

MINUTES OF THE PLANNING/COMMUNITY COMMITTEE MEETING HELD IN THE COMMITTEE ROOM, 144 OTHO STREET, INVERELL ON WEDNESDAY, 11 APRIL, 2007, COMMENCING AT 8.30 AM.

PRESENT: Cr P H Lloyd (Chairman), Crs B C Johnston, D F Baker, P J Harmon, D C Jones and Cr J L Cameron (alternate).

Also in attendance: Cr H N Castledine.

Paul Henry (General Manager), Brett McInnes (Director Planning and Development), Ken Beddie (Director Corporate Services), Greg Moran (Director Technical Services) and Joerg Schmidt-Liermann (Assistant General Manager).

APOLOGIES:

RESOLVED (Harmon/Jones) that the apology from Cr D B Mudaliar, absent due to business reasons, be noted.

SECTION A

1. CONFIRMATION OF MINUTES

RESOLVED (Jones/Harmon) that the Minutes of the Planning/Community Committee Meeting held on 14 March, 2007, as circulated to members, be confirmed as a true and correct record of that meeting.

2. DISCLOSURE OF CONFLICT OF INTERESTS/PECUNIARY AND NON-PECUNIARY INTERESTS

The following interest was declared:

- Cr Harmon declared a non-pecuniary interest in Section F, Planning and Development Reports, Item # 2, "Proposed Subdivision of six (6) into fourteen (14) Lots, 395 Old Bundarra Road Inverell DA-16/2007". The nature of the interest relating to the potential impact of the proposal on a business competitor.

3. BUSINESS ARISING FROM PREVIOUS MINUTES

GWYMAC

No further developments.

Pedestrian Crossings – Traffic Calming Ross Street

Cr Castledine queried the potential benefits of installing a pedestrian crossing in Ross Street at Coinda. Council's Director Technical Services advised that options were being investigated with a traffic counter in location to assess traffic movements and the use of potential traffic calming devices.

Footpath Cleaning

Cr Cameron queried if Council had engaged any contractors in order to attend to the cleaning of the CBD footpaths. Council's Director Technical Services indicated that he had been in discussions with several parties, with works scheduled during the first quarter of the financial year.

SECTION F
PLANNING AND DEVELOPMENT REPORTS

- DP-A 1. CHURCH COMMUNITIES AUSTRALIA LIMITED (BRUDERHOF COMMUNITIES IN AUSTRALIA) – ANNUAL ACTIVITY REPORT 8.5.11

RESOLVED (Jones/Baker) that the Committee recommend to Council that Council accept the annual report as submitted by the Church Communities Australia Limited for the period to December, 2006.

- DP-N 2. PROPOSED SUBDIVISION OF SIX (6) INTO FOURTEEN (14) LOTS, 395 OLD BUNDARRA ROAD, INVERELL DA-16/2007

Conflict of Interests – Code of Conduct (Section 6)

At this juncture the time being 8.56 am, Cr Harmon declared a non-pecuniary interest in respect of item # 2, “Proposed Subdivision of six (6) into fourteen (14) lots, 395 Old Bundarra Road, Inverell”, the nature of the interest relating to the potential impact of the proposal on a business competitor. Cr Harmon did not vote on this matter.

Council’s Director Planning and Development noted that the development application had already been approved under delegated authority with no objections received to the development application.

RESOLVED (Johnston/Jones) that the information be received and noted.

SECTION I
INFORMATION REPORTS

1. SPELLING OF GOONOOWIGALL 28.13.1

RESOLVED (Baker/Jones) that the item contained in the Information Report to the Planning/Community Committee Meeting held on Wednesday, 11 April, 2007 be received and noted.

SECTION J
GENERAL BUSINESS

Director Department of Planning and Rural Land Use Study
Planning and Development The Director Planning and Development provided an update to the Committee members on negotiations and discussions with the Department. The Director Planning and Development indicated that a workshop had been scheduled for 1 May, 2007.

Director Wandera
Planning and Development Council’s Director Planning and Development provided an update to Committee members on progress in relation to this matter.

Director Development of CBD Multi-residential Living
Planning and Development The Director Planning and Development advised Councillors of discussions with a developer considering the establishment of CBD multi-residential living.

Cr Cameron Subdivision – Dog Trap Lane

Cr Cameron queried the status of the proposed garbage/waste services as well as issues relating to the approval process for internal roads. Cr Cameron queried if consideration could be given to amending the Director's delegations of authority to enable Councillors to consider proposals relating to the establishment of private roads. The Director Planning and Development indicated a report would be prepared for the Committee to consider in relation to private roads in subdivisions.

GM-A Cr Baker Blackout S10.12.1

Cr Baker expressed concern over the recent blackout in the CBD.

RESOLVED (Baker/Johnston) that the Committee recommend to Council that Council contact the member for the Northern Tablelands and service provider in order to express Council's concerns for the cost to the community in respect of the prolonged blackout period.

Cr Johnston Garbage Services – Sawyers Lane

Cr Johnston queried the extension of Garbage Services to affected residents, noting the recent cost to a ratepayer following the theft of a garbage bin located at the end of the lane. The Director Planning and Development indicated that extension of services would be subject to bi-annual reviews, involving a process of negotiation with the contractor and community consultation.

Cr Lloyd Delungra Garbage Tip

Cr Lloyd appraised Committee members of concerns that had been expressed in relation to the management of this facility.

There being no further business, the meeting closed at 9.40 am.

CR P H LLOYD

CHAIRMAN