



# OUTCOMES OF THE MARCH 23 ORDINARY COUNCIL MEETING

Dubbo Regional Council (DRC) met on Thursday 23 March, 2023 at 5.30pm in the Dubbo Council Chambers for the March council meeting. The following outcomes were made:

## **REPORT OF THE INFRASTRUCTURE, PLANNING AND ENVIRONMENT COMMITTEE - MEETING 9 MARCH 2023**

Councillors adopted the report of the Infrastructure, Planning and Environment Committee.

## **REPORT OF THE CULTURE AND COMMUNITY COMMITTEE - MEETING 9 MARCH 2023**

Councillors adopted the report of the Culture and Community Committee.

## **REPORT OF THE CORPORATE SERVICES COMMITTEE - MEETING 9 MARCH 2023**

Councillors adopted the report of the corporate services committee. Report item CSC 23/5 was highlighted with Councillors concerned about the look of moving the Council chambers, however they were assured Council staff understood the respect to the elected body and were keen to get it right with a number of councils moving to a flexible space and councillors will be consulted during the design. The motion was carried.

### **REPORT OF THE FLOODPLAIN MANAGEMENT COMMITTEE - MEETING 14 MARCH 2023**

Councillors adopted the report of the Floodplain Management Committee

### **NOTICE OF MOTION OF RESCISSION - CCL22/12 - MOTION FOR NATIONAL GENERAL ASSEMBLY**

Councillors rescinded the resolution they had moved on 9 February 2023 in order to make it clearer. (See below)

### **NOTICE OF MOTION FOR NATIONAL GENERAL ASSEMBLY**

Councillors moved the motion that the CEO submit the following motion to the Local Government Association for inclusion on the agenda for the National General Assembly for 2023.

“That the Federal Government undertake a scope analysis and develop an action plan for the settlement of skilled and non-skilled migrants in regional areas”.

### **DUBBO REGION CHRISTMAS CAMPAIGN**

As part of the draft 2023/2024 operational plan and budget process

council moved to increase place-based activities to celebrate the festive season within the Dubbo and Wellington CBDs, in addition to increasing engagement with local business community through campaigns and collaboration.

### **BOIL WATER ALERT REVIEW**

Councillors noted the information provided in the outcomes of the boil water alert and development of an action plan.

### **DRINKING WATER MANAGEMENT SYSTEM – ANNUAL REPORT**

Councillors noted the annual drinking water management system report which highlighted where the critical control points were exceeded during the year.

Councillors determined the annual Drinking Management System Performance report be provided to Council by the April Ordinary Meeting each year.

It was also noted as is required, that the annual report shall be provided to the Public Health / Western NSW Local Health District.

Councillors discussed the Fluoride update on which the tenders have now closed with an assessment being undertaken by NSW Public Works, the DPP and Council's procurement.

It is expected a timeline for the tenders be presented to the Standing Committee in a fortnight's time and due to the process with the tenders the June 30 target date may not be met.

### **ADOPTION OF THE GEURIE FLOOD STUDY AND FLOOD RISK MANAGEMENT PLAN**

Council adopted the 2022 Geurie Flood Study and the 2022 Geurie Flood

Risk Management Plan.

Adoption of the Geurie Flood Study and Flood Risk Management Plan will now allow staff to update the existing Geurie Flood Planning Policy, which outlines specific requirements for development on land classified as flood prone land. The policy also provides information to residents and prospective developers where properties are likely to be impacted by flood waters.

### **2023 ANZAC DAY CEREMONIES - DUBBO LOCAL GOVERNMENT AREA**

Council approved recommendations the Returned and Services League Sub-branch in Dubbo and Wellington and the Stuart Town Anzac Committee undertake their respective Anzac Day marches on Tuesday 25 April 2023 and implement road closures and detours as conditioned by Transport for NSW, NSW Police and Council, following the conditions of consent

### **2023 DUBBO CYCLE CLUB SEASON**

The Dubbo Cycle Club requested approval to conduct the 2023 Class 2 competition season for juniors and seniors utilising Benolong, Burroway, Mogriguy, Wongarbon and Westella roads in the Dubbo area; and Arthurville, Suntop, Terrabella, River, Hermitage, Comobella roads and Zaias Lane in the Wellington area between 1 January 2023 and 23 December 2023.

A requirement of the NSW Guidelines for Bicycle Road Races is that bicycle road races be referred to the Local Traffic Committee for consideration. Councillors adopted a number of recommendations in relation to the 2023 Dubbo Cycle Club Season.

## **SHORT-TERM WORKER ACCOMMODATION IN THE LOCAL GOVERNMENT AREA**

There are significant housing and accommodation options as a result of economic development and large infrastructure projects are required across the LGA. Council has engaged consultants to undertake an analysis of short term worker accommodation requirements and to identify policy and other initiatives Council can undertake to ensure the Region can both capitalise from investment and ensure housing availability is not further unreasonably impacted.

Councillors noted the information in the report and the analysis provided.

Councillors determined that Council collaborate with NSW Government agencies and Energy Co to ensure short-term worker accommodation issues are adequately assessed and addressed.

The report will be made publically available and staff will begin and amendment to the Dubbo Local Environmental Plan 2022 to include temporary workers accommodation as a permissible development activity.

## **DRAFT NORTH-WEST URBAN RELEASE AREA PRECINCT PLAN - RESULTS OF PUBLIC EXHIBITION**

Council initiated planning for the North-West Dubbo Urban Release Area in 2022 to provide further housing and development opportunities LGA.

A draft Precinct Plan was prepared to enable a variety of land use zones and a range of densities that would provide a mix of housing options.

The draft Precinct Plan was placed on public exhibition and Council received 19 submissions, which have been considered as part of ongoing strategic planning works for the Precinct.

Further consultation will now be undertaken with landowners and those

persons who provided submissions as part of the Precinct Plan development process.

Council will also undertake targeted consultation with landowners in the North-West Urban Release Area.

### **DRAFT DEVELOPMENT CONTROL PLAN - CLEARMONT RISE - CENTRAL WEST URBAN RELEASE AREA**

A draft Development Control Plan (DCP) was received from the Bathla Group to provide detailed planning and design guidelines for development on part of 13L Narromine Road and Jannali Road.

The draft DCP provides a new format from the existing Dubbo DCP 2013. It contains succinct controls to manage residential urban design, subdivision and development outcomes.

Councillors adopted the draft Clearmont Rise Development Control Plan for the purpose of public exhibition.

The plan will be placed on public exhibition for a period of 28 days in accordance with the relevant act and following completion of the period a report will be presented to Council for consideration, including the results of public exhibition.

### **PLANNING PROPOSAL R22-006 - 13L NARROMINE ROAD DUBBO - PROPOSED AMENDMENTS TO LAND USE ZONES**

A Planning Proposal was lodged by GLN Planning Pty Ltd, on behalf of the Bathla Group, to amend the Dubbo Regional Local Environmental Plan 2022 by changing the existing land use zones in the northern portion of 13L Narromine Road Dubbo.

The Planning Proposal seeks to rezone part of the existing land from IN2 Light Industrial to B2 Local Centre and B5 Business Development.

The total area to be rezoned is approximately 66.86 Ha.

Assessment of the Planning Proposal shows that the proposal has strategic merit and should be submitted to NSW Department of Planning and Environment for a Gateway Determination. If issued, the determination will require community and stakeholder consultation. Councillors endorsed the Planning Proposal and requested the CEO be authorised as the Local Plan Making Authority.

The plan will go on public exhibition for 28 days, subject to the conditions of the Gateway Determination, with a further report presented to council following this exhibition period.

### **MACQUARIE CONSERVATORIUM OF MUSIC UPDATE**

Councillors resolved to actively investigate the way in which the Council support the Macquarie Conservatorium of Music (The Con) to find a short to medium term location.

The Con's lease of a NSW Government building expired December 2022. With the facilitation assistance of Council, The Con have been granted a six month lease extension.

The Con have been investigating other suitable locations for its operations since 2019.

Council have been assisting The Con since 2020 to investigate potential suitability of a number of Council facilities for short- medium term lease opportunity, in line with their needs and expectations.

Council will continue with development of a future focused Cultural Precinct Plan at the Western Plains Cultural Centre, and continue to engage with cultural stakeholders such as the Macquarie Conservatorium of Music in the process.

Council also notes the valuable educational, cultural and economic benefits of the Dubbo region having a Conservatorium.

## **INVESTMENT POLICY AND STRATEGY REVIEW – 2023**

The Investment Policy and Strategy are reviewed annually, as a minimum, to ensure they remain appropriate given changes to the economic, investment and legislative environments.

Council adopted the draft Investment Policy March 2023 and draft Investment Strategy March 2023 and will again review the policy and strategy in March 2024.

## **UPDATE ON INTERNAL AUDIT AND RISK FUNCTION**

Councillors noted the report from the Manager Corporate Governance which highlighted the internal audit function was removed from the structure in October 2022.

The function is now being carried out by external consultants to increase the level of independence and transparency.

## **DUBBO REGIONAL AIRPORT AIRLINE REGULAR PASSENGER TRANSPORT (RPT) FEES AND CHARGES 2023/2024**

Councillors agreed the draft 2023/2024 fees and charges would reflect an increase of 5 per cent and asked the CEO to formally advise all airlines of the proposed Passenger Facility Charge, which would rise to \$18.32.

All other fees relating to Dubbo Regional Airport and Wellington Aerodrome and Recreation Park, including security fees and general aviation landing fees, are to be considered as part of the broader annual Revenue Policy and Fees and Charges review process.

Council will develop an engagement plan ahead of the 2024/2025 Budget looking at a Maximum Take-off Weight (MTOW) charge with



airlines.

### **EASEMENTS AND DEED OF AGREEMENT TO GRANT EASEMENTS - UUNGULA WIND FARM**

Council agreed to grant easements over the portions of Twelve Mile Road, Ungula Road and Ilgingery Road, provided that such easements are on terms reasonably accepted to Council and generally in accordance with the details described in the report presented to them. Council agreed to enter into a Deed of Agreement with Squadron Energy Pty LTD to grant the easements described above.

Council authorised the CEO to negotiate the terms of the easements and the Deed of Agreement and negotiate the amount of compensation payable for the easements, provided that such compensation is supported by a professional valuation.

Squadron Energy Pty Ltd shall cover all of Council's costs in the matter and pay compensation to Council for the granting of the easements.

### **EXECUTION OF DOCUMENTS RELATED TO 8A AND 10 MONTEFIORES STREET, MONTEFIORES**

Council approved the documentation necessary to grant and register an access easement over 10 Montefiores Street, Montefiores. All necessary documentation will be executed under the Common Seal of Council.

### **BODANGORA WIND FARM COMMUNITY BENEFIT FUND 2022/2023**

Ten applications with combined total request of \$61,206.28 for available funds of \$85,000.00 were recommended by the Bodangora Community Consultative Committee.

Following committee recommendation Councillors recommended the

following funds be presented in accordance with the Bodangora Wind Farm Community Benefit Fund Grant Guidelines and notification to be sent to each successful applicant:

- Wellington Junior Redbacks Rugby Club \$9,528.28
- Wellington Town Band \$3,500.00
- Red Cross, Wellington Branch \$1,000.00
- Stuart Town Advancement Association Inc \$1,855.00
- Stuart Town Action Group Inc \$10,000.00
- Wellington Golf Club Ltd \$5,812.00
- Wellington Arts Centre Inc \$9,185.00
- Neurea Recreation Ground \$6,500.00
- Barnardos Australia \$6,507.00
- Mumbil Parents & Citizens Association Inc \$7,319.00

Unsuccessful applicants will be advised of Council's Grants Hub, as well as other funding opportunities and any advice to assist future applications for council financial assistance.

Council will review the current Bodangora Wind Farm Grant Guidelines to increase the current limit of \$10,000 per application and the surplus funds remaining from Round 8 will be rolled over to Round 9 of Bodangora Wind Farm Community Benefit Fund 2023/2024.

### **MACQUARIE RIVER MASTER PLAN (NORTH AND SOUTH PRECINCTS) - COMMUNITY CONSULTATION**

The draft Macquarie River Master Plan (North and South Precincts) has been prepared with extensive community consultation and input. Following public exhibition of the draft master plan the final Macquarie

River Master Plan (North and South Precincts) was provided for consideration.

Councillors noted the Macquarie River Master Plan (North and South Precincts) Community Consultation report and withdrew the North West Urban Release Area from the larger plan, with a further review of the structural plan to be undertaken through Growth Planning before a report was brought back to council.

Councillors noted a number of amendments and the responses provided for each of the themes.

The community were thanked for their contribution into the development of the Master Plan and the plan was adopted with amendments.

## **CONFIDENTIAL: PROPOSED ACQUISITION OF LAND FOR THE DUBBO NORTHERN BOREFIELD PROJECT**

Council start the process of acquiring the relevant land as specified in the report pursuant to the Local Government Act and in accordance with the Land Acquisition (Just Terms Compensation) Act.

Councillors have also authorised the CEO to register an acquisition plan with the New South Wales Land Registry Service outlining the proposed acquisition area as specified in this report.

All matters contained within this report remain confidential to Council.

Last Edited: 17 Jul 2023