



Central Coast Council
Business Paper
Ordinary Council Meeting
26 November 2024





COMMUNITY STRATEGIC PLAN 2018-2028

ONE – CENTRAL COAST IS THE COMMUNITY STRATEGIC PLAN (CSP) FOR THE CENTRAL COAST LOCAL GOVERNMENT AREA

ONE – CENTRAL COAST DEFINES THE COMMUNITY'S VISION AND IS OUR ROADMAP FOR THE FUTURE

ONE – CENTRAL COAST BRINGS TOGETHER EXTENSIVE COMMUNITY FEEDBACK TO SET KEY DIRECTIONS AND PRIORITIES

One - Central Coast will shape and inform Council's business activities, future plans, services and expenditure. Where actions are the responsibility of other organisations, sectors and groups to deliver, Council will work with key partners to advocate on behalf of our community.

Ultimately, every one of us who live on the Central Coast has an opportunity and responsibility to create a sustainable future from which we can all benefit. Working together we can make a difference.

RESPONSIBLE

WE'RE A RESPONSIBLE COUNCIL AND COMMUNITY, COMMITTED TO BUILDING STRONG RELATIONSHIPS AND DELIVERING A GREAT CUSTOMER EXPERIENCE IN ALL OUR INTERACTIONS.

We value transparent and meaningful communication and use community feedback to drive strategic decision making and expenditure, particularly around the delivery of essential infrastructure projects that increase the safety, liveability and sustainability of our region. We're taking a strategic approach to ensure our planning and development processes are sustainable and accessible and are designed to preserve the unique character of the coast.

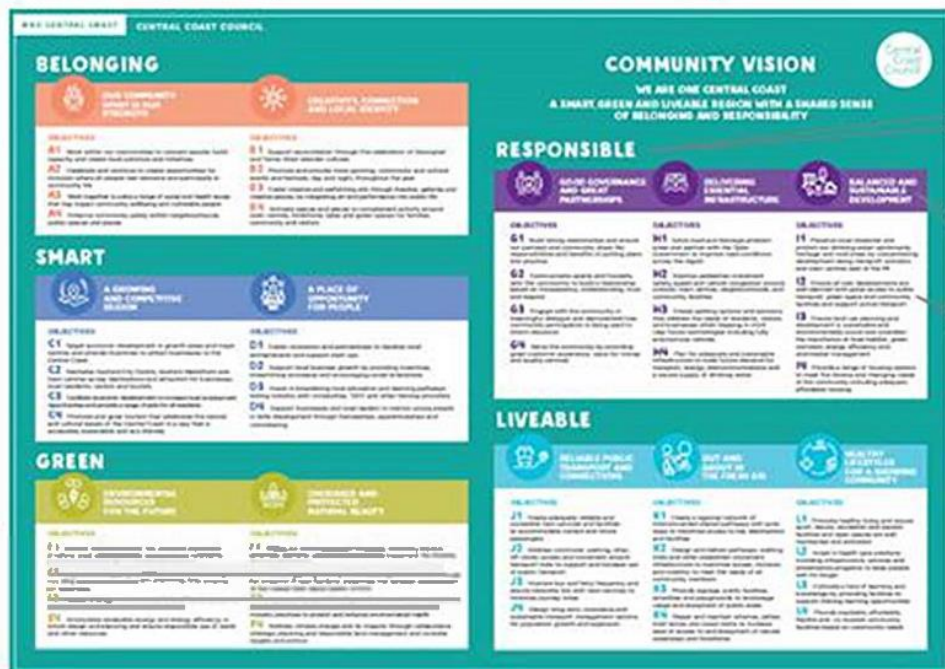
 **Good governance and great partnerships**

G2 Engage and communicate openly and honestly with the community to build a relationship based on trust, transparency, respect and use community participation and feedback to inform decision making

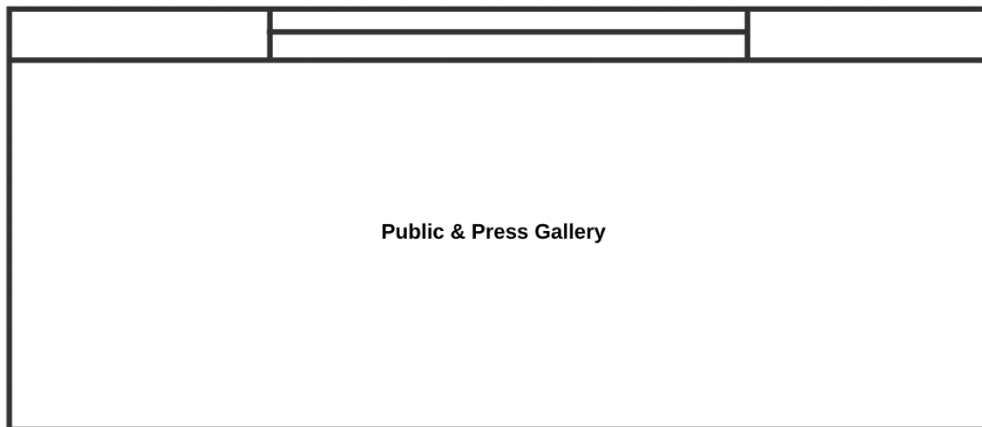
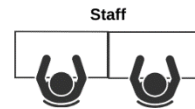
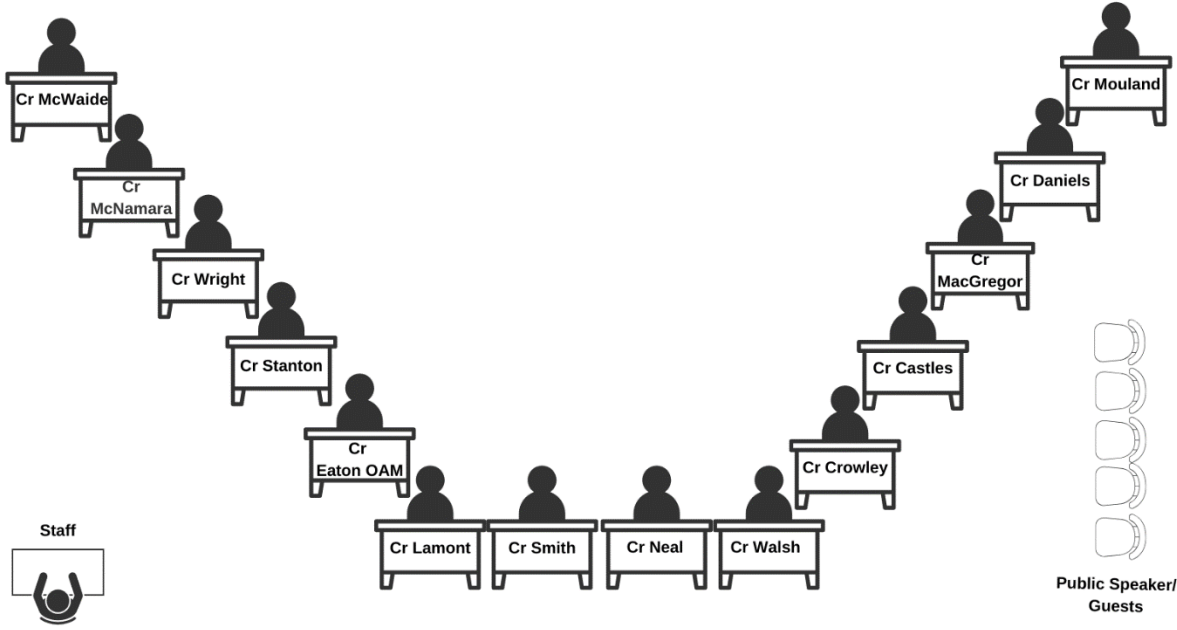
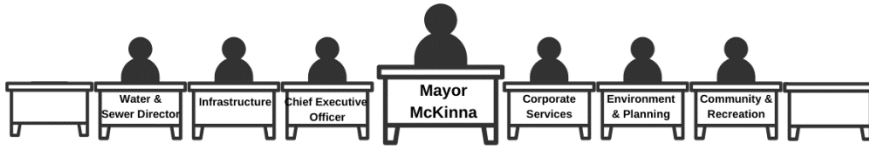
There are 5 themes, 12 focus areas and 48 objectives

COMMUNITY STRATEGIC PLAN 2018-2028 FRAMEWORK

All council reports contained within the Business Paper are now aligned to the Community Strategic Plan. Each report will contain a cross reference to a Theme, Focus Area and Objective within the framework of the Plan.



- Theme
- Focus Area
- Objective



Meeting Notice

**The Ordinary Council Meeting
of Central Coast Council
will be held in the Central Coast Council Chambers,
2 Hely Street, Wyong
on Tuesday 26 November 2024 at 6.30pm,
for the transaction of the business listed below:**

**The Public Forum will commence at 6.00pm, subject to any
registered speaker/s to items listed on this agenda.**

Further information and details on registration process:

www.centralcoast.nsw.gov.au/council/meetings-and-minutes/council-meetings

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Oath or Affirmation of Office

Councillors are reminded of their Oath or Affirmation of Office to undertake their duties in the best interests of the people of the Central Coast and Council and to faithfully and impartially carry out the functions, powers, authorities, and discretions vested in them under the *Local Government Act 1993*, or any other Act to the best of their ability and judgement. Councillors are also reminded of their obligations under the Code of Conduct to disclose and appropriately manage conflicts of interest.

Disclosures of Interest

Councillors are reminded of their obligation under Council's Code of Conduct to declare any conflict of interest in a matter considered by Council.

Pecuniary interest: A Councillor who has a **pecuniary interest** in any matter with which the Council is concerned, and who is present at a meeting of the Council at which the matter is being considered, must disclose the nature of the interest to the meeting. The Councillor must not be present at, or in sight of, the meeting:

- a) At any time during which the matter is being considered or discussed, or
- b) At any time during which the Council is voting on any question in relation to the matter.

Non-Pecuniary conflict of interest: A Councillor who has a **non-pecuniary conflict of interest** in a matter, must disclose the relevant private interest in relation to the matter fully and on each occasion on which the non-pecuniary conflict of interest arises in relation to the matter.

Significant Non-Pecuniary conflict of interest: A Councillor who has a **significant** non-pecuniary conflict of interest in relation to a matter under consideration at a Council meeting, must manage the conflict of interest as if they had a pecuniary interest in the matter.

Non-Significant Non-Pecuniary interest: A Councillor who determines that they have a non-pecuniary conflict of interest in a matter that is **not significant** and does not require further action, when disclosing the interest must also be explaine why the conflict of interest is not significant and does not require further action in the circumstances.

Recording

In accordance with the *NSW Privacy and Personal Information Protection Act 1998*, you are advised that all discussion held during the Open Council meeting is recorded for the purpose of livestreaming the public meeting and verifying the minutes. This will include any public discussion involving a councillor, staff member or a member of the public.

David Farmer
Chief Executive Officer



Item No: 1.1
Title: Disclosure of Interest
Department: Corporate Services

26 November 2024 Ordinary Council Meeting

Recommendation

That Council now disclose any conflicts of interest in matters under consideration by Council at this meeting.

Item No: 1.2
Title: Confirmation of Minutes of Previous Meeting
Department: Corporate Services

26 November 2024 Ordinary Council Meeting

Reference: F2024/00015 - D16198902

Recommendation

That Council confirms the minutes of the Ordinary Meeting of Council held on 29 October 2024.

Attachments

1	MINUTES - Council Meeting - 29 October 2024	Provided Under Separate Cover	D16482210
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Item No: 1.3
Title: Matter laid on the table - Notice of Motion:
Establishment of Economic Development
Committee
Department: Corporate Services

26 November 2024 Ordinary Council Meeting

Reference: F2024/00015 - D16515435
Author: Briony Stiles, Team Leader - Civic Support
Executive: David Farmer, Chief Executive Officer

Matter laid on the table – Notice of Motion: Establishment of Economic Development
Committee

Background

At the 29 October 2024 meeting, Council resolved to lay the following matter on the table.

To recommence debate on this matter at the point at which it was suspended, a motion should be moved to “lift the matter from the table”.

If this is successful, debate recommences considering the amendment of Crs Smith and Lamont. Once this amendment is dealt with, Cr Walsh has the opportunity to move her foreshadowed amendment should she wish.

A MOTION was *MOVED* by Councillor *EATON OAM* and *SECONDED* by Councillor *MCNAMARA*:

- 1 *That Council establish a standing economic development committee for the term of Council.*
- 2 *That the draft terms of reference for the committee be shown in Annexure A.*
- 3 *That the Chief Executive Officer report back to Council on a final terms of reference for the committee, appropriate staff appointees and other administrative matters.*
- 4 *That the committee consist of 5 (five) Councillors, plus the Mayor.*
- 5 *The deputy chair of the committee to be Cr McNamara and the voting members of the committee be Crs McNamara, Moulard, McWaide, Crowley, Lamont.*
- 6 *That the committee meet once a month on the first Tuesday of the month at 5:00pm, with the exception that there be no meeting in January.*

ANNEXURE A – Draft Terms of Reference

1. *Role*
The role of the committee is to provide advice and recommendations to council on all matters involving the local economy, employment, and regional development.
2. *Responsibilities*
 - a) *Economic development strategies and initiatives,*

1.3 Matter laid on the table - Notice of Motion: Establishment of Economic Development Committee (cont'd)

- b) *Regional, states and national infrastructure,*
- c) *Business and employment development and support,*
- d) *Promotion of economic activity,*
- e) *Ensuring timely approvals of employment generating activities.*
- 3. *Membership, voting and quorum*
 - a) *Voting members - 5 Councillors, plus the Mayor, each to have 1 vote,*
 - b) *Quorum – 3 voting members*
 - c) *Non voting members – Council staff including Director Environment and Planning, the Manager Economic Development, Administration staff as determined by the Chief Executive Officer.*
- 4. *Meetings to be held every month except January, at 5pm on the first Tuesday of the month at 5:00pm in the Council Committee rooms.*

Agendas will be prepared by staff in consultation with the Deputy Chair and be circulated to members at least 3 days prior to the meeting.

Meetings will be recorded and the minutes and recommendations referred to Ordinary Council Meetings for Adoption.
- 5. *Conduct*

The Committee will be bound by and operated according to the Council's Code of Conduct, and Code of Meeting Practice.

AN AMENDMENT was *MOVED* by Councillor SMITH and *SECONDED* by Councillor LAMONT:

- 1 *That Council establish an economic development committee, and*
 - a) *That the draft Terms of Reference for the committee be shown in Annexure A*
 - b) *That the CEO report back to Council on final terms of reference for the committee, appropriate staff appointees, quorum and other administrative matters.*
 - c) *That the committee consists of interested Councillors, plus the Mayor*
 - d) *That the committee meeting once a month on the first Tuesday of the month at 5:00pm with the exception that there will be no meeting in January*
 - e) *That all Councillors receive meeting agenda, associated documentation and minutes*
 - f) *That the committee be reviewed after 12 months.*
- 2 *That the CEO provides a report to the Ordinary Meeting to be held in December 2024 providing a list of previous Council Committees including Advisory Committees for the consideration of Council.*

Councillor WALSH *FORSHADOWED* an AMENDMENT:

That an additional six community members who possess experience and skills in business, community development, community services, including from the not for profit sector, be included in this committee.



Item No: 2.1
Title: Monthly Finance Report October 2024
Department: Corporate Services

26 November 2024 Ordinary Council Meeting

Reference: F2020/03205 - D16439207
Author: Garry Teesson, Section Manager Financial Planning and Business Support
Manager: Emma Galea, Chief Financial Officer
Executive: Marissa Racomelara, Director Corporate Services

Recommendation

That Council receives the Monthly Financial Report – October 2024

Report purpose

To present to Council the monthly financial report for October 2024.

It is noted that the monthly financial report for November 2024 to be submitted to the December 2024 Council meeting will be a high level summary only report due to the timing of the meeting.

Executive Summary

For 2024-25 FY Council has budgeted, on a consolidated basis, an adopted operating surplus before capital income of \$8.6M (Original Budget \$10.7M). As at 31 October 2024, Council has an operating surplus of \$8.4M, compared to a YTD budgeted operating deficit of \$7.3M.

The budgeted net operating position will fluctuate throughout the financial year, reflecting income and expenditure timing. This YTD variance of \$15.7M represents 2% of Council's gross annual operating expenditure budget of \$776M.

As at the end of the reporting period, there are no concerns regarding Council's performance against the adopted budget. Based on financial performance as at the end of the reporting period, Council is tracking to achieve a better operating result than budgeted.

As part of Council's financial management framework, actual results for income and expenditure, against the amounts estimated for the reporting period, are monitored monthly. Reasons for significant variations, as well as any mitigation actions required

are identified. Any required budget changes are submitted to Council as part of the legislated Quarterly Budget Review process.

Background

The monthly financial report has been prepared in accordance with the requirements of the *Local Government Act 1993*, the 'Local Government (General) Regulation 2021', and the relevant accounting and reporting requirements of the Office of Local Government prescribed Code of Accounting Practice and Financial Reporting and Australian Accounting Standards.

Report

Consolidated Operating Statement


As at 31 October 2024, Council has a consolidated net operating surplus of \$8.4M, before capital income, which is favourable to YTD budget by \$15.7M. The overall variance is predominantly driven by a YTD favourable variance in operating income, being an overall favourable YTD variance of \$8.2M (1% of full year budget) of operating income and a YTD favourable variance in operating expenses against budget of \$7.4M (1% of full year budget)

The net operating surplus including capital income is \$37.2M which is favourable to YTD budget by \$32.8M.

Variances are summarised and detailed below.

It is noted that, where relevant, budget adjustments to address these variances have been included in the Q1 Quarterly Budget Review (Q1 Review) that is included as a separate item in this business paper. Proposed changes include permanent full year forecast changes, re-alignment of budget timing with expected trends, and changes to reflect grants and contributions not previously included in the budget. As this is the first Quarter of the financial year some variances have been identified but not adjusted for at this stage. Ongoing monitoring will continue and if required further adjustments will be proposed in future Quarterly reviews.

Table 1 – Consolidated (all Funds) Operating Statement October 2024

<div style="display: flex; justify-content: space-between; align-items: center;"> <div style="text-align: center;"> <h2 style="margin: 0;">Consolidated</h2> <p style="margin: 0;">Operating Statement October 2024</p> </div>  </div>								
	PRIOR YEAR Actuals	Original Budget	FULL YEAR Budget	YTD Budget	YTD Actuals	Current Year Commitments	YTD Variance (excluding commitments)	YTD Variance (excluding commitments)
	\$'000	\$'000		\$'000	\$'000	\$'000	\$'000	%
Operating Income								
Rates and Annual Charges	421,528	460,606	460,606	148,712	150,522	-	1,810	1%
User Charges and Fees	169,410	170,284	170,284	40,481	44,526	-	4,045	10%
Other Revenue	24,155	15,532	15,532	1,259	2,986	-	1,727	137%
Interest	38,249	26,022	26,022	6,488	7,788	-	1,299	20%
Grants and Contributions	52,810	44,668	44,668	12,446	10,030	-	(2,416)	19%
Gain on Disposal	3,084	-	-	-	265	-	265	100%
Other Income	10,306	10,462	10,462	4,398	4,191	-	(207)	5%
Internal Revenue	57,120	56,950	56,950	18,249	19,963	-	1,714	9%
Total Income attributable to Operations	776,662	784,524	784,524	232,033	240,272	-	8,239	4%
Operating Expenses								
Employee Costs	194,560	217,710	217,710	71,606	68,334	0	3,272	5%
Borrowing Costs	12,466	12,010	12,010	2,053	1,445	-	608	30%
Materials and Services	229,244	245,138	247,280	76,486	64,981	81,773	11,505	15%
Depreciation and Amortisation	197,293	202,942	202,942	64,213	68,671	-	(4,458)	7%
Other Expenses	43,096	47,217	47,217	8,929	11,066	214	(2,136)	24%
Loss on Disposal	11,911	-	-	-	466	-	(466)	100%
Internal Expenses	49,488	48,807	48,807	16,028	16,895	-	(867)	5%
Overheads	(0)	-	-	(0)	0	-	(0)	100%
Total Expenses attributable to Operations	738,060	773,823	775,965	239,316	231,857	81,987	7,458	3%
Operating Result after Overheads and before Capital Amounts	38,602	10,701	8,559	(7,282)	8,415	-	15,697	216%
Capital Grants	63,325	85,684	85,684	3,151	6,378	-	3,227	102%
Capital Contributions	43,842	23,908	23,908	8,510	22,418	-	13,908	163%
Grants and Contributions Capital Received	107,167	109,592	109,592	11,661	28,796	-	17,135	147%
Net Operating Result	145,769	120,293	118,151	4,378	37,210	-	32,832	750%

Variance analysis on the consolidated operating result is as follows:

Operating Revenue

Rates and Annual Charges

\$1.8M Favourable to YTD budget.

- This variance relates to a combination of timing of income recognition against budget and also a permanent favourable variance to budget in General Rates and Domestic Waste revenue. The relevant proposed budget adjustments are included in the Q1 Review.

User Fees and Charges

\$4.0M Favourable to YTD budget. Main variances include:

- \$2.0M favourable Water and Sewer charges (predominantly timing variance).

2.1 Monthly Finance Report October 2024 (cont'd)

- \$0.6M favourable on Waste Management fees aligned with higher than forecast activity (income is subject to market forces and is being monitored at this stage).
- \$0.4M favourable on Education and Care fees predominantly relates to higher than forecast childcare utilisation rates (partly offset by operating expenses. Income is subject to external factors and is being monitored at this stage).
- \$0.3M favourable on Holiday Park fees aligned with higher than forecast activity (addressed as part of the Q1 review).
- Balance is made up of variances across various operations.

Other Revenue

\$1.7M Favourable to YTD budget.

- \$1.7M favourable in unrealised gain on investments, floating rate notes and bonds. This item is not budgeted due to its unpredictable nature and will be monitored and reported monthly. Budgets will be allocated quarterly through the Quarterly Budget Review process. (addressed as part of the Q1 review).

Interest

\$1.3M Favourable to YTD budget.

- Favourable variance from the favourable interest rate environment predominantly in the Water and Sewer funds, hence receiving more interest on investments than budgeted (addressed as part of the Q1 review).

Operating Grants and Contributions

\$2.4M Unfavourable to YTD budget.

- \$6.4M unfavourable driven by the timing of the receipt of a significant portion of the Financial Assistance Grant in last financial year. The 2024-25FY grant entitlement has been re-phased as part of Q1 based on the assumption that a pre-payment of this grant will occur again.
- \$4.4M favourable associated with the receipt of emergency services grant funding for works completed in prior years (addressed as part of the Q1 review).

Gain on Disposal

\$0.3M Favourable to YTD budget.

- \$0.3M favourable from disposals of plant & equipment through the programmed change overs.

Other Income

\$0.2M Unfavourable to YTD budget.

- \$0.2M unfavourable commercial lease income (budget timing difference).

Internal revenue

\$1.7M Favourable to YTD budget. Minor variance that will be monitored.

- \$1.2M favourable due to internal tipping activities higher than budgeted for the first 4 months of the year.

Operating Expenses

Employee Costs

\$3.3M Favourable to YTD budget.

- \$3.3M favourable due to staff vacancies trending higher than budgeted and some timing differences.

Borrowing Costs

\$0.6M Favourable to YTD budget.

- Minor variance, mainly budget timing (addressed as part of the Q1 review).

Materials and Services

\$11.5M Favourable to YTD budget. Variances are mainly timing in nature. A review has been undertaken as part of Q1 review to ensure that budgeted amounts remain aligned with service levels to be delivered. Main variances include:

- \$3.7M favourable in Governance Risk and Legal relating to timing of election expense payments against budget (addressed as part of the Q1 review)
- \$2.2M favourable in Water & Sewer
- \$1.3M favourable in Information Technology (timing of contract payments)
- \$2.0M unfavourable in Waste Management (timing of contract payments)
- \$0.9M favourable in Economic Development and Property (timing of contract payments)
- Balance is made up of variances across various operations

Depreciation

\$4.5M Unfavourable to YTD budget.

2.1 Monthly Finance Report October 2024 (cont'd)

- Predominantly timing in nature, this variance relates to the timing of capitalisation processing, asset value indexation (permanent difference), and the recognition of donated assets. (YTD variance addressed as part of the Q1 review, with ongoing monitoring to continue).

Other Expenses

\$2.1M Unfavourable to YTD budget.

- Increased EPA levy in line with increased tipping revenue as at the end of the reporting period. It is noted that this is an unfavourable variance as at the end of the reporting period only, with the full year forecast being reflected in the Q1 review for both revenue and the associated levy.

Loss on Disposal

\$0.5M Unfavourable to YTD budget.

- Variance due to asset values having residual values at time of disposal due to earlier than anticipated infrastructure replacement.

Internal expenses

\$0.9M Unfavourable to YTD budget.

- \$0.8M Increased Internal tipping and plant hire activity in relation to externally funded Roads Maintenance (budget timing difference).

Capital Income

Capital Grants

\$3.2M Favourable to YTD budget. Timing differences associated with the recognition of income with capital delivery and payment milestones.

Budget timing has been reviewed as part of Q1 review to refine in alignment with the revised capital works delivery program.

Capital Contributions

\$13.9M Favourable to YTD budget.

- Predominantly driven by the recognition of donated assets. A review is currently underway to strengthen the process to proactively identify donated assets

2.1 Monthly Finance Report October 2024 (cont'd)

applicable to the financial year and the timing thereof. Any relevant budget adjustments will be included in future quarterly reviews.

This variance is consistent with the nature of forecasting the exact timing of these external payment activities.

Financial Performance by Fund

The following Tables summarise the financial performance for the reporting period by Fund.

Table 2 – General (including Drainage and Waste) Fund Operating Statement - October 2024

Total General (+Drainage & Waste) Fund Operating Statement October 2024								
	PRIOR YEAR Actuals	Original Budget	FULL YEAR Budget	YTD Budget	YTD Actuals	Current Year Commitments	YTD Variance (excluding commitments)	YTD Variance (excluding commitments)
	\$'000	\$'000		\$'000	\$'000	\$'000	\$'000	%
Operating Income								
Rates and Annual Charges	313,733	329,428	329,428	108,163	110,294	-	2,131	2%
User Charges and Fees	76,366	75,789	75,789	22,506	24,529	-	2,023	9%
Other Revenue	22,826	15,532	15,532	1,259	2,685	-	1,426	113%
Interest	28,347	22,440	22,440	5,608	5,876	-	269	5%
Grants and Contributions	52,506	44,668	44,668	12,446	10,049	-	(2,398)	19%
Gain on Disposal	2,482	-	-	-	265	-	265	100%
Other Income	10,306	10,462	10,462	4,398	4,191	-	(207)	5%
Internal Revenue	52,827	54,085	54,085	17,587	18,756	-	1,168	7%
Total Income attributable to Operations	559,392	552,403	552,403	171,967	176,644	-	4,677	3%
Operating Expenses								
Employee Costs	159,433	177,004	177,004	57,748	55,663	0	2,086	4%
Borrowing Costs	4,934	3,352	3,352	518	299	-	219	42%
Materials and Services	183,599	191,871	194,012	62,051	52,771	70,410	9,280	15%
Depreciation and Amortisation	116,976	118,464	118,464	37,419	40,363	-	(2,944)	8%
Other Expenses	42,817	47,217	47,217	8,929	11,053	214	(2,123)	24%
Loss on Disposal	8,703	-	-	-	462	-	(462)	100%
Internal Expenses	36,876	34,518	34,518	11,576	12,560	-	(984)	8%
Overheads	(24,514)	(23,585)	(23,585)	(7,862)	(7,862)	-	(0)	0%
Total Expenses attributable to Operations	528,824	548,841	550,983	170,380	165,309	70,624	5,071	3%
Operating Result after Overheads and before Capital Amounts	30,569	3,562	1,420	1,587	11,335	-	9,748	614%
Capital Grants	52,066	65,482	65,482	733	3,507	-	2,774	378%
Capital Contributions	36,009	17,908	17,908	6,510	18,970	-	12,460	191%
Grants and Contributions Capital Received	88,075	83,390	83,390	7,243	22,477	-	15,234	210%
Net Operating Result	118,644	86,951	84,810	8,830	33,812	-	24,982	283%



Table 3 – Water and Sewer Fund Operating Statement - October 2024

Total Water & Sewer Fund								
Operating Statement								
October 2024								
	PRIOR YEAR Actuals	Original Budget	FULL YEAR Budget	YTD Budget	YTD Actuals	Current Year Commitments	YTD Variance (excluding commitments)	YTD Variance (excluding commitments)
	\$'000	\$'000		\$'000	\$'000	\$'000	\$'000	%
Operating Income								
Rates and Annual Charges	107,795	131,178	131,178	40,549	40,229	-	(320)	1%
User Charges and Fees	93,044	94,495	94,495	17,975	19,997	-	2,023	11%
Other Revenue	1,329	-	-	-	301	-	301	100%
Interest	9,902	3,582	3,582	881	1,911	-	1,031	117%
Grants and Contributions	304	-	-	-	(19)	-	(19)	100%
Gain on Disposal	602	-	-	-	-	-	-	100%
Other Income	-	-	-	-	-	-	-	100%
Internal Revenue	4,294	2,866	2,866	662	1,208	-	546	82%
Total Income attributable to Operations	217,269	232,122	232,122	60,066	63,628	-	3,562	6%
Operating Expenses								
Employee Costs	35,127	40,705	40,705	13,858	12,671	-	1,187	9%
Borrowing Costs	7,533	8,658	8,658	1,535	1,146	-	389	25%
Materials and Services	45,645	53,267	53,267	14,436	12,211	11,363	2,225	15%
Depreciation and Amortisation	80,317	84,478	84,478	26,794	28,308	-	(1,514)	6%
Other Expenses	279	-	-	-	13	-	(13)	100%
Loss on Disposal	3,208	-	-	-	3	-	(3)	100%
Internal Expenses	12,612	14,289	14,289	4,452	4,335	-	117	3%
Overheads	24,514	23,585	23,585	7,862	7,862	-	-	0%
Total Expenses attributable to Operations	209,236	224,982	224,982	68,935	66,548	11,363	2,387	3%
Operating Result after Overheads and before Capital Amounts	8,033	7,139	7,139	(8,869)	(2,920)	-	5,949	67%
Capital Grants	11,259	20,202	20,202	2,418	2,871	-	453	19%
Capital Contributions	7,833	6,000	6,000	2,000	3,448	-	1,448	72%
Grants and Contributions Capital Received	19,092	26,202	26,202	4,418	6,319	-	1,901	43%
Net Operating Result	27,125	33,341	33,341	(4,451)	3,398	-	7,850	176%

Financial Performance Benchmarks

Below is a summary of Council's performance, on a consolidated basis against main industry financial performance benchmarks set by the Office of Local Government.

Table 4 – Financial Performance Benchmarks - October 2024

Financial Performance Ratio	Industry Benchmark	Full year Forecast	Ratio – YTD Actuals	
Operating Performance Ratio	> 0%	1.47%	3.3%	✓
Own Source operating Revenue Ratio	> 60%	81.57%	84.3%	✓
Unrestricted Current Ratio	> 1.5x	2.57x	3.2x	✓
Cash Expense Cover Ratio	> 3 months	3.44 months	3.6 months	✓
Buildings and Infrastructure Renewals Ratio	100%	138%	90.8%	
Infrastructure Maintenance Ratio	100%	n/a	51.2%	

As at the end of the October 2024, on a consolidated basis, Council exceeded the mandated benchmark for the operating performance ratio, achieving 3.3%.

Council has also performed favourably against the unrestricted current ratio, achieving 3.2x against a benchmark of >1.5x. This ratio considers all current assets and liabilities, including cash.

Council maintained positive performance regarding the cash expense cover. Council is in a strong liquidity position.

The infrastructure ratios are monitored each month and are based on a point in time. The Infrastructure Renewal Ratio is based on the actual renewal expenditure as at the end of the reporting period, compared to the depreciation over the same period. The Asset Maintenance Ratio is calculated based on actual maintenance as at the end of the reporting period compared to the required maintenance estimated over the same reporting period. Annual performance in regard to these ratios is included in the Special Schedules in the annual Financial Statements, noting that the infrastructure section within the Schedules does not form part of the NSW Audit Office audit.

Noting the volatility in the timing of asset renewal and maintenance, performance as at the end of a reporting period, is an indication only of Council's likely performance against the benchmark for the year. To further enhance the reliability of these measures, a cross unit project is currently underway to ensure that all maintenance and renewal activities are appropriately captured and accounted for.

Cash and Investments

Details on cash and investments as at 31 October 2024 are included in the Monthly Investment Report October 2024.

Emergency Loans

In 2020 Council obtained emergency loans totalling \$150M. These loans were required to finance Council's working capital, cash reserves, maturing debt facilities and capital expenditure.

In December 2023, the \$100M Emergency Loan was settled and repaid in full, extinguishing the requirement to refinance any amount.

Council will continue to internally restrict funds with the aim of settling the remaining \$50M in November 2025, without the need to refinance any amount. The interest rates environment will be monitored and the timing and amount of any repayment or extinguishment of the loan will be optimised accordingly.

Capital Works

As at 31 October 2024 capital expenditure is \$77.7M against a YTD budget of \$72.3M for the same period, and a 2024-25 FY budget of \$304.7M. Commitments (approved purchase orders to external suppliers) of \$82.2M have been raised for delivery this year.

The current expenditure against budget indicates that delivery of works is trending slightly ahead of anticipated timing, noting that delivery of works will accelerate in the second half of the financial year. Delivery of works is impacted by a number of factors including weather conditions, availability of suppliers, and any required approval processes.

A number of budget and timing adjustments relating to capital works are included in the Q1 review, and subject to Council adoption, will be reflected in the reported budgeted amounts in future monthly reports.

Table 5 – Capital Expenditure - October 2024

Department	Original Budget	FULL YEAR Budget	YTD Budgets	YTD Actuals	Commitments	YTD Variance	YTD Variance
	\$ 000s	\$ 000s	\$ 000s	\$ 000s	\$ 000s	\$ 000s	%
01. Office of the Chief Executive Officer	-	-	-	-	-	-	-
02. Community and Recreation Services	51,420	49,865	9,410	9,422	5,442	(12)	-0.1%
03. Infrastructure Services	106,650	104,016	27,854	25,701	23,295	2,153	7.7%
04. Water and Sewer	122,366	122,366	28,939	35,377	41,017	(6,438)	-22.2%
05. Environment and Planning	9,911	10,005	2,080	1,900	3,739	180	8.6%
06. Corporate Services	18,180	18,436	3,974	5,273	8,746	(1,299)	-32.7%
Total	308,527	304,688	72,256	77,672	82,239	(5,416)	-7.5%

Figure 1 – Capital Expenditure by Directorate

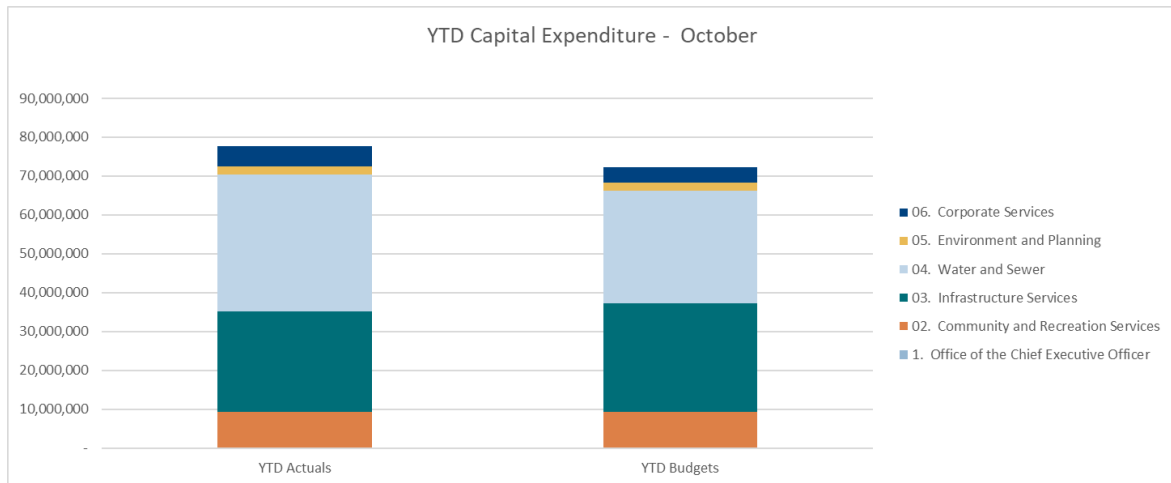
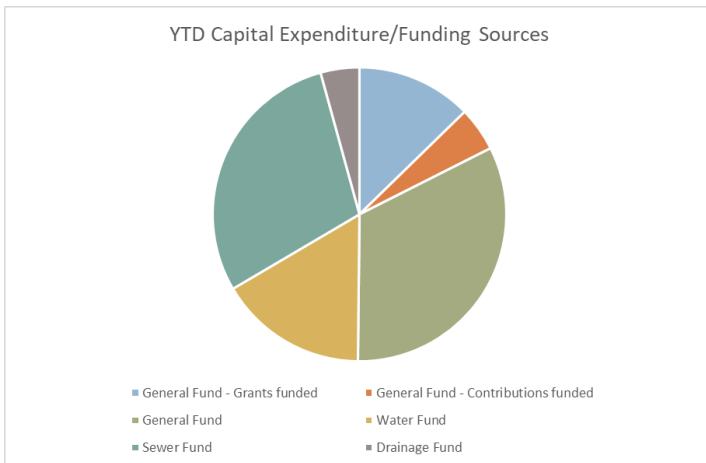


Figure 2 – Capital Expenditure by Funding Source



Stakeholder Engagement

The preparation of the October 2024 monthly financial report included consultation with business units across Council to identify the reasons and mitigation strategies for significant variances to budget.

Financial Considerations

Financial Year (FY) Implications

The proposal has cost and revenue implications for the current FY only.

Budget and Long-Term Financial Plan (LTFP) Impact.

The FY adopted budget includes funding for this proposal.

This report presents the financial position of Council as at 31 October 2024. Variations from budgeted amounts are detailed and an explanation provided. To date, there are no concerns regarding Council's financial performance for the remainder of the financial year.

Link to Community Strategic Plan

Theme 4: Responsible

Goal G: Good governance and great partnerships

R-G3: Provide leadership that is transparent and accountable, makes decisions in the best interest of the community, ensures Council is financially sustainable and adheres to a strong audit process.

Risk Management

Council's financial management framework includes the monthly review and reporting of significant variances to budget. This ensures that any issues are identified and rectified in a timely manner, with any necessary adjustments being captured in the appropriate Quarterly Budget Review.

This process mitigates the risk of Council's financial performance deviating from the adopted budget and ultimately altering the trajectory of Council's Long Term Financial Plan.

Options

That Council receives the Monthly Financial Report – October 2024

Critical Dates or Timeframes

Council receives monthly financial reports to ensure that Council is kept up to date with Council's financial performance.

Attachments

Nil.



Item No: 2.2
Title: Monthly Investment Report October 2024
Department: Corporate Services

26 November 2024 Ordinary Council Meeting

Reference: F2020/03205 - D16439193
Author: Michelle Best, Section Manager Financial Accounting and Assets
Manager: Emma Galea, Chief Financial Officer
Executive: Marissa Racomelara, Director Corporate Services

Recommendation

That Council:

- 1 Notes the Investment Report for October 2024.**
- 2 Notes that the October 2024 unrestricted funds deficit in the Drainage Fund is offset by the unrestricted funds available in the General Fund.**

Report purpose

To present the monthly Investment Report for October 2024.

Executive Summary

This report provides details of Council's investment portfolio and performance as at 31 October 2024.

Background

Clause 212 of the Local Government (General) Regulations 2021 stipulates:

- (1) The Responsible Accounting Officer of a Council*
 - a must provide the council with a written report (setting out details of all money that the council has invested under section 625 of the Act) to be presented*
 - i. if only one ordinary meeting of the council is held in a month, at that meeting, or*
 - ii. if more than one such meeting is held in a month, at whichever of those meetings the council by resolution determines, and*

2.2 Monthly Investment Report October 2024 (cont'd)

- b must include in the report a certificate as to whether the investment has been made in accordance with the Act, the regulations and the council's investment policies.*
- (2) The report must be made up to the last day of the month immediately preceding the meeting.*

Certification

I hereby certify the investments summarised in the report have been made in accordance with section 625 of the Local Government Act 1993, clause 212 of the Local Government (General) Regulations 2021 and Council's Investment Policy.

Emma Galea, Responsible Accounting Officer

Report

Council's current cash and investment portfolio totaled \$827.93M as at 31 October 2024. A listing of investments is attached as (Attachment 1) to this report.

Council continues to look for Environmental, Social and Green (ESG) investment opportunities subject to prevailing investment guidelines. Current ESG investments are highlighted green in (Attachment 1).

Council currently holds 2.33% or \$17M in ESG investments as at 31 October 2024.

Table 1 - Council's Cash and Investment Portfolio by Type

Type	Carrying Value (\$'000)
Investment Portfolio:	
At Call Account	\$31,441
Term Deposits	\$225,000
Floating Rate Notes	\$404,400
Fixed Rate Bonds	\$64,630
Floating Bonds	\$5,000
Transactional accounts and cash in hand	\$97,460
Total	\$827,931

Table 2 - Council's Portfolio by Fund

Council's portfolio is held in separate funds by purpose and is summarised as follows:

Fund	General Fund	Drainage Fund	General Fund Consolidated with Drainage Fund	Domestic Waste Fund	Water and Sewer Fund
	(\$'000)	(\$'000)	(\$'000)	(\$'000)	(\$'000)
External Restricted Cash	228,849	39,328	268,177		
Internal Restricted Cash	139,417	19	139,436		
Total Restricted Cash	368,267	39,347	407,614	123,746	214,413
Unrestricted Cash	119,481	(37,322)	82,159		
Total Cash	487,747	2,025	489,772	123,746	214,413

Detailed restrictions have been provided in (Attachment 2). It is noted that the amount shown for each respective fund above may be reflected over various restrictions in (Attachment 2). The balances above will increase and decrease during each financial year as revenues are received and expenditures occur.

Council continues to set aside funds to enable extinguishment of the remaining emergency loan in November 2025, restricting \$1.4M each month for this purpose.

Council is continuing to manage the reported negative unrestricted funds balance in the Drainage Fund through its consolidation with the General Fund. The negative unrestricted funds balance in the Drainage Fund is currently \$37.32M. From 2026-27 the Drainage Fund will become part of Council's General Fund as IPART will no longer regulate Stormwater Drainage prices.

In the interim, the unrestricted funds deficit of \$37.32M in the Drainage Fund is proposed to be offset through the General Fund's available unrestricted cash balance.

Portfolio Management

Council’s Investment Portfolio is managed through term deposits, floating rate notes and bonds maturities and placements.

Council’s cash inflows including investment maturities have been used to manage outflows with maturities during the month re-invested taking into consideration operational cashflow requirements.

Table 3 – Portfolio Movement (Investments only)

	2024-25 YTD Actuals (\$'000)
Opening Balance	704,398
Net Movement	26,073
Closing balance	730,471

Net movement includes maturities and new investments.

Refer to Portfolio Valuation Report in (Attachment 3) for more information.

Table 4 - Investment Maturities

Time Horizon	Percentage Holdings	Maturity on or before	Value \$'000
At Call	4.30%	Immediate	31,441
Investments			
0 - 3 months	9.86%	Jan-2025	72,000
4 - 6 months	13.28%	Apr-2025	97,000
7 - 12 months	20.42%	Oct-2025	149,130
1 - 2 years	31.27%	Oct-2026	228,450
2 - 3 years	15.72%	Oct-2027	114,850
3 - 4 years	3.09%	Oct-2028	22,600
4 - 5 years	2.05%	Oct-2029	15,000
Total Investments	95.70%		699,030
Total Portfolio	100.00%		730,471

Portfolio Performance

The Reserve Bank of Australia (RBA) maintained the cash rate at 4.35% at its meeting in September 2024 and did not meet in October. BBSW has also followed cash rate trends and has been stable since February 2024.

Investments are made within Council policy and at the best rates available at the time of placement. Interest rates on investments in the month, ranged from 1.20% to 6.40%.

A comparison of the weighted running yield to key indicators is shown below:

Table 5 – Investment returns

	Weighted running yield	RBA Cash Rate	BBSW benchmark
October 2024	4.96%	4.35%	4.31%

Table 6 – Performance Statistics

	1 Month	3 Month	12 Month	Since Inception
Portfolio Return ¹	0.43%	1.38%	5.66%	2.42%
Performance Index ²	0.37%	1.12%	4.45%	2.16%
Excess Performance	0.06%	0.26%	1.21%	0.26%

¹ Portfolio performance is the rate of return of the portfolio over the specified period

² The Performance index is the Bloomberg AusBond Bank Bill Index

³ Excess performance is the rate of return of the portfolio in excess of the Performance Index

Table 7 – Policy Compliance – Credit Rating

Credit Rating Group	% of portfolio	Policy Limit	
BBB	41.81%	60.0%	✓
A	35.76%	70.0%	✓
AA	22.43%	100.0%	✓
AAA	0.0%	100.0%	✓
	100%		

**Based on face value and Long-Term Rating of Institutions*

Table 8 – Policy Compliance – Terms

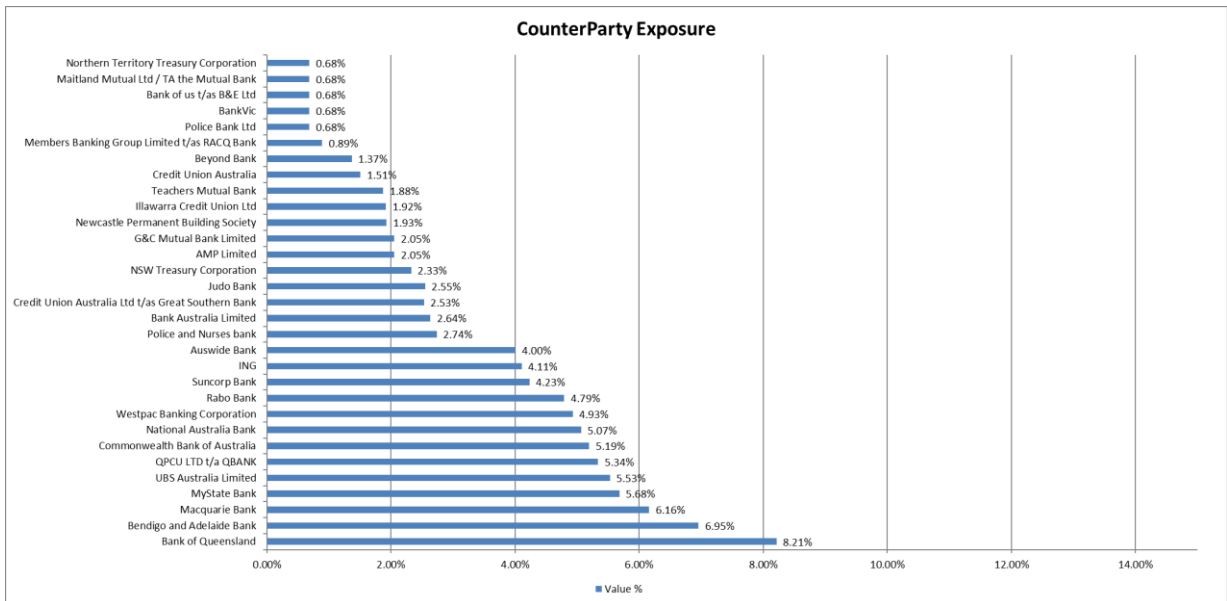
Term	% of portfolio *	Policy Limit	
Cash At Call	4.30%		
Less than 1 year	43.55%	100%	✓
Between 1 and 3 years	47.00%	70%	✓
Between 3 and 5 years	5.15%	40%	✓
Over 5 years	0.0%	5%	✓
	100%		

*Based on face value

- ✓ compliant
- × non-compliant

Graph 1 – Counter Party Exposure

Exposure to counterparties will be restricted by their rating as per Council's Policy, so that single entity exposure is limited. Graph 1 shows Council's counter party exposure as at 31 October 2024.



Stakeholder Engagement

Nil

Financial Considerations

Financial Year (FY) Implications

The proposal has revenue financial implications for the current FY only.

Budget and Long-Term Financial Plan (LTFP) Impact.

The FY adopted budget includes the impact for this proposal.

Link to Community Strategic Plan

Theme 4: Responsible

Choose Focus Area

R-G3: Provide leadership that is transparent and accountable, makes decisions in the best interest of the community, ensures Council is financially sustainable and adheres to a strong audit process.

Risk Management

Cash that is surplus to Council's immediate requirements is invested within acceptable risk parameters to optimise interest income while ensuring the security of these funds.

Council's investments are made in accordance with the *Local Government Act 1993*, Local Government (General) Regulation 2021, Council's adopted Investments Management and Borrowings Policy, Ministerial Investment Order issued February 2011 and Division of Local Government (as it was then known) Investment Policy Guidelines published in May 2010.

Council monitors and manages the portfolio taking into consideration credit ratings of financial institutions, interest rates offered for the maturity dates required and counterparty exposure.

All of Council's investments were within Policy guidelines as at 31 October 2024

Critical Dates or Timeframes

Nil

Attachments

1	Summary of Investments as at 31 October  2024	Provided Under Separate Cover	D16502967
2	Summary of Restrictions as at 31 October  2024	Provided Under Separate Cover	D16507497
3	Portfolio Valuation Report as at 31 October  2024	Provided Under Separate Cover	D16502961



Item No: 2.3
Title: September 2024 (Q1) Quarterly Operational Plan and Budget Review
Department: Environment and Planning

26 November 2024 Ordinary Council Meeting

Reference: F2024/00101 - D16510639
Manager: Shannon Turkington, Unit Manager Strategic Planning
Emma Galea, Chief Financial Officer
Executive: Marissa Racomelara, Director Corporate Services
Jamie Loader, Director Environment and Planning

Recommendation

That Council:

- 1 *Adopts the September 2024 (Q1) Quarterly Operational Plan and Budget Review, including the proposed amendments and additions to the Operational Plan actions and indicators as outlined in this report and Attachments to this report.***
- 2 *Adopts the changes to the 2024-25 capital works program (Attachment 2) and notes the impact of these changes on the indicative program in the outer years, as also shown in Attachment 2.***
- 3 *Notes that the proposed 2024-25 Operational Plan and Full Year Budget changes do not adversely impact Council's adopted Long Term Financial Plan.***

Report purpose

To report on Central Coast Council's performance as measured against the organisation's Operational Plan for 2024-25 financial year. The 'Q1 Business Report' (Attachment 1) covers the progress on the Delivery Program and Operational Plan activities, and financial performance for the period 1 July 2024 to 30 September 2024.

It also provides Council's financial performance and financial position for:

- The first quarter (Q1) of the 2024-25 financial year; and
- The resulting financial position including proposed Budget variations.

Executive Summary

Operational Plan Progress

2.3 September 2024 (Q1) Quarterly Operational Plan and Budget Review (cont'd)

At the end of Q1, the overall performance against the original adopted Operational Plan actions and indicators shows:

- 1 out of 106 actions / indicators are Completed,
- 93 are On Track for delivery by the end of the financial year,
- 10 are Delayed, and
- 2 are Scheduled.

Financial Performance

Council is required to review its progress in achieving the financial objectives set out in its Operational Plan within two (2) months of the end of each quarter.

The Responsible Accounting Officer has revised Council's income and expenditure for the 2024-25 financial year and recommends revising estimates in line with Council's financial performance as at the end of September 2024, and as projected for the remainder of the financial year.

The 'Q1 Business Report' (Attachment 1) recommends Budget adjustments that result in an improved projected operating result for the 2024-25 financial year, on a consolidated basis.

The proposed Q1 adjustments will move the 2024-25 budgeted operating surplus (excluding capital grants and contributions) from \$8.6M (\$10.7M original budget) to a budgeted operating surplus of \$17.3M, on a consolidated basis. Including capital grants and contributions, the budgeted operating surplus will move from \$118.2M (\$120.3M Original budget) to a \$122.7M surplus.

The proposed Q1 capital expenditure budget adjustment is an increase of \$11.9M, which will result in a revised 2024-25 full year capital works program of \$316.5M.

More information and details of progress and financial performance are provided in the 'Q1 Business Report', in the Quarterly Budget Review Statement section (Attachment 1).

Background

As required under the Integrated Planning and Reporting Framework, Council must report on progress with respect to its actions and targets against the objectives of the Delivery Program and Operational Plan, at least every six (6) months.

Clause 203 of the 'Local Government (General) Regulation 2021' requires that no later than two (2) months after the end of each quarter (except the June quarter), the Responsible Accounting Officer of Council must prepare and submit to Council a Quarterly Budget Review Statement (QBR) that shows a revised estimate of the income and expenditure for that year.

2.3 September 2024 (Q1) Quarterly Operational Plan and Budget Review (cont'd)

This QBRS is presented in the necessary format (Attachment 1) and meets relevant legislative requirements.

Report

Operational Plan Actions and Indicators

The table below is a summary of the overall progress on the actions and indicators for Q1. The information contained in (Attachment 1) includes specific details of progress.

Theme:	Belonging	Smart	Green	Responsible	Liveable	Total
Completed	0	1	0	0	0	1
On Track	19	8	12	33	21	93
Delayed	1	0	1	7	1	10
Scheduled	0	0	0	1	1	2
On Hold	0	0	0	0	0	0
Closed	0	0	0	0	0	0
Total	20	9	13	41	23	106

Financial Performance

As at the end of Q1 Council has a consolidated net operating surplus of \$15.7M, before capital income, which is favourable to budget by \$20.0M and a net operating surplus including capital income of \$24.9M, which is favourable to budget by \$20.7M. These results reflect the amortisation of annual rates and charges. Variance detail analysis is included in the Monthly Finance Report September 2024 submitted to Council at its meeting in October 2024.

2.3

September 2024 (Q1) Quarterly Operational Plan and Budget Review
(cont'd)

Consolidated									
Operating Statement									
September 2024									
	PRIOR YEAR Actuals	Original Budget	FULL YEAR Budget	YTD Budget	YTD Actuals	YTD Variance (excluding commitments)	YTD Variance (excluding commitments)	Proposed Changes	Proposed Budget After
	\$'000	\$'000		\$'000	\$'000	\$'000	%	Q1 \$'000	Q1 \$'000
Operating Income									
Rates and Annual Charges	421,528	460,606	460,606	110,082	112,670	2,588	2%	1,098	461,704
User Charges and Fees	169,410	170,284	170,284	28,109	30,058	1,949	7%	1,455	171,739
Other Revenue	24,155	15,532	15,532	156	1,646	1,490	954%	1,164	16,696
Interest	38,249	26,022	26,022	4,326	5,508	1,182	27%	768	26,790
Grants and Contributions	52,810	44,668	44,668	10,367	9,449	(918)	9%	6,988	51,656
Gain on Disposal	3,084	-	-	-	265	265	100%	265	265
Other Income	10,306	10,462	10,462	2,860	3,174	314	11%	123	10,585
Internal Revenue	57,120	56,950	56,950	13,483	13,770	287	2%	(302)	56,648
Total Income attributable to Operations	776,662	784,524	784,524	169,382	176,539	7,157	4%	11,559	796,083
Operating Expenses									
Employee Costs	194,560	217,710	217,710	51,069	47,757	3,311	6%	854	218,564
Borrowing Costs	12,466	12,010	12,010	1,274	1,082	193	15%	(891)	11,119
Materials and Services	229,244	245,138	247,280	55,275	42,434	12,840	23%	2,138	249,418
Depreciation and Amortisation	197,293	202,942	202,942	48,185	51,596	(3,411)	7%	1,126	204,068
Other Expenses	43,096	47,217	47,217	5,643	5,429	214	4%	(474)	46,743
Loss on Disposal	11,911	-	-	-	466	(466)	100%	-	-
Internal Expenses	49,488	48,807	48,807	12,193	12,063	130	1%	82	48,889
Overheads	(0)	-	-	(0)	(0)	(0)	100%	-	-
Total Expenses attributable to Operations	738,060	773,823	775,965	173,638	160,827	12,811	7%	2,835	778,800
Operating Result after Overheads and before Capital Amounts	38,602	10,701	8,559	(4,256)	15,712	19,968	469%	8,724	17,284
Capital Grants	63,325	85,684	85,684	1,952	3,293	1,341	69%	(4,917)	80,767
Capital Contributions	43,842	23,908	23,908	6,510	5,927	(583)	9%	777	24,684
Grants and Contributions Capital Received	107,167	109,592	109,592	8,462	9,220	758	9%	(4,140)	105,452
Net Operating Result	145,769	120,293	118,151	4,206	24,933	20,727	493%	4,584	122,735

It is noted that as part of the Q1 Budget review process, the phasing of planned income and expenditure has been reviewed to ensure changes to projections required to reflect Budget trend are captured in a timely manner.

As at Q1, Council's overall performance was better than Budget as financial discipline continues to be applied to all expenditure and trends are monitored. Actual financial performance as at the end of 2023-24 financial year has been considered when revising projections as part of the Q1 quarterly budget review process.

Capital Works

Actual Q1 YTD capital expenditure is \$52.5M against the Q1 YTD budget of \$46.6M and a 2024-25 FY budget of \$304.7M.

Financial Performance Benchmarks

Below is a summary of Council's performance, against the main financial performance benchmarks set by the Office of Local Government.

2.3 September 2024 (Q1) Quarterly Operational Plan and Budget Review (cont'd)

Financial Performance Ratio	Industry Benchmark	Original Budget	Ratio – YTD Actuals	
Operating Performance Ratio	> 0%	1.47%	9.1%	✓
Own Source operating Revenue Ratio	> 60%	81.57%	89.0%	✓
Unrestricted Current Ratio	> 1.5x	2.57x	3.1x	✓
Cash Expense Cover Ratio	> 3 months	3.44 months	3.3 months	✓
Buildings and Infrastructure Renewals Ratio	100%	138%	91.3%	
Infrastructure Maintenance Ratio	100%	n/a	48%	

As at the end of the September 2024, on a consolidated basis, Council exceeded the mandated benchmark for the operating performance ratio, achieving 9.1%.

Council has also performed favourably against the unrestricted current ratio, achieving 3.1x against a benchmark of > 1.5x. This ratio considers all current assets and liabilities, including cash.

Council maintained positive performance regarding the cash expense cover. Council is in a strong liquidity position.

The infrastructure ratios are monitored each month and are based on a point in time. The Infrastructure Renewal Ratio is based on the actual renewal expenditure as at the end of the reporting period, compared to the depreciation over the same period. The Asset Maintenance Ratio is calculated based on actual maintenance as at the end of the reporting period compared to the required maintenance estimated over the same reporting period. Annual performance in regard to these ratios is included in the Special Schedules in the annual Financial Statements, noting that the infrastructure section within the Schedules does not form part of the NSW Audit Office audit.

Noting the volatility in the timing of asset renewal and maintenance, performance as at the end of a reporting period is an indication only of Council's likely performance against the benchmark for the year. To further enhance the reliability of these measures, a cross unit project is currently underway to ensure that all maintenance and renewal activities are appropriately captured and accounted for.

After the Q1 proposed budget adjustments the Operating Performance Ratio and the Buildings and Infrastructure Renewals Ratio remain above benchmark at 2.30% and 134% respectively.

**2.3 September 2024 (Q1) Quarterly Operational Plan and Budget Review
(cont'd)**

Restricted Funds

A summary of restricted and unrestricted funds is as follows:

Fund	General Fund	Drainage Fund	General Fund Consolidated with Drainage Fund	Domestic Waste Fund	Water and Sewer Fund
	(\$'000)	(\$'000)	(\$'000)	(\$'000)	(\$'000)
External Restricted Cash	227,259	39,456	266,715		
Internal Restricted Cash	141,985	19	142,004		
Total Restricted Cash	369,244	39,475	408,719	124,106	196,553
Unrestricted Cash	121,035	(37,581)	83,454		
Total Cash	490,279	1,894	492,173	124,106	196,553

Stakeholder Engagement

Amendments to the 2024-25 Full Year Budget as outlined in this report, will be referred to the Audit Risk and Improvement Committee for review and feedback. Subject to the feedback of the Committee, this report and Attachments to the report will be forwarded to the Deputy Secretary for Local Government, in line with reporting requirements under the Performance Improvement Order, and for their concurrence.

Financial Considerations

Financial Year (FY) Implications

The proposal has cost and revenue financial implications for the current FY and outer years in the LTFP.

The proposed Q1 adjustments will move the 2024-25 budgeted operating surplus (excluding capital grants and contributions) from \$8.6M (\$10.7M original budget) to a budgeted operating surplus of \$17.3M, on a consolidated basis. Including capital grants and contribution, the budgeted operating surplus will move from \$118.2M (\$120.3M Original budget) to a \$122.7M surplus.

2.3 September 2024 (Q1) Quarterly Operational Plan and Budget Review (cont'd)

The proposed Q1 capital expenditure budget adjustment is an increase of \$11.9M, which will result in a revised 2024-25 full year capital works program of \$316.5M.

Budget and Long-Term Financial Plan (LTFP) Impact

The FY adopted budget includes funding for this proposal and the LTFP includes funding for the ongoing impact.

When the LTFP is updated to reflect the budget changes since the adoption of the 2024-25 Original Budget, there is an overall improvement in Council's consolidated operating result of \$1.6M in 2025-26 increasing to \$1.8M in 2033-34. The increase in future years is lower than the increase in 2024-25 (improvement of \$6.6M) as some of the changes are one-off (non-recurring).

The overall improvement in Council's General Fund (including drainage fund from 2026-27) operating result is \$1.5M in 2025-26 decreasing to \$0.7M in 2033-34. The increase in future years is lower than the increase in 2024-25 (\$3.5M) as some of the changes are one-off (non-recurring).

For 2024-25 the General Fund in the LTFP does not include drainage and domestic waste funds. Adjusting for this to align with the operating statements in this report, the 2024-25 net operating result, before capital grants and contributions is \$6.8M.

More information is provided in the 'Q1 Business Report' (Attachment 1).

Operational Plan Amendments

The following amendments are proposed for inclusion from Q2 onwards and do not have a financial impact.

Action / Indicator	Original Target / Timeline	Amended Target / Timeline	Responsible Unit	Reason for Amendment
DP_424 Finalise the Narara Creek Floodplain Risk Management Plan	Adoption by 30 June 2025	Exhibition draft prepared and ready for Council consideration by 30 June 2025	Environmental Management	There is a requirement under the NSW Flood Risk Management Manual to consult with the Catchment to Coast Committee on the pre-exhibition draft plan, and the post exhibition plan. Given the committee has not yet been established there is significant risk of not meeting current target. With consideration to this matter, the change of date is proposed.
DP_425 Finalise the Tuggerah	Adoption by 30 June 2025	Exhibition draft prepared by 30	Environmental Management	This project is delayed due to the calibration of the

2.3

September 2024 (Q1) Quarterly Operational Plan and Budget Review (cont'd)

Action / Indicator	Original Target / Timeline	Amended Target / Timeline	Responsible Unit	Reason for Amendment
Lakes Flood Study		June 2025		computer model taking longer than expected. There is also an expectation to consult with the Council on the pre-exhibition draft study, and the post exhibition study and with the delays o the model, there is a risk of not meeting the current target. Accordingly, the change of target is proposed.
DP_082 Complete new Coastal Management Programs (CMP) for Open Coast in accordance with the Coastal Management Manual and the Coastal Management Act 2016	Complete Certification and Gazettal	Exhibition draft prepared and ready for committee consideration by 30 June 2025	Environmental Management	The proposed change to target focusses on actions within Council's control as the gazettal/finalisation of our proposed CMP will be a State Government action.
DP_521 Complete Coastal Management Programs (CMP) for Tuggerah Lakes in accordance with the Coastal Management Manual and the Coastal Management Act 2016	Complete Stage 3 by 30 June 2025	Contract awarded and commenced for Stage 3 and 4 by 30 June 2025	Environmental Management	Stage 3 and 4 have been combined for the purposes of providing better efficiency and outcome in delivery and reduce overall delays in the development of the program.
DP_522 Complete Coastal Management Programs (CMP) for Coastal Lagoons in accordance with the Coastal Management Manual and the Coastal Management Act 2016	Complete Stage 3 by 30 June 2025	Contract awarded and commenced for Stage 3 and 4 by 30 June 2025	Environmental Management	Stage 3 and 4 have been combined for the purposes of providing better efficiency and outcome in delivery and reduce overall delays in the development of the program.

Proposed Budget Adjustments

Council's financial focus continues to be on maintaining expenditure, raising additional income, monitoring incoming cash flow, performing cashflow forecasts and ensuring a more sustainable cash preservation. Details on the proposed budget adjustments are provided in (Attachment 1).

2.3 September 2024 (Q1) Quarterly Operational Plan and Budget Review (cont'd)

Capital Works Program

Council's capital works program adopted as part of the 2024-25 Operational Plan totalled \$308.5M. In August 2024 Council adopted capital works amendments with a resulting reduction of \$3.8M, resulting in a full year budget of \$304.7M.

Actual Q1 YTD capital expenditure is \$52.5M against the Q1 YTD budget of \$46.6M. An increase of \$11.9M is proposed as part of this Q1 review.

Changes to the published 4 year capital works program are summarised in the Table below with details of all capital works budget changes included in Attachment 2.

Q1 Change Type	2024-25 Q1 Change \$'000	2025-26 Financial Year \$'000	2026-27 Financial Year \$'000	2027-28 Financial Year \$'000
Change after tender/quotes	6,526	(87)		
Change in scope	8,906	850		
Change in timing of project	(13,431)	9,158	4,273	
New Project per strategic asset management or grant funding	5,970			
Budgeted as Pending Grant - grant confirmed	8,456			
Project savings identified	(4,569)			
Grand Total	11,857	9,921	4,273	0

Link to Community Strategic Plan

Theme 4: Responsible

Goal G: Good governance and great partnerships

R-G3: Provide leadership that is transparent and accountable, makes decisions in the best interest of the community, ensures Council is financially sustainable and adheres to a strong audit process.

Risk Management



Quarterly reporting of Council's operational and financial performance is mandatory under the *Local Government (General) Regulation 2021*.

Critical Dates or Timeframes

2.3 September 2024 (Q1) Quarterly Operational Plan and Budget Review (cont'd)

Sub-clause 203(1) of the *Local Government (General) Regulation 2021* requires a Council's Responsible Accounting Officer to prepare and submit a Quarterly Budget Review Statement to Council within two months of the end of each quarter (excluding June). For Q1 this is due by 30 November 2024.

Attachments

1	2024-25 Q1 Budget Review Statement	Provided Under	D16520203
		Separate Cover	
2	2024-25 Q1 updated - Four Year Works	Provided Under	D16511490
	Program 2024-25 to 2027-28	Separate Cover	



Item No: 2.4
Title: Annual Report 2023-24
Department: Environment and Planning

26 November 2024 Ordinary Council Meeting

Reference: F2024/00104 - D16443207
Author: Sharon McLaren, Section Manager Corporate Planning and Reporting
Manager: Shannon Turkington, Unit Manager Strategic Planning
Executive: Jamie Loader, Director Environment and Planning

Recommendation

That Council:

- 1 Adopts the Annual Report 2023-24.**
- 2 Notes that the audited Financial Statements 2023-24 and Central Coast Region Report will be published alongside the Annual Report 2023-24 on Council's website.**

Report purpose

For Council to consider the Annual Report for the 2023-24 financial year.

Executive Summary

The Annual Report for 2023-24 (Attachment 1) has been prepared in accordance with Section 428 of the *Local Government Act 1993* and with Section 217 of the *Local Government (General) Regulation 2021*. It reflects Council's performance from 1 July 2023 to 30 June 2024 and is a key method for Council to maintain accountability and transparency with the Central Coast community. It details Council's performance against the Operational Plan 2023-24, and includes information on the region and community, the organisation and workforce, and specific information required under legislation.

Background

The Annual Report is a requirement under the Integrated Planning and Reporting Framework, and under Section 428 of the *Local Government Act 1993*. This requires all NSW councils to prepare a report within five (5) months of the end of the financial year detailing its performance against the Delivery Program and Operational Plan objectives for that financial

year. The report must be published on the council's website and a link provided to the Minister for Local Government by 30 November.

The audited Financial Statements 2023-24 are also required to be provided on Council's website alongside the Annual Report. These were presented and adopted by Council at its Ordinary meeting on 29 October 2024.

In the year of a Local Government election, a 'State of the City Report' is required to be prepared and also published alongside the Annual Report. This report, titled the 'Central Coast Region Report', was noted by Council at its Ordinary meeting on 29 October 2024. Council also resolved at this meeting that:

- a) *the CEO provides a further report on progress made on each of the 48 objectives for the period 2021-22 to 2023-24; and*
- b) *the report be tabled at the Ordinary meeting to be held in February 2025.*

This resolution is being actioned by staff and an updated version of the *Central Coast Region Report* will be prepared for consideration at the February 2025 Council Meeting. Should a revised version of the Central Coast Region Report be adopted by Council, this report will be published alongside the Annual Report.

Report

The Annual Report 2023-24, as contained in (Attachment 1), fulfils legislative requirements and is recommended for adoption. Once adopted, the Annual Report 2023-24 will be published on Council's website, with the audited Financial Statements 2023-24 and Central Coast Region Report under separate covers, and a link provided to the Minister for Local Government.





The Annual Report presents Council's achievements over the financial year against the themes of the Community Strategic Plan (CSP), with a snapshot of achievements and highlights including:

- Events and programs to bring community together, draw in visitors and activate spaces and places. Events included the Love Lanes Festival, Chromefest, The Lakes Festival, Taste of Wyong and Toukley, Citizenship Ceremonies and more. These events drew in more than 187,000 attendees, with an economic impact of more than \$29M.
- Promoting the region with new digital content to attract visitation to lesser-known areas of the Central Coast. The destination website's new online hubs focus on key tourism themes affected by the bushfires and raises the profile of niche tourism products and experiences.
- Community consultation on the Open Coast Coastal Management Program, which is one of five (5) new Coastal Management Programs (CMP) that are being developed. The consultation sought input on the practical management of Central Coast beaches and will assist in the preparation of an options paper.






2.4 Annual Report 2023-24 (cont'd)



















- The adoption of the Central Coast Local Housing Strategy, which seeks to better manage housing supply across the region. Key pieces of work that Council will deliver as part of the strategy include the Affordable Housing Contribution Scheme, amendments to the Central Coast LEP and DCP to encourage a diversity of housing within our centres and across the Central Coast and preparation of a Development Supply Pipeline to better inform sequencing of infrastructure with housing delivery. The Central Coast Local Housing Strategy has been endorsed by the Department of Planning, Housing and Infrastructure, the outcomes and research undertaken will be used to inform the preparation of a revised Local Strategic Planning Statement.
- The opening of the new Mangrove Creek Dam Visitor Centre, with key features of the new facility including an interactive visitor education centre, accessible family friendly amenities, a children's playspace and revitalised picnic area with new picnic table shelters, bins and bench seating.
- The opening of the new community hall at Norah Head. With the design informed by community consultation, the facility includes a multi-functional hall, kitchen, storage, accessible amenities, a children's playspace, and picnic area.










Details of Council's performance against the 127 Delivery Program and Operational Plan action and indicators is provided below:

Operational Plan Performance 2023-24 Summary			
			
94	6	26	1
COMPLETED	ACTIVE	DELAYED	INACTIVE
Work is completed / target achieved	Multi-Year Action or action will continue in 2024-25	Work is behind schedule / target has not been achieved	Work is on hold until further notice or there has been a change in priority and it has been closed

Performance by CSP theme is provided below:

Theme	Results	Highlights
Belonging		<ul style="list-style-type: none"> • Capacity building projects that strengthen neighbourhood connection, delivered to 43,384 community members. Some projects included: The Rough Story; Paddock to Plate; NAIDOC Week; Mental Health Month. • Delivery of community grant and sponsorship programs, with 141 successful applications, receiving more than \$900k in funding. • Creative and performing art activities such as the commenced development of the Regional Public Art Plan, Gosford Regional Art Gallery exhibitions and
	10	
		
	0	
		
	1	

Theme	Results	Highlights
	 0	<p>programs drawing in more than 145,000 visitors, and 607 productions and performances across Laycock Street Theatre, Peninsula Community Theatre and The Art House.</p>
<p>Smart</p>  	 5  0  1  0	<ul style="list-style-type: none"> Operational upgrades across Wyong, Gosford, Toukley and The Entrance town centres, including, accessible furniture installations, facade upgrades to businesses, and street banners. Ongoing relationship development activities also undertaken with ideas exchange sessions held with business owners and stakeholders. Two (2) year ECO Destination Certification granted by Ecotourism Australia, as well as delivery of year 2 actions from the Destination Management Plan. Progress towards the redevelopment of the Gosford Waterfront with a Memorandum of Understanding entered into with Hunter Central Coast Development Corporation (HCCDC). The HCCDC will now continue to prepare the business case for the project.
<p>Green</p>  	 9  3  5  0	<ul style="list-style-type: none"> Resource recovery activities, with Council diverting 41% of domestic waste volumes from landfill and the investigation and delivery of a feasibility report to Council on a Food Organics Garden Organics facility. Improving the quality of waterways with the completion of the wrack removal program for Tuggerah Lakes, seeing 5,985m³ of wrack removed during the year. Responsiveness to litter and illegal dumping, with the investigation of 561 reports. The successful recruitment of a further resource to continue enforcement will also assist with driving prevention across the Coast.
<p>Responsible</p>  	 53  2 	<ul style="list-style-type: none"> Service Optimisation Initiatives for Democratic Support Services and Road Maintenance and Pothole Prevention undertaken, with Service Optimisation of Town Centres planned for 2024-25. Road and drainage upgrades with 29.78km of road pavement renewal, 35.24km of road resurfacing, and 2.87km of drainage infrastructure. Continued customer experience focus, with 86.7% of responses provided within 5 days, exceeding the 75% target. And 85% satisfaction rate with the quality of

Theme	Results	Highlights
	<p>17</p>  <p>1</p>	<p>information provided. Again exceeding the target of 80%.</p> <ul style="list-style-type: none"> The conduct of a Community Wellbeing Survey, which formed part of the Community Strategic Plan review. A report with the results of this engagement work was presented to Council in July.
<p>Liveable</p>   	 <p>17</p>  <p>1</p>  <p>2</p>  <p>0</p>	<ul style="list-style-type: none"> Cultivating lifelong learning with more than 2,500 programs and events delivered across the library network, resulting in over 640,000 visits to a library branch and over 1,300,000 physical and digital library loans. There was also continued progress towards the Gosford Regional Library with the turning of the sod this year. The construction is still on track with a planned completion in 2025. The delivery of healthy living programs and activities across Council's six (6) leisure centres and pools, attracting more than 1,240,000 visitors. Continuing to deliver facilities that meet community needs, with over 39,000 bookings across Council's halls and facilities.

Stakeholder Engagement

The Annual Report has been drafted with input from across the organisation. It is not required to be placed on public exhibition but should be publicly available and published on Council's website.

Financial Considerations

Financial Year (FY) Implications

The proposal does not have financial implications for the current year or outer years in the LTFP.

Budget and Long-Term Financial Plan (LTFP) Impact.

The FY adopted budget includes the impact for this proposal.

Link to Community Strategic Plan

Theme 4: Responsible

Goal G: Good governance and great partnerships

R-G3: Provide leadership that is transparent and accountable, makes decisions in the best interest of the community, ensures Council is financially sustainable and adheres to a strong audit process.

Risk Management

The Annual Report 2023-24 complies with legislative requirements. This includes the requirements of the *Local Government Act 1993*, *Local Government (General) Regulation 2021*, *Companion Animals Act 1998*, *Companion Animals Regulation 2008*, *Disability Inclusion Act 2014*, *Independent Pricing and Regulatory Tribunal Act 1992*, *Government Information (Public Access) Regulation 2009*, *Environmental Planning and Assessment Act 1979*, *Environmental Planning and Assessment Regulation 2021*, and *Swimming Pool Act 1992*.

Critical Dates or Timeframes

The Annual Report 2023-24 must be published on Council's website and a link provided to the Minister for Local Government by 30 November 2024. If this is not completed Council will be in breach of Section 428 of the *Local Government Act 1993*.

Attachments

- 1  Final Annual Report 2023-24 Provided Under Separate Cover D16515585



Item No: 2.5
Title: Water and Sewer Annual Performance Report 2024
Department: Water and Sewer

26 November 2024 Ordinary Council Meeting

Reference: F2004/06782 - D16460209
Author: Krystie Bryant, Section Manager Asset Security and Reliance
Executive: Danielle Hargreaves, Director Water and Sewer

Recommendation

That Council notes the Water and Sewer Annual Performance Report for the period 1 July 2023 – 30 June 2024 (Performance Report) for publication on Council’s website.

Report purpose

To provide Council and the community with the Water and Sewer Annual Performance Report for the period 1 July 2023 – 30 June 2024 (Performance Report).

Executive Summary

Central Coast Council’s Water and Sewer Department oversees the delivery of essential services to over 345,000 customers. This report serves to inform the Council about the department's performance over the past year and outline the current initiatives designed to respond to customers performance and service quality expectations.

Performance reporting to the community on water and sewer services was a recommendation made by the Independent Pricing and Regulatory Tribunal (IPART) in May 2022 as part of its Pricing Determination for Council’s water and sewer services.

This Performance Report coincides with the end of the second year of our current four-year IPART Determination 2022-2026, enhancing transparency around the operation of Council’s water and sewer services and our promise to listen to our customers.

A number of metrics continue to trend positively and some of these are highlighted within this report. Equally, a number of metrics require continued effort and focus in order to bring them within target and drive necessary improvement. These are also highlighted within the body of this report. Engagement with our customers and efforts in the communication, education and awareness space continue to be a reflection of our customer centered approach and this work will continue into 2024-25 and beyond.

The Water and Sewer network is reflective of significantly aged infrastructure. Whilst this is a known issue that is being actively managed, it takes time and financial investment for

improvements in some performance areas to be realised. This is captured by the IPART pricing determination and we remain committed to ensuring that our actions today reflect long term needs and sustainable outcomes.

This will be the second annual performance report for water and sewer, helping to maintain transparency and accountability with our community. Council continues to engage with its customers on the defined performance metrics and ensuring that the reporting is reflective of the type of information that is important to them and delivered in a way consistent with their preferences. This was a focus of the recent community engagement and a further opportunity to inform this is included within the report itself via a QR code survey, as we look to seek direct feedback on the readability, relevance, and general preferences of our customers when it comes to the Annual Performance Report. It will be published on Council's website following adoption by Council.

Background

In May 2022, IPART released its Final Determination on the prices that Council can charge customers for water and sewer related services from 1 July 2022 to 30 June 2026. As part of this determination, IPART recommended that Central Coast Council publish an annual performance report to ensure accountability and transparency as it relates to service outcomes for customers.

An initial Performance Report for the community was published on 30 September 2022 for the financial years 2017-18 to 2021-22 and provided the community with historical data across key performance metrics relating to:

- Service reliability
- Customer
- Asset and financial management
- Environment and public health
- Water conservation

The 2023-24 report marks the second formal Annual Performance Report for Water and Sewer and continues to evolve and align with metrics and information that our customers have identified as important to them.

Council's first round of engagement with the community, 'Improving your water and sewer services', was undertaken in the first half of 2023. The community determined the following values for Water and Sewer:

- Good quality water
- Quality treatment (sewer)
- Reliable service
- Affordable
- Environmental focus

2.5 Water and Sewer Annual Performance Report 2024 (cont'd)

- Effective planning
- Transparency and education

These values, along with the community's preference and frequency of communication around water and sewer services, have continued to inform the Performance Report and places the customer at the centre of everything Council does to deliver on today's water and sewer needs and prepare for the future.

Report

This is the second of Council's annual Performance Reports, which coincides with the end of the second year of our current four-year IPART determination 2022-26.

This Performance Report delivers upon IPART's recommendation for Water and Sewer to enhance its performance reporting to meet community expectations. It is consistent with Council's commitment to be transparent and accountable to the community and is included in Council's published Operational Plan.

The Performance Report provides an update against key water and sewer service metrics with the results highlighting:

Customer Engagement: The Water and Sewer department attended to over 39,000 customer calls and conducted a range of extensive engagement activities with significant community participation, reflecting an active commitment to our customers.

Water Quality Complaints: The number of water quality complaints per 1,000 properties shows a trend of improvement and is significantly under target, with specific initiatives such as increased flushing programs contributing to this positive result. Discoloured water continues to be the main challenge in this space and to improve this metric, further implementation of an increased flushing program will continue along with monthly heat mapping of water quality complaints to better target our water main cleaning programs.

Response Times: 81% of urgent issues reported by customers were responded to within one (1) day. Examples of urgent issues include; Water and sewer main breaks, pump station failures, sewer overflows impacting critical customers, subsidence, collapse or cave in and risk to health. To continue to improve this metric, Council is increasing the water main renewal program to reduce issues that lead to customer complaints and introducing a renewed focus on connections to customer's properties, which are a significant contributor to outages. In addition, Council is currently considering feedback from the recent community engagement undertaken to improve the notification process for customers about works that may affect their service and respond to customer preferences.

The report also highlights the implementation of new technologies and reflects the positive community education efforts to provided interactive learning experiences to educate the

community about water and environmental issues, fostering greater awareness and engagement.

There are also areas where improvement is needed to enhance overall performance and service delivery.

Unplanned Water Supply Outages: The 2023-24 result is consistent with the 2022-23 result, however, requires improvement. The types of unplanned water interruptions range from main breaks to hydrant leaks. This performance metric when considered with the average duration of unplanned outages indicates a consistent number of unplanned water supply outages, but at reduced severity with teams responding quickly and efficiently. To improve these results, and as already highlighted, we are increasing our water main renewal program and have a renewed focus on connections to customer's properties, which are a significant contributor to outages. Council is also considering recent customer feedback to identify the ways in which we can improve the notification process when works are required that impact our customers.

Sewer Main Breaks and chokes: Performance of this metric has declined compared to the 2022-23 result. The main cause of breaks and chokes is tree roots entering pipes and maintenance chambers (sewer manholes) accounting for over 60% of all breaks and chokes. Climatic conditions can also influence the rate of tree root ingress into ageing sewer infrastructure as well as ground movement. Council is increasing its inspection and maintenance of sewer maintenance chambers which have been contributing to increased chokes. Council is also continuing its existing gravity sewer pipeline inspection and renewal program. A community education program on "sinkables and flushables" has also been implemented to assist in reducing the number of chokes and aid responsible community behaviour.

Sewer Overflows per 100km of Main: This metric remains within target but has declined compared to the 2022-23 result. The number of sewage overflows reported are the combination of overflows from a range of sewerage network assets, including vacuum pot overflows, access hole overflows (caused by chokes), or pump station overflows which can occur in both dry and wet weather events. Aging infrastructure across areas of the Central Coast combined with legacy asset materials and construction techniques (for example vitreous clay pipes) will continue to impact results. Tree roots continue to be a problem in pipelines accounting for most network overflows, as nature seeks sources of moisture and nutrients readily available within sewage. Council is continuing to focus on increasing tree root removal, together with other programs designed to target a reduction in overflows across the entire network. This includes sewer main renewals and relining of larger sewer pressure pipelines and introducing sewer maintenance access resealing programs. In addition to the works being undertaken on our sewer mains, Council is also undertaking a program of mechanical and electrical renewals on its ageing sewer pump stations, to improve their reliability.

Stakeholder Engagement

The most recent round of Council's community engagement, 'Your water and sewer services' has informed the development of this latest report. Future engagement with the community is planned to further refine water and sewer reporting to ensure it continues to meet the expectations of the community. This report also includes a QR code to seek specific feedback on the Annual Performance Report so that we can improve upon the readability and remain responsive to customer preferences.

Financial Considerations

Financial Year (FY) Implications

The proposal does not have financial implications for the current year or outer years in the LTFP.

Budget and Long-Term Financial Plan (LTFP) Impact.

The FY adopted budget includes funding for this proposal and the LTFP includes funding for the ongoing impact.

At its meeting held 19 October 2020, Council resolved the following:

1108/20 That any motions put before Council for the remainder of this term of Council that have financial implications require the Chief Executive Officer to provide a report on how those additional costs will be met.

The following statement is provided in response to this resolution of Council.

The Performance Report outlines Council's commitment and accountability to deliver improved water and sewer services for the Central Coast community in line with the IPART pricing determination 2022-2026. There is no financial impact outside that which has been planned for as part of the pricing determination.

Link to Community Strategic Plan

Theme 4: Responsible

Choose Focus Area

R-G3: Provide leadership that is transparent and accountable, makes decisions in the best interest of the community, ensures Council is financially sustainable and adheres to a strong audit process.

Risk Management

There have been no risks identified in the preparation of this Performance Report.

Critical Dates or Timeframes

Nil

Attachments

1	Water and Sewer Annual Performance Report 2023-24	Provided Under Separate Cover	D16484402
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Item No: 2.6
Title: Water and Sewer Delivery Plan Progress Report
Department: Water and Sewer

26 November 2024 Ordinary Council Meeting

Reference: F2004/06782 - D16460323
Author: Krystie Bryant, Section Manager Asset Security and Reliance
Executive: Danielle Hargreaves, Director Water and Sewer

Recommendation

That Council notes the Water and Sewer Delivery Plan 2022-2026 (Delivery Plan) Progress Report for the January 2024 – June 2024 period for publication on Council's website.

Report purpose

To provide Council and the community with an update on the progress of the Water and Sewer Delivery Plan 2022-2026 (Delivery Plan) for the period January 2024 – June 2024.

Executive Summary

The Delivery Plan, including progress updates, was a recommendation made by the Independent Pricing and Regulatory Tribunal (IPART) in May 2022 as part of its pricing Determination for Central Coast Council's Water and Sewer services.

At the Extraordinary Council Meeting held on 31 October 2022, it was resolved:

"That Council adopts the Water and Sewer Delivery Plan 2022-2026."

Council has committed to providing the community with six-monthly progress reports on the Delivery Plan, with this report covering the period January 2024 to June 2024. Of the committed actions for the 2023-2024 period, 11 actions have been completed, and 1 (one) is in progress / delayed and will be carried forward into 2024 - 2025.

The Progress Report enhances Council's transparency of the operation of Council's water and sewer services and our promise to listen to our customers and will be placed on Council's website (Attachment 1).

Background

In May 2022, IPART released its Final Determination on the prices that Council can charge customers for water and sewer related services from 1 July 2022 to 30 June 2026.

As part of its Determination, IPART recommended that Council publish an implementation plan by 31 October 2022 for improving its performance, accountability, and transparency. The plan was adopted as Central Coast Council's Water and Sewer Delivery Plan 2022-2026 (Delivery Plan), with progress updates provided to the community bi-annually.

The Delivery Plan sets out Council's Water and Sewer commitments to the community on what will be delivered over the 4 (four) years of its current IPART determination. The plan focuses on:

- 1 Accountability
- 2 Community Engagement
- 3 Asset Management.

The Delivery Plan Progress Report is published for the information of the community on Council's website and outlines the progress of actions that support those focus areas.

Report

This latest report covering the period January 2024 – June 2024, highlights some important actions that have been completed across the three focus areas:

Accountability

- We listened to our customers in terms of what future reporting they want, in what format and how frequently they want it and introduced quarterly performance reporting, published on Council's website.
- Extensive information has continued to be expanded on our website, providing detailed updates on major projects such as Avoca Lagoon and the Mardi Water Treatment Plant. Emergency works and outages continue to be communicated and events such as the Dam Day Out and Water and Sewer pop ups at events such as Love Lanes. Water education material has also been expanded on our websites, with new collateral and community education to support our Love Water campaign. Environmental outcomes and sampling results are also now published as part of quarterly reporting, in line with customer preferences.

Community Engagement

- We successfully reengaged with our community to test if what they value has changed. This confirmed that good quality water and reliable service continue to

be the highest rated water values and quality treatment and reliable service remain the highest rated sewer values. These insights are helping to shape our upcoming IPART pricing submission and inform priority works.

- Our quarterly performance reporting now also includes reference to specific improvement initiatives and approaches designed to improve performance and demonstrate how we are delivering on those performance commitments. These initiatives include programs such as the water main cleaning program, the gravity sewer pipeline inspection and renewal program and the sewer maintenance access hole resealing program to name a few.
- A 'People's Panel' has been established. This is a cross-representation of community members from across the Central Coast who all have a passion and desire to help inform decision making when it comes to water and sewer services. Whilst the group has a primary mandate to provide input and decision making as part of future water and sewer pricing, they are also a source of community reference for other projects and needs as they arise. The current focus with this group is capacity building through a series of sessions, helping them to learn about the business and ultimately ensure they are well equipped to inform decision making. It is important to note that this group does not replace broader community engagement, but rather adds to it as an innovative and meaningful way in which to enable community feedback and influence.

Asset Management

- Council finalised its Asset Management Improvement Plan (AMIP) which was developed following an Asset Management Maturity Assessment undertaken by Engineering Consultants AECOM.

The first item to progress was the development of an Asset Information Strategy which has identified over thirty key business decision areas for Water and Sewer. Required improvements were prioritised which identified five initial focus areas to progress from 2024/25 onwards:

- Asset Health/Performance
 - Asset Criticality
 - Asset Risk
 - Capital Investment Prioritisation and Timing
 - Optimal Intervention Planning
- Council increased its condition assessment programs though 2023-24 which now includes programs across Water Treatment Plants, Sewer Treatment Plants, Sewer Pumping Stations, Water Pumping Stations and Sewer Mains. This expands upon the ongoing condition assessment of critical water, sewerage and effluent tunnels across the network.

Integration of preventative maintenance programs within the asset management system continued with the leak detection program. This ongoing contract allowed the

identification of various leaks across the network which triggered the creation of work orders for repairs and replacements. The multi-year contract reached completion in 2023-24, with an expanded program commencing in 2024-25

- Council developed the scope of work for the Water and Sewer Master Plan throughout 2023-24 which will include capacity assessments of the water and sewer treatment and distribution systems. The review will confirm current performance gaps as well as identifying future upgrade requirements for a thirty-year planning horizon. The development of the Master Plan will occur from 2024-25 through to 2025-26 and is a key part of Council meeting the requirements of the Department of Climate Change, Energy, the Environment and Water's (DCCEEW) Strategic Planning Assurance Framework.

Council's expanding condition assessment program also assists in identifying where risks to asset performance because of declining condition are present and includes development of renewal schedules to address emerging risks.

Further progress continues across these focus areas since June 2024 and will be included in the next scheduled update.

Stakeholder Engagement

Nil

Financial Considerations

Financial Year (FY) Implications

The proposal has cost financial implications for the current FY and outer years in the LTFP.

Budget and Long-Term Financial Plan (LTFP) Impact.

The FY adopted budget includes funding for this proposal and the LTFP includes funding for the ongoing impact.

The Delivery Plan Progress Report January 2024 – June 2024 outlines Council's commitment and accountability to deliver improved water and sewer services for the Central Coast community, in line with the IPART pricing determination 2022-26. There is no financial impact.

Link to Community Strategic Plan

Theme 4: Responsible

Goal G: Good governance and great partnerships

R-G3: Provide leadership that is transparent and accountable, makes decisions in the best interest of the community, ensures Council is financially sustainable and adheres to a strong audit process.

Risk Management

There have been no risks identified in the preparation of the Delivery Plan Progress Report January 2024 – June 2024.

Critical Dates or Timeframes

Nil

Attachments

- | | | | |
|----------|---|-------------------------------|-----------|
| 1 | Water and Sewer Delivery Plan Progress Report Jan-June 2024 | Provided Under Separate Cover | D16504809 |
|----------|---|-------------------------------|-----------|



Item No: 2.7
Title: Deferred Item: Submission to the Office of Local Government - Councillor Conduct Framework Review
Department: Corporate Services

26 November 2024 Ordinary Council Meeting

Reference: F2024/00015 - D16512887
Author: Marissa Racomelara, Director Corporate Services
Executive: David Farmer, Chief Executive Officer

Recommendation

That Council:

- 1 Notes that the Office of Local Government approved Council's request for an extension and as a result Council has until 29 November to lodge a submission to the Councillor Conduct Framework Review.***
- 2 Endorses the updated submission to the Office of Local Government on the Councillor Conduct Framework review set out in Attachment 1.***

Report purpose

To update Council on the amendments to the draft submission on the Office of Local Government's (OLG) discussion paper of the Councillor Conduct Framework review and to recommend that the updated submission be lodged prior to the extended closing date of 29 November 2024.

Executive Summary

The Office of Local Government (OLG) is seeking submissions and feedback on a proposed new approach to the Councillor Conduct Framework and meeting practices. A draft submission supporting the principles of change and raising a number of practical matters for consideration was presented to the October 2024. At that meeting, Councillors deferred the matter to enable further consultation and resolved to seek an extension of time. This report notes that the request for extension was successful, and the draft submission has been updated with feedback from Councillors.

2.7 **Deferred Item: Submission to the Office of Local Government - Councillor Conduct Framework Review (cont'd)**

Background

At the 29 October 2024 Council Meeting, a draft submission was presented in response to the a review of the current councillor behavioural framework.

At that meeting, it was resolved:

- 02/24 That this item be deferred to the next Council meeting to enable further discussion amongst councillors and noting there is a Local Government NSW forum on 5 November 2024.*
- 403/24 That Council request an extension until 30 November 2024 from Office of Local Government to lodge its submission on the proposals.*

Council's request for an extension was granted until 29 November 2024. This provided time for an additional round of consultation with Councillors. As a result of that consultation, the draft submission has been amended and is presented for adoption.

Report

The Office of Local Government (OLG) has released the [Councillor conduct and meeting practices – A new framework discussion paper](#) (Discussion Paper) to seek the views of the community, key stakeholders and the local government sector on a proposed new approach to both the councillor conduct framework and meeting practices.

The first draft submission welcomed reform of the current accountability framework and raised a number of additional matters for consideration. As a result of the deferment of the item, further consultation was able to be undertaken with Councillors which highlighted that:

1. There is broad agreement with the bulk of the first draft submission and a willingness to endorse all but one section, and
2. There is diversity of views on the recommendation to make it mandatory that all council briefings are held in public, and similarly, a difference of opinion on the option to present a hybrid model which contemplates public briefings by default but also allows confidential briefings to be held when required.

Accordingly, the section in the updated draft submission that responds to the matter of briefings has been updated to reflect these views.

Stakeholder Engagement

In addition to the first councillor consultation session held regarding the Discussion Paper, Councillors were also invited to provide additional feedback on the draft submission

2.7 **Deferred Item: Submission to the Office of Local Government - Councillor Conduct Framework Review (cont'd)**

presented at the 29 October Council meeting. Three (3) written and one (1) verbal viewpoint were provided to staff to enable the submission to be updated.

Councillors were also reminded that the option of individual submissions also remained open to them.

Financial Considerations

Financial Year (FY) Implications

The proposal does not have financial implications for the current year or outer years in the LTFP.

Budget and Long-Term Financial Plan (LTFP) Impact.

The FY adopted budget does not include funding for this proposal and the amount will need to be included in a future Quarterly Budget Review.

Link to Community Strategic Plan

Theme 4: Responsible

Goal G: Good governance and great partnerships

R-G3: Provide leadership that is transparent and accountable, makes decisions in the best interest of the community, ensures Council is financially sustainable and adheres to a strong audit process.


Risk Management

Nil

Critical Dates or Timeframes

Council has received an extension until 29 November 2024 to lodge a submission.

Attachments

1	DRAFT Submission to Office of Local Government -  Councillor Conduct Framework Review	Provided Under Separate Cover	D16472372
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Item No: 2.8
Title: Entry into aviation services lease for a helicopter hub over part of Central Coast Airport (Warnervale)
Department: Environment and Planning

26 November 2024 Ordinary Council Meeting

Reference: F2004/06700-002 - D16494070
Author: Chris Barrett, Commercial Property Manager Commercial Property
Manager: Bill Ignatiadis, Unit Manager.Economic Development and Property
Executive: Jamie Loader, Director Environment and Planning

Recommendation

That Council:

- 1 Authorises the Chief Executive Officer, as a matter of urgency, to negotiate, finalise and execute an aviation services lease for a helicopter hub over part of Central Coast Airport at Warnervale with parties represented by Nighthawks Aviation (ABN 15 634 085 68).***
- 2 Requests the Chief Executive Officer to provide a further report to Council in the event that a suitable lease cannot be finalised for any reason.***

Report purpose

In December 2023, the draft Central Coast Airport Masterplan went on public exhibition. It received largely favourable comment in the form of written submissions, structured community consultation and industry market soundings.

In response to the community consultation, further expert advice has been obtained on technical, economic, and environmental matters relating to the masterplan. The finalised masterplan is expected to be ready for Council consideration in early 2025.

In parallel to the community consultation, consultation with aviation sector businesses was undertaken by a specialist advisory firm. One of the businesses involved in that engagement, which proposes to develop a major helicopter hub at Central Coast Airport, has made fresh approaches to Council in the past month.

The business has indicated that, without agreement on an urgent basis, it will relocate its proposed development to another State. This could be to the detriment of future aviation-related business on the Central Coast.

2.8 Entry into aviation services lease for a helicopter hub over part of Central Coast Airport (Warnervale) (cont'd)

Council is requested to authorise the finalisation of a lease agreement on suitable terms in advance of the final determination of a long-term masterplan.

Executive Summary

Council staff are at an advanced stage of documenting a finalised masterplan to guide the future operation of Central Coast Airport at Warnervale.

As well as a range of community, environmental and technical engagements, preparation of the masterplan has included a series of aviation sector engagements. These have gauged current and future interest in developing aviation-related services (both fixed-wing and rotating-wing) related to scheduled operations, charters, sales, repairs, and maintenance, sector-specific training, hangarage and flight-based emergency services.

Commercial interests represented by Nighthawks Aviation have been identified as a key proponent in developing a substantial and comprehensive helicopter hub at Warnervale. This would help cement Central Coast Airport's role in the overall aviation sector industry in the Greater Metropolitan Region.

The urgency with which Nighthawks Aviation wishes to proceed requires Council to determine whether to authorise an aviation services lease prior to the finalisation of the airport masterplan.

Entering into a lease with interests represented by Nighthawks Aviation would not limit Council's options in relation to adoption of a long-term airport masterplan. In particular, the Nighthawks Aviation proposal would not require Council to commit to any runway upgrades or taxiway improvements or any changes in the local environmental plan and it does not limit future opportunities for the airport.

Commercially sensitive details of the Nighthawks proposal are not included in this report.

Background

Central Coast Airport is a general aviation hub that serves both the Central Coast and the wider NSW general aviation market. Preparation of a long-term masterplan for the airport has been underpinned by the expectation that the Central Coast Airport will become a driver of economic and employment growth for the Central Coast Region.

2.8 Entry into aviation services lease for a helicopter hub over part of Central Coast Airport (Warnervale) (cont'd)

On 12 December 2023 Council resolved:

225/23

That Council:

- 1. Endorses the Draft Central Coast Airport Masterplan (Attachment 1) for public exhibition for not less than 60 days, with removal of reference to the Helicopter Landing Site in Section 1.*
- 2. Seeks feedback on the proposed Porters Creek Wetland stewardship site.*
- 3. Receives a further report in relation to the Airport Masterplan that considers community and aviation sector feedback.*

The draft masterplan was publicly exhibited from 14 December 2023 to 13 February 2024.

Following this, Council considered a further report about the results of the community consultation process at its meeting on 23 April 2024 and resolved as follows:

That Council:

- 95/24 Notes the feedback and key themes identified during the exhibition of the Draft Central Coast Airport Master Plan.*
- 96/24 Notes that the feedback and key themes identified from the exhibition period will be incorporated into the final draft Central Coast Airport Masterplan.*
- 97/24 Authorises the project team to amend and finalise the draft Central Coast Airport Masterplan and report back to Council with a final draft plan for consideration of adoption.*

At the April 2024 meeting of Council, it was reported that community consultation had included inviting residents and stakeholders to make a written submission via email, via the online submission form on yourvoiceourcoast.com, or by post. In addition, an interactive map was developed for community feedback purposes.

A total of 118 written submissions were received, of which 65% were in favour of the masterplan, 7% were neutral, and 28% were opposed to the masterplan.

Additionally, a statistically valid structured telephone survey was undertaken by Micromex Research to assess public awareness of the public exhibition process and reactions to the proposed development. The survey also gauged community attitudes towards the airport in general and the role of the masterplan. The structured telephone survey was conducted from 14 to 20 March 2024 with 294 respondents.

2.8 Entry into aviation services lease for a helicopter hub over part of Central Coast Airport (Warnervale) (cont'd)

Respondents were selected on the criteria of 32 suburbs flagged as potentially 'affected suburbs', meeting the definition of *"are in the north/north east of the LGA and are therefore closer to Central Coast Airport (and could arguably benefit from more employment/business opportunities at the site) and/or closer to some of the more common light aircraft flight paths along the coast and over Tuggerah Lakes."*

Key findings of the telephone survey include the following:

- About 83% of residents are at least somewhat supportive of the Master Plan
- There is a significantly higher level of support amongst those aged 18-34
- About 1 in 3 respondents were already aware of Council's Draft Airport Masterplan before being contacted for the telephone survey.

The masterplan was recognised as a driver for sustainable growth, local employment and supporting vulnerable community members; with concerns in regard to not knowing enough about the Plan, environmental protection and noise pollution.

Meanwhile, aviation sector engagement was undertaken via a confidential market sounding conducted by Colliers Strategic Advisory in April 2024.

The market sounding revealed diverse needs on the part of the aviation sector in regard to occupancy. Some businesses are seeking freehold ownership but a majority are open to long-term leases. Similarly, the right to sub-lease is a concern for some businesses, while others require sole occupancy. The potential for relocation also varies. In some cases, full-scale relocation is involved; in other cases, scaling-up of existing businesses with existing operations at Warnervale is involved.

Regardless of the specific needs, all respondents agree on the potential for job creation.

The market sounding concluded that the success of Central Coast Airport as a premier aviation hub would depend upon addressing two key challenges – the timeline of tenure and the need for significant upgrades to the runway itself.

If these concerns are addressed and flexible lease options can be offered, Colliers Strategic Advisory concluded, Central Coast Airport may become a premium location for businesses and aviation uses.

Report

A total of 12 proposals were reviewed by Colliers Strategic Advisory. These were identified either through the 2021 Request for Information (RFI) or through approaches to Council

2.8 Entry into aviation services lease for a helicopter hub over part of Central Coast Airport (Warnervale) (cont'd)

subsequent to the 2021 RFI. As well, other prospects in the general aviation sector were engaged with by Colliers Strategic Advisory, including the operators of other aviation hubs in the Greater Metropolitan Region.

Of the proposals that were reviewed, 12 were self-rated as certain to proceed to operate at Central Coast Airport within 3 (three) years; 8 (eight) were self-rated as certain to proceed within 12 months. These ratings are subject to availability of land and to airport upgrade works being performed. If all 12 proposals were to proceed, over 100 extra jobs would be created on the Central Coast.

Two proposals (referred to as Proposal A and Proposal B) each involve an estimated expenditure of more than \$5 million. One of these proposals involves an estimated expenditure of \$10 million.

Both Proposal A and Proposal B would each make use of 1 to 2 hectares, depending on availability and configuration. Both proposals would generate at least 10 Central Coast Airport-based jobs. One of these proposals would generate up to 50 Central Coast Airport-based jobs.

Proposal A is for a corporate charter, training and tourism-based operation. This would include a mix of both fixed-wing and rotating wing aircraft services. The proposed lease period would be 20 years. Full delivery of this proposal would be dependent on infrastructure upgrades via the airport masterplan e.g. sealed taxiway, widened runway.

Proposal B is for a helicopter hub. This means an integrated maintenance, storage, training, charter, sales and services business devoted to rotating-wing aircraft. This involves a higher level of investment and higher level of employment. The proposed lease period would be up to 40 years. Full delivery of this proposal is NOT dependent on airport infrastructure upgrades.

Both proposals are capable of being accommodated within the airport precinct over time, subject to due diligence and agreement on commercial arrangements.

However, Proposal B would appear to be superior in the current environment, as it is not dependent on any immediate upgrades to the runway (such as widening of the tarmac to accommodate a greater variety of aircraft) or on any other capital works or regulatory changes.

Accordingly, acceptance of this proposal would NOT bind Council in relation to any decisions that it may or may not make in relation to the airport masterplan, such as the timing and level of capital works.

2.8 Entry into aviation services lease for a helicopter hub over part of Central Coast Airport (Warnervale) (cont'd)

Recent developments

Nighthawks Aviation represents the proponents of Proposal B. Its principals have made repeated approaches to Council over the past 18 months seeking an indication from Council as to the quantity, timing and cost of airport land that may become available for long-term lease to develop a helicopter hub. These approaches have been made mainly via staff in the Economic Development and Property Unit.

The staff response has consistently been along the lines that it is preferable for Council to make a final determination on the airport masterplan. However, on account of the complexities involved, it has been necessary to reschedule the determination of a final masterplan from the first half of CY 2024 (the original intention) to the first half of CY 2025. Also, rescheduling the final determination has been considered desirable as it would ensure fuller recognition of community views through its elected representatives.

Last month (October 2024) further approaches were made to Council by Nighthawks Aviation. These most recent approaches stressed the urgency of a decision – can the proponents of Proposal B be accommodated at Central Coast Airport in a timely fashion and at an acceptable cost?

It is understood that the proponents of Proposal B have been actively encouraged to consider an alternative base at a major regional airport in another state. The facilities at that airport are superior to those available at Warnervale, however, Nighthawks Aviation has stressed that their preference is to be located on the Central Coast.

This is on account of a number of factors:

- The Central Coast is a pivotal location in the East Australian aviation market
- Nighthawks Aviation's has existing helicopter operations in the Greater Metropolitan Region of NSW
- Access to Uncontrolled Airspace is available from the airport at Warnervale.

An assessment of the current state of Central Coast Airport indicates that, even in the absence of an adopted masterplan and in the absence of any further investment by Central Coast Council in airport operations, it would be feasible at the current time to accommodate the helicopter services hub included in Proposal B.

Based on both the prospective income to Council and the economic benefits to the Central Coast, the proposed investment in infrastructure and people involved in Proposal B would appear to uniquely beneficial for the region. As well, it would anchor the long-term future of Central Coast Airport.

Accordingly, Proposal B is being presented to Council to determine whether it should be progressed on an urgent basis in advance of the adoption of a long-term airport masterplan.

2.8 Entry into aviation services lease for a helicopter hub over part of Central Coast Airport (Warnervale) (cont'd)

Preliminary assessment and next steps

Consideration of Proposal B (or indeed any other proposal) must pay due regard to a range of technical, environmental, commercial and governance factors. These are discussed below.

Technical factors include both the compatibility of a rotating wing and/or vertical take-off hub with the broader span of airport operations and with other existing and/or proposed airport occupants.

Initial advice is that there is no inherent incompatibility between fixed wing activities services and rotating-wing/vertical take-off activities. There are already helicopter-based activities at Central Coast Airport on a day-to-day basis. As well, the airport is used for rotating-wing emergency services purposes during natural disasters.

Whether all necessary CASA approvals have been obtained to create a full-scale helicopter hub still needs to be independently verified.

Environmental planning factors include both the availability of suitable land for development for airport-related uses and the overall question of airport operations on the site.

In relation to availability of land, sufficient land has been identified for which there is no remaining biodiversity concern in the vicinity of the existing CCAC facility to accommodate the immediate request for land.

See Figure 1 on the next page for indication as to of the location and configuration of the leasable land.

The indicative lease area on offer is 10,000 sq m (1 hectare) however the amount of land that is offered for lease may be greater than this depending on the outcome of commercial negotiations & also on the time at which the land is required to be actively developed and used.

Additional land is expected to become available for a helicopter hub over time, pending the adoption of the long-term airport masterplan.

The legality of the airport to operate as an airport has been well established. The airport has been in continuous operation for some 50 years and both existing and continuing use rights subsist under planning legislation. The proposed airport masterplan will further consolidate the use of the land for airport and aviation related purposes.

2.8 Entry into aviation services lease for a helicopter hub over part of Central Coast Airport (Warnervale) (cont'd)

Figure 1:
Indicative location – land under consideration for long-term lease - Central Coast Airport, Warnervale - November 2024.

Note:
Area of land available for lease & exact location may vary based on due diligence.



Note: North is in this direction >>>>

Governance factors include the implications of:

- (1) making a determination on a significant leasing proposal in advance of the overall masterplan decision, and
- (2) making a determination on a particular proposal prior to the adoption of a comprehensive airport leasing plan.

As to the implications of making a decision prior to the overall masterplan decision, it is pointed out that an agreement to enter into an aviation services lease for a helicopter hub will not impinge on decisions about the broader masterplan.

The land:

- is already available for the purposes of a ground (land-only) lease
- does not need further works to be done in order to be usable
- is suitable for the proposed purpose
- will not impede decisions being made about other land at the airport.

The only strategic reason why a decision might not be made is if Council were of a view that the airport should not continue to operate at its current location over the long term. Unless that is the case, Council is free to consider Proposal B now.

2.8 Entry into aviation services lease for a helicopter hub over part of Central Coast Airport (Warnervale) (cont'd)

Council's intentions to lease out land at the airport has been repeatedly signalled through the RFI process conducted in December 2021 and through the draft masterplan public exhibition process that started in December 2023. Council has also made considerable efforts to gauge the level and demand for leasable land at the airport, including through the airport sector market sounding in early 2024.

Council has also engaged with identified proponents through the recent market testing process to establish the scale, immediacy and impact of their interest.

Proposal A and Proposal B are more significant and merit more attention than other proposals. Of these two proposals, Proposal B has an urgency that has not been conveyed in relation to Proposal A. Also, Proposal B promises significantly greater investment, greater strategic impact and greater economic benefits.

Council is not in any way loosening the requirements for due diligence by considering Proposal B now, and Council could be losing out on a very significant opportunity were it to defer consideration of Proposal B until the masterplan is fully finalised.

Commercial factors are also front and centre in the consideration of Proposal B.

Key commercial assessment factors include:

- The ongoing level of commercial return to Council
- The certainty of the expected level of return being achieved
- The financial capacity of the backers of Proposal B
- The certainty of the sales and servicing arrangements, including arrangements to retail third-party helicopters
- The expected timeframes for obtaining development approvals, constructing infrastructure and commencing day-to-day operations
- Guarantees against non-completion of works or other commercial risks.

The issues raised will take time to deliver and to ensure that the necessary long-term commercial arrangements can be concluded.

The following indicative timetable is considered fit-for-purpose for negotiation of a long-term lease:

- Entry into 3-month negotiation period at start of December 2024 to establish a long-term aviation services lease for a helicopter hub on suitable terms & conditions.
- Provisions to be negotiated to include scope of operation, development milestones, term of initial lease & options for further lease terms, level of rent, level of rent

2.8 Entry into aviation services lease for a helicopter hub over part of Central Coast Airport (Warnervale) (cont'd)

discount applicable during development approval period and (if agreed) during construction period.

- Finalisation of lease terms & conditions by end of February 2025.
- Full execution of lease within 1 month of finalisation of terms & conditions.
- Review of progress at performance milestones (site plans, development consents, construction approvals).

Stakeholder Engagement

As is documented above and in previous reports to Council, there has been substantial and repeated stakeholder engagement in the development of the airport masterplan and in the aviation sector market testing process.

Financial Considerations

Financial Year (FY) Implications

The proposal has revenue financial implications for the current FY and outer years in the LTFP.

Budget and Long-Term Financial Plan (LTFP) Impact

The FY adopted budget does not include the impact of this proposal and the amount will need to be included in a future Quarterly Budget Review. The LTFP does not allow for the ongoing impact and will need to be updated in the next review.

As explained above, entering into an aviation services lease with the proponents of Proposal B (Nighthawks Aviation and others) would not require investment by Central Coast Council outside what is included in the LTFP. However, it would accelerate the receipt of additional revenue in respect of the operations of Central Coast Airport, which revenue would be sustained and grow in the medium and long term as the strategic position of the airport leads to periodic uplift in rental receipts.

Link to Community Strategic Plan

Theme 4: Responsible

Goal C: A growing and competitive region

S-C3: Facilitate economic development to increase local employment opportunities and provide a range of jobs for all residents.

2.8 Entry into aviation services lease for a helicopter hub over part of Central Coast Airport (Warnervale) (cont'd)

Risk Management

The potential strategic risk that determination of a lease might have in advance of the final masterplan is discussed above. It is argued that entering into the proposed lease in respect of Proposal B would not in any way limit Council's options in respect of determining a finalised masterplan.

A number of prudential and logistical risks have been identified that will need to be addressed. This will be one via appropriate due diligence in advance of finalising lease negotiations. As well, the lease will be appropriately structured. As outlined above, the commercial terms for the proposed lease will include performance milestones and other devices to ensure that Council's legitimate commercial and strategic interests are protected.

Critical Dates or Timeframes

Via Nighthawks Aviation, the proponents of Proposal B have indicated that there is only a very limited timeframe available to them to enter into detailed negotiations and finalise a suitable location for the proposed helicopter services hub. In practical terms, a start to detailed negotiations must occur this calendar year, and preferably this month (November). It will take some time to finalise terms, accordingly, this report has been prepared and presented to Council on an urgent basis.

Attachments

Nil.



Item No: 2.9
Title: Update on Biodiversity Credit Sales
Department: Environment and Planning

26 November 2024 Ordinary Council Meeting

Reference: F2024/00015 - D16443003
Author: Rochelle Lawson, Senior Ecologist Conservation Management Lead Natural Assets and Biodiversity
Manager: Luke Sulkowski, Unit Manager Environmental Management
Executive: Jamie Loader, Director Environment and Planning

Recommendation

That Council notes the information provided in the report.

Report purpose

To provide an update on the sale of biodiversity credits that were generated by two (2) Biodiversity Stewardship Agreements at Blue Haven Reserve and Tumby Umbi Wetland.

Executive Summary

In 2022, Council authorised the CEO to enter into two Biodiversity Stewardship Agreements (BSA's) at Blue Haven Reserve and Tumby Umbi Wetland and to negotiate and proceed with the sale of the biodiversity credits. The reserves were assessed as having a total of 761 biodiversity credits which were recognised in the BSA's. In 2024, 324 biodiversity credits associated with these BSA's were sold. The remaining 437 credits remain available for sale.

Background

Council resolved the following resolutions at its 22 November 2022 Ordinary Meeting:

207/22 Resolved

- 1 That Council authorise the Chief Executive Officer to enter into proposed Biodiversity Stewardship Agreements with the NSW Biodiversity Conservation Trust over the lots detailed in Appendix 1 that make up the Blue Haven Wetland Reserve and the Tumby Umbi Wetland.*
- 2 That Council authorise the Chief Executive Officer to negotiate and proceed with the sale of biodiversity credits that are generated by the two Biodiversity Stewardship Agreements.*

2.9 Update on Biodiversity Credit Sales (cont'd)

- 3 *That Council note that the sale of biodiversity credits will fund the ongoing management of the land that they apply to for conservation purposes, and that this land will remain in Council ownership.*
- 4 *That a report be prepared for Council following the sale of any biodiversity credits associated with either of these Biodiversity Stewardship Agreements.*

The Blue Haven Wetland (BS0090) and Tumbi Umbi Wetland (BS0096) Biodiversity Stewardship Agreements were executed by Council and the Biodiversity Conservation Trust (BCT) in 2023.

All of the biodiversity credits generated by both agreements were publicly listed as being for sale, remaining unsold credits are still listed. Negotiations with various potential purchasers have been occurring since 2023.

The total fund deposit (the amount of money set out in a Biodiversity Stewardship Agreement to cover the costs of future land management activities required under the Biodiversity Stewardship Agreement for the site) for the Tumbi Umbi Wetland agreement (BS0096) has now been fulfilled (i.e. credits to the value of the total fund deposit have been sold) and therefore annual land management payments will commence in 2024 as per the management action plan agreed to with the Biodiversity Conservation Trust.

Report

Blue Haven Reserve (BS0090)

The Blue Haven Reserve BSA generated a total of 104 ecosystem biodiversity credits over six (6) credit types. Two (2) credit transfers, for a total of 29 credits and a value of \$332,000, have been finalised with two purchasers (Table 1). The proceeds from the biodiversity credit sales have been transferred directly to the Biodiversity Stewardship Payments Fund (NSW Government). The total fund deposit is \$731,893 and after these credit sales, the remaining fund deposit is \$548,393.

Table 1 – Blue Haven Reserve biodiversity credit transfers

Buyer	Number of credits	Price per credit	Total sale ex GST
Department of Infrastructure, Transport, Regional Development, Communications and the Arts (DITRDCA)	12	\$13,500	\$162,000
Biodiversity Conservation Trust (BCT)	17	\$10,000	\$170,000

2.9 Update on Biodiversity Credit Sales (cont'd)

Tumbi Umbi Reserve (BS0096)

The Tumbi Umbi Wetland BSA generated a total of 421 ecosystem biodiversity credits over 17 credit types, plus 236 species biodiversity credits. Ten credit transfers, for a total of 295 credits at a value of \$3,617,000, have been finalised with two purchasers (Table 2). The proceeds from the biodiversity credit sales have been transferred directly to the Biodiversity Stewardship Payments Fund. The total fund deposit is \$3,173,046 and after these credit sales, the remaining fund deposit is \$0.

The most recent sale exceeded the total fund deposit, meaning that the Tumbi Umbi Wetland Biodiversity Stewardship Site will start to receive annual land management payments for the purpose of improving biodiversity values on the reserve. Council will receive a profit payment of \$443,954.27. The Central Coast Conservation Fund has been established for the purpose of internally restricting credit sale revenue for environmental programs, and the profit payment will be held there.

Table 2 – Tumbi Umbi Wetland biodiversity credit transfers

Buyer	Number of credits	Price per credit	Total sale ex GST
Department of Infrastructure, Transport, Regional Development, Communications and the Arts (DITRDCA)	62	\$13,500	\$837,000
Biodiversity Conservation Trust (BCT)	1	\$20,000	\$20,000
Biodiversity Conservation Trust (BCT)	12	\$10,000	\$120,000
Biodiversity Conservation Trust (BCT)	220	\$12,000	\$2,640,000

Stakeholder Engagement

Nil

Financial Considerations

Financial Year (FY) Implications

The proposal has revenue financial implications for the current FY only.

Budget and Long-Term Financial Plan (LTFP) Impact.

The FY adopted budget does not include the impact on revenue in this proposal and the impact will need to be included in a future Quarterly Budget Review.

The recommendation has no direct financial implications for Council.

The proceeds from the biodiversity credit sales are transferred directly to the Biodiversity Stewardship Payments Fund, not to Council. Once a total fund deposit is fulfilled, the Stewardship Site is activated and annual payments will be released to Council to undertake agreed land management actions specific to each reserve, as per the Biodiversity Stewardship Agreement. This is cost neutral to Council. The scheduled year 1 income and expenditure is not yet recognised in Council's adopted 2024-25 operating budget but is expected to be \$244,056 (excluding GST). These funds will need to be included in Council's current operating budget in a forthcoming quarterly review.

As the biodiversity credit sales for the Tumbi Umbi Wetland agreement have exceeded the total fund deposit, a payment of \$443,954.27 will be received in the 2024-25 financial year and would be internally restricted into the Central Coast Conservation Fund in accordance with the Central Coast Conservation Fund Policy which stipulates that funds are to be spent on environmental programs.

Link to Community Strategic Plan

Theme 3: Green

Goal F: Cherished and protected natural beauty

G-F1: Protect our rich environmental heritage by conserving beaches, waterways, bushland, wildlife corridors and inland areas, and the diversity of local native species.

Risk Management

There are no direct risks for Council arising from the recommendation.

Critical Dates or Timeframes

Nil

Attachments

Nil.



Item No: 2.10
Title: Unreasonable Complainant Conduct Policy -
Outcomes of Public Exhibition
Department: Community and Recreation Services

26 November 2024 Ordinary Council Meeting

Reference: F2022/00887 - D16445504
Author: Ellen Suarez, Section Manager, Customer Experience
Manager: Sue Ledingham, Unit Manager Communications Marketing and Customer Engagement
Executive: Melanie Smith, Director Community and Recreation Services

Recommendation

That Council:

- 1 Revokes the current Unreasonable Complainant Conduct Policy (2021).***
- 2 Adopts the draft Unreasonable Complainant Conduct Policy following the 28 Day Public Exhibition period from 9 August 2024 to 6 September 2024.***

Report purpose

To seek adoption of the Unreasonable Complainant Conduct Policy as per the feedback gathered during the 28-day public exhibition period.

Executive Summary

The revised Unreasonable Complainant Conduct Policy substantive changes were noted at the Ordinary Council meeting on 23 July 2024. Council resolved to place the policy on public exhibition for 28 days and consider a further report. Four (4) submissions were received with only one relating to the content of the Policy that suggested the inclusion of the definition of a complainant.

Background

Council's Unreasonable Complainant Conduct Policy was previously reviewed in July 2021 and endorsed by Council on 28 September 2021. This revision included updates to a new template, naming conventions, and authority officers. As these were only minor changes that did not impact the intent of the policy, there was no public consultation required.

2.10 Unreasonable Complainant Conduct Policy - Outcomes of Public Exhibition (cont'd)

Only one (1) customer has had their access to Council services limited by the Unreasonable Complainant Conduct Policy since endorsement on 28 September 2021. This occurred in March 2023 due to the customer behaviour posing significant risk to staff including acts of physical and verbal aggression at the Wyong Administration Building in the Customer Service reception area.

Report

Consultation of the revised Policy was through public exhibition from 9 August to 6 September 2024 and resulted in four (4) submissions. However, only one (1) submission related to the content of the Policy. The other three (3) submissions were complaints made by the community. These three (3) complaints were acknowledged and responded to requesting more information to try to assist the customers further.

The one (1) submission that commented on the Policy requested clarity of what a "complainant" is and suggested a definition be added to the policy to support understanding and is summarised below.

The term "complainant" is a standard term used by both the NSW and the Commonwealth Ombudsman. The following is a definition used by the Commonwealth Ombudsman.

Complainant: A person, organisation or representative who makes a complaint.

Financial Considerations

Financial Year (FY) Implications

The proposal does not have financial implications for the current year or outer years in the LTFP.

Budget and Long-Term Financial Plan (LTFP) Impact.

The FY adopted budget includes the impact for this proposal.

Nil.

Link to Community Strategic Plan

Theme 4: Responsible

Goal G: Good governance and great partnerships

R-G2: Engage and communicate openly and honestly with the community to build a relationship based on trust, transparency, respect and use community participation and feedback to inform decision making.

2.10 Unreasonable Complainant Conduct Policy - Outcomes of Public Exhibition (cont'd)



Risk Management

The management and response to complaints is an identified risk within Council's Enterprise Risk Management Framework. The change to the policy does not impact the intent of the policy nor change the impact of risk management from the previous Council report.

Critical Dates or Timeframes

Nil.

Attachments

1	Unreasonable Complainant Policy	Provided Under Separate	D14869666
	September 2021	Cover	
2	CCC_ Unreasonable Complainant Conduct	Provided Under Separate	D16512826
	Policy	Cover	



Item No: 2.11
Title: Classification of Land Acquired for Road Widening
- Ocean Beach Road, Woy Woy
Department: Environment and Planning

26 November 2024 Ordinary Council Meeting

Reference: F2024/01538 - D16482723
Author: Chris Barrett, Commercial Property Manager Commercial Property
Rose Eliasson, Personal Assistant to Unit Manager, Economic Development and Property
Manager: Bill Ignatiadis, Unit Manager. Economic Development and Property
Executive: Jamie Loader, Director Environment and Planning

Recommendation

That Council:

- 1 Notes that no submissions have been received in relation to the public notification of Council's intention to classify the following 4 lots, collectively referred to as 46-48 Ocean Beach Road, Woy Woy, as Operational Land:***
 - a) Lot A in DP 372116***
 - b) Lot C in DP 372116***
 - c) Lot D in DP 372116***
 - d) Lot 2 in DP 1040919***

- 2 Resolves that the land at 46-48 Ocean Beach Road, Woy Woy is to be classified as Operational Land, In accordance with the provisions of Section 34 of the Local Government Act 1993 (LG Act).***

Report purpose

The purpose of this report is to finalise the classification process for land at 46-48 Ocean Beach Road, Woy Woy. This land was recently acquired by Council for the purpose of intersection upgrade works to improve traffic flows along Rawson Street and Ocean Beach Road.

Executive Summary

Land at 46-48 Ocean Beach Road Woy Woy has been recently acquired by Council so that upgrade works can be carried out to improve traffic flows at the intersection of Rawson Street and Ocean Beach Road Woy Woy.

2.11 Classification of Land Acquired for Road Widening - Ocean Beach Road, Woy Woy (cont'd)

Once the upgrade works have been completed, part of the land at 46-48 Ocean Beach Road Woy Woy will be surplus to Council requirements.

It is intended that the surplus land will be resold in accordance with the decision of the Council Ordinary Meeting of 23 July 2024. It is expected that a substantial proportion of Council's initial outlay of funds will be recovered in this way.

Background

The Federal Government has previously offered funding to Council to upgrade the highly congested intersection of Rawson Road and Ocean Beach Road in Woy Woy as part of its \$86.5 million Central Coast Roads Package (herein referred to as the 'Project').

Key benefits are a reduction in traffic congestion, a reduced risk of traffic accidents, improved cyclist safety and improved pedestrian safety.

Upgrade of the intersection has also been identified in the Woy Woy Development Contribution Plan as being essential to the growth and development of the region.

In November 2021, following development of the intersection design, Council resolved to acquire part or all of several properties near the intersection to facilitate and support delivery of the Project.

Potential delays in the acquisition of parcels of land which are essential to the efficient delivery of the Project have been identified as a critical project risk, particularly the acquisition of land at 46-48 Ocean Beach Road Woy Woy.

To mitigate this particular risk, approval was sought at the Council Meeting on 23 July 2024 to commence the process to acquire the land at 46-48 Ocean Beach Road Woy Woy. The following resolution was adopted:

That Council:

290/24 Resolves to approve the purchase of the following land, pursuant to Section 186 of the Local Government Act 1993:

Partially as public road, and consolidate the residual land for re-sale:

Lot 2 DP 1040919 48 Ocean Beach Rd, WOY WOY

Lot A DP 372116 46 Ocean Beach Rd, WOY WOY

Lot C DP 372116 76 Rawson Rd, WOY WOY

Lot D DP 372116 76 Rawson Rd, WOY WOY

2.11 Classification of Land Acquired for Road Widening - Ocean Beach Road, Woy Woy (cont'd)

- 291/24 *Authorises the Chief Executive Officer to negotiate, finalise and execute all necessary documentation relevant to the acquisition of the land.*
- 292/24 *In the event that all or any of the land is held out for public sale, seeks to acquire such land by agreement on such terms as the Chief Executive Officer may consider commercially appropriate in the circumstances.*
- 293/24 *In the event that all or any of the land is not held out for public sale, seeks to acquire the land by compulsory process in accordance with the requirements of the Land Acquisition (Just Terms Compensation) Act 1991.*
- 294/24 *If negotiations for the acquisition of the land cannot be satisfactorily resolved within the statutory negotiation period, authorises the Chief Executive Officer to seek the approval of the Minister for Local Government and the consent of the Governor in order to proceed with the compulsory acquisition pursuant to the provisions of the Land Acquisition (Just Terms Compensation) Act 1991.*
- 295/24 *Allocates \$3.5M to the Ocean Beach and Rawson Road intersection upgrade project, with the required funds being reallocated from road renewal works that can be funded through additional Roads to Recovery grant funding.*

The owner of the land at 46-48 Ocean Beach Road Woy Woy offered this land for sale via a public auction to be conducted in July 2024.

Council was able to come to an agreement with the landowner to acquire the land at market value before the auction took place and a contract for its purchase was executed in July 2024.

Acquisition of the land by Council was finalised on Friday 20 September 2024.

Current Status

To ensure that the intention of the Council to resell the surplus portion of the land at 46-48 Ocean Beach Road Woy Woy, can be carried out without impediment, Council adopted a further resolution at its meeting of 27 August 2024.

Under the *Local Government Act*, (LG Act) Council-owned land must be classified as Operational Land (which can be sold in accordance with a Council resolution) or as Community Land (which cannot be sold until and unless it is reclassified).

Public notice must be given about the proposed classification of land. Section 34 of the LG Act states:

2.11 Classification of Land Acquired for Road Widening - Ocean Beach Road, Woy Woy (cont'd)

- (1) A council must give public notice of a proposed resolution to classify or reclassify public land.*
- (2) The public notice must include the terms of the proposed resolution and a description of the public land concerned.*
- (3) The public notice must specify a period of not less than 28 days during which submissions may be made to the council.*

In addition, section 31 of the LG Act states when the process of classification must be completed:

- (2) Before a council acquires land, or within 3 months after it acquires land, a council may resolve (in accordance with this Part) that the land be classified as community land or operational land*

On 27 August 2024 the following resolution was adopted at the meeting of Council:

333/24 That Council gives public notice in accordance with the provisions of Section 34 of the Local Government Act 1993 (LG Act) of its intention to classify the following land when acquired as operational land, in accordance with Council's decision of 23 July 2024:

- Lot A in DP 372116*
- Lot C in DP 372116*
- Lot D in DP 372116*
- Lot 2 in DP 1040919*

Note: The 4 lots listed are referred to as 46-48 Ocean Beach Road, Woy Woy.

334/24 That public notification starts on or about Monday 2 September 2024.

Report

The public notification in respect of the proposed classification of land at 46-48 Ocean Beach Road Woy Woy, was conducted from Monday 16 September 2024 to Monday 14 October 2024. This period meets the requirements of the LG Act.

A public notice was published on the Public Notices page of the Central Coast Council website. The public notice set out the provisions of the foreshadowed resolution and invited written submissions to be made via email or by mail.

No submissions were received during the public notification period.

The formal public notification process having been completed and no submissions having been received, Council may now proceed to classify the land at 46-48 Ocean Beach Road Woy Woy as Operational Land.

Stakeholder Engagement

There was substantial community consultation and other stakeholder engagement on the proposed road widening prior to the consideration of the Report at the Council Meeting of 23 July 2024, at which the acquisition of land at 46-48 Ocean Beach Road Woy Woy was authorised.

Stakeholder engagement included a series of negotiations with landholders affected by the intersection upgrade, including the owner of the land at 46-48 Ocean Beach Road Woy Woy.

As noted above, a further round of community consultation was required in relation to the classification of the land when acquired. That process has now been completed.

Financial Considerations

Financial Year (FY) Implications

The proposal does not have financial implications for the current year or outer years in the LTFP.

Budget and Long-Term Financial Plan (LTFP) Impact

The FY adopted budget includes the impact for this proposal.

There is no direct financial impact associated with this Report.

There is a substantial adverse indirect financial impact that would occur if Council were not to classify the land as Operational Land in that the residual land not required for road widening purposes could not be sold, thus increasing the net cost of the road widening project.

Link to Community Strategic Plan

Theme 4: Responsible

Goal H: Delivering essential infrastructure

R-H2: Improve pedestrian movement safety, speed and vehicle congestion around schools, town centres, neighbourhoods, and community facilities.

Risk Management

No risks have been identified in relation to this matter, other than the risk of not completing

2.11 Classification of Land Acquired for Road Widening - Ocean Beach Road, Woy Woy (cont'd)

the classification process within the statutory time limit. If the recommendation is adopted at the November meeting, that risk will be obviated.

Critical Dates or Timeframes

The process of classification as Operational Land or Community Land must be completed within 3 months of the date on which the acquisition of the land is finalised.

The acquisition of the land was completed on Friday 20 September 2024. Accordingly, the classification of the land must be finalised by Friday 20 December 2024.

Attachments

Nil.



Item No: 2.12
Title: Ordinary Meeting of Council - January 2025
Department: Corporate Services

26 November 2024 Ordinary Council Meeting

Reference: F2024/00015 - D16504023
Author: Briony Stiles, Team Leader - Civic Support
Manager: Stephanie Prouse, Section Manager, Councillor and Democratic Services
Executive: Marissa Racomelara, Director Corporate Services

Recommendation

That Council considers whether to schedule an Ordinary Meeting in January 2025.

Report purpose

This report is to confirm the date, time, and place for holding an Ordinary Council Meeting during January 2025. Consideration of this matter was deferred from the Ordinary Council Meeting on 29 October 2024 to the current meeting.

Executive Summary

Council is required to meet at least ten times per year, each time in a different month. The Code of Meeting Practice requires Council to set the frequency, time, date, and place of its Ordinary Meetings by resolution.

Section 365 of the [Local Government Act 1993](#) (the Act) states that Council must meet at least ten times per year, with each meeting being in a different month.

Furthermore, Clause 5.1 of Council's Code of Meeting Practice states:

Ordinary Meetings of Council will be held on the fourth Tuesday of the months of January to November inclusive and on the second Tuesday of the month of December at 2 Hely Street, Wyong commencing at 6.30 PM.

Clause 5.2 of the Code requires Council to set or vary the frequency, time, date, and place of its Ordinary Meetings by resolution.

At the 29 October 2024 Ordinary Council meeting, Council resolved to hold 5 meetings from February to June 2025 (inclusive) at 2 Hely Street, Wyong.

2.12 Ordinary Meeting of Council - January 2025 (cont'd)

This report is to determine whether Council will hold an Ordinary Council meeting on 28 January 2025.

Background

The following was resolved at the Ordinary Council Meeting on 29 October 2024:

That Council:

1/24 Determines to hold Ordinary Meetings of Council at 2 Hely Street, Wyong commencing at 6:30pm, on each of the following dates in 2025:

- 25 February 2025*
- 25 March 2025*
- 29 April 2025*
- 27 May 2025*
- 24 June 2025*

2/24 That Council notes the desire to hold some Council Meetings at the Gosford Regional Library once it is opened.

3/24 That Council considers whether it holds a meeting in January at the next Council Meeting.

Report

In the 29 October 2024 Council Meeting report, it was recommended to Council to not hold a January meeting. In January 2025, the fourth Tuesday of the month is the day after the Australia Day Public Holiday.

The following table details the Ordinary Council Meetings be held during 2025 as follows:

Date	Day	Time	Location
25 February 2025	Tuesday	6:30 PM	Council Chambers, 2 Hely Street, Wyong
25 March 2025	Tuesday	6:30 PM	Council Chambers, 2 Hely Street, Wyong
29 April 2025	Tuesday	6:30 PM	Council Chambers, 2 Hely Street, Wyong
27 May 2025	Tuesday	6:30 PM	Council Chambers, 2 Hely Street, Wyong
24 June 2025	Tuesday	6:30 PM	Council Chambers, 2 Hely Street, Wyong

Subsequent changes to the arrangements for Ordinary Meetings can be made via Council resolution.

An alternative meeting schedule may be proposed by councillors, provided it allows for at least ten Council meetings, with each meeting being in a different month. Any increase in the number of meetings or a significant change to the proposed meeting cycle would need to be considered in light of resourcing requirements and potential budgetary implications.

A key consideration is the proposed Christmas shutdown period from 23 December 2024 to 3 January 2025. A report will be tabled to the December meeting of Council outlining which services will operate over the Christmas period however it should be noted that many services cease or operate with a decreased level of service from Christmas until after Australia Day. Should a Council meeting be scheduled for 28 January, there would only be 2 weeks from the return of Council post-Christmas until when the agenda would need to be finalised. If the meeting was scheduled earlier in the month, then the available business days to generate an agenda would be further reduced. At this time there are no scheduled reports listed for January.

Should an urgent item arise within the period between the December and February ordinary meetings, it would remain open to council to schedule an extraordinary meeting as per the process outlined in the Code of Meeting Practice.

Financial Considerations

Funding to support the proposed scheduling of Ordinary Council Meetings is included in the existing operational budget.

Link to Community Strategic Plan

Theme 4: Responsible

Goal G: Good governance and great partnerships

R-G2: Engage and communicate openly and honestly with the community to build a relationship based on trust, transparency, respect and use community participation and feedback to inform decision making.

Risk Management

Council meetings provide an open and transparent public forum where the decisions of Council are made. Setting the schedule for Ordinary Council Meetings in advance provides the community with certainty and the opportunity for engagement.

Attachments

Nil



Item No: 2.13
Title: Fire Safety Inspection Report - 89-95 The Entrance Rd, The Entrance
Department: Environment and Planning

26 November 2024 Ordinary Council Meeting

Reference: CESS/61/1997 - D16440461
Author: Wayne Herd, Section Manager Building Assessment and Certification
Manager: Andrew Roach, Unit Manager Development Assessment
Executive: Jamie Loader, Director Environment and Planning

Recommendation

That Council:

- 1 Notes the content of the Fire Safety Report from Fire and Rescue NSW, regarding a property at 89-95 The Entrance Road, The Entrance, in accordance with the Environmental Planning and Assessment Act 1979.***
- 2 Receives a further report following the staff's review of the Fire Safety Inspection Report from Fire and Rescue NSW, in accordance the Environmental Planning and Assessment Act 1979.***

Report purpose

To table a 'Fire Safety Inspection Report' from Fire and Rescue NSW regarding a property at 89-95 The Entrance Road, The Entrance.

Executive Summary

In response to community concerns received concerning adequacy of the provision for fire safety, officers from Fire and Rescue NSW have undertaken an inspection of a property identified as Strata Plan 63341, 89-95 The Entrance Rd, The Entrance.

In accordance with Schedule 5 of the *Environmental Planning & Assessment Act 1979*, Fire and Rescue NSW inspection reports received by Council are required to be tabled before the Council at the next available Council meeting. Fire & Rescue NSW have since provided a 'Fire Safety Inspection Report' to Council.

The purpose of this agenda item is to table the 'Fire Safety Inspection Report' relating to 89-95 The Entrance Road, The Entrance, as required.

Background

The subject land (Strata Plan 63341, 89-95 The Entrance Rd, The Entrance) is known as the 'Oaks Waterfront Resort' and is situated on the eastern side of The Entrance Road, The Entrance. The Entrance Road in this location is a pedestrianised/shared space. The property contains an existing multi-storey residential/resort accommodation building and associated infrastructure, including café and commercial premises fronting The Entrance Road.

Following an inspection of the property by Fire & Rescue NSW, a 'Fire Safety Inspection Report' was submitted to Council (dated 16 April 2024) identifying a number of fire safety issues. The 'Fire Safety Inspection Report' is included as (Attachment 1).

Report

As required under the *Environmental Planning & Assessment Act 1979*, Fire and Rescue NSW has provided to Council a 'Fire Safety Inspection Report' for the premises at 89-95 The Entrance Road, The Entrance.

The *Environmental Planning & Assessment Act 1979* requires that these inspection reports are tabled at an Ordinary Meeting of the Council on two (2) occasions:

- Firstly, for Council to note the receipt of the Fire Safety Inspection Report from Fire and Rescue NSW (this is the purpose of this agenda item), and
- Secondly, to then resolve as to whether a Fire Safety Order is to be issued, in accordance with the *Environmental Planning & Assessment Act 1979*, to resolve outstanding fire safety matters raised within the inspection report.

Council officers are now required to review the report and determine whether or not to recommend exercising Council's powers to issue Orders under Schedule 5 of the *Environmental Planning and Assessment Act 1979*.

Council officers will proceed to undertake an inspection of the premises and determine whether the use of Orders or other regulatory powers is appropriate. At the time of writing this report, Council officers had taken the initial step by providing correspondence to the property owner of the building to gain access for such an inspection.

A further update, as required by the *Environmental Planning & Assessment Act 1979*, will be provided to the next available Council meeting following the inspection.

Stakeholder Engagement

Consultation has been undertaken with the owner of the affected property, with respect to access for inspection of the property by Council staff.

Following a review and further report to Council, advice on the outcome is required to be provided to the property owner and Fire and Rescue NSW.

Financial Considerations

Financial Year (FY) Implications

The proposal does not have financial implications for the current year or outer years in the LTFP.

Budget and Long-Term Financial Plan (LTFP) Impact.

The FY adopted budget includes funding for this proposal.

Link to Community Strategic Plan

Theme 4: Responsible

Choose Focus Area

B-A4: Enhance community safety within neighbourhoods, public spaces and places.

Risk Management

The review of Fire and Safety NSW recommendations regarding fire safety of property is a routine, although irregular, activity of Council, and as such does not present additional organisational risk.

The operation of essential fire safety measures assists in minimising risk to building occupants, and the effective management is an important public safety matter.

Options

There are no viable options available to Council at this stage, as Council is legislatively obliged to review the advice provided by Fire and Rescue NSW. Council does have options, as the appropriate regulatory authority, with respect to the regulatory action it takes in responding to the Fire and Rescue NSW report. These options will be considered as part of Council officers' investigation and subsequent report to Council.

**2.13 Fire Safety Inspection Report - 89-95 The Entrance Rd, The Entrance
(cont'd)**

Critical Dates or Timeframes

Council is obliged to table Fire and Rescue NSW's report at the first available Council meeting after it is received and to consider its findings at the next available Council meeting after the report is tabled.

Attachments

- | | | | |
|----------|--|-------------------------------|-----------|
| 1 | Letter Out - Fire brigade Inspection Report - The Oaks Waterfront Resort - 89 The Entrance Road The Entrance | Provided Under Separate Cover | D16440453 |
|----------|--|-------------------------------|-----------|



Item No: 2.14
Title: Minutes of Advisory Group and Committee meetings held in 1st Qtr - 2024
Department: Corporate Services

26 November 2024 Ordinary Council Meeting

Reference: F2024/00015 - D16458866
Author: Briony Stiles, Team Leader - Civic Support
Manager: Stephanie Prouse, Section Manager, Councillor and Democratic Services
Executive: Marissa Racomelara, Director Corporate Services

Recommendation

That Council notes the minutes of the following Advisory Group and Committee meetings that were held in July and September 2024:

- a) Protection of the Environment Trust Management Committee - held 25 July 2024**
- b) Aboriginal Advisory Committee – held 17 September 2024**

Report purpose

To note the unconfirmed minutes of the Advisory Group and Committee meetings held in July and September 2024.

Executive Summary

Advisory Group and Committee meetings were held in the first quarter of the 2024/25 financial year, as listed below:

- Aboriginal Advisory Committee
- Protection of the Environment Trust Management Committee

The associated minutes were approved by the respective Coordinators and Chairs and were circulated to respective committee members via email. It is noted that minutes from previous meetings are confirmed by Advisory Groups and Committees at their next meeting, so are uploaded to Council's website as 'unconfirmed minutes' until that time.

Report

Minutes from Council's Advisory Group and Committee meetings that contain no recommendations to Council are reported to Council as a combined report for information only. Links to the unconfirmed minutes on Council's website are included below for the information of Council.

- Protection of the Environment Trust Management Committee - 25 July 2024
- Aboriginal Advisory Committee - 17 September 2024

Financial Considerations

Financial Year (FY) Implications

The proposal does not have financial implications for the current year or outer years in the LTFP.

Budget and Long-Term Financial Plan (LTFP) Impact.

The FY adopted budget includes funding for this proposal.

Link to Community Strategic Plan

Theme 4: Responsible

Goal G: Good governance and great partnerships

R-G2: Engage and communicate openly and honestly with the community to build a relationship based on trust, transparency, respect and use community participation and feedback to inform decision making.

Risk Management

Nil.

Critical Dates or Timeframes

Nil.

Attachments

Nil.

Item No: 2.15
Title: Chain Valley Colliery Community Funding Program 2024
Department: Community and Recreation Services



26 November 2024 Ordinary Council Meeting

Reference: F2017/02120 - D16436654
Author: Belinda McRobie, Manager Community Development
Executive: Melanie Smith, Director Community and Recreation Services

Recommendation

That Council:

- 1 Allocates \$43,967.40 (inclusive of GST where applicable) from the 2024 Chain Valley Colliery Community Funding Program as outlined below:**
 - a) Uniting (NSW.ACT)-Teddy's Bear Picnic - \$3,460.00***
 - b) Sailability NSW Incorporated-School Sailing @ Mannering Park - \$13,700.00***
 - c) Mannering Park Tidy Towns Incorporated-Ride to Success - \$7,400.00***
 - d) Mannering Park Community Garden Incorporated-Mannering Park Community Garden - \$8,326.60***
 - e) Chain Valley Bay Progress Association Incorporated- Australia Day Community Celebrations in Joshua Porter Reserve - \$4,680.00***
 - f) Mannering Park Amateur Sailing Club Incorporated-Increased Safety Solar Jetty Lights - \$2,476.00***
 - g) Lions Club of Gwandalan Incorporated-Community Noticeboards - \$2,340.80***
 - h) Lions Club of Gwandalan Incorporated- Markets/Food Van Nights - \$1,584.00***

- 2 Declines the following applications, for the reasons indicated in Attachment 1:**
 - a) Manno Mens Shed Incorporated- Installation Solar Battery System- limited broader community benefit is demonstrated.***
 - b) Lions Club of Gwandalan Lioness Incorporated – Inaugural Community Family Bash Dance 2025- project is ineligible.***
 - c) Swansea District Baptist Church – On-Point Youth - insufficient information provided to make an accurate assessment.***
 - d) Table Church Incorporated – Community Board Games 2024-25 limited broader community benefit is demonstrated.***
 - e) Working 4 Wildlife Incorporated -Community Program-Promotion of Local Environment Program- insufficient information provided to make an accurate assessment.***

3 *Advises the unsuccessful applicants in point 2 (above) and directs them to alternate funding sources if relevant.*

Report purpose

To consider the applications and recommendations for the 2024 Chain Valley Colliery Community Funding Program as agreed on by the Community Assessment Panel on 2 October 2024.

Executive Summary

The Chain Valley Colliery Community Funding Program is part of the Voluntary Planning Agreement with Delta Coal Pty Ltd (formerly Lake Coal Pty Ltd) which provides external funds for worthwhile community projects within the communities of Summerland Point, Gwandalan, Chain Valley Bay and Mannering Park via a competitive grant program. The initiative provides funding for projects undertaken for the purpose of improving public infrastructure or the provision of community projects.

Grant rounds are run annually and assessed by a Community Advisory Panel with recommendations made to Council. The Community Advisory Panel's assessment of the 13 applications to the 2024 Chain Valley Colliery Community Funding Program is provided in this report, with eight (8) applications recommended for funding.

Background

As part of the Voluntary Planning Agreement the following conditions were imposed:

- Condition 12 of Schedule 2 of the Development Consent requires Delta Coal Pty Ltd to pay contributions to Council at a rate of \$0.035 for each tonne of coal produced.

As part of the Funding Deed between Council and Delta Coal Pty Ltd the following conditions were imposed:

- The establishment and administration of the Community Advisory Panel which is to make recommendations to Council as to the specific community projects to which the contributions should be applied in order to improve community life.
- The Community Advisory Panel will be comprised of representatives from Council, Delta Coal Pty Ltd and the local community.
- Council will hold the contributions made by Delta Coal Pty Ltd under the Voluntary Planning Agreement.

2.15 Chain Valley Colliery Community Funding Program 2024 (cont'd)

- Expenditure of the contributions may only be made in accordance with recommendations made by the Community Advisory Panel.

Council will use its reasonable endeavours to expend the contributions within a reasonable period of the contributions being paid to Council; or if required to achieve the recommendations of the Advisory Panel, Council will pool the contributions until such time as there are sufficient funds to implement a particular community project.

Copies of the Voluntary Planning Agreement cannot be distributed; however, the agreement is on Council's Planning Agreement Register and can be viewed by members of the public on request during ordinary office hours. Any request to view the agreement needs to be made via ask@centralcoast.nsw.gov.au

Current Status

The 2024 round of the Chain Valley Colliery Community Funding Program opened on 12 August 2024 and closed on 15 September 2024. As at 1 July 2024, \$51,422.63 was available for the 2024 program. Funding of up to \$30,000 per project was available for projects which met the Program Guidelines and an eligibility check and rating of each application against the criteria was undertaken by staff. The Community Advisory Panel met on 2 October 2024 to assess the applications and provide recommendations to Council.

The Panel included the following members:

Central Coast Council delegate

Melanie Smith – Director Community and Recreation Services.

Delta Coal representative

Hayley Wilson – Representing Steve Gurney Company Secretary Delta Coal.

Community representatives

Andrew Whitbourne

Laurie Williams

Kerry Philips

Assessment

Thirteen applications were received for the Chain Valley Colliery Community Funding Program 2024 with a total of \$91,685.00 in requests. A total of eight (8) applications are recommended for funding with a combined amount of \$43,967.40 (inclusive of GST where applicable).

Stakeholder Engagement

Information on the Chain Valley Colliery Community Funding Program was available on Council's Grants and Sponsorship Program web page.

An email was sent to various Community and Culture Unit databases advising of the opening and closing dates of Chain Valley Colliery Community Funding Program. Three (3) electronic direct mail (EDM) newsletters were distributed to the grants mailing list during July and August.

Further promotion of the Program was placed on Council's social media platforms including Facebook and Instagram.

Council's Community Grants Officers held one (1) face to face and one (1) online information session throughout the opening period.

Financial Considerations

Financial Year (FY) Implications

The proposal has cost financial implications for the current FY only.

Budget and Long-Term Financial Plan (LTFP) Impact.

The FY adopted budget does not include funding for this proposal and the amount will need to be included in a future Quarterly Budget Review.

Contribution funds of \$51,422.63 are restricted. Income and expense will be recognised for the approved applicants in the Q2 review process with any remaining balance to be restricted.

Link to Community Strategic Plan

Theme 1: Belonging

Goal B: Creativity, connection and local identity

B-A1: Work within our communities to connect people, build capacity and create local solutions and initiatives.

Risk Management

All successful applications will receive a letter of offer outlining Council's requirements of funding, service delivery and accountability for both Council and the funded organisation.


Applications recommended for funding are conditional on all relevant event/activity approvals being provided prior to the release of funds, and successful applicants are required to return any unspent funds for projects not able to be delivered as planned.

All successful applicants are required to submit a final project acquittal report no later than twelve weeks after the agreed completion date of the activity/project with copies of any photos, promotional materials, and evidence of payment/purchase for each funded item.

Critical Dates or Timeframes

Many of these grant applications are dependent upon support via Council's grant program. Should decisions be delayed or not supported projects may not be undertaken.

Attachments

1	2024 25 Chain Valley Colliery Recommended and  Not Recommended Report	Provided Under Separate Cover	D16492507
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Item No: 2.16
Title: Community Support Grant Program September 2024
Department: Community and Recreation Services

26 November 2024 Ordinary Council Meeting

Reference: F2017/02117-002 - D16443828
Author: Belinda McRobie, Manager.Community Development
Executive: Melanie Smith, Director Community and Recreation Services

Recommendation

That Council:

- 1 *Allocates \$25,096.90 (inclusive of GST where applicable) from the 2024/25 grants budget to the Community Support Grant program for the month of September as outlined below.***
 - a) Copacabana Probus Club Incorporated - Purchase of Laptop, Printer and Office software - \$2,332.00***
 - b) Electrify Bouddi Incorporated – Rooftop Solar Implementation Project - \$3,404.00***
 - c) Educar Foundation Limited - Gosford RSL Max Potential 2025 - \$5,000.00***
 - d) Pearl Beach Progress Association Incorporated - Council Public Space Subsidy & Replacement of Marking Equipment - \$361.90***
 - e) Senior Social & Friendship Club Incorporated - Promotion of our Club - \$1,299.00***
 - f) Doggie Dates NSW Limited - Pop ups for People and Pups - \$1,800.00***
 - g) The Entrance Neighbourhood Centre Incorporated - Rent Subsidy - \$3,000.00***
 - h) The Uniting Church in Australia Property Trust (NSW) on behalf of Gosford Uniting Church - Christmas Eve Community Carols 24 Dec 2024 - \$4,900.00***
 - i) Southlake’s Incorporated - Christmas Day Lunch - \$3,000.00***
- 2 *Declines the following applications, for the reasons indicated in Attachment 1:***
 - a) The Fathering Project PHK Limited - School Engagement Program - insufficient information provided to make an accurate assessment.***
 - b) Toukley Neighbourhood Centre Incorporated - Toukley Tots Adventures with Stories and Music –project is ineligible.***
 - c) Saratoga Sailing Club Incorporated - Moth Classic National Regatta - project is ineligible.***
- 3 *Advises the unsuccessful applicants in point 2 (above) and directs them to alternate funding sources if relevant.***

Report purpose

To seek endorsement of the recommendations for the Community Support Grant Program.

Executive Summary

This report considers the applications and recommendations for the Community Support Grant Program.

The Community Support Grant Program remains open throughout the year to provide assistance for community activities that require in-kind support through the provision of subsidised access to Council services and financial assistance for community activities that require a smaller amount of support.

This program enables applicants to apply for funding support in a faster response time.

Background

Council's grant programs are provided to support the community to deliver quality programs, projects or events that build connections, celebrate our local community, and align with the One-Central Coast Community Strategic Plan and build capacity across the entire Central Coast community.

The Community Support Grant Program is provided to support the community to deliver activities which require a small amount of funding and/or in-kind support. The Community Support Grant provides assistance for community activities that require:

- In-kind support through the provision of subsidised access to Council services.
- Financial assistance for community activities that require a smaller amount of support. The Community Support Grant Program provides a combined original budget of \$300,000 annually as detailed in Table 1 below.

Table 1: Community Support Grant Program

Program	Original Budget	Adopted budget	2024-25 allocation to date (inclusive of GST where applicable)	Recommendation allocation within this report (Inclusive of GST where applicable)	Allocation to date + Recommendation within report (Inclusive of GST where applicable)
Community Support Grant Program	\$300,000	\$300,000	\$87,071.06	\$25,096.90	\$112,167.96
TOTAL			\$87,071.06	\$25,096.90	\$112,167.96

Current Status

Applications submitted from 1 – 30 September 2024 are considered in this report. The Community Support Grant Program provides up to \$5,000 per project per financial year in combined funding and in-kind Council services to applicants who are a legally constituted not-for profit organisations, or auspiced by one.

Assessment

A total of 12 applications were received and assessed by 17 October 2024, with nine (9) applications recommended for funding in this Council report. Three (3) applications are not recommended for funding.

Of the three applications not recommended for funding, one does not provide sufficient information to make an accurate assessment, and two (2) are ineligible. All applicants will be advised to discuss their proposal further with Council's Grants Officers prior to resubmission in a future round.

Council's Section Manager Community Development and the Community Grants Team assessed the Community Support Grant program applications, against the Community Support Grant Program guidelines.

Stakeholder Engagement

Information on Council's Community Grants program is provided on Council's website and promoted through Council's social media platforms.

Regular emails with relevant information were provided to the community grants database.

Council staff conducted three grant writing workshops with thirty-seven attendees and four grant information sessions with sixty-six attendees.

Additionally, Council staff also undertook two drop-in support sessions with twelve attendees to assist applicants with their submissions where required.

Financial Considerations

Financial Year (FY) Implications

The proposal has cost financial implications for the current FY and outer years in the LTFP.

Budget and Long-Term Financial Plan (LTFP) Impact.

The FY adopted budget includes funding for this proposal and the LTFP includes funding for the ongoing impact.

Council's 2024-25 Operational Expenditure original budget allocates \$300,000 to the Community Support Grant Program.

Expenditure is approved until the end of the 2024-25 financial year. Budget funds will expire at the end of each financial year.

No additional budget is required nor sought through this report. All actions within have been funded through existing and approved operational plan budgets.

Link to Community Strategic Plan

Theme 1: Belonging

Goal B: Creativity, connection and local identity

B-A1: Work within our communities to connect people, build capacity and create local solutions and initiatives.

Risk Management

All successful applications will receive a letter of offer outlining Council's requirements of funding, service delivery and accountability for both Council and the funded organisation.

Applications recommended for funding are conditional on all relevant event/activity approvals being provided prior to the release of funds, and successful applicants are required to return any unspent funds for projects not able to be delivered as planned.

All successful applicants are required to submit a final project acquittal report no later than twelve weeks after the agreed completion date of the activity/project with copies of any photos, promotional materials, and evidence of payment/purchase for each funded item.

Critical Dates or Timeframes

Many of these grant applications are dependent upon support via Council's grant program. Should decisions be delayed or not supported projects may not be undertaken.

Attachments

1	Community Support Grant Program - September 2024 Recommended and Not Recommended	Provided Under Separate Cover	D16492511
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Item No: 3.1
Title: Notice of Motion - Review of Proposed Demolition of the Gosford Library Building
Department: Councillor

26 November 2024 Ordinary Council Meeting

Reference: F2024/00015 - D16509113
Author: Councillor Margot Castles,

Councillor Castles has given notice that at the Ordinary Council Meeting to be held on 26 November she will move the following motion:

- 1 That Council conducts a review into the proposed demolition of the Gosford Library Building slated to occur in the first half of 2025 and that during this review any pre-demolition planning, site preparation or actual demolition is halted.**
- 2 That the review cover:**
 - a) Heritage value**
 - b) Community opportunities for its' ongoing use, and**
 - c) Environmental benefits of its' preservation.**
- 3 That interested Councillors lead a review panel with support from relevant Council Officers.**
- 4 That the review includes consultation with The National Trust of Australia, the Australian Institute of Architects and Central Coast historian Merrill Jackson OAM.**
- 5 That a report of the review be included in the Business Paper of the 10 December 2024 meeting for consideration by Councillors.**

Councillor's Note

Quotes from letter to Councillors:

"A building of this type is a rarity in the Central Coast region"

"The building is of high social significance having been continuously used for over 60 years"

"The current petition to save the library further reflects sustained community investment in the place"

Letter: 30.10.24 co-signed by President National Trust, Executive Director Australian Institute of Architects (NSW) and President Docomomo Australai

3.1 Notice of Motion - Review of Proposed Demolition of the Gosford Library Building (cont'd)

Chief Executive Officer Response

The Chief Executive Officer considers that this notice of motion has legal, strategic, financial or policy implications which should be taken into consideration by the meeting. As a result, the Chief Executive Officer will provide a report in relation to the notice of motion.

The existing Gosford Library, which opened in 1969, after spanning across several other sites in the CBD since 1948, has served the community well and is now past its useful life for its intended purpose.

Recently the Heritage Council of NSW rejected a proposal for the building to be listed on the State Heritage register and recommended that Council consider whether it should be listed on its local register.

Given the age of the building, it would require significant investment to bring it up to current building standards including management of hazardous materials.

If Council wishes to consider retaining the building, a further report will need to be provided outlining the costs to bring the building up to current National Construction Code requirements, including disability access, ongoing maintenance costs, safety by design principles, heritage significance and other compliance/constraints.

The intended outcomes of the adopted Kibble Park Masterplan that support increased open space and active areas in Gosford CBD, will also need to be considered, alongside the safety benefits of the opening up of view lines to the park from the street.

The new Gosford Regional library which adds a range of additional offerings including meeting rooms, a large multi purpose room, an innovation hub/co-working space and maker space. This means that Council has no current need for the old library building, and it would be looking for a tenant either commercial or community for the facility. Council should consider how that use will add to or detract from the community's use of the park.

In order for Council to holistically consider the pros and cons of retention versus demolition, it is proposed that a report addressing all of the above points be brought back to Council in March 2025 to allow time for the commissioning of external reports. Council can then consider this in the context of the upcoming budget and the competing demands for limited resources across the Central Coast.

It should be noted that the proposed demolition of the existing Gosford Library is not scheduled until the beginning of the 2025-26 financial year, at the earliest in July/August 2025, as the new Regional Library is not due to open until mid 2025. No demolition work will be undertaken prior to this date.

3.1 Notice of Motion - Review of Proposed Demolition of the Gosford Library Building (cont'd)

Chief Executive Officer Recommendation:

- 1 That Council notes the Notice of Motion provided by Councillor Castles asking for Council to conduct a review into the proposed demolition of the Gosford Library Building.**

- 2 That Council provide a report back to Council in March 2025 covering:**
 - a) Costs to bring the building up to current National Construction Code requirements including:
 - i. Disability access.**
 - ii. Ongoing maintenance costs**
 - iii. Safety by design principles**
 - iv. Heritage significance**
 - v. Any other compliance/constraints****

 - b) Community opportunities for its ongoing use, and**

 - c) Environmental benefits of its preservation.**

Attachments

Nil.



Item No: 3.2
Title: Notice of Motion - Safe Crossing for Melbourne Avenue, Umina
Department: Councillor

26 November 2024 Ordinary Council Meeting

Reference: F2024/00015 - D16508364
Author: Councillor Belinda Neal,

Councillor Neal has given notice that at the Ordinary Council Meeting to be held on 26 November 2024 she will move the following motion:

That Council apply for the sum of \$4.5M from the Get Kids Active NSW Grant for 2025 for the upgrade of Melbourne Avenue.

That Council apply for the sum of \$4.5M from the Get Kids Active NSW Grant for 2025 for the upgrade of Melbourne Avenue and associated works to improve safe pedestrian movement on Brisbane and Hobart Avenues, and the upgrade of the intersection of Melbourne Avenue and Hobart Avenue which will provide traffic signals including a walk phase for improved pedestrian movements, kerb and gutter, footpaths and new pavement.

There is no safe pedestrian access along Melbourne Avenue between Brisbane and Hobart Avenues. This part of Melbourne Avenue is used by infants and primary school students of Umina Beach Public School to cross Hobart Avenue at the school crossing. It is also used by many members of the public walking and cycling to Club Umina (Umina Bowling Club), the Recreation Precinct and the beach. Use is likely to increase with the upgrades of Recreation Precinct facilities that have been recently completed.

Every school day parents and carers walk their school students plus preschool children along the side of Melbourne Avenue to the school. Adults push prams, kids ride bikes and scooters on the side of the road, amongst the parked cars, many of whom are dropping children off at school. While there are many near misses in this busy section of the road, especially at the end of the school day, recently a young student was hit by a car while attempting to cross Brisbane Avenue. He was walking home with his older, year 5 brother.

Brisbane Avenue, shown in red on the following sketch (Figure 1), has been funded in the order of \$180K, as part of the NSW Government's \$8M grant funded Central Coast Footpaths Package being delivered over three years commencing in 2024-25.

This project is tentatively scheduled to commence in 2024-25 and will deliver footpath only. Kerb and gutter, or new road pavement, is not part of the project being delivered at this time, however, the works will improve pedestrian accessibility in the vicinity of the nearby Umina Beach Public School in the short term. In addition, the proposed upgrade of the intersection of Melbourne Avenue and Hobart Avenue, which will provide traffic signals including a walk

phase for improved pedestrian movements, kerb and gutter, footpaths and new pavement has been identified. The extent of these works is shown in blue on the following sketch (Figure 1). This upgrade and new works are estimated at \$4.5M.

Figure 1



Chief Executive Officer Response

A review of the criteria for the NSW Get Active grant funding program, which includes Get Kids Active, has revealed that the proposed project does not meet funding criteria and therefore is not deemed eligible for submissions under either the Get Kids Active or wider NSW Get Active program.

The Get Kids Active funding stream does not support projects with a construction cost exceeding \$800,000. The project to upgrade the intersection and surrounds is in the order of \$4.5M so therefore cannot be submitted under the Get Kids Active stream. In the wider NSW Get Active program, projects with new or modifications to Traffic Control Signals (TCS) and upgrades to stormwater systems or road surfacing works not directly required for the active transport component of a project, are ineligible. As the intersection upgrade project contains both traffic signals and drainage and road pavement elements that would not directly be required, the project is not deemed eligible for submission under the wider NSW Get Active program.

3.2 Notice of Motion - Safe Crossing for Melbourne Avenue, Umina (cont'd)

However, Council has recently secured grant funding to deliver footpath only in Melbourne Avenue from Hobart Avenue to Brisbane Avenue to improve pedestrian access between the residential area and nearby Umina Beach Public School. The delivery of this project will see completion within the 2024-25 financial year.

Attachments

Nil

Item No: 3.3
Title: Notice of Motion - LPP Submissions Policy
Department: Councillor



26 November 2024 Ordinary Council Meeting

Reference: F2024/00015 - D16514079
Author: Councillor Doug Eaton OAM,

Councillor Eaton has given notice that at the Ordinary Council Meeting to be held on 26 November 2024 he will move the following motion:

Motion:

- 1 That Council adopts a Submissions Policy of 20 unique submissions as the trigger for referral of Development Applications to the Local Planning Panel.***
- 2 That this policy be submitted to the Department of Planning for approval.***

Chief Executive Officer Response

The Chief Executive Officer considers that this Notice of Motion has legal, strategic, financial or policy implications which should be taken into consideration by the meeting. As a result, a verbal response will be provided by the Director of Environment and Planning on or before the 26 November 2024 Ordinary Meeting.

Attachments

Nil.



Item No: 4.1
Title: Question with Notice - Positive Covenants on Wamberal Beach Properties
Department: Councillor

26 November 2024 Ordinary Council Meeting

Reference: F2004/07718 - D16508306
Author: Councillor Corinne Lamont,

4.1 Question with Notice - Positive Covenants on Wamberal Beach Properties

The following question was submitted by Councillor Corinne Lamont :

On the Council's Coastal Erosion – Wamberal Beach webpage, it is implied that the proposed WPA seawall would negate the need for Positive Covenants as outlined in the Central Coast Development Control Plan 2022 (Section 3.2.3.5) and the Gosford Development Control Plan 2013 (Section 6.2.10). However, there is no certainty that the proposed WPA seawall—or any seawall—will ever be constructed along Wamberal Beach. This uncertainty is confirmed by Council in the Positive Covenant on the Title Deed for 103 Ocean View Drive, which states:

“Council is actively pursuing financing for the construction of the revetment wall and associated sand nourishment maintenance for Wamberal Beach, but there is no guarantee as to when, or if, finance can be secured to undertake construction of the revetment wall and associated sand nourishment for Wamberal Beach.”

Given this lack of assurance that a seawall will ever be built along Wamberal Beach, why has Council has not applied Positive Covenants as per the DCP 2022 to the Title Deeds of properties for which Development Applications (DAs) were lodged and approved along the beach since 2015, specifically, this includes DA/5375/2017, DA/174/2022, DA/49661/2016, DA/49661/2016/A, DA4661/2016/B, DA/59670/2020, DA/554/2024, DA/1995/2023, DA/60514/2020, DA/60945/2021, DA/57676/2019, and DA/70/2022.

Chief Executive Officer Response

A Development Control Plan (DCP) in NSW is designed to provide guidance in applying the relevant Local Environmental Plan (LEP) to ensure that the objectives of the LEP are met. Specifically, the *Environmental Planning and Assessment Act 1979* states that:

- *The principal purpose of a development control plan is to provide guidance...* (Section 3.42), and
- *The consent authority is to be flexible in applying those provisions and allow reasonable alternative solutions that achieve the objects of those standards ...* (Section 4.15(3A))

4.1 Question with Notice - Positive Covenants on Wamberal Beach Properties (cont'd)

The overarching objectives from the Coastal Management Chapter of the *Central Coast Development Control Plan 2022* are:

- *To complement and reinforce the objectives and requirements of the Coastal Management Act 2016*
- *To reduce the impact of coastal hazards on individual owners and occupiers of land within the Coastal Vulnerability Area*
- *To manage development along the coastline through a risk-based, adaptive management approach*
- *To protect beach amenity and public safety*
- *To avoid impacts on adjoining land, resources, or assets.*
- *To consider practical opportunities for minor ancillary development*

Further, the Coastal Hazard Management chapter of the *Central Coast Development Control Plan 2022* identifies that proponents of development within Coastal Hazard Areas are generally required to register on title a mechanism that indemnifies Council for damage to, or as a result of, development within designated Coastal Hazard Areas, which include part or all of Wamberal beachfront properties. A key benefit of the use of a registration on title, such as a positive covenant, is that it is brought to the attention of each prospective purchaser of land, so that they are aware of the potential risks associated with coastal hazards at the property location.

These agreements on title may take a number of forms, one of which is a positive covenant, and in some circumstances are not required, as every development is assessed on its merits. Some of the agreements on title require landowners to take action to manage how their development affects adjacent public land. This agreement does not negate the need for development consent to conduct works required to manage any such impacts nor does it negate their obligation to comply with the *Coastal Management Act 2016*.

In relation to the proposed development identified in Cr Lamont's Question on Notice, there are a number of reasons why registration on title has not, or has not yet, been applied, which are summarised in Table 1.

4.1 Question with Notice - Positive Covenants on Wamberal Beach Properties (cont'd)

Table 1 – Summary of development applications for which information is requested.

DA Number	Summary of DA	Merit-based assessment of need for registration on title
DA/5375/2017	DA number not held on file	N/A
DA/174/2022	Garage and studio including Demolition Existing Detached Studio	Outside coastal hazard zone
DA/49661/2016	Alterations and additions to existing residence	Landward of existing dwelling
DA/49661/2016/A	Alterations and additions to DA/49661/2016	No substantial change to development approved under DA/49666/2016
DA4661/2016/B	Alterations and additions to DA/49661/2016	No substantial change to development approved under DA/49666/2016
DA/59670/2020	Demolition of existing dwelling, new dwelling, pool	Landward of existing dwelling, consent conditions require engineering design to withstand coastal processes, consistent with exemptions to coastal building line provided in clause 6.2.9 of Gosford DCP 2013
DA/554/2024	Demolition of existing dwelling, new dwelling, and swimming pool	Currently subject to action in the Land and Environment Court
DA/1995/2023	Dwelling, alterations or additions to an existing building or structure	Application cancelled
DA/60514/2020	Duplicate application for coastal protection works and swimming pool	Application cancelled
DA/60945/2021	Duplicate application for coastal protection works and swimming pool	Application cancelled
DA/57676/2019	New dwelling and associated Works	Consent conditions require engineering design to withstand coastal processes, consistent with exemptions to coastal building line provided in clause 6.2.9 of Gosford DCP 2013
DA/70/2022	Demolition of existing dwelling, new dwelling	Not yet determined

Attachments

Nil.



Item No: 4.2
Title: Question with Notice - Request for Report of Number of Development Applications and Determination Timeframe
Department: Councillor

26 November 2024 Ordinary Council Meeting

Reference: F2004/07718 - D16500242
Author: Councillor Doug Eaton OAM, Cr
Executive: Jamie Loader, Director Environment and Planning

4.2 Question with Notice - Request for Report of Number of Development Applications and Determination Timeframe

The following question was submitted by Councillor Eaton:

Can Council recommence providing a report to each Council Meeting, listing the number of outstanding Development Applications, the average/median time for determination and the number of DA appeals lodged with the LEC.

Chief Executive Officer Response

Council staff can provide reports to Councillors regarding key Development Application (DA) metrics covering a range of metric types in both Financial Year-To-Date and Monthly formats covering:

- Number of DAs lodged as a total number over a given time period.
- Number of DAs outstanding <12 months.
- Number of DAs outstanding >12 months.
- Number of DAs determined as a total number over a given time period.
- Number of DAs determined within 0-40 days.
- Number of DAs determined within 41-70 days.
- Number of DAs determined within >71 days.
- Average and median determination timeframes.
- DA appeals lodged with the NSW Land and Environment Court (LEC)*.

It should be noted that Council staff are currently transitioning from manual reporting to automatic reporting using PowerBI Reports that are connected to relevant datasets with production testing being finalised. This means that such reports will be able to commence from January 2025.

It is recommended that Council staff provide the requested reports via the Councillor Newsletter from January 2025 to ensure the currency and timely provision of information.

4.2 Question with Notice - Request for Report of Number of Development Applications and Determination Timeframe (cont'd)

**This metric is outside of the PowerBI Report currently in production testing with data to be sourced manually from Governance, Risk and Legal.*

Attachments

Nil.