

**MINUTES OF ORDINARY MEETING OF GREATER HUME COUNCIL
HELD AT COUNCIL CHAMBERS, BALFOUR ST, CULCAIRN
ON WEDNESDAY, 19 FEBRUARY 2025**

The meeting opened at 6.09pm after the public forum.

IN ATTENDANCE

Cr Hooper, Lindner, Liston, Morton, O'Neill, Parker, Quinn, Schilg, Acting General Manager, Director Engineering, Director Corporate and Community Services, Director Environment and Planning, and Executive Assistant.

PRAYER

Councillor Cr Lindner read a prayer to commence the meeting.

ACKNOWLEDGEMENT OF COUNTRY

The Mayor (Chairperson) offered an Acknowledgement of Country at the commencement of the meeting.

APOLOGIES AND APPLICATIONS FOR LEAVE OF ABSENCE OR ATTENDANCE BY AUDIO VISUAL LINK BY COUNCILLORS

6790 [Cr Quinn / Cr Schilg]

Cr Hicks was an apology

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton O'Neill Parker Quinn Schilg		Hicks	

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CONFIRMATION OF MINUTES OF PREVIOUS MEETING

MINUTES OF ORDINARY MEETING OF COUNCIL HELD ON 18 DECEMBER 2024

RECOMMENDATION [Cr Hooper / Cr O'Neill]

That the Minutes of the Ordinary Meeting of Greater Hume Council held at Holbrook on Wednesday 18 December 2024 as printed and circulated to be confirmed as a true and correct record of the proceedings of such meeting.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
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A Motion of Amendment was put by Cr Quinn. No seconder was forthcoming, so the Motion was lapsed.

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ACTION REPORT FROM THE MINUTES

- 1. MINUTE 6539, PAGE 4, DEVELOPMENT APPLICATION-DA10.2021.162.2-TWENTY-EIGHT (28) LOT TORRENS TITLE SUBDIVISION DESIGN AMMENDMENT – CHANGE TO THE APPROVED SUBDIVISION LAYOUT INCLUDING REDUCTION OF TREE REMOVAL.**

Cr Schilg asked the question as to why the status was at 80% when it was believed that approval had been given. Director of Environment responded the Walla Subdivision had been approved they're are subsequent Engineering approvals still to come.

- 2. MINUTE 6554, PAGE 5, NOTICE OF MOTION – TOWNSHIP SPEED LIMIT REDUCTION**

Cr Schilg asked the question as to when Council could expect to see the speed limit reduced. Director of Engineering responded that the submission had been put to TfNSW for approval. Turnaround time for such approvals is between 6-12 months.

DECLARATION OF PECUNIARY INTEREST OR NON-PECUNIARY INTEREST (CONFLICT OF INTEREST)

Cr Kerry Morton gave notice of her intention to declare a non-pecuniary interest in PART A FOR DETERMINATION – CORPORATE AND COMMUNITY SERVICES ITEM 1- REQUEST TO WAIVE MEETING ROOM HIRE FEES

Cr Brian Liston gave notice of his intention to declare a non- pecuniary interest in PART A FOR DETERMINATION – ITEM 5. PROPOSED METHOD OF SALE OF 24 LOTS RESIDENTIAL ESTATE – KINVARA RESIDENTIAL ESTATE, CULCAIRN

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MAYORAL MINUTE

1. MAYORAL MINUTE – CONFIDENTIAL STAFFING MATTER TO BE DISCUSSED IN CLOSED COUNCIL

6791 RESOLVED [Cr Morton / Cr Schilg]

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NOTICE OF MOTIONS

Nil

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OFFICERS' REPORTS – PART A - FOR DETERMINATION

ENVIRONMENT AND PLANNING

1. **PLANNING PROPOSAL TO RECLASSIFY LAND – FROM COMMUNITY TO OPERATIONAL AT 163 ALBURY STREET, HOLBROOK, NSW 2644, ON LOT 10 DP 571557, AND AN ADMINISTRATIVE AMENDMENT TO THE HERITAGE MAP - HER 003D.**

6792 RESOLVED [Cr Quinn/ Cr Lindner]

1. In accordance with Section 30(1) of the Local Government Act 1993 Council resolve to inform the Department of Planning Housing and Infrastructure of the intention to prepare the Planning proposal to reclassify the land from community land to operational land at 163 Albury Street Holbrook on Lot 10 DP 571557 and subsequent administrative amendments to the heritage map – 'HER_003D'.

1. In accordance with Section 3.34(1) of the Environmental Planning and Assessment Act 1979 Council request a Gateway Determination from the Minister for Planning

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**2. DEVELOPMENT APPLICATION 10.2023.45.2 – MODIFICATION – LAUNDROMAT
LOT 1 DP562787 – 1 SLADEN STREET HENTY**

MOTION [Cr Lindner / Cr Schilg]

RECOMMENDATION

Approve Development Application No 10.2023.116.1 – Modification Laundromat – Lot 1 DP 12486 1 Sladen St East Henty subject to the conditions attached to this report pursuant to Sections 4.16 and Section 4.17 of the Environmental Planning and Assessment Act 1979.

SCHEDULE 1 – MODIFICATION RECOMMENDED CONDITIONS OF CONSENT

1 PRESCRIBED CONDITIONS OF CONSENT

The following conditions are known as “Prescribed Conditions” and are required by the Environmental Planning and Assessment Regulation 2021 to be imposed as part of any development consent whether or not they are relevant to the development approved under this consent. Please do not hesitate to contact staff in Council’s Development Department who will be happy to advise you as to whether or not the conditions are relevant to your consent.

Section 69: Compliance with *Building Code of Australia* and insurance requirements under the *Home Building Act 1989*

Section 70: Erection of signs

Section 71: Notification of *Home Building Act 1989* requirements

Section 72: Entertainment venues

Section 73: Maximum capacity signage

Section 74: Shoring and adequacy of adjoining property

Section 75 Fulfilment of BASIX commitments

Section 76 Deferred commencement consent

Section 81: Build-to-rent housing

Please refer to the NSW State legislation for full text of the above Sections under Part 4 Division 2 of the *Environmental Planning and Assessment Regulation 2021*.

GENERAL CONDITIONS WHICH MUST BE FULFILLED

2 Compliance with Plans and Conditions

The development shall take place in accordance with the approved development plans and the particulars and statements submitted with the development application (DA 10.2023.45.1) and in conjunction with development consent 10.2022.151.1, except as modified in red by Council, and/or any conditions of this consent.

3 Compliance with Fire Safety Schedule

All fire safety measures listed in the fire safety schedule are to be installed and certified as achieving no less than their applicable performance standard as noted beside each fire safety measure on the fire safety schedule. The fire safety schedule forms part of the construction certificate applicable to this subject development.

4 Submission of an Annual Fire Safety Statement

The owner of any building in which fire safety measures are installed, must cause the Council to be given an annual fire safety statement, within 12 months after the last such statement or final fire safety certificate was issued

The certificate shall certify:

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that each essential fire safety measure has been assessed by an accredited practitioner (fire safety) and was found, at the date of assessment, to be capable of performing to a standard not less than that required by the current fire safety schedule.

The building has been inspected by an accredited practitioner (fire safety) and was found when it was inspected to be in a condition that did not disclose any grounds for prosecution under Part 15 of the Environmental Planning and Assessment (Development Certification and Fire Safety) Regulation 2021

NOTES:

1. As soon as practicable after an annual fire safety statement is issued, the owner of the building to which it relates:

(i) must cause a copy of the statement (and current fire safety schedule) to be given to the Commissioner of NSW Fire Brigades, and

(ii) Must cause a further copy of the statement (and current copy of the current fire safety schedule) to be prominently displayed in the building.

2. A "fire safety measure" is defined as any measure (including any item of equipment, form of construction or fire safety strategy) that is or is proposed to be, implemented in the building to ensure the safety of persons using the building in the event of fire.

5 Vehicles Driven in Forward Direction

All vehicles must be driven in a forward direction at all times when entering or leaving the premises.

6 Hours of Operation:

Hours of operation for the business premises (laundromat) are:

a. 7 days a week, 7.00am to 7.00pm

b. Access to the business premises (laundromat) will be restricted to the operational hours only. All measures will be taken to ensure this.

7 Development not to Interfere with Amenity of the Area

The development is to be conducted in a manner that will not interfere with the amenity of the locality by reason of the emission of noise, vibration, smell, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products, grit, oil, artificial lighting, increased traffic movement, by causing interference with television or radio reception or otherwise.

8 External Lighting not to Cause a Nuisance

All exterior lighting associated with the development shall be designed and installed so that no light will be cast onto any adjoining property.

9 Signage

The approved Business Identification Signage must be maintained to an acceptable level. If any deterioration of the development becomes noticeable, the Business Identification signage must be replaced or removed as soon as possible to ensure the visual amenity of the area is maintained.

10 Privacy Fence

A privacy fence must be constructed along the boundary to meet Condition 7 "Development not to interfere with Amenity of the Area". The privacy fence must be constructed of colourbond material and must be a height of 2 meters and a length of 13 metres encompassing the area from the existing rear colourbond fence to the façade of the neighbouring dwelling.

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CONDITIONS PRIOR TO THE ISSUE OF A CONSTRUCTION CERTIFICATE

11 Section 64 Contributions Charges

The payment Section 64 sewerage headwork charges are applicable and must be paid to Council prior to the release of the Construction Certificate.

Section 64 Contributions charges for sewer

The fees are charged and calculated in accordance with Council's Adopted Fees and Charges Policy at the time the payment is made with Council. See below:

Contribution Type

Land use

Laundromat

Total outstanding 64 Contributions charges.

\$5,926.50

(As per 2022/2023 Fees & Charges Schedule)

13 Liquid Trade Waste Agreement Required

Prior to issue of a construction certificate a person wishing to discharge liquid trade waste to the sewer system must under Section 68 of the Local Government Act 1993 and Councils Liquid Trade Waste Regulation Policy obtain prior approval from Council.

Discharging liquid trade waste without approval is an offence under Section 626 of the Act.

Further information is available from Council's Trade Waste Officer regarding the application process.

The applicant shall submit detailed sewer layout plans including pre-treatment equipment to allow for the discharge of liquid trade waste to sewer.

Trade waste material is not to be discharged into Councils sewer system, without first obtaining such written approval. All conditions of the approval must be complied with.

CONDITIONS PRIOR TO THE COMMENCEMENT OF ANY WORKS

14 Construction Certificate Required

Prior to the commencement of any works, a construction certificate is required to be issued by a Principal Certifier, in accordance with Section 6.3 (1) and 6.5 (1) of the Environmental Planning and Assessment Act 1979.

Enquiries regarding the issue of a construction certificate can be made to Council on 02 6036 0100.

15 Appointment of a Principal Certifier

Prior to the commencement of any works, the person having benefit of a development consent, or complying development certificate must:

- a. appoint a Principal Certifier; and
- b. notify Council of the appointment.

In accordance with Section 6.6 (1) and (2) (a) of the Environmental Planning and Assessment Act 1979.

16 Notify Council of Intention to Commence Works

The applicant must notify Council, in writing of the intention to commence works at least two (2) days prior to the commencement of any works on site.

17 Sign During Construction

Prior to the commencement of works, a sign must be erected in a prominent position on site during construction:

- a. Stating that unauthorised entry to the work site is prohibited,
- b. Showing the name of the person in charge of the work site and a telephone number at which that person may be contacted outside working hours, and

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c. Showing the name, address and a telephone number of the Principal Certifying Authority for the development.

Note: A \$1500 on the spot fine may be issued for non-compliance with this condition.

18 Riverina Water Approval

Prior to the commencement of any works on site, Riverina water shall be contacted with regard to the proposed plumbing works and installation of a commercial laundromat. Any communication, fees and approvals shall be made available to Council on request.

CONDITIONS DURING CONSTRUCTION

19 Compliance with Construction Certificate

All building works approved in this development consent must comply with the terms of the consent the plans, specifications and any other approved documents relevant to the approved Construction Certificate.

20 All Work to be Carried Out by a Licensed Plumber and Drainer

All plumbing and drainage work shall be carried out by a licensed plumber and drainer and to the requirements of AS/NZS 3500-2015 and the Local Government Act 1993 and Local Government (General) Regulations 2021, the Plumbing & Drainage Act 2011 and Plumbing & Drainage Regulations 2017.

21 Compliance with the National Construction Code (NCC)

All building work must be carried out in accordance with the provisions of the NCC.

Compliance with the performance requirements can only be achieved by:

- a. complying with the deemed-to-satisfy provisions; or
- b. formulating an alternative solution which:
 - i. complies with the performance requirements; or
 - ii. is shown to be at least equivalent to the deemed-to-satisfy provisions; or
- c. a combination of (a) and (b).

22 Critical Stage Inspections

In accordance with Section 6.6 (2) (b) of the Environmental Planning and Assessment Act 1979 the Principal Certifier for the building work is to inform the person having benefit of the consent of the Critical Stage Inspections that must be carried out with respect to the building work under Clause 61 of the Environmental Planning and Assessment (Development Certification and Fire safety) Regulation 2021.

Note: A \$1500 on the spot fine may be issued for failing to request the Principal Certifier to undertake the above inspections (as issued by Council).

23 Construction – Maintenance and Clearing of Site

The site shall remain clean and all waste building materials and the like shall be contained within the site boundaries. The site is to be cleared of all building refuse and spoil immediately after completion of the works.

24 Construction - Hours of Work

All construction works will be restricted to the following hours in accordance with the NSW Environment Protection Authority Noise Control Guidelines:

- a. Mondays to Fridays, 7.00am to 6.00pm
- b. Saturdays, 8.00am to 1.00pm
- c. No work is permitted on Sundays and Public Holidays.

Construction works that are carried out in the open that involve the use of heavy vehicles, heavy machinery and other equipment likely to cause offence to adjoining properties is to be restricted to the above hours in accordance with the NSW Environment Protection Authority Noise Control Guidelines.

In the event that the demolition/construction relates to works inside the building and does not involve external walls or the roof, and do not involve the use of equipment that emits noise then the works are not restricted to the hours stated above. The provisions of the Protection

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of the *Environment Operations Act, 1997* in regulating offensive noise also apply to all construction works.

CONDITIONS PRIOR TO OCCUPATION OF THE DEVELOPMENT

25 Occupation Certificate

Prior to the commencement of any use and/or occupation of the subject development (whole or part), either a Part Occupation Certificate or Whole Occupation Certificate must be obtained.

Prior to the issue of any Occupation Certificate the Principal Certifier must be satisfied that the development (part or whole) is in accordance with the respective Development Consent and Construction Certificate.

26 Submission of a Final Fire Safety Certificate

Prior to the occupation of the building, the owner of the building shall submit to Council, a final fire certificate in relation to each essential fire safety measure specified in the fire safety schedule, attached to the construction certificate.

Such certificate shall state that each essential fire safety measure specified:

- a. has been assessed by a properly qualified person, and
- b. was found, at the date of assessment, to be capable of performing to a standard not less than that required by the current fire safety schedule for the building for which the certificate is issued.

NOTES:

1. *As soon as practicable after a final fire safety certificate is issued the owner of the building to which it relates:*

(i) must cause a copy of the certificate (and current fire safety schedule) to be given to the Commissioner of NSW Fire Brigades, and

(ii) must cause a further copy of the certificate (and current copy of the current fire safety schedule) to be prominently displayed in the building.

2. *A "fire safety measure" is defined as any measure (including any item of equipment, form of construction or fire safety strategy) that is, or is proposed to be, implemented in the building to ensure the safety of persons using the building in the event of the fire.*

27 Plumbing Works Final

The building shall not be occupied or used until such time Council has issued a Plumbing Final letter confirming that all works have been completed to the satisfaction of Council.

NB. This letter is in addition to the inspection sheet or Certificate of Compliance from Council.

28 Council Property

Any damage or deterioration to any Council property including road reserves, or removal of any existing street trees, must be reinstated to its original condition to the satisfaction of Council and at no cost to Council.

29 Building Information Certificate

A building information certificate must be submitted to Council for the Laundromat structure.

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ADVICE TO APPLICANT

- a. It is the Applicant's responsibility to ensure compliance with the requirements of the *Disability Discrimination Act 1992* (DDA). Note: Compliance with the Building Code of Australia does not necessarily meet the requirements of the DDA. You are advised to seek advice from the Australian Human Rights Commission (phone (02) 9284 9600) in respect of your application.
- b. The land subject to this consent may have restrictive private covenants applying to it. It is the responsibility of the Applicant and owner/builder to ensure private covenants are adhered to. Council does not enforce or regulate private covenants and therefore accepts no responsibility for checking the compliance of building design with such covenants.
- c. Underground assets may exist in the area subject to this application. In the interests of health and safety and to prevent damage to third party assets, please contact Dial Before You Dig at www.1100.com.au or telephone on 1100 before excavating or erecting structures. If alterations are required to the configuration, size, form or design of the development upon contacting the Dial Before You Dig service, an amendment to the development consent (or a new development application) may be necessary. Individuals owe asset owners a duty of care which must be observed when working in the vicinity of plant or assets on the relevant property via contacting the Dial Before You Dig service in advance of any construction or planning activities.

AMMENDMENT [Cr Quinn / Cr Hooper]

That Condition 10 to be removed from the recommendation and that all other parts of the recommendation be retained.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
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ON BEING PUT TO THE VOTE, THE AMENDMENT WAS CARRIED AND BECAME THE SUBSTANTIVE MOTION

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6793 RESOLVED [Cr Quinn / Cr Hooper]

That Condition 10, to be removed from the recommendation and that all other parts of the recommendation be retained.

Approve Development Application No 10.2023.116.1 – Modification Laundromat – Lot 1 DP 12486 1 Sladen St East Henty subject to the conditions attached to this report pursuant to Sections 4.16 and Section 4.17 of the Environmental Planning and Assessment Act 1979.

SCHEDULE 1 – MODIFICATION RECOMMENDED CONDITIONS OF CONSENT

1 PRESCRIBED CONDITIONS OF CONSENT

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Section 69: Compliance with *Building Code of Australia* and insurance requirements under the *Home Building Act 1989*

Section 70: Erection of signs

Section 71: Notification of *Home Building Act 1989* requirements

Section 72: Entertainment venues

Section 73: Maximum capacity signage

Section 74: Shoring and adequacy of adjoining property

Section 75 Fulfilment of BASIX commitments

Section 76 Deferred commencement consent

Section 81: Build-to-rent housing

Please refer to the NSW State legislation for full text of the above Sections under Part 4 Division 2 of the *Environmental Planning and Assessment Regulation 2021*.

GENERAL CONDITIONS WHICH MUST BE FULFILLED

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3 Compliance with Fire Safety Schedule

All fire safety measures listed in the fire safety schedule are to be installed and certified as achieving no less than their applicable performance standard as noted beside each fire safety measure on the fire safety schedule. The fire safety schedule forms part of the construction certificate applicable to this subject development.

4 Submission of an Annual Fire Safety Statement

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The certificate shall certify:

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that each essential fire safety measure has been assessed by an accredited practitioner (fire safety) and was found, at the date of assessment, to be capable of performing to a standard not less than that required by the current fire safety schedule.

The building has been inspected by an accredited practitioner (fire safety) and was found when it was inspected to be in a condition that did not disclose any grounds for prosecution under Part 15 of the Environmental Planning and Assessment (Development Certification and Fire Safety) Regulation 2021

NOTES:

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5 Vehicles Driven in Forward Direction

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6 Hours of Operation:

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a. 7 days a week, 7.00am to 7.00pm

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9 Signage

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10 REDACTED

CONDITIONS PRIOR TO THE ISSUE OF A CONSTRUCTION CERTIFICATE

11 Section 64 Contributions Charges

The payment Section 64 sewerage headwork charges are applicable and must be paid to Council prior to the release of the Construction Certificate. The fees are charged and calculated in

Section 64 Contributions charges for sewer

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accordance with Council's Adopted Fees and Charges Policy at the time the payment is made with Council. See below:

Contribution Type

Land use	Laundromat
Total outstanding 64 Contributions charges.	\$5,926.50

(As per 2022/2023 Fees & Charges Schedule)

13 Liquid Trade Waste Agreement Required

Prior to issue of a construction certificate a person wishing to discharge liquid trade waste to the sewer system must under Section 68 of the Local Government Act 1993 and Councils Liquid Trade Waste Regulation Policy obtain prior approval from Council.

Discharging liquid trade waste without approval is an offence under Section 626 of the Act. Further information is available from Council's Trade Waste Officer regarding the application process.

The applicant shall submit detailed sewer layout plans including pre-treatment equipment to allow for the discharge of liquid trade waste to sewer.

Trade waste material is not to be discharged into Councils sewer system, without first obtaining such written approval. All conditions of the approval must be complied with.

CONDITIONS PRIOR TO THE COMMENCEMENT OF ANY WORKS

14 Construction Certificate Required

Prior to the commencement of any works, a construction certificate is required to be issued by a Principal Certifier, in accordance with Section 6.3 (1) and 6.5 (1) of the Environmental Planning and Assessment Act 1979.

Enquiries regarding the issue of a construction certificate can be made to Council on 02 6036 0100.

15 Appointment of a Principal Certifier

Prior to the commencement of any works, the person having benefit of a development consent, or complying development certificate must:

- a. appoint a Principal Certifier; and
- b. notify Council of the appointment.

In accordance with Section 6.6 (1) and (2) (a) of the Environmental Planning and Assessment Act 1979.

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- a. Stating that unauthorised entry to the work site is prohibited,
- b. Showing the name of the person in charge of the work site and a telephone number at which that person may be contacted outside working hours, and
- c. Showing the name, address and a telephone number of the Principal Certifying Authority for the development.

Note: A \$1500 on the spot fine may be issued for non-compliance with this condition.

18 Riverina Water Approval

Prior to the commencement of any works on site, Riverina water shall be contacted with regard to the proposed plumbing works and installation of a commercial laundromat. Any communication, fees and approvals shall be made available to Council on request.

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20 All Work to be Carried Out by a Licensed Plumber and Drainer

All plumbing and drainage work shall be carried out by a licensed plumber and drainer and to the requirements of AS/NZS 3500-2015 and the Local Government Act 1993 and Local Government (General) Regulations 2021, the Plumbing & Drainage Act 2011 and Plumbing & Drainage Regulations 2017.

21 Compliance with the National Construction Code (NCC)

All building work must be carried out in accordance with the provisions of the NCC.

Compliance with the performance requirements can only be achieved by:

- a. complying with the deemed-to-satisfy provisions; or
- b. formulating an alternative solution which:
 - i. complies with the performance requirements; or
 - ii. is shown to be at least equivalent to the deemed-to-satisfy provisions; or
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22 Critical Stage Inspections

In accordance with Section 6.6 (2) (b) of the Environmental Planning and Assessment Act 1979 the Principal Certifier for the building work is to inform the person having benefit of the consent of the Critical Stage Inspections that must be carried out with respect to the building work under Clause 61 of the Environmental Planning and Assessment (Development Certification and Fire safety) Regulation 2021.

Note: A \$1500 on the spot fine may be issued for failing to request the Principal Certifier to undertake the above inspections (as issued by Council).

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The site shall remain clean and all waste building materials and the like shall be contained within the site boundaries. The site is to be cleared of all building refuse and spoil immediately after completion of the works.

24 Construction - Hours of Work

All construction works will be restricted to the following hours in accordance with the NSW Environment Protection Authority Noise Control Guidelines:

- a. Mondays to Fridays, 7.00am to 6.00pm
- b. Saturdays, 8.00am to 1.00pm
- c. No work is permitted on Sundays and Public Holidays.

Construction works that are carried out in the open that involve the use of heavy vehicles, heavy machinery and other equipment likely to cause offence to adjoining properties is to be restricted to the above hours in accordance with the NSW Environment Protection Authority Noise Control Guidelines.

In the event that the demolition/construction relates to works inside the building and does not involve external walls or the roof, and do not involve the use of equipment that emits noise then the works are not restricted to the hours stated above. The provisions of the Protection of the *Environment Operations Act, 1997* in regulating offensive noise also apply to all construction works.

CONDITIONS PRIOR TO OCCUPATION OF THE DEVELOPMENT

25 Occupation Certificate

Prior to the commencement of any use and/or occupation of the subject development (whole or part), either a Part Occupation Certificate or Whole Occupation Certificate must be obtained.

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Prior to the issue of any Occupation Certificate the Principal Certifier must be satisfied that the development (part or whole) is in accordance with the respective Development Consent and Construction Certificate.

26 Submission of a Final Fire Safety Certificate

Prior to the occupation of the building, the owner of the building shall submit to Council, a final fire certificate in relation to each essential fire safety measure specified in the fire safety schedule, attached to the construction certificate.

Such certificate shall state that each essential fire safety measure specified:

- a. has been assessed by a properly qualified person, and
- b. was found, at the date of assessment, to be capable of performing to a standard not less than that required by the current fire safety schedule for the building for which the certificate is issued.

NOTES:

1. As soon as practicable after a final fire safety certificate is issued the owner of the building to which it relates:

(i) must cause a copy of the certificate (and current fire safety schedule) to be given to the Commissioner of NSW Fire Brigades, and

(ii) must cause a further copy of the certificate (and current copy of the current fire safety schedule) to be prominently displayed in the building.

2. A "fire safety measure" is defined as any measure (including any item of equipment, form of construction or fire safety strategy) that is, or is proposed to be, implemented in the building to ensure the safety of persons using the building in the event of the fire.

27 Plumbing Works Final

The building shall not be occupied or used until such time Council has issued a Plumbing Final letter confirming that all works have been completed to the satisfaction of Council.

NB. This letter is in addition to the inspection sheet or Certificate of Compliance from Council.

28 Council Property

Any damage or deterioration to any Council property including road reserves, or removal of any existing street trees, must be reinstated to its original condition to the satisfaction of Council and at no cost to Council.

29 Building Information Certificate

A building information certificate must be submitted to Council for the Laundromat structure.

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ADVICE TO APPLICANT

a. It is the Applicant’s responsibility to ensure compliance with the requirements of the *Disability Discrimination Act 1992* (DDA). Note: Compliance with the Building Code of Australia does not necessarily meet the requirements of the DDA. You are advised to seek advice from the Australian Human Rights Commission (phone (02) 9284 9600) in respect of your application.

b. The land subject to this consent may have restrictive private covenants applying to it. It is the responsibility of the Applicant and owner/builder to ensure private covenants are adhered to. Council does not enforce or regulate private covenants and therefore accepts no responsibility for checking the compliance of building design with such covenants.

c. Underground assets may exist in the area subject to this application. In the interests of health and safety and to prevent damage to third party assets, please contact Dial Before You Dig at www.1100.com.au or telephone on 1100 before excavating or erecting structures. If alterations are required to the configuration, size, form or design of the development upon contacting the Dial Before You Dig service, an amendment to the development consent (or a new development application) may be necessary. Individuals owe asset owners a duty of care which must be observed when working in the vicinity of plant or assets on the relevant property via contacting the Dial Before You Dig service in advance of any construction or planning activities.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton O’Neill Parker Quinn Schilg		Hicks	

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GOVERNANCE

1. DELEGATION OF AUTHORITY TO THE GENERAL MANAGER AND MAYOR

6794 RESOLVED [Cr O'Neill / Cr Hooper]

That Council approve delegations to the Mayor and General Manager, pursuant to section 377 of the Local Government Act 1993, the functions listed in the respective instrument of delegation attached as **(ANNEXURE 4)**.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton O'Neill Parker Quinn Schilg		Hicks	

2. 2024 COMMUNITY SURVEY

6795 RESOLVED [Cr Quinn / Cr Schilg]

That the Greater Hume Shire Community Satisfaction Survey 2024 be made publicly available by inclusion on Council's website

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton O'Neill Parker Quinn Schilg		Hicks	

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3. APPOINTMENT OF MARY HOODLESS KAROO CONSULTACY – REVIEW COMMUNITY STRATEGIC PLAN

6796 RESOLVED [Cr Hooper / Cr Morton]

Council endorse the decision to engage Mary Hoodless of Karoo Consultancy to undertake Councils community engagement strategy and review and refresh the Community Strategic Plan.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton O'Neill Parker Quinn Schilg		Hicks	

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4. PROPOSED METHOD OF SALE OF 24 LOTS RESIDENTIAL ESTATE – KINVARA RESIDENTIAL ESTATE, CULCAIRN

AT THIS JUNCTURE, COUNCILLOR BRIAN LISTON MADE A DECLARATION OF NON PECUINARY INTEREST IN THE MATTERS NOW BEFORE THE COUNCIL AND REMOVED HIMSELF FROM THE ROOM AT 6.31PM PURSUANT TO SECTION 45 (1) OF THE LOCAL GOVERNMENT ACT 1993 AND TOOK NO PART IN VOTING ON THE MATTER.

6797 RESOLVED [Cr Quinn / Cr Lindner]

That;

1. The General Manager be authorised to appoint a Real Estate agent to undertake marketing to sell 24 Lots at Kinvara Residential Estate.
2. The minimum sale price be set at the market valuation as detailed in the Valuation Report
3. The General Manager be authorised a to negotiate the sale of an allotment where the offer is within the valuation pricing.
4. The General Manager be authorised to sign the contract of Sale documentation

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Morton O'Neill Parker Quinn Schilg		Hicks	Liston

Cr Liston returned to the room 6.37

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CORPORATE AND COMMUNITY SERVICES

1. REQUEST TO WAIVE MEETING ROOM HIRE FEES

AT THIS JUNCTURE, COUNCILLOR KERRY MORTON MADE A DECLARATION OF NON PECUNIARY INTEREST IN THE MATTERS NOW BEFORE THE COUNCIL AND REMOVED HERSELF FROM THE ROOM AT 6.38PM PURSUANT TO SECTION 45 (1) OF THE LOCAL GOVERNMENT ACT 1993 AND TOOK NO PART IN VOTING ON THE MATTER.

6798 RESOLVED [Cr Quinn / Cr Hooper]

That Council waive the Holbrook Shire Hall fees totalling \$4,901 for the Bald Archy Art Exhibition for the 2025 calendar year.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston O'Neill Parker Quinn Schilg		Hicks	Morton

Cr Morton returned to the room at 6.40pm

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2. NOMINATION OF COUNCILS NATIVE TITLE MANAGER

6799 RESOLVED [Cr Hooper / Cr O'Neill]

That:

1. That Council give notice to the Minister for Lands and Forestry of the name and contact details of Council's employed Native Title Manager, as required under Section 8.8 of the Crown Land Management Act 2016 (NSW).
2. That Council receive and note the appointment of an internal employee as Native Title Manager.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton O'Neill Parker Quinn Schilg		Hicks	

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3. COMMUNITY ENGAGEMENT STRATEGY 2025

6800 RESOLVED [Cr O'Neill / Cr Liston]

That the Community Engagement Strategy 2025 be adopted.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton O'Neill Parker Quinn Schilg		Hicks	

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4. POLICY ADOPTION

6801 RESOLVED [Cr Quinn / Cr Morton]

That Council adopt the action with regard to the Policy as detailed in the table below.

Policy Name	Re-adoption/Rescission
Children Services Behaviour Guidance Policy	Introduction of new Policy
Children Services Suspension and Termination of Enrolment Policy	Introduction of new policy

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton O'Neill Parker Quinn Schilg		Hicks	

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5. POLICY ADOPTION

6802 RESOLVED [Cr Morton/ Cr Liston]

That the Greater Hume Council adopt the action with regard to the Policy as detailed in the table below;

Policy Name	Re-adoption/Rescission
ARIC Committee Member Entitlements Policy	Introduction of new policy

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton O'Neill Parker Quinn Schilg		Hicks	

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6. INTERIM 2024/2025 QUARTERLY BUDGET REVIEW AS AT 31 DECEMBER 2024

6803 RESOLVED [Cr Lindner / Cr Hooper]

That Council note and approve the Interim Budget Review Statement as at 31 December 2024.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton O'Neill Parker Quinn Schilg		Hicks	

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ENGINEERING

1. PART A - LICENCE – LOT 5 DP 250901 BAIRD STREET CULCAIRN

6804 RESOLVED [Cr Lindner/ Cr Quinn]

That Council:

Accept the Expression of Interest from Shaun & Sheree Hamson in the amount of \$4,950.00 per annum, with a CPI increase in years 2 and 3 and to enter into a Licence for grazing of stock over Lot 5 DP 250901 Baird Street Culcairn commencing on 1 March 2025 and terminating on 28 February 2028.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton O'Neill Parker Quinn Schilg		Hicks	

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2. REQUEST TO WAIVER CONTRIBUTION COSTS TO KERB AND CHANNEL CONSTRUCTION IN DIGHT ST JINDERA

6805 RESOLVED [Cr O'Neill / Cr Quinn]

That Council:

1. Waive the kerb and channel contributions levied of \$2,213.20 for Jindera Pioneer Museum & Historical Society Inc for the Dight Street Drainage and Reconstruction Project.
2. That the landowner be notified of Council's recommendation.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton O'Neill Parker Quinn Schilg		Hicks	

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3. REALLOCATION OF FUNDING FOR ADDITIONAL SHADE STRUCTURES AT THE ADVENTURE PLAYGROUND AT JINDERA

MOTION [Cr O'Neill / Cr Liston]

That Council approve the reallocation of \$25,000 - Councils current contribution to the feasibility study of Jindera Lavington Shared Bike Path, to the erection of a shade structures at the Jindera Adventure Playground.

AMENDMENT [Cr Quinn / Cr Lindner]

That the \$25000 be put towards Culcairn cricket nets.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Lindner Quinn Schilg	Liston Morton O'Neill Parker Hooper	Hicks	

ON BEING PUT TO THE VOTE, THE AMENDMENT WAS LOST AND THE MOTION CARRIED

6806 RESOLVED [Cr O'Neill / Cr Liston]

That Council approve the reallocation of \$25,000 - Councils current contribution to the feasibility study of Jindera Lavington Shared Bike Path, to the erection of a shade structures at the Jindera Adventure Playground.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Liston Morton O'Neill Parker	Lindner Quinn Schilg	Hicks	

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**4. JINDERA ADVENTURE PLAYGROUND – CARPARK UPGRADE PROJECT AND
DIGHT ST RECONSTRUCTION PROJECT – TREE REMOVAL OBJECTIONS**

MOTION [Cr O'Neill/ Cr Schilg]

It is recommended that Council proceed with the removal of the trees associated with the Jindera Adventure Playground Carpark Upgrade and Dight St Reconstruction projects.

AMENDMENT [Cr Lindner / Cr Hooper]

Revise car park plans to accommodate any healthy trees where possible as determined by a qualified arborist.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton Parker Quinn Schilg	O'Neill	Hicks	

ON BEING PUT TO THE VOTE, THE AMENDMENT WAS CARRIED AND BECAME THE SUBSTANTIVE MOTION

6807 RESOLVED Moved Cr Lindner / Hooper

Revise car park plans to accommodate any healthy trees where possible as determined by a qualified arborist

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton Parker Quinn Schilg	O'Neill	Hicks	

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5. REGIONAL ECONOMIC DEVELOPMENT AND COMMUNITY INVESTMENT PROGRAM - GRANT APPLICATION JINGELIC ROAD

6808 RESOLVED [Cr Quinn / Cr Lindner]

That Council

A) approves the lodgement of a \$5 Million grant application to the Regional Economic Development and Community Investment Program to allow for the completion of the remaining section of Stage 1 of the Jingellic Road Regional Enhancement Upgrade Project (Project Length - 7.43km – Total Project Cost \$6.5 Million) at Wantagong

B) allocates the following amounts of: \$60k from the Rural Roads Construction Program for 2025/2026 for the completion of the environmental/design of the project, and \$780k in 2026/2027 for the construction of Part A of project, and \$660k in 2027/2028 for the construction of Part B of the project from the 2024 -2029 RTR Program totalling \$1.5 Million as Councils required co-contribution for the project

C) commits to these allocations in the proposed and future Delivery Program's over the next three years

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton Parker Quinn Schilg		Hicks O'Neill	

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ITEM TO BE REFERRED TO CLOSED COUNCIL

CORPORATE AND COMMUNITY

1. REQUEST TO AMEND WATER CONSUMPTION FOR MARCH 2024 TO JUNE 2024

6809 RESOLVED [Cr First / Cr Second]

That the consideration of the large water account for assessment 10072171 be referred to Closed Council in accordance with section 10A(2) (b) the personal hardship of any resident or ratepayer.

(Prior to the Vote councillor O'Neill left the room at 7.12pm)

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton O'Neill Parker Quinn Schilg		Hicks	

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GOVERNANCE

1. RELEASE OF TRUST FUNDS TO THE CULCAIRN LOCAL AREA HEALTH COMMITTEE FOR THE PURCHASE OF BUILDING AT CULCAIRN FOR HEALTH-RELATED PURPOSES

6810 RESOLVED [Cr Shilg / Cr Hooper]

That the consideration of the purchase of a building currently on the market in Culcairn be referred to Closed Council in accordance with section 10A(2) (d) (ii) which is as follows:

- (d) commercial information of a confidential nature that would, if disclosed—
- (ii) confer a commercial advantage on a competitor of the council

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton O'Neill Parker Quinn Schilg		Hicks	

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OFFICERS' REPORTS – PART B – TO BE RECEIVED AND NOTED

CORPORATE AND COMMUNITY SERVICES

1. COMBINED INVESTMENT ACCOUNT – MONTH ENDED 31 JANUARY 2025

6811 RESOLVED [Cr Hooper / Cr Morton]

That Council receives and note the report.

(Councillor O'Neill returned to the room)

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton O'Neill Parker Quinn Schilg		Hicks	

2. 2022/2026 DELIVERY PLAN AND 2024-2025 OPERATIONAL PLAN – REPORT AS AT 31 DECEMBER 2024

6812 RESOLVED [Cr Quinn/ Cr Hooper]

That Council receives and note the report.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Hicks Lindner Liston Morton O'Neill Parker Quinn Schilg			

**MINUTES OF ORDINARY MEETING OF GREATER HUME COUNCIL
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3. AUDIT RISK AND IMPROVEMENT COMMITTEE

6813 RESOLVED [Cr Quinn / Cr Hooper]

That Council receives and note the report.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Hicks Lindner Liston Morton O'Neill Parker Quinn Schilg			

ENVIRONMENT AND PLANNING

1. GREATER HUME COUNCIL SETTLEMENT STRATEGY

6814 RESOLVED [Cr Quinn / Cr Hooper]

That Council receive and note the appointment of PSA Consulting to complete the Greater Hume Settlement Strategy.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Hicks Lindner Liston Morton O'Neill Parker Quinn Schilg			

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**PART C - ITEMS FOR INFORMATION
GOVERNANCE**

1. TOURISM AND PROMOTIONS REPORT – DECEMBER 2024 / JANUARY 2025

CORPORATE AND COMMUNITY SERVICES

1. GREATER HUME LIBRARY SERVICES
2. STATEMENT OF BANK BALANCES AS AT 31ST JANUARY 2024

ENGINEERING

1. DECEMBER 24 / JANUARY 2025 REPORT OF WORKS

ENVIRONMENT AND PLANNING

1. DEVELOPMENT APPLICATIONS PROCESSED FOR THE MONTH OF DECEMBER 2024 & JANUARY 2025

6815 RESOLVED

[Cr Quinn / Cr Hooper]

That Part C of the Agenda be received and noted.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton O'Neill Parker Quinn Schilg		Hicks	

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PART D

COMMUNITY MEETING- MINUTES

1. Culcairn CDC
2. Brockelsby Focus Group
3. Walla Walla Community Hall Committee
4. Holbrook Community Gardens
5. Walla Walla Solar Farm Committee

6816 RESOLVED

[Cr Quinn / Cr Hooper]

That Part D of the Agenda be received and noted.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Hicks Lindner Liston Morton O'Neill Parker Quinn Schilg			

**MINUTES OF ORDINARY MEETING OF GREATER HUME COUNCIL
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CLOSING THE MEETING

At this Juncture the live stream of the meeting was paused so that the confidential section of the meeting was held in camera at 7.21pm

6817 RESOLVED [Cr Liston / Cr Morton]

That in accordance with the provisions of the Local Government Act 1993, Council enter into 'Committee of the Whole' for the discussion of the following items of business.

1. **REQUEST TO AMEND WATER CONSUMPTION FOR MARCH 2024 TO JUNE 2024**
2. **RELEASE OF TRUST FUNDS TO THE CULCAIRN LOCAL AREA HEALTH COMMITTEE FOR THE PURCHASE OF BUILDING AT CULCAIRN FOR HEALTH-RELATED PURPOSES**
3. **CONFIDENTIAL STAFFING MATTER**

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton O'Neill Parker Quinn Schilg		Hicks	

**MINUTES OF ORDINARY MEETING OF GREATER HUME COUNCIL
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ORDINARY MEETING RECONVENED

6818 RESOLVED [Cr Morton / Cr Liston]

That the Ordinary meeting be reconvened at 7pm for the purpose of determining the report of the matter dealt with in Committee

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton O'Neill Parker Quinn Schilg		Hicks	

**MINUTES OF ORDINARY MEETING OF GREATER HUME COUNCIL
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RECOMMENDATION OF CLOSED COUNCIL (COMMITTEE OF THE WHOLE)

1. REQUEST TO AMEND WATER CONSUMPTION FOR MARCH 2024 TO JUNE 2024

6819 RESOLVED [Cr Hooper / Cr Schilg]

That the foregoing report and recommendation from Closed Council (Committee of the Whole) be adopted.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton O'Neill Parker Quinn Schilg		Hicks	

**MINUTES OF ORDINARY MEETING OF GREATER HUME COUNCIL
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2. RELEASE OF TRUST FUNDS TO THE CULCAIRN LOCAL AREA HEALTH COMMITTEE FOR THE PURCHASE OF BUILDING AT CULCAIRN FOR HEALTH-RELATED PURPOSES

6820 RESOLVED [Cr Hooper / Cr Schilg]

1. Approve the release of \$280,000 trust funds held by the Culcairn LHAC for the purchase of 31A Balfour Street Culcairn.
2. Approve the use of the \$98,103 from the Kiltearn and Centenary trusts which will completely expend the available funds in these trusts 31A Balfour Street Culcairn.
3. To comply with the stipulations for funding that is requested by the Culcairn Lions Club
4. Utilising funding from the Culcairn LHAC Council purchase and own 31A Balfour Street Culcairn.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Lindner Liston Morton O'Neill Parker Quinn Schilg		Hicks	

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3. CONFIDENTIAL STAFFING MATTER

6821 RESOLVED [Cr Hooper / Cr Schilg]

That the foregoing report and recommendation from Closed Council (Committee of the Whole) be adopted.

COUNCILLORS FOR	COUNCILLORS AGAINST	COUNCILLORS ABSENT	COUNCILLORS DECLARING INTEREST
Hooper Liston Morton O'Neill Parker Schilg	Lindner Quinn	Hicks	

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MATTERS OF URGENCY

Nil

There being no further business, the meeting concluded at 7.55pm

THESE MINUTES WERE CONFIRMED at the Council meeting held on 19TH March 2025 at which time the signature hereon was subscribed.

Cr Lea Parker
Mayor, Greater Hume Council