



# Camden Council

## Business Paper

**Ordinary Council Meeting**  
**10 April 2018**

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**Camden Council**  
**Administration Centre**  
**70 Central Avenue**  
**Oran Park**



## COMMON ABBREVIATIONS

AEP	Annual Exceedence Probability
AHD	Australian Height Datum
BCA	Building Code of Australia
CLEP	Camden Local Environmental Plan
CP	Contributions Plan
DA	Development Application
DCP	Development Control Plan
DDCP	Draft Development Control Plan
DoPE	Department of Planning & Environment
DoT	NSW Department of Transport
EIS	Environmental Impact Statement
EP&A Act	Environmental Planning & Assessment Act
EPA	Environmental Protection Authority
EPI	Environmental Planning Instrument
FPL	Flood Planning Level
GSC	Greater Sydney Commission
LAP	Local Approvals Policy
LEP	Local Environmental Plan
LGA	Local Government Area
MACROC	Macarthur Regional Organisation of Councils
NSWH	NSW Housing
OEH	Office of Environment & Heritage
OLG	Office of Local Government, Department of Premier & Cabinet
OSD	Onsite Detention
REP	Regional Environmental Plan
PoM	Plan of Management
RL	Reduced Levels
RMS	Roads & Maritime Services (incorporating previous Roads & Traffic Authority)
SECTION 149	
CERTIFICATE	Certificate as to zoning and planning restrictions on properties
SECTION 603	
CERTIFICATE	Certificate as to Rates and Charges outstanding on a property
SECTION 73	
CERTIFICATE	Certificate from Sydney Water regarding Subdivision
SEPP	State Environmental Planning Policy
SREP	Sydney Regional Environmental Plan
STP	Sewerage Treatment Plant
VMP	Vegetation Management Plan
WSROC	Western Sydney Regional Organisation of Councils

General Manager  
Ron Moore      Mayor  
Lara Symkowiak

Director Customer and  
Corporate Strategy  
David Reynolds

Director Planning and Environment  
Nicole Magurran

Director Sport Community  
and Recreation  
Sandra Kubecka

Director Community Assets  
Vince Capaldi

Chief Financial Officer  
Paul Rofe

Manager Governance and Risk  
Charles Weber

### SEATING DIAGRAM Camden Council Meeting

Councillor  
Rob Mills

Councillor  
Ashleigh Cagney

Councillor  
Theresa Fedeli

Councillor  
Eva Campbell

Councillor  
Peter Sidgreaves

Councillor  
Paul Farrow

Councillor  
Michael Morrison

Councillor  
Cindy Cagney

Public Address

Public Seating

Media



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## ORDINARY COUNCIL

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## ORDINARY COUNCIL

**SUBJECT: PRAYER**

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### PRAYER

Almighty God, bless all who are engaged in the work of Local Government. Make us of one heart and mind, in thy service, and in the true welfare of the people we serve: We ask this through Christ our Lord.

Amen

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Almighty God, give thy blessing to all our undertakings. Enlighten us to know what is right, and help us to do what is good: We ask this through Christ our Lord.

Amen

\*\*\*\*\*

Almighty God, we pause to seek your help. Guide and direct our thinking. May your will be done in us, and through us, in the Local Government area we seek to serve: We ask this through Christ our Lord.

Amen

\*\*\*\*\*

### AFFIRMATION

We affirm our hope and dedication to the good Government of Camden and the well being of all Camden's residents, no matter their race, gender or creed.

We affirm our hope for the sound decision making by Council which can improve the quality of life in Camden.

*Either – “So help me God” or “I so affirm” (at the option of councillors)*

\*\*\*\*\*

We pledge ourselves, as elected members of Camden Council, to work for the provision of the best possible services and facilities for the enjoyment and welfare of the people of Camden.

*Either – “So help me God” or “I so affirm” (at the option of councillors)*

\*\*\*\*\*

## **ORDINARY COUNCIL**

**SUBJECT:       ACKNOWLEDGEMENT OF COUNTRY**

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I would like to acknowledge the traditional custodians of this land on which we meet and pay our respect to elders both past and present.

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## ORDINARY COUNCIL

**SUBJECT: RECORDING OF COUNCIL MEETINGS**

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In accordance with Camden Council's Code of Meeting Practice and as permitted under the *Local Government Act 1993*, this meeting is being audio recorded by Council staff for minute taking purposes.

No other recording by a video camera, still camera or any other electronic device capable of recording speech, moving images or still images is permitted without the prior approval of the Council. The Council has not authorised any other recording of this meeting. A person may, as provided by section 10(2)(a) or (b) of the *Local Government Act 1993*, be expelled from a meeting of a Council for using or having used a recorder in contravention of this clause.

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## ORDINARY COUNCIL

**SUBJECT: APOLOGIES**

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Leave of absence tendered on behalf of Councillors from this meeting.

### **RECOMMENDED**

**That leave of absence be granted.**



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## ORDINARY COUNCIL

**SUBJECT:       DECLARATION OF INTEREST**

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NSW legislation provides strict guidelines for the disclosure of pecuniary and non-pecuniary Conflicts of Interest and Political Donations.

Council's Code of Conduct also deals with pecuniary and non-pecuniary conflict of interest and Political Donations and how to manage these issues (Clauses 7.5-7.27).

Councillors should be familiar with the disclosure provisions contained in the *Local Government Act 1993*, *Environmental Planning and Assessment Act, 1979* and the Council's Code of Conduct.

This report provides an opportunity for Councillors to disclose any interest that they may have or Political Donation they may have received relating to a Report contained in the Council Business Paper and to declare the nature of that interest.

### **RECOMMENDED**

**That the declarations be noted.**

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## ORDINARY COUNCIL

**SUBJECT: PUBLIC ADDRESSES**

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The Public Address session in the Council Meeting provides an opportunity for people to speak publicly on any item on Council's Business Paper.

The Public Address session will be conducted in accordance with the Public Address Guidelines. Speakers must submit an application form to Council's Governance team no later than 5.00pm on the working day prior to the day of the meeting.

Speakers are limited to one topic per Public Address session. Only seven speakers can be heard at any meeting. A limitation of one speaker for and one speaker against on each item is in place. Additional speakers, either for or against, will be identified as 'tentative speakers' or should only be considered where the total number of speakers does not exceed seven at any given meeting.

Where a member of the public raises a question during the Public Address session, a response will be provided where Councillors or staff have the necessary information at hand; if not, a reply will be provided at a later time. There is a limit of one question per speaker per meeting.

Speakers should ensure that their statements, comments and questions comply with the Guidelines.

All speakers are limited to four minutes, with a one minute warning given to speakers prior to the four minute time period elapsing. The commencement and conclusion of time shall be advised by the Mayor/Chairperson.

Public Addresses are recorded for administrative purposes. It should be noted that speakers at Council meetings do not enjoy any protection from parliamentary-style privilege. Therefore they are subject to the risk of defamation action if they make comments about individuals. In the event that a speaker makes potentially offensive or defamatory remarks about any person, the Mayor/Chairperson will ask them to refrain from such comments.

The Mayor/Chairperson has the discretion to withdraw the privilege to speak where a speaker continues to make inappropriate or offensive comments about another person, or make a point of order ruling if a speaker breaches the Guidelines.

### **RECOMMENDED**

**That the public addresses be noted.**

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## ORDINARY COUNCIL

**SUBJECT: CONFIRMATION OF MINUTES**

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Confirm and adopt Minutes of the Ordinary Council Meeting held 27 March 2018.

**RECOMMENDED**

**That the Minutes of the Ordinary Council Meeting held 27 March 2018, copies of which have been circulated, be confirmed and adopted.**



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## **ORDINARY COUNCIL**

**SUBJECT:       MAYORAL MINUTE**

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Consideration of Mayoral Minute (if any).

## ORDINARY COUNCIL

### ORD01

**SUBJECT: RESPONSE TO SITE COMPATIBILITY CERTIFICATE APPLICATION  
AT 50E RABY ROAD, GLEDSDOOD HILLS**

**FROM:** Director Planning and Environment

**TRIM #:** 18/67785

### PURPOSE OF REPORT

The purpose of this report is to advise Council of an application for a Site Compatibility Certificate (SCC) under the SEPP (Housing for Seniors and People with a Disability) 2004 (SEPP Seniors Housing) at 50E Raby Road, Gledswood Hills and seek Council's endorsement to forward a submission to the Department of Planning and Environment (DPE) in response to the application. A draft submission is provided as an **attachment** to this report.

### BACKGROUND

The subject site is known as 50E Raby Road, Gledswood Hills (Part Lot 50 DP 1221870). The site is within the Camden Lakeside Golf Course and is situated approximately 500m from Raby Road and 70m from the nearest boundary with the state heritage listed Gledswood Estate. The site has an area of approximately 1.38ha. **Figure 1** shows the location of the site and the surrounds.



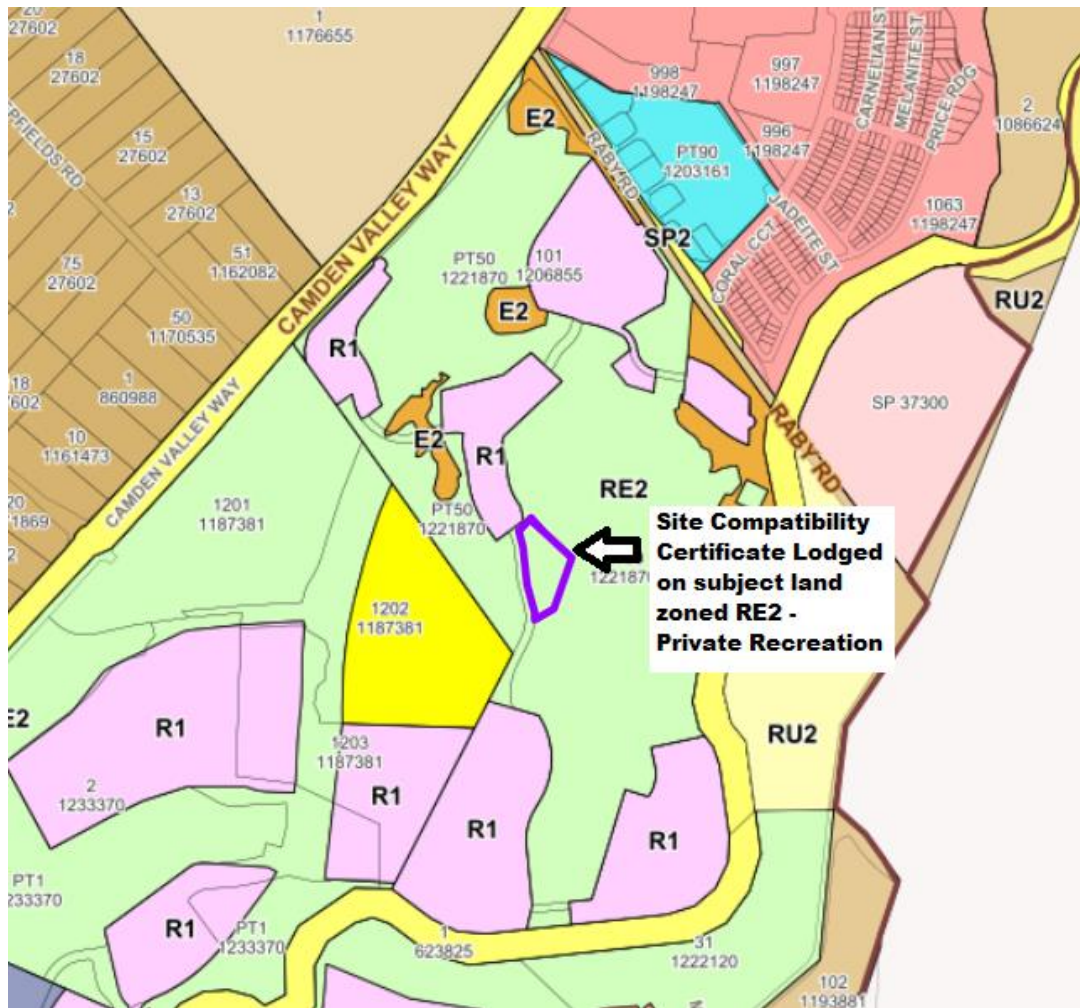
**Figure 1** shows the location of the site and the surrounds.

The proposed seniors housing is on golf course land zoned RE2 Private Recreation under the Camden Local Environmental Plan 2010 (Camden LEP 2010).

Other land on the golf course is zoned R1 General Residential and E2 Environmental Conservation under the Camden LEP 2010. In addition, the Camden LEP 2010 includes an additional permitted use for a hotel site. **Figure 2** shows the site's zoning.

Seniors housing is prohibited in the RE2 Private Recreation zone. Permissible uses in this zone include the following:

*camping grounds; caravan parks; community facilities; environmental facilities; environmental protection works; flood mitigation works; function centres; kiosks; recreation areas; recreation facilities (indoor); recreation facilities (major); recreation facilities (outdoor); registered clubs; roads; signage; water recycling facilities and water supply systems.*



**Figure 2 - Zoning under Camden LEP 2010 (Source: Council)**

### Site Compatibility Certificate

On 9 February 2018, a SCC application was lodged with DPE to permit seniors housing on the site. The DPE has invited Council to provide comment on the SCC application. Council was provided 21 days to make comment to DPE. The DPE has noted the matter is being considered by Council tonight.



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A SCC under the SEPP Seniors Housing is a mechanism to permit seniors housing in locations where it is a prohibited use under an LEP. A SCC can be issued to allow the proposed use, however it does not amend the zoning of the land. Development consent is still required to be obtained through the development application (DA) process.

Councillors were briefed on the SCC application on 13 March 2018.

### **Adjacent Development Proposal**

In addition to this SCC, Council is in receipt of a Planning Proposal for the same land. In May 2017, a Planning Proposal was lodged by Hawes and Swan on behalf of the landowners (Narellan Property Holdings) to amend the Camden LEP 2010 Height of Buildings Map (HOB) applying to a portion of the site labelled as a potential site for a hotel in **Figure 1**. The intent of the Planning Proposal is to amend the HOB Map applying to the site from 9.5m to 22m for the purpose of constructing a hotel.

Council considered this matter at its meeting of 27 March 2018 and resolved to endorse the draft Planning Proposal and seek Gateway Determination from the DPE.

### **MAIN REPORT**

#### **The Proposal**

The SCC application at 50E Raby Road proposes a serviced self-care retirement village with a total of 99 dwellings. The proposed building form includes three x two storey residential flat buildings and basement carpark (number of car spaces is not provided) with 24 apartments per building, 27 villas (one storey) and two ancillary buildings for use as a multipurpose hall (one storey) and a community facility (one storey). The proposed development includes a separate building for use as a café (one storey).

Serviced self-care housing units are defined as – seniors housing that consists of self-contained dwellings where the following services are available on the site: meals, cleaning services, personal care, nursing care.

The DPE has advised that the formal SCC application and report are not public documents and therefore they are included as **supporting documents**. However, the DPE has advised that the concept plan can be included as an **attachment** to this report.

#### **Planning Considerations**

Council officers have reviewed the SCC application and identified the following matters for consideration.

#### **Compliance with SEPP requirements (Housing for Seniors and People with a Disability) 2004**

#### **SCC Application**

The applicant has provided a response to the requirements of the SEPP Seniors Housing, stating the proposed seniors housing is compatible with the surrounding environment. The application has been made on the basis the subject land adjoins

land zoned primarily for urban purposes and is being used for the purposes of an existing registered club.

### Officer Comment

#### **Consistency with the SEPP Seniors Housing**

Council officers have assessed the application against the SEPP Seniors Housing. Detailed assessment of SEPP compliance is provided in the draft submission to the DPE provided as **an attachment to this report**. It is considered the application has not demonstrated full compliance with the SEPP for the reasons outlined below:

- Clause 4(1)(b) of the SEPP (Seniors Housing) requires that the adjoining land is zoned primarily for urban purposes and that the land is being used for the purpose of a registered club.

*The subject land is located approximately 330m in a direct line from the existing clubhouse. Council officers consider the proposed seniors housing would be isolated from the existing clubhouse.*

*Additional information is required to confirm the relationship between the existing club and the proposed development to satisfy the requirements of this clause. This is because land for a registered club may be restricted to the clubhouse only and not apply to other land on the golf course.*

- Clause 4(5)(b) of the SEPP (Seniors Housing) requires that the consent authority consider and be satisfied that most of the land that it adjoins is land zoned for urban purposes.

*While there is some land zoned R1 General Residential adjoining the subject land, the majority of the land that adjoins the subject site is zoned RE2 Private Recreation under the Camden LEP 2010 and forms part of the golf course. The intention is for this land to be used for private open space and recreational purposes. As such, the application has not demonstrated compliance with the SEPP Seniors Housing because the site is not adjoining land zoned for urban purposes.*

The SEPP compliance assessment provided in the draft submission to DPE and provided as an **attachment** to this report raises concerns that the application may also be non-compliant with the following requirements:

- Access for transport and services;
- Access pathway gradient controls; and
- Whether the café is permissible as an ancillary use to the seniors housing.

#### **Visual Impacts and Heritage Considerations**

##### SCC Application

The SCC application includes a Landscape and Visual Impact Assessment (LVI) of six viewpoints taken from the surrounding area.

In summary, the LVI states that while there are opportunities to view the proposed site from identified locations, visual impacts generally range from low to negligible due to a





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range of factors including existing trees, land forms, current residential and urban development and distance.

The LVI considers the viewpoint from the Gledswood Estate to be the most critical. The LVI states the proposal will change the existing character of the view from a more pastoral, managed landscape to a suburban character. The viewpoint is assessed as having a high sensitivity rating (sensitivity refers to the character of a setting, the quality of the view and how sensitive it is to the proposed change).

The LVI states that in consideration of the approved development planned in neighbouring properties, the magnitude rating (the degree of change the visual landscape will undergo as result of the proposed development) is considered low and results in an overall moderate visual impact.

The LVI states the visual impacts could be diminished through the implementation of mitigation measures with landscaping considered to be the most effective mitigation measure.

The following mitigation measures are recommended:

- Use of finishes and materials that are complementary to the existing locality and landscape;
- Minimal reflective surfaces and preferred use of muted/less intrusive colours recessive toned colours particularly the north and western facades;
- Lighting mitigation strategy;
- Where feasible use trees and /or other screening vegetation to assist in reducing the visual prominence of the structure, particularly along the northern and southern façade.

The SCC application states the proposed development has been designed so that it is compatible with surrounding land uses in the vicinity of the site.

#### Officer Comment

Camden Lakeside has important visual qualities. The Camden LEP 2010 and Camden DCP 2011 seek to protect important visual elements within the landscape including distant views, vegetation, water bodies and cultural elements. Camden DCP 2011 also seeks to ensure that new urban form is subservient to the landscape.

Camden Lakeside's residential precincts are intentionally irregular in their shape and size and have been specifically planned and located to maintain the landscape's visual importance and protect identified view corridors.

There are 3 state heritage items in the vicinity of the site – the Gledswood Estate, Raby Homestead and the Sydney Water Upper Canal.

Camden DCP 2011 recognises the Gledswood Estate as the most visually and culturally significant built form adjacent to Camden Lakeside. Maintenance of views from the golf course to Gledswood Estate, particularly the views to the north, is a key outcome sought by Camden DCP 2011.

The Gledswood Estate Conservation Management Plan (Gledswood CMP) identifies a number of key viewpoints from the Estate. This figure is included in the draft submission to DPE provided as an **attachment** to this report. No assessment against

the Gledswood CMP has been made. It is unclear if part of the proposed development would encroach into a key viewpoint from Gledswood Estate to the east towards the Sydney Water Upper Canal. The SCC application should be required to address this matter.

The Gledswood CMP recommends that key viewpoints be conserved, maintained and enhanced. It also recommends that vegetation and plantings be managed to prevent obscuring significant views.

Council officers agree with the LVI's assessment that the proposed development will change the existing view from Gledswood Estate from a more pastoral managed landscape to a suburban character. The LVI's recommended mitigation measure of a vegetated landscape buffer to reduce visual impact is inconsistent with the Gledswood CMP's recommendation that vegetation and plantings should be managed to prevent obscuring significant views. The proposal would also limit the existing views from Gledswood Estate to the north through Camden Lakeside. Should the SCC application be supported, a suitable mechanism would need to be in place to ensure the recommended visual impact mitigation measures will be undertaken.

Furthermore, the SCC application has not provided a heritage impact assessment to assess the impact of the proposal on the state heritage items in the vicinity.

It is recommended that Sydney Water and the Office of Environment and Heritage (OEH) be consulted prior to determination of the SCC application. This assessment is significant and should not be left to the consideration of a DA on the site.

### **Unplanned Additional Residential Development**

#### **SCC Application**

The application proposes an additional 99 residential units within Camden Lakeside. The SCC states the development would be situated within Camden Lakeside's proposed residential cluster.

#### **Officer Comment**

Camden Lakeside will comprise a mix of housing set amongst a golf course and clubhouse facilities. Camden DCP 2011 states the entire Camden Lakeside development has a capacity for 380 dwellings, distributed over five residential precincts.

The proposed seniors housing would be located outside of the approved residential precincts. The proposed 99 dwellings represent an increase of approximately 26% in the planned residential capacity for Camden Lakeside.

### **Proposed Location, Bulk and Scale of Seniors Housing**

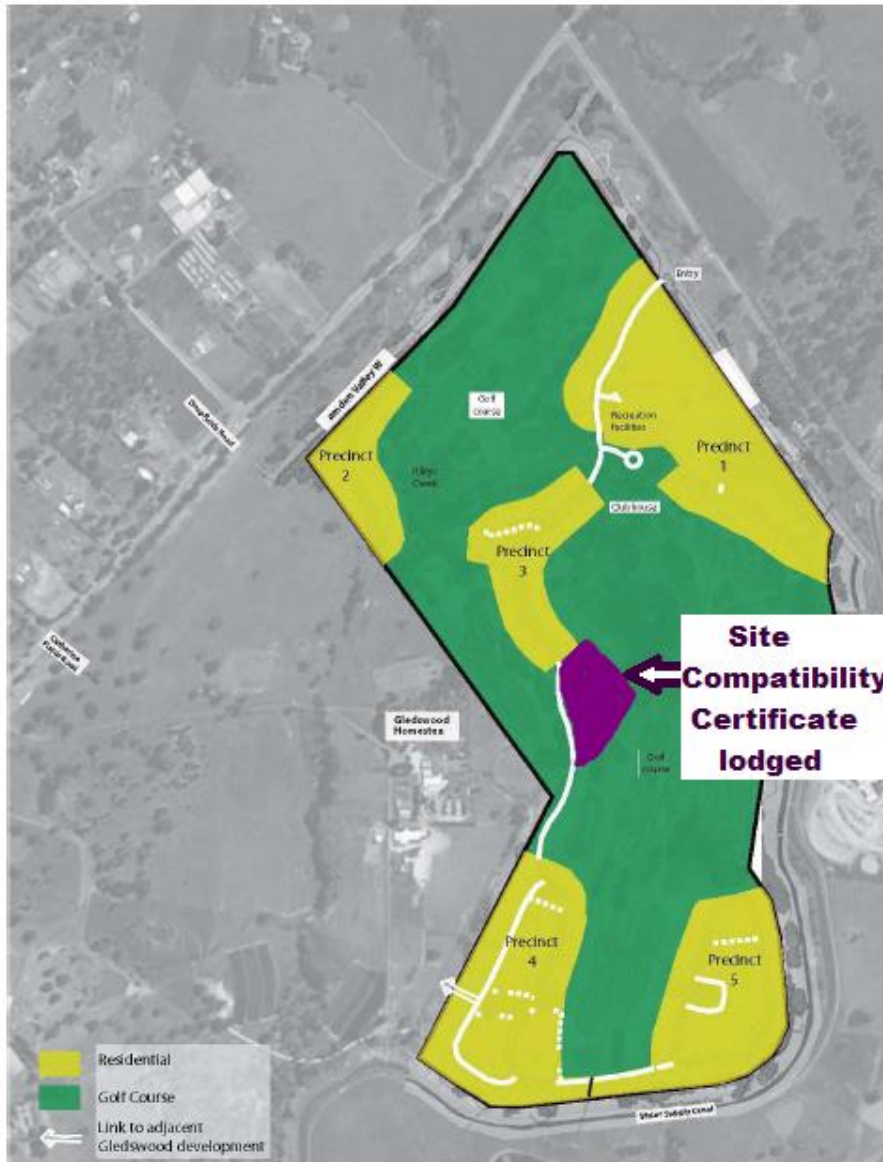
#### **SCC Application**

The concept plan includes three x two storey residential flat buildings, each with 24 apartments and 27 attached and detached villas (one storey). The proposal includes two ancillary buildings for the purposes of community facilities including a multipurpose hall and a café.

The SCC application states the proposed development would maintain an appropriate built form, scale and character and is consistent with the planning principles for Camden Lakeside as set out in the Camden DCP 2011.

### Officer Comment

Residential Precinct 1 is located in the northern part of Camden Lakeside adjacent to Raby Road (refer to **Figure 3**). Camden DCP 2011 identifies Precinct 1 will contain a mix of housing, which includes detached dwellings, town houses, residential flat buildings and seniors housing.



**Figure 3 -** Camden Lakeside Master Plan with proposed seniors housing site (Source: Camden DCP 2011)

Precinct 1 is located near the clubhouse which currently offers meals and holds functions. The DCP requires that all recreational facilities be located adjacent to the clubhouse to provide residents with social interaction opportunities. Precinct 1 will offer better transport options and access to services when compared to the proposed location in the SCC.

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It is considered the location of the proposed seniors housing would be more suitable within precinct 1 and the scale of the proposed seniors housing would be reduced in Precinct 1 as the development could utilise the existing services offered by the clubhouse.

If the proposed development was located in Precinct 1, it would have less visual impact on the Gledswood Estate, view corridors and the visual qualities of the landscape.

When compared to the proposed development site, Precinct 1 is a more suitable location for the proposed development.

### **Access to Transport & Services**

#### **SCC Application**

The SCC application outlines the following transport provisions will be provided to the seniors housing:

- Internal road network will connect to the Camden Lakeside indicative road structure that is set out in the Camden DCP 2011. The main internal road through the site is to be known as Golf Course Drive.
- A future bus route will utilise the internal road network and bus stops are located on Raby Road and Camden Valley Way (approximately 550m to the north east and 570m to the northwest of the development area respectively). This will provide access to nearby town centres, however the services are limited during the weekend.
- A mini-bus service is proposed to be provided to and from a bus stop on Golf Course Drive and has the potential to provide access to surrounding neighbourhood centres.
- Golf Course Drive will provide pedestrian and cycle opportunities.

The SCC application states there will be access to services and facilities, including Emerald Hills neighbourhood centre located to the north of the site, Narellan town centre (6.3km away), Camden Town Centre (11km away), Macarthur Square Shopping Centre (12km away).

A range of other services exist in the Gregory Hills precinct approximately 2.8km away. In addition, recent developments have been approved which, when developed, will contribute towards servicing future residents and include the Camden Medical Campus and a private hospital in Gregory Hills.

#### **Officer Comment**

The SCC application relies heavily on the new road, Golf Course Drive, being completed in time to provide a connection through the Camden Lakeside development to Raby Road.

The time frame for the delivery of Golf Course Drive is unclear and no DA has been submitted to Council for the road and related residential precincts. As a result, there is no certainty that the required road network will be delivered within the 2 year time frame for when a SCC is valid, if issued.



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Council officers recommend that until the road network is completed, an SCC should not be issued.

The site's distance from services and facilities will require a reliable and adequate transport. However, the SCC has identified the bus services are limited during the weekend.

The Emerald Hills neighbourhood centre located on the northern side of Raby Road is identified as the nearest centre to the site. DA approval has been issued for the centre, however, the timeframe for the commencement of works and its completion is unknown at this stage. The SCC application has not demonstrated that all services and facilities will be available and completed in this centre to support the seniors housing.

### **Locations for Seniors Housing within Camden LGA**

#### SCC Application

The SCC identifies that the forecast for the Camden Local Government Area (LGA) is for a further increase in the ageing population. Therefore, Camden will continue to have a demand for accommodation for aged care and people with disabilities.

#### Officer Comment

The need for seniors housing in well planned and suitable locations is supported. The proposed addition of 99 additional serviced self-care units within the Camden LGA would provide a social benefit to the community.

It is considered that the proposed development at this location is unsuitable for the reasons outlined in this report. This report has also outlined the proposed development would have an unacceptable level of impact on the important visual qualities and cultural elements of the site and its surrounds. The proposed location of seniors housing within Camden Lakeside would be more suitable within Precinct 1 in proximity to the existing club and future amenities and better access to transport options at Raby Road.

### **Summary**

The proposed development has not demonstrated planning merit for the reasons outlined in this report and as summarised below.

- The SCC application has not demonstrated compliance with Clauses 4(1)(b) and 4(5)(b) of the SEPP Seniors Housing and its requirements that the subject land is adjoining land zoned primarily for urban purposes and that the subject land is being used for the purposes of an existing registered club.
- The SCC application has not satisfied the requirements for access to transport and services under the SEPP Seniors Housing.
- The proposed seniors housing may have unacceptable visual impacts on a key viewpoint from the state heritage listed Gledswood Estate.
- The SCC application has not provided a heritage impact assessment to assess the impact of the proposal on the state heritage items in the vicinity.

- The proposed seniors housing would be located outside of the approved residential precincts and the proposed addition of 99 dwellings will exceed the planned capacity of Camden Lakeside.
- The proposed bulk and scale of the seniors housing is not supported in this location.
- Until the road network is completed, an SCC should not be issued.

### **FINANCIAL IMPLICATIONS**

There are no financial implications for Council as a result of this report.

### **CONCLUSION**

The application for an SCC seeks to permit a serviced self-care retirement village, comprising of 99 dwellings with ancillary buildings and a separate café under the SEPP Seniors Housing.

Council officers have assessed the SCC application and consider it has not demonstrated planning merit to proceed as outlined in the report.

It is suggested that Council endorse the attached draft submission to be forwarded to the DPE for consideration.

### **RECOMMENDED**

**That Council endorse the submission to be forwarded to the Department of Planning and Environment for consideration.**

### ATTACHMENTS

1. Submission to the Department of Planning and Environment(3) 4/4/18
2. SCC Appendix A - Site Concept & Layout Plan
3. Application Form SCC - *Supporting Document*
4. SCC Site Compatibility Report by Proponent - Camden Lakeside - *Supporting Document*



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## ORDINARY COUNCIL

### ORD02

**SUBJECT: COMPREHENSIVE LEP REVIEW PHASE 1 - MINOR AMENDMENTS - EXHIBITION OUTCOMES**

**FROM:** Director Planning and Environment

**TRIM #:** 18/73819

**PREVIOUS ITEMS:** ORD09 - Comprehensive LEP Review Phase 1 - Minor Amendments - Exhibition Outcomes - Ordinary Council - 12 Dec 2017.

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### PURPOSE OF REPORT

The purpose of this report is to advise Council of the outcome of the public exhibition of the Camden LEP Review Phase 1 – Minor Amendments Planning Proposal and to provide Council with additional information following the resolution to defer the matter on 12 December 2017.

This report seeks Council endorsement to proceed with an amended Planning Proposal and submit it to the Department of Planning and Environment (DPE) for finalisation.

The amended draft Planning Proposal is provided as an **attachment** to this report.

### BACKGROUND

The LEP Review Program for Camden Local Environmental Plan 2010 (Camden LEP 2010) has been separated into three phases:

- Phase 1 – Minor Amendments;
- Phase 2 – Higher level investigations;
- Phase 3 – Significant investigations.

This report addresses the changes proposed as part of Phase 1 (Minor Amendments) (also known as the housekeeping LEP amendment).

The draft Planning Proposal seeks to make minor amendments to the Camden LEP 2010. The amendments seek to address matters which are of an administrative or low-impact nature, with the aim to improve the overall operation and accuracy of the LEP, including:

- Administrative review of heritage listings (Schedule 5);
- Review of LEP mapping;
- Review of LEP clauses;
- Review of the land use table; and
- Review of additional permitted uses.

The administrative review of heritage listings includes updating the property description or the address of a heritage item that has changed since Camden LEP 2010 was made and to correct any disparity between LEP maps and the heritage schedule.

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A review of Camden LEP 2010 maps has been undertaken to ensure that LEP maps are accurate, aligned with cadastral boundaries, consistent with strategic intent and in line with the current DPE technical mapping standards.

A review of LEP clauses in Camden LEP 2010 has been undertaken to ensure that local clauses continue to be relevant and responsive to local development trends and updated to reflect changes in public authorities.

A review of the Land Use Table (permissible and prohibited uses) in Camden LEP 2010 has been undertaken to ensure relevance against the objectives of each zone.

Schedule 1 of Camden LEP 2010 (additional permitted uses) provides a list of uses permitted on identified sites which are in addition to those uses identified in the LEP Land Use Table or other planning instruments. An administrative review of Schedule 1 has been undertaken to correct property descriptions and reflect instances where the property description or the address may have changed since Camden LEP 2010 was made or remove the Additional Permitted Use where it is no longer relevant.

On 12 July 2016, Council resolved to endorse the draft Planning Proposal and to forward it to the DPE for Gateway Determination, and subject to Gateway being received, proceed to public exhibition. The DPE issued the Gateway Determination on 23 August 2016.

In accordance with the Gateway Determination, consultation with public authorities occurred from 19 September to 12 October 2016.

To comply with the Gateway Determination and Council's resolution, the draft Planning Proposal was publicly exhibited from 29 November 2016 to 27 January 2017.

Upon review, Council officers identified additional matters to be addressed in the draft Planning Proposal. Given the timing, it was considered appropriate to include these amendments in the draft Planning Proposal. The additional matters included setting a minimum lot size for secondary dwellings (450m<sup>2</sup>) and nominating bus shelter advertising as exempt development. As a result, an amended draft Planning Proposal, incorporating the additional matters, was exhibited from 9 May to 9 June 2017 and reported to Council on 12 December 2017.

On 12 December 2017, Council resolved to defer the matter until early 2018 to allow for a workshop for Councillors to gain a better understanding of the proposed changes relating to secondary dwellings and the potential impacts on development.

Following the deferral, the matter was briefed to Council on 27 February 2018.

## **MAIN REPORT**

### **Public Exhibition**

Council received seven submissions, including three public authority submissions and four community submissions (including a submission from the Australian Botanic Garden). In addition, a late submission was received on 11 December 2017. A copy of the submissions is provided as a **supporting document**.

A summary of the issues raised in the submissions is provided below. A detailed response to the issues raised is provided as an **attachment** to this report.





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## Public Authority Submissions

### Aviation Public Authorities

The aviation public authorities (Sydney Metro Airports, Airservices Australia, the Department of Infrastructure and Regional Development, and the Civil Aviation Safety Authority) support the draft Planning Proposal, subject to minor amendments being made to LEP Clause 7.2 – Airspace Operations.

#### *Officer Response:*

Council officers have reviewed the requests of the aviation public authorities and LEP Clause 7.2 has been amended to address their comments.

### Rural Fire Service (RFS)

The RFS requested the draft exempt development clause for special events and temporary uses of land be revised to address the following matters:

- A bushfire emergency management and evacuation plan be prepared in accordance with RFS guidelines and consider the need for appropriate bush fire protection measures;
- Events not be held on days with an extreme or catastrophic bush fire danger rating for the local area; and
- No camping be allowed.

#### *Officer Response:*

The draft clause has been amended in consultation with the RFS to include conditions that apply to bushfire prone land. The draft LEP clause is discussed in more detail in this report under the Australian Botanic Garden heading.

### Office of Environment and Heritage (OEH)

OEH (Heritage Council) supports the administrative review of heritage items and the review of heritage maps as part of the draft Planning Proposal and requests that Council supply its heritage mapping database to OEH.

OEH (Water) notes the suggested amendment to LEP Clause 7.1 (Flood Planning) is consistent with recent flood studies undertaken for the Camden LGA and supports the proposed change.

#### *Officer Response:*

The heritage mapping database will be provided to OEH.

## Community Submissions

### Raby House

The submission supports the proposed amendment to the property description for Raby House in the LEP Schedule 5 Heritage Listings.

The submission requests the heritage curtilage for Raby House be reduced in size. The submission considers this would serve to protect and preserve the heritage significance of the homestead whilst at the same time allow for increased residential development opportunities planned for as part of the South West Growth Area (SWGGA).

*Officer Response:*

Raby House is listed as a heritage item on the state heritage register (in addition to being listed as a local item in Camden LEP 2010) and is located in the Catherine Field Precinct of the SWGA. Consideration of additional residential development potential and the heritage curtilage will be addressed as part of any future precinct planning process. The requested reduction to the homestead's heritage curtilage is not supported.

Australian Botanic Garden (ABG)

Issue

Two lots that form part of the ABG site are zoned R2 Low Density Residential and should be rezoned to SP1 Special Activities, consistent with the remainder of the ABG site.

*Officer Response:*

Council officers have reviewed the request. The subject lots are zoned R2 and their rezoning to SP1 is consistent with the remainder of the ABG site. Amendments are also required to the height of buildings and lot size maps. The requested amendments are supported.

Issue

A lot that forms part of the southern extent of the ABG site (near the Glenlee coal washery site) should be rezoned from RU1 Primary Production to SP1 Special Activities.

*Officer Response:*

The Rural Lands Strategy applies to land zoned rural within the Camden LGA (excluding the SWGA). The intent of the Strategy is to protect Camden's remaining rural land and to protect the quality of scenic landscapes, vistas, ridgelines or heritage values.

The suggested rezoning of the subject lot from RU1 to SP1 is supported on the basis that the rural character of the land will be retained as part of the ABG site. It is not considered that there will be any impact on the quality of scenic landscape or heritage values. Amendments are also required to the height of buildings and lot size maps.

Issue

The ABG requests its site be included in the draft 'community events clause' to enable community events (such as concerts, exhibitions, open-air cinema, markets, festivals and the like) to be carried out at the ABG as exempt development (without the need for development consent).



*Officer Response:*

Council officers have considered the request and support the inclusion of the ABG within the draft community events clause, subject to a number of restrictions being placed on an event (a maximum of two days per calendar year and operating between 7.00am and 10.00pm with the exception of the ANZAC day dawn service).

As mentioned under the Rural Fire Service heading of this report, the draft clause has also been amended to address bushfire management issues.

The suggested revised draft LEP clause is included below:

*Events (Community and Fundraising)*

1. *The event must take place on a public road or on public land owned by, or under the care or control of:*
  - (a) *the Council where the prior written consent of Council has been granted, or*
  - (b) *the Australian Botanic Garden.*
2. *The event must not exceed two days per calendar year.*
3. *The event may only operate between 7:00am and 10:00pm (except for the purposes of the Anzac Day dawn service).*
4. *Where located on bushfire prone land, a bushfire emergency management and evacuation plan must be prepared in accordance with NSW RFS Guidelines and consider the need for appropriate bush fire protection measures. A copy of the emergency management and evacuation plan must be provided to the local fire service and Council.*
5. *Events shall not be held on days with an extreme or catastrophic bush fire danger rating in the local area.*
6. *The event must not include camping on the site.*
7. *Must maintain safe pedestrian access and emergency vehicle access and egress.*
8. *Must not include the erection of a permanent structure on the land.*
9. *Must not include the clearing or disturbance of vegetation.*

Gledswood Homestead

The submission requests the local heritage curtilage that applies to the Gledswood Homestead under Camden LEP 2010 be amended to apply to part of Lot 1203 (currently all of Lot 1203 is included in the curtilage). The submission notes that Council resolved, on 14 February 2017, to request OEH to retain part of Lot 1203 within the state heritage curtilage.

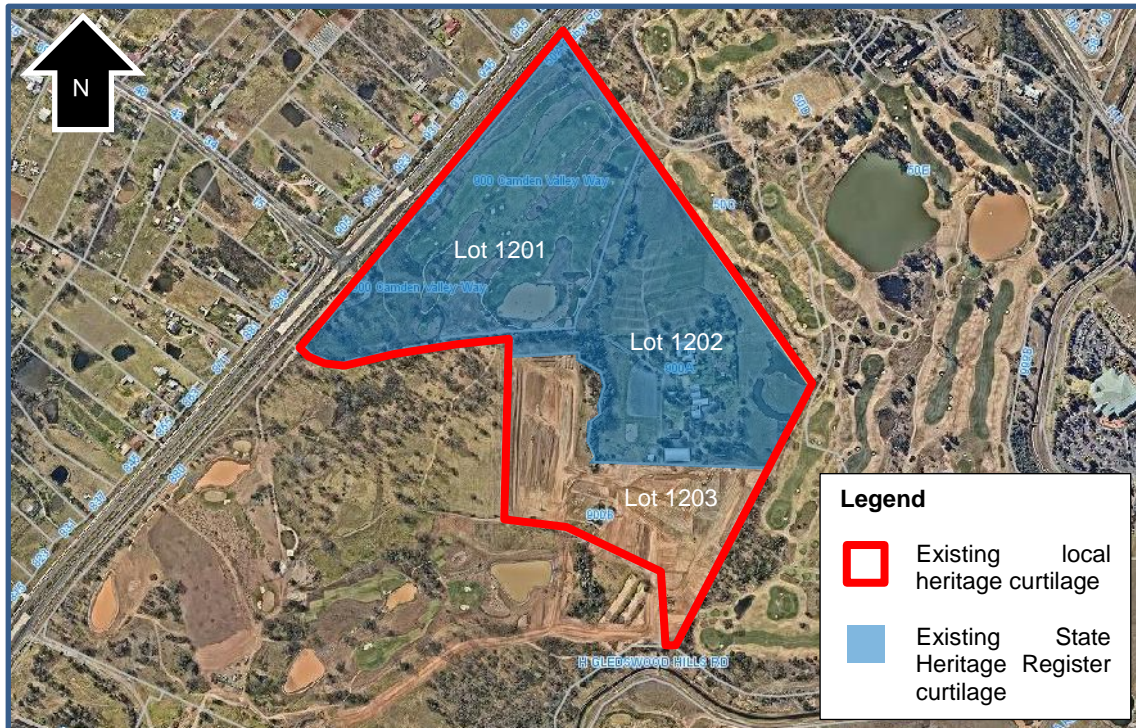
The submission requests amendments to the Camden LEP 2010 height of buildings map and lot size map to make these consistent with the suggested amendments to the heritage map.

The submission also requests the LEP Schedule 5 be amended to reflect 'local' heritage significance, as opposed to state heritage significance.

Officer Response:

**Figure 1** below provides a comparison of the local heritage curtilage that applies to Gledswood under Camden LEP 2010 and the OEH state heritage curtilage.

On 14 February 2017, Council resolved to make a submission to OEH requesting that part of Lot 1203 be retained in the state heritage curtilage. This was not supported by OEH and the amended state heritage curtilage was gazetted on 30 August 2017.



**Figure 1: Gledswood state heritage curtilage and local heritage curtilage (Camden LEP 2010)**

The amendments sought to the local heritage curtilage would be consistent with Council’s previous resolution and the Gledswood Conservation Management Plan (CMP) shown in **Figure 2**. This would prevent complying development under the State Environmental Planning Policy (Exempt and Complying Codes) 2008 (known as the Codes SEPP) from occurring on the ‘L shaped development area’ in **Figure 2**.

Under the Codes SEPP, development with a maximum height of buildings of 8.5m is possible. The ‘L shaped development area’ is intended to have a maximum height of buildings of 7m. Also under the Codes SEPP, there is no requirement to use specific materials and colours, which is a requirement of the CMP.

Amendments would also be required to the Camden LEP height of buildings map and lot size map to make these maps consistent with the revised heritage curtilage map and the CMP.

Officers support the further amendment of LEP Schedule 5 to list the state heritage curtilage and local heritage curtilage that would apply to Gledswood. The current and proposed heritage curtilage maps are shown in **Figure 3 and 4**.

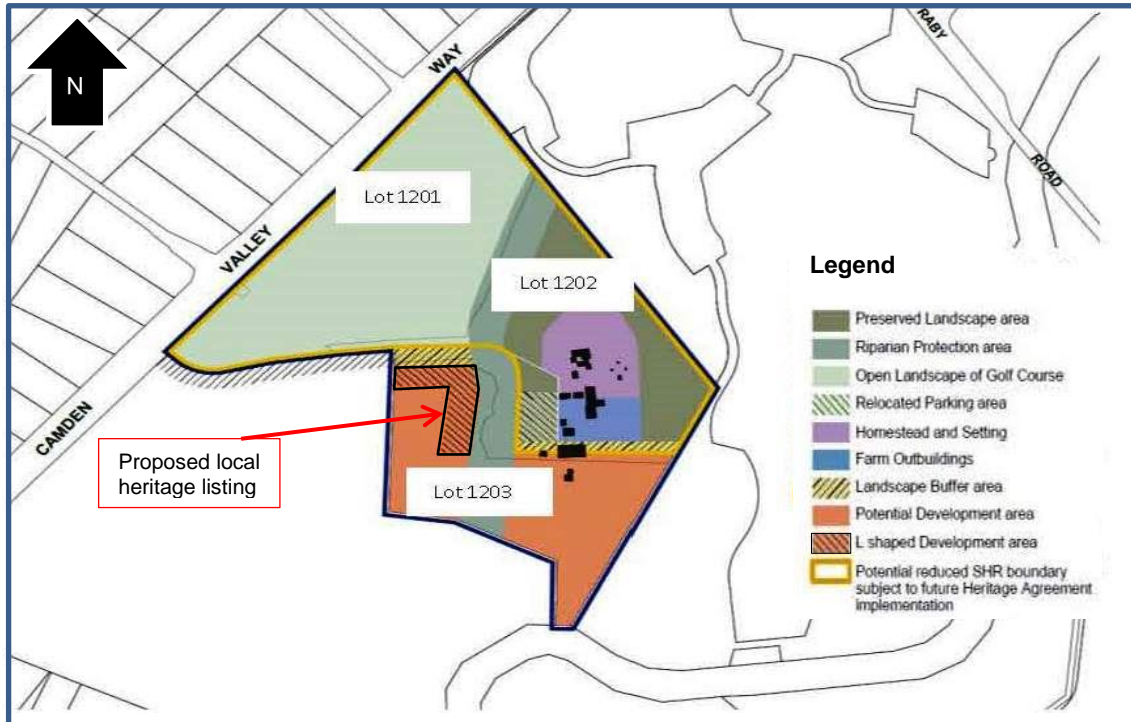


Figure 2: Extract from Gledswood Conservation Management Plan

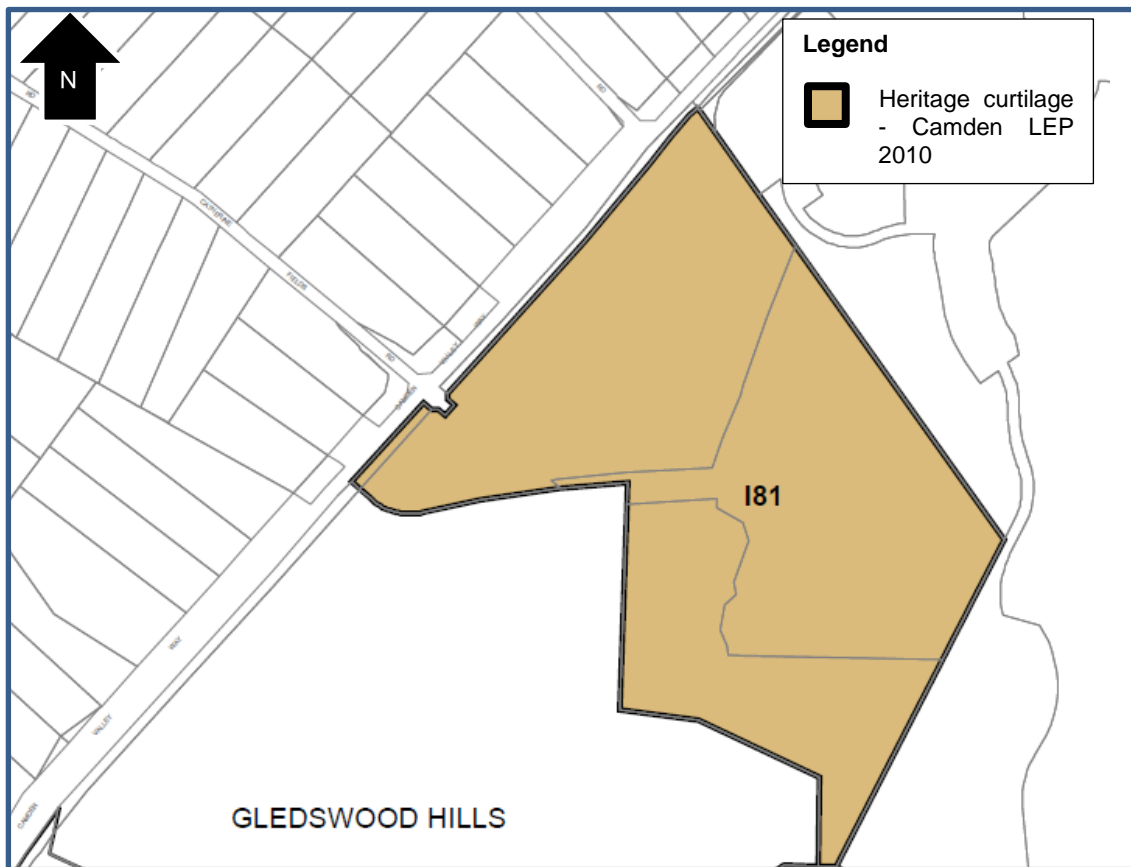


Figure 3: Existing heritage map – Camden LEP 2010

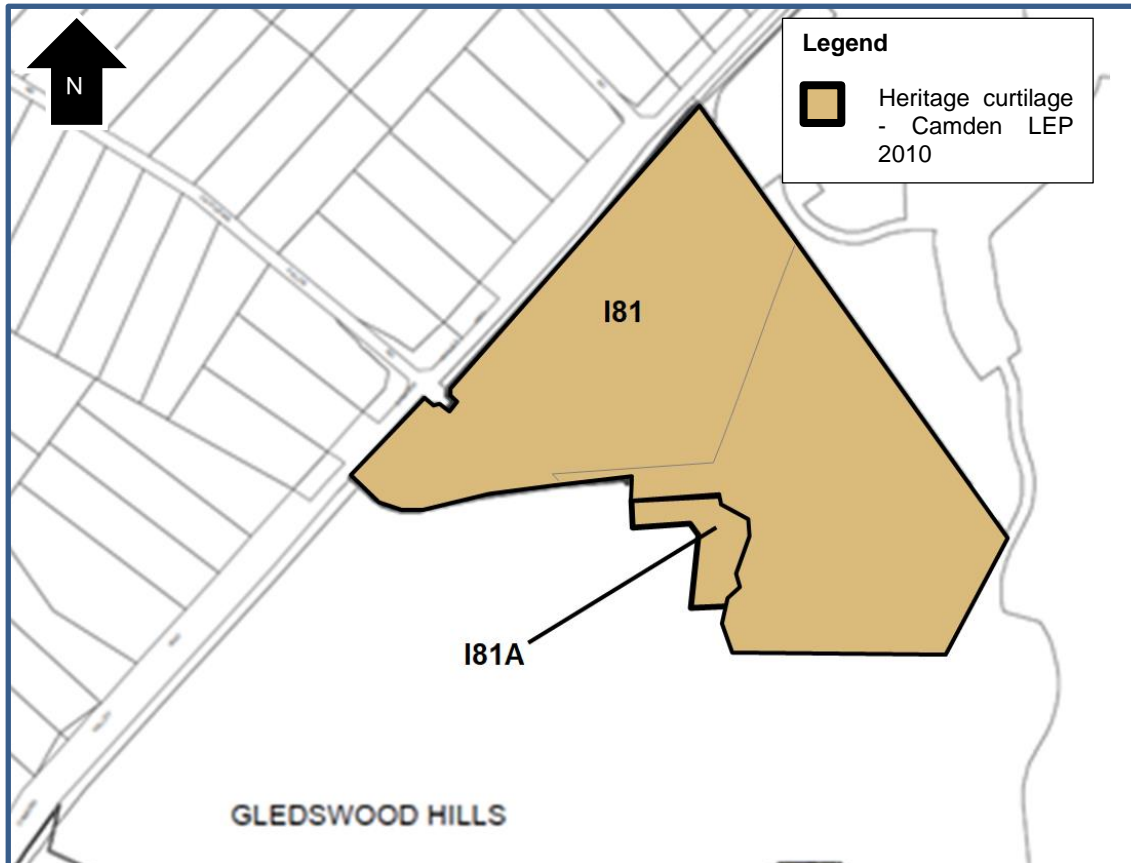


Figure 4: Proposed heritage map

#### Amendment – Bus shelter advertising as exempt development

Bus shelter advertising is proposed to be nominated as exempt development in the LEP. Bus shelters are located within the road reserve which means their approval requires Council agreement.

#### Officer Response:

Commercial advertising signage on bus shelters is not exempt development and requires a DA. Additionally, clause 10 of State Environmental Planning Policy No 64 – Advertising and Signage, prohibits advertising signage in a number of land use zones including residential and open space zones.

The draft Planning Proposal is proposed to be amended to nominate advertising signage on bus shelters (and taxi rank shelter signs) as exempt development, subject to compliance with the following development standards:

- Must be located on land owned or managed by Council.
- Council approval must be obtained for the shelter and advertising signage.
- Must not extend beyond the perimeter of the shelter.
- Only one advertising panel per shelter that may comprise an advertisement on two sides.
- Must not contain flashing or neon signage.
- Must not obstruct pedestrian paths of travel.
- Must not obstruct the line of sight of vehicular traffic.



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## Amendment – Secondary Dwellings

The exhibited draft Planning Proposal sought to make secondary dwellings permissible with consent in the R2 Low Density Residential zone. Secondary dwellings are already permissible via the Affordable Rental Housing State Environmental Planning Policy (Affordable Rental Housing SEPP), however were left out of the R2 zone.

At the conclusion of the first exhibition, an additional amendment was proposed to include a minimum lot size control (450m<sup>2</sup>) for all secondary dwellings.

On 11 December 2017, Council received a late submission which raised concerns regarding introducing a minimum lot size for secondary dwellings in the R1 General Residential zone. The submission raised concern that the minimum lot size of 450m<sup>2</sup> would restrict the ability to build a diverse range of housing product in the R1 zone and would impact on planned and existing developments where rear lanes had been constructed to facilitate secondary dwellings (including dwellings positioned on top of garages).

A copy of the submission is provided as a **supporting document**.

At its meeting on 12 December 2017, Council resolved to defer the matter until early 2018 to allow for a workshop for Councillors to gain a better understanding of the changes including the changes that will affect development.

### *Officer Response:*

The intention of requiring a minimum site area for secondary dwellings was to ensure that secondary dwellings are located on appropriate sites that are large enough to facilitate a traditional “secondary dwelling”.

A secondary dwelling, by definition, is developed in conjunction with a principal dwelling. The two dwellings share private open space, parking and utilities.

In recent years, Camden’s growth centres have seen an increase in ‘fonzie flats’ located above garages and on rear laneways. These dwellings tend to operate independently from the principal dwelling and often have separate entrances, parking, private open space and utility connections.

As these dwellings are located adjacent to laneways and above garages they can be delivered on smaller parcels of land. The inclusion of a blanket 450m<sup>2</sup> minimum lot size for secondary dwellings would preclude the ability to deliver secondary dwellings on smaller lots.

It is therefore recommended that Council defer the matter of secondary dwellings in residential zones to allow Council officers to liaise with the DPE and other stakeholders and to review the controls for secondary dwellings. A report on this matter will be brought back to Council for separate consideration.

It is proposed that Council proceed with the proposed amendment to make secondary dwellings permissible in the E4 Environmental Living zone. E4 zoned land includes land with large lots and large frontages suitable for secondary dwellings.

A copy of the revised Planning Proposal addressing these matters is provided as an **attachment** to this report.

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## Summary of Planning Proposal Amendments

A summary of the key amendments made to the draft Planning Proposal includes:

- Draft clause 7.2 (Airspace operations) has been amended to address concerns raised by the aviation public authorities.
- The draft exempt development clause for events has been amended to address the concerns raised by the RFS. The draft clause has also been amended to include ABG land, subject to a number of restrictions being met.
- The local heritage curtilage that applies to Gledswood Homestead is proposed to be amended to apply to part of Lot 1203 and related changes to the height of buildings and lot size maps.
- Two residential lots and one rural lot that form part of the ABG site are proposed to be rezoned to SP1 Special Activities. This amendment will result in changes to the zoning, height of buildings and lot size maps.
- Advertising signage on bus shelters (and taxi rank shelter signs) is nominated as exempt development, subject to compliance with a number of development standards.
- A minimum lot size of 450m<sup>2</sup> for secondary dwellings (Item is proposed to be deferred to consider the wider context of the matter).

### Way forward

It is proposed that Council defer the matter of secondary dwellings including:

- Insertion of secondary dwellings into the R2 Low Density Residential zone as a permissible use; and
- Insertion of a 450m<sup>2</sup> minimum lot size provision.

It is also proposed that Council liaise with the DPE and other stakeholders to review options to achieve appropriate amenity and built form outcomes.

Subject to Council endorsement to proceed with the proposed amendments to the draft Planning Proposal, it will be forwarded to the DPE for finalisation.

### FINANCIAL IMPLICATIONS

There are no direct financial implications for Council as a result of this report.

### CONCLUSION

The Phase 1 Minor Amendments Planning Proposal seeks to address matters which are of an administrative or low impact nature with the aim to improve the overall operation and accuracy of the LEP.

As a result of the public exhibition process, Council received seven submissions, including three public authority submissions and four community submissions. A late submission was received on 11 December 2017. The draft Planning Proposal has been amended to address the submissions received.

The Planning Proposal has also been updated to reflect the proposed deferral of matters relating to secondary dwellings. This report recommends that Council officers liaise with DPE and other stakeholders to research options to achieve appropriate amenity and built form outcomes for secondary dwellings and studio dwellings where





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Camden LEP 2010 applies. A separate report will be brought back to Council for consideration on these matters.

Subject to Council's endorsement, the amended draft Planning Proposal will be forwarded to the DPE requesting the plan to be made.

### **RECOMMENDED**

**That Council:**

- i. defer the matter of secondary dwellings (including R2 permissibility and minimum lot size provisions) and be provided a separate report to address the matter;**
- ii. subject to i, liaise with the Department of Planning and Environment and other stakeholders to review all controls relating to secondary dwellings (Camden LEP 2010 and Camden DCP 2011) and other options to achieve appropriate amenity and built form outcomes;**
- iii. adopt the draft Planning Proposal (as amended);**
- iv. submit the draft Planning Proposal to the Department of Planning and Environment requesting the plan to be made; and**
- v. write to submitters to notify them of Council's decision.**

### ATTACHMENTS

1. Revised Planning Proposal
2. Comprehensive LEP Review Phase 1 – Submissions Response Table
3. Submissions Comprehensive LEP Phase 1 - Minor Amendments - *Supporting Document*

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## ORDINARY COUNCIL

ORD03

**SUBJECT: APPOINTMENT OF CONDUCT REVIEW PANEL**  
**FROM:** Director Customer & Corporate Strategy  
**TRIM #:** 18/59697

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### PURPOSE OF REPORT

This report seeks a Council resolution for the appointment of a panel of conduct reviewers under the Code of Conduct (the Code) framework.

### BACKGROUND

As advised during the Council induction process, Council has retained a Conduct Review Panel to action matters arising out of the Code of Conduct.

Council, by resolution, must establish a panel of conduct reviewers following a public expression of interest. As part of the expression of interest process, Council is required, at a minimum, to advertise locally and in the Sydney metropolitan area. As Council's current panel has expired, an expression of interest process has been undertaken for a new panel.

Advertisements were placed in the local weekly newspaper and Sydney Morning Herald in January 2018. Details of the expression of interest were also advertised on Council's E-Tendering website.

### MAIN REPORT

A total of 20 expressions of interest were received, and these have been assessed based upon the selection criteria set out in the Code:

- An understanding of local government;
- Knowledge of investigative processes including but not limited to procedural fairness requirements and the requirements of the *Public Interest Disclosures Act 1994*;
- Knowledge and experience of one or more of investigations, law, public administration, public sector ethics or alternative dispute resolution; and
- Meet the eligibility requirements for membership ie not a councillor, administrator, Council employee, member of parliament, nominee for election as a councillor or member of parliament or a person with a standing criminal conviction.

and the following additional desirable criteria:

- Independence and freedom from contractual arrangements with Council;
- The ability to prepare a report to Council on the investigative findings and recommendations;
- The ability to provide the service at a high standard and at a reasonable rate that reflects value for money;
- The ability to communicate effectively and work in partnership with officers of Council; and



- The ability to provide flexibility and availability of time whenever an assessment or investigation is required.

As a minimum, it is necessary to have four panel members available in order to adequately meet the requirements of the Code. It is essential to appoint one preliminary assessor and a panel of three further members (who cannot be the preliminary assessor) in the event that an assessor is deemed inappropriate. Further, it is necessary to have a wide breadth of expertise and availability of panel members to comply with the statutory timeframes under the framework.

It is recommended that the following four applicants be appointed to Council's panel of conduct reviewers. A table summarising the assessment of the expressions of interest is provided in **supporting documents**.

No	Proposed Panel Member	Area of expertise
1	Sinc Solutions (nominated representative)	Government and public administration – experienced Code of Conduct Reviewer.
2	Pinnacle Integrity (nominated representatives)	Law and Mediation – experienced Code of Conduct Reviewers.
3	O'Connell Workplace Relations (nominated representative)	Law – experienced Code of Conduct Reviewer.
4	Weir Consulting Pty Ltd (nominated representatives)	Range of expertise – experience in Code of Conduct investigations.

The list of applicants above provides a range of knowledge and expertise as well as a sufficient pool of panel members to ensure reasonable availability (particularly if concurrent complaints are being assessed at the same time).

The role of conduct reviewers is to deal with Code of Conduct complaints referred to them by Council. When a complaint is referred by the Mayor or General Manager to the Complaints Coordinator (Manager Governance and Risk), the Complaints Coordinator is responsible for referring the complaint to a particular panel member.

Panel members will be allocated based on their specific expertise relevant to the complaint. In the absence of special requirements, panel members will be allocated on the basis of the order above (subject to availability).

Council officers will continue to review the panel membership to ensure that the range of skills and expertise of members sufficiently covers all areas required by Council. In order to facilitate this, expressions of interest may be sought on an ad hoc basis.

It is proposed to appoint the Panel on terms consistent with our Code of Conduct, which allows for periods of up to 4 years.

### **FINANCIAL IMPLICATIONS**

Funds are available within the existing budget.

### **CONCLUSION**

Council officers have reviewed and assessed the expressions of interest received and recommend appointment of four applicants.

Council officers will also continue to review and monitor the panel membership to ensure that there is a sufficient range of skills and expertise of members to cover all areas required by Council.

### **RECOMMENDED**

**That Council appoint the following applicants to the Code of Conduct Review Panel for a period of four years in accordance with the terms and conditions set out in their expression of interest:**

- **Sinc Solutions;**
- **Pinnacle Integrity;**
- **O'Connell Workplace Relations; and**
- **Weir Consulting Pty Ltd.**

### ATTACHMENTS

1. Code of Conduct review panel evaluation - *Supporting Document*



## ORDINARY COUNCIL

ORD04

**SUBJECT: TENDER T014/2018 - CLEANING SERVICES CAMDEN COUNCIL BUILDINGS**

**FROM:** Director Community Assets

**TRIM #:** 18/77642

### PURPOSE OF REPORT

To provide details of the tenders received for Contract T014/2018, being the Cleaning Services for the Camden Council Buildings, and to recommend that Council accepts the tender submitted by VDG Pty Ltd.

### BACKGROUND

A detailed scope has been developed by the Facilities & Building Services Team which incorporated performance measures for the cleaning of a range of nominated Council Buildings and was sent out as a Request for Tender to the market.

Council has sufficient funding for the provision of cleaning services across the nominated facilities as set out in the main report.

### MAIN REPORT

#### **Invitation to Tender**

The invitation to submit a tender was advertised on 13 December 2017 in the Sydney Morning Herald, local newspaper, and the NSW e-tendering website. The tender closed on 31 January 2018 and a total of 15 submissions were received. Tenderers were asked to provide a comprehensive price for a three year term with two subsequent options for a one year extension. The options for extension are at Council's sole discretion.

#### **Tender Submissions**

Tenders were received from the following companies listed in alphabetical order:

<b><i>Company</i></b>	<b><i>Location</i></b>
• Academy Services	Roseville NSW
• AFMR	Crows Nest NSW
• Clarity Cleaning Services	Horningsea Park NSW
• Forever Clean Services	Guildford NSW
• Golden Touch Cleaning Services	Wetherill Park NSW
• IMC Cleaning	Campsie NSW
• MSR Services	Castle Hill NSW
• Northern Contract Cleaning	Balmain NSW
• NuCentury Group	Smithfield NSW
• Pure Joy Cleaning Haven	Rosemeadow NSW
• RD Cleaning Professionals	Old Toongabbie NSW
• SKG Cleaning Services	Miranda NSW

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- Storm International Yennora NSW
  - TST Property Services Wetherill Park NSW
  - VDG Pty Ltd Chipping Norton NSW

### **Tender Evaluation**

The intention of the tender process was to appoint a contractor with proven capacity and experience in similar works, as well as providing best value and quality services to Council.

A tender evaluation panel was established and the submissions were assessed on price and non-price factors as agreed by the evaluation panel. Price was given a weighting of 40% and non-price factors a weighting of 60%.

Non-Price Factors considered for this project included:

- Accredited Quality Assurance Systems;
- Understanding of the building's demand and Scope;
- Experience with detailed commercial cleaning of similar nature;
- Customer service and ongoing training
- Direct labour force;
- Proposed company capability, capacity, systems; and
- Work Health & Safety.

An assessment of the tenders was undertaken in line with the Tender Evaluation Plan.

VDG Pty Ltd provided the most competitive tender in terms of cost and meeting all requirements of Council's tender documentation.

VDG Pty Ltd has extensive experience delivering detailed cleaning services to local councils across Australia, and is well-versed in the specific cleaning, security, WH&S, environmental, and quality concerns for this type of contract.

The panel members all agreed that the tender by VDG Pty Ltd represented the best value to Council.

A summary of the tender assessment is provided in the **supporting documents**. Please note this information is Commercial-in-Confidence.

### **Relevant Legislation**

The tender has been conducted in accordance with the *Local Government Act 1993*, the *Local Government (General) Regulation 2005* and Council's Purchasing and Procurement Policy.

### **Transition Period**

VDG Pty Ltd has provided a detailed transition plan to commence the cleaning contract in consideration of existing cleaning arrangements within the current facilities. A four week transition plan will be enacted to ensure a consistent cleaning program is maintained.



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## **FINANCIAL IMPLICATIONS**

Council has sufficient funds allocated in Operational Budgets to proceed with the proposed three year term with two subsequent one year options in the amount of \$264,002 p.a. This sum is exclusive of GST and future CPI and cleaning Award rate increases.

## **CONCLUSION**

VDG Pty Ltd has provided a conforming tender.

The tender assessment concludes that the offer by VDG Pty Ltd represents the best value to Council and the company has a proven track record of performance on cleaning projects of a similar nature.

## **RECOMMENDED**

**That Council accept the tender provided by VDG Pty Ltd as per the terms and conditions of Tender T014/2018 for Cleaning Services for Camden Council Buildings, for the sum of \$264,002 p.a. (GST excl.)**

## ATTACHMENTS

1. Tender Assessment - Cleaning Services Camden Council Buildings - *Supporting Document*

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## ORDINARY COUNCIL

### ORD05

**SUBJECT: ELITE FEMALE SPORTSPERSON TRAINEESHIP**  
**FROM:** Director Sport, Community and Recreation  
**TRIM #:** 18/89943

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#### PURPOSE OF REPORT

The purpose of this report is to seek Council's endorsement of a pilot traineeship to an elite female sportsperson.

#### BACKGROUND

Council officers have been approached by Campbelltown Camden District Cricket Club (CCDCC) regarding an opportunity to deliver a traineeship to an elite female cricketer.

The traineeship would provide opportunities for the successful sportsperson to achieve a Certificate IV in Administration under a traineeship with Camden Council, through Council's existing My Gateway program. The traineeship could be achieved whilst still providing the successful candidate with the ability to pursue representative opportunities in her chosen sport.

#### MAIN REPORT

Often when pursuing the rigours and commitment required for a sporting career, educational opportunities are missed. This has been recognised by the CCDCC as an issue for many of the talented women participating in their elite and representative level programs.

Camden Council has an annual Traineeship Program which is delivered through My Gateway. My Gateway provides ongoing support to the trainee and Council from recruitment through to successful completion of training.

CCDCC has approached Council to consider an opportunity for an elite female sportsperson to participate in our annual Traineeship Program. The traineeship would enable a successful candidate, who resides in the Macarthur region, to participate in a traineeship to achieve a Certificate IV in Business Administration.

The My Gateway program allows for a flexible learning environment that can accommodate the training and playing schedules of the candidate.

Should the program be endorsed, CCDCC would nominate potential applicants for the program. The applicants will be required to undertake an interview process from which the successful person will be chosen. The successful applicant will then participate in the Camden Council Traineeship Program for a period of twelve months.

It is proposed that the traineeship will be delivered across two teams within Council being Sport, Recreation and Sustainability, and Communication and Events. These teams will provide opportunities for the candidate to work within an environment that is sympathetic to the needs of a sportsperson in relation to their training and playing regimes.





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Whilst this proposal will create a valuable addition to Council, the traineeship will also provide a great opportunity to the successful candidate by allowing her to achieve skills for a future career whilst continuing her sporting pursuits.

The proposed pilot program will be monitored during the next twelve months to determine its success.

### **FINANCIAL IMPLICATIONS**

The costs associated with a traineeship are approximately \$35,000 (excl. GST) per annum including on costs. This amount will cover the costs of a HSC school leaver as a trainee for 12 months.

There is currently a grant opportunity available through the NSW State Government under the 'Investing in Women' program. Should this proposal be endorsed by Council, an application will be submitted for this grant to establish seed funding to cover the pilot traineeship in 2018/2019.

If Council's grant application is unsuccessful, the \$35,000 (excl. GST) could be funded at the next available quarterly budget review. It is proposed to include this program recurrently within Council's budget from 2018/19 in lieu of any current or future grant funding being made available.

### **CONCLUSION**

Campbelltown Camden District Cricket Club has approached Council regarding the opportunity for Council to deliver a traineeship to an elite female cricket player. The traineeship will provide an opportunity to the candidate to both achieve in sport and to have the skills to pursue a career outside of their sporting pursuits.

Should this proposal be endorsed by Council, a grant application will be submitted to the NSW State Government under the 'Investing in Women' grant program to cover the costs associated with seed funding for the pilot program.

The proposed pilot program will be monitored during the next twelve months to determine its success.

### **RECOMMENDED**

**That Council:**

- i. endorse the pilot Elite Female Sportsperson Traineeship Program to a Macarthur region athlete from Campbelltown Camden District Cricket Club;**
- ii. include funding in Council's budget of \$35,000 (excl. GST) per annum from 2018/2019 for the traineeship program in lieu of grant funding being made available in any given year; and**

**write to Campbelltown Camden District Cricket Club thanking them for their initiative in nominating this program for Council's consideration.**

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## ORDINARY COUNCIL

ORD06

### NOTICE OF MOTION

**SUBJECT: NOTICE OF MOTION - M9 ORBITAL CONSULTATION**  
**FROM: Cr Farrow**  
**TRIM #: 18/97923**

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"I, Councillor Paul Farrow, hereby give notice of my intention to move the following at the Council Meeting of 10 April 2018:

#### **M9 ORBITAL CONSULTATION**

##### Background

On 26 March 2018, the NSW Government released its proposed Western Sydney Corridors, including the proposed corridors for the Outer Sydney M9 Orbital Motorway and accompanying freight rail lines.

The proposed M9 corridor will affect hundreds of landowners in the Camden Local Government Area, with some residents facing the acquisition and demolition of their homes and others the prospect of living just metres from a major motorway and freight rail line.

Community consultation for the corridors opened on the date of the announcement and is due to close on 18 May 2018, leaving affected residents less than 8 weeks to have their say on the proposed corridors.

##### Motion

That Council write to the State Member for Camden, Mr Chris Patterson MP:

1. Condemning the inadequate community consultation conducted by the NSW Government in relation to the proposed M9 Outer Orbital corridor to date.
2. Calling on Mr Patterson and the NSW Government to extend the consultation period to ensure affected local residents have adequate opportunity to have their say."

##### RECOMMENDED

That Council write to the State Member for Camden, Mr Chris Patterson MP:

- i. **condemning the inadequate community consultation conducted by the NSW Government in relation to the proposed M9 Outer Orbital corridor to date; and**
- ii. **calling on Mr Patterson and the NSW Government to extend the consultation period to ensure affected local residents have adequate opportunity to have their say.**