.61	Existing Deck	38.20	4.11	Existing Dwelling	78.34	8.43	Existing Garage/Workshop	38.63	4.16	Existing Store/Laundry	32.20	3.47	Total	205.79	22.15
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Clause	Compliance/Comments
<p>above the finished ground level (excluding a garage, carport or entry foyer); and</p> <p>(c) is directly accessible from, and adjacent to, a habitable room (other than a bedroom); and</p> <p>(d) is not located to the south, south-east or south-west of the dwelling, unless the area receives at least 3 hours of sunlight to 50% of the area between 9.00am and 3.00pm on the 21st June; and</p> <p>(e) is located between the dwelling and the frontage only if the frontage is orientated between 30 degrees west of north and 30 degrees east of north, excluding any dwelling located behind another on the same site; and</p> <p>(f) has a gradient not steeper than 1 in 10; and</p> <p>(g) is not used for vehicle access or parking.</p>	
<p>Clause 12.4.4 – Sunlight and overshadowing</p> <p>A1 – A dwelling must have at least one habitable room (other than a bedroom) window that faces between 30 degrees west of north and 30 degrees east of north (see diagram 12.4.4A).</p>	<p>A1 – Complies - as existing.</p>
<p>Clause 12.4.5 - Width of openings for garages and carports</p> <p>A1 – A garage or carport within 12 m of a primary frontage (whether the garage or carport is free-standing or part of the dwelling) must have a total width of openings facing the primary frontage not exceeding 6m or half the width of the frontage (whichever is the lesser).</p>	<p>A1 – Complies - The garage opening is approx. 4m in width, while the frontage is 18.29m in width.</p>
<p>Clause 12.4.6 - Privacy</p> <p>A1 - A balcony, deck, roof terrace, parking space, or carport (whether freestanding or part of the dwelling) that has a finished surface or floor level more than 1 m above natural ground level must have a permanently fixed screen to a height of at least 1.7 m above the finished surface or floor level, with a uniform transparency of no more than 25%, along the sides facing a:</p> <p>(a) side boundary, unless the balcony, deck, roof terrace, parking space, or carport has a setback of at least 3 m from the side boundary;</p> <p>(b) rear boundary, unless the balcony, deck, roof terrace, parking space or carport has a setback of at least 4m from the rear boundary;</p>	<p>A1(a) – Complies with 1.7m fixed screen to the north-east of the deck. South-western side deck has sufficient setback to south-western side boundary.</p>  <p>A1(b) – N/A</p>

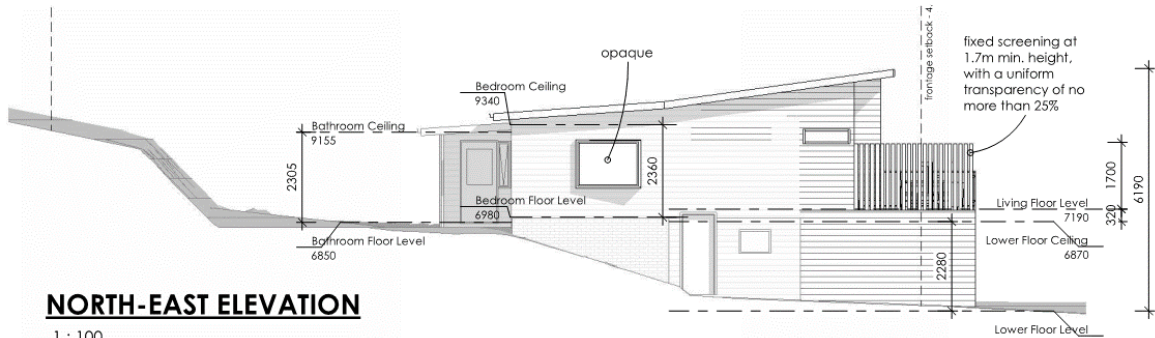
Clause	Compliance/Comments
<p>(c) dwelling on the same site, unless the balcony, deck, roof terrace, parking space, or carport is at least 6 m:</p> <ul style="list-style-type: none"> (i) from a window or glazed door, to a habitable room of the other dwelling on the same site; or (ii) from a balcony, deck, roof terrace or the private open space, or the other dwelling on the same site. <p>A2 - A window or glazed door, to a habitable room, of a dwelling, that has a floor level more than 1 m above the natural ground level, must be in accordance with (a), unless it is in accordance with (b):</p> <p>(a) The window or glazed door:</p> <ul style="list-style-type: none"> (i) is to have a setback of at least 3 m from a side boundary; (ii) is to have a setback of at least 4 m from a rear boundary; (iii) if the dwelling is a multiple dwelling, is to be at least 6 m from a window or glazed door, to a habitable room, of another dwelling on the same site; (iv) if the dwelling is a multiple dwelling, is to be at least 6 m from the private open space of another dwelling on the same site. <p>(b) The window or glazed door:</p> <ul style="list-style-type: none"> (i) is to be offset, in the horizontal plane, at least 1.5 m from the edge of a window or glazed door, to a habitable room of another dwelling; or (ii) is to have a sill height of at least 1.7 m above the floor level or has fixed obscure glazing extending to a height of at least 1.7 m above the floor level; or (iii) is to have a permanently fixed external screen for the full length of the window or glazed door, to a height of at least 1.7 m above floor level, with a uniform transparency of not more than 25%. 	<p>A1(c) – n/a, only applicable to multiple dwellings</p> <p>A2(a) – Complies. Proposal has sufficient setbacks to south-western and rear boundary.</p> <p>A2(b) – Complies with high sill window and opaque window to the north-eastern side.</p> 
<p>Clause 12.4.7 - Frontage fences</p> <p>A1 - A fence (including a free-standing wall) within 4.5 m of a frontage must have a height above natural ground level of not more than:</p> <ul style="list-style-type: none"> (a) 1.2 m if the fence is solid; or (b) 1.5 m, if any part of the fence that is within 4.5 m of a primary frontage has openings 	<p>A1 – N/A. No fencing proposed.</p>

Clause	Compliance/Comments
above a height of 1.2 m which provide a uniform transparency of not less than 30% (excluding any posts or uprights).	

Code Provisions

Clause	Compliance/Comments
E1.0 Bushfire-Prone Areas Code	
<p>While the proposed development is located within a Bushfire Prone Area, the Bushfire Prone Areas Code does not apply to the Residential use class. Notwithstanding, impacts of any bushfire hazard management measures and vegetation removal have been assessed against the relevant provisions of the Scheme.</p> <p>The proposed addition is less than 20m² floor area and does not result in the building being closer to bushfire prone vegetation. Therefore, it is classified as low risk work and does not require a bushfire assessment (Directors Determination - Application of Requirement for Building in Bushfire-Prone Areas (transitional), Tasmanian Government, 8 April 2021).</p>	
E6.0 Parking and Access Code	
The proposal complies with all relevant acceptable solutions as no changes to existing parking and access proposed.	
E7.0 Stormwater Management Code	
Clause E7.7.1 - Stormwater drainage and disposal A1 – Stormwater from new impervious surfaces must be disposed of by gravity to public stormwater infrastructure.	A1 – Not complying. No public stormwater infrastructure.
A2 – A stormwater system for a new development must incorporate water sensitive urban design principles R1 for the treatment and disposal of stormwater if any of the following apply: (a) the size of new impervious area is more than 600 m ² ; (b) new car parking is provided for more than 6 cars; (c) a subdivision is for more than 5 lots.	A2 – N/A
A3 – A minor stormwater drainage system must be designed to comply with all of the following: (a) be able to accommodate a storm with an ARI of 20 years in the case of non-industrial zoned land and an ARI of 50 years in the case of industrial zoned land, when the land serviced by the system is fully developed; (b) stormwater runoff will be no greater than pre-existing runoff or any increase can be accommodated within existing or upgraded public stormwater infrastructure.	A3 – N/A

Clause	Compliance/Comments
A4 – A major stormwater drainage system must be designed to accommodate a storm with an ARI of 100 years.	A4 – N/A
E11.0 Waterway and Coastal Protection Code	
Clause E11.7.1 - Buildings and works A1 - Building and works within a Waterway and Coastal Protection Area must be within a building area on a plan of subdivision approved under this planning scheme.	A1 – Not complying. The works are not located in a building area on a subdivision plan approved under this Scheme and therefore must be assessed against the performance criteria P1.
A2 – Building and works within a Future Coastal Refugia Area must be within a building area on a plan of subdivision approved under this planning scheme.	A2 – N/A
A3 – Buildings and works within a Potable Water Supply Area must be within a building area on a plan of subdivision approved under this planning scheme.	A3 – N/A
A4 – Development must involve no new stormwater point discharge into a watercourse, wetland or lake.	A4 – Complies. No new stormwater point discharge.
E16.0 Coastal Erosion Hazard Code	
Clause E16.6 - Use standards A1 – No acceptable solution (requires assessment against performance criteria)	A1 – N/A. No change of use proposed.
Clause E16.7.1 - Buildings and works A1 – No acceptable solution (requires assessment against performance criteria)	A1 – No acceptable solution An assessment against the performance criteria is provided below:
E23.0 On-Site Wastewater Management Code	
The proposal has been assessed by Council's Environmental Health Officer and complies with the Acceptable Solutions of E23.0 On-site Wastewater Management Code.	
Clause E23.7.1 - Development standards for residential development A1 – A new dwelling must be provided with a land application area that complies with Table E23.1.	A1 – N/A
A2 – An addition or alteration to an existing dwelling, or change of use to a dwelling, must not encroach onto an existing land application area and comply with at least one of the following: (a) not increase the number of bedrooms or otherwise increase the potential volume of wastewater generated onsite; (b) not increase the number of bedrooms or otherwise increase the potential volume of wastewater generated onsite to greater than that allowed for in the design of the existing OWMS;	A2 – Complies – bedroom numbers reduced, not encroaching on LAA. No additional bedrooms proposed, the proposal does not intensify the existing on-site wastewater system.

Clause	Compliance/Comments
(c) provide a land application area that complies with Table E23.1.	
E25.0 Local Development Code	
Clause E25.7.1 Building height in the coastal proximity A1 – Building height must be no more than 5 metres.	A1 – Not complying. Maximum building height is 6.19m, over 5m.
 <p>NORTH-EAST ELEVATION 1 : 100</p>	

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

OPEN SESSION RESUMES

14 PETITIONS STILL BEING ACTIONED

There are no petitions still being actioned.

15 PETITIONS RECEIVED IN LAST PERIOD

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

16 OFFICERS REPORTS TO COUNCIL

16.1 SHORT STAY ACCOMMODATION

File Number: 5.539

Author: Heather Salisbury, Acting Director Environment, Development & Community Services

Authoriser: Gary Arnold, General Manager

Strategic Plan Reference

Key Priority Area: 2 Deliver quality infrastructure and services.

Strategic Outcome: 2.2 Infrastructure development and service delivery are underpinned by strategic planning to cater for the needs of a growing population.

1. PURPOSE

- 1.1 The purpose of this report is to provide information on the impact of whole-dwelling short-stay visitor accommodation in Kingborough and options for ameliorating impact on rental affordability.

2. BACKGROUND

- 2.1 Council has previously resolved that a report be prepared assessing the impact of whole-dwelling short-stay visitor accommodation in Kingborough and considering options for ameliorating the housing and rental affordability crisis in the municipality (Minute C367/17-2022 refers).
- 2.2 Kingborough has an estimated population of 40,979 people, living in 15,598 households. In 2021, 75% of households (11,680) were purchasing or fully owned their home, 17% (2,673) were renting privately, and 3% (450) were in social housing.
- 2.3 As for all of Tasmania, housing and rental prices have increased in Kingborough in recent years. In 2021, compared to Greater Hobart, there was a larger proportion of households in Kingborough paying high mortgage repayments (\$2,600 per month or more), and a smaller proportion of households with low mortgage repayments (less than \$1,200 per month). Similarly, compared to Greater Hobart there was a larger proportion of Kingborough households paying high rental payments (\$450 per week or more), and a smaller proportion of households with low rental payments (less than \$250 per week).

- 2.4 Recent data suggests that Kingborough has become one of the least affordable areas to rent in Australia. The average wait-time to house priority applicants on the social housing register in Tasmania was 79.0 weeks, as of April 2023. Recent data suggests the rental vacancy rate of 1.1 per cent for Kingston and surrounds (postcode 7050).
- 2.5 Over recent years, concerns have been raised about increasing approvals of short stay accommodation in Kingborough and the potential impact on availability of long-term rentals. In response, Council resolved that a report be prepared assessing this impact and considering options for ameliorating any such impact on housing and rental affordability in Kingborough.
- 2.6 Short stay accommodation can include listing spare room/s within a primary residence; listing an entire home while the primary residents are away; listing a holiday home while not in use; or listing entire houses that would otherwise be used as long-term rentals. It is this final category that is of most concern in term of the potential impacts on the rental market.
- 2.7 Data obtained from the Tasmanian Government indicates that as at September 2022, there were 464 short-stay accommodation facilities in Kingborough, with over half (246) of these being primary residences. Around half of all Kingborough short stay accommodation is located on Bruny Island. There are 45 properties being used for short stay accommodation in Blackmans Bay, Bonnet Hill, Tarooma, Kingston, Margate, and Tarooma that are not primary residences, however it is not known whether these have or would be suitable for long term rental (they may be holiday homes).
- 2.8 The situation in Kingborough is somewhat different to that in the City of Hobart. Hobart has 22,423 households, with a much higher proportion (30.6%) under private rental (6,862). A report to the City of Hobart Planning Committee on 16 August 2021 stated that Hobart had a higher density of Airbnb listings than any other capital city in Australia, with 971 total listings and a rental vacancy rate of 0.6 per cent.
- 2.9 In response to concerns about the impacts of short stay accommodation on the long-term rental market in Hobart, a number of measures have been considered. The need to pursue similar measures to regulate Kingborough's short stay accommodation are considered in this report.

3. STATUTORY REQUIREMENTS

- 3.1 The *Short Stay Accommodation Act 2019* introduces measures for the collection of information on short stay accommodation in Tasmania.
- 3.2 Regulation of short stay accommodation occurs through the *Land Use Planning and Approvals Act 1993*.

4. DISCUSSION

Impacts of short stay accommodation in Kingborough

- 4.1 While there have been a number of research reports produced on the impacts of short stay accommodation in capital cities in Australia, there are limited reports and data on the impacts in areas outside of capital cities.
- 4.2 A review of the available reports and data suggest that there are a range of advantages and disadvantages associated with short stay accommodation in Kingborough.
- 4.3 Kingborough has limited commercial accommodation options for tourists. While many tourists will visit Kingborough on day trips from Hobart, there is a significant opportunity to capture greater visitor spend through the provision of tourist accommodation in Kingborough, especially on Bruny Island. Visitors staying in accommodation at a location

are likely to stay longer and spend more on local hospitality, at facilities and businesses. The high proportion of short stay accommodation facilities on Bruny Island is likely responding to this demand, with holiday homes and primary residences being listed when not in use by their owners. There is an argument that future growth of the visitor economy in Kingborough would be stymied by implementing controls on short stay accommodation, particularly in some remote parts of the municipality such as Bruny Island.

- 4.4 Property owners listing their holiday homes or private residences when vacant to earn income from short-stay accommodation, have the opportunity to offset the currently high cost of living and mortgage costs. This benefit would also extend to investors with the capital to invest in short stay accommodation. From the data available, it is not possible to determine who owns short stay accommodation in Kingborough.
- 4.5 Another advantage of short stay accommodation is in providing accommodation to recent arrivals in Tasmania or those here for short term work. Anecdotal evidence suggests that short stay accommodation is often utilised by new arrivals or seasonal workers, who cannot access a long-term rental lease.
- 4.6 Disadvantages of short stay accommodation include local impacts such as parking, traffic, noise, privacy and safety issues, particularly where regulatory control under the planning scheme is limited.
- 4.7 The greatest concern in relation to short stay accommodation is the potential to divert accommodation from the long-term rental market, thus decreasing rental availability and increasing rental prices. Again, there is no data available to assess whether this is occurring in Kingborough. However, it is worth noting that there are 2,673 properties under private rental across Kingborough. Only 45 properties are listed as short stay accommodation in the urban parts of Kingborough that are not primary residences. There is no data available on historic uses of these properties to assess whether these have previously been used as long-term rentals.
- 4.8 This high-level review suggests that while there may be some impact of short stay accommodation on long-term rental markets in the more urbanised parts of Kingborough, there are also likely to be benefits associated with short stay accommodation in the municipality more broadly in terms of the visitor economy, host income and providing transitional accommodation for new arrivals and workers.

Options to discourage or limit short stay accommodation.

- 4.9 There are several options that have been considered by Shelter Tasmania, the City of Hobart, and other Councils to discourage, limit or regulate short stay accommodation. In determining their approach, the City of Hobart noted that there is limited data to assess the impact of short stay accommodation, or the effectiveness of approaches implemented in other cities and countries to regulate short stay accommodation.
- 4.10 In Tasmania, regulation of short stay accommodation occurs through the *Land Use Planning and Approvals Act* and the Tasmanian Planning Scheme. In support of short stay accommodation, Planning Direction Number 6 was issued by the Tasmanian Government in 2018 to reduce regulation on short stay accommodation in Tasmania. This Direction makes it difficult for planning authorities to reject an application for a permit for visitor accommodation in existing buildings of up to 200m². Planning authorities have no ability to amend this Direction, with only the Tasmanian Government able to amend Planning Directive 6 or the provisions of the Tasmanian Planning Scheme.
- 4.11 In 2022, the City of Hobart sought to introduce an amendment to their interim planning scheme, or a Specific Area Plan, to include new requirements for approving new short stay accommodation in Hobart (believing that Specific Area Plans would override State

Planning Provisions). This proposed amendment was rejected by the Tasmanian Planning Commission, which found that neither the draft amendment nor the introduction of a proposed Specific Area Plan would exclude the operation of Planning Direction Number 6.

- 4.12 Other options used interstate, such as setting caps on the number of short stay accommodation permits or the number of nights a residence can be used for short stay accommodation, are not considered viable under the Tasmanian Planning Scheme. The Tasmanian Government has indicated it does not support these approaches.
- 4.13 On 19 June 2023, the City of Hobart approved differential rating, whereby it will levy 10.42 cents in the dollar of Annual Assessed Value for a home used as a short stay accommodation in residential areas of Hobart City, which is twice the rate levied on owner-occupiers or landlords. Differential rating has also been applied in mainland Councils, including Brisbane.
- 4.14 On 19 June 2023, Council adopted a Statement on Housing to demonstrate its commitment to facilitating safe, affordable and accessible housing in Kingborough. Implementation of actions under this Statement will encourage increased construction of housing in Kingborough.

Monitoring the impacts of short stay accommodation

- 4.15 Despite short stay booking platform providers now being required under the *Short Stay Accommodation Act* to collect and display certain information regarding premises listed on their booking platforms, and to report this to the Director of Building Control on a quarterly basis, there is little analysis of this data. The website has not been updated, nor information provided to Kingborough Council since September 2022.
- 4.16 Given rental availability and affordability issues, and the potential impact of short stay accommodation in areas such as Hobart, the Tasmanian Government should be encouraged to not only make this data available in a timely fashion, but to undertake analysis of this data to determine the impacts of short stay accommodation and what amendments may need to be made to the Tasmanian Planning Scheme in future.

LGAT monitoring of short stay accommodation.

- 4.17 On 30 June 2023, the Local Government Association of Tasmania (LGAT) decided to convene an expert reference group from member Councils to develop recommendations for the sector to consider on:
- What further data and support is required to assist local government in responding to the housing crisis.
 - What changes are required to manage short stay accommodation's contribution to housing availability, local amenity, economic development, and equitable rating; and
 - What tools are available to encourage owners of unoccupied dwellings to make their properties available as long-term rentals.

This motion was adopted in recognition that some Councils are investigating the impact of short stay accommodation on long-term rental availability and considering whether to apply a differential rate for short stay accommodation.

Recommended approach

- 4.18 Given the lack of evidence relating to the impact of short stay accommodation on the long-term rental market in Kingborough at present, it is not considered necessary to implement approaches to regulate or discourage short stay accommodation at this time.
- 4.19 Council should, however, request the Tasmanian Government actively monitors and regularly reports on the impacts of short stay accommodation on long-term rental markets across Tasmania.
- 4.20 Further, Council should continue to implement its Statement on Housing and to work with the LGAT expert committee to determine the appropriate mechanisms to respond to the housing crisis.
- 4.21 If impacts of short stay accommodation on long-term rental availability do become apparent in future years, given planning authorities' inability to regulate short stay accommodation under the Tasmanian Planning Scheme, Council may wish to consider differential rating in urbanised areas of Kingborough where the greatest impact might be experienced.

5. FINANCE

- 5.1 There are no financial implications at this time. Future decisions about differential rating would have implications for revenue.

6. ENVIRONMENT

- 6.1 There are no environmental implications related to this report.

7. COMMUNICATION AND CONSULTATION

- 7.1 Community consultation was not undertaken in the development of this Report. The impacts of short stay accommodation in Hobart and the approaches being considered by the City of Hobart have been widely reported. There has not been significant community concern raised about this issue in Kingborough.

8. RISK

- 8.1 Continuing to monitor the impact of short stay accommodation on the long-term rental market will assist to identify risks to our community, in terms of rental housing stress.

9. CONCLUSION

- 9.1 There is currently a lack of evidence to demonstrate the impact of short stay accommodation on the long-term rental market in Kingborough. As such, it is not considered necessary to implement approaches to regulate or discourage short stay accommodation at this time. Council should, however, request the Tasmanian Government actively monitors and regularly reports on the impacts of short stay accommodation on long-term rental markets across Tasmania. Further, Council should work to implement its Statement on Housing and work with other Councils through LGAT to address housing need.

10. RECOMMENDATION

That Council advocates to the Tasmanian Government for more active monitoring and regular reporting on the impacts of short stay accommodation on long-term rental markets across Tasmania.

16.2 DEVELOPMENT SERVICES QUARTERLY REPORT

File Number: 37.8

Author: Tasha Tyler-Moore, Manager Development Services

Authoriser: Heather Salisbury, Acting Director Environment, Development & Community Services

Strategic Plan Reference

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

Strategic Outcome: 3.4 Best practice land use planning systems are in place to manage the current and future impacts of development.

1. INTRODUCTION

Development Services has Planning Authority delegations under the *Land Use Planning and Approvals Act 1993* and is the Permit Authority for plumbing and building applications under the *Building Act 2016*. These responsibilities include related enforcement functions. Kingborough is one of Tasmania's fastest growing municipalities.

This report provides an update on Development Services' building and planning permit activity including lodgement numbers; Tasmanian Civil and Administrative Tribunal (TASCAT) and Tasmanian Planning Commission (TPC) matters; and strategic planning matters.

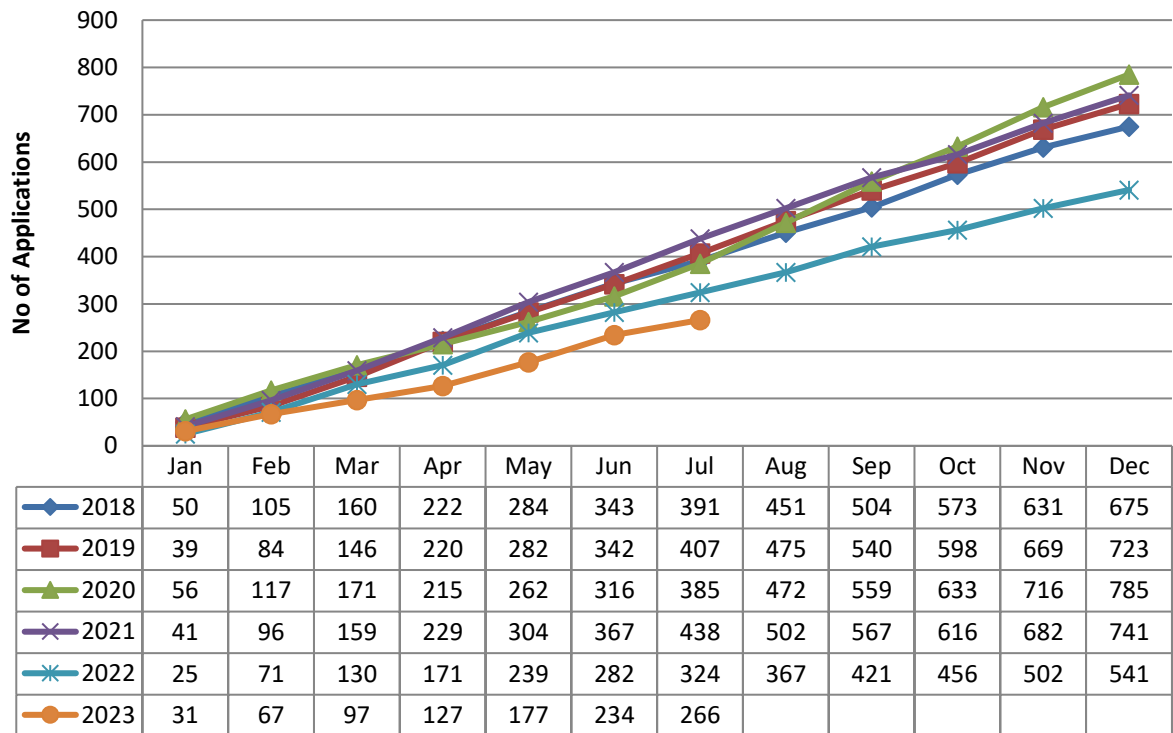
2. PLANNING

2.1 Planning application lodgement numbers (calendar year)

The chart below details the number of planning applications lodged this year to date (until end of July 2023) compared with the number of applications lodged over the past five years.

The data included is for development applications only. Applications for subdivisions, sealed plan amendments, strata applications, adhesion order applications, planning scheme amendments, minor amendments, extensions to the life of a permit or pre-application meetings are not included.

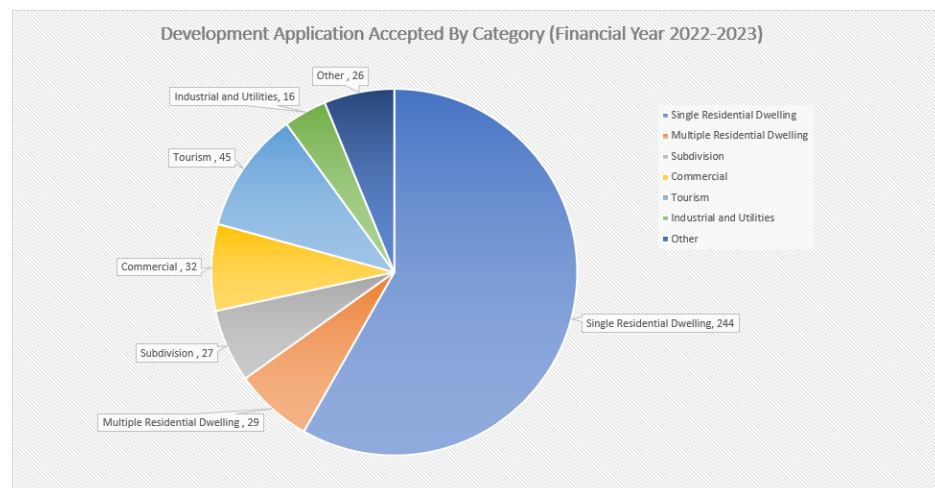
Chart comparing number of Planning Permit applications* over the past five years



The months of May and June see an increase in the number of applications for Planning Permits lodged with Council which is closer to the average of previous years. There is a notable decline in applications from mid/late 2022 and early 2023. This may be due to continued inflated build prices (materials and labour), increases in mortgage interest rates, and continued limitations on tradespeople to undertake builds.

Another indicator that the community is being affected financially by external factors such as increased interest rates and inflated costs of building, is the increased number of applications to amend existing approvals. We continue to see a number of applications to amend to reduce the size or features of a dwelling or extension, and applicants are citing their reasons for these amendments being to reduce the cost of the build.

2.2 Development applications accepted by category (Financial Year 2022/23)



2.3 State Government's development of the Tasmanian Planning Policies

The Tasmanian Government is developing a suite of Planning Policies that are integral to the overall Planning Reform project. Consultation on the drafted policies commenced in October 2021, with a second round of consultation with the general public in September 2022. In total, 73 submissions, including from Kingborough, were received.

In February 2023, Councils were invited to the State Planning Office to discuss the consultation, the outcomes so far and the development of those policies. The meeting highlighted that finalising the policies may involve significant changes, such as removing the implementation strategies for each of them.

The policies were released for general public consultation from 28 March to 26 June 2023. Further information is available at www.planningreform.tas.gov.au. There is no update from the State Government about how the consultation went or what the next steps or timeline are.

2.4 State Government's current review of the State Planning Provisions

The SPPs are the State-wide set of planning rules in the Tasmanian Planning Scheme (TPS). The SPPs are used for the assessment of applications for planning permits. The SPPs contain the planning rules for the 23 zones and 16 codes in the TPS, along with the administrative, general, and exemption provisions.

It is a legislative requirement that the State Planning Provisions are reviewed every five years. Even though several Councils are not yet using the Tasmanian Planning Scheme, including Kingborough, and most have only been using it for around one year, the SPP's were approved more than five years ago (at the time when Councils were required to move over to the 'Interim Schemes').

The State Government has commenced the work on the five-year review. Between May and August 2022, scoping consultation was undertaken with Councils with follow-up workshops for those who made submissions. Kingborough made a submission and attended workshops. There was a total of 163 submissions made. A summary of the key issues raised in the SPP scoping consultation has been released and is available on the State Planning Office (SPO) website. It is understood that action groups formed with representation from Councils to focus on particular areas of the SPP's. Kingborough Council has indicated we would like to be an active member of those groups.

The SPO has advised that the next stage involves a review of the SPPs for consistency with the TPPs, once they are made. This may lead to further amendments to the SPPs. The five yearly SPPs review will not be completed until after the TPPs are finalised in approximately the last quarter of 2023.

There is an online presentation hosted by the State Planning Office on the recent release of the SPPs Review issues scoping consultation report, for 10 August 2023. The presentation is open to anyone and registration of interest can be made via their website.

2.5 State Government's Consultation on the Regional Planning Framework and draft Structure Plan Guidelines

The *Land Use Planning and Approvals Act 1993* (LUPA Act) provides for the making and, to a limited extent, the review of the Regional Land Use Strategies (RLUSs). Kingborough is included in the Southern Regional Land Use Strategy (STRLUS). The State government intends to deliver reforms to the regional planning framework in two stages.

A discussion paper on the review was released for comment between November 2022 and February 2023. The discussion paper sought feedback on options for the Stage 1 improvements to the regional planning framework, including how it can better provide for the scope and purpose of the RLUSs and processes around their assessment, review and amendment.

The discussion paper also introduced draft Structure Plan Guidelines (SPGs) for comment. Structure plans provide an important strategic link between the RLUS and the Local Provisions Schedules in the Tasmanian Planning Scheme. They should guide the development or redevelopment of settlements by integrating and coordinating future land uses, development, and infrastructure provision in a sustainable and orderly manner.

A copy of the submissions to the discussion paper received are available on the State Planning Office website. The SPO website outlines that the next stages of the process include draft legislative or regulatory amendment, consultation, submission draft, preparation of a Bill and consideration by both houses of Parliament.

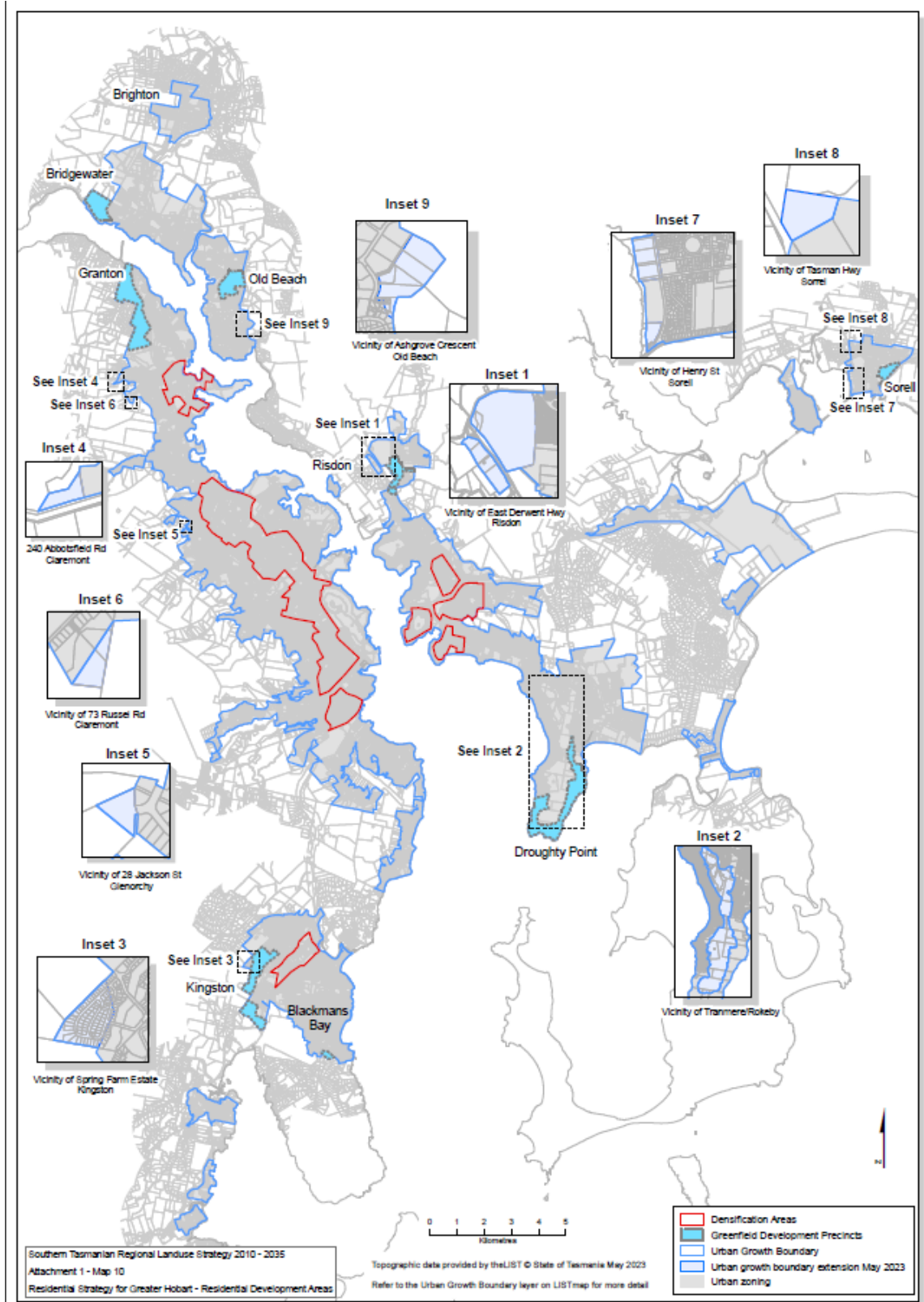
2.6 State Governments decision to amend the Urban Growth Boundary of the Southern Tasmanian Regional Land Use Strategy (STRLUS).

On 17 May 2023, the Minister for Planning, Minister Ferguson, advised all Southern Councils that following the consultation with southern Council's that he declared by notice in the Gazette that the STRLUS had been amended with effect that day.

The amendment included changes to some maps of the Urban Growth Boundary and a drafted regional policy SRD2.12. The effect of the amended regional policy SRD 2.12 will be to enable residential development proposals outside, but adjacent to, the current UGB that meet the eligibility criteria, which are in the form of an amendment to a Local Provisions Schedule (LPS) initiated by the planning authority, to be considered by the Tasmanian Planning Commission on their merits.

A section of Spring Farm estate was included, as the new housing estate already existed as part of the subdivision approval and was essentially an anomaly on the plan (refer to diagram below). Kingborough had made a submission, which included that the inclusion of Margate and Snug should be considered, however they were not supported by the Minister. The Minister advises in his correspondence that he has paused the progression of several similar proposed amendments to the UGB pending the finalisation of the Greater Hobart Plan. There is a consultation summary report prepared by the State Planning Office that is available.

The amendment to the Urban Growth Boundary was a separate process to the broader review of the Regional Planning Framework (update/replacement of the STRLUS).



2.7 Progress of Kingborough's Local Provisions Schedule – moving to the 'Tasmanian Planning Scheme' and public consultation.

Council's adopted draft of the Kingborough Local Planning Provisions (LPS) of the Tasmanian Planning Scheme was sent to the Tasmanian Planning Commission (TPC) on 13 December 2019 (additional information was sent on 18 December 2019). A second iteration of the plans (with corrected data) was adopted at the Council Meeting on 11 February 2020 and forwarded to the TPC for their consideration.

The TPC notified Council on 2 March 2020 that the information provided is suitable for an assessment of legislative compliance to be conducted. On 27 April 2020 and 21 May 2020, the TPC requested additional information related to the GIS files for mapping.

Post lodgement meetings were held on 30 October 2020 and 20 November 2020. Following Council submissions, meetings were held on 18 May 2022 and 3 June 2022 with focussed discussion on the proposed SAP's. The most recent post lodgement meeting with the TPC was on 15 December 2023, however it should be noted that there is regular communication (generally weekly) with the TPC about the progress and responses to matters that were raised at post-lodgement meetings. The TPC proposes a further meeting about drafting and to date the code overlays have not yet been discussed. Until the requirements have been satisfied, the TPC will not provide direction for Council to exhibit the draft LPS.

During late February 2023, two drop-in sessions were hosted by Council in Margate and Kingston that was focussed specifically on the Landscape Conservation Zone as there had been some concern raised by community members about the application of the zone and the provisions within it. The sessions were well attended.

An extensive communications strategy has been developed in anticipation of the LPS statutory public exhibition period. The Land Use Planning and Approvals Act 1993 specifies minimum exhibition requirements for the LPS, however Kingborough intends to go beyond the minimum requirements to maximise the number of people who are made aware of the changes to Planning Controls within the municipality. The communication strategy focusses on making information easily available to assist people to understand the new provisions and by allowing face-to-face questions at a number of locations across the municipality.

Following Council decision, a notification flyer about the upcoming changes to the Planning Scheme was included in all of the June rates notices.

Councillors will be provided with an update of the LPS and overview of the consultation strategy once all of the post-lodgement meetings with the TPC have been held.

At the time of writing this report, 21 of the 29 Councils have transitioned over to the Tasmanian Planning Scheme (a full list is available on the State Government Website).

2.8 Draft SPP Amendment 01/2022 – Container Refund Scheme

The Minister for Planning has made interim State Planning Provisions (SPPs) Amendment 01/2022 and issued [Interim Planning Directive No. 6 – Container Refund Scheme – Exemptions and Special Provisions](#) which are effective from 10 May 2023 for 12 months. The amendment correlates with the [Container Refund Scheme Act 2022](#). Since the Interim Planning Directive has been in place, Kingborough has not received any enquiries to install a collection point.

In essence, the amendment allows either exempt or permitted pathways for the installation and use of various container refund facilities, they are in accordance with the [‘Refund Point Infrastructure’](#) developed by the State Government. The types of refund points includes:

- pop-up refund points – temporary use of land for staffed mobile facility such as trailer or tent;
- over the counter refund points - using existing shops who receive and store containers for collection;
- bag drop refund points – purpose built facility for people to drop bags of containers.

[Public exhibition](#) of the draft amendment is undertaken by the Tasmanian Planning Commission and will occur between 10 May 2023 and 11 July 2023.

2.9 Interim Planning Directive No. 7 & Draft Planning Directive No. 10– Exemption for Display Homes

The [interim planning directive](#) is effective from 19 July 2023, the directive applies to all interim Planning Schemes. The directive inserts a new exemption into the table of exemptions, as described below.

Clause 5.1.5	display home	The use of an existing dwelling as a display home for a period of up to 3 years. This includes the use of part of the dwelling as an office for home sales, displays and administration.
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In addition to the exemption the 'residential' use class was also amended to include display home.

Residential	Use of land for self contained or shared living accommodation. Examples include an ancillary dwelling, boarding house, communal residence, home-based business, hostel, residential aged care home, residential college, respite centre, retirement village, single or multiple dwellings, and a display home . [emphasis added]
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The interim directive did not go on formal consultation, however the State Planning Office did invite comment from those Councils who are still on the interim schemes, as only those are affected. Kingborough made a submission to the SPO seeking some controls, or limitations within the exemption around:

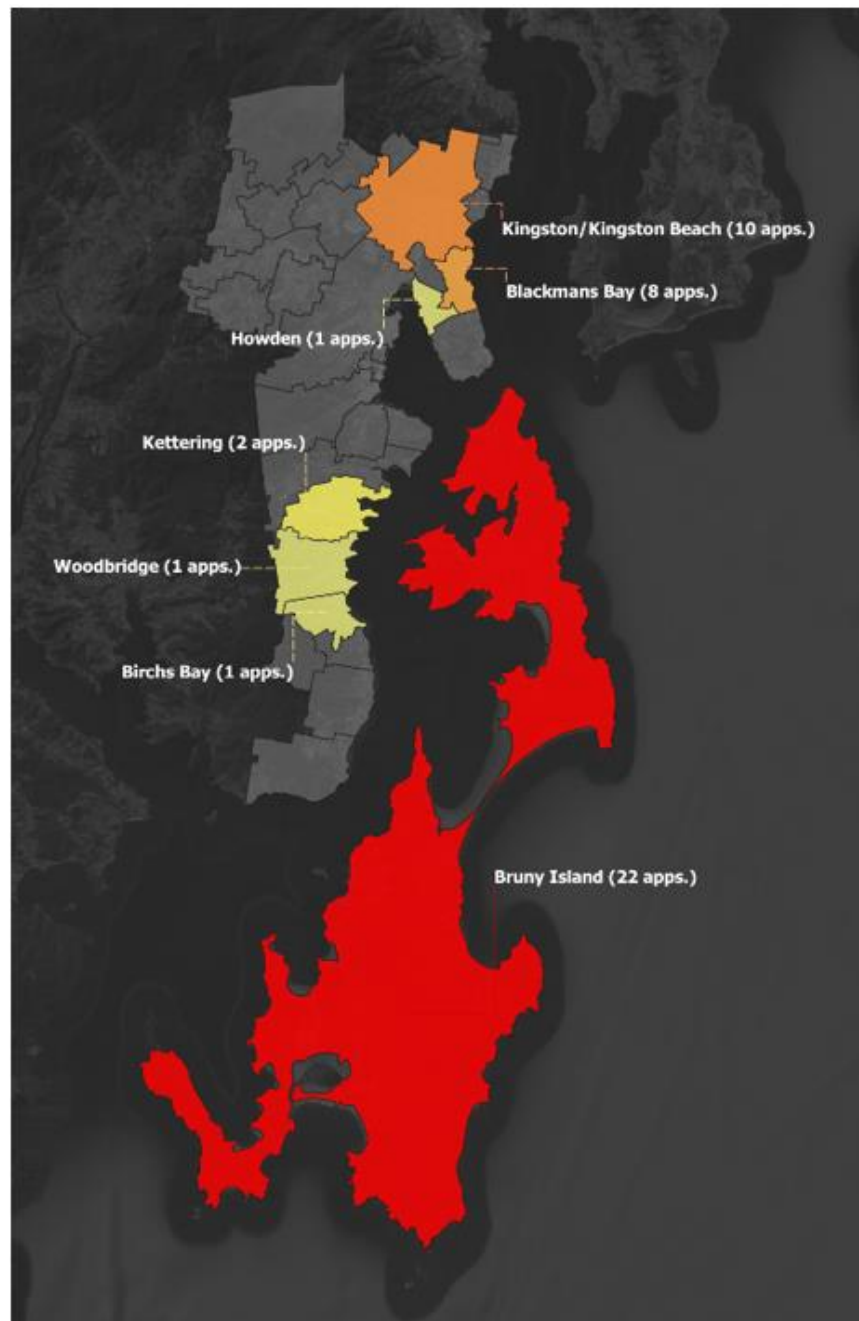
- Limited opening hours, considering potential impacts on adjoining and nearby residential uses.
- Availability of parking for visiting people, considering impact on amenity, road network, pressure for illegal parking (ie on nature strip).
- Parking for employees on site who are there assisting customers.
- Signage, impact on amenity and residential feel of an area. Where it is located (should not allow pointer boards etc). You comment that it will be dealt with under the scheme, has it been tested that will work, there will be no use class because it is exempt.
- External lighting at night, considering amenity of neighbouring residents. Companies often had them lit outside business houses as they are display houses and people are able to drive past and view at any time.
- Is there any limit on how many in an area? Multiple in one area would exacerbate the issues above.
- If it is exempt, we have no record of when it starts for the 3-year expiry.
- Can the property be rated as 'commercial use', not residential?
- Suggesting that amenity impacts be dealt with under nuisance provisions (outside of Planning) is not palatable and would create a lot of unnecessary work and inconsistency for Council's that could otherwise be avoided.

A response to the queries was provided to Council, however no change to the drafting was made.

The draft [Planning Directive No.10 – Exemption for Display Homes](#) is now out for public consultation until 13 September 2023. Any person is able to make a submission; the information is available on the [Tasmanian Planning Commission website](#).

2.10 Applications for visitor accommodation

As per the earlier request by Councillors, below is a summary of applications for visitor accommodation approved over the 2022-2023 financial year.



2.11 Active Planning Appeals

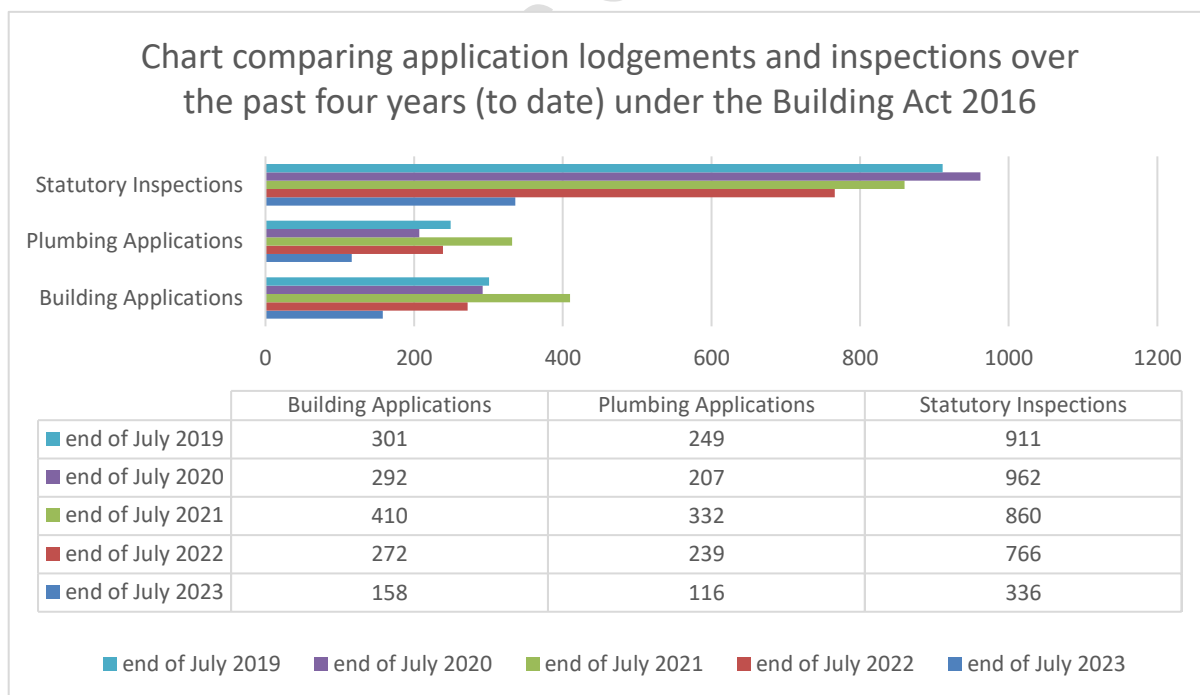
Application Details	Proposal	Appeal Type	KEY DATES / LATEST ACTIONS
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P/2023/47 DA-2022-303 150 Blue Gate Road, MARGATE	Dwelling and outbuilding (carport), works and vegetation removal	Representor against decision	Prelim Conference: 21/04/2023 Mediation: Still occurring Hearing Date: 10 October 2023
P/2023/46 DAS-2022-7 37 Nebraska Road, DENNES POINT	Subdivision of 10 lots, works and vegetation removal	Applicant against conditions	Prelim Conference: 21/04/2023 Mediation: Still occurring. Hearing Date: vacated, to resolve by agreement.
P/2023/45 DA-2022-103 528 Manuka Road, KETTERING	Visitor accommodation and vegetation removal	Applicant against conditions and Part 5 Agreement	Prelim Conference: 17/04/2023 Mediation: Still occurring. Hearing Date: vacated, to resolve by agreement. 90 day extended to 31/08/2023

Please refer to Attachment 1 for a summary of appeals that have been finalised during the 2022-2023 financial year.

3. Building and Plumbing

3.1 Building and Plumbing Application and inspection numbers



The chart above shows the numbers until the end of July for each year. The chart does not demonstrate all the department's work but is a representation of one aspect that shows activity trends in the local building industry. Much of the department's regular work activity is in regard to building and plumbing compliance.

3.2 Building and plumbing non-compliance prevention

Within the Development Services Building & Plumbing Compliance Plan, a prevention initiative Communication Plan has been developed and implemented in consultation with Council's Communications Team.

The Plan aims to raise community awareness about key building offences that have been identified as commonly occurring or illegal high risk building work through analysis of recent enforcement activity. Consumer information sheets have been developed and communicated through Council's standard communication platforms.

The aim of the Communication Plan is to raise community awareness and reduce the instances of breaches in these hotspot areas. Over the last quarter, the Building and Plumbing team have issued community information sheets on the approval requirements for Solar Panels, how to secure a building and plumbing approval and occupancy requirements for buildings.

The primary interest in the enforcement and prevention of these offences is public safety. That includes the safety of those who reside at these places including trusting parties such as children and also visitors to those residences who may unknowingly be at risk where the building, deck or shed may fail.

3.3 Kingborough Council nominated to represent Local Government on the Bushfire Bunker Shelter Working Group

The State Government has started acting on the Local Government Association of Tasmania's advocacy to do with fire bunkers. They are looking to establish guidelines around Bushfire Shelters in Tasmania and considering potential options for their accreditation. They are setting up a working group for this project and are looking for a local government representative. LGAT has nominated a member of the Council's Development Services Team to represent Tasmanian local government on the working group.

3.4 New National Construction Code & New Livable Housing Provisions

The next edition of the National Construction Code (NCC 2022) was adopted in Tasmania on 1 May 2023 and for the first time will include minimum requirements for accessibility in class 1a dwellings and class 2 sole-occupancy units, these new accessibility provisions will be known as Livable Housing.

Whilst Tasmania will be adopting NCC 2022 on 1 May 2023 the adoption of the new Livable Housing provisions has been delayed in Tasmania and these provisions will come into effect on 1 October 2024.

To support the new Livable Housing provisions the Australian Building Codes Board has released two new publications to help practitioners better understand the new requirements. It is also important to note that some minor editorial changes have been made to the ABCB Standard for Livable Housing Design and designers should check to ensure they are using the latest version of the standard.

You can find more information and download the ABCB Standard for Livable Housing Design and supporting documents from the CBOS website.

4. RECOMMENDATION

That the Development Services Quarterly report be noted.

ATTACHMENTS

- 1. Summary of TASCAT appeals finalised during the 2022-2023 financial year**

Public Copy

P/2023/41 DA-2022-476 *REPRESENTOR against approval	1750 Lighthouse Road SOUTH BRUNY	Carpark and roadworks within Reserve - Bruny Island Lighthouse	26 April 2023	WITHDRAWN By appellant
P/2023/38 DAS-2021-30 *APPLICANT against conditions	3614 Bruny Island Main Road ALONNAH + Lot 1 Sheepwash Road ALONNAH	Subdivision creating 4 lots	2 May 2023	CONSENT DECISION Amended permit issued 05/05/2023
P/2023/33 DA-2022-441 *OWNER against conditions	48 Jacaranda Drive MARGATE	Extension to dwelling	18 May 2023	CONSENT DECISION Amended permit issued 23/05/2023
P/2022/118 DA-2021-708 *REPRESENTOR against approval	371 Nierinna Road MARGATE	13 farm sheds for vegetable production, and management of vegetation	25 May 2023	CONSENT DECISION Amended permit issued 30/05/2023
P/2022/86 DA-2021-548 *APPLICANT against refusal	7 Goshawk Way KINGSTON	Apartment building (50 multiple dwellings) – Stage 3, Kings Quarter	5 January 2023	CONSENT DECISION Application approved; permit issued 11/01/2023
29/22P DAS-2021-7 *OWNER against time taken to assess application	48 McKenzies Road LESLIE VALE	Subdivision creating 2 lots	6 July 2022	CONSENT DECISION Application approved; permit issued 13/07/2022
163/21S DAS-2021-1 *REPRESENTOR against approval	202 Channel Highway KINGSTON + 11 Spring Farm Lane KINGSTON	Subdivision creating five lots; construction of buildings and associated approved uses for bulky good sales, food services, vehicle fuel sales and services and associated convenience store, display of signage; vegetation removal; and infrastructure upgrade (external to the site)	6 January 2023	CONSENT DECISION Application refused

16.3 LONGLEY RESERVES RECREATION MASTER PLAN

File Number: 22.218

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

Authoriser: Gary Arnold, General Manager

Strategic Plan Reference

Key Priority Area: 1 Encourage and support a safe, healthy and connected community.

Strategic Outcome: 1.5 An active and healthy community, with vibrant, clean local areas that provide social, recreational and economic opportunities.

1. PURPOSE

- 1.1 The purpose of this report is to recommend endorsement of the Longley Reserves Recreation Master Plan.

2. BACKGROUND

- 2.1 A Master Plan for the Longley Reserves was first developed in 2010 and reviewed in 2018. Both the original plan and the subsequent review were undertaken in-house.
- 2.2 In 2022, the Friends of Longley Area Group (FLAG) requested an update of the plan and Council subsequently engaged Inspiring Place to undertake this work.

3. STATUTORY REQUIREMENTS

- 3.1 Implementation of elements of the plan will be subject to statutory approvals.

4. DISCUSSION

- 4.1 The plan identifies four key issues associated with the use and development of the reserves, namely:
- a) Stormwater and flooding;
 - b) Carparking and vehicle movements;
 - c) Facilities and amenities; and
 - d) Signage and interpretation.
- 4.2 A series of recommendations in regard to these issues are included within the plan, along with priority ratings.
- 4.3 A major consideration in the development of any new infrastructure within the reserves is the impact of flooding from the North West Bay River that has breached its banks on a number of occasions in recent years.
- 4.4 There is likely to be a divergence of views in relation to this matter, with some seeing the river as an active system that will naturally change course over time and others wanting engineering solutions to prevent riverbank movement and flooding.

- 4.5 The plan recommends an expert hydrological study be undertaken to better understand flood risks and to avoid placing infrastructure in susceptible areas. This recommendation has the support of FLAG.
- 4.6 The speed limit on Huon Road (currently 60km/hr) has been raised by the local community as an issue in the past and the desirability of a lower limit has once again emerged during the consultation undertaken by Inspiring Place.
- 4.7 Whilst this is an issue that is peripheral to the Master Plan and previous advice from the Department of State Growth has indicated that a lower speed limit at this location is not supported, it nonetheless a recommendation that is strongly supported by FLAG, with justification to support their position provided in their feedback.
- 4.8 The proposal to limit overnight camping solely to carpark areas is not supported by FLAG on the basis that there should be no overnight camping at all. However, it should be noted that the plan is not advocating for overnight camping – merely stating that if Council was to allow this activity, it should be limited to the carparking areas.
- 4.9 Feedback from the Trail Riders Action Committee (TRAC) presented a strong argument for the provision of horse float parking within the reserve on the basis that it will be used as the trail head for the North West Bay River Trail in the future.
- 4.10 This issue was also raised in 14 of the submissions received from individual members of the public (some of whom are members of TRAC).
- 4.11 The North West Bay River Trail is being constructed in stages, with the section from Longley to Sandfly subject to further investigation and negotiation with private landowners.
- 4.12 Whilst it remains some way off in terms of timing, the provision of parking for horse floats within the Longley Reserve is considered to be valid and has been included by Inspiring Place in their final plan.
- 4.13 This inclusion is opposed by FLAG on the basis that it will require additional area to be converted to a gravel surface, is contrary to the view that the park should preserve and showcase natural values and does not meet the objective of preventing overnight camping. A copy of FLAG's submission in regard to the amendment to the final plan is provided as an attachment to this report.
- 4.14 Whilst the concerns of FLAG are understood, it needs to be noted that TRAC has been advocating for the North West Bay River Trail for some 15 years, with provision for parking at the Longley Reserve seen as an essential given its location at the start of the trail.
- 4.15 Alternate locations suggested by FLAG (being the Sandfly Hall and Oval) have their shortcomings and importantly, are not located at the trailhead.
- 4.16 In weighing up the competing views of stakeholders for use of the space, it is considered appropriate that provision for horse float parking be included as an element of the plan, albeit one that is not immediately required.
- 4.17 However, with respect to the views of FLAG it is proposed that the final plan include an annotation to the effect that this element will only be pursued if and when the trail is progressed to the Longley Reserve.

5. FINANCE

- 5.1 Implementation of the plan will be subject to funding provision. The works are largely capital in nature and will need to be assessed within the context of Council's Municipal wide competing projects.
- 5.2 A new public toilet was installed at the southern end of the reserve during the 2022/23 financial year at a cost of \$130,000.

6. ENVIRONMENT

- 6.1 The plan includes consideration of environmental issue relating to the riverbank, weed removal and tree plantings.

7. COMMUNICATION AND CONSULTATION

- 7.1 Development of the original plan was undertaken with the assistance of a community advisory committee.
- 7.2 In the review of the plan, Inspiring Place has consulted with local stakeholders and relevant Council staff. The draft plan was distributed for broader public consultation and internal review.
- 7.3 The Friends of Longley Area Group and the Trail Riders Action Committee both provided responses (see attached).
- 7.4 Individual responses were provided by 15 members of the public, a summary of which has been provided in the attachments to this report.
- 7.5 A subsequent submission has been provided by FLAG expressing opposition to the changes made in the final plan in response to the public feedback.

8. RISK

- 8.1 No risks to Council are identified in relation to this matter.

9. CONCLUSION

- 9.1 A review and update of the Longley Reserves Master Plan has been undertaken in accordance with the request from the Friends of Longley Area Group.
- 9.2 The plan provides ideas and direction for the development of the reserves and addresses the key issues for consideration by Council and stakeholders.

10. RECOMMENDATION

That Council endorses the Longley Reserves Master Plan dated 16 June 2023 as prepared by Inspiring Place consultants, subject to an annotation being provided to the final report to indicate that the proposed horse float parking area will only be progressed in the event that the North West Bay River Trail is extended to Longley Park.

ATTACHMENTS

- 1. Longley Reserves Recreation Master Plan
- 2. FLAG Feedback
- 3. TRAC Feedback
- 4. Public Feedback
- 5. FLAG Further Submission



inspiring
place

Longley Reserves

Recreation Master Plan



PREPARED FOR KINGBOROUGH COUNCIL | JUNE 2023

Kingborough





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The Company Directors are Adam Holmstrom and Jordan Davis

ABN 58 684 792 133 ACN 085 559 486

Date	Version	Authorised Signature
V1	20.12.22	
V2	15.06.23	

Inspiring Place Project No. 22-66 (22-NNNN)

Cover photo: Longley Park (Source: Inspiring Place)

SECTION 1

INTRODUCTION

1.1 LONGLEY RESERVES

The Longley Reserves are located in Longley and consist of the large grassy area, some basic facilities, some undefined car parking areas, a strip of riparian vegetation, and access to the North West Bay River (Map 1). Across Huon Road is the Longley International Hotel, another undefined carparking area, and some facilities available to campers including toilets and a rubbish skip.

The scope of this report is the southern section of the Reserves, south of the land used by Longley hotel for car parking. The area is the responsibility of Kingborough Council. Inspiring Place have been engaged by the Council to update the 2010 Master Plan by engaging with two key stakeholders, conducting site visits and receiving other public input via Council. We have reviewed images and videos that show the challenges associated with rehabilitation of a temporary Council roadworks area in the south of the Reserve as well as damage from recent floods.



Map 1. Longley Reserves, Huon Road, Longley, TAS. (Source: Inspiring Place)

The broader planning context is established by the *Kingborough Open Space Study 2019*, states that the local population of Longley is 234¹. This 2019 document makes clear a desire to improve open space provision, quality, and amenity across the municipality. Feedback from users of the Longley Reserves to Council highlighted problems associated with the lack of structure in car parks, a safety hazard in crossing Huon Road, problems with vehicles damaging grassed areas, flooding, and a general lack of facilities. The current Master Plan addresses these issues, identifies priorities and makes recommendations for actions.

¹ Kingborough Council 2019. Kingborough Open Space Strategy.

Previous planning and works in the area centres around an internal Council review of the *Longley Reserves Master Plan 2010*. This plan identified several management actions for playgrounds, picnic/BBQ facilities, car parking, public toilets, vehicle speeds, rubbish bins and signage/interpretation. It also recommended that a concept plan be developed to take a holistic approach to the assets and functions within the park to meet community and visitor needs. This report is the response to that need.

In 2018, the 2010 plan was reviewed and updated. The 2018 report refers to a 2005/2006 Master Plan and some substantial changes were made post-2006. These included a reduction in speed from 100km/hr to 60 km/hr and the installation of a fence to define the park from the road verge.

The two key stakeholder groups are the Longley International Hotel and Friends of Longley Action Group (FLAG). Friends of Longley Area Group are a Landcare Tasmania group working to improve in landscapes around Longley, Leslie Vale, and Neika. The group was established in 2010 and organises monthly meetings as well as Landcare related activities such as rubbish clean up, weeding, and tree planting. The Longley International Hotel stages regular events, some of which attract many patrons and fill the car parks on either side of Huon Road. The hotel was founded in 1861 and is open Tuesdays through to Sundays². There is live music every Friday and Saturday as well as occasional large events with well-known bands and festivals. At the largest events, cars are also parked along the road verge of Huon Road.

The current Master Plan reviews the 2010 and 2018 documents and adds information from site visits, discussions with two key stakeholders, and public feedback submitted to Council about a draft of this Master Plan.

1.2 PURPOSE AND APPROACH

The Master Plan will provide Council and the community with a strategic approach to upgrades and management of the Longley Reserves area, while ensuring that the cultural, environmental, and social values are maintained and enhanced.

More specifically, it is intended that the Master Plan will:

address land use and management issues raised by the community,
key stakeholder groups and the Council;

² Longley International Hotel 2022. <https://www.facebook.com/longleyinternational/about/> Accessed 14.10.2022

review the type, standard and location of amenities and facilities available on the site in relation to the needs of user groups;

identify options for improving access, parking, vehicular movement and pedestrian safety;

outline soft and hard landscaping improvements to enhance the visual amenity and stormwater management of the site; and

reflect the community interest in, and appreciation for, the site as an important community space within the municipality.

The project has been undertaken in four stages:

Project Stage	Main Tasks
1. Understanding the Issues	<p>Site familiarisation</p> <p>Briefing with Council</p> <p>Consultation with FLAG and hotel</p>
2. Developing the Concepts and Draft Master Plan	<p>Draft concept plan</p> <p>Preparation of the draft master plan and report for Council review</p>
3. Reviewing the Draft Master Plan	<p>Preparation of the draft Master Plan for public consultation</p> <p>Compile community feedback report outlining a response to the submissions received</p> <p>Amend the Draft Master Plan and Master Plan Report in response to community and Council feedback</p>
4. Finalising the Draft Master Plan	<p>Presentation of the completed Longley Reserves Master Plan to Council</p>

Meetings were held on site in late October and early November 2022. Inspiring Place received from FLAG a written summary of discussions, photographs, and videos documenting the status of the area and highlighting flooding as an issue. These photographs and videos have been useful in understanding the disturbance created by the road material storage in the south of the site, the use of the reserve for camping, and the substantial flood events over the winter of 2022. FLAG members provided insights into the history, the importance of the area to the local community, existing management issues, and ideas for future use.

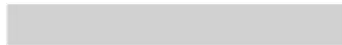
The Master Plan is divided into three main sections:

- an introduction to the project, site and methodology (this Section);

- a discussion of the land use and management issues identified through consultation and site investigations (Section 2); and

- the vision and objectives to guide the future management of the site, the Master Plan itself, an implementation strategy, and cost estimate for priority works (Section 3).

Inspiring Place would like to thank the community for their enthusiasm and input along with Council staff for their support and time.



SECTION 2

KEY ISSUES AND OPPORTUNITIES

Section 2.1 provides a brief overview of the existing site conditions. Section 2.2 provides an overview of the main issues, needs and opportunities identified during the discussions and site investigations.

The issues and opportunities have been divided into four topics. For each of the four there is an overview and several recommendations that form the basis for the Master Plan. The topics are:

- stormwater and flooding;
- car parking and movement;
- facilities and amenities; and
- signage and interpretation.

2.1 EXISTING LAND USE CONTEXT AND CONDITIONS

The area of the Master Plan is across three titles. One covers the bulk of the site (PID 5786241; title ref 52321/1) and two titles to the north of the main one (42/5916 and 87460/2). The Longley International Hotel's title is a rectangular parcel on the north side of Huon Road (87460/1). There is also Council land to the north and west of the hotel's title (32715/15), but this area is not within scope of the Master Plan.

The reserve is zoned Environmental Living (Section 14.0) under the *Kingborough Interim Planning Scheme 2015*. The land to the north of the Huon Road where the Longley International Hotel sits is zoned Rural Resource (Section 26.0). The population of Longley is 234³ and there are a substantial number of people moving through the area as well as stopping at the hotel and to use the park. The recreation areas to the north of the scope of this plan are the Longley Recreation Reserve and the Longley Waterhole. The waterhole is accessed from Matthews Road and is popular on warm days to the point where traffic and parking are problematic. A popular recreational cycling ride called the Commando Loop takes riders directly past the site. This ~70km ride starts in Hobart takes in Ferntree, Neika and Leslie Vale before going through Longley on the way to Sandfly before looping back to Hobart.

³ Kingborough Council 2019. Kingborough Open Space Strategy.

The zone purpose of the Environmental Living zone (Clause 14.1.1) is:

to provide for residential use or development in areas where existing natural and landscape values are to be retained;

to ensure that development is responsive to natural or landscape values;

to provide for management and protection of natural or landscape values;

to provide for limited community, tourism and recreational uses that do not impact on natural values;

to encourage passive recreational opportunities through the inclusion of walking, cycling and horse-riding linkages; and

to avoid land use conflict with adjacent Rural Resource by providing for adequate buffer areas.

Possible uses in this zone include community meetings, entertainment, food services, sports and recreation and tourist operations which are all discretionary uses in this zone.

Overlays that apply to the site and immediate area:

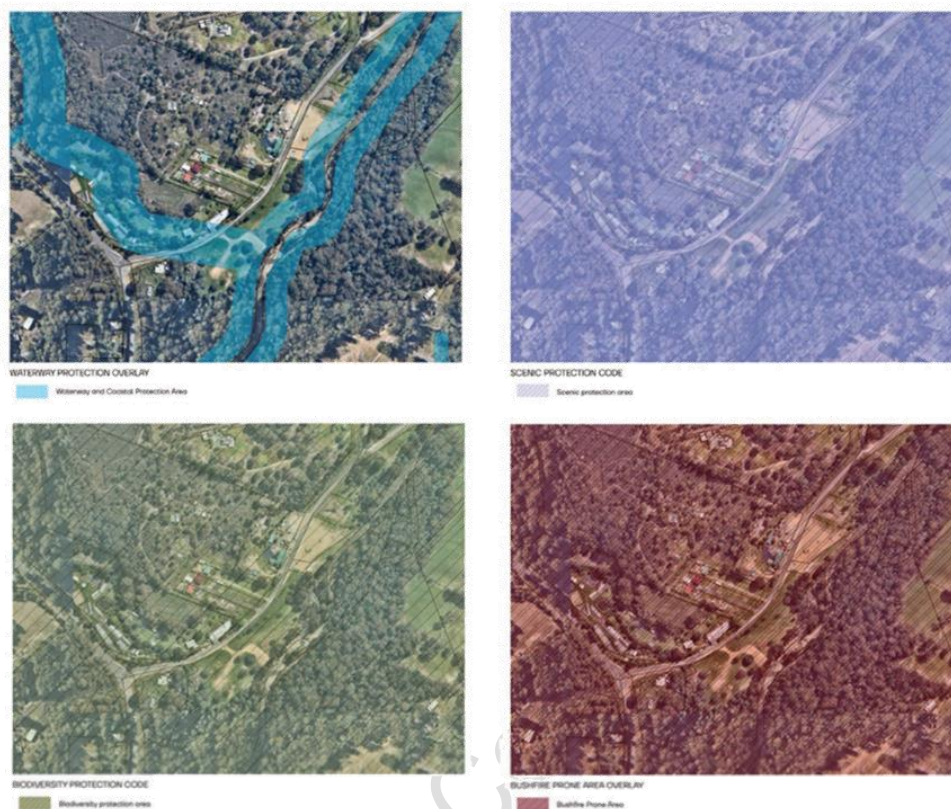
Waterway and Coastal Protection Area (Class 2, buffer width 30m);

Scenic Landscape Area;

Biodiversity Protection Area; and

Bushfire Prone Area.

Map 2 shows the distribution of these areas. The natural values are an important part of the site, as is indicated in the zone purpose statements as well as these overlays.



Map 2. Zones and overlays for the study area.

Figure 2 shows additional planning context of cadastre parcels, TASVEG 4.0 fire attributes, TASVEG 4.0, as well as the location of the river, road set against a background image of showing the main facilities and residences.



Figure 2. Longley Reserves, Huon Road, Longley, TAS. (Source: Inspiring Place)

The site is adjacent to the North West Bay River on alluvial sediments with sandstone and Jurassic dolerite underlying the looser river substrate. The area is relatively flat and is around 165-175m above sea level.

The site is characterised as Hills within the South, East and Midlands Land System⁴. The site is known to flood and change course, creating local erosion that has the potential to conflict with human-built structures. The upstream bank was reinforced and raised some years ago. The section upstream from the bridge appears to be protecting the integrity of the bridge foundations.

Land management challenges resulting from flooding appear to be increasing, particularly after the high rainfall winter of 2022. There have been some major breaches of the North West Bay River resulting in overland flows dumping sediment on the Reserve. Some of this sediment is large in size, akin to 7mm – 14mm road gravel, indicating that the flood events have been significant. The riverbanks have been eroded on the northwest side of the river and some mature eucalypts are leaning into the river and unlikely to survive.

FLAG's summary of the 2022 flooding is as follows:

⁴ Davies, J.B. (1988) Land Systems of Tasmania Region 6: South, East and Midlands – A Resource Classification Survey, Department of Agriculture, Tasmania.

“There have been three rain events that resulted in flooding of North West Bay River, significant breaches of its bank and resulting water flow through Longley Park. The bank at the breach site has been progressively eroded on each occasion and its height lowered making future flooding of the park more likely.

On each occasion, further damage resulted in the southern section of the park as gravel from a new internal road surface (installed following use of the site as a road material transfer site in January 2022) washed across significant grassed areas, rendering the southern section of the park unsuitable for recreational purposes.

An expert hydrological study may likely be warranted to assess the issue and make recommendations for measures to prevent/moderate further damage.”

Most of the site is classified as modified agricultural land (FAG, TASVEG 4.0). The area above the residences and hotel is regenerating cleared land (FRG) and the vegetation around the river is *Eucalyptus viminalis* wet forest (WVI). This white gum community is a listed threatened vegetation community and is important bird habitat as well as being valuable in its own right⁵. Several mature native trees and shrubs are scattered throughout the site, outside of the mapped white gum vegetation. Unfortunately some of these valuable habitat trees are those on the riverbank that have had their roots undercut by bank erosion.

The area belonged to the Mouheneenner people of the South East Tribe⁶. There may be traces of living areas in the area around the river and any unanticipated discoveries during works should be reported to Aboriginal Heritage Tasmania.

2.2 KEY ISSUES AND OPPORTUNITIES

2.2.1 Stormwater and flooding

The wet winter in 2022 resulted in some significant changes to the riverbank and park. The mature eucalypts that are being undercut are unlikely to survive given the extent of the undercutting of their roots. There has been some additional damage to grassed areas from vehicles accessing the site when the ground is wet. A significant amount of sand, gravel and small rocks have been dumped on the grass as a result of overland flooding. At the time of the site visits, this material could be seen in the runoff from the

⁵ Department of Natural Resources & Environment 2022. *Eucalyptus viminalis* wet forest fact sheet. <https://nre.tas.gov.au/Documents/25.%20Eucalyptus%20viminalis%20wet%20forest.pdf> Accessed 14.10.2022

⁶ Kingborough Council 2022. History. <https://www.kingborough.tas.gov.au/kingborough/about/history/> Accessed 14.10.22

hotel car park and in the south of the reserve where the river had again breached its banks.

There has been a history of unauthorised tree damage and removal in the park and surrounding area. Removal of large mature trees with extensive root systems would not be helping the integrity and resilience of the bank to erosion.

2.2.2 Car parking and movement

Existing car parking areas on hotel land and Council land are not well-defined. This has led to problems with visitors damaging grassed areas and concerns about the safety of pedestrians because of the freeform vehicle movements. Council expressed a desire to better define parking areas and formalise the entrance and exit to create more predictable vehicle movements. Appropriate signage is needed for both the entry and exit points.

The issue of flooding needs to be considered to avoid damage to facilities that will require expensive clean up and rehabilitation works.

The speed limit on Huon Road is currently 60 km/hr. Any change to this is a matter for Council and Department of State Growth. The 2018 Report indicated that 50km/hr was desirable and should be pursued. There are also school bus pick-ups and drop-offs occurring. Stakeholder consultation highlighted the desirability of lower vehicle speeds on Huon Road. It is of concern to have two attractions (hotel and park) either side of a 60kph road with a diversity of people, including children, regularly crossing. Any changes to the road speeds and signage that requires drivers to slow and watch for pedestrians would be beneficial.

2.2.3 Facilities and amenities

The 2018 review referred to upgrading a weathered interpretation sign, a double swing set, and picnic facilities. There is no shelter apart in the park except for the shade trees. Users reported a desire for shelter for sun and rain protection along with an upgrade of the BBQ facilities.

There is some day use of the area that includes dumping of domestic waste in the Council rubbish bins. The 2010 Master Plan recommends an investigation into the styles and costs of some bin upgrades. Council is in the process of upgrading the rubbish bins to a twin system of rubbish and recycling. This change has been made possible because of an upgrade to the garbage truck to enable it to empty both bins at the same time instead of requiring two different trucks and separate visits.

The park is also used as an overflow camping area when hotel-owned land is full. On occasions of a large event at the hotel, vans and campers set up in the park's southern section. The 2022 burning event (Burning of the Virus) saw the hotel's van and parking area roped off for the event and numerous vehicles and campers were instead parked on Council land. This occasional pressure on the park was mentioned by both FLAG and the hotel. FLAG expressed concern that the park has not been designed for this use and site damage is not fully remediated.

The 2010 Master Plan mentioned that some people would like to see the play equipment upgraded. There was a suggestion in the 2022 consultations of adding nature play facilities. Any plans for facilities in the southern end of the park needs to consider the active movement of the river and its changing banks. It also needs to be considered in the context of Longley Recreation Ground and the potential for upgrades to facilities in an area that is not flood prone.

A new toilet has been constructed in the northern part of our study area, close to the hotel land. This was welcomed by stakeholders to address issues of informal toileting in the bush and the general public frequently asking the hotel for use of their toilets. The hotel has constructed some 24/7 access toilets and a skip bin on their property for use by people camping overnight. The hotel has a brochure for people overnighing on their land outlining these facilities and desired standards of use.

The river itself is attractive for play, being shallow and rocky, but it is not easy to access. The banks were destabilised following the 2022 flood events, making access harder and more hazardous.

2.2.4 Signage and interpretation

There is limited signage in the park. The existing interpretation near the river is weathered and needs updating. The 2010 Master Plan states the need for environmental, historical, and directional signage. This scope of this project only considers directional elements however there continues to be a desire and opportunity to celebrate some of the history and environment of the area.

SECTION 3.

LONGLEY RESERVES MASTER PLAN

3.1 VISION AND OBJECTIVES

The proposed vision for Longley Reserves is:

Longley Reserves is a place with clear environmental and scenic landscape values where a high level of recreational amenity and social opportunity is available for locals and visitors.

The following management objectives have been developed to aid in the realisation of the vision:

manage the reserve to support a diversity of community and recreational activities;

ensure that safe access and safe facilities are provided, including a clear connection between the hotel and car parking;

ensure that reserve is sustainably managed, and that the capacity of the site to absorb increasing levels of use is improved through strategic design;

improve the user experience through quality site planning, design, construction, and maintenance, and through the interpretation of natural and cultural values; and

improve the visual amenity of the reserve and its contribution to the broader sense of place and scenic values of the area.

3.2 THE MASTER PLAN

The Longley Reserves Master Plan is intended to provide a design concept for the future enhancement of the site and is diagrammatic in its level of detail (Map 3). Further investigation, design, and documentation will be required prior to the construction of the elements outlined in the Master Plan, including technical information about flooding, a feature survey, and detailed design and documentation of new landscape elements and facilities.

Public Copy

Key:

- 1 Horse float turning + parking space with bollard surround. Remediate surrounding ground.
 - 2 Formalise the park entrance and exit to create more predictable vehicle movements. Install new entry sign including day use only information.
 - 3 Consider directional signage for broader links.
 - 4 Consider relocating play equipment to Longley Recreation Ground: ensure upgrades to facilities in an area that is not flood prone. Potential for some play equipment near picnic table.
 - 5 Install shelter over one of the picnic tables and make allowances for new push button electric BBQ.
 - 6 Location of new public toilet. Investigate immediate landscaping and installing bike rack.
 - 7 Formalise existing parking area to improve efficiency and safety, with the addition of space markers within the gravel profile. Complete perimeter bollards to surround SE-SW sides of car-park.
 - 8 Install removable bollards for emergency and maintenance authorised access. Setback to ensure access vehicle does not block carpark entry.
 - 9 Twin bins to be investigated as part of upgrade to day use area.
 - 10 Consult and plan interpretative signage, including an update of the current catchment interpretation sign. Investigate local stories, history and environment.
 - 11 Explore opportunities to detain and filter stormwater via a planted bio-retention area. Continue to work with FLAG to improve native vegetation cover and biodiversity.
 - 12 Maintain compacted turf access-way to north.
 - 13 Extend planted buffer to road, whilst maintaining CPTED principles.
 - 14 Explore future opportunities to formalise carpark for safe access, egress and efficiency.
-  Proposed tree planting
 Project Scope of Works
 Cadastre Parcels



Longley Reserves Master Plan

Huon Road, Longley TAS 7150 | Draft For Review
PREPARED FOR KINGBOROUGH COUNCIL



NORTH
Date 15/06/2023
Scale 1:1000 @ A3

Map 3. Proposed Master Plan

3.3 IMPLEMENTATION STRATEGY/ACTION PLAN

This section sets out a strategy for the implementation of this Master Plan. The strategy does not refer to every recommendation , but rather sets out broad priorities for implementation.

High priorities are those recommendations that require completion prior to the commencement of construction works, including further site investigations, detailed design, and confirmation of land tenure. Works that help ensure a high level of safety and is operational efficiency are also high priority recommendations.

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APPENDIX 1

Focus area	Recommended implementation actions 2010	Update 2023	Priority	Recommendation
Playground	Identify playground needs of the locals and visitors. Pursue funding opportunities for upgrades.	Potential for some play equipment near the picnic area of the study site.	Medium	Investigate locations for upgraded play equipment given that the southern section of the study area is flood prone and there are opportunities in the oval area for development. Depending on the outcome of the flood investigations, progress to design and funding for upgraded equipment in the study area.
Picnic/BBQ facilities	Obtain quotes for the purchase and installation of a new electric BBQ. Investigate funding options regarding BBQ implementation	Upgrade to push button electric BBQ BBQs.	High	Install shelter over one of the picnic tables and make allowances for potential for new BBQ. Investigate safe access to river. Control weeds, especially blackberry that is a hazard to people accessing the river.

	Consider location of BBQ within the overall park design.			
Carparking	<p>Consult with Traffic staff within Council regarding the design of the internal roadway system.</p> <p>Design a new internal roadway and parking system including and signage requirements for Longley Park</p>	New internal roadway and clear car parking areas proposed.	High	<p>Install bollards to maintenance authorised access.</p> <p>Limit any overnight camping to car park areas. Any approval for exemptions for access to grassed areas should be in writing following application to the Council General Manager on a case-by-case basis and contingent on the condition of the ground to support access.</p>
Public toilets	<p>Obtain quotes for suitable septic tank toilet systems</p> <p>Consider the location of the proposed toilets within the context of the whole park planning</p> <p>Investigate funding options for the proposed toilet system</p>	Toilet design completed and installation planned.		N/A

Vehicle speeds	Consult with both Traffic staff within Council as well as DIER regarding the possibility of reducing the speed limit from 60kph to 50kph to help promote walking safely within the community.	Outside the scope of this study	Moderate	Council to consult with State Growth to reduce in speed in southern section between the intersection of Huon and Sandfly Roads and bridge over North West Bay River from current 60 kph to 50kph.
Rubbish bins	Investigate styles and costs of bins that could be used within the Longley Park Communicate with Councils Waste Services department regarding waste collection timing once upgrades have been completed.	Desire for twin bins separating rubbish and recycling	Moderate	Twin bins in process of being installed in day use area. Investigate installation of lid limiters on existing bins to discourage dumping of bags of domestic waste.
Signage interpretation	Consult the community association and other stakeholders to start planning interpretive and directional signage requirements in the area	Directional signage proposed.	Low	Install day use only signs. Consult and plan some interpretative signage, including an update of the current catchment interpretation sign. Investigate local stories, history and environment.

	Investigate possible funding opportunities to fund signage			
River environment	No specifically considered in 2010 report.		High	<p>Investigate a hydrological assessment of the whole section of the river from the waterhole through to the study area to better understand flood risks and avoid placing susceptible infrastructure upgrades within flood prone areas.</p> <p>Continue to work with FLAG to improve native vegetation cover and biodiversity.</p>
Overall	Develop an overall Longley Reserves Concept Plan to include a variety of design elements and placement of elements within the park to meet community and visitor needs. Elements to include BBQ, park furniture, playground equipment, shelter options, toilet systems and driveway/road and parking issues.		Moderate	<p>Consider how the southern park interacts with use of the northern sections including the Longley Recreation Area and waterhole.</p> <p>Design and cost park improvements for incorporation into works and budget planning.</p> <p>Confirm the boundary of the Longley Park and Longley International hotel land.</p>

APPENDIX 2

Longley Reserves – Existing and future connection opportunities map (see next page)

Public Copy



Longley Reserves Future Trail Network

Huon Road, Longley TAS 7150 | Draft For Review
PREPARED FOR KINGBOROUGH COUNCIL



NORTH
①
Date 19/12/2022
Scale 1:5000 @ A3

Friends of Longley-Area Group

Longley Reserves Recreation Master Plan Update

FLAG response to draft master Plan December 2022

The following comprises FLAG's formal response to the draft master plan prepared by consultants *Inspiring Place* and published by Council as the basis of community consultation.

FLAG provided the draft plan to its constituents (approx 100 email addresses) for comment, with input received incorporated into this response.

Threshold Issue

As canvassed in FLAG's initial input into this project, significant rain events in 2022 resulted in the North West Bay River breaching its banks and overflowing through the park on three occasions. This was so severe on two occasions that a temporary anabranch of the river formed, which overflowed the park surface towards and in close proximity to Huon Road. These events resulted in progressive erosion of the riverbank at the park by several metres and loss of mature trees which were undercut by the floods. If remedial action is not taken, there appears to be a risk that the park will be significantly degraded and its infrastructure placed at risk.

As canvassed in our initial input to this project, FLAG proposes that an expert hydrological assessment be undertaken to recommend what action might be necessary to mitigate these risks, including an assessment of the utility of reinforcing the riverbank (as has been done in other, adjacent, parts).

Section 3 (3.1 Vision and Objectives)

FLAG strongly supports the desirability of including a statement of vision and objectives to guide future management of Longley Park.

We are generally supportive of the proposed vision and objectives but consider that greater emphasis should be given to maintaining, enhancing and showcasing the local natural environment. To this end, we propose adding words to the first objective so that it reads:

Manage the reserve to support a diversity of community and recreational activities **and to showcase the local natural environment.**

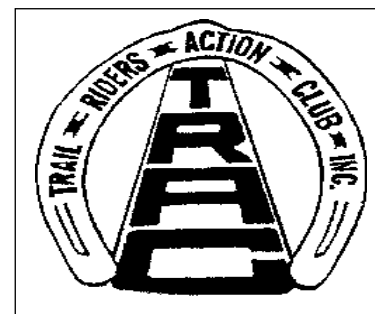
Appendix 1 Recommendations

Focus area	Recommendation	FLAG response
Playground	Update play equipment in day use area	Agree
Picnic /BBQ facilities	Install shelter over one of the picnic tables and make allowance for potential new BBQ	Agree in principle; location of shelter should not necessarily be dictated by location of existing tables
	Investigate safe access to river	Agree; access should be rationalised to provide safe access and prevent damage to river bank
	Control weeds, especially blackberry that is a hazard to people accessing the river	Strongly agree
Car Parking	Install bollards to maintenance (sic - maintain?) authorised access.	Strongly agree. The southern section of the park is currently unfenced, leading to regular unauthorised camping and subsequent damage to the surface, casual toileting along the river bank and exclusion of day-users. This section should be bollarded in the same manner as the adjoining play/picnic area, with a removable bollard to enable access for authorised purposes such as maintenance and emergency vehicles. The gravel surface in this section should be remediated to a grassed surface.
	Limit any overnight camping to car park areas.	Not agreed – the whole park is currently designated as ‘day use only’ and should remain so. New clearly-visible signage should be installed to emphasise that camping and overnight vaning are prohibited in all parts of the park.
	Any approval for exemptions for access to grassed areas should be in writing following application to the Council General Manager on a case-by-case basis and contingent on the condition of the ground to support access.	Agree – and emphasise that any authorisation for vehicular access should take account of the ground surface condition at the time.

Focus area	Recommendation	FLAG response
		Agree with the proposition concerning design of an appropriate internal roadway system
Vehicle speeds	Council to consult with State Growth over further reductions in speed in southern section between the intersection of Huon and Sandfly Roads and bridge over North West Bay River.	<p>Agree FLAG notes that the initial Council staff response is to not support this recommendation. We further note that our preferred speed limit along this section of road (50 kph) generally applies to built-up areas and the current limit (60 kph) to main roads through rural towns. We submit that the lower limit is justified on safety grounds, due to the regular presence of vulnerable road users (school children, other pedestrians and cyclists) and multiple access points, specifically:</p> <ul style="list-style-type: none"> • There is a school bus stop opposite the hotel, which is used by significant numbers of children daily • Large numbers of hotel customers cross the road between the car park and hotel, especially during live music and other hotel-organised events. Pedestrians often seem oblivious to the fact they are crossing a busy main road. <p>This section of road is part of a popular cyclist route, with significant cyclist traffic. There are Multiple road-access points along this part of the road – residences; Millhouses and Matthews Roads; and pub and park access points, some of which are not well-defined.</p>
Rubbish bins	Twin bins to be investigated as part of upgrades to day use area. Install lid limiters on all existing bins to discourage dumping of bags of domestic waste.	Agree in principle New, contemporary bins should be installed, with type and placement to be considered by Council. Measures should be adopted to limit dumping of household waste

Focus area	Recommendation	FLAG response
		and that of hotel van park users. The hotel provides a rubbish skip that can be used by its camper customers but it seems that not all are aware of this.
Signage interpretation	Install day use only signs	Strongly agree – new signs should be clear, well-placed and stress that all forms of camping/van use are prohibited in the park.
	Consult and plan some interpretive signage, including an update of the current catchment interpretation sign. Investigate local stories, history and environment.	Strongly agree The existing catchment interpretative sign has excellent content but has become worn and illegible. Further interpretation around history and environment would add to the visitor experience.
Overall	Develop an overall Longley Reserves Concept Plan to include a variety of design elements and placement of elements within the park to meet community and visitor needs. Elements to include BBQ, park furniture, playground equipment, shelter options, toilet systems and driveway/road parking issues.	Agree noting that some elements are covered in other recommendations and a toilet has recently been installed.
	Consider how the southern park interacts with use of the northern sections including the Longley Recreation Area and waterhole.	Agree FLAG had anticipated a wider brief for the project that included the northern part of the park and the recreation ground. We have several matters we wish to discuss and look forward to exploring these matters separately with Council.
	Design and cost park improvements for incorporation into works and budget planning.	Agree. Planning for improvements and related costing should be undertaken in time for inclusion of funding in the Council's 2024/25 budget.
	Confirm the boundary of the Longley Park and (hotel) land.	Agree Various tenure maps show differing boundaries.

Trail Riders Action Club Inc. (TRAC)/TRAC Kingborough
Landcare Group,
Eva Burns,
Secretary/Treasurer,
36 Redwood Road,
Kingston. 7050
TRACkingborough@gmail.com



12th May, 2023

The General Manager,
Kingborough Council.
Civic Centre, 15 Channel Highway,
Kingston, Tasmania, 7050

Longley Draft Masterplan

Dear Sir,

Thank you for providing an opportunity for the public to make submissions in relation to your plans for Longley Park.

Currently, in response to a proposal originally proposed by TRAC, Kingborough Council is in the process of developing a multiuser recreational trail along the North West Bay River. It is also envisioned that this trail will commence ~~at~~ Longley Park and progress down the river to Margate.

A trail of this extent and natural beauty will be a drawcard for tourists and locals alike. We are already getting numerous enquiries from many potential users including horse riders in southern Tasmania who are asking when they can ride it.

Accordingly, we feel it is imperative that sufficient parking, suitable for horse floats, should be provided at Longley Park as it is the only place in all the surrounding communities that can facilitate same.

Currently the spot is also very popular with caravanning tourists who are very welcome by the community. Therefore, sufficient room for both users is required as well suitable amenities for all to use.

Thank you for your consideration of our submission.

Kind Regards,

Eva Burns.

Longley Reserves Recreation Masterplan

Public Feedback

Submission	Feedback
1.	<p>I have lived in the area since the 1980's. Too often I have seen much used areas become 'ghost towns' when they are totally changed to lawn, trees and picnic tables. Although these things are a prerequisite for such areas as Longley Park it should only be considered for a very small portion. In the many years that I have passed this area I have never seen children playing or picnicking. However, I <i>have</i> seen recreational camping vehicles, the vehicles of people attending small and large events at the Longley International Hotel and horses. The extra income from camping visitors helps to keep the hotel open for the community. These visitors and events add vibrancy to an otherwise empty locality. This area is the beating heart of Longley. Therefore, inadequate parking could be of detriment to the whole community.</p> <p>Longley Park serves the community as it is. We want to be able to use it the way we always have. What it needs is more parking for the increasing number of campers and horse floats that will be using the area. The crucial fact to consider at this time is that the Trail Riders Action Club Inc (TRAC) and Kingborough Council are in the process of establishing a multiuser recreational trail from Longley Park to Margate via the North West Bay River.</p> <p>This trail is likely to bring in many walkers, cyclists and horse riders both locally and from the mainland. If people travel a long way to use the trail, especially if they tow horses with them, only to find nowhere to park it would be a disaster. It is imperative that they are provided with ample parking as there is nowhere else in Longley or surrounding localities that provide any parking.</p>
2.	<p>Please would you consider the addition of horse float parking. The completion of the North West Bay River Trail will increase usage of the area by horse riders and as such riders will need somewhere to safely park their floats.</p>
3.	<p>I have read the paper on the Longley Reserves Masterplan and I am encouraged by the plan to provide recreational opportunities through the inclusion of walking cycling and horse riding linkages through this area. To facilitate maximum usage by horse riders, we ask that adequate parking be provided for horse floats at the appropriate spots along the trails - in particular Longley and Margate. This development has been long awaited by members of the horse-riding community and we thank you for your efforts in providing some excellent multi-use trails in the Kingborough area.</p>
4.	<p>The plan looks good but please, please ensure that there is parking for horse floats. The northwest river bay track is desperately needed for recreational horse riders and mountain bike riders. If parking is reduced if formalised to be for cars (and not trailers) only then this would effectively render any future trails in the area ineffective as this is one of the only float parking places.</p>

5.	I wish to add my voice to the issue of parking for the Longley Park redevelopment. With the NWB Track nearing completion, the horse riding community is looking forward to this initiative which has been some years in the making. Having safe riding areas off road is so needed and for this to be utilised, adequate parking for horse floats is essential. The area is quite well utilised as is so any reduction in parking space will be problematic for the community as a whole.
6.	I am writing as a regular horse rider to express concern that the trail from Longley to Margate may not have appropriate access for float parking, particularly at the NWB end. The addition of suitable horse-riding trails in the Kingborough area is a huge plus. Please consult horse riders who regularly float their horses to ensure safe and sensible facilities are available.
7.	I have read the paper on the Longley Reserves Masterplan, and I am encouraged by the plan to provide recreational opportunities through the inclusion of walking cycling and horse-riding linkages through this area. To facilitate maximum usage by horse riders, we ask that adequate parking be provided for horse floats at the appropriate spots along the trails - in particular Longley and Margate. This development has been long awaited by members of the horse-riding community and we thank you for your efforts in providing some excellent multi-use trails in the Kingborough area.
8.	Please make sure that an adequate turning and parking area for cars with horse floats is included in the Master Plan at the open space near the Longley Hotel. This will allow horse riders good access to the new NWB trail.
9.	There is a need for increased parking to accommodate mountain bike users and horse riders with appropriately sized parking to accommodate horse floats as well as sufficiently wide access into and out of the parking area. We often ride at Conningham reserve and their insufficient parking when more than three of us wish to ride together at some of the access points to the reserve. This can deter horse riders from using the trails if insufficient or if it is difficult to park. Consideration be given for a bike washing station/or decontamination station like can be found at council owned mountain bike parks with a maintenance or repair station similar to Meehan Range. Consideration for horse yards similar to those found on the Tangara Trail as this would encourage horse riders to be able to support the local business by enjoying lunch at the end of the ride as horses can be left unattended yet secure and not risk getting loose on the road.
10.	Hi, I live in Longley and have reviewed the draft masterplan for Longley Park, I believe the point 1 of remediation of the gravel area is a step in the wrong direction for the area, the gravel area would be better to stay and the perimeter tidied up so as to better facilitate larger vehicles visiting and also the ability for it to be a multi-use area.
11.	I would like to request that the vehicle parking area in Longley Park is extended to include more parking, along with horse float parking. This will enable horse riders to make use of the new North West Bay River trail.

12.	<p>Thank you for the opportunity to provide feedback on the 2022 Longley Reserves Recreation Master Plan. As residents of Mathews Rd already challenged by the large volume of waterhole associated traffic along the road, our strong feedback is that the proposal to consider erecting play equipment in the Recreation Ground should be disregarded as: a) parking in Mathews Rd Recreation Ground parking space is already under extreme pressure; and b) as toilets and bbq will be situated in the Longley Park, it is more logical for a playground to be situated there</p> <p>We realise this stage of the master plan concerns only the park but when it extends to the recreation ground, we would ideally like to see enclosed fencing +/- dog waste bags/ bins to offer visitors to the region (campers, users of the main park) and locals a safe space to exercise their dogs without threatening wildlife. We also envision that adult exercise equipment would be utilised in this space by locals as would a reconstructed cricket pitch.</p> <p>Careful consideration would be needed to ensure that any recreational ground enhancements did not put additional pressure on the limited parking available in Mathews Rd. In the short term, just a secure fence to enable locals and visitors to the park/ camp area to safely exercise their dogs would be a marked improvement to the recreation ground.</p>
13.	<p>I believe the plan has not adequately considered amenities for horses and riders that will utilize the North West Bay River Track currently under construction. I am concerned that this plan does not allow for adequate parking space in general and more specifically does not provide suitable horse float parking and area to load and unload and prepare horses to access the new track. I believe this to be a significant oversight that needs to be addressed. There are very few areas that adequately provide for horse riding in the Kingborough municipality and this will be a very popular resource for riders if it is planned appropriately.</p>
14.	<p>PLEASE, PLEASE, PLEASE retain an area for horse float parking so we can access the wonderful trail that TRAC and your staff have worked so hard to create! Riding on the roads in Kingston is so very fraught with danger due to ignorant, arrogant, uneducated, oblivious and self-entitled drivers that I just no longer wish to subject my horse (or I) to it. We would ABSOLUTELY love to be able to access trails like the North West Bay trail but need somewhere to safely (and inconveniently) park the car and float to do so. PLEASE consider us when making your final plans.</p>
15.	<p>It's come to my attention that we may lose safe areas for us who wish to utilise the trails in the area for horse riding. When considering plans please take in consideration of our vehicle parking. A designated horse float parking area would be wonderful, similar to what is provided at 5 Mile Beach. I'm hoping that horse riders will be considered in more future plans for trails. As its becoming more and more dangerous to ride on rural roads due to road users not fully understanding the road rules regarding travelling near livestock and horses.</p>

FRIENDS OF LONGLEY AREA GROUP (FLAG)

CARING FOR THE UPPER NORTHWEST BAY
RIVER CATCHMENT AND ITS COMMUNITIES

Address for correspondence

Mike Brough

broughmj@gmail.com

95 Millhouses Road, Longley, 7150

30 July 2027

Mr Gary Arnold
General Manager
Kingborough Council
Locked Bag 1
KINGSTON 7050

Dear Mr Arnold,

Longley Reserves Recreation Master Plan

The Friends of Longley-Area Group proposed a review of the Longley Reserves Recreation Master Plan (2010) in the context of community consultation associated with development of the Council's 2022/23 budget. Our submission was agreed, and funding provided, to undertake the proposed review during 2022/23.

As you are aware, consultants *Inspiring Place* were contracted to undertake the review and prepare a draft updated master plan for consideration by Council. FLAG and *Inspiring Place* representatives met on-site at the outset, with FLAG leading a guided tour of Longley Park and environs. We understand that *Inspiring Place* also consulted representatives from Longley International Hotel.

FLAG made detailed submissions to the review, both at the commencement and during the public consultation phase (following engaging with community members via email list which connects with around 200 community members). A key priority for FLAG and local communities for an updated master plan was, and remains, restoration and protection of the southernmost section of the park towards Sandfly Road. This part of the park is regularly misused, through unauthorised camping/vanning resulting in: substantial surface damage from, typically, large four-wheel drive vehicles and vans entering the area when the surface is soft from rainfall; casual toileting along the riverbank; and crowding-out of day users. At times over a dozen camp sites have been noted.

You are also aware that, in early 2022, Council made use of the southern part of the park to stockpile large quantities of road maintenance materials for transfer to works sites. Remediation, conducted on two separate occasions (at FLAG's request), has proved ineffective and worse, as three flood events resulted in freshly disturbed gravel being

spread by flood water over substantial grassed areas. We understand that further remediation would be considered in the context of master plan review outcomes.

In line with FLAG submissions, the draft version of the plan provided for public consultation recommended:

- the installation of bollards to restrict access to the southern section to maintenance and emergency vehicles, only (in line with the approach in place for the central park area); and
- “Remediate disturbed area back to grass. Remove crushed gravel and broadcast grass seed across area. Lay to rest.”

FLAG strongly supports these recommendations.

The draft master plan, incorporating these recommendations, remains on the Council website.

Following requests by FLAG on the likely timing of consideration of the draft master plan by Council, we were informed that changes to the recommendations concerning the park’s southern section had been made following submissions by the Trail Riders Action Club (TRAC) that provision be made for additional parking, including for loading/offloading horses and for parking of vehicles with horse floats. These submissions are premised on the Sandfly-Longley section of the North West Bay River Multi-use Track proceeding (a prospect that appears to have associated significant issues associated with funding, difficult river characteristics and access to multiple private land holdings).

The intended change is to discard the recommendations in the consultation draft and replace them with a proposal to use the park’s southern section as a horse float loading, turning and parking space.

Such a proposal, if agreed, would dominate the southern section and render it unsuitable for other recreational purposes. FLAG is also concerned that the loading/unloading of horses is incompatible with other nearby park facilities and uses, including the nearby children’s play area, picnicking, dog walking and the like. Furthermore, this area is unsuitable for maintaining a gravelled surface and any associated infrastructure due to the threat of flood damage, as amply demonstrated by the damage caused by the 2022 flood events.

If provision of horse float parking and associated activities is required, we respectfully suggest that other options, which may be suitable, be considered. In this regard, FLAG has separately provided suggestions which have been conveyed to Council officer Roy Langman.

Needless to say, FLAG strongly opposes the revised proposal and requests that the original recommendations for this section of the park be reinstated before the master plan is considered by Council. We and the community very strongly value Longley Park, with its natural values and beauty, as a community asset for enjoyment by residents and visitors alike. FLAG has been active, in partnership with Council, in the improvement of Longley Park, including members committing many hours to revegetation, weed removal and general maintenance. The installation of a public toilet at the park proceeded following FLAG submissions and successful application for funding in the 2022/23 budget. We and the community are dismayed at this last-minute proposal that would upend the consultants' original recommendations for remediation for the park's large southern section without general opportunity for input (we do, however, appreciate the opportunity now afforded to FLAG for input on this proposal).

Given that construction of the proposed Sandfly-Longley section of the multi-user track is likely several years away (and indeed may not proceed due to likely issues noted above) at the least we consider that the consultants' recommendations for remediating and limiting access should be adopted with any consideration for alternative uses deferred until concrete plans for the multi-user track's Sandfly-Longley section are in place.

In closing, again we cannot stress strongly enough that the proposed approach is rejected by FLAG and local communities. If implemented, the result would not only see the recommendations (both sought by FLAG and included in the initial draft master plan) for improvement abandoned but a further degradation of the park.

FLAG respectfully requests that the consultants' original recommendations be adopted and the proposal for horse float parking and loading be rejected.

Should you wish, FLAG representatives would be happy to meet with you to discuss.

Yours sincerely;

Mike Brough
Chairperson
Friends of Longley-Area Group

Copy: Ms Paula Wriedt, Mayor

16.4 PRIVATE WORKS POLICY 1.22**File Number: 12.283****Author: Anthony Verdouw, Executive Officer Engineering Services****Authoriser: David Reeve, Director Engineering Services****Strategic Plan Reference****Key Priority Area: 1** Encourage and support a safe, healthy and connected community.**Strategic Outcome: 1.1** A Council that engages with and enables its community.**1. PURPOSE**

- 1.1 The purpose of this report is to enable Council to consider the introduction of a Private Works Policy.

2. BACKGROUND

- 2.1 Council does not currently have a Private Works Policy in place.
- 2.2 Council occasionally undertakes private works on behalf of State Government agencies.

3. STATUTORY REQUIREMENTS

- 3.1 Under the provisions of S20 of the *Local Government Act 1993* Council is to provide for good government of the municipal area.

4. DISCUSSION

- 4.1 Good governance dictates that Council should have a Private Works Policy in place for those occasional times when it undertakes private works for State Government agencies or any other organisation.
- 4.2 The draft policy attached to this report provides a framework for performing private works that is applicable to everyone, transparent and consistent.
- 4.3 If adopted by Council the policy will apply to all private works undertaken by Council on behalf of any applicant. Works may include the supply of labour, materials, plant, and services.
- 4.4 It is important to note that priority for use of Council's plant, equipment, labour, and other resources is to be given to Council's own work program at all times. This approach is clearly articulated in the attached draft policy.
- 4.5 In addition, it is suggested that it should also be Council's preference that private works be undertaken by private contractors in the first instance. This approach is also clearly articulated in the attached draft policy.
- 4.6 It is understood that the Tasmanian Audit Office plan to issue best practise guidelines for Councils regarding private works in the future, at which time staff will review this policy to ensure alignment with Audit Office guidelines. In the interim the attached policy provides a broad and consistent framework for any private works requests.

5. FINANCE

5.1 No financial implications have been identified.

6. ENVIRONMENT

6.1 There are no environmental issues associated with this matter.

7. COMMUNICATION AND CONSULTATION

7.1 Subject to Council supporting the introduction of the policy it will be placed on Council's website and communicated publicly.

8. RISK

8.1 Not having a Private Works Policy in place could expose Council to financial and reputational risk.

9. CONCLUSION

9.1 Good governance dictates that Council should have a Private Works Policy in place for those occasional times when it undertakes private works for anyone.

10. RECOMMENDATION

That Council adopts the draft Private Works Policy 1.22 as attached to this report.

ATTACHMENTS

1. Private Works Policy 1.22



Private Works Policy

Policy No:	1.22
Approved by Council:	August 2023
New Review Date:	August 2025
Minute No:	TBA
ECM File No:	12.283
Version:	1.0
Responsible Officer:	Director Engineering Services
Strategic Plan Reference:	1.1 A Council that engages with and enables its community

1. POLICY STATEMENTS

- 1.1 This policy provides a framework for Council performing private works on behalf of individuals, organisations and businesses, including State Government Departments and service authorities.

2. DEFINITIONS

- 2.1 **“Council”** means Kingborough Council (the organisation).
- 2.2 **“Private works”** means the supply of Council’s labour, materials, plant, services, and any other resources where the provision of those services are beyond the role and responsibility of Council.
- 2.3 **“Major private works”** means any private works valued above \$50,000 (excl GST).
- 2.4 **“Minor private works”** means any private works valued at or below \$50,000 (excl GST).

3. OBJECTIVE

The purpose of this Policy is to:

- 3.1 Provide transparent and consistent guidelines for any circumstance where Council performs private works.
- 3.2 Ensure that all private works undertaken by Council are undertaken at market prices, ensuring an acceptable profit margin and full cost recovery to Kingborough Council that is consistent with the no advantage requirements of the *Local Government Act 1993* and anti-competitive requirements.

4. SCOPE

This policy applies to:

- 4.1 Private works undertaken by Council on behalf of individuals, private organisations and businesses. Works may include the supply of labour, materials, plant, services, and other resources.
- 4.2 Works undertaken by Council on behalf of State Government Departments and service authorities.

5. PROCEDURE (POLICY DETAIL)

- 5.1 Priority for use of Council’s plant, equipment, labour and other resources is to be given to Council’s own work program at all times, before entering into any private works arrangement.
- 5.2 It is Council’s preference that all private works be undertaken by private contractors in the first instance.
- 5.3 Requests for private works must be made in writing to the General Manager.
- 5.4 Council reserves the right to refuse a request for private works, specifically if it is deemed to be outside of Council’s capabilities or resource availability and with consideration to section 6.6.

6. GUIDELINES**State Government and service authorities**

- 6.1 Council occasionally undertakes works on behalf of State Government Departments or service authorities. Requests for these works will be evaluated on merit with consideration to community benefit and Council’s capability and resource availability to undertake the works requested.

- 6.2 Works undertaken on behalf of State Government Departments and service authorities must include full cost recovery to Council.
- 6.3 Works undertaken on behalf of State Government and service authorities will require the consent of the General Manager.

Other private works

- 6.4 Other minor private works (valued at or below \$50,000) will require the consent of the General Manager or relevant Department Manager.
- 6.5 Other major private works (valued above \$50,000) will require the consent of Council by resolution.
- 6.6 Major private works will only be considered in the following circumstances:
 - 6.6.1 There is no private contractor available to undertake the work; and
 - 6.6.2 The project would be of strategic economic, social or environmental benefit to the community; and
 - 6.6.3 The Staff and Council have the capacity to undertake the project; and
 - 6.6.4 It may provide a valuable training opportunity for the Staff.

Plant hire

- 6.7 Council will not hire out plant without an approved Council operator and in accordance with this Policy.
- 6.8 Council is responsible for the payment of Council operators engaged on private works. No other payment arrangements are permissible.

Works agreement

- 6.9 Council will only undertake private works following the execution of a works agreement for either a fixed price or a schedule of rates, with detailed scope of works, bill of quantities and terms of trade included.
- 6.10 For Major Private Works detailed design drawings, specifications and all required permits are to be provided to Council prior to commencement of works.
- 6.11 All private works will be authorised and costed according to Council's standard procedures and in strict alignment with this policy.
- 6.12 All private works are to be undertaken in accordance with Council's standard operating procedures and employee agreements and in compliance with Council's risk management and work health and safety procedures.

Conflict of interest

- 6.13 Council employees, elected members, volunteers, consultants and contractors must not gain any advantage when any private works are undertaken by Council and all provisions contained in this policy and Council's Employee Code of Conduct policy and Council's Conflicts of Interest policy apply.

7. COMMUNICATION

- 7.1 This Policy will be published on Council's internet and intranet sites.

8. LEGISLATION

- 8.1 *Local Government Act 1993*
- 8.1 *Competition and Consumer Act 2010*

9. RELATED DOCUMENTS

- 9.1 Kingborough Code for Tenders and Contracts Policy 3.12
- 9.2 Kingborough Risk Management Policy 3.10
- 9.3 Kingborough Work Health and Safety Policy 9.8
- 9.4 Kingborough Employee Code of Conduct Administrative Policy 9.14
- 9.5 Kingborough Conflicts of Interest Administrative Policy 1.13

10. AUDIENCE

- 10.1 This Policy is intended for Councillors, Council staff, and all external parties.

Public Copy

16.5 KINGBOROUGH COMMUNITY AWARDS SELECTION COMMITTEE

File Number: 5.533

Author: Julie Alderfox, Community Development Officer

Authoriser: Heather Salisbury, Acting Director Environment, Development & Community Services

Strategic Plan Reference

Key Priority Area: 1 Encourage and support a safe, healthy and connected community.

Strategic Outcome: 1.1 A Council that engages with and enables its community.

1. PURPOSE

- 1.1 The purpose of this report is to seek nominations from Councillors to form a selection committee to choose successful Kingborough Community Awards recipients for 2023.

2. BACKGROUND

- 2.1 Council's Policy for the Kingborough Community Awards states:

"Nominations for public awards are to be considered by a Selection Committee comprising the deputy Mayor and three Councillors. The Committee shall make a recommendation to council for resolution."

3. STATUTORY REQUIREMENTS

- 3.1 Council has no statutory obligations in relation to the establishment of this selection committee.

4. DISCUSSION

- 4.1 Nominations are sought for three Councillors to participate in the Kingborough Community Awards Selection Committee.
- 4.2 The Committee will be required to meet early October to allow for timely reporting to Council.
- 4.3 Recommendations for award recipients will then be presented in a report to Council in late October or early November.

5. FINANCE

- 5.1 There are no financial implications associated with this report.

6. ENVIRONMENT

- 6.1 There are no environmental considerations associated with this report.

7. COMMUNICATION AND CONSULTATION

- 7.1 The Kingborough Community Awards are being promoted from August through until October. Members of the community are invited to nominate candidates for recognition of their contribution to the civic and/or community life of Kingborough. The closing date for nominations is Monday 9 October.

8. RISK

8.1 There are no risks identified with this report.

9. CONCLUSION

9.1 Nominations are sought for three Councillors to participate in conjunction with the deputy Mayor, on the Kingborough Community Awards Selection Committee.

10. RECOMMENDATION

That Council appoints the following three Councillors to assist the Deputy Mayor in the assessment of candidates for the 2023 Kingborough Community Awards:

1. Cr
2. Cr
3. Cr

ATTACHMENTS

Nil

Public Copy

16.6 FINANCIAL REPORT - JULY 2023**File Number:** 10.47**Author:** Tim Jones, Acting Chief Financial Officer**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 provide the July 2023 financial report information to Council for review.

2. BACKGROUND

- 2.1 The attached report has been prepared based on current information with estimates being used where final information is not available.
- 2.2 July being the first month of the year, there are a number of minor variances related to information not being available at the time of undertaking the report.

3. STATUTORY REQUIREMENTS

- 3.1 There are no specific requirements under the *Local Government Act 1993* regarding financial reporting, however best practice would indicate that a monthly financial report is required to enable adequate governance of financial information.

4. DISCUSSION

- 4.1 The Summary Operating Statement contains several variances to the original budget. The following are the major variances and explanations:
- Rates are \$45k over budget due primarily to the general rate being \$22k over budget, the garbage collection \$15k over budget and the green waste collection \$14k over budget.
 - Statutory Fees and Fines are \$24k under budget due primarily to planning income of \$32k under budget offset by environmental health income of \$12k over budget.
 - Grants Recurrent income is \$85k over budget due to unspent grants from 2022/23 being carried forward to 2023/24.
 - Reimbursements is \$52k under budget to rate remissions for July being less than expected.
 - Employee Costs are \$91k under budget primarily due to the Enterprise Agreement increase being delayed to August 2023.
 - Materials and Services are \$124k under budget due primarily to timing differences in relation to the timing of expenditure against the budget.

- Depreciation is \$59k over budget due to the impact of the revaluation of stormwater assets in 2022/23 resulting in a 50% increase in value.
- Profit on sale of assets is \$190k over budget with \$176k relating to income received from the revenue share agreement on the sale of the first stage in Kingston Park.

4.2 Grants Capital is over budget by \$1.0m due to grants carried over from 2022/23, the largest being \$0.7m for the Transform Kingston project.

4.3 Council's cash and investments amount to \$12.1m at the end of the month, which is down \$10.5m from the July 2022 figure. Borrowings of \$16.7 million offset this amount.

5. FINANCE

5.1 Council's result for July 2023 is a \$33.5 million underlying surplus, which is a \$0.31m favourable variance on the budget for 2023/24. The forecast result for 2023/24 is an underlying deficit of \$238k due primarily to the impacts of the stormwater revaluation on depreciation expense.

6. ENVIRONMENT

6.1 There are no environmental issues associated with this matter.

7. COMMUNICATION AND CONSULTATION

7.1 The financial results for July 2023 are available for public scrutiny in the Council meeting agenda.

8. RISK

8.1 The result to July 2023 while above budget are primarily due to early expenditure delays.

9. CONCLUSION

9.1 Council financials are above budget for the first month of the new financial year.

9.2 Council is forecasting an underlying deficit for the full year.

10. RECOMMENDATION

That Council endorses the attached Financial Report as at 31 July 2023.

ATTACHMENTS

- 1. Financials July 2023**
- 2. Capital Report July 2023**



FINANCIAL REPORT

FOR THE PERIOD

1ST JULY, 2023

TO

31ST JULY, 2023

SUBMITTED TO COUNCIL

21ST AUGUST, 2023

KINGBOROUGH COUNCIL - July 2023

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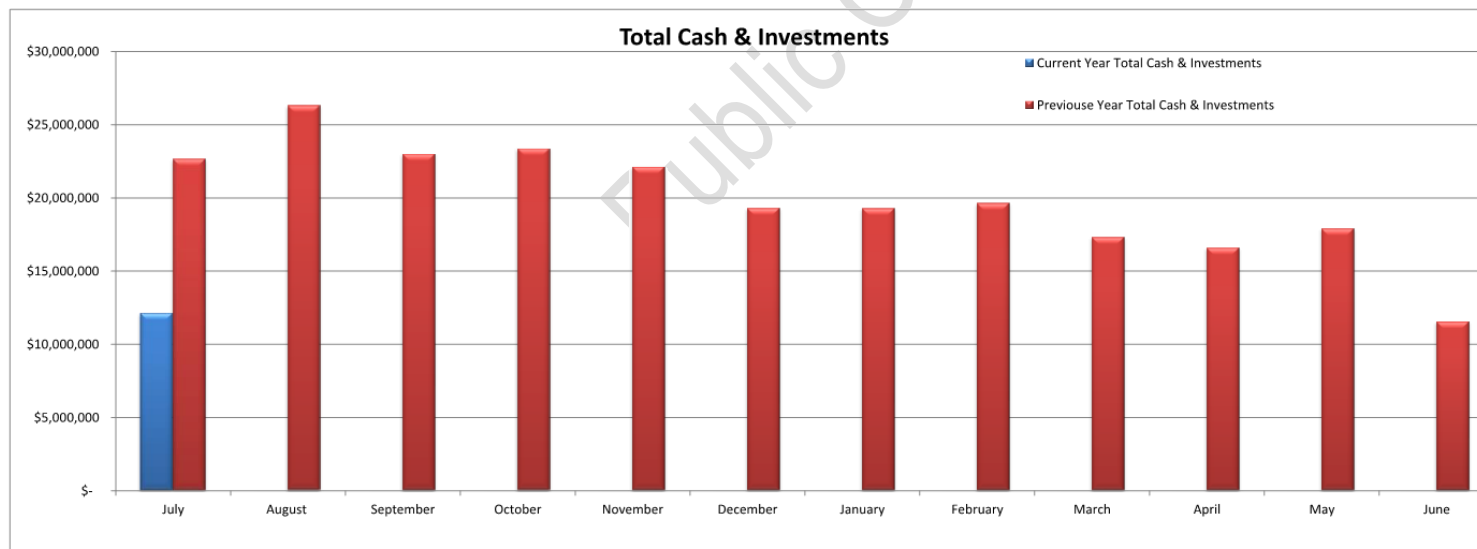
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KINGBOROUGH COUNCIL - July 2023

CASH BALANCES

Balance Type	July	August	September	October	November	December	January	February	March	April	May	June
Reserves	\$ 2,460,736	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Held in Trust	\$ 1,719,474											
Unexpended Capital Works*	\$ 1,222,745											
Current Year Total Committed Cash	\$ 5,402,955	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Previous Year Total Committed Cash	\$ 5,840,016	\$ 6,789,199	\$ 7,416,397	\$ 7,418,967	\$ 8,185,092	\$ 8,642,614	\$ 9,726,462	\$ 11,129,005	\$ 11,581,182	\$ 11,613,482	\$ 13,439,938	\$ 13,174,545
Uncommitted Funds	\$ 6,730,309	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Current Year Total Cash	\$ 12,133,264	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Previous Year Total Cash	\$ 22,650,806	\$ 26,297,444	\$ 22,991,651	\$ 23,355,485	\$ 22,118,994	\$ 19,292,435	\$ 19,279,548	\$ 19,625,884	\$ 17,306,239	\$ 16,581,339	\$ 17,891,355	\$ 11,541,718

*Unexpended Capital Works excludes Kingston Park expenditure



KINGBOROUGH COUNCIL - July 2023

CASH, INVESTMENTS & BORROWINGS

CASH ACCOUNTS	Interest Rate	Maturity Date	July	August	September	October	November	December	January	February	March	April	May	June
CBA - Overdraft Account	3.60%	Ongoing	\$ 2,105,067											
CBA - Applications Account	3.60%	Ongoing	\$ 3,495											
CBA - AR Account	3.60%	Ongoing	\$ 3,947											
CBA - Business Online Saver	4.15%	Ongoing	\$ 4,648,933											
Total Cash			\$ 6,761,442	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
INVESTMENTS														
Bendigo 5	5.00%	09-Oct-23	\$ 1,500,000											
Mystate 5	5.10%	09-Oct-23	\$ 1,532,548											
Tascorp HT	4.10%	Managed Trust	\$ 161,123											
Tascorp Cash Indexed	4.25%	Managed Trust	\$ 2,178,151											
Total Investments			\$ 5,371,822	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Current Year Total Cash & Investments			\$ 12,133,264	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Previous Year Cash & Investments			\$ 22,650,806	\$ 26,297,444	\$ 22,991,651	\$ 23,355,485	\$ 22,118,994	\$ 19,292,435	\$ 19,279,548	\$ 19,625,884	\$ 17,306,239	\$ 16,581,339	\$ 17,891,355	\$ 11,541,718
Borrowings														
Tascorp	3.47%	11-Oct-23	\$2,800,000											
Tascorp (Grant Funded)	2.13%	27-Jun-24	\$2,400,000											
Tascorp (Grant Funded)	1.99%	21-Jan-25	\$2,100,000											
Tascorp (Grant Funded)	1.10%	19-Jun-24	\$9,422,500											
			\$ 16,722,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -

KINGBOROUGH COUNCIL - July 2023

RESERVES

Accounts	July	August	September	October	November	December	January	February	March	April	May	June
Boronia Hill Reserve	\$ 10,733											
Car Parking	\$ 46,248											
Hall Equipment Replacement	\$ 72,416											
IT Equipment Replacement	\$ 220,711											
KSC Equipment Replacement	\$ 145,367											
Office Equipment Replacement	\$ 120,013											
Plant & Equipment Replacement	\$ 372,850											
Public Open Space	\$ 711,421											
Tree Preservation Reserve	\$ 760,976											
Unexpended Grants	\$ -											
Current Year Total Reserve	\$ 2,460,736	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Previous Year Total Reserve	\$ 3,171,178	\$ 3,371,968	\$ 2,992,671	\$ 2,997,893	\$ 3,078,821	\$ 2,879,919	\$ 2,881,967	\$ 2,888,160	\$ 2,889,055	\$ 2,738,651	\$ 2,728,574	\$ 3,866,525

KINGBOROUGH COUNCIL - July 2023 YTD

PUBLIC OPEN SPACE FUNDS

Opening Balance 01/07/2023		\$	711,421
<u>Add Contributions Received</u>			
Date	Details		
		\$	-
Closing Balance 31/07/2023		\$	711,421
Public Open Space Uncommitted Balance		\$	711,421

KINGBOROUGH COUNCIL - July 2023

BUDGET NOTES

RECONCILIATION OF ORIGINAL TO FORECAST BUDGET	
BUDGET UNDERLYING RESULT	11,950
Forecast Changes:	
Grants - FAGS above budget	250,000
Depreciation - Stormwater assets revaluation impact on depreciation	(500,000)
FORECAST UNDERLYING RESULT	(238,050)
Adjustments not affecting the Underlying Surplus:	
Grants Capital	4,200,000
Net Surplus.	6,661,950

Public Copy

KINGBOROUGH COUNCIL - July 2023

Summary Operating Statement All

	YTD Actuals	YTD Budget	YTD Variance	Annual Budget	Forecast Budget	Forecast Variance
Income						
Rates	36,169,805	36,124,900	44,905	36,490,000	36,490,000	0
Income Levies	2,004,018	1,972,000	32,018	1,972,000	1,972,000	0
Statutory Fees & Fines	227,478	251,240	(23,762)	2,279,000	2,279,000	0
User Fees	149,160	129,030	20,130	1,604,720	1,604,720	0
Grants Recurrent	105,993	20,830	85,163	3,094,100	3,344,100	250,000
Contributions - Cash	19,076	18,590	486	223,000	223,000	0
Reimbursements	1,177,901	1,230,080	(52,179)	1,240,000	1,240,000	0
Other Income	24,135	35,850	(11,715)	784,200	784,200	0
Internal Charges Income	18,333	18,330	3	220,000	220,000	0
Total Income	39,895,900	39,800,850	95,050	47,907,020	48,157,020	250,000
Expenses						
Employee Costs	2,129,289	2,220,090	90,801	18,067,964	18,067,964	0
Expenses Levies	0	0	0	1,972,000	1,972,000	0
Loan Interest	8,252	8,250	(2)	33,000	33,000	0
Materials and Services	1,080,757	1,204,390	123,633	12,239,526	12,239,526	0
Other Expenses	2,121,203	2,160,930	39,727	4,370,580	4,370,580	0
Internal Charges Expense	18,333	18,330	(3)	220,000	220,000	0
Total Expenses	5,357,834	5,611,990	254,156	36,903,070	36,903,070	0
Net Operating Surplus/(Deficit) before:	34,538,067	34,188,860	349,207	11,003,950	11,253,950	250,000
Depreciation	1,134,455	1,075,180	(59,275)	12,902,000	13,402,000	(500,000)
Loss/(Profit) on Disposal of Assets	(190,407)	0	190,407	500,000	500,000	0
Net Operating Surplus/(Deficit) before:	33,594,018	33,113,680	480,338	(2,398,050)	(2,648,050)	(250,000)
Interest	50,826	43,330	7,496	520,000	520,000	0
Dividends	0	0	0	1,440,000	1,440,000	0
Share of Profits/(Losses) of Invest. In Assoc	0	0	0	100,000	100,000	0
Investment Copping	0	0	0	350,000	350,000	0
NET OPERATING SURPLUS/(DEFICIT)	33,644,844	33,157,010	487,834	11,950	(238,050)	(250,000)
Grants Capital	1,024,416	0	1,024,416	1,700,000	1,700,000	0
Contributions - Non Monetary Assets	0	0	0	1,000,000	1,000,000	0
NET SURPLUS/(DEFICIT)	34,669,260	33,157,010	1,512,250	2,711,950	2,461,950	(250,000)
Underlying Result						
Profit on Sale of Land	(176,000)	0	(176,000)	0	0	0
UNDERLYING RESULT	33,468,844	33,157,010	311,834	11,950	(238,050)	(250,000)
TOTAL CASH GENERATED	32,510,389	32,081,830	428,559	12,913,950	13,163,950	250,000

KINGBOROUGH COUNCIL - July 2023

Summary Operating Statement Governance

	YTD Actuals	YTD Budget	YTD Variance	Annual Budget	Forecast Budget	Forecast Variance
Income						
Rates	29,306,613	29,284,000	22,613	29,580,000	29,580,000	0
Income Levies	2,004,018	1,972,000	32,018	1,972,000	1,972,000	0
Statutory Fees & Fines	0	0	0	0	0	0
User Fees	8,200	7,920	280	95,000	95,000	0
Grants Recurrent	0	0	0	2,760,000	2,760,000	0
Contributions - Cash	10,777	11,670	(893)	140,000	140,000	0
Reimbursements	1,177,901	1,230,080	(52,179)	1,240,000	1,240,000	0
Other Income	(230)	170	(400)	352,000	352,000	0
Internal Charges Income	0	0	0	0	0	0
Total Income	32,507,279	32,505,840	1,439	36,139,000	36,139,000	0
Expenses						
Employee Costs	50,094	47,860	(2,234)	419,260	419,260	0
Expenses Levies	0	0	0	1,972,000	1,972,000	0
Loan Interest	0	0	0	0	0	0
Materials and Services	29,808	121,600	91,792	211,200	211,200	0
Other Expenses	1,450,600	1,330,970	(119,630)	2,434,000	2,434,000	0
Internal Charges Expense	0	0	0	0	0	0
Total Expenses	1,530,503	1,500,430	(30,073)	5,036,460	5,036,460	0
Net Operating Surplus/(Deficit) before:	30,976,777	31,005,410	(28,633)	31,102,540	31,102,540	0
Depreciation	22,713	19,580	(3,133)	235,000	235,000	0
Loss/(Profit) on Disposal of Assets	(190,407)	0	190,407	500,000	500,000	0
Net Operating Surplus/(Deficit) before:	31,144,470	30,985,830	158,640	30,367,540	30,367,540	0
Interest	0	0	0	0	0	0
Dividends	0	0	0	1,440,000	1,440,000	0
Share of Profits/(Losses) of Invest. In Assoc	0	0	0	100,000	100,000	0
Investment Copping	0	0	0	350,000	350,000	0
NET OPERATING SURPLUS/(DEFICIT)	31,144,470	30,985,830	158,640	32,257,540	32,257,540	0
Grants Capital	1,024,416	0	1,024,416	1,700,000	1,700,000	0
Contributions - Non Monetary Assets	0	0	0	1,000,000	1,000,000	0
Initial Recognition of Infrastructure Assets	0	0	0	0	0	0
NET SUPRPLUS/(DEFICIT)	32,168,886	30,985,830	1,183,056	34,957,540	34,957,540	0
TOTAL CASH GENERATED	31,121,757	30,966,250	155,507	32,022,540	32,022,540	0

KINGBOROUGH COUNCIL - July 2023

Summary Operating Statement Business Services

	YTD Actuals	YTD Budget	YTD Variance	Annual Budget	Forecast Budget	Forecast Variance
Income						
Rates	0	0	0	0	0	0
Income Levies	0	0	0	0	0	0
Statutory Fees & Fines	18,029	23,330	(5,302)	280,000	280,000	0
User Fees	0	0	0	0	0	0
Grants Recurrent	0	0	0	0	0	0
Contributions - Cash	0	0	0	0	0	0
Reimbursements	0	0	0	0	0	0
Other Income	4,166	11,330	(7,164)	136,000	136,000	0
Internal Charges Income	12,500	12,500	0	150,000	150,000	0
Total Income	34,695	47,160	(12,466)	566,000	566,000	0
Expenses						
Employee Costs	353,416	358,080	4,664	3,143,180	3,143,180	0
Expenses Levies	0	0	0	0	0	0
Loan Interest	8,252	8,250	(2)	33,000	33,000	0
Materials and Services	273,295	119,210	(154,085)	890,700	890,700	0
Other Expenses	587,101	668,970	81,869	1,257,800	1,257,800	0
Internal Charges Expense	0	0	0	0	0	0
Total Expenses	1,222,064	1,154,510	(67,554)	5,324,680	5,324,680	0
Net Operating Surplus/(Deficit) before:	(1,187,370)	(1,107,350)	(80,020)	(4,758,680)	(4,758,680)	0
Depreciation	18,381	21,700	3,319	260,400	260,400	0
Loss/(Profit) on Disposal of Assets	0	0	0	0	0	0
Net Operating Surplus/(Deficit) before:	(1,205,751)	(1,129,050)	(76,701)	(5,019,080)	(5,019,080)	0
Interest	50,826	43,330	7,496	520,000	520,000	0
Dividends	0	0	0	0	0	0
Share of Profits/(Losses) of Invest. In Assoc	0	0	0	0	0	0
Investment Copping	0	0	0	0	0	0
NET OPERATING SURPLUS/(DEFICIT)	(1,154,925)	(1,085,720)	(69,205)	(4,499,080)	(4,499,080)	0
Grants Capital	0	0	0	0	0	0
Contributions - Non Monetary Assets	0	0	0	0	0	0
Initial Recognition of Infrastructure Assets	0	0	0	0	0	0
NET SUPRPLUS/(DEFICIT)	(1,154,925)	(1,085,720)	(69,205)	(4,499,080)	(4,499,080)	0
TOTAL CASH GENERATED	(1,136,544)	(1,064,020)	(72,524)	(4,238,680)	(4,238,680)	0

KINGBOROUGH COUNCIL - July 2023

Summary Operating Statement Governance & Property Services

	YTD Actuals	YTD Budget	YTD Variance	Annual Budget	Forecast Budget	Forecast Variance
Income						
Rates	0	0	0	0	0	0
Income Levies	0	0	0	0	0	0
Statutory Fees & Fines	101,726	100,420	1,306	469,000	469,000	0
User Fees	123,499	106,470	17,029	1,334,120	1,334,120	0
Grants Recurrent	23,612	20,830	2,782	250,000	250,000	0
Contributions - Cash	0	0	0	0	0	0
Reimbursements	0	0	0	0	0	0
Other Income	6,922	6,830	92	82,000	82,000	0
Internal Charges Income	0	0	0	0	0	0
Total Income	255,759	234,550	21,209	2,135,120	2,135,120	0
Expenses						
Employee Costs	396,177	394,460	(1,717)	3,466,061	3,466,061	0
Expenses Levies	0	0	0	0	0	0
Loan Interest	0	0	0	0	0	0
Materials and Services	94,614	142,000	47,386	1,404,050	1,404,050	0
Other Expenses	36,301	20,140	(16,161)	136,900	136,900	0
Internal Charges Expense	0	0	0	0	0	0
Total Expenses	527,092	556,600	29,508	5,007,011	5,007,011	0
Net Operating Surplus/(Deficit) before:	(271,333)	(322,050)	50,717	(2,871,891)	(2,871,891)	0
Depreciation	93,187	85,300	(7,887)	1,023,600	1,023,600	0
Loss/(Profit) on Disposal of Assets	0	0	0	0	0	0
Net Operating Surplus/(Deficit) before:	(364,520)	(407,350)	42,830	(3,895,491)	(3,895,491)	0
Interest	0	0	0	0	0	0
Dividends	0	0	0	0	0	0
Share of Profits/(Losses) of Invest. In Assoc	0	0	0	0	0	0
Investment Copping	0	0	0	0	0	0
NET OPERATING SURPLUS/(DEFICIT)	(364,520)	(407,350)	42,830	(3,895,491)	(3,895,491)	0
Grants Capital	0	0	0	0	0	0
Contributions - Non Monetary Assets	0	0	0	0	0	0
Initial Recognition of Infrastructure Assets	0	0	0	0	0	0
NET SUPRPLUS/(DEFICIT)	(364,520)	(407,350)	42,830	(3,895,491)	(3,895,491)	0
TOTAL CASH GENERATED	(271,333)	(322,050)	34,943	(2,871,891)	(2,871,891)	0

KINGBOROUGH COUNCIL - July 2023

Summary Operating Statement Environment, Development & Community Services

	YTD Actuals	YTD Budget	YTD Variance	Annual Budget	Forecast Budget	Forecast Variance
Income						
Rates	0	0	0	0	0	0
Income Levies	0	0	0	0	0	0
Statutory Fees & Fines	107,723	127,490	(19,767)	1,530,000	1,530,000	0
User Fees	6,750	6,850	(100)	82,200	82,200	0
Grants Recurrent	82,381	0	82,381	84,100	84,100	0
Contributions - Cash	8,299	6,670	1,629	80,000	80,000	0
Reimbursements	0	0	0	0	0	0
Other Income	5,185	4,580	605	55,000	55,000	0
Internal Charges Income	0	0	0	0	0	0
Total Income	210,338	145,590	64,748	1,831,300	1,831,300	0
Expenses						
Employee Costs	655,588	680,430	24,842	5,972,081	5,972,081	0
Expenses Levies	0	0	0	0	0	0
Loan Interest	0	0	0	0	0	0
Materials and Services	64,860	92,770	27,910	1,094,000	1,094,000	0
Other Expenses	35,587	73,920	38,333	376,680	376,680	0
Internal Charges Expense	0	0	0	0	0	0
Total Expenses	764,333	847,120	82,787	7,442,761	7,442,761	0
Net Operating Surplus/(Deficit) before:	(553,996)	(701,530)	147,534	(5,611,461)	(5,611,461)	0
Depreciation	15,890	14,340	(1,550)	172,000	172,000	0
Loss/(Profit) on Disposal of Assets	0	0	0	0	0	0
Net Operating Surplus/(Deficit) before:	(569,886)	(715,870)	145,984	(5,783,461)	(5,783,461)	0
Interest	0	0	0	0	0	0
Dividends	0	0	0	0	0	0
Share of Profits/(Losses) of Invest. In Assoc	0	0	0	0	0	0
Investment Copping	0	0	0	0	0	0
NET OPERATING SURPLUS/(DEFICIT)	(569,886)	(715,870)	145,984	(5,783,461)	(5,783,461)	0
Grants Capital	0	0	0	0	0	0
Contributions - Non Monetary Assets	0	0	0	0	0	0
Initial Recognition of Infrastructure Assets	0	0	0	0	0	0
NET SUPRPLUS/(DEFICIT)	(569,886)	(715,870)	145,984	(5,783,461)	(5,783,461)	0
TOTAL CASH GENERATED	(553,996)	(701,530)	147,534	(5,611,461)	(5,611,461)	0

KINGBOROUGH COUNCIL - July 2023

Summary Operating Statement Infrastructure Services

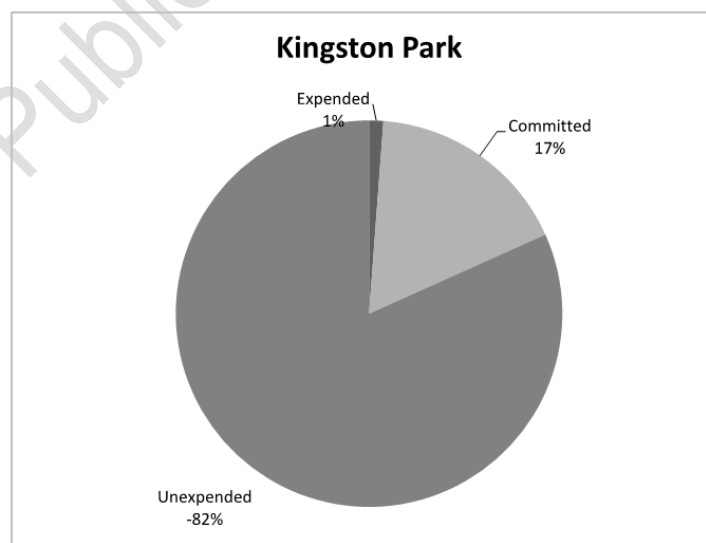
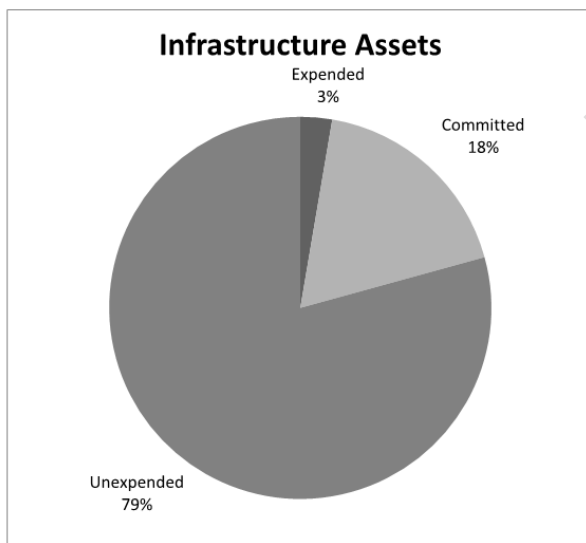
	YTD Actuals	YTD Budget	YTD Variance	Annual Budget	Forecast Budget	Forecast Variance
Income						
Rates	6,863,193	6,840,900	22,293	6,910,000	6,910,000	0
Income Levies	0	0	0	0	0	0
Statutory Fees & Fines	0	0	0	0	0	0
User Fees	10,711	7,790	2,921	93,400	93,400	0
Grants Recurrent	0	0	0	0	0	0
Contributions - Cash	0	250	(250)	3,000	3,000	0
Reimbursements	0	0	0	0	0	0
Other Income	8,093	12,940	(4,847)	159,200	159,200	0
Internal Charges Income	5,833	5,830	3	70,000	70,000	0
Total Income	6,887,830	6,867,710	20,120	7,235,600	7,235,600	0
Expenses						
Employee Costs	674,013	739,260	65,247	5,070,432	5,070,432	0
Expenses Levies	0	0	0	0	0	0
Loan Interest	0	0	0	0	0	0
Materials and Services	618,180	728,810	110,630	8,641,526	8,641,526	0
Other Expenses	11,614	66,930	55,316	165,200	165,200	0
Internal Charges Expense	18,333	18,330	(3)	220,000	220,000	0
Total Expenses	1,322,140	1,553,330	231,190	14,097,158	14,097,158	0
Net Operating Surplus/(Deficit) before:	5,565,689	5,314,380	251,309	(6,861,558)	(6,861,558)	0
Depreciation	984,283	934,260	(50,023)	11,211,000	11,211,000	0
Loss/(Profit) on Disposal of Assets	0	0	0	0	0	0
Net Operating Surplus/(Deficit) before:	4,581,406	4,380,120	201,286	(18,072,558)	(18,072,558)	0
Interest	0	0	0	0	0	0
Dividends	0	0	0	0	0	0
Share of Profits/(Losses) of Invest. In Assoc	0	0	0	0	0	0
Investment Copping	0	0	0	0	0	0
NET OPERATING SURPLUS/(DEFICIT)	4,581,406	4,380,120	201,286	(18,072,558)	(18,072,558)	0
Grants Capital	0	0	0	0	0	0
Contributions - Non Monetary Assets	0	0	0	0	0	0
Initial Recognition of Infrastructure Assets	0	0	0	0	0	0
NET SUPRPLUS/(DEFICIT)	4,581,406	4,380,120	201,286	(18,072,558)	(18,072,558)	0
TOTAL CASH GENERATED	3,597,123	3,445,860	151,263	(6,861,558)	(6,861,558)	0

**KINGBOROUGH COUNCIL
CAPITAL EXPENDITURE TO 31/07/2023**

EXPENDITURE BY ASSET TYPE

	Budget					Actual			Remaining
	Carry Forward	Annual Budget	Grants Received	IMG Adjustments	Total	Actual	Commitments	Total	
Roads	4,669,129	6,992,500	-	-	11,661,629	335,878	3,164,393	3,500,271	8,161,358
Stormwater	1,340,416	1,776,500	-	-	3,116,916	172,023	45,723	217,746	2,899,170
Property	2,740,209	4,044,200	-	-	6,784,409	70,026	667,470	737,496	6,046,913
Other	60,406	-	-	-	60,406	1,275	24,840	26,115	34,291
Sub total	8,810,160	12,813,200	-	-	21,623,360	579,202	3,902,425	4,481,627	17,141,733
Kingston Park	(1,367,667)	-	-	-	(1,367,667)	25,543	368,740	394,282	(1,761,949)
City Deal Funding	174,884	-	-	-	174,884	914,997	220,257	1,135,254	(960,370)
Local Roads and Community Infrastructure to Operational Expenditure	-	-	-	-	-	-	-	-	-
Grand Total	7,617,377	12,813,200	-	-	20,430,577	1,519,742	4,491,422	6,011,164	14,419,413

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KINGBOROUGH COUNCIL
CAPITAL EXPENDITURE TO 31/07/2023

Closed	Capital Project No.	Description	Department	Renewal, Upgrade, or New	Budget						Actual			
					Carry Forward	Annual Budget	Grants Rec., POS Funding Council decision	On costs allocated	IMG Adjustments	Total	Actual	Commitments	Total	Remaining
KINGSTON PARK														
1	KP	Overall Project budget	Kingston Park	New	-					-	-	-	-	-
2	TRUE C00688	KP Goshawk Way Construction	Kingston Park	New	-			-		-	-	-	-	-
3	FALSE C00689	KP Pardalote Parade Design & Construction	Kingston Park	New	-			-		-	-	-	-	-
4	TRUE C00690	KP Community Hub Design	Kingston Park	New	-			-		-	-	-	-	-
5	FALSE C00691	KP Open Space Design (Playstreet)	Kingston Park	New	-			-		-	-	-	-	-
6	TRUE C01606	KP Parking Strategy	Kingston Park	New	-			-		-	-	-	-	-
7	TRUE C03179	KP Temporary Car Park	Kingston Park	New	-			-		-	-	-	-	-
8	TRUE C01618	KP Goshawk Way Construction Stage 1A	Kingston Park	New	-			-		-	-	-	-	-
9	FALSE C01627	KP Site - Land Release Strategy	Kingston Park	New	(4,439)			-		(4,439)	3,534	-	3,534	(7,973)
10	FALSE C01628	KP Site - General Expenditure	Kingston Park	New	(26,666)			-		(26,666)	14,380	-	14,380	(41,046)
11	TRUE C03068	Kingston Park Operational Expenditure	Kingston Park	New	-			-		-	-	-	-	-
12	TRUE C03069	KP Community Hub Construction	Kingston Park	New	-			-		-	-	-	-	-
13	TRUE C03175	KP Community Hub Plant & Equipment	Kingston Park	New	-			-		-	-	-	-	-
14	FALSE C03173	KP Public Open Space - Playground	Kingston Park	New	(15,741)			-		(15,741)	-	-	-	(15,741)
15	FALSE C03277	KP Public Open Space - Stage 2	Kingston Park	New	(636,066)			-		(636,066)	(53,710)	39,085	(14,625)	(621,442)
16	KP3	KP Playground Stage 2 Security Cameras	Kingston Park	New	70,000			-		70,000	-	-	-	70,000
17	KP1	KP Public Open Space - Stage 2 LRCI2	Kingston Park	New	-			-		-	-	-	-	-
18	KP2	KP Public Open Space - Stage 3 LRCI3	Kingston Park	New	-			-		-	-	-	-	-
19	TRUE C03504	KP Playground Security Cameras	Kingston Park	New	-			-		-	-	-	-	-
20	FALSE C03293	Pardalote Parade Northern Section (TIP)	Kingston Park	New	9,529			-		9,529	-	-	-	9,529
21	FALSE C03278	KP Perimeter shared footpath	Kingston Park	New	-			-		-	-	-	-	-
22	TRUE C03174	KP Public Open Space - Hub link to Playground	Kingston Park	New	-			-		-	-	-	-	-
23	FALSE C03279	KP Goshawk Way Stage 1B	Kingston Park	New	41,828			-		41,828	54,353	290,042	344,395	(302,567)
24	FALSE C03532	John St Roundabout Upgrade (T'ferred to C03279)	Kingston Park	New	-			-		-	-	-	-	-
25	TRUE C03306	KP Sparrowhawk St Design and Construct	Kingston Park	New	-			-		-	-	30,003	30,003	(30,003)
26	FALSE C03280	KP Stormwater wetlands	Kingston Park	New	(806,112)			-		(806,112)	6,985	9,610	16,595	(822,707)
27								-		-	-	-	-	-
28					(1,367,667)	-	-	-	-	(1,367,667)	25,543	368,740	394,282	(1,761,949)
29														
30	CITY DEAL FUNDING													
31														
	G10034	City Deal Funding - \$5.9m to come (Funding \$7,900,000 to come \$5.9m - paid 2020/21 \$2.0m, 2021/22 \$2m, 2022/23 \$3.4, 2023/24 \$0.5m)			2,569,280			-		2,569,280	-	-	-	2,569,280
32														
33	Place	Place Strategy development	Expenditure in C03107 Channel Hwy 2019/20		-			-		-	-	-	-	-
34	FALSE C03530	Kingston Bus Interchange	New		788,950			-		788,950	-	-	-	788,950
35	CD2	Other initiatives to be determined			-			-		-	-	-	-	-
36	CD3	Whitewater Creek Track - construct			-			-		-	-	-	-	-
37	FALSE C03524	Channel Highway Vic 15-45 - Design		Upgrade	(187,576)			-		(187,576)	18,203	75,853	94,056	(281,632)
38	FALSE C03525	Channel Highway Vic 15-45 - Construct		80% R / 20% N	(2,455,992)			-		(2,455,992)	896,795	144,404	1,041,198	(3,497,190)
39	FALSE C03526	Fantail Parade Walkway - design		New	50,000			-		50,000	-	-	-	50,000
40	FALSE C03523	Property purchase - 40 Channel Hwy		New	(589,778)			-		(589,778)	-	-	-	(589,778)
41	G80001	Transform Kingston Program	in Operational expenditure		-			-		-	in Operational expenditure			
42	CD8	John St Roundabout Upgrade			-			-		-	in Kingston Park above C03532			
43	G80002	Kingborough Bicycle Plan	in Operational expenditure		-			-		-	in Operational expenditure			
44					-			-		-	-	-	-	-

KINGBOROUGH COUNCIL
CAPITAL EXPENDITURE TO 31/07/2023

Closed	Capital Project No.	Description	Department	Renewal, Upgrade, or New	Budget						Actual			Remaining
					Carry Forward	Annual Budget	Grants Rec., POS Funding Council decision	On costs allocated	IMG Adjustments	Total	Actual	Commitments	Total	
45					174,884	-	-	-	-	174,884	914,997	220,257	1,135,254	(960,370)
46														
47		LOCAL ROADS & COMMUNITY INFRASTRUCTURE Phase 3												
48														
49					-			-	-	-	-	-	-	-
50					-			-	-	-	-	-	-	-
51														
52					-	-	-	-	-	-	-	-	-	-
53														
54	FALSE	C03326	Kingston Beach Oval Changerooms Upgrade	Property	Upgrade	451,216	-	-	-	451,216	-	16,250	16,250	434,966
55	FALSE	C03341	Woodbridge Hall Toilet Upgrade	Property	Renewal	78,489	-	-	-	78,489	400	88,182	88,582	(10,093)
56	FALSE	C03455	Alamo Close Play Space and Parkland Works	Property	New	216,008	-	-	-	216,008	-	8,698	8,698	207,311
57	FALSE	C03460	Dru Point Playground Upgrade	Property	50% R / 50% U	255,568	-	-	-	255,568	4,496	617	5,113	250,455
58	FALSE	C03468	Margate Hall Disability Toilet	Property	Upgrade	(5,742)	-	-	-	(5,742)	-	-	-	(5,742)
59	FALSE	C03469	Margate Hall Access Ramp	Property	New	16,000	-	-	-	16,000	-	-	-	16,000
60	FALSE	C03470	North West Bay River Multi-Use Trail - Stage 1	Property	New	1,349	-	-	-	1,349	1,059	211	1,270	79
61	TRUE	C03472	Taroona Hall Upgrade	Property	Upgrade	-	21,500	-	-	21,500	-	-	-	21,500
62	FALSE	C03475	Willowbend Park Playground Upgrade	Property	Upgrade	137,115	-	-	-	137,115	-	-	-	137,115
63	FALSE	C03476	Public Place Recycling - Blackmans Bay Beach	Property	New	(119)	-	-	-	(119)	6,490	-	6,490	(6,609)
64	FALSE	C03425	Whitewater Creek Track Rehabilitation - Stage 1	Property	50% R / 50% U	(9,253)	-	-	-	(9,253)	52	24,088	24,140	(33,393)
65	FALSE	C03458	Works Depot Toilet & Washroom Facilities	Property	Renewal	(2,500)	30,000	-	-	27,500	-	-	-	27,500
66	FALSE	C03473	Taroona Beach Foreshore Toilet	Property	Renewal	301,108	-	-	-	301,108	36,600	252,301	288,902	12,206
67	FALSE	C03546	Civic Centre HVAC System Upgrade - Design Only	Property	Renewal	30,000	550,000	-	-	580,000	-	-	-	580,000
68	FALSE	C03547	Gormley Park Changerooms Upgrade	Property	New	100,000	-	-	-	100,000	-	-	-	100,000
69	FALSE	C03550	Gormley Park Oval Upgrade	Property	New	(6,497)	-	-	-	(6,497)	83	-	83	(6,580)
70	FALSE	C03521	Leslie Vale Oval Upgrade	Property	New	7,835	-	-	-	7,835	74	-	74	7,761
71	FALSE	C03552	Kingston Mountain Bike Park Carpark	Property	Renewal	39,216	-	-	-	39,216	-	-	-	39,216
72	FALSE	C03553	Dog Bag Dispenser Renewal	Property	Renewal	46,533	-	-	-	46,533	7,517	-	7,517	39,016
73	FALSE	C03314	Silverwater Park Upgrade	Property	Upgrade	277,610	-	-	-	277,610	709	42,980	43,689	233,921
74	FALSE	C03554	Twin Ovals to Spring Farm Connector Track	Property	New	127,434	-	-	-	127,434	1,565	144,682	146,247	(18,813)
75	FALSE	C03555	Spring Farm Track to Whitewater Creek	Property	New	238,848	-	-	-	238,848	2,096	-	2,096	236,752
76	FALSE	C03595	Playground at Spring Farm or Whitewater Park	Property	New	189,065	-	-	-	189,065	-	12,036	12,036	177,029
77	FALSE	C03596	Electric Vehicle Charging Station Civic Centre	Property	New	30,000	-	-	-	30,000	-	-	-	30,000
78	FALSE	C03610	Mt Royal Park Upgrade	Property	Upgrade	178,422	-	-	-	178,422	-	12,640	12,640	165,782
79	FALSE	C03612	Works Depot Native Nursery upgrade	Property	Upgrade	-	25,000	-	-	25,000	-	-	-	25,000
80	FALSE	C03613	KSC Fitness Centre Access DDA Compliant - Design Only	Property	Upgrade	-	25,000	-	-	25,000	680	-	680	24,320
81	FALSE	C03614	Snug Foreshore Toilet Upgrade	Property	Upgrade	-	250,000	-	-	250,000	1,356	-	1,356	248,644
82	FALSE	C03615	Kellaway Park Clubrooms Electrical Upgrade	Property	Upgrade	-	10,200	-	-	10,200	-	-	-	10,200
83	FALSE	C03616	Kingborough Community Hub Upgrade & Signage	Property	Upgrade	-	250,000	-	-	250,000	-	-	-	250,000
84	FALSE	C03617	KSC Fitness Centre Multi-Access Toilet Upgrade	Property	Upgrade	-	356,400	-	-	356,400	2,750	-	2,750	353,650
85	FALSE	C03618	KSC Rear Landscaping & Accessibility Upgrade	Property	Upgrade	-	360,000	-	-	360,000	-	-	-	360,000
86	FALSE	C03619	KSC Ground Floor Multi-Access Toilet Upgrade	Property	Upgrade	-	50,000	-	-	50,000	-	-	-	50,000
87	FALSE	C03620	Kingston Mountain Bike Toilet	Property	New	-	110,000	-	-	110,000	661	-	661	109,339
88	FALSE	C03621	Twin Ovals Machinery Shed	Property	New	-	70,000	-	-	70,000	-	-	-	70,000
89	FALSE	C03622	Barretta Transfer Station Vehicle Storage Shed	Property	New	-	374,000	-	-	374,000	2,210	-	2,210	371,790
90	FALSE	C03623	Adventure Bay Community Hall Kitchen Upgrade	Property	Upgrade	-	6,000	-	-	6,000	-	-	-	6,000
91	FALSE	C03624	Snug Community Hall Upgrade	Property	Upgrade	-	250,000	-	-	250,000	-	-	-	250,000
92	FALSE	C03625	Kettering Cricket Club Changerooms	Property	Upgrade	-	10,000	-	-	10,000	-	-	-	10,000
93	FALSE	C03626	Kingston Beach Accessibility Matting	Reserves	Upgrade	-	16,000	-	-	16,000	-	-	-	16,000

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Closed	Capital Project No.	Description	Department	Renewal, Upgrade, or New	Budget						Actual			Remaining
					Carry Forward	Annual Budget	Grants Rec., POS Funding Council decision	On costs allocated	IMG Adjustments	Total	Actual	Commitments	Total	
94	FALSE	C03627	Woodbridge Oval Upgrade	Reserves	Upgrade	-	200,000	-	-	200,000	-	-	-	200,000
95	FALSE	C03628	Snug Oval Cricket Net Replacement	Reserves	Renewal	-	80,000	-	-	80,000	-	-	-	80,000
96	FALSE	C03629	Snug Foreshore tennis court refurbishment (POS)	Reserves	Renewal	-	39,000	-	-	39,000	-	-	-	39,000
97	FALSE	C03630	McKenzies Road - Leslie Vale Track Upgrade - Stage 2 (P	Reserves	Upgrade	-	96,000	-	-	96,000	-	-	-	96,000
98	FALSE	C03631	Picket Hill Track Upgrade (POS)	Reserves	Upgrade	-	57,000	-	-	57,000	-	-	-	57,000
99	FALSE	C03632	North West Bay Trail Feasibility - Stage 2	Reserves	New	-	20,800	-	-	20,800	-	-	-	20,800
100	FALSE	C03633	KSC Connector Track from Coop Court - DA	Reserves	New	-	10,000	-	-	10,000	-	-	-	10,000
101	FALSE	C03634	Kelvedon Park Drainage Upgrade	Reserves	Upgrade	-	208,800	-	-	208,800	671	-	671	208,129
102	FALSE	C03635	Kingston Beach RSL Memorial	Reserves	Renewal	-	7,500	-	-	7,500	-	-	-	7,500
103	FALSE	C03636	Taroona Foreshore Track Upgrade (POS)	Reserves	Upgrade	-	12,000	-	-	12,000	-	-	-	12,000
104	FALSE	C03637	Barretta Reserve Parking Upgrade (POS)	Reserves	Upgrade	-	15,000	-	-	15,000	-	-	-	15,000
105	FALSE	C03638	Hinsby Road Foreshore Access Upgrade - Design Only	Reserves	Upgrade	-	30,000	-	-	30,000	-	-	-	30,000
106	FALSE	C03639	Kingston Wetlands Access Upgrade (POS)	Reserves	Upgrade	-	269,000	-	-	269,000	307	-	307	268,693
107	FALSE	C03640	Sherburd Oval cricket net replacement	Reserves	Renewal	-	100,000	-	-	100,000	-	-	-	100,000
108	FALSE	C03641	Kingston Netball Access Road Improvements	Reserves	Renewal	-	65,000	-	-	65,000	249	41,929	42,178	22,822
109	FALSE	C03642	Taroona Bowls & Tennis Club Carpark - Design	Reserves	Renewal	-	30,000	-	-	30,000	-	-	-	30,000
110	FALSE	C03643	KSC Netball Court Resurfacing	Reserves	Renewal	-	40,000	-	-	40,000	-	-	-	40,000
111														
112	TRUE	C90016	Community Halls Security Systems Upgrade	Property	Upgrade	25,000	-	-	-	25,000	-	-	-	25,000
113	FALSE	C03599	Kingston Beach Hall Security Upgrade	Property	Upgrade	9,640	-	-	-	9,640	-	9,640	9,640	-
114	FALSE	C03600	Blackmans Bay Hall Security Upgrade	Property	Upgrade	(260)	-	-	-	(260)	-	5,090	5,090	(5,350)
115	FALSE	C03601	Margate Hall Security Upgrade	Property	Upgrade	3,706	-	-	-	3,706	-	3,706	3,706	-
116	FALSE	C03602	Sandfly Hall Security Upgrade	Property	Upgrade	4,418	-	-	-	4,418	-	4,419	4,419	(1)
117														
118					2,740,209	4,044,200	-	-	-	6,784,409	70,026	667,470	737,496	6,046,913
119														
120	FALSE	C03130	Multi-function devices - CC, Depot, KSC etc	IT	Renewal	-	-	-	-	-	-	-	-	-
121	FALSE	C00613	Purchase IT Equipment	IT	New	-	-	-	-	-	-	3,616	3,616	(3,616)
122	FALSE	C00672	Digital Local Government Program	IT	New	60,406	-	-	-	60,406	-	-	-	60,406
123	FALSE	C01602	Financial Systems Replacement	IT	Renewal	-	-	-	-	-	-	20,716	20,716	(20,716)
124	FALSE	C03403	Replace two way system in vehicles	IT	Renewal	-	-	-	-	-	1,275	508	1,783	(1,783)
125	FALSE	C03405	Wireless networking	IT	Renewal	-	-	-	-	-	-	-	-	-
126														
127					60,406	-	-	-	-	60,406	1,275	24,840	26,115	34,291
128														
129	TRUE	C90003	Design/survey for future works	Design	Renewal	-	80,000	-	-	80,000	-	-	-	80,000
130	FALSE	C03537	Recreation Street Carpark Rehabilitation	Design	Renewal	3,851	-	-	-	3,851	-	-	-	3,851
131	FALSE	C03645	Belhaven Avenue (vic.2-16) Design	Design	Renewal	-	30,000	-	-	30,000	193	-	193	29,807
132														
133					3,851	110,000	-	-	-	113,851	193	-	193	113,658
134														
135					-	-	-	-	-	-	-	-	-	-
136														
137					-	-	-	-	-	-	-	-	-	-
138														
139	FALSE	C03276	Upgrade Street Lighting to LED	Roads	Upgrade	242,542	-	-	-	242,542	-	-	-	242,542
140	FALSE	C03199	Snug Tiers Reconstruction	Roads	Upgrade	(36,350)	-	-	-	(36,350)	85,793	-	85,793	(122,143)
141	FALSE	C03284	Adventure Bay Road road safety measures - BI Tourism	Roads	New	16,650	-	-	-	16,650	83	-	83	16,567
142	FALSE	C03499	Wyburton Place and Clare Street Reconstruction	Roads	Upgrade	23,548	-	-	-	23,548	13,510	-	13,510	10,038
143	FALSE	C03508	Pelverata Road Slope Failure Repair	Roads	New	18,209	320,000	-	-	338,209	1,931	-	1,931	336,278

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					Carry Forward	Annual Budget	Grants Rec., POS Funding Council decision	On costs allocated	IMG Adjustments	Total	Actual	Commitments	Total	
144	FALSE	C03494	Harvey Street Sealing	Roads	30% R / 70% N	39,548	-	-	-	39,548	696	72,989	73,685	(34,137)
145	FALSE	C03566	Jamieson Road (vic23) Passing Lane	Roads	New	12,353	-	-	-	12,353	22,239	-	22,239	(9,886)
146	FALSE	C03567	Olivia Court to Whitewater Track Link	Roads	Upgrade	32,200	-	-	-	32,200	551	14,044	14,594	17,606
147	FALSE	C03528	Wells Parade (vic37-59) Footpath	Roads	50% R / 50% N	190,000	-	-	-	190,000	650	166,239	166,888	23,112
148	FALSE	C03517	Nierinna Track Bridge 28604 & 28605 Replacement	Roads	Renewal	116,800	-	-	-	116,800	2,000	167,750	169,750	(52,950)
149	FALSE	C03519	Summerleas Rd Bridge 28599 Safety Barrier Upgrade	Roads	Upgrade	5,000	-	-	-	5,000	1,758	-	1,758	3,242
150	FALSE	C03569	Whitewater Ck pedestrian Underpass Summerleas Rd	Roads	New	1,543,946	-	-	-	1,543,946	1,066	55,070	56,136	1,487,810
151	FALSE	C03571	Auburn Road Reconstruction	Roads	Renewal	2,797	-	-	-	2,797	5,940	-	5,940	(3,143)
152	FALSE	C03527	Blowhole Road (vic5-59) Reconstruction	Roads	Renewal	73,846	1,300,000	-	-	1,373,846	14,936	-	14,936	1,358,910
153	FALSE	C03541	Browns River Pedestrian Bridge Replacement	Roads	Renewal	34,488	-	-	-	34,488	2,000	7,900	9,900	24,588
154	FALSE	C03572	Browns Road Stg2 (vic1-19) Reconstruction	Roads	Renewal	685,456	1,000,000	-	-	1,685,456	10,825	1,635,361	1,646,186	39,270
155	FALSE	C03574	Taroona Bike Lanes Upgrade	Roads	New	24,067	250,000	-	-	274,067	5,117	-	5,117	268,950
156	FALSE	C03575	Gemalla Road (vic37-Wharf) Reconstruction	Roads	Renewal	1,094,104	-	-	-	1,094,104	142,287	1,045,041	1,187,328	(93,224)
157	FALSE	C03577	Kingston Beach Precinct LATM - Stage 1	Roads	New	150,000	200,000	-	-	350,000	-	-	-	350,000
158	FALSE	C03579	Lawless Road Extension & Carpark Facilities	Roads	New	314,669	-	-	-	314,669	-	-	-	314,669
159	FALSE	C03644	Crescent Drive shared path	Roads	New	-	20,000	-	-	20,000	-	-	-	20,000
160	FALSE	C03342	Pelverata Road (vic 609) Reconstruction - Design	Roads	Upgrade	30,635	635,000	-	-	665,635	10,082	-	10,082	655,553
161	FALSE	C03646	Margate Main Street Master Plan	Roads	New	-	100,000	-	-	100,000	-	-	-	100,000
162	FALSE	C03647	Chandlers Road Bridge Approaches Sealing	Roads	New	-	40,000	-	-	40,000	-	-	-	40,000
163	FALSE	C03648	Proctors Rd (vicHinman Dr) Slip Failure	Roads	Upgrade	-	130,000	-	-	130,000	480	-	480	129,520
164	FALSE	C03649	Sandfly Road (vic923) Slip Failure	Roads	Upgrade	-	70,000	-	-	70,000	480	-	480	69,520
165	FALSE	C03650	Nebraska Road (vic93) Slip Failure	Roads	Upgrade	-	80,000	-	-	80,000	-	-	-	80,000
166	FALSE	C03651	Huon Road (vic295) Slip Failure	Roads	Upgrade	-	40,000	-	-	40,000	480	-	480	39,520
167	FALSE	C03652	Palmers Road (vic80) Slip Failure	Roads	Upgrade	-	65,000	-	-	65,000	480	-	480	64,520
168	FALSE	C03653	Kregors Road (vic260) Slip Failure	Roads	Upgrade	-	52,700	-	-	52,700	480	-	480	52,220
169	FALSE	C03654	Old Bernies Road Bridge Approaches Sealing	Roads	New	-	35,000	-	-	35,000	-	-	-	35,000
170	FALSE	C03655	Maranoa Road - Denison Street Black Spot Project (Grar	Roads	Upgrade	-	210,000	-	-	210,000	-	-	-	210,000
171	FALSE	C03664	Channel Hwy (Vic2216-2236) Snug Footpath - Design Or	Footpaths	New	-	30,000	-	-	30,000	-	-	-	30,000
172	FALSE	C03665	Channel Hwy (vic157-197) Kingston Footpath	Footpaths	New	-	142,000	-	-	142,000	-	-	-	142,000
173	FALSE	C03666	Channel Hwy (vic170-182) Kingston Footpath	Footpaths	New	-	142,200	-	-	142,200	-	-	-	142,200
174	FALSE	C03667	Summerleas Road (vic106-170) Footpath Upgrade	Footpaths	Upgrade	-	220,000	-	-	220,000	756	-	756	219,244
175	FALSE	C03668	Summerleas Road to Firthside Connector Paths	Footpaths	New	-	150,000	-	-	150,000	-	-	-	150,000
176	FALSE	C03669	Kingston Beach Oval Carpark Upgrade	Carparks	Upgrade	-	80,500	-	-	80,500	-	-	-	80,500
177	FALSE	C03670	Kingston Beach Oval Drainage Upgrade	Carparks	Upgrade	-	52,100	-	-	52,100	-	-	-	52,100
178	FALSE	C03671	Major Bridge Rehabilitation (Cathedral Rd, Spring Farm	Bridges	Renewal	-	50,000	-	-	50,000	-	-	-	50,000
179	FALSE	C03672	North West Bay Bridge Replacement - Design Only	Bridges	Renewal	-	40,000	-	-	40,000	-	-	-	40,000
180				Roads		-	-	-	-	-	-	-	-	-
181	TRUE	C90006	Access ramps	Roads	New	-	20,000	-	-	20,000	-	-	-	20,000
182	TRUE	C03598	Access Ramp Kingston Heights	Roads	New	-	-	-	-	-	-	-	-	-
183											-	-	-	-
184	TRUE	C90002	2023/24 Resheeting Program	Roads	Renewal	-	-	-	-	-	-	-	-	-
185		C03564	Lighthouse Road (vic1-1000) Resheet	Roads	Renewal	-	-	-	-	-	-	-	-	-
186	FALSE	C03565	Van Morey Road (vic233-311) Resheet	Roads	Renewal	74,808	-	-	-	74,808	-	-	-	74,808
187	FALSE	C03604	Van Morey Road (Petterd Rd to end) Resheet	Roads	Renewal	10,000	-	-	-	10,000	-	-	-	10,000
188	FALSE	C03660	Halls Track Road Resheet	Roads	Renewal	-	233,000	-	-	233,000	-	-	-	233,000
189	FALSE	C03661	Snug Tiers Road Resheet	Roads	Renewal	-	244,000	-	-	244,000	-	-	-	244,000
190	FALSE	C03662	Sproules Road Resheet	Roads	Renewal	-	55,000	-	-	55,000	-	-	-	55,000
191	FALSE	C03663	Llantwit Road Resheet	Roads	Renewal	-	155,000	-	-	155,000	11,067	-	11,067	143,933
192						-	-	-	-	-	-	-	-	-
193	RS	2023/24 Resealing Program	Roads	Renewal	-	-	-	-	-	-	-	-	-	-

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194	FALSE	C03656	Wells Parade (vic78-104) Reseal	Roads	Renewal	-	98,000	-	-	98,000	-	-	-	98,000
195	FALSE	C03657	Balm Court Reseal	Roads	Renewal	-	63,000	-	-	63,000	-	-	-	63,000
196	FALSE	C03658	Pengana Place Reseal	Roads	Renewal	-	53,000	-	-	53,000	-	-	-	53,000
197	FALSE	C03611	Cloudy Bay Road Reseal	Roads	Renewal	(34,038)	257,000	-	-	222,962	-	-	-	222,962
198				Roads	Renewal	-	-	-	-	-	-	-	-	-
199	TRUE	C90001	Prep works 2023/24	Roads	Renewal	-	250,000	-	-	250,000	-	-	-	250,000
200				Roads	Renewal	-	-	-	-	-	-	-	-	-
201						-	-	-	-	-	-	-	-	-
202						4,665,278	6,882,500	-	-	11,547,778	335,685	3,164,393	3,500,079	8,047,699
203														
204			Other	Renewal		-	-	-	-	-	-	-	-	-
205						-	-	-	-	-	-	-	-	-
206						-	-	-	-	-	-	-	-	-
207														
208	FALSE	C03242	Leslie Road Stormwater Upgrade	Stormwater	New	76,964	-	-	-	76,964	168	-	168	76,796
209	FALSE	C03447	Woodlands-View-Hazell Catchment Invest incl Survey	Stormwater	New	10,000	-	-	-	10,000	3,681	-	3,681	6,319
210	FALSE	C03543	Oakleigh Avenue, Taroona SW Upgrade	Stormwater	Upgrade	109,442	-	-	-	109,442	95,410	30,000	125,410	(15,968)
211	FALSE	C03445	Van Morey Rd / Frosts Rd Intersection SW Upgrade	Stormwater	Upgrade	9,000	-	-	-	9,000	-	-	-	9,000
212	FALSE	C03582	Victoria Avenue Dennes Point Erosion Investigation	Stormwater	New	35,000	-	-	-	35,000	-	-	-	35,000
213	FALSE	C03121	Wetlands Beach Road Kingston Litter Trap	Stormwater	New	96,501	-	-	-	96,501	294	-	294	96,207
214	FALSE	C03583	Roslyn Ave / James Ave Stormwater Investigation	Stormwater	New	55,196	-	-	-	55,196	2,591	14,613	17,204	37,992
215	FALSE	C03252	Willowbend Catchment Investigation	Stormwater	New	12,088	-	-	-	12,088	42	-	42	12,046
216	FALSE	C03444	Roslyn, Pearsall & Wells Catchment Investigation	Stormwater	New	5,000	-	-	-	5,000	4,017	-	4,017	983
217	FALSE	C03584	CBD/Wetlands High Flow Bypass	Stormwater	New	(15,283)	-	-	-	(15,283)	8,582	-	8,582	(23,865)
218	FALSE	C03544	Illawong to Hinsby Stormwater Upgrade	Stormwater	Upgrade	487,069	-	-	-	487,069	1,252	-	1,252	485,817
219	FALSE	C03585	Atunga Street Stormwater Upgrade - relining	Stormwater	Renewal	119,926	-	-	-	119,926	-	-	-	119,926
220	FALSE	C03587	Bruny Island Works Depot SW Upgrade	Stormwater	Upgrade	47,457	-	-	-	47,457	3,224	-	3,224	44,233
221	FALSE	C03590	Roslyn ave (vic42) Stormwater Upgrade	Stormwater	New	152,921	-	-	-	152,921	1,324	1,110	2,434	150,487
222	FALSE	C03591	Davies Road (vic8-20) SW Investigation	Stormwater	New	5,000	-	-	-	5,000	-	-	-	5,000
223	FALSE	C03592	Old Bernies Road (vic 102) SW Upgrade	Stormwater	Upgrade	17,000	-	-	-	17,000	-	-	-	17,000
224	FALSE	C03593	Stanfields Road (vic25) SW Upgrade	Stormwater	Upgrade	117,135	-	-	-	117,135	50,789	-	50,789	66,346
225	FALSE	C03673	Adelie Place (vic18) SW Upgrade	Stormwater	Upgrade	-	53,000	-	-	53,000	-	-	-	53,000
226	FALSE	C03674	Suncoast Catchment Investigation	Stormwater	New	-	24,000	-	-	24,000	-	-	-	24,000
227	FALSE	C03675	KSC Stormwater Strategy - Design Only	Stormwater	New	-	40,000	-	-	40,000	648	-	648	39,352
228	FALSE	C03676	Albion Heights Drive (vic51-69) SW Upgrade	Stormwater	Upgrade	-	60,000	-	-	60,000	-	-	-	60,000
229	FALSE	C03677	Baringa / Wanella Road SW Upgrade - Design Only	Stormwater	Upgrade	-	35,000	-	-	35,000	-	-	-	35,000
230	FALSE	C03678	Campbell Street SW Upgrade - Design Only	Stormwater	Upgrade	-	30,000	-	-	30,000	-	-	-	30,000
231	FALSE	C03679	Denehey / Hackford SW Upgrade	Stormwater	Upgrade	-	85,000	-	-	85,000	-	-	-	85,000
232	FALSE	C03680	Drysdale / Whitewater SW Upgrade	Stormwater	Upgrade	-	520,000	-	-	520,000	-	-	-	520,000
233	FALSE	C03681	Hutchins Street SW Upgrade	Stormwater	Upgrade	-	550,000	-	-	550,000	-	-	-	550,000
234	FALSE	C03682	Huon Road (vic1514) SW Upgrade	Stormwater	Upgrade	-	58,500	-	-	58,500	-	-	-	58,500
235	FALSE	C03683	Huon Road (vic1271) SW Upgrade	Stormwater	Upgrade	-	29,500	-	-	29,500	-	-	-	29,500
236	FALSE	C03684	Huon Road (vic1316) SW Upgrade	Stormwater	Upgrade	-	38,000	-	-	38,000	-	-	-	38,000
237	FALSE	C03685	Mona Street (vic3) SW Upgrade	Stormwater	Upgrade	-	47,500	-	-	47,500	-	-	-	47,500
238	FALSE	C03686	Nicholas Drive (vic31) SW Upgrade	Stormwater	Upgrade	-	35,000	-	-	35,000	-	-	-	35,000
239	FALSE	C03687	Olive / Mona SW Upgrade	Stormwater	Upgrade	-	110,500	-	-	110,500	-	-	-	110,500
240	FALSE	C03688	Tinderbox Road (vic508) SW Upgrade	Stormwater	Upgrade	-	60,500	-	-	60,500	-	-	-	60,500
241						-	-	-	-	-	-	-	-	-
242						1,340,416	1,776,500	-	-	3,116,916	172,023	45,723	217,746	2,899,170
243	B00000	Capital Balancing Account	Other			-	-	-	-	-	-	-	-	-

**KINGBOROUGH COUNCIL
CAPITAL EXPENDITURE TO 31/07/2023**

Closed	Capital Project No.	Description	Department	Renewal, Upgrade, or New	Budget						Actual			Remaining
					Carry Forward	Annual Budget	Grants Rec., POS Funding Council decision	On costs allocated	IMG Adjustments	Total	Actual	Commitments	Total	
244	OC	On costs on capital project						-		-				-
		TOTAL CAPITAL EXPENDITURE			7,617,377	12,813,200	-	-	-	20,430,577	1,519,742	4,491,422	6,011,164	14,419,413

	Budget	Actual incl Commitments
Renewal	7,754,405	3,615,155
Upgrade	8,154,660	425,393
New	5,714,294	441,081
	21,623,359	4,481,629
Kingston Park New	(1,367,667)	394,282
City Deal funding	174,884	1,135,254
Local Roads and Community Infrastructure	-	-
	20,430,576	6,011,165

NOTE: Classification is an estimate at the start of a project and may change on completion of job.

**KINGSTON PARK
CAPITAL EXPENDITURE TO 31/07/2023**

	Budget & Carried Forward Expenditure		Actual	Commit- ments	Total	Variance
Overall Project budget (yet to be allocated)	0					0
C01627 KP Site - Land Release Strategy	(4,439)		3,534	0	3,534	(7,973)
C01628 KP Site - General Expenditure	(26,666)		14,380	0	14,380	(41,046)
C03173 KP Public Open Space - Playground	(15,741)		0	0	0	(15,741)
C03277 KP Public Open Space - Stage 2	(636,066)		(53,710)	39,085	(14,625)	(621,442)
KP Playground Stage 2 Security Cameras	70,000		0	0	0	70,000
C03293 Pardalote Parade Northern Section (TIP)	9,529		0	0	0	9,529
C03279 KP Goshawk Way Construction Stage 1B	41,828		54,353	290,042	344,395	(302,567)
C03306 KP Sparrowhawk St Design and Construct	0		0	30,003	30,003	(30,003)
C03280 KP Stormwater wetlands	(806,112)		6,985	9,610	16,595	(822,707)
Total	(1,367,667)		25,543	368,740	394,282	(1,761,949)

**KINGBOROUGH COUNCIL
REPORT ON CITY DEAL EXPENDITURE
CAPITAL EXPENDITURE TO 31/07/2023**

		Budget & Carried Forward Expenditure	Actual	Commit- ments	Total	Variance
GRANTS RECEIVED						
G10034	City Deal Funding - \$3.9m to come in 2022/23	2,569,280				2,569,280
EXPENDITURE						
Place	Contribution to Place Score Report on Place Strategy development	0				
C03530	Kingston Bus Interchange	788,950	0	0	0	788,950
CD2	Other initiatives to be determined	0	0	0	0	0
CD3	Whitewater Creek Track - construct	0	0	0	0	0
C03524	Channel Highway Vic 15-45 - Design	(187,576)	18,203	75,853	94,056	(281,632)
C03525	Channel Highway Vic 15-45 - Construct	(2,455,992)	896,795	144,404	1,041,198	(3,497,190)
C03526	Fantail Parade Walkway - design	50,000	0	0	0	50,000
C03523	Property purchase - 40 Channel Hwy	(589,778)	0	0	0	(589,778)
G80001	Transform Kingston Program in Oper. Exp.	0	19,488	0	19,488	(19,488)
G80002	Kingborough Bicycle Plan in Oper. Exp.	0	0	0	0	0
		174,884	934,485	220,257	1,154,742	(979,858)

16.7 APPENDICES**RECOMMENDATION**

That the Appendices attached to the Agenda be received and noted.

17 NOTICES OF MOTION

At the time the Agenda was compiled there were no Notices of Motion received.

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*

Tender Assessment - TS3253 Snug Foreshore Toilet (Replacement)

Regulation 15(2)(b), and (2)(d) *information that, if disclosed, is likely to confer a commercial advantage on a person with whom the Council is conducting, or proposes to conduct business, and contracts, and tenders, for the supply and purchase of goods and services and their terms, conditions, approval and renewal.*

General Manager's Performance Review

Regulation 15(2)(a) *personnel matters, including complaints against an employee of the council and industrial relations matters.*

General Manager's Contract

Regulation 15(2)(a) *personnel matters, including complaints against an employee of the council and industrial relations matters.*

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	
Tender Assessment - TS3253 Snug Foreshore Toilet (Replacement)	
General Manager's Performance Review	
General Manager's Contract	

CLOSURE

APPENDIX

- A General Manager's Activities 10 July 2023 to 11 August 2023
- B Environmental Services Quarterly Activities
- C Current and Ongoing Minute Resolutions (Open Session)

Public Copy

A GENERAL MANAGER'S ACTIVITIES 10 JULY 2023 TO 11 AUGUST 2023

Date	Description
10 July	In company with the Mayor, met with Dean Winter MP
	Attended Councillor workshop
11 July	Participated in Metropolitan Council GM's weekly meeting
17 July	Attended Council meeting
18 July	Participated in Metropolitan Council GM's weekly meeting
19 July	Attended Greater Hobart Mayors Forum
24 July	Attended Councillor workshop
25 July	Participated in Metropolitan Council GM's weekly meeting
27 July	Met with Mr Scott Spanton of Tipalea Pty Ltd to discuss development matters
	Attended the Hobart City Deal Access and Housing Working Group meeting
31 July	Attended Greater Hobart GM's meeting
	Attended Councillor workshop
1 August	Participated in Metropolitan Council GM's weekly meeting
7 August	Attended Council meeting
8 August	Participated in Metropolitan Council GM's weekly meeting
9 August	Attended the Kingston Revitalisation Steering Committee meeting
10 August	Attended Copping Joint Authority meeting
11 August	Attended the Audit Panel meeting
	Met with Mr Michael Brough to discuss Longley matters
	In company with the Mayor, participated in teams meeting with the Deputy Mayor, Cr Midgley, Ms Tammy Price and Mr Mathew Fagan regarding Council's submission to the Local Government Review Board

B ENVIRONMENTAL SERVICES QUARTERLY ACTIVITIES REPORT**File Number:** 8.218**Author:** Liz Quinn, Manager Environmental Services**Authoriser:** Heather Salisbury, Acting Director Environment, Development & Community Services**1 ENVIRONMENTAL HEALTH****i) Recreational Water**

The 2022/23 Derwent Estuary Program (DEP) for weekly water sampling commenced on 1 December 2022 and will continue until the end of March. During this period, Environmental Health sampled the following recreational water sites at their allocated frequency:

DEP SITES**Current sampling frequency:** Weekly**Sampling locations:**

- Taroona Beach
- Hinsby Beach
- Browns River
- Kingston Beach North
- Kingston Beach Middle
- Kingston Beach South
- Blackmans Bay North
- Blackmans Bay Middle
- Blackmans Bay South

CHANNEL**Current sampling frequency:** Monthly**Sampling locations:**

- Tinderbox Beach
- Howden – Wingara Road
- Margate – Dru Point
- Snug Beach
- Coningham Beach

- Woodbridge - Silverwater Park
- Middleton Beach

BRUNY ISLAND

Current sampling frequency: Bi-monthly

Sampling locations:

- Nebraska Beach
- Simmonds Point
- Adventure Bay Beach
- Quiet Corner
- Alonnah

Recreational water quality monitoring undertaken up from 1 Jan 2023 until 31 March 2023 saw a downward trend in water quality at our Blackman Bay sites, particularly in the month of March.

130 samples of primary contact recreational water sites were taken during this period resulting in 117 compliant results and thirteen (13) failed samples. Of these failed sample results 10 were from our Blackmans Bay sites.

This downturn in water quality at the Blackman Bay sites more specifically the Blackmans Bay South site has resulted in additional water sampling being undertaken at the 3 Blackman Bay swimming site and at the applicable storm water outfalls. Additional poor water quality results in the 2023/24 rec water season could see the Blackmans Bay South site being downgraded to a poor water quality and not suitable for primary contact.

Out of season sampling has been undertaken in Blackmans Bay this year due to the increased number of failed samples in the 2022/23 summer season. Sampling is currently occurring twice a week at all three swimming sites in Blackmans Bay, as well as the three main stormwater outfall that discharge to the bay.

BLACKMANS BAY (winter investigation)

Current sampling frequency: Bi-weekly

Sampling locations:

- Blackmans Bay North
- Blackmans Bay Middle
- Blackmans Bay South
- Mid Beach Outfall (SW)
- Illawarra Outfall (SW)
- Flowerpot Outfall (SW)

Winter beach sampling in Blackmans Bay from 27 April 2023 to 30 June 2023 has returned the following results:

- 57 Samples
- 57 compliant
- 0 non-compliant



The Environmental Health team continue to work closely with Council's Stormwater Investigation Officer to proactively identify potential contamination sources to our recreational water sites. This includes out of season sampling at sites where recent results have highlighted the need for further investigation into the catchment area.



1.2 Immunisations

- The 2023 school immunisation program commenced in early March 2023. 5 school visits were undertaken in the Jan 2023 to March 2023 period. From 1 April 2023 through to 30 June 2023 an additional 13 school visits occurred. In addition to this 2 after hour catch-up clinics were held by Council allowing any students absent during our scheduled school visit access to vaccines missed.
- Environmental Health Immunisation Coordinator ran Councils yearly staff flu clinic in May 2023. 148 staff members booked in to access this service.
- Baby clinics continue to be coordinated monthly. Clinic have been relocated to Council Chambers from April 2023. An additional flu specific community immunisation session was held by Council in April 2023. From 1 April 2023 to 30 June 2023 4 community clinics were held with 61 community members receiving a vaccination.

- iv) Council's Immunisation Coordinator received and actioned seven immunisation record requests, liaised with Council staff to organise access to work specific immunisations, liaised with medical staff and the Department of Health to develop catch up programs for community members wanting to access our clinics and fielded general enquires regarding immunisations and Kingborough Council Immunisation Services.
- v) Council's Immunisation program is continuously reviewed and updated to ensure we provide a quality, accessible service to our community members. Recent improvements include relocating community clinics, updating Councils external immunisation webpage, updating the immunisation storage room, and the digitisation of vaccine stocktake management.

1.3 Food safety

As at, 30 June 2023, there were 271 registered food businesses (mobile and fixed) located within our municipality. During the April to June quarter, Environmental Health received and processed 27 Temporary Food applications.

During the April to June quarter Environmental Health Officers conducted 67 inspections of registered food premises during this period and issued one Infringement Notice due to non-compliance with the Food Safety Standards.

1.4 Public Health

i) Regulated systems

Environmental Health processed the renewal of our 3 Regulated systems registered under the *Public Health Act 1997* in the April to June quarter.

ii) Recreational Water – Pools

Pool sampling continues to be undertaken monthly and results reviewed in accordance with the provisions of the *Tasmanian Recreational Water Quality Guidelines 2007* issued under the *Public Health Act 1997*. Environmental Health conduct monthly sampling on behalf of the three pools located within our municipality. During the quarter, all sample results received were compliant with *Tasmanian Recreational Water Quality Guidelines 2007*.

2. NATURAL AREAS AND BIODIVERSITY

2.1 Environmental Engagement Program

i) Browns River Natural Values and Ducks

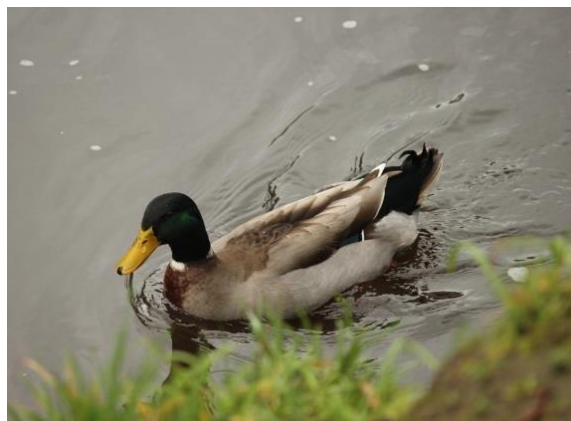
Several Councils around the Derwent Estuary, including Kingborough, have begun investigating the extensive issues surrounding duck feeding in public areas. Clarence and Glenorchy Council have provided information on their websites and installed new signage under the guidance of wildlife experts, strategies which Kingborough is also undertaking. Council staff are also preparing education and awareness messaging for Kingborough residents to help the community understand the unintended negative effects of feeding and dumping domestic ducks.

Tasmania is home to 11 species of native ducks, however some species, such as the Pacific black duck, are heavily impacted by introduced mallard ducks and geese through competition and crossbreeding.

Feeding ducks Impacts our native species and only serves to support introduced species that are not capable of finding food. Supporting introduced ducks makes it harder for smaller native ducks to thrive in the same areas and increases the rate of mallards and native Pacific Black Ducks crossbreeding.

There is rising community concern regarding the number of domestic ducks around the Kingston Stormwater Wetlands and Balmoral Road Park in Kingston Beach. Through the feeding of exotic ducks, numbers have become unsustainable and are causing environmental health and animal welfare issues. Introduced species are also more tolerant of humans and more likely to stray onto roads, also creating road safety issues.

Although dumping of domestic ducks is illegal, it has, however, become a common occurrence.



Domestic Mallard



***Popular duck feeding area,
Browns River***

1.2 Natural Areas Activities

i) Dose of Nature

The well-received Dose of Nature walks have continued, introducing 33 people to eight new reserves, with 103 total people participating over the last 6 months. Eight presenters have demonstrated the many different ways that people can interact with nature and how this time can have a positive impact on people's health and wellbeing.



Dose of nature on site discussion

ii) Mumara patrula

The mumara patrula walk, a collaboration between NAB and Community Development, is soon due to finish, with the last walks successfully booked out. The event has provided an opportunity to learn the indigenous history and stories

of Kingborough, and has been hugely popular with the community, both near and far. The venture has also introduced participants to the bushland reserve and Kingborough's Natural Areas Network.

iii) Seasonal Walks

The Seasonal walks program, run as a collaboration between NAB and Community Development, has completed the autumn and winter program conducted along the Snug River and Boronia Beach tracks, with both walks taking maximum participants.

Christine, a participant on one of the walks was quoted to have said "It was a lovely walk along the Snug track made all the more interesting with your wonderful interpretations. Thank you and to Kingborough Council for organising these events for the 'oldies' and providing refreshments."



Mumara patrula walk

iv) National Tree Day

This year's National Tree Day was held on Bruny Island, the first time the event has gone over the channel. We were rewarded by strong support from Apollo Bay locals and the Bruny community, with the Men's Shed running the BBQ and Inala taking a guided nature walk. The Apollo Bay site now supports 1050 natives planted by the 50 participants on the day. The area is being rehabilitated to a wildlife corridor for the endangered Forty-spotted Pardalote and Swift Parrot.



National Tree Day Planting – Apollo Bay

v) School Program

The NAB team continue to support schools around Kingborough to connect to and understand local nature. The schools targeted during the reporting period have been:

- Margate Primary School - Bush kinder program
- St Aloysius - Revegetation and rehabilitating Tarremah creek
- Kingston Primary School – Guided walks and planting program.

1.3 Weed Management

i) Drone Weed Management

After 10 years of successful on ground management of boneseed (*Chrysanthemoides monilifera*), Council has secured a contractor that has the technology and capability to tackle these invasive weeds in hard to access areas, in this case the steep slopes and side of coastal cliffs.

At the beginning of June drone technology was utilised to accurately target boneseed on the steep cliffs next to the Suncoast Headlands Track and Boronia Beach Track. This new technology is much safer, cheaper and more efficient than having workers utilise ropes off the side of coastal cliffs.

Boneseed is one of the most serious environmental weeds in Australia and is listed as a weed of national significance (WONS). It invades a variety of coastal vegetation communities to form dense monocultures, which displace native plants including known endangered flora. Tasmania has many endemic plant species which occur nowhere else, and which are at risk from competition with boneseed.

There have been concerns expressed about boneseed infestations within Kingborough by local residents over a number of years. The investment into contracting this new technology demonstrates Councils recognition of these community concerns, as well as our commitment to the management of this invasive species for the protection of our natural areas.



Taz Drone Solutions in action at Suncoast Headlands

ii) Weed Action Fund Tree Heath Project

Council continues to implement the Tree Heath and other newly declared Ericas Project on Bruny Island, funded through the Weeds Action Fund. .

One component of the project has been a three-year herbicide trial, as it has been observed that *Erica arborea* (tree heath) respond to treatment differently than the widespread Spanish heath, particularly when slashed. Results from the trial to date have been encouraging, indicating that effective control of heavily slashed tree heath is achievable with a practically non-toxic herbicide option.

Extensive surveys have expanded our knowledge and distribution of individual species, how they interact with their surrounding environment, and the threat that they could pose. This information has been used to strategically target populations that were identified as outliers, or those that were having a detrimental effect on threatened vegetation communities.

Several infestations of *Erica* on private land have been controlled and these landowners welcomed the opportunity to have their properties included for weed control through the grant funding. The majority of infestations occur on private land, and therefore the opportunity to work collaboratively with private landowners is critical to the success of the project.



Bonnie King (Natural Areas Weeds Officer) inspecting a large infestation of mature *Erica caffra* (sweet-scented heath)

iii) Stinkwort detection and control

A new infestation of stinkwort (*Dittrichia graveolens*) was discovered by Council's Weed Officers at Dennes Point. Stinkwort is poisonous and serious livestock losses have been attributed to this plant. The leaves contain an oil that can cause severe dermatitis and skin irritation in people. The species is considered a weed of agricultural areas, but is also regarded as an environmental weed, due to the

fact it can invade conservation areas. Stinkwort has a very limited distribution in southern Tasmania and therefore should be prevented from continuing its spread.

This population was promptly controlled by Councils Weed Officers, and while doing so a single serrated tussock plant was found growing with the stinkwort. The discovery of both species highlights the importance of weed hygiene for vehicles and machinery coming to Bruny Island.

1.4 Landcare

i) Field Botany training

Landcare groups were invited to attend field botany sessions during June. These proved to be highly popular, and most groups had at least one representative. The sessions were run by Cassandra Strain, a very experienced and knowledgeable environmental consultant. Trial Bay at Kettering and Hawthorn Drive Bushland Reserve at Kingston were the chosen locations for the sessions. These locations contain very different vegetation communities, and therefore presented Landcare members with the opportunity to observe many different species while also recognising the wonderful diversity within the bushland reserves of Kingborough.

ii) Revegetation projects

Several Landcare groups have undertaken revegetation projects within the reporting period. These projects not only help to improve and protect habitat and biodiversity but are important in bringing people together. These revegetation projects have been implemented across a wide area of the municipality and a variety of different native vegetation communities.

A summary of the projects undertaken recently:

Landcare Group	Location of planting
Friends of Longley Area Group	Riparian planting along Northwest Bay River at Longley.
Derwent Avenue Group	Coastal planting along Dave Burrows Walk in Electrona
Allens Rivulet/Sandfly Landcare Group	Riparian planting along Allens Rivulet.
Blackmans Bay Landcare	Coastal planting at southern end of Blackmans Bay Beach.
Taroona Environment Network	Planting of low-flammability native shrubs at southern end of Kelvedon Park. This area was formerly dominated by weedy mainland wattles.
Kingston Beach Coastcare	Coastal planting at Kingston Beach
Algona Reserve Landcare	Algona Bushland Reserve – a planting to rehabilitate redundant tracks and other disturbed areas.
CALSCA	Coastal planting at Coningham Beach to help mitigate coastal erosion.

1.5 Wildlife and Threatened Species Management

i) Little Penguins

Little penguins have begun utilising the ceramic nests which were made in 2021, demonstrating the viability of this new artificial nesting method. All those participating in the project are excited by this development, particularly the philanthropists and artists involved.

Council has also been working with Tas TAFE, who have had students assist with the maintenance at one little penguin colony, including undertaking weeding and revegetation working bees. This work will be assessed towards the field component of their TAFE course.

ii) Where Where Wedgie Survey

Council staff recently participated in the annual Statewide wedge-tailed eagle citizen science survey "Where Where Wedgie". Council staff surveyed a 4km-by-4km location in Snug, undertaking 12 surveys which lasted a duration of 10 minutes over a two-day period. During the surveys, two sightings of wedge-tailed eagles were recorded, as well as a number of other birds of prey.



Wedge Tailed Eagle spotting – Where Where Wedgie survey

1.6 Revegetation Program

The 2023 Revegetation Program has now commenced, with an estimated 12,500 plants going in the ground this Autumn/Winter. This includes over 650 local native *Eucalyptus* seedlings that will eventually provide foraging and nesting habitat for local threatened species such as the swift parrot and forty-spotted pardalote. This would not be possible without the hard work of our nursery volunteers who dedicate one day a week to Kingborough Council's Revegetation Program. Propagation for the 2024 revegetation season is also starting to take off and it is hoped orders will be finalised by the end of September.

1.7 Kingborough Environmental Fund

The Stewardship Program for conservation covenants secured under the KEF is in full swing. Last financial year saw fencing installed and primary weed control commenced at four of the six covenants. This financial year is seeing primary weed control, including the control of a significant Spanish heath infestation, commenced at the remaining two covenants. Secondary weed control will continue at the remaining covenants. Infill planting was undertaken in Autumn at the North Bruny Revegetation Project site at

Murrayfield, and excitingly, a threatened eastern quoll was observed already utilising the site. The Kingborough Implementation Plan 2023-2027 has been also drafted and will be taken to Council for endorsement later this year.

1.8 Threatened Species Conservation

The planting and fencing of native grasses and herbs was undertaken in Autumn in a critically endangered grassland at Piersons Point Reserve, Tinderbox. This planting will help the diversity within the community and outcompete the exotic grasses that are posing a threat to the grassland.

Council will again be implementing a temporary 'no-mow' regime in some reserves that contain important native orchids to help protect them until they set seed. The orchids are emerging earlier this year due to the warmer weather (some are even flowering), however this means the reserves will likely be able to be mown earlier this Summer than previous years.

The 'white gums for forty-spotted pardalotes' program is also underway for the second year in a row, with over 200 white gum seedlings provided to landowners in close proximity to known forty-spotted pardalote colonies.

1.9 Coastal and Waterway Management

i) Snug Beach Erosion Repairs

Erosion protection works have been completed on Snug Beach involving the installation of a small section of sandbag wall. This work had been undertaken to prevent further erosion at the back of the beach which had already seen erosion well into the grassed area. Revegetation will soon be undertaken behind the repair and along the southern end of the beach as a further mitigation measure, as more erosion events such as those recently seen, are highly likely along this section of the beach.

1.10 Catchment Management

i) North West Bay River Catchment Management and Action Plan

After months of planning and engaging with stakeholders, the first North West Bay River Catchment stakeholder meeting took place in July this year, facilitated by Alister Dermer from Conservation Management. As a commitment within the plan, Council will continue to drive priorities through an annual meeting of key stakeholders, as well as support projects in the catchment that contribute to identified actions. The initial meeting was a success, and stakeholders have requested a quarterly meeting for the first year to better facilitate working relationships and achieve the plan's objectives; an enthusiastic and forward-thinking response from all involved.



NWBR Catchment stakeholder meeting

1.11 Regulation of Tree Removal on Private Land

A total of sixty-two submissions for tree removal were processed between 19th December 2022 – 28th July 2023.

Outcome	Number of Submissions
Exemption Granted	44
Further Information Request	9
Other	9

1.12 Bushfire Program

i) Review of Bushfire Risk Reduction Strategy for Council Land

A review of Council's Bushfire Risk Reduction Strategy has been completed. The strategy was developed when the Bushfire Program commenced at Council in 2019. Since this time there have been a range of changes to the program based on risk assessment identification, legislation and state strategy development and a sound understanding of the capability and resourcing required to manage bushfire risk on Council land. The review has included both external and internal evaluation. Updating the Strategy and Action Plan will be a key task for the new Bushfire Management Officer (currently in recruitment).

ii) Roadside Vegetation Risk Implementation

Following the Roads Bushfire Risk Assessment modelling that was completed earlier in the year, a supplementary report has been completed that takes the model outputs and identifies areas where vegetation modification works could be undertaken to reduce risk on Council roadsides. The assessment looked at the top 100 road sections identified at risk in the model that are within Human Settlement Areas with high or extreme risk levels by the State Government. Fourteen priority road segments were evaluated to identify if vegetation modification or other works could be undertaken. All fourteen of the identified road segments have the potential to be used by the public to access Tasmanian Fire Service Nearby Safer Places. Thirteen of the sites complied with the State Government's recommended standards for vegetation adjacent to roads. These sites require regular maintenance to ensure compliance is sustained. One site on Old Bernie's Road in Margate was recommended for additional roadside vegetation works. These works will be specified, costed and scheduled.

2 CAT MANAGEMENT PROGRAM

2.1 Kingborough Cat Management Program

i) Cat Prohibited Areas (CPA)

Monitoring within Boronia Beach Reserve (BBR) during 2022 identified at least 3 cats (most likely domestic) regularly in the Reserve. As a follow up to the letterboxing of neighbouring properties, door knocking was undertaken and the owner of two cats that were found on camera were identified. Containment measures have subsequently been implemented by these households and trapping of stray cats on a private property was also undertaken (without success).

In response to community complaints about roaming cats and monitoring, further letterboxing and doorknocking was undertaken in three hotspot areas near CPAs - one close to Boronia Beach Reserve and the other two within Blackmans Bay.

Information provided included information on the presence of stray cats; responsible cat ownership; and regulations (including multiple cat permits). This enabled direct communication with the owners of two roaming cats that had been identified by residents. The cat owners were amenable to change, and containment measures have been put in place.

ii) Community requests and compliance

During the 2022-2023 financial year:

- 103 cat related community requests were received and acted on by the Cat Management Officer - 37% were about the nuisance caused by cats; 17% about the presence of stray and feral cats; 17% about other issues (including cat management regulations and input into other cat management programs); 12 % about lost and found cats; 5% about the presence of large numbers of cats at an individual property; 5% about the registration of cats on Bruny Island; and 3% about cats in prohibited areas.
- In partnership with the Department of Natural Resources and Environment (NRE) Tasmania, five Kingborough households received permits for keeping more than four cats and five applications are currently being assessed. Note, since March 2022 under the *Cat Management Act 2009*, an NRE permit is required to keep more than 4 cats on a property.

iii) Cat Management

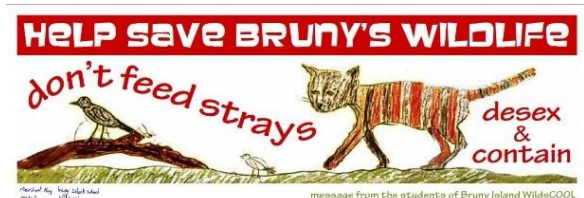
Stray cats

During the 2022-2023 financial year:

- 55 stray cats were trapped by community members in our municipality and taken to Ten Lives Cat Centre (TLCC). This includes five cats trapped near Council's Cat Prohibited Area at Huntingfield area.
- Council trapped four stray cats at the Civic Centre and two at the Kingston Park Playground.
- Council worked with Southern Tas Cat Rescue to remove 15 stray cats in priority/hotspot areas including Huntingfield, Blackmans Bay and Allen's Rivulet.

iv) Cat Management on Bruny

The NRM South three-year project to manage cats on Bruny Island wrapped up at the end of June 2023. Council has been a key stakeholder in this project. Some of the key outcomes are:



Sticker design for Bruny Cat Management

Stray and feral cats

Through the work with Bruny Farming and Council, the program removed a total of 119 feral and stray cats from the target area (North Bruny and settlements in the northern parts of South Bruny). Community reporting and trapping of cats played an important role in removing many of these cats. In the past 12 months alone, 17 cats were trapped on private property with the help of 8 households.

Preliminary data by NRE suggests that the feral cat population on North Bruny has reduced by as much as 85%. This is especially impressive as feral cat densities in some areas, such as The Neck seabird rookery, were previously some of the highest in Australia. The program has been so successful that Council has negotiated with PWS to allow ongoing trapping, to be undertaken by Bruny Farming, within the Neck Game Reserve until a new federally funded program commences in 2024.

Bruny Island Cat By-law

Currently 43 households that live on, or regularly visit Bruny, are known to own a total of 61 cats. Council is delighted to report that nearly all of these cat owners (91%) have come forward to register their cats under the Bruny Island Cat By-law. Three years ago, just over half of cat owners were fully complying with the By-law, including keeping their cats safe and secure at home. Now, 80% of registered households and 72% of known households with cats are fully compliant. A half of these provide an outdoor enclosure/enclosed deck for their cat/s; a third keep their cats indoors 24hr/day; and a small number have trained their cats to walk with a harness and lead.



Sia happily contained on Bruny Island

Community engagement

With remaining funds from the NRM South project, Council engaged a Community Engagement Officer in April 2023. Lou Purcell's role has been to help raise awareness and involvement in domestic and stray cat management, with a particular focus on sharing messaging with tourism and accommodation services. She is also exploring opportunities to engage the broader community.

Key outcomes of the work to date include:

- 18 accommodation venues on the island include Council's 'Cats on Bruny Island' leaflet in their digital or hard copy dossier.
- 4 tourism guide information sessions on how to integrate cat management messaging into visitor education.
- Website and social media promotions have been implemented to increase project awareness including through Brunyisland.au, Bruny.org (Bruny Tourism Inc), ParkTrek, BI Coastal Retreats, Bruny Island Environment Network and Bruny Cheese.
- Preparation of Bruny News stories featuring how Bruny residents and businesses have been engaged in the project. These will be published in future editions.
- The Bruny Island District School has been re-engaged in the project via RSPCA (AWARE program) and Ten Lives Cat Centre (Edu.Cat) and potential assembly and classroom activities with Lou.
- Key community events attended. These include the Lunawanna Markets, BICA & Bruny Tourism Inc meetings and National Tree Day at Apollo Bay.

v) Trainee Aboriginal Land Management Officer

The 18-month pilot partnership between Council, SETAC and NRM South to employ trainee Aboriginal Land Management Officer (LMO), Nicole King, within the Kingborough municipality finished on June 30. It was facilitated by the federally funded (2020-2023) Bruny cat management project and is the first partnership of its kind in Tasmania. The sharing of Aboriginal land management and cultural perspectives in natural areas managed by Council has been a huge success. A big thank you to Nicole, SETAC, Council and Bruny Farming for making this possible.

Following on from the success of the position, a business case and employment model was developed. The proposal was successful and Council's Natural Areas and Biodiversity team are continuing to offer Nicole work experience, mentoring and training, while SETAC provides cultural support and oversight.

Investing in the position with SETAC has ensured Nicole extended the theoretical learnings of her Certificate 3 TAFE training by experiencing local government management of urban bushland, threatened species habitat, wetlands and creeks. While Council for example, has been able to significantly advance our understanding of cultural burning.



Activities and events that the Trainee Aboriginal Land Management Officer, Nicole King, has been involved with.

The relationship between Council staff and the trainee has also spanned far beyond the land management skills shared. It has enabled time to develop deeper working relationships, trust and cultural sharing, by walking, working & sharing stories on country through the seasons. It has offered a pathway for genuine reconciliation and to 'close the gap'.

vi) Communications

The CMO delivered three national presentations on Council's cat management program to the National Local Government Cat Management Forum, the National Domestic Cat Management Working Group, and the National Feral Cat and Fox Management Group.

A presentation was also delivered to the Southern Tasmania Cat Management Working Group and several media articles & social media posts on NRE's multiple cat permits, and the Bruny project were also provided.

3 CLIMATE CHANGE

3.1 Climate Change Mitigation Program

i) Kingborough Carbon and Energy Footprint

The Regional Climate Change Initiative (Southern Tasmanian Councils Authority's Climate Change Program) has delivered a carbon and energy footprint for Kingborough Council (the organisation). This information has been developed in partnership with Council and provided the tools required for Council to update the data as required. This includes a Carbon Calculator developed by an officer from the City of Hobart ensuring it is fit for purpose and the ongoing availability of technical support.

The footprint sources data that is readily available and relates to operations and services that Council is directly responsible for and can take action to reduce emissions and energy use. The Carbon Calculator is being used to track progress towards Council's emissions reduction target and identify critical areas for emissions reduction investment.

The Energy Footprint provides a detailed assessment of emissions across waste to landfill, non-landfill organic waste, electricity, street lighting and fleet fuel. It assesses change over three years from 2019-2022.

The key messages from the assessment are that:

- In 2021/22 Greenhouse gas emissions from corporate operations totalled 6,217 tonnes carbon dioxide equivalent.
- 83% of Council's emissions were from waste that was disposed to landfill.
- FOGO collected 2,374 tonnes which equates to 109 tonnes of carbon dioxide equivalent (1.8% emissions) from composting the waste. This is about 10% of what would occur if it went to landfill with gas collection.
- Fuel from vehicles and plant are the second highest emitter at 665 tonnes carbon dioxide equivalent. 94% of this emission is from diesel use.
- Highest Electricity use: Kingborough Sports Centre
- Average solar power generation 577.5 GJ and solar export to grid (not utilised) 89.4 GJ.

ii) Community Carbon and Energy Footprint

The Regional Climate Change Initiative (Southern Tasmanian Councils Authority's Climate Change Program) has delivered a municipal carbon and energy footprint for Kingborough. This information provides an insight into the energy use across

the municipality. This information is critical in allowing Council and the community to increase awareness of local emissions and support the development of evidence-based mitigation programs.

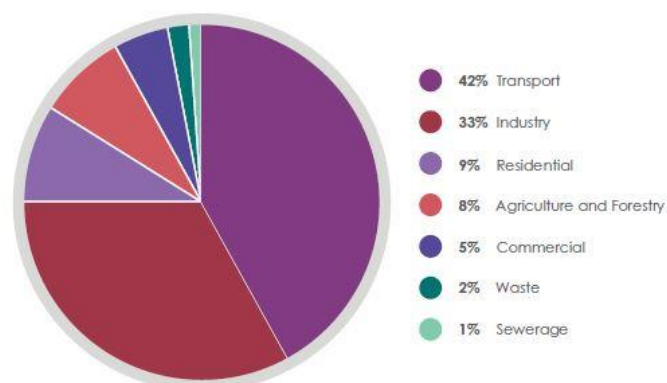
The energy footprint was developed using a peer reviewed open-source model that uses historic and current energy trends sourced from publicly available Australian Energy Statistics and National Greenhouse Accounts Factor data. The national carbon accounting standards used are set out by the Australian Government.

The report will be available on Council's website and the information will be used to engage the community through Council's annual Climate Change Report Card and other community activities.

The key messages from the assessment are that:

- 275,266 tonnes of CO₂ equivalent are released into the atmosphere from activities in Kingborough.
- Industrial and transport sector energy use are the largest emitters (over half community emissions)
- Commercial and residential sectors contribute 14% of emissions.
- Waste, sewerage and agricultural sector contribute 11% of emissions.
- Rooftop solar installations have doubled in a matter of years and provide 9.4 million units back to the grid.
- The number of registered electric vehicles has increased from 7 in 2018 to 27 in 2022.

Figure 1. Proportion of greenhouse gas emissions in tonnes of carbon dioxide equivalent emitted by community sector



Source: Southern Tasmanian Councils Authority, 2023.

Data sources: Australian Energy Statistics, 2023, TasNetworks, 2023, TasWater, 2023, STCA RCCI Southern Councils Snapshot Report, 2023.

3.2 Adapting to a Changing Climate Program

i) Coastal Hazards Policy

A draft Coastal Hazards Policy has been developed and presented to a Council workshop in July. The draft policy will be presented to a Council meeting in August. The policy identifies a set of principles that will guide our response to coastal hazard identification, monitoring and management. Implementation of the policy will minimise the risk of legal challenges and liability in the future.

Risk assessment work continues to identify and assess coastal hazards that are currently or have potential to impact Council assets and works. The development of a coastal asset register will be progressed in the next quarter.

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C CURRENT AND ONGOING MINUTE RESOLUTIONS (OPEN SESSION)

CURRENT	
Resolution Title	Kingston Beach Flood Mitigation Investigation
Meeting Date	7 August 2023
Minute No.	C242/15-2023
Status	Completed
Responsible Officer	Director Engineering Services
Officers Comments	Flood study to be uploaded to Council website and further consultation with affected stakeholders to occur later in the year.
Anticipated Date of Completion	Completed
STILL BEING ACTIONED	
Resolution Title	Expansion of Smoke-Free Areas
Meeting Date	5 June 2023
Minute No.	C172/10-2023
Status	In progress
Responsible Officer	Manager Environmental Services
Officers Comments	Planning commenced for consultation
Anticipated Date of Completion	December 2023
Resolution Title	Continuous Improvement Policy
Meeting Date	19 December 2022
Minute No.	C494/24-2022
Status	In progress
Responsible Officer	Chief Financial Officer
Officers Comments	Policy to be prepared
Anticipated Date of Completion	September 2023
Resolution Title	Multicultural Strategy
Meeting Date	19 December 2022
Minute No.	C498/24-2022
Status	In progress
Responsible Officer	Director Environment, Development & Community Services
Officers Comments	Advisory Group met on 5 July and 8 August. Wider community consultation and strategy development to be undertaken.
Anticipated Date of Completion	July 2024
Resolution Title	Tinderbox Beach Erosion Management – Community Consultation Report
Meeting Date	5 December 2022
Minute No.	C475/23-2022
Status	Ongoing
Responsible Officer	Manager Environmental Services
Officers Comments	Development of a local plan for Tinderbox Reserve not included in 23/24 budget
Anticipated Date of Completion	June 2023

Resolution Title	Speed Limit on Woodbridge Hill Road
Meeting Date	6 June 2022
Minute No.	C256/10-2022
Status	Ongoing
Responsible Officer	Director Engineering Services
Officers Comments	Transport Commission did not accept submission for a reduction in speed to 70km/hr and have asked for a further submission based on 60km/hr
Anticipated Date of Completion	September 2023
Resolution Title	Glyphosate
Meeting Date	7 February 2022
Minute No.	C54/2-2022
Status	Ongoing
Responsible Officer	Director Environment, Development & Community Services
Officers Comments	International research assessing the carcinogenic nature of glyphosate was released earlier this year. A report will come to Council addressing the outcomes of the research and its application to Council's use of herbicide this year.
Anticipated Date of Completion	December 2023

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