



Central Highlands Council

AGENDA – ORDINARY MEETING –21st OCTOBER 2014

Agenda of an Ordinary Meeting of Central Highlands Council scheduled to be held at Bothwell Council Chambers, on Tuesday 21st October 2014, commencing at 9am and be closed to the public until 11.00am.

I certify under S65(2) of the Local Government Act 1993 that the matters to be discussed under this agenda have been, where necessary, the subject of advice from a suitably qualified person and that such advice has been taken into account in providing any general advice to the Council.

**Lyn Eyles
General Manager**

1.0 OPENING

2.0 PRESENT

3.0 APOLOGIES

4.0 PECUNIARY INTEREST DECLARATIONS

In accordance with Regulation 8 of the Local Government (Meeting Procedures) Regulations 2005, the Mayor requests Councillors to indicate whether they or a close associate have, or are likely to have a pecuniary interest (any pecuniary or pecuniary detriment) in any item of the Agenda.

5.0 COMMITTEE

Regulation 15 of the Local Government (Meeting Procedures) regulations 2005 provides that Council may consider certain sensitive matters in Closed Agenda which relate to:

- Personnel matters, including complaints against an employee of the Council;
- Industrial matters relating to a person;
- Contracts for the supply and purchase of goods and services;
- The security of property of the Council
- Proposals for the Council to acquire land or an interest in the land or for the disposal of land;
- Information provided to the Council on the condition it is kept confidential;
- Trade secrets of private bodies;
- Matters relating to actual or possible litigations taken by or involving the Council or an employee of the Council;
- Applications by Councillors for leave of absence;
- The personal affairs of any person.

The decision to move in Closed Council requires an absolute majority of Council.

5.1 MOTION INTO CLOSED MEETING

Moved **Clr**

Seconded **Clr**

THAT Council move into Committee to discuss confidential matters in accordance with Regulation 15 of the Local Government (Meeting Procedures) Regulations 2005.

Carried

5.2 MATTERS DISCUSSED IN CLOSED MEETING

5.3 MOTION OUT OF CLOSED MEETING

Moved **Clr**

Seconded **Clr**

THAT Council move out of Committee and resume the Ordinary Meeting.

Carried

OPEN MEETING TO PUBLIC

The Meeting will be opened to the public at 11.00am

6.0 IN ATTENDANCE

6.1 PUBLIC QUESTION TIME

7.0 MAYORAL COMMITMENTS

16 th September 2014	Council Meeting
17 th September 2014	Bushfest Meeting Naturalisation – Government House Ceremony
18 th September 2014	Central Highlands Community Health Meeting
20 th September 2014	Ouse Country Club – Highlands Regional Craft Group Fundraiser
24 th September 2014	Local Government Assoc of Tas General Meeting LGAT General Management Committee Meeting
25 th September 2014	SWSA – AGM
29 th September 2014	Discussions – Christmas Children's Party
2 nd October 2014	Bushfest Meeting Central Highlands Tourism Meeting NRM AGM
5 th October 2014	Spring Service Annual Blessing of Animals Australasian Golf Museum – Selecting display for Bushfest
8 th October 2014	Ellendale Community Hall – AGM
9 th October 2014	Plant Meeting – Hamilton Gretna Public Meeting – TasWater
14 th October 2014	Seniors Day – Hamilton Hall Interview Tiger Air Parliament House meet with Chinese Trade Delegation Meeting with CEO Destination Southern Tas (Tourism)

16 th October 2014	Bushfest Meeting Lord Mayor's Reception - Antarctic
18 th October 2014	Ouse & Highlands Community Craft Group Annual Fair

7.1 COUNCILLORS COMMITMENTS

Clr A J Downie

9 th October 2014	TasWater Briefing – Gretna
14 th October 2014	Planning Committee - Bothwell Mental Health Well Being Meeting – Bothwell
18 th October 2014	Ouse Craft Fair

Clr L M Triffitt

16 th September 2014	Council Meeting
17 th September 2014	Bushfest Workshop
9 th October 2014	Gretna Water Meeting
14 th October 2014	Senior Citizens Lunch

7.2 GENERAL MANAGER COMMITMENTS

16 th September 2014	Council Meeting
17 th September 2014	Bushfest Working Group Workshop
18 th September 2014	Stornoway
25 th September 2014	Tarraleah Estate re Bushfest
2 nd October 2014	Bushfest Working Group Workshop Highlands Tasmania Tourism Committee Meeting
9 th October 2014	Plant Committee Meeting TasWater Gretna Water Meeting
14 th October 2014	Meeting CEO Destination Southern Tasmania
16 th October 2014	Bushfest Working Group Workshop

8.0 NOTIFICATION OF COUNCIL WORKSHOPS

Bushfest Working Group Workshops held on 17 September, 2014 and 2nd and 16th October 2014 to progress arrangements for Highlands Bushfest

8.1 FUTURE WORKSHOPS

Bushfest Working Group Workshops will be held fortnightly from 16th October, 2014 to progress arrangements for Highlands Bushfest

9.0 MAYORAL ANNOUNCEMENTS

10.0 MINUTES

10.1 RECEIVAL DRAFT MINUTES ORDINARY MEETING

Moved **Clr**

Seconded **Clr**

THAT the Draft Minutes of the **Ordinary Meeting** of **Council** held on **Tuesday 16th September 2014** be received.

Carried

10.2 CONFIRMATION OF DRAFT MINUTES ORDINARY MEETING

Moved **Clr**

Seconded **Clr**

THAT the Draft Minutes of the **Ordinary Meeting** of **Council** held on **Tuesday 16th September 2014** be confirmed.

Carried

10.3 RECEIVAL DRAFT MINUTES HIGHLANDS TASMANIA TOURISM COMMITTEE MEETING

Moved **Clr**

Seconded **Clr**

THAT the Draft Minutes of **Highlands Tasmania Tourism Committee Meeting** of **Council** held on **Thursday 2nd October 2014** be received.

Carried

10.4 RECEIVAL DRAFT MINUTES PLANT COMMITTEE MEETING

Moved **Clr**

Seconded **Clr**

THAT the Draft Minutes of **Plant Committee Meeting** of **Council** held on **Thursday 9th October 2014** be received.

Carried

10.5 RECEIVAL DRAFT MINUTES PLANNING COMMITTEE MEETING

Moved **Clr**

Seconded **Clr**

THAT the Draft Minutes of **Planning Committee Meeting** of **Council** held on **Tuesday 14th October 2014** be received.

Carried

10.6 RECEIVAL DRAFT MINUTES AUDIT COMMITTEE MEETING

Moved **Clr**

Seconded **Clr**

THAT the Draft Minutes of **audit Committee Meeting** of **Council** held on **Wednesday 10th September 2014** be received.

Carried

11.0 BUSINESS ARISING

12.0 NRM REPORT

Moved **Clr**

Seconded **Clr**

THAT the NRM Report be received.

Carried



Derwent Catchment Natural Resource Management Committee Inc.

PO Box 22 Hamilton Tas 7140 Phone: 6286 3211
Report for Central Highlands Council 12th September – 8th October

Weed Management

DCNRMC held the annual weeds meeting at the Hamilton Resource Centre 16th September to discuss the upcoming management program for the Central Highlands. Representative from Norske Skog DPIWE, DIER, Parks & Wildlife Service and Forestry Tasmania attended. There were apologies from Crown Land Services, Aurora and Transend, Tasmanian Land Conservancy and private landholders involved in the program. All parties were supportive of the program and have agreed to continue to participate in to the future.

A further meeting and tour of the Central Highlands Crown Land at the Shannon and Interlaken Ramsar site was also undertaken to secure ongoing investment. A second meeting was also held with DIER (now Department of State Growth) to understand how organisational changes would affect ongoing involvement. Reinvestment was confirmed for the coming year from both Crown Land Services and DIER at these meetings. It has been requested that the annual weeds report be sent out widely to Councils as an example of how collaborative weed programs can be conducted. It will also be tabled by DIER at a subsequent stakeholder meeting as how they would like to work in other regions.

AGM for Derwent Catchment NRM Committee

The DCNRMC AGM was held on the 2nd of October at the Ellendale Hall. There were 32 attendees and the meeting went off well with an increase in the membership base for DCNRMC. Kathy Van Dulleman has however resigned as Secretary although promising to stay involve with the weed program. There was of course disappointment with her decision but the next secretary will have an easier job given all the work Kathy has put in to the organisation and improving governance. Kathy will continue her services as secretary until DCNRMC is able to fill the position.

Strategic Plan

DCNRMC has produced a strategic plan for the organisation. The plan highlights the Committee's key aims and explores opportunities and areas for improvement. It is hoped that the strategic plan will guide improvements over the next 5 years but particularly over the coming year. See attached. Your input would be greatly appreciated.

Website

A new website for the organisation has been prepared to lift the profile and level of awareness of activities by the group. Check out www.derwentcatchment.org

Hamilton Quarry

John Blyth completed the most recent phase of planting at the quarry. The planting has been of the same mixture of species that have been successful in past plantings. John will be undertaking weed control works on site in the coming weeks.

Catchment Plan

I have commenced the catchment management planning review undertaking a GIS analysis of the area under private land, cleared land and areas containing natural values. This starting point will be developed into identifying key areas for biodiversity, weed management priorities and areas targeted for restoration works.

Farmer Discussion Group

Macquarie Franklin have continued to facilitate the Farmer Discussion Group.

The 5 workshop topics to be held in April- August are:

- Animal nutrition (held Monday the 13th April 2014)
- Pasture management (held 28th May 2014)
- Soil management (held 24th June)
- Rotation economics (held 5th September)
- Rotation management (held 24th September)
- Pasture budgeting and improving profitability (2 works shops planned for October)
- Irrigation management (Planned for November)

Dr Josie Kelman, Catchment Facilitator, Derwent Catchment NRM Committee

13.0 FINANCE REPORT

Moved **Clr**

Seconded **Clr**

THAT the Finance Report be received.

Carried

14.0 DEVELOPMENT & ENVIRONMENTAL SERVICES

In accordance with Regulation 25(1) of the Local Government (Meeting Procedures) Regulations 2005, the Mayor advises that the Council intends to act as a Planning Authority under the Land Use Planning and Approvals Act 1993, to deal with the following items:

Moved **Clr**

Seconded **Clr**

THAT the Development & Environmental Services Report be received.

Carried

14.1 SA 2014/26: PEACOCK DARCEY & ANDERSON PTY LTD: 5987 LYELL HIGHWAY, HAMILTON (CT38701/1): SUBDIVISION (2 LOTS & BALANCE) IN RURAL ZONE

Report By:

Contract Planner (D Allingham)

Approved:

Senior Contract Planner (S Wells)

Applicant:

Peacock Darcey & Anderson Pty Ltd

Owner:

P J Headlam

Proposal:

Application has been received for the subdivision of 2 lots and balance located off Lyell Highway, Hamilton. The proposed lots are 24.4ha and 23.0 ha in area, while the balance is approximately 168.2ha.

Proposed Lot 1 and 2 adjoin Lake Meadowbank. Both lots are located on the western slopes of Sendance Hills. The land slopes steeply upwards from the Lake to an elevation of approximately 120m and the eastern boundary is defined by an existing fence line which runs across the peaks of Sendance Hills.

The lots have frontage to the Highway via two 6.00 metres wide reciprocal right-of-ways (ROWs) approximately 1.4km long located over an existing farm roadway. The ROWs terminate at the northern Sendance Hills foothills with private driveways to continue through each lot as required by future owners. Given the steep slopes, both lots would require significant works to provide internal driveways to areas appropriate for building.

Lot 2 includes a fee simple strip from the end of Right of Way B which is approximately 1.1km long and traverses the Sendance Hills from north to south.

The proposed lots will have a Building Exclusion Zone (BEZ) along the western boundary to reflect the Riverside, Lakeside and Wetlands Areas overlay.

There are no reticulated services available to the proposed lots.

Site Description:

Site and Locality

The subject site is located approximately 3km west of Hamilton between the Lyell Highway and Lake Meadowbank. The property is approximately 215ha in area and is subject to a pipeline easement on the northern boundary which leads to a pumphouse on Lake Meadowbank.

The property consists of flat ground between the Highway and Sendance Hills which transect the property along the lake frontage. The flat ground is good agricultural land (Class 4) that is used for cropping that is irrigated by pivot irrigation.

Improvements include an existing farm house and gravel access that provides access from the Lyell Highway through to the Lake. The road is deteriorated in sections and passes through a number of farm gates.

The Sendance Hills are currently used for grazing and are particularly steep on the western slopes.

As can be seen in “Plate 2” below, the surrounding properties are predominantly used for agricultural purposes. A large quarry is located to the north east on the opposite side of the Lyell Highway. The adjoining property to the south is also used as Tourist Operation offering Farm Tours and accommodation. Lake Meadowbank adjoins the western boundary, which includes a title owned by Hydro Tasmania.

The subject site is zoned Rural and is covered by the Riverside, Lakeside and Wetlands Areas overlay along the western boundary in the *Central Highlands Planning Scheme 1998*. All surrounding properties are zoned Rural and Lake Meadowbank is zoned Water Conservation



Plate 1: The subject title is located within the Rural Zone (beige) and partially subject to the Riverside, Lake and Wetland overlay (hatched area). The Water Conservation Zone is shown in blue
(Source: The List Map, 2014)



Plate 2: An aerial image of the subject titles (boundaries shown in red) and surrounding built and natural environment. (Source: The List Map, 2014)

Servicing provision

No services are provided to the site.

Environmental values

The site is greatly disturbed from land clearing for agricultural practices.

Statutory Status:

The land is located within the Rural Zone under the *Central Highlands Planning Scheme 1998* (the Planning Scheme). The proposal falls under the use category of a 'Subdivision' which is a Discretionary development type pursuant to Section 3 of the Rural Zone. The site is also partially covered by the Riverside, Lakeside and Wetland overlay.

Advertising:

The application was subject to a 14 day statutory notification procedure in accordance with section 57 of the Act from the 1 August 2014 through to the 15 August 2014. One representation was received outside the public consultation timeframe from Hydro Tasmania. The concerns raised in the representation are detailed as follows:

<i>Issues raised</i>	<i>Planning response</i>
<p>Hydro Tasmania reiterate that Lake Meadowbank is primarily a hydro-generation asset.</p> <p>Hydro recommend that advice be included on any permit issued in relation to:</p> <ul style="list-style-type: none"> • Lake Meadowbank is a multiple use land and there is a need to respect the rights 	<p>It is recommended that a Part 5 Agreement be created which advises future property owners of the issues associated with Hydro's management of the lake, among other issues.</p>

<p>and obligations of others.</p> <ul style="list-style-type: none"> • Lake Meadowbank operates in a range of 6.08m, therefore, for continuity of supply any pumps or pipes installed should be designed to operate over this full range. Note that separate approval will be required from Hydro Tasmania for any pumps or pipes across its land. • This permit does not extend to approval for structures such as boat ramps or pipes and pumps on the adjoining Hydro Tasmania as land water, and Council administering <i>Land Use Planning and Approvals Act 1993</i> and <i>Building Act 2000</i>. 	
<p>The proposed development site is identified as a Landslide Hazard Area under the Draft Interim Central Highlands Planning Scheme 2013. While the Draft Interim Scheme is not yet operational, clause S5.11 of the current planning scheme does require consideration of risks associated with subsidence, slip or any other risk.</p>	<p>It is difficult to predict where future buildings will be located. As risk increase with increasing slope, it is recommended that a Part 5 Agreement be created that identifies that area as being a Landslide Hazard Area which may require any future development application for a building to be accompanied by a geotechnical report that demonstrates that the landslide risk is acceptable.</p>
<p>There are a number of significant Aboriginal heritage sites in the area and an Aboriginal Heritage Assessment or statement from Aboriginal Heritage Tasmania should have been provided with this application and form part of the assessment.</p>	<p>It is recommended that a Part 5 Agreement be created to advise owners of this issue which may require an Aboriginal Heritage Assessment or statement from Aboriginal Heritage Tasmania for any area that requires excavation.</p>

Notification

Tasmanian Planning Commission (TPC)

The Planning Scheme does not provide any standard for frontage, access, drainage and freedom from inundation and therefore the application was referred to the TPC to approve the lot(s) as equivalent to a minimum lot, pursuant to section 109(3) of the *Local Government (Building & Miscellaneous Provisions) Act 1993*. The TPC responded on 14 August 2014 recommending that the lot(s) be approved as equivalent to a minimum lot.

Department of State Growth (DSG)

The application was referred to DSG as the subject site has frontage and access to the Lyell Highway, which is a State Road. DSG have no objection in principle but require advice to be added to any permit granted that notifies the applicant that any works undertaken within the State Road Reserve will require a separate permit from DSG.

Planning Evaluation

The application was initially considered by Council at its September Planning Committee meeting. It was resolved to defer determining the application so that the plan could be amended by way of building envelopes to address visibility of future development.

The applicant believes that a higher degree of control would be provided through a Part 5 Agreement addressing building design and siting than a building envelope, whilst maintaining flexibility for future owners. The applicant has provided the following in response.

"In response to your concerns about access and visual impact I would make the following comments/suggestions.

1. *Both lot 1 and lot 2 as proposed have physical access and legal frontage via the reciprocal rights of way over the existing farm road.*
 - a. *It is simply a matter as to how access is gained to other parts of the lots from the access off the existing farm road.*
 - b. *The timing of constructing the access only when it is required.*
2. *We would suggest that Council:*
 - a. *Can approve lots 1 and 2.*
 - b. *Would require a part 5 agreement that:*
 - i. *Requires the creation of the legal rights and physical construction of an alternative access road to lot 2 (as coloured pink on the attached plan) prior to the construction of any dwelling on that lot.*
 - ii. *Requires any future dwelling to be sited on Lot 2*
 1. *To reduce the visual impact*
 2. *Not to build closer than 100m to Lake Meadowbank*
 3. *To avoid the ridgelines*
 4. *To take into account the land stability when siting the dwelling*

That way the road construction only needs to be done if and when required and we are not limiting or trying to decide now where a future house site may be on such a large parcel of land.

The original set of recommended permit conditions have been modified to reflect the above. Conditions relating to passing bays and to electrical and telecommunications have been removed as per the Committees decision.

General Objectives:

The General Objectives of the Planning Scheme are reproduced below:

- a) *To promote the sustainable development of natural and physical resources and the maintenance of ecological processes and genetic diversity;*
- b) *To provide for the fair, orderly and sustainable use and development of air, land and water;*
- c) *To encourage public involvement in resource management and planning;*
- d) *To encourage economic development in accordance with the objectives listed above;*
- e) *To give effect to the relevant objectives of the Central Plateau, Midlands and Southern Midlands Strategic Plan and the Central Highlands Council Strategic Plan which are as follows:-*
 - i. *To encourage sustainable long term use of appropriate areas for agricultural, pastoral and forestry activities.*
 - ii. *To strengthen the commercial and tourist roles of the existing townships and create an appropriate network of settlements to meet the needs of residents and visitors.*
 - iii. *To conserve significant vegetation, habitat and scenic resources.*
 - iv. *To encourage land use and development to occur in consideration of land capability.*
 - v. *To maintain recreational values, including the wild fishery, and to expand opportunities for resource-related tourism.*
 - vi. *To protect places of cultural significance, and*
 - vii. *To reinforce the role of the area as a major water catchment for the generation of hydro-electric power, domestic water supply and irrigation.*

The proposed subdivision is consistent with the General Objectives above in that it provides for two lots which could be better utilised for recreational purposes, tourist operation or private dwellings given the lots will adjoin Lake Meadowbank on the steep slopes of Sendance Hills which has poor agricultural value (Class 6).

The land is largely disturbed from grazing activities and there is no significant vegetation or habitat identified in the area on the Natural Values Atlas. It is considered that the scenic resources should be protected through a Part 5 Agreement requiring that there are to be no building constructed on the ridgeline of Sendance Hills.

As discussed above, it is considered that a Part 5 Agreement should have regard to Aboriginal heritage and to the operation of Lake Meadowbank as a hydro-generation asset.

Specific Objectives:

The Specific Objectives of the Planning Scheme which are relevant to this application are reproduced below:

(j) To encourage the use of Meadowbank Lake and surrounding lands for recreation and tourism.

The proposed subdivision provides for additional parcels of land around Lake Meadowbank which can be utilised for recreation and tourism.

Zone Objectives for the Rural Zone

The passages outlining the Objectives of the Rural Zone are reproduced as follows:

- (a) To encourage and facilitate the development of rural land for sustainable long-term agriculture or pastoral activities, and other uses.*
- (b) To protect rural resources from conversion to other uses.*
- (c) To allow for non agricultural activities in locations which will not constrain agricultural or pastoral activities or resources.*

Land within the two new lots is only occasionally used for grazing and has limited agricultural potential as the land capability of is Class 6 which is defined as “*Land marginally suited to grazing due to severe limitations*”. The balance land will continue to be able to be used for cropping.

The proposed subdivision is considered to be consistent with the Rural Zone objectives as it protects the existing rural resource (balance lot) and provides potential for non-agricultural activities on land (proposed lots 1 & 2) which will not constrain agricultural or pastoral activities or resources.

Development Standards

Part 6 of the Rural Zone prescribes the Development Standards relevant to all applications for use or development. The proposal complies with the 20ha minimum lots size.

Each lot has a minimum frontage of 6m via Right-of- Way which complies with s.109(3)(h) of the *Local Government (Building and Miscellaneous Provision) Act 1993*.

The proposal complies with the subdivision Development Standards.

Part 6 – Riverside, Lakeside and Wetlands Areas

Lake Meadowbank and 100 metres from the absolute high water mark or full supply level is covered by the Riverside, Lakeside and Wetlands Areas. The aims and objectives of Riverside, Lakeside and Wetland Areas are:

- a. To protect and enhance the aesthetic, landscape and ecological values, biodiversity and water quality of specified areas,*
- b. To prevent unsustainable impacts such as land degradation, erosion, water pollution, sedimentation or disturbance of natural ecosystems or development which conflicts with the attributes of natural and heritage landscapes.*

A Building Exclusion Zone (BEZ) has been proposed which incorporates the Riverside, Lakeside and Wetlands Area in order to meet the above aims and objectives. A restrictive covenant prohibiting the construction of any building within the BEZ is recommended as a condition of any permit granted.

Schedule 5 – Matters to be Taken into Consideration in Making Decisions on Applications for a Permit:

Schedule 5 provides additional matters that must be taking into consideration when deciding on any application for a permit and relevant matters are addressed in the following.

S.5.1 – The provisions of any State Policy or interim State Policy.

Comments in relation to relevant State Policies are discussed below.

S.5.3 – The objectives and other provisions of the Scheme.

The proposal is considered to further the relevant General, Specific Zone and overlays as demonstrated throughout the report.

S.5.5 – The effect of the proposed use or development on the landscape, scenic quality or biological diversity of the locality.

Future development of buildings and accesses has the potential to impact on the landscape and scenic quality of the area. To mitigate these impacts a BEZ has been provided within 100m of Lake Meadowbank and a Part 5 Agreement prohibiting development on the ridgeline is recommended for inclusion in any permit granted.

S.5.7 – The social effect and the economic effect of the proposed use or development in the locality.

The social and economic effect on the locality will not be significant.

S.5.9 Whether the proposed use or development is satisfactory in terms of the character, location, siting, bulk, scale, size, height, density, design, layout or external appearance and levels of emissions in relation to;

- (a) existing site features;*
- (b) adjoining land uses and zones;*
- (c) the streetscape and/or landscape;*
- (d) the natural environment;*
- (e) a place of cultural significance;*
- (f) any special area;*
- (g) water supply for domestic or fire fighting purposes;*
- (h) any perceived pollution or hazard; or*
- (i) powerline easement;*

The layout of the subdivision complies with the development standards.

S.5.10 The size and shape of the land to which the proposed use or development application relates, the siting of any building or works on that land and the area to be occupied by the use or development;

The proposed lots meet the 20ha minimum lot size required in the Rural Zone. Future building sites will need to be selected carefully given the slope of the land. This will be assessed as part of a future development application.

S.5.11 Whether the land to which the proposed use or development application relates is unsuitable for the proposed use or development by reason to its being, or being likely to be, subject to flooding, bushfire hazard, subsidence, slip or to any other risk, limitation or constraint;

The proposed development is potentially within a bushfire prone area given the slope of the land and the surrounding grassland. A bushfire hazard management plan (BHMP) will be required for future development. The access constructed through the subdivision should meet minimum standards for bushfire-prone areas and Council's guidelines.

The area has also been identified as a land slide area, which will be relevant to any future buildings on the lot. As discussed above, provisions reflecting this are recommended to be included in a Part 5 Agreement..

S.5.12 – The relation of the proposed use or development to the use or development on adjoining land or on other land in the locality.

The proposal would have minimal impact upon the existing neighbouring properties other than the need for access over the land and through farm gates.

S.5.13 – The provisions of Schedule 3 or any code or policy adopted by Council relating to car parking, and whether the proposed means of access is adequate and whether adequate provision has been made for loading, unloading, manoeuvring and parking of vehicles within the proposed use or development or on that land.

The properties will be accessed via ROW from Lyell Highway. Internal access to Lot 2 is steep and does not meet engineering standards and therefore this access is not approved. A condition requiring an amended plan showing the relocation of ROW B so that it can be constructed with engineering standards is recommended. More information can be found in the “Technical Matters” section below.

S.5.14 Whether the proposed use or development will be supplied with an adequate level and standard of physical and human services infrastructure and whether appropriate infrastructure can be supplied before development commences.

The proposed lots will not be supplied with any reticulated services and on-site water storage and wastewater treatment will need to be addressed as part of future development and building/plumbing applications. Access is discussed above.

S.5.15 – The amount of traffic likely to be generated by the proposed use or development, particularly in relation to the capacity of the road system in the locality and the probable effect of that traffic on the movement of traffic and the safety of pedestrians.

The amount of traffic generated will be able to be absorbed by Lyell Highway and the proposed ROWs.

S.5.17 Whether the proposed use or development is likely to cause land degradation

See response to S5.11.

S.5.19 The effect on the natural, cultural and built heritage;

The impact on natural and cultural heritage is covered elsewhere in this report. There will be no impact on built heritage.

State Policy Implications

- **State Policy of Water Quality Management**

Subject to appropriate conditions, the proposal is considered to be able to demonstrate compliance with this Policy with regard to ensuring sediment transport into surface waters does not occur.

- **State Policy on the Protection of Agricultural Land 2009**

The State Policy on the Protection of Agricultural Land protects Prime Agricultural Land (Land Capability Classes 1, 2, and 3) and conversion to non-agricultural uses is subject to the principles of the Policy. The proposed Lots 1 and 2 is Class 6 land and is currently used occasionally for grazing.. The proposal meets the minimum 20 ha lot size for the Rural Zone which suggests that land can still be used as a viable agricultural unit in the future. .

Technical Matters

Water & Sewer: No reticulated services are available. On-site water storage will be required for future dwellings and wastewater will need to be treated through an on-site wastewater system.

Roads: All lots gain access to the Lyell Highway via an existing access. Access to lot 1 is via a right of way over an existing farm access. Access to lot 2 is proposed to be over the same farm access as Lot 1 with a future extension over Sendance Hills. The future access would be unable to comply with the minimum access requirements and an alternative access must be provided. The vehicle access to each lot must be provided/upgraded to comply with the minimum requirements for Bushfire Prone areas. Conditions reflecting these requirements are recommended for any permit granted.

Stormwater: Stormwater will be required to be retained on-site.

No other issues of concern have been raised.

Environmental Implications

The land is greatly disturbed and no environmental values have been identified on the Natural Values Atlas. The Building Exclusion Zone along the banks of Lake Meadowbank provides greater environmental protection to this area.

CONCLUSION

The application is for a 2 lot subdivision and balance of a 215ha lot at Sendance Farm, Lyell Highway, located between Hamilton and Ouse. The balance lot is good flat agricultural land that is used for cropping and a majority of it is irrigated by pivot irrigation. Proposed Lots 1 and 2 contain poor agricultural land on the steep western slopes of Sendance Hills and adjoin Lake Meadowbank. The proposed lots meet all the requirements of minimum lot in the Planning Scheme.

The application received one representation from Hydro Tasmania requesting that the owners be notified that Lake Meadowbank is a hydro generating asset and that separate approval from Hydro Tasmania is required for pumps, pipes or any structures over Lake Meadowbank. A Part 5 Agreement is recommended to notify future owners.

A key planning concern related to the proposed internal access for Lot 2 via fee simple strip over a steep slope which could not meet engineering conditions. It is recommended that the access to Lot 2 is not approved and an amended plan be provided showing an alternative access that can meet the required engineering standards.

Further planning issues included that the land has been identified as a Landslip Hazard Area and also Bushfire Prone. An assessment of landslip risk for future applications should be required through a Part 5 Agreement. Access constructed through the subdivision should comply with the minimum standards for bushfire-prone areas.

A Part 5 Agreement is also recommended to address Aboriginal heritage and buildings on the ridgeline to protect the scenic values of the area.

No further planning issues of concern are evident in this application and the application is recommended for approval with conditions.

Recommendation

Moved **Clr**

Seconded **Clr**

That Central Highlands Council (Planning Authority) in accordance with the provisions of the *Central Highlands Planning Scheme 1998* and Section 57 of the *Land Use Planning & Approvals Act 1993*, approve the application for subdivision (2 lots & balance) at 5987 Lyell Highway, Hamilton (CT38701/1) subject to the following conditions:

General

- (1) The use or development must be carried out substantially in accordance with the application for planning approval, the endorsed drawings and with the conditions of this permit and must not be altered or extended without the further written approval of Council.
- (2) This permit shall not take effect and must not be acted on until 15 days after the date of receipt of this letter or the date of the last letter to any representor, whichever is later, in accordance with section 53 of the *Land Use Planning and Approvals Act 1993*.

Amended plan of survey required

- (3) The access for Lot 2 is not approved. This permit shall not take effect and must not be acted on until three copies of an amended plan of survey have been submitted to and approved by the Council's General Manager. This amended plan of survey must:
 - *Delete the fee simple strip for Lot 2, but maintain a minimum lot size of 20ha; and*
 - *Private a right of way to lot 2 to provide legal frontage that is to be undeveloped until required by a Part 5 Agreement*

Once approved, the amended plan of survey shall become part of the endorsed documents of this permit.

Staged development

- (4) The subdivision development must be carried out in stages as follows:
- Stage 1 - Lot 1 and construction of Right of Way "A" as required by this permit.
 - Stage 2 - Lot 2 and construction of access as required by this permit.

Easements

- (5) Easements must be created over all drains, pipelines, wayleaves and services in accordance with the requirements of the Council's General Manager. The cost of locating and creating the easements shall be at the subdivider's full cost.

Endorsements

- (6) The final plan of survey must be noted that Council cannot or will not provide a means of drainage, water or sewer services to all lots shown on the plan of survey.

Covenants

- (7) Covenants or other similar restrictive controls that conflict with any provisions or seek to prohibit any use provided within the planning scheme must not be included or otherwise imposed on the titles to the lots created by this permit, either by transfer, inclusion of such covenants in a Schedule of Easements or registration of any instrument creating such covenants with the Recorder of Titles, unless such covenants or controls are expressly authorised by the terms of this permit or the consent in writing of the Council's Senior Planner.

Agreements

- (8) Agreements made pursuant to Part 5 of the *Land Use Planning and Approvals Act 1993* must be prepared by the applicant on a blank instrument form to the satisfaction of the Council and registered with the Recorder of Titles. The subdivider must meet all costs associated with the preparation and registration of the Part 5 Agreement.
- (9) Prior to the sealing of the Final Plan of Survey an agreement pursuant to Part 5 of the *Land Use Planning and Approvals Act 1993* must be entered into for all lots shown on the endorsed plan, to the effect that the owner covenants and agrees with the Central Highlands Council that –
- Lake Meadowbank is a multiple use land and there is a need to respect the rights and obligations of others.
 - Lake Meadowbank is a hydro-generation asset and operates in a range of 6.08m, therefore, for continuity of supply any pumps or pipes installed should be designed to operate over this full range. Separate approval will be required from Hydro Tasmania for any pumps or pipes across its land.
 - Separate approval is required for structures such as boat ramps or pipes and pumps on the adjoining Hydro Tasmania as land water, and Council administering *Land Use Planning and Approvals Act 1993* and *Building Act 2000*.
 - The land has been identified as a Landslide Hazard Area and any future buildings or works on lot 1 and lot 2 may be subject to a high risk of landslide and any planning application may need to be accompanied by a geotechnical report that demonstrates that the landslide risk is acceptable, to the satisfaction of Council's General Manager.
 - The land may contain items or features of Aboriginal heritage significance and any future development application for a building may need to be accompanied by an Aboriginal Heritage Assessment or statement from Aboriginal Heritage Tasmania demonstrating that the level of impact is acceptable.
 - No buildings on lot 1 and lot 2 are to be constructed on or immediately adjacent to the Sendance Hills ridgeline or skyline to the satisfaction of Council's General Manager.

- Works for vehicular access on lot 1 and lot 2 must be sited and designed to minimise visual impact to the satisfaction of Council's General Manager.
- The design of any dwelling on lot 1 and lot 2 must minimise visual impact through by low profile building design, the use of materials or colours and non-reflective materials, landscaping, minimisation of cut or fill or a combination thereof to the satisfaction of Council's General Manager.
- No buildings are to be constructed within the constructed within the "Building Exclusion Zone" as shown on the endorsed plan.
- Requires the creation of the legal rights and physical construction of an alternative access road to lot 2 prior to the issue of a development permit for any dwelling on lot 2.

Final plan

- (10) A final approved plan of survey and schedule of easements as necessary, together with two (2) copies, must be submitted to Council for sealing for each stage. The final approved plan of survey must be substantially the same as the endorsed plan of subdivision and must be prepared in accordance with the requirements of the Recorder of Titles.
- (11) A fee, as determined in accordance with Council's adopted fee schedule, must be paid to Council for the sealing of the final approved plan of survey for each stage.
- (12) All conditions of this permit, including either the completion of all works and maintenance or payment of security in accordance with this permit, must be satisfied before the Council seals the final plan of survey for each stage. It is the subdivider's responsibility to notify Council in writing that the conditions of the permit have been satisfied and to arrange any required inspections.
- (13) The subdivider must pay any Titles Office lodgment fees direct to the Recorder of Titles.

Water quality

- (14) Where a development exceeds a total of 250 square metres of ground disturbance a soil and water management plan (SWMP) prepared in accordance with the guidelines *Soil and Water Management on Building and Construction Sites*, by the Derwent Estuary Programme and NRM South, must be approved by Council's General Manager before development of the land commences.
- (15) Temporary run-off, erosion and sediment controls must be installed in accordance with the approved SWMP and must be maintained at full operational capacity to the satisfaction of Council's General Manager until the land is effectively rehabilitated and stabilised after completion of the development.
- (16) The topsoil on any areas required to be disturbed must be stripped and stockpiled in an approved location shown on the detailed soil and water management plan for reuse in the rehabilitation of the site. Topsoil must not be removed from the site until the completion of all works unless approved otherwise by the Council's General Manager.
- (17) All disturbed surfaces on the land, except those set aside for roadways, footways and driveways, must be covered with top soil and, where appropriate, re-vegetated and stabilised to the satisfaction of the Council's General Manager.

Engineering

- (18) The subdivision must be carried out in accordance with the *Central Highlands Council Subdivision Guidelines 2012* (attached).
- (19) The developer shall appoint a qualified and experienced Supervising Engineer (or company registered to provide civil engineering consultancy services) who will be required to certify completion of subdivision construction works. The appointed Supervising Engineer shall be the primary contact person on matters concerning the subdivision.

Existing services

- (20) The Subdivider must pay the cost of any alterations and/or reinstatement to existing services, Council infrastructure or private property incurred as a result of the proposed subdivision works. Any work required is to be specified or undertaken by the authority concerned.

Access

- (21) All driveway carriageways (including the existing farm access), from the Lyell Highway to each of the lots, must be constructed/upgraded to the requirements and Council's standard drawings.

Access to State Road

- (22) All work on or affecting the State Road (Lyell Highway), including drainage, must be carried out in accordance with a permit provided by the Transport Division of the Department of State Growth. At that time a thorough investigation will be conducted and conditions will apply that will include, but are not limited to, the construction standards and sealing of the access from the road edge to the property boundary, drainage, sight lines and environmental considerations.

Defects Liability Period

- (23) The subdivision must be placed onto a 12 month maintenance and defects liability period following the completion of the works in accordance with the permit conditions.

THE FOLLOWING ADVICE APPLIES TO THIS PERMIT:

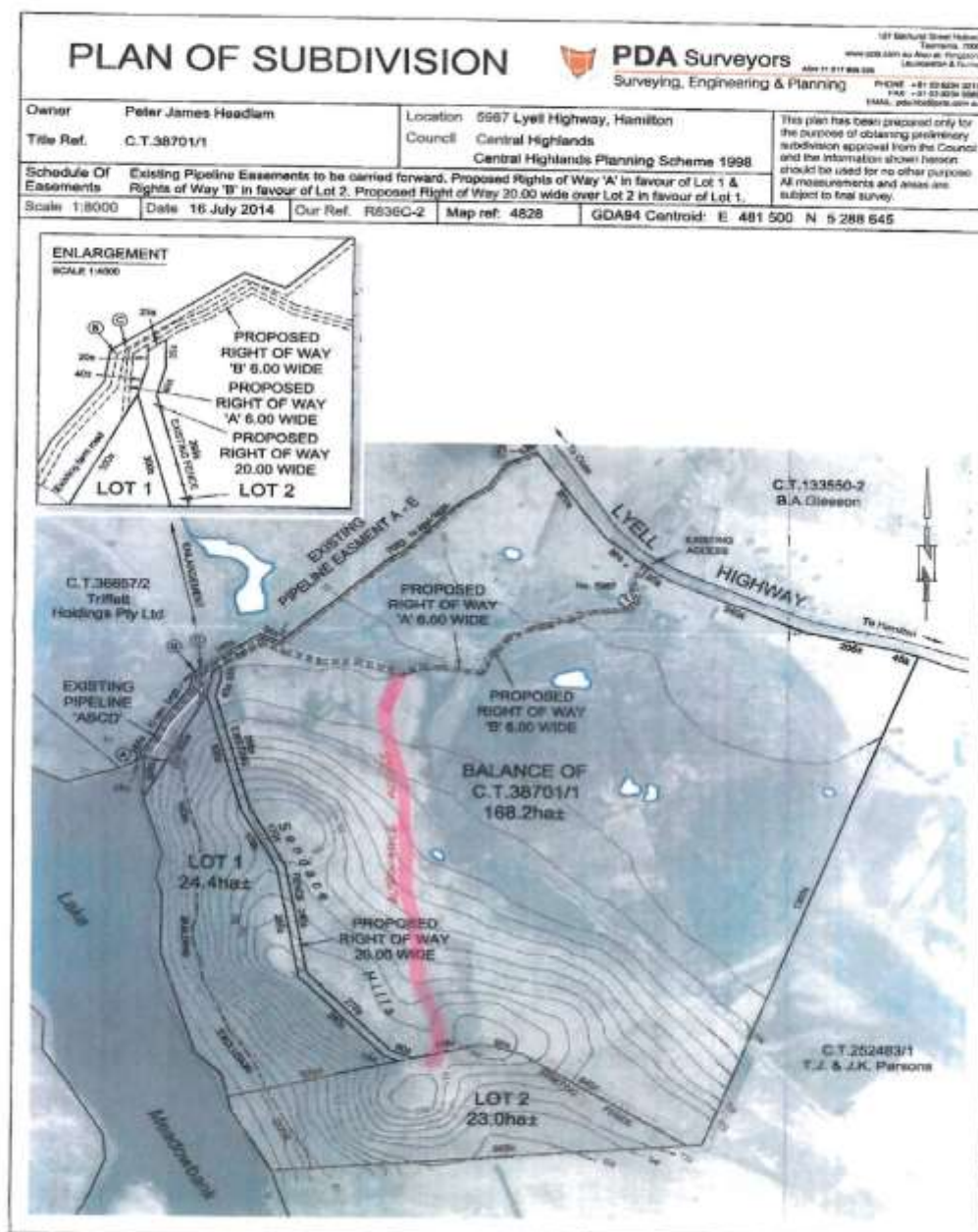
- A. This permit does not imply that any other approval required under any other legislation or by-law has been granted.
- B. The issue of this permit does not ensure compliance with the provisions of the *Threatened Species Protection Act 1995* or the Commonwealth *Environmental Protection and Biodiversity Protection Act 1999*. The applicant may be liable to complaints in relation to any non-compliance with these Acts and may be required to apply to the Threatened Species Unit of the Department of Primary Industry, Water & Environment or the Commonwealth Minister for a permit.
- C. The issue of this permit does not ensure compliance with the provisions of the *Aboriginal Relics Act 1975*. If any aboriginal sites or relics are discovered on the land, stop work and immediately contact the Tasmanian Aboriginal Land Council and Aboriginal Heritage Unit of the Department of Tourism, Arts and the Environment. Further work may not be permitted until a permit is issued in accordance with the *Aboriginal Relics Act 1975*.
- D. The SWMP must show the following:
 - (a) Allotment boundaries, north-point, contours, layout of roads, driveways, building envelopes and reticulated services (including power and telephone and any on-site drainage or water supply), impervious surfaces and types of all existing natural vegetation;
 - (b) Critical natural areas such as drainage lines, recharge area, wetlands, and unstable land;
 - (c) Estimated dates of the start and completion of the works;
 - (d) Timing of the site rehabilitation or landscape program;
 - (e) Details of land clearing and earthworks or trenching and location of soil stockpiles associated with roads, driveways, building sites, reticulated services and fire hazard protection.
 - (f) Arrangements to be made for surface and subsurface drainage and vegetation management in order to prevent sheet and tunnel erosion.
 - (g) Temporary erosion and sedimentation controls to be used on the site.
 - (h) Recommendations for the treatment and disposal of wastewater in accordance with Standards Australia (2000), AS/NZS 1547: *On-site wastewater management*, Standards Australia, Sydney.
- E. Appropriate temporary erosion and sedimentation control measures include, but are not limited to, the following
 - Minimise site disturbance and vegetation removal;
 - Diversion of up-slope run-off around cleared and/or disturbed areas, or areas to be cleared and/or disturbed, provided that such diverted water will not cause erosion and is directed to a legal discharge point (eg. temporarily connected to Council's storm water system, a watercourse or road drain);
 - Sediment retention traps (e.g. sediment fences, straw bales, grass turf filter strips, etc.) at the down slope perimeter of the disturbed area to prevent unwanted sediment and other debris escaping from the land;

- Sediment retention traps (e.g. sediment fences, straw bales, etc.) around the inlets to the stormwater system to prevent unwanted sediment and other debris blocking the drains;
- Gutters spouting and downpipes installed and connected to the approved stormwater system before the roofing is installed; and
- Rehabilitation of all disturbed areas as soon as possible.

F. If you notify Council that you intend to commence the use or development before the date specified above you forfeit your right of appeal in relation to this permit.

G. This planning approval shall lapse at the expiration of two (2) years from the date of the commencement of planning approval if the development for which the approval was given has not been substantially commenced. Where a planning approval for a development has lapsed, an application for renewal of a planning approval for that development shall be treated as a new application.

Carried



14.2 SA 2014/34 NICK GRIGGS & CO LAND SURVEYORS: ELLENDALE ROAD, OUSE (CT164996 FOLIOS 1-3): SUBDIVISION (1 LOT & BALANCE) IN RURAL ZONE

Report By:

Contract Planner (D Allingham)

Approved:

Senior Contract Planner (S Wells)

Applicant:

Nick Griggs & Co Land Surveyors

Owner:

S Frith-Brown

Proposal:

This report will consider an application for an amendment to a subdivision for the property known as “Norley” which was approved by SA2013/2. The original approval was for CT164996/3 to be subdivided to create an almost circular lot (Lot 2) around a pivot irrigation circle. Some boundary adjustments were made to provide this lot with frontage to the Lyell Highway. Only one additional lot was created by the proposal.

The amendment proposes for Lot 2 to be provided frontage and access to the Lyell Highway via a 6 metre wide Right of Way running along the northern boundary of Certificate of Title (CT) 164996/3, and a small portion of CT164996/1, rather than via a fee simple strip along the southern boundary of the same lot.

There will also be no rearrangement of boundaries to create the fee simple strip for access to Lot 2, meaning that the boundaries of CT164996/1 will remain unchanged, but will be subject to a Right of Way in favour of proposed Lot 2.

The proposed balance lot has frontage to Norley Road.

The reason for the amendment is that the contractual purchaser of Lot 2 prefers this location as it avoids an existing pipeline easement along the southern boundary of CT164996/3 and provides more privacy and amenity.

The application was not considered to be a minor amendment under s.56 of the *Land Use Planning and Approvals Act 1993* (LUPAA) given it created a new access to a State Road (Lyell Highway) and required approval from the Tasmanian Planning Commission in regards to frontage. SA2013/2 was also subject to a withdrawn appeal to the Resource Management Planning and Appeals Tribunal (RMPAT) and it was considered prudent for the application to be advertised so that objections to the amendment could be submitted to the Planning Authority.

If an application does not meet the provisions of a minor amendment under s.56 of LUPAA, the Planning Authority must treat the amended application as a new application.

Site Description:

Site and Locality

The overall site is a 788.7 hectare pastoral allotment located to the east of Meadowbank Lake. The property has frontage to the Lyell Highway and is bounded by private rural holdings used for cropping and grazing.

The Norley property has improvements including four dwellings, machinery and storage sheds, stock yards and a shearing shed. The site has been used as a dairy farm and for irrigated cropping. Parts of the farm are supplied with irrigation water from Lake Meadowbank via a canal and water easements. A stock route crosses the property and is not part of the privately owned titles. The stock route crosses the proposed new boundary between lots 2 and 3. Electricity transmission lines also cross the property.



Plate 1: The subject title is located within the Rural Zone (beige).
(Source: The List Map, 2014)



Plate 2: An aerial image of the subject titles (boundaries shown in red) and surrounding built and natural environment.
(Source: The List Map, 2014)

Servicing provision

No services are provided to the site.

Environmental values

The site is greatly disturbed from land clearing for agricultural practices.

Statutory Status:

The land is located within the Rural Zone under the *Central Highlands Planning Scheme 1998* (the Planning Scheme). The proposal falls under the use category of a 'Subdivision' which is a Discretionary development type pursuant to Section 3 of the Rural Zone.

Section 109(3)(i) of the *Local Government (Building and Miscellaneous Provisions) Act 1993* (LGBMP) provides the requirements in terms of frontage when a lot has all the qualities of except in respect to frontage in 'any building area'. Given the Planning Scheme is silent on a frontage requirement for subdivision occurring in the Rural Zone, s. 109(3)(i) and (ii) applies. The provision provides that a lot must have access to a road by a right of way at least 3-6 metres wide over land not required as the sole or principal means of access to any other land and is approved by the Tasmanian Planning Commission (TPC) as a minimum lot. The subdivision satisfies the requirements and was approved by the TPC on the 8 September 2014.

Advertising:

The application was subject to a 14 day statutory notification procedure in accordance with section 57 of the Act from the 1 September 2014 through to the 15 September 2014. One representation was received during this timeframe and the concerns raised in the representation are detailed as follows:

<i>Issues raised</i>	<i>Planning response</i>
It is unclear whether or not this application supersedes previous applications and approvals and conditions of the same subject land.	This application supersedes the previous approval. Generally the same conditions will apply to this permit as the previous approval, other than those relating to access.
In the circumstances Council should consider previous conditions concerning the stock route (Crown Land) and repeat the same for this application.	It is recommended that the same conditions apply.
Please note the stock route has been fenced blocking the route, and de-fenced effectively removing definition and ploughed. Structures for irrigation cross the land. As the defining fencing has been removed, the proponent should be required to reinstate as a condition for the subdivision. This clarifies the situation for lots 1 and 2 from the outset.	The stock route is not part of the private titles that are being subdivided and the act of subdivision will not in any way restrict the rights of the relevant parties to use it. Similarly, the presence or absence of fences or other development or activity does not take away the rights and anything blocking the route could be removed if it was ever required to be used.

Notification*Department of State Growth (DSG)*

The proposal was referred to DSG for comment. They note that the proposed frontage for Lot 2 does not have an existing crossover and a permit from DSG would be required to undertake works in the Road Reserve.

Planning Evaluation

General Objectives:

The General Objectives of the Planning Scheme relevant to this proposal are:

- (a) To promote the sustainable development of natural and physical resources and the maintenance of ecological processes and genetic diversity.*
- (b) To provide for the fair, orderly and sustainable use and development of air, land and water;*
- (e)(iv) To encourage land use and development to occur in consideration of land capability;*

The application would accord with the above general objectives relation to sustainable land use as the proposed lot sizes and configuration are generous and allow for the continued agricultural use of the site.

Rural Zone Objectives:

The Objectives of the Rural Zone are reproduced as follows:

- a) To encourage and facilitate the development of rural land for sustainable long-term agriculture or pastoral activities, and other uses.*
- b) To protect rural resources from conversion to other uses.*
- c) To allow for non-agricultural activities in locations which will not constrain agricultural or pastoral activities or resources.*

The current proposal would maintain the values of the land into the future by providing large lots that are capable of sustaining agricultural uses. The subdivision appears to be unlikely to promote conversion to other uses at this time.

The proposal is considered to be consistent with the objectives and development standards of the Rural Zone.

Development Standards

Part 1.6 of the Scheme prescribes the development standards relating to subdivision of land.

Lot size

With regard to lot size, Clause 1.6(a) states that all new lots shall contain an area of at least 20 hectares. The following lot sizes would result from the proposal:

<i>Lot 2:</i>	<i>99.23ha</i>
<i>Lot 3 (Balance):</i>	<i>530.7ha</i>

As demonstrated from the proposed lot sizes, they remain compliant with the minimum lot size requirements applied to the Rural Zone.

Schedule 3 – Road Hierarchy, Access and Setback Requirements:

Schedule 3 of the Scheme establishes a hierarchy of roads and the access, location and setback requirements in respect to any section of road not restricted to a 60km/h speed limit shall conform to the relevant requirements of this schedule.

With regard to site distances, Clause S.3.2 prescribes that:

Access to a road whether subject to a 60km/h speed limit or not, shall have adequate sight distances as set out in Figure 1.

Clause S.3.4 further states that:

The proposed location for a Minor or Major Access shall comply with the sight distance requirements set out in Figure 1 to this Schedule and the access location requirements of S.3.7 and/or S.3.9.

All existing access locations to the proposed lots comply with sight distance requirements above. One new access point to the Lyell Highway is proposed at this time. DSG will undertake a thorough investigation of the requirements in relation to sight lines when an application for a permit for works in the road reserve is received.

Schedule 5 – Matters to be Taken into Consideration in Making Decisions on Applications for a Permit:

Schedule 5 provides additional matters that must be taking into consideration when deciding on any application for a permit and are addressed in the following.

S.5.1 – The provisions of any State Policy or interim State Policy.

Comments in relation to relevant State Policies are discussed below.

S.5.3 – The objectives and other provisions of the Scheme.

These have been addressed previously.

S.5.5 – The effect of the proposed use or development on the landscape, scenic quality or biological diversity of the locality.

The proposed subdivision would have minimal impact on these factors.

S.5.7 – The social effect and the economic effect of the proposed use or development in the locality.

The subdivision would have negligible social or economic impacts upon the locality.

S.5.12 – The relation of the proposed use or development to the use or development on adjoining land or on other land in the locality.

The subdivision is unlikely to have any negative impact upon adjoining land uses due to the generous lot sizes and similar land use on adjoining properties.

S.5.13 – The provisions of Schedule 3 or any code or policy adopted by Council relating to car parking, and whether the proposed means of access is adequate and whether adequate provision has been made for loading, unloading, manoeuvring and parking of vehicles within the proposed use or development or on that land.

It is considered that standard conditions of approval will adequately address access to the lots.

S.5.15 – The amount of traffic likely to be generated by the proposed use or development, particularly in relation to the capacity of the road system in the locality and the probable effect of that traffic on the movement of traffic and the safety of pedestrians.

It is considered that the likely future use of the proposed lots will not result in traffic generation rates that would exceed the capacity of the road system in the locality given the minor increase in lots.

S.5.17 – Whether the proposed use or development is likely to cause land degradation.

No land degradation is expected to result from this subdivision.

S.5.18 – The existing and likely future amenity of the neighbourhood.

It is considered that the proposed subdivision will not have any negative impacts on the amenity of the locality.

S.5.19 – The effect on the natural, cultural or built heritage.

No known aboriginal or historic cultural heritage sites exist on the property.

S.5.20 – any objection or submission lodged in respect of an application.

One representation and comments from DSG have been received and are described above.

State Policy Implications

- **State Policy of Water Quality Management**

The proposal will not result in any works and complies with this Policy.

- **State Policy on the Protection of Agricultural Land 2009**

The State Policy on the Protection of Agricultural Land protects Prime Agricultural Land (Land Capability Classes 1, 2, and 3) and conversion to non-agricultural uses is subject to the principles of the Policy.

There are seven principles to guide outcomes that give effect to the Policy. Principles 1 to 4 deal with Prime Agricultural Land and are not relevant to the consideration of this application. Principles 5 to 7 state:

5. *All agricultural land is a valuable resource for Tasmania. The protection of other than prime agricultural land from conversion to non-agricultural use will be determined through planning schemes.*
6. *Adjoining non-agricultural use and development should not unreasonably fetter agricultural uses.*
7. *Planning schemes will make provisions for the appropriate protection of the range of non-prime agricultural lands within a specified irrigation scheme.*

The proposed subdivision will retain large lot sizes and isolate the main irrigated area of the site onto its own title for future management. The subdivision will not result in a conversion to other land use at this time and is considered to accord with the Policy.

Technical Matters

Water: No domestic reticulated water serves are available to the land.

Sewer: No reticulated sewer services are available to the land.

Stormwater: No reticulated stormwater serviced are available to the land.

Access: Refer to the body of this report for comments relating to access.

No other issues of concern have been raised.

Environmental Implications

No environmental implications are expected as a result of the development.

CONCLUSION

Application has been made to create one additional lot on the property “Norley”. The subdivision will produce two large titles and will require an additional access to the Lyell Highway.

The proposed subdivision complies with the subdivision standards prescribed under the Scheme and is therefore justified on this basis.

One representation was received during the public consultation period and has been addressed in the conditions recommended below.

Subject to standard conditions, the application can be approved.

Recommendation

Moved **Clr**

Seconded **Clr**

That Central Highlands Council (Planning Authority) in accordance with the provisions of the *Central Highlands Planning Scheme 1998* and Section 57 of the *Land Use Planning & Approvals Act 1993*, APPROVE the application for a *Subdivision of One lot in the Rural Zone* at “Norley” Lyell Highway, Ouse, Certificate of Title Volume 164996, Folios 1-3, subject to the following conditions:

General

1. The subdivision layout or development must be carried out substantially in accordance with the application for planning approval, the endorsed drawings and with the conditions of this permit and must not be altered or extended without the further written approval of Council.

Stock Route

2. The stock route is to be surveyed and marked on the ground at the cost of the developer.
3. Use or development that restricts the use of the stock route by parties with legal right to do so must not be carried out.

Final Plan

4. A fee as determined by Council resolution from time to time must be paid to Council prior to the sealing of each stage of the final plan of survey.
5. A final plan of survey and two (2) copies must be provided together with the schedule of easements as necessary.
6. All conditions of this permit must be satisfied before the Council seals the final plan. It is the subdivider's responsibility to arrange any required inspections and to advise Council in writing that the conditions of the permit have been satisfied. The final plan of survey will not be dealt with until this advice has been provided.

Easements

7. Easements must be created over all drains, pipelines, wayleaves and services in accordance with the requirements of the Council's General Manager. The cost of locating and creating the easements shall be at the subdivider's full cost.

Endorsements

8. The final plan of survey must be noted that Council cannot or will not provide a means of drainage, water or sewer services to all lots shown on the plan of survey.

Covenants

9. Covenants or other similar restrictive controls that conflict with any provisions or seek to prohibit any use provided within the planning scheme must not be included or otherwise imposed on the titles to the lots created by this permit, either by transfer, inclusion of such covenants in a Schedule of Easements or registration of any instrument creating such covenants with the Recorder of Titles, unless such covenants or controls are expressly authorised by the terms of this permit or the consent in writing of the Council's General Manager.

Engineering

10. The subdivision must be carried out in accordance with the *Central Highlands Council Subdivision Guidelines 2012* (attached).

Existing services

11. The Subdivider must pay the cost of any alterations and/or reinstatement to existing services, Council infrastructure or private property incurred as a result of the proposed subdivision works. Any work required is to be specified or undertaken by the authority concerned.

Access

- 12.** The developer must provide a vehicle access for Lot 2 from the Lyell Highway to the minimum requirements of the Department of State Growth.

Access to State Road

- 13.** No works on or affecting the Lyell Highway reservation are to be commenced until the Department of Stategrowth has issued a permit for same pursuant to Section 16 of the *Roads and Jetties Act 1935*. A permit can be obtained from Department of Stategrowth through applying on-line at Permits@stategrowth.tas.gov.au. At that time a thorough investigation will be conducted and conditions will apply. Conditions will include, but not be limited to, the construction standards and sealing of the access from the road edge to the property boundary, drainage, sight lines and environmental considerations.

Construction amenity

- 14.** Any works relating to the development must be carried out between the following hours:
- | | |
|---------------------------|-------------------|
| Monday to Friday | 7.00am to 6.00pm |
| Saturday | 9.00am to 6.00pm |
| Sundays & Public Holidays | 10.00am to 6.00pm |

The applicant shall also be advised that:

- A.** This permit does not imply that any other approval required under any other legislation or by-law has been granted.
- B.** This permit shall not take effect and must not be acted on until 15 days after the date of receipt of this permit unless, as the applicant and the only person with a right of appeal, you notify Council in writing that you propose to commence the use or development before this date, in accordance with Section 53 of the *Land Use Planning and Approvals Act 1993*.
- C.** This planning approval shall lapse at the expiration of two (2) years from the date of the commencement of planning approval if the development for which the approval was given has not been substantially commenced. Where a planning approval for a development has lapsed, an application for renewal of a planning approval for that development shall be treated as a new application.

Carried

14.3 UPDATE: CENTRAL HIGHLANDS DRAFT INTERIM PLANNING SCHEME 2014

Report By:

Senior Contract Planner (S Wells)

Background

The purpose of this report is to provide an update on the Central Highlands Draft Interim Planning Scheme 2014 (the draft interim scheme).

The draft interim scheme is awaiting declaration by the Minister for Planning, who intends to declare the draft interim schemes for the southern region as soon as possible.

Contract planners have recently held meetings with Tasmanian Planning Commission (TPC) staff to clarify various zonings and other matters.

The role of the TPC is to advise the Minister on whether the draft interim scheme ought to be approved. That is, whether it meets the tests for an interim scheme under the provisions of the *Land Use Planning and Approvals Act 1993*. The TPC intend to provide the Minister with a recommendations report which will detail any changes that the TPC suggest ought to be made to the draft interim scheme. An exposure draft of that report will be available for review in November 2014, but only for a period of 1 week. If the Minister accepts the recommendations Council will be directed to make any changes in the early part of 2015 and once completed, the draft interim scheme will be declared.

Matters raised during the clarification meetings

The following lists the key matters discussed during the clarification meeting.

- The extent of additional residential zoning at Miena
- Whether a local business zone was preferable at 40, 42 & 60 Arthurs Lake Road
- Use of Village Zone in southern part of Tarraleah
- Extent of Village Zone at Ellendale
- Rural Zone at Dago Point & Little Pine Lagoon
- New World Heritage Area boundaries
- Biodiversity Code
- Significant Agricultural Zone

Conclusion

The declaration of the draft interim scheme can be expected shortly. There will be no formal opportunity for Council to consider any directions from the Minister to change provisions. Conversely, time constraints do limit the scope of any directions to those issues that can be rectified quickly.

Options:

1. No action required.

Recommendation

Moved **Clr**

Seconded **Clr**

That Council resolve to:

Note the update report.

Carried

14.4 STATUS REPORT

310	17/2/09	Sale of Council Land Wayatinah	DES Manager	Development Permit has been issued. Graham Rogers & Richard Cassidy met at Wayatinah on Tuesday 25 th February to discuss final details. Pitt & Sherry are now preparing tender documents and Engineer Drawings for Stage 1 (5 Lots).
323	16/11/2010	Caravans – Meadow Bank Lake	DES Manager & Planning Consultant	Meadowbank Special Area Plan has been included in the draft Interim Central Highlands Planning Scheme 2014. Caravan By-Law has been approved.
331	16/7/13	Vehicle body removal in Municipality	DES Manager	Being monitored regularly.

14.5 DES BRIEFING REPORT

1. PLANNING PERMITS ISSUED UNDER DELEGATION

The following planning permits have been issued under delegation during the past month.

PERMITTED USE

DA NO.	APPLICANT	LOCATION	PROPOSAL

DISCRETIONARY USE

DA NO.	APPLICANT	LOCATION	PROPOSAL
2014/33	J E Firth	Cradle Mountain Lake St Clair National Park - Narcissus Hut	Alteration to Visitor Accommodation in Conservation Zone & Heritage Conservation Area

NO PERMIT REQUIRED UNDER PLANNING DIRECTIVE 4

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2. IMPOUNDED DOGS

Following a request by Council to be advised of all dogs impounded at Council's Bothwell and Hamilton pounds and the outcome of the impoundment, please be advised as follows:

Date Impounded	Pound Location	Reason for Impoundment	Outcome
23 September 2014	Hamilton	Staffy Cross found on Dawson Road, Ellendale	Owner located. Dog registered with Brighton Council. Pound fees paid and dog released to owner.
23 September 2014	Hamilton	Hound Cross found on Dawson Road, Ellendale	Owner located. Dog registered with Brighton Council. Pound fees paid and dog released to owner.
23 September 2014	Hamilton	Hound Cross found on Dawson Road, Ellendale	Owner located. Dog registered with Brighton Council. Pound fees paid and dog released to owner.
29 September 2014	Bothwell	Labrador found in Wentworth Street, Bothwell	Owner located. Dog registered and released to owner.

15.0 WORKS & SERVICES

Moved **Clr**

Seconded **Clr**

THAT the Works & Services Report be received.

Carried

WORKS & SERVICES REPORT

9th September 2014 – 13th October 2014

Grading & Sheeting

Butlers Road

Maintenance Grading

McCullums Road, Woodsprings Road, Claredon Road, Church Road, Woolpack Road

Potholing / shouldering

Waddamana Road, Wihareja Road, Meadsfield Road, Interlaken Road, Arthurs Lake Road, 14 Mile Road
Old Mans Head, Laycock Drive, Lake Crescent Road, Dennistoun Road, Tunbridge Tier Road, Strickland Road, Victoria Valley Road, Dawson Road, Pelham Road, Browns Marsh Road, Hamilton Plains Road

Culverts / Drainage:

Drainage Ellendale Road

Clean culverts

Old Mans Head

Curleys Lane

Victoria Valley Road

Bashan Road

Occupational Health and Safety

- Monthly Toolbox Meetings
- Day to day JSA and daily pre start check lists completed
- Monthly work place inspections completed
- Playground inspections
- 76.5hrs Annual Leave taken
- 83.5hrs Sick Leave taken

Refuse / recycling sites:

Cover Hamilton Tip twice weekly

Other:

Remove fallen tree Dennistoun Rd

Lay power at the Bothwell Rec Ground

Stornoway maintenance run

Guide posts Hollow Tree Rd

Cold mix holes Ellendale Rd and Victoria Valley Rd

Repair water leak Queens Park

Unblock pipes at toilet Ouse Rec Ground

Unblock dump point at Hamilton with plumber

Repair cattle ramp Woodsprings Rd

Oil barrel rubbish bins

Replace and add soft fall at Hamilton Park

Till up soft fall areas in all parks

Add soft fall to Wayatinah Park

Cold mix holes Wayatinah Road

Tree removal Interlaken Road (dangerous tree)

Tree removal Old Mans Head (dangerous tree)

Remove tree stumps Bothwell Township

Clean gutters on Council buildings

Remove fallen tree Bashan road and Bronte Lagoon Road

Replace sign at Rainbow Road

Replace guide posts in all Lakes subdivisions

Paint Ned Kelly

Install touring signs at the Hamilton and Bothwell Information Bays

Install touring sign in the shelter at Gretna

Municipal Town Maintenance:

- Collection of town rubbish twice weekly
- Maintenance of parks, cemetery, recreation ground and Caravan Park.
- Cleaning of public toilets, gutters, drains and footpaths.
- Collection of rubbish twice weekly
- Cleaning of toilets and public facilities
- General maintenance
- Mowing of towns and parks
- Town Drainage

Plant: (Repairs and Maintenance)

PM701 Hino (H) new electric window switch
 PM740 Hino (H) serviced and new tyres
 PM749 Ranger Ute (H) serviced
 PM654 Repair weight on tractor

Private Works:

Backhoe hire Anthony Archer
 Gravel to Justin Wickham
 Gravel to Stornoway
 Truck hire to Stornoway
 Cart sand to Rand M Mace
 Gravel to Betty Branch
 Cart gravel and grader hire to Bothwell District High School
 Premix to Craig Quigley
 Gravel to Greg Ramsey
 Backhoe and truck hire John Hillswright
 Gravel to Tony Blake
 Premix to Doug Clark
 Premix to Clayton Pearce
 Gravel to Greg O'Brien
 Grading for James Downie at Claredon farm
 Premix to Barry Wicks
 Grading for Allen Smith
 Mowing Bothwell Golf Course
 Water Delivery

Casuals

- Toilets, rubbish and Hobart
- Bothwell general duties
- Hamilton general duties
- Mowing and brush cutting

Program for next 4 weeks:

Remove dangerous trees on the Bashan Road (Work Safe)
 Install new culverts and drainage Council roads
 Drainage Ellendale Road
 Spraying of Hollow Tree and Ellendale Roads
 Swimming Pool preparation and maintenance

15.1 OUSE TO HAMILTON WATER PIPE LINE

Water Industry Solutions have been awarded by TasWater the contract to supply and install approx. 15km of 100mm pipeline from Ouse lagoons where a water pump station will be constructed to the Hamilton Reservoirs. Water Industry Solutions have approached Council for the use of the Hamilton Showgrounds to hold a site office and some stores for the approximate 4 month work period.

Recommendation

Moved **Clr**

Seconded **Clr**

THAT Council request all Water Industry Solutions insurances and public liability and allow them to utilize the Hamilton Show Grounds for a site office and to store equipment.

Carried

From: Heath Millhouse [<mailto:hmillhouse@wisgroup.com.au>]
Sent: Tuesday, 14 October 2014 2:17 PM
To: Jason Branch
Subject: Ouse to Hamilton Water main

Hello Jason,

Thankyou for your availability yesterday it was great to meet with you.

Just following up with an email from our discussions yesterday and information that we both require.

As outlined, Water Industry Solutions (WIS) have been awarded by TasWater, the contract to Supply and Install approx. 15klm of 100mm pipeline, from Hamilton Reservoirs to Ouse Lagoons where a water pump station will be constructed.

As we will be working in the Hamilton/Ouse area, there will be a certain amount of WIS vehicles, Plant and Machinery operating in the surrounding areas.

- As discussed Central Highlands Council do not have a Document for "Road Opening Permits", Therefore Please find attached copies of appropriate TMP's for the project, as well as a copy of the DIER permit as most of the work undertaken will be within the Dept of State Growth area.
- Also as discussed, WIS have a construction Start Date approx.(16/10/2014) and Practical Completion Date of 06/03/2015.

During this time I discussed with you,

- If WIS could utilize the Hamilton Showgrounds as a base, for our works, for the storage of pipes, a 20ft shipping container for the storage of fittings etc, TMP signs, Temp Fencing, etc. You said you could take this information to the next Council meeting Tues 21st. Thank you for your assistance.

Also discussed if,

- Possibility of WIS utilizing the tip at Hamilton, for the dumping of excess clean fill from the trenching, (I'll send an email to Graham Rogers shortly!)

Again, Thank you for your time, no doubt I'll be speaking with you in the near future (picking your brain!), regarding site specific issues with favourable outcomes for all.

If you require any additional information please contact me.

Regards

Heath Millhouse
Project Coordinator

Water Industry Solutions
568 Main Road, Rosetta, 7010

P: 03 6272 4719 / F: 03 6272 4737
M: 0429 294 590
E: hmillhouse@wisgroup.com.au
W: wisgroup.com.au

15.2 STATUS REPORT

- **328 - 20/4/2012**

Gorse at Christian Marsh, Responsible Officer: NRM

This item was asked to be placed on the Status Report at the March 2012 Meeting.

- **329 - 18/8/2012**

Platypus Walk, Responsible Officer: Works Manager

Regular Maintenance

- **332 - 17/9/2013**

Blackberry Removal, Responsible Officer: Works Manager / NRM

Clr Bowden requested that this item be placed on the Status Report

16.0 ADMINISTRATION

16.1 REQUEST TO USE STOCKYARDS AT HAMILTON RECREATION GROUND

Mr Michael Hoscher has written a letter requesting permission to use the stockyards and arena at the Hamilton Recreation Ground on an as required basis to break in horses. He is prepared to liaise with the Works & Services Manager. And work around other events being held at the Recreation Ground. Council gave interim permission for the last month until this matter was discussed again at this meeting.

For Discussion

16.2 CLOSURE OF OLD ARTHURS LAKE ROAD

This item was deferred from the September meeting after rescinding the motion from the August 2014 meeting.

Legal advice was sought regarding the closure of 3.1km of the old Arthurs Lake Road maintainable by Council. The Works and Services Manager provided photographs of the road, both maintainable by Council and the road beyond Council's section

Because part of this road is maintainable by Council (3.1km) it is a local highway. Council's legal opinion is that closure of this section of road should be dealt with under S14 of the Local Government (Highways) Act 1982. Council will need to give written notice of its intention to close the road as required by S 14(1)(b):

(b) Council can close the road] not less than 28 days after a written notice of its intention to do so –

(i) Has been served on each of the owners and occupiers affected;

(ii) Has been served on the Transport Commission;

(iii) Has been displayed in a prominent position at each end of the highway; and

(iv) Has been published twice in separate issues of a local newspaper circulating in the municipality in which the highway is situated –

(4) A notice under subsection (1) that is required to be published in a newspaper may, instead of containing such a map or plan as is referred to in subsection (3), contain a statement of a place in the municipality in which the highway.

An interested person may, before the expiration of a notice under Subsection (1) give written notice to Council of his/her objection to the proposed closure.

Each objection that is notified is to be referred to the Magistrates Court (Administrative Appeals Division), and the Court may make a local order:

- (a) Upholding the objection; or
- (b) Authorising the proposed closure

If Council are satisfied that the road should be closed in the interests of public safety and or lack of use, the following resolution has been drafted by Council's solicitor:

"That Council is of the opinion that the part of Old Arthurs Lake Road maintained by the Council consisting of 3.1km identified on the PDA Surveyors plan dated 28 August, 2014 be closed in the interests of public safety, and also be closed because of lack of use."

For Decision

16.3 CONSULTATION ON LOCAL GOVERNMENT AMENDMENT (CODE OF CONDUCT) BILL 2014 – SEPARATE ATTACHMENT

LGAT is seeking feedback from Councils on the Draft Local Government Amendment (Code of Conduct) Bill 2014. The key changes reflect what was outlined through the discussion paper – no local panels, a prescribed model code, increased sanctions and enforcement and a shift to a fully independent process. The Bill also addresses Annual General Meetings (making them optional), electoral advertising on the internet and eligibility for councillor (restricted to Tasmanian residents).

Comments should be forwarded to LGAT by 9am Monday, 27 October, 2014.

For Discussion

16.4 REVIEW OF LOCAL GOVERNMENT (GENERAL) REGULATIONS 2005 – SEPARATE ATTACHMENT

Attached is a copy of the current Regulations and Discussion Paper. Some of the issues canvassed include electoral advertising, disclosure of donations, threshold for public tenders, allowances, expenses and Section 337 Certificates.

The documents were forwarded by email to Councillors on 23 September, 2014. LGAT is seeking comments by COB 21 October, 2014.

For Discussion

16.5 ELECTION COMMITMENT GRANT DEED

The Grant Deed has been received for the toilets at Derwent Bridge from the State Government. The approved purpose is to assist Council to construct a two-cubicle toilet with disabled access and child changing facilities, and an adjacent picnic area at Derwent Bridge. Council is to contribute \$50,000 towards carrying out the approved purpose.

Recommendation

THAT the General Manager be authorised to sign and seal the Election Commitment Deed from the State Government for funding for the toilets at Derwent Bridge.

16.6 CHILDREN'S CHRISTMAS PARTY – HAMILTON

Mayor Flint has requested this item be on the agenda and has provided the following information:

Mayor Flint has been approached by members of the community to raise the subject of holding a Children's Christmas Party at the Hamilton Recreation Ground.

This event to focus particularly on children with "special needs" but will include all children.

On a previous Council agenda, we had a request to contribute to such a party in Launceston, but the difficulty with this event was the distance our children had to travel, and the length of time they would be in a vehicle.

For Discussion

16.7 DRAFT POLICY NO 2014-30 PRIVACY (PERSONAL INFORMATION) POLICY

The Personal Information Policy has been reviewed and a draft submitted for Council approval.

Recommendation

That Council adopt Policy No 2014-30 Privacy (Personal Information) Policy.



Draft Policy No. 2014-30

PRIVACY (PERSONAL INFORMATION) POLICY

Responsible Officers: **General Manager/ Manager Finance & Admin**

For Review by: **General Manager/ Manager Finance & Admin**

Due Date for Review: **31/12/2016**

Approved by: /...../.....

Mayor

Date

..... /...../.....

General Manager

Date

Presented at Council Meeting: **21/10/2014**

Date

1. Introduction

The functions of the Central Highlands Council (Council) are many and varied as provided under the *Local Government Act 1993* and other legislation and regulations made thereunder as well as By-laws made by the Council from time to time.

The Council collects, retains, stores and uses personal information where it is necessary for one or more of the Council's functions and activities.

Under the *Personal Information Protection Act 2004* (the Act), the Council is the custodian of that information and the collection, use and disclosure of information which is to be used by the Council is governed by the Act.

The type of personal information collected by the Council includes names, addresses and telephone numbers, together with any specific information about a person that may be required for the purpose of discharging our functions across the organisation.

The Council is committed to upholding the right to privacy of all individuals who have dealings with the Council and endeavours to ensure that the personal information we hold is accurate, complete and up to date. Where practicable, we will check on the accuracy of your personal information before we use it.

2. Purpose

The Personal Information Protection Act 2004 (the Act) was introduced to protect the individual's right to personal privacy.

Council is committed to the Personal Information Protection Principles included in the Act. This policy explains the principles and how they may apply.

3. Scope

This policy applies to Councillors, officers and agents of Council, and covers all personal information held by Council, including:

- Information Council has collected directly from individuals, as well as information collected from third parties.

- All information collected regardless of format and media, e.g. correspondence, forms (paper and electronic), in person, over the telephone or via Council websites.

4. Definitions

Personal information is information that can be used to identify an individual, such as name, address and date of birth.

Sensitive information includes any information about a person's racial or ethnic origin, political opinion, membership of a political association, religious beliefs or affiliation, philosophical beliefs, membership of a professional trade association, membership of a trade union, sexual preference or practice, criminal record or health information.

5. Associated Policies, Procedures, Legislation, Codes of Practice, Guidelines and Best Practice Models.

This policy should be read in conjunction with applicable, appropriate and associated policies, procedures, legislation, codes of practice, guidelines and best practice models. These include, but are not limited to:

- Personal Information Protection Act 2004
- Local Government Act 1993
- Code of Conduct Policies
- Employee Handbook
- Staff Induction Procedures
- Duty Statements/ Job Descriptions
- Pre-employment Screening Practices
- 2013-18 Employee Recruitment & Selection Policy

6. Principles

6.1 Principle 1 Collection

- Council will only collect personal information when it is necessary for its functions or activities.
- Council will collect personal information directly from an individual wherever it is reasonable and practicable to do so.
- Council will collect personal information only by lawful and fair means and not in an unreasonably intrusive way.
- In some instances, Council will be required by law to collect personal information.
- Council will only collect sensitive information where an individual has consented or as permitted under the Act.
- Before, during, or as soon as practicable after collection of personal information, Council will take reasonable steps to ensure that the individual is aware of:
 - Council's identity and how to contact it;
 - Their right to access the information;

- The purpose for which the information is collected;
- The intended recipients of the information;
- Any law that requires the information to be collected;
- The main consequences (if any) if all or part of the information is not provided.
- If Council collects personal information about an individual from a third party, it will take reasonable steps to make sure that the person is aware of the matters referred to above, unless doing so would pose a serious threat to the life, safety, health or welfare of any individual, or, would prejudice the carrying out of an investigation.

6.2 Principle 2 Use and disclosure

- Council will only use personal information within Council, or disclose it outside Council,
 - To contact an individual in order to provide services requested by that person, e.g. obtaining a permit.
 - To contact an individual in order to resolve issues relating to Council services or functions, that the person has brought to our attention, e.g. where they have reported a matter to be resolved by Council such as a fallen tree branch.
 - It may be used to contact an individual before a Council meeting to confirm their attendance and to advise them of any changes to the meeting details where they have made an application to speak or ask a question.
 - To supply an individual with material concerning Council initiatives and programs.
 - To contact an individual in relation to their property.
 - To facilitate the collection of Council fees and charges, e.g. we will use a person's name and address details to forward rate notices.
 - To enable payment for Council-provided goods and services, e.g. we may collect an individual's credit card and bank account details when they make a payment for goods and services.
 - To enable Council to undertake its law enforcement functions, e.g. Council collects information about an individual from various Road Traffic Authorities to process Parking Infringement Notices.
 - To update an individual's name and address details and verify information.
 - To check occupancy for ratings purposes.
 - To contact an individual in case of an emergency.
- In some circumstances, Council needs to disclose a person's information to other organisations. Examples of situations where disclosure may occur include:
 - Personal Information collected in relation to an individual's property may be forwarded to the Valuer-General and the Australian Bureau of Statistics, the Director of Building Control and the Training Levy Board in accordance with various legislative requirements.
 - Personal Information included on a subdivision or development application may be forwarded to other State Government agencies in accordance with legislative requirements and made available to the public.
 - Pensioner Applications for Rates Remission may be forwarded to Centrelink, the Department of Treasury, the Department of Veterans' Affairs and Housing Tasmania.

- Information relating to financial requests, for example a direct debit, may be forwarded to our bank.
- If a workplace incident or other incident or accident occurs, information may be forwarded to our Workers Compensation, public liability or professional indemnity insurers.
- If an individual does not pay their rates, Council may forward their information to the courts and a debt collector may be appointed.
- If infringement notices are not paid, Council may forward an individual's information to the courts, solicitor or the Monetary Penalties Enforcement Unit.
- If an individual applies to work in Council's childcare services, we are required to forward the person's information to the Department of Education for safety screening purposes.
- In order to properly assess an individual's development, building or subdivision application, Council may seek the advice of other agencies and, in doing so, will provide details of the application, including any personal information included on the application to that agency.

6.3 Principle 3 Data quality

- Council will take reasonable steps to make sure that the personal information it collects, uses or discloses is accurate, complete and up-to-date.
- An individual may update the personal information they have supplied to Council. Details on how to do so are outlined under Privacy Principle 6.

6.4 Principle 4 Data Security

- Council will ensure that all employees are aware of the provisions of the Local Government Act 1993 in relation to the improper use of information.
- Council will take all necessary steps to make sure that personal information is stored safely and securely. Technological and operational procedures are in place to protect personal information from misuse and loss.
- Council will dispose of personal information where it is no longer necessary to fulfil the purposes for which it was collected, or as required by the Archive Act or other legislation.

6.5 Principle 5 Openness

- 5.1 Council will make this policy available upon request.
- 5.2 On request by an individual, Council will take reasonable steps to let the person know, generally, what sort of personal information it holds, collects, for what purposes, and how it collects, holds, uses and discloses that information.

6.6 Principle 6 Access and Correction

- 6.1 Should an individual wish to access their personal information, they may contact Council on 6286 3202. Access will be provided except in the circumstances outlined by The Act, for example, where the information relates to legal proceedings of where the Freedom of Information Act 1982 applies.

6.7 Principle 7 Unique Identifiers

- 7.1 A unique identifier is a reference that enables the identification of a particular person (e.g. driver's licence number).
- 7.2 Council will only assign unique identifiers if it is necessary to carry out any Council functions or responsibilities, or it is required by law.

6.8 Principle 8 Anonymity

- 8.1 Council will, where it is lawful and practicable, give individuals the option of remaining anonymous when entering into transactions with Council.
- 8.2 However, as anonymity may limit Council's ability to process a complaint or other matter, Council reserves the right to take no action on any matter if a person chooses not to supply sufficient personal information to Council.

6.9 Principle 9 Transborder Data Flows

- 3.1 Council will transfer personal information to a region outside Tasmania only if authorised by law or with the consent of the individual.

6.10 Principle 10 Sensitive Information

- 10.1 Council will only collect sensitive information when you have consented, or as permitted under the Personal Information Protection Act or required by law.
- 10.2 Sensitive information will be treated with the upmost security and confidentiality and only used for the purpose for which it was collected.

7. Correction and Complaints

If a person is not satisfied with the handling of their personal information or the outcome of their personal information, they may contact Council to make a complaint on 6286 3202. Complaints will be investigated within 15 business days and a written response will be provided.

16.8 COMMUNITY EXPO – GLENORA DISTRICT HIGH SCHOOL

Glenora District High School are holding a Community Expo (Treasures in our Communities) on Tuesday 2 December, 2014 4.30 – 6.00 pm at the school to celebrate the communities that support the school and what makes these communities Treasures.

Central Highlands Council is invited to participate and provide information etc.

Recommendation:

That the following Councillors attend the Community Expo at Glenora District High School on 2 December, 2014:

Clr.....

Clr.....

Clr.....

Lyn Eyles

From: McKenzie, Annie (DoE) <annie.mckenzie@education.tas.gov.au>
Sent: Thursday, 25 September 2014 12:25 PM
To: Lyn Eyles
Cc: Lazenby, Rebecca (DoE); Murphy, Kylie A (DoE)
Subject: Treasures in Our Community

Hi Lyn

We are planning a Community Expo on Tuesday 2nd December 4.30-6.00pm at Glenora District School. We will be celebrating the communities that support the school and what makes these communities Treasures!

We will be providing transport for families from Maydena, Westerway, Ellendale, Ouse, Hamilton and Gretna.

The expo is going to be titled Treasures in our Communities! We will be Show casing students work on the Creativity Storytelling Project from Ouse, Westerway and Glenora, Show casing Launch into Learning families photos of what they see as treasures in their community and inviting local organisations and groups to participate and provide information etc

Therefore we would like to invite the Central Highlands Council as a way of promoting the council. If you are able to come and have a display or just have information to hand out please let me know.

If you have any further questions please contact me.

Annie McKenzie

Project Coordinator (Tuesday & Thursday)
Glenora District High School
620 Gordon River Road
Bushy Park TAS 7140
PH: (03) 6286 1301 Fax: (03) 62861 425
Mobile: 0407 881 276

16.9 ETHICS & INTEGRITY TRAINING FOR ELECTED MEMBERS

The Integrity Commission is available to provide training for all elected members following the October 2014 elections. Training sessions will generally run for 90 minutes and can be tailored to meet Council's specific needs. A response form has been supplied for Council to nominate preferred period for training, and to identify any particular areas of risk Council would like covered in the session (eg. Conflict of interest, confidentiality, misuse of power).

For Decision



Our ref: 2014/001709

18 September 2014

Ms Lyn Eyles
General Manager
Central Highlands Council
PO Box 20
HAMILTON TAS 7140

Received	22/09/14
Mail <input checked="" type="checkbox"/>	Fax <input type="checkbox"/> Email <input type="checkbox"/> DES <input type="checkbox"/>
Forwarded to	
GM <input checked="" type="checkbox"/>	FM <input type="checkbox"/> WM <input type="checkbox"/> DES <input type="checkbox"/>
Other	
Entered By:	
Ref:	

Dear Ms Eyles

Re: Ethics and integrity training for elected members

As you will know, the Integrity Commission has had a renewed focus on local government in 2014 and its officers have been meeting with councils throughout the state. I understand that members of our Misconduct Prevention and Research team visited you in April to discuss how we could support your council in improving its integrity framework and I note your council's proactive approach to working with us.

At the meeting, you indicated that you would be interested in the Commission returning to run training for councillors after the October elections. I am writing to confirm our commitment to this. The aim of this training is to highlight ethics and integrity in relation to the role of an elected member, address misconduct risk areas, and provide tools to assist members with ethical decision-making.

It is designed not only for new elected members, but also for those who already have experience on council. The training will assist your Mayor to meet his or her obligation under the *Integrity Commission Act 2009* to ensure that members are given appropriate education and training in relation to ethical conduct.

In recognition of the fact that a number of agencies will be running training after the elections, and to ensure that all training provided for elected members is coordinated, we have been liaising with both the Local Government Division of Department of Premier and Cabinet and Local Government Association of Tasmania.

We are keen to meet your council's specific needs, in terms of both timing and content of the training, so have enclosed a response form for you to indicate your preferences. The Commission can also provide an overview of ethical decision-making for inclusion in your induction packs for elected members.

The Commission's local government liaison officer, Ms Jenny McQuilkin, will be in contact with you shortly to follow up. In the meantime, if you have any queries, or would like information for elected members' induction packs, please contact her at mper@integrity.tas.gov.au or on 6165 6864.

Yours sincerely

A handwritten signature in black ink, appearing to read 'Diane Merryfull', written in a cursive style.

Diane Merryfull
Chief Executive Officer

ETHICS & INTEGRITY TRAINING FOR ELECTED MEMBERS RESPONSE FORM



The training will address

- What are the key ethical risk areas for elected members?
- What tools and resources are available to assist elected members in making ethical decisions?
- What are the consequences of misconduct?

The Integrity Commission is available to provide training for all elected members following the October 2014 elections. Training sessions will generally run for 90 minutes and can be tailored to meet your council's specific needs.

1. Name of your Council

2. How many elected members are on your council?

3. Please nominate your preferred period/s for the training

- | | |
|--|--|
| <input type="checkbox"/> Late November/early December 2014 | <input type="checkbox"/> February 2015 |
| <input type="checkbox"/> Late January 2015 | <input type="checkbox"/> March 2015 |
| <input type="checkbox"/> Other | |

4. What is your preferred day of the week and time for the training?

5. Are you happy to combine the session with neighbouring councils?

- ☐ I prefer an individual session for my council
- ☐ I am open to combining the session with nearby councils

6. Are there particular areas of risk that you would like covered in the session (eg: conflict of interest, confidentiality, misuse of power)?

Please complete and return this form to mper@integrity.tas.gov.au by 17 October 2014



Integrity Commission www.integrity.tas.gov.au 1300 720 289

16.10 150TH TROUT ANNIVERSARY PHOTOGRAPHIC COMPETITION

The Trout Guides and Lodges Tasmania Inc is proposing an event to be held at the Great Lake Community Centre. The event will be exhibited for weeks in the Central Highlands Community Centre and an awards night proposed for the 17-19 April period.

The TGALT has provided some information for Council which is attached.

For Information

Lyn Eyles

From: Roger Butler <roger@redtagtrout.com>
Sent: Monday, 29 September 2014 6:10 PM
To: Lyn Eyles
Cc: Phipps Onslow; Ken Orr; Gary France; Christopher Bassano; Bob McKinley
Subject: 150th Anniversary Trout Photo comp.
Attachments: Community_Grants_Program_Application_Form_2014.pdf

Hi Lyn, Have attached the Community Grants application and in it have tried, with Michael Cousins help at CHL, to work out a realistic cost for the Hall hire across the time frame.

For the vast majority of the time it would only be open 3 to 4 hrs a day and only using some wall space with free standing display boards around the perimeter to exhibit the photos. This will not stop current users / hirer's from continuing to operate in the Hall at all.

One additional way Council could look at supporting this event as well as funding \$'s is to donate the Hall use as it won't stop current revenue earnings and will draw people in.

Cheers,
Roger

Roger Butler
Marketing Officer & Treasurer
Trout Guides & Lodges Tasmania Inc (TGALT)
Mob 0419 348 070
E; promotionsofficer@troutguidestasmania.com.au



This email is free from viruses and malware because [avast! Antivirus](#) protection is active.



CENTRAL HIGHLANDS COUNCIL COMMUNITY GRANTS PROGRAM APPLICATION FORM

Please ensure you have read and understand the Program Guidelines prior to completing this form.

1. APPLICATION & ORGANISATION DETAILS

Name of Project: 150th Anniversary Trout Photographic Competition

Amount of Grant Requested: \$500.

Estimated Total Project Cost: Est. \$15,000

Applicant Organisation: Trout Guides & Lodges Tasmania Inc.

Contact Person's Name: Roger Butler

Contact Details

Address: 2/13 Jindabyne Rd.

Kingston. TAS 7050

Phone: (Business hours) (03) 6229 5896

Mobile: 0419 348 070

Fax: N/A

Email: roger@redtagtrout.com

Signature

Name Roger Butler

Position in Organisation Promotions Officer & Treasurer

Date 29th Sept 2014

What is the overall aim/purpose of the applying organisation?

Marketing Tasmania's world renown wild trout fishery. CH is key area.

What is the membership of the organisation? 40+ Full & Affiliate

President Gary France

Secretary Bob McKinley

Treasurer Roger Butler

Public Officer/s Roger Butler

2. ELIGIBILITY (see *Community Grant Program Guidelines*)

Is the organisation:

- ☒ **Representative of the interests of the Central Highlands Community**
☒ **Incorporated**
☒ **Not for Profit**
☐ **Unincorporated**
☐ **A Hall Committee**

OR

- ☐ **An individual community member**

Have you previously received funding from the Central Highlands Council? *(Please attached additional pages if required)*

If yes; Yes

Name of Project: 150th Anniversary IFISH national & International 1 hour
Filming documentary

Date Grant received: Late 2013 - last financial year.

Amount of Grant: \$1000.

3. PROJECT DETAILS

Project Start Date: 2- August 2014

Project Completion Date: 31st March 2015

Project Objectives: To raise tourism numbers especially interstate anglers, their families and friends visiting and staying in the Central Highlands. Have an extended exhibition time to from pre Easter to mid May to encourage and allow participation.

4. COMMUNITY SUPPORT

What level of community support is there for this project?

A wide ranging level from local Gov't. to State Gov't., companies and the TGALT association & its members. The trout fishing community, clubs and outfitters.

Does the project involve the community in the delivery of the project?

Only in so much as we are holding the photo exhibition and dinner in the CH Community Hall. One area of cost reduction could be the donation of the Hall by the CHC for the duration of the event as part of the council's support.

How will the project benefit the community or provide a community resource?

It will give the CH area a new event, over a considerable time frame to maximise interest and activity in the area at a time when the season and visitors are usually winding down. It is also planned to run silent auction/s during the night to raise funds to put back into the fishery arena.

5. COUNCIL SUPPORT

Are you requesting other Council support? E.g. parks, halls, telephones, fax, photocopying, computers, office accommodation, cleaning facilities, street closure.

If yes, please give details.

See above, the Community Hall at Miena is the planned venue, FOC use would assist in this area.

Are you requesting participation by Councillors or Council Staff?

If yes, please give details. NO

If your application is successful, how do you plan to acknowledge Council's contribution?

By way of credits and announcements throughout the event time frame. Depending on amount, can also be through printed acknowledgements.

6. FUTURE APPLICATIONS AND THE SUCCESS THIS PROJECT

Do you anticipate the organisation will apply for funding in future years?

Yes - if this event is as successful in lifting awareness on a Tasmania-wide and national basis as the last joint effort. We have every confidence it will.

How will you monitor/evaluate the success of this project?

Numbers of entries, people visiting the area and the exhibition itself, dinner attendance and category winners.

7. PROJECT BUDGET

Note: Amount from Council must not exceed half the project cost

Please provide a breakdown of the project expenditure and income:

Expenditure	Amount \$	Income	Amount \$
Capital		Guarantee	
Refurbishment		Government Grants	
Equipment		Trust/Foundation	
Premises : Use & limited staffing	\$1,500	Donations from Business	\$5,000
Vehicles		Special Funding	
Other:		Gifts in Kind TGALT members	\$8,000
Other:		Other:	
Subtotal		Other	
		Subtotal	
Revenue		Anticipated	
Salaries (including super)		Government Grants	\$5,000
Short-term contract fees	\$6,000	Central Highlands Grant	\$500
Running costs		Trust/Foundation	
Production of information PR materials	\$6,000	Donations from Businesses	\$3,000
Training staff/volunteers		Special Fundraising	
Travel		Gifts in kind (details) Prizes contributions	\$2,500
Rent		Cash Reserves	
Reference materials	\$1,000	Other:	
Other: Cash Prizes & in kind	\$10,000		
Subtotal		Subtotal	
TOTAL	\$24,500	TOTAL	\$24,000

16.11 COMMUNITY GRANT APPLICATION – TGALT

A Community Grant Application has been received from the TGALT Inc for \$500 to assist with the 150th Anniversary Photographic Competition which will have an extended exhibition time to from pre Easter to mid May. The time frame will maximise interest and activity in the area when the season and visitors are usually winding down. The TGALT have also requested a cost reduction in the use of the hall, but this is a matter for the Hall Committee's consideration.

For Decision

Lyn Eyles

From: Roger Butler <roger@redtagtrout.com>
Sent: Monday, 29 September 2014 4:13 PM
To: Lyn Eyles
Cc: Phipps Onslow; Ken Orr; Gary France; Christopher Bassano; Bob McKinley
Subject: 150th Trout Anniversary Photographic competition
Attachments: Parners submission for the 150TH TROUT PHOTOGRAPHIC COMP.doc

Hi Lyn, Thank you for your time today, I have attached a detailed outline of the competition above. There is no doubt that this type of highly publicised event will give a great deal of publicity to the Central Highlands and bring people to the area.

Anything the council can do to both financially support and promote this project would be much appreciated. I will fill out a community grants application form and submit via your web site.

The 1 hour IFISH documentary DVD the council should have received was from
IFISH
Series 9 - Ten
Tasmania, 150 years of trout.

This was an excellent result for a state-wide publicity campaign from last financial year and we want to capitalize on this once in a life time opportunity . It is the councils copy to keep and if you want to use any footage, you are welcome to do so.

Cheers for now,
Roger

Roger Butler
Marketing Officer & Treasurer
Trout Guides & Lodges Tasmania Inc (TGALT)
Mob 0419 348 070
E; promotionsofficer@troutguidestasmania.com.au



This email is free from viruses and malware because [avast! Antivirus](#) protection is active.

150TH ANNIVERSARY OF TROUT PHOTOGRAPHIC COMP.

Organization: - TROUT GUIDES & LODGES TASMANIA Inc. (TGALT) is the tourism industry body of the recreational trout fishery guiding and accommodation sector. The association was formed in 1979 and one of its key aims is to promote Tasmania and its world class wild trout fishery to Tasmania's key markets both nationally and internationally. We are a TICT registered association and our operating members are Tourism Accredited and certified.

TGALT is a non-profit association whose key aims include:

- 1- Promotion of Tasmania's wild trout fishery
- 2- Build Brand Tasmania
- 3- Promotion of its members services to potential visiting anglers
- 4- Increase visitor trout anglers and encourage repeat visitations

TGALT has been at the forefront of promoting Tasmania's renown trout fishery since its inception, and is Tourism Tasmania's key partner in this activity. Our members annually contribute cash & in-kind services to Tasmania through the Visiting Journalist Programme again nationally and internationally. We also work very closely with the Inland Fisheries Service on a state-wide and national basis.

TGALT has currently 40+ members consisting of fully accredited operational and Affiliated people and organizations. We are situated across the state and collectively earn extensive revenue for the regional areas.

With the sesquicentennial of the introduction of trout to Tasmania, TGALT has played a leading role in marketing this opportunity, nationally - internationally and within Tasmania. It is a once in a life time opportunity to tell the world about this unique value adding recreational activity - the equal to anything around the globe.

The Event: TGALT sees this 150th celebration as not just a date of the 'eggs' arrival or the 'first hatching', but a year long marketing opportunity that lifts awareness and drives up visitations from around Australia and the world family of anglers and non-anglers alike.

Our idea is to create an EVENT that will draw people to Tasmania, enrich their stay, enhance their memories and reward their enjoyment.

Will will do this by having a range of categories to encourage activity as follows -

- 1- The 150th Season Action section - acknowledging the best fishing action of the season
- 2- The heritage / historic section- bringing back memories of the world famous SHANNON RISE - Lake Pedder monsters - Macquarie River and lowland rivers flooded backwaters huge fish.
- 3 - Amateur and Professionals recognition
- 4- People's choice award, encourage visitations, viewing & voting at the Exhibition's Hall in the Central Highlands.
- 5- Interstate best entry
- 6- Japanese section to highlight the FlyFisher magazine involvement and market our fishery throughout Japan.
- 7- Mobile phone section

We will have a panel of local angling photographers as judges with an internationally renown chair of judging from Japan.

With the event being exhibited for weeks in the Central Highlands Community centre and the awards night at the Central Highlands Lodge over the April 17-19 period it will be the centre of attention for anglers and draw people to the area. It will interact with the IFS Liawenee Trout Weekend in May extending interest and creating a welcome addition to that two day event.

We will establish a web site to hold and view the digital images plus require / offer entrants to opportunity to provide a hard copy of their entries for display purposes. The event will not only extend the interest and involvement of anglers and non anglers throughout the current season, but a condition of entry will be that copyright of the entries will be signed over to the organization to use at their discretion, thus adding, as yet unknown, numerous new and interesting images to the state's image library. Something which we, including Tourism Tasmania, will all benefit from long term.

Marketing of Tasmania by this Project:

Our Plan to maximise the reach and effectiveness of this marketing project is to encompass all aspects of communication using a combination of our associations extensive recreational and fishing industry networks, state-wide media releases, social media connections, tourism and national outfitters retail and wholesale outlets. In addition we will work in close cooperation with Anglers Alliance Tasmania amateur fishing body (of which TGALT is a founding member) and the Tasmanian fishing retailers shops

The target market for the project is all freshwater fishers and their families, both national and state-wide. We believe the Victorian, NSW and Q'ld markets have been under performing and this year gives us the opportunity to grow these segments. We do know that these anglers, and potential trout fishers travel to enjoy their recreational pursuit.

A secondary market is converting those people thinking of visiting Tasmania who do not currently trout fish to come on down and give it a try. A number of our members are reporting up to 30%+ new business each year in teaching / tuition trips from mainly interstate visitors. This is another opportunity to capitalise on potential market growth

A third benefit from this project will be moving people around Tasmania, particularly into regional areas that most need the economic boost from such initiatives. e.g. Central Highlands, midlands - southern and northern rivers areas.

We also have an international specialist media partner coming over from Japan - editor of the FlyFisher, Japan's fly fishing only magazine. They are extremely interested in Tasmania being the initiator of wild trout fishing in the southern hemisphere, believing that it was NZ, prior to our TGALT lead marketing visit in June this year.

By holding both the exhibition component and the awards night over Easter 2015 and later in April it will encourage more visitors to the Central Highlands area and keep them there longer. Which is normally a sharp drop off shoulder season.

TGALT, Tourism Tas. IFS and other partners have already done much to promote the start of the season and encourage licence sales in Tasmania's 150th trout anniversary year. What this project does however is, not only, give a dramatic, interactive and beneficial conclusion to the season, but value adds the whole opportunity plus leaves us all with everlasting images of this world class state-wide asset.

Part of the Plan to extend the value of this event and keep / draw more people to the highlands in the shoulder season is to link the exhibition of photos with the May Liawenee Open Weekend run by IFS and encourage people to see both activities over the two day.

In measuring the effectiveness of the project, as this has never been done before, we have no past data to measure performance against. However, we do know that post Easter in the highlands is normally a dramatic drop off in visitations, by tourists and Tasmania's alike. One of the direct benefits of this will be a NEW major local to keep and or draw people to the area well towards the close of the trout season.

TGALT's team: working on this project is headed by:

Roger Butler (Promotions Officer) over 45 years in advertising with Clemenger Tasmania (formerly Leo Burnett) and the past 19 years with TGALT and his own guiding business.

Ken Orr, past President and senior executive of TGALT and co-founder in 1979. He has been responsible for many national and international marketing and promotional initiatives over that time.

Masako Sawada, marketing and promotions background in Japan and Tasmania. Now runs her own successful Tasmanian based tourist client tour & guiding business. Has offices in Japan as well and is a key partner with TGALT in ongoing marketing of our state's fishery in Japan.

Tina Hussey - Marketing consultant and Project coordinator, has professional experience in marketing, web site design and implementation, PR and will work with the TGALT team to handle the project's marketing effort and collation, exhibition and judging of entries.

Our target market: is the passionate and committed angler and their extended family and friends as follows:

- 1- National - Victoria: NSW: Q'ld and growing interest from W.Aust & S. Aust.
- 2- International - primarily Japan in this project as we have a direct media commitment in Japan
- 3- Intrastate - encouraging local anglers to stay, travel for this event to the highlands.
- 4- Lapsed anglers- in particular, Tasmania and national fishers. Encourage participation through reward.

We know from experience and our own member business data break downs that very few visiting anglers just come to fish. That may well be and often is the key reason for their Tasmanian visit, but less than 10% on average are both met at and returned to airports etc clearly indicating extension of stay, often two to four times their fishing commitment. In the reverse, especially with outdoor and quality experience seekers, they extend their stay to include 'going to trout fish' or 'learning to fly fish for trout'.

Either way it means extending their time in Tasmania and usually away from the population centres.

These visitors spend up to 4-6 times average daily visitor spends in Tasmania. Their are income rich but time poor, so value adding activities increases their own reward while lifting Tasmania's yield.

We also are targeting / encouraging new anglers to the activity. As mentioned earlier, some operators are reporting up to 30% tuition / teaching component of the annual business.

Not only that, but these people are high yielding - VERY low impact visitors that pay to value add their experiences. This not only applies to fishing, but food and wine knowledge, natural environment interaction and other service intensive activities.

Identifying the Target Market:

A base line of data is the IFS annual trout licence sales. Almost 28,000 total last year with nearly 6,000 interstate & overseas visiting licence sales. This data shows state by state and country by country, amongst a range of stats, that we can a line up with TVIS industry reports to identify and plan our marketing approach.

Having had over 30 years of client statistics experience and knowledge in our tourism industry segment, we have a good understanding of our client base and potential growth areas.

We work closely with Tourism Tas. to assess market trends both nationally and internationally.

Over the years TGALT has successfully managed numerous national targeted fishing and boating shows in Melbourne, Sydney and Brisbane to identify new target markets and assess consumer attitudes and marketing opportunities.

We also work closely with many national and international fishing manufacturer's, outfitters and specialist tour operators to promote Tasmania and its fishery. This gives us accurate feed back on our targets markets, their attitudes and future fishing intentions.

16.12 COMMUNITY GRANT – BOTHWELL SPEED SHEAR

A Community Grant Application has been received from Jamie Bryant to assist with the Bothwell Speed Shear. The last 2 years Council have contributed \$2000 towards the event.

For Decision

7th October 2014

Jamie & Casey Bryant
9 Michael Street
Bothwell TAS 7030

Central Highlands Council
6 Tarleton Street
Hamilton TAS 7140

Sponsorship - Bothwell Speed Shear 2014

To Whom It May Concern:

I am writing to seek sponsorship for the Annual Bothwell Speed Shear that I am organising to be held at the Bothwell Recreation Ground on Saturday 6th December 2014.

The previous years speed shear was a huge success, with many locals coming out to support the night.

We would expect to have around 35 shearers for the event with a first prize of \$1000 for the Open. As well as holding Senior & Learner Shearing Categories with a quick throw & ironman event for locals to be involved with as well.

Your generous sponsorship would be highlighted in announcements made throughout the night and pamphlets handed out on the lead up to the event. Your sponsorship would go towards prize money, entertainment, and purchase of trophies, singlets & t-shirts for competitors.

You would be most welcome to attend so that we could thank you personally for your support.

For any further enquiries, please do not hesitate to contact me on 0437 317 903.

Any cheques can be made payable to:
Bothwell Speed Shear - C/ Jamie Bryant.

Regards

Jamie & Casey Bryant



CENTRAL HIGHLANDS COUNCIL COMMUNITY GRANTS PROGRAM APPLICATION FORM

Please ensure you have read and understand the Program Guidelines prior to completing this form.

1. APPLICATION & ORGANISATION DETAILS

Name of Project: *Bothwell Speed Shear*

Amount of Grant Requested: *\$2000 was received in 2013*

Estimated Total Project Cost: *Approx \$8,500*

Applicant Organisation:

Contact Person's Name: *Janie Bryant*

Contact Details

Address: *9 Michael St, Bothwell*

Phone: (Business hours)

Mobile: *0437317903*

Fax:

Email:

Signature *J Bryant*

Name

Position in Organisation

Date *5.10.14*

What is the overall aim/purpose of the applying organisation?

To provide a speed shear for shears in the South of the State. As majority are held up North.

What is the membership of the organisation?

President

Secretary

Treasurer

Public Officer/s

2. ELIGIBILITY (see Community Grant Program Guidelines)**Is the organisation:**

- ☐ Representative of the interests of the Central Highlands Community
☐ Incorporated
☐ Not for Profit
☒ Unincorporated
☐ A Hall Committee

OR

- ☒ An individual community member

Have you previously received funding from the Central Highlands Council? (Please attach additional pages if required)

Yes

If yes;**Name of Project:** Bothwell Speed Shear**Date Grant received:** October 2013**Amount of Grant:** \$2000**3. PROJECT DETAILS****Project Start Date:** 6th December 2014**Project Completion Date:** —**Project Objectives:****4. COMMUNITY SUPPORT****What level of community support is there for this project?**

This will be the 3rd year that we have held the Speed Shear. Increasing in competitor numbers & spectators each year.

Does the project involve the community in the delivery of the project?

Community members are encouraged to enter 'novelty' events held through the night - eg. Quick throw & Iron Man Events, which prove very entertaining & popular.

How will the project benefit the community or provide a community resource?

It is a great night out for the whole community. Profits made on the night (bar, kiosk, raffle) will go back into various Community Groups. Groups yet to be decided.

5. COUNCIL SUPPORT

Are you requesting other Council support? E.g. parks, halls, telephones, fax, photocopying, computers, office accommodation, cleaning facilities, street closure.

If yes, please give details.

Use of Bothwell Recreation Ground

Are you requesting participation by Councillors or Council Staff?

If yes, please give details.

Councillors are encouraged to attend

If your application is successful, how do you plan to acknowledge Council's contribution?

In flyers, posters on display, announcements on the night, & a trophy to 'open winner'!

6. FUTURE APPLICATIONS AND THE SUCCESS THIS PROJECT

Do you anticipate the organisation will apply for funding in future years?

Yes

How will you monitor/evaluate the success of this project?

Attendance, Entry numbers.
feedback from last years competitors said
best organised Speed Shear in the State.

7. PROJECT BUDGET

Note: Amount from Council must not exceed half the project cost

Please provide a breakdown of the project expenditure and income:

Expenditure	Amount \$	Income	Amount \$
Capital		Guarantee	
Refurbishment		Government Grants	
Equipment		Trust/Foundations	
Premises Singlets & t-shirts for competitors	\$1500	Donations from Business	
Vehicles		Special Funding	
Other: Prizes & prize money	\$5000	Gifts in Kind	
Band	\$1200		
Other: Trophies	\$400	Other	
Subtotal		Other	
Donation to Sports Shear	\$400	Subtotal	
Revenue		Anticipated	
Salaries (including super)		Government Grants	
Short-term contract fees		Central Highlands Grant	\$2000
Running costs		Trust/Foundations	
Production of information PR materials		Donations from Businesses	\$4500
Training staff/volunteers		Rolls Transport - lend of trucks.	
Travel		Special Fundraising	
		Gifts in kind (details)	
		Sheep provided free of charge from Tim Parsons.	
Rent		Cash Reserves	
Reference materials		Other: Competitor Entry fees	\$2000
Other:			
Subtotal		Subtotal	
TOTAL Approx \$8500		TOTAL Approx \$8500	

16.13 REPLACEMENT OF 2011 X-TRAIL

The Plant Committee has considered the replacement of the General Manager's X-Trail. It was recommended that Council purchase an Outlander Aspire AWD diesel automatic at a net cost to Council of \$41,025.50. It was also recommended that Council call tenders for the sale of the X-Trail and that the Mayor and Finance manager be authorised to accept a tender if the tender is above the trade-in price.

Recommendation:

Moved **Clr**

Seconded **Clr**

That Council:

- (a) Council purchase an Outlander Aspire AWD diesel automatic at a net cost of \$41,025.50; and
- (b) That the 2011 X-Trail be offered by sale for tender with the Mayor and the Finance Manager being authorised to accept a suitable tender if the tender price is greater than the trade-in offered.

Carried

16.14 REMISSIONS UNDER DELEGATION

The following remission was made by the General Manager under delegation:

01-0805-02688	\$26.12	Estate settlement – rates notice not transferred
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For Noting

16.15 INSTALLATION AND USAGE OF CATTLE GRIDS – SEPARATE ATTACHMENT

The first draft was forwarded to Councillors asking for comments. Comments have been received from Clr McMillan with some minor amendments and from Clr Downie that if Council approves, existing landowners who would be affected should be notified.

The policy would need to be sent to Councillors solicitor prior to adoption.

For Discussion

16.16 INFORMATION BAY SIGNS AND LOCATIONS

Touring Route Maps have been erected at Hamilton, Bothwell and Gretna. We would like to erect a sign at Wayatinah and it has been suggested that an appropriate place would be on the toilet wall next to the tavern. The Information Bay/Kiosk is not a site that is in a high volume area.

At the Highlands Tasmania Tourism Committee meeting it was suggested that an Information Bay similar to the Wayatinah Information Bay/Kiosk could be erected at the car park at Ouse and serve a dual purpose of bus shelter/information bay. Council has allocated \$10,000 in this year's budget to construct a bus shelter.

Photos of the Information Bay are attached. Council may wish to survey the Ouse community for their views. We are hoping to have an approximate cost available for the meeting.

For Discussion

Wayatinah 'Kiosk'



Proposed Location at Ouse near Lachlan Hotel



Gretna Touring Map has been installed



Bothwell Town Map & Touring Map have been placed at the Bothwell Information Bay



Hamilton Signs are now in place



16.17 SEALING LAKE HIGHWAY

As the government have advised that they will be sealing the Highlands Lake Road from Miena to Liawenee, Cllr Downie has requested that Council consider asking them, as part of their forward planning, to construct a pullover/lookout site to allow a stopping point for tourists.

For Discussion

17.0 SUPPLEMENTARY AGENDA ITEMS

Moved Cllr

Seconded Cllr

THAT Council consider the matters on the Supplementary Agenda.

Carried

18.0 COMMITTEE REPORTS

19.0 CLOSURE
