

REPORT

CORPORATE SERVICES COMMITTEE

12 AUGUST 2025

PRESENT: Councillors J Black, L Butler, S Chowdhury, J Cowley, R Ivey, K Richardson, A Ryan, P Toynton, P Wells and M Wright.

ALSO IN ATTENDANCE: The Chief Executive Officer, the Director Organisational Performance, the Governance Team Leader, the Governance Officer, the Manager Airport Strategy and Operations, the Manager Property and Land Development, the Manager Property and Land Development, the Director Strategy, Partnerships and Engagement, the Communications Partner, the IT Support Officer, the Corporate Strategy and Performance Coordinator, the Manager Customer Experience and Engagement, the Director Development and Environment, the Manager Building and Development Services, the Senior Strategic Planner, the Director Infrastructure, the Water and Sewer Client Services Coordinator, the Manager Fleet and Depot Services, the Director Community, Culture and Places, the Manager Community Services and the Manager Recreation and Open Space, the Events and Partnerships Co-ordinator, the Cultural Development Coordinator

Councillor K Richardson assumed the chair of the meeting.

The proceedings of the meeting commenced at 6:32pm at the Dubbo Civic Administration Building, Council Chamber.

CSC25/46 LEAVE OF ABSENCE (ID25/483)

A request for leave of absence was received from Councillor M Dickerson who was absent from the meeting due to personal reasons.

Moved by Councillor M Wright and seconded by Councillor J Cowley.

MOTION

That such request for Leave of Absence be accepted and Councillor M Dickerson be granted leave of absence from this meeting.

CARRIED

Councillor S Chowdhury attended via audio visual link.

For: Councillors J Black, L Butler, S Chowdhury, J Cowley, R Ivey, K Richardson, A Ryan, P Toynton, P Wells and M Wright.

Against: Nil

CSC25/47 CONFLICTS OF INTEREST (ID25/484)

The following conflicts of interest were declared:

- Councillor M Wright – CSC25/52 - Solar Car Park with Battery and EV Charging Tender - Dubbo Regional Airport

CSC25/48 REPORT OF THE VILLAGES COMMITTEE - MEETING 14 JULY 2025 (ID25/1563)

The Committee had before it the report of the Villages Committee meeting held 14 July 2025.

Moved by Councillor P Toynton and seconded by Councillor A Ryan.

MOTION

That the report of the Villages Committee meeting held on 14 July 2025, be noted.

CARRIED

For: Councillors J Black, L Butler, S Chowdhury, J Cowley, R Ivey, K Richardson, A Ryan, P Toynton, P Wells and M Wright.

Against: Nil

CSC25/49 REPORT OF THE WELLINGTON TOWN COMMITTEE - MEETING 16 JULY 2025 (ID25/1564)

The Committee had before it the report of the Wellington Town Committee meeting held 16 July 2025.

Moved by Councillor R Ivey and seconded by Councillor P Toynton.

MOTION

That the report of the Wellington Town Committee meeting held on 16 July 2025, be noted.

CARRIED

For: Councillors J Black, L Butler, S Chowdhury, J Cowley, R Ivey, K Richardson, A Ryan, P Toynton, P Wells and M Wright.

Against: Nil

CSC25/50 MONTHLY REPORTING SNAPSHOT FOR COUNCILLORS - JULY 2025 (ID25/1489)

The Committee had before it the report dated 1 August 2025 from the Corporate Strategy Performance Coordinator regarding Monthly Reporting Snapshot for Councillors - July 2025.

Moved by Councillor P Toynton and seconded by Councillor J Cowley.

MOTION

That the information contained within the report of the Corporate Strategy and Performance Coordinator, dated 1 August 2025, be noted.

CARRIED

For: Councillors J Black, L Butler, S Chowdhury, J Cowley, R Ivey, K Richardson, A Ryan, P Toynton, P Wells and M Wright.

Against: Nil

CSC25/51 2026 BIENNIAL SURVEY FOR COMMUNITY SATISFACTION AND NEEDS (ID25/1448)

The Committee had before it the report dated 25 July 2025 from the Manager Customer Experience and Engagement regarding 2026 Biennial Survey for Community Satisfaction and Needs.

Moved by Councillor M Wright and seconded by Councillor P Wells.

MOTION

That Council maintains a biennial community satisfaction survey that supports IP&R outcomes of transparency, fairness and accountability through a statistically valid survey, delivered externally via phone and online.

CARRIED

For: Councillors J Black, L Butler, S Chowdhury, J Cowley, R Ivey, K Richardson, A Ryan, P Toynton, P Wells and M Wright.

Against: Nil

CONFIDENTIAL

In accordance with Section 9(2A) Local Government Act 1993, in the opinion of the Chief Executive Officer, the following business is of a kind as referred to in Section 10A(2) of the Act, and should be dealt with in a Confidential Session of the Committee meeting closed to the press and public.

The item listed below come within the following provisions of the Act:

- *CSC25/52 - Solar Car Park with Battery and EV Charging Tender - Dubbo Regional Airport* - that the matter concerned information that would, if disclosed, prejudice the commercial position of the person who supplied it (Section 10A(2)(d)(i)).
- *CSC25/53 - Outcome of Expression of Interest Process - Sale or Lease of 93L Railway Lane, Wongarbron* - That the matter concerned information that would, if disclosed, confer a commercial advantage on a person with whom the Council is conducting (or proposes to conduct) business (Section 10A(2)(c)).

- *CSC25/54 - Proposed Sale of Walkway - Laneway between Meadowbank Drive and Springfield Way, Dubbo* - That the matter concerned information that would, if disclosed, confer a commercial advantage on a person with whom the Council is conducting (or proposes to conduct) business (Section 10A(2)(c)).
- *CCC25/41 - Tender - Victoria Park Amenity Block, Design and Construct* - That the matter concerned information that would, if disclosed, confer a commercial advantage on a person with whom the Council is conducting (or proposes to conduct) business (Section 10A(2)(c)).
- *IPEC25/58 - Quotation for Supply and Delivery of Five Motor Graders* – That the information that would, if disclosed, confer a commercial advantage on a person with whom the Council is conducting (or proposes to conduct) business (Section 10A(2)(c)).

There were no submissions as to whether the meeting should be closed for a particular item.

At this junction it was moved by Councillor J Cowley and seconded by Councillor P Wells that the Committee resolves into Closed Session, the time being 6:45pm.

The Open Session resumed at 7:25pm.

The following resolutions made in the closed session were displayed on the screen.

**CSC25/52 SOLAR CAR PARK WITH BATTERY AND EV CHARGING TENDER - DUBBO
REGIONAL AIRPORT (ID25/1427)**

The Committee had before it the report dated 23 July 2025 from the Manager Airport Strategy and Operations regarding Solar Car Park with Battery and EV Charging Tender - Dubbo Regional Airport.

Moved by Councillor J Cowley and seconded by Councillor P Wells.

MOTION

That members of the press and public be excluded from the meeting during consideration of this item, the reason being that the matter concerned information that would, if disclosed, prejudice the commercial position of the person who supplied it (Section 10A(2)(d)(i)).

Moved by Councillor M Wright and seconded by Councillor R Ivey.

MOTION

1. [REDACTED]
2. That Council delegate the Chief Executive Officer to approve contract variations for this contract subject to budget limitations.

3. That all documentation relating to this matter be executed under Power of Attorney.
4. That all information contained in this report remain confidential.

LOST

For: Councillors S Chowdhury, J Cowley, R Ivey, A Ryan and M Wright.

Against: Councillors J Black, L Butler, K Richardson, P Toynton and P Wells.

At this juncture the chairperson used their casting vote (as per section 20.16 of the Code of Meeting Practice) and the motion was lost.

Moved by Councillor L Butler and seconded by Councillor P Toynton.

MOTION

That the item be deferred to the August 2025 Ordinary Council Meeting.

CARRIED

For: Councillors J Black, L Butler, S Chowdhury, J Cowley, R Ivey, K Richardson, A Ryan, P Toynton, P Wells and M Wright.

Against: Nil

Councillor M Wright declared a non-pecuniary, less than significant interest in the matter now before the Committee and remained in the room and was out of sight during the Committee's consideration of this matter. The reason for such interest is that Councillor M Wright has a family member who is employed by Dubbo Regional Council at the Airport.

CSC25/53 OUTCOME OF EXPRESSION OF INTEREST PROCESS - SALE OR LEASE OF 93L RAILWAY LANE, WONGARBON (ID25/1324)

The Committee had before it the report dated 4 July 2025 from the Manager Property and Land Development regarding Outcome of Expression of Interest Process - Sale or Lease of 93L Railway Lane, Wongarbron.

Moved by Councillor J Cowley and seconded by Councillor P Wells.

MOTION

That members of the press and public be excluded from the meeting during consideration of this item, the reason being that the matter concerned information that would, if disclosed, confer a commercial advantage on a person with whom the Council is conducting (or proposes to conduct) business (Section 10A(2)(c)).

Moved by Councillor L Butler and seconded by Councillor P Toynton.

MOTION

1. That Council accept the expression of interest (EOI) submission by Harry Brown and Sophie Brown (or a related entity to Harry Brown and Sophie Brown) to purchase the premises situated at 93L Railway Lane, Wongarbon, properly described as Lot 1 on DP263339 (Property).
2. That the Chief Executive Officer be authorised to negotiate and finalise contract terms with Harry Brown and Sophie Brown (or a related entity to Harry Brown and Sophie Brown), for the sale and purchase of the Property, with such contract to contain the key terms as described within this report.
3. That a sunset date of 31 October 2025 will apply to the negotiations and finalisation of contract terms as described in resolution no. 2 (above).
4. That Council enter into negotiations to sell the Property to Native Secrets Australia, if negotiations with Harry Brown and Sophie Brown (or a related entity to Harry Brown and Sophie Brown):
 - i. are unsuccessful; or
 - ii. are not completed by 31 October 2025.
5. That all documentation in relation to this matter be executed under Power of Attorney.
6. That the considerations in relation to this matter remain confidential to Council.

CARRIED

For: Councillors J Black, L Butler, S Chowdhury, J Cowley, R Ivey, K Richardson, A Ryan, P Toynton, P Wells and M Wright.

Against: Nil

CSC25/54 PROPOSED SALE OF WALKWAY - LANEWAY BETWEEN MEADOWBANK DRIVE AND SPRINGFIELD WAY, DUBBO (ID25/1397)

The Committee had before it the report dated 15 July 2025 from the Property Services Team Leader regarding Proposed Sale of Walkway - Laneway between Meadowbank Drive and Springfield Way, Dubbo.

Moved by Councillor J Cowley and seconded by Councillor P Wells.

MOTION

That members of the press and public be excluded from the meeting during consideration of this item, the reason being that the matter concerned information that would, if disclosed, confer a commercial advantage on a person with whom the Council is conducting (or proposes to conduct) business (Section 10A(2)(c)).

Moved by Councillor L Butler and seconded by Councillor P Toynton.

MOTION

1. That Council complete the road closure process required by the *Roads Act 1993* in relation to the laneway between Meadowbank Drive and Springfield Way (Laneway).
2. That upon closure of the Laneway, that it be vested in Council as operational land.
3. That Council proceed with Option 2 as recommended in the body of this report to sell the portion of the Laneway:
 - (a) adjoining 33 Meadowbank Drive, Dubbo, as described in the body of this report, be disposed to the owner of 33 Meadowbank Drive, Dubbo in accordance with the terms detailed in this report; and
 - (b) adjoining 46 Springfield Way, Dubbo, as described in the body of this report, be disposed to the owner of 46 Springfield Way, Dubbo in accordance with the terms detailed in this report.
4. That the Chief Executive Officer is delegated to negotiate and finalise all documentation in relation to resolutions no. 1, 2 and 3 (above).
5. That all documentation in relation to this matter be executed under the Power of Attorney.
6. That the considerations in relation to this matter remain confidential to Council.

CARRIED

For: Councillors J Black, L Butler, S Chowdhury, J Cowley, R Ivey, K Richardson, A Ryan, P Toynton, P Wells and M Wright.

Against: Nil

The meeting closed at 7:25pm.

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CHAIRPERSON