



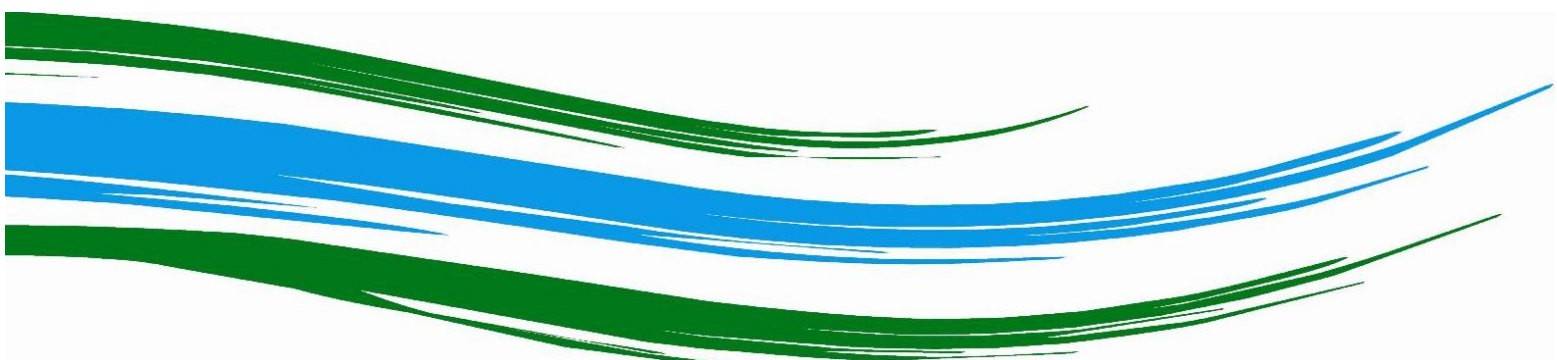
# Camden Council

## Attachments

**Ordinary Council Meeting**  
**28 May 2019**

---

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



# ORDINARY COUNCIL

## ATTACHMENTS - ORDINARY COUNCIL

<b>ORD01</b>	<b>Proposed Turner Road Development Control Plan Amendment - Part B Entertainment Precinct</b>	
	<b>Attachment 1:</b> Proposed Part B Turner Rd DCP Amendments.....	4
	<b>Attachment 2:</b> Post Exhibition Report - Turner Road DCP Part B Amendment - The Entertainment Precinct - 28 November 2017.....	11
<b>ORD02</b>	<b>Draft Submission - Discussion Paper - Local Character Overlays</b>	
	<b>Attachment 1:</b> DPE Discussion Paper - Local Character overlay.....	17
	<b>Attachment 2:</b> Submission to DPE - Discussion Paper Local Character Overlay 210519 .....	28
<b>ORD03</b>	<b>March Review of the 2018/19 Operational Plan (Budget)</b>	
	<b>Attachment 1:</b> 2018-19 March Review - Budget Appendix.....	38
	<b>Attachment 2:</b> 2018-19 March Review - QBRS .....	44
<b>ORD04</b>	<b>Investment Monies - April 2019</b>	
	<b>Attachment 1:</b> Investment Report - April 2019.....	58
<b>ORD05</b>	<b>Re-Establishment of Alcohol Free-Zones</b>	
	<b>Attachment 2:</b> Alcohol Free Zone Maps .....	66



ORD01

Attachment 1

# Part A: Precinct Wide DCP

## 2.4 Infrastructure Delivery and Development Staging

### Objectives

- (a) To ensure the orderly development of the land and assist in the coordinated programming and provision of necessary infrastructure and community facilities.

### Controls

- (1) Core infrastructure, services and facilities are to be established at the early stages of development consistent with the *Special Infrastructure Contribution Practice Note* and the *Oran Park and Turner Road Section 94 Contributions Plan*.
- (2) A staging plan for the sub-precinct as identified at **Figure 3** is to be prepared and submitted to Council as part of the first subdivision DA within that sub-precinct. The staging plan is to broadly identify the indicative residential dwelling targets, staging and delivery of future development areas as well as the intended provision of social and physical infrastructure required for that sub-precinct. Council may require an applicant to update the staging plan as development progresses.

## 2.5 Hierarchy of Centres and Employment Areas

### Objectives

- (a) To ensure an appropriate supply, distribution, and mix of retail, commercial and employment floor space across the precinct.
- (b) To ensure that the retail floor space within the Turner Road Precinct does not undermine the potential of existing and proposed centres within the region.
- (c) To encourage the early investment and delivery of employment generating development and retail uses to serve the population.

### Controls

- (1) Development is to be consistent with **Table 1** and **Figure 4**.

**Table 1:** Hierarchy of Centres and Employment Areas

Centre / Employment Area	Characteristics
<b>Neighbourhood Centre</b>	The Neighbourhood Centre is approximately 4.5ha in area and located towards the centre of the Turner Road Precinct, adjacent to Badgally Road. It will function as the retail and community focal point for the Turner Road Precinct and may also include residential uses in the form of shop top housing, apartments or town houses. The following floor space restrictions apply: The maximum aggregate of 15,000m <sup>2</sup> Gross Lettable Area – Retail (GLAR) of retail premises GLAR means the total area of a tenancy by the Property Council of Australia's Method of Measurement definition.
<b>Turner Road Business Development Area</b>	The Turner Road Business Development Area is approximately 51ha in area and is located primarily along the western sections of Badgally Road. It will provide for a range of business development type activities, including bulky goods retail, business premises, light industry, warehouses and distribution uses. Small-scale retail uses to cater to the needs of employees of the Business Development and Industrial areas will also be provided. The following floor space restrictions apply: The maximum aggregate of retail premises is 2,500m <sup>2</sup> GLAR, excluding food and drink premises.
<b>Turner Road Industrial Area</b>	The Turner Road Industrial Area is approximately 45ha in area and is located in the south western portion of the precinct adjacent to Camden Valley Road. It will provide for a range of industrial, light industrial, warehouse and distribution uses. Higher employment generating uses will be preferred over low intensity uses.
<b>Entertainment Precinct</b>	The Entertainment Precinct is located in the northern portion of the precinct and will provide a range of entertainment, leisure and accommodation functions and local retail facilities. The following floor space restrictions apply: A maximum aggregate of 3,500m <sup>2</sup> GLAR of shops. <b>Any individual shop is to be no more than 500m<sup>2</sup> GLAR in floor area.</b>



Neighbourhoods and Employment Areas






-  Precinct boundary
-  Neighbourhood Centre (400m radius)
-  Entertainment Precinct/ Local Service Hub (400m radius)
-  Walkable neighbourhoods (400m radius)
-  Turner Road Employment Area

Figure 4: Neighbourhood Centres and Employment Areas

---

# Part B: Site Specific DCPs

**ORD01**

**Attachment 1**

Turner Road Precinct Development Control Plan

Part B of the DCP is proposed to incorporate the site specific DCP amendments. As each DCP amendment is adopted **Table 23** below is to be updated. **Appendix B** sets out the matters to be addressed within the Part B DCP for each special area.

**Table 23:** Adoption Dates of Part B DCP Amendments

Special area	Date adopted
B1 The Entertainment Precinct	20 May 2009 (amended 16 January 2018)
B2 Riparian Protection Area	20 May 2009
B3 Turner Road Employment Area	26 August 2009
The Neighbourhood Centre	11 November 2013

B1 The Entertainment Precinct

1.0 Introduction

1.1 Land to which this Part applies

This part of the DCP applies to all development on the land shown at Figure 47 cross hatched in red.



Figure 47: Land to which this Part applies



## 5.0 Landuse and Built Form

### 5.1 Objectives

The land use and built form objectives are:

- (1) To provide a layout and configuration that reinforces the objectives and desired future character of the precinct;
- (2) To provide guidelines for the allocation of land uses that responds to the site characteristics and zoning that applies to the site;
- (3) To provide setback and orientation controls that reinforce the view axes and sight lines available from the precinct;
- (4) To provide setbacks that frame the public areas and provide an amenity and landscaped setting for residential development within the precinct; and
- (5) To encourage active street frontages in suitable locations.

### 5.2 Controls

#### General Controls

- (1) The development of The Entertainment Precinct is to respond to and demonstrate achievement of the development outcomes depicted in **Figures 56, 57, 58, 59 and 60**;
- (2) Development within the precinct can contain a maximum aggregate of 3,500m<sup>2</sup> GLAR of "shop" premises. ~~Any individual "shop" premises is to be no more than 500m<sup>2</sup> GLAR.~~
- (3) All non-residential development must include a signage strategy that demonstrates the integration of business and building identification signage into the overall building design;
- (4) Any large format "shop" (i.e. small supermarket) is to be located within zone 2 in **Figure 57**; and
- (5) Development shall be generally consistent with the following outcomes:

#### **Active Frontages**

- Active frontages are to be provided generally in accordance with **Figure 56**;
- A building has an 'active street frontage' if all premises on the ground floor of the building facing the street or the north-south plaza are primarily used for the purposes of business premises or retail premises. This doesn't preclude other uses such as residential, community facilities or entertainment, provided they are designed to create a positive relationship with the street and public domain;
- An active street frontage is not required for any part of a building that is used for any of the following:
  - Entrances and lobbies (including as part of mixed use development);
  - Access for fire services; and
  - Vehicular access.
- Where an active street frontage is not identified, buildings are to be designed to create a positive relationship with the street and public domain. Buildings are to be articulated through architectural treatments and materials.



## ORDINARY COUNCIL

### ORD07

**SUBJECT: POST EXHIBITION REPORT - TURNER ROAD DCP PART B AMENDMENT - THE ENTERTAINMENT PRECINCT**

**FROM:** Director Planning & Environment

**TRIM #:** 17/336583

**PREVIOUS ITEMS:** ORD02 - Proposed Amendments to Turner Road DCP - Part B Entertainment Precinct and Gledswood Hills VPA - Ordinary Council - 22 Aug 2017 6.00pm

**PROPERTY ADDRESS:** B,D,E and 91 The Hermitage Way, Gledswood Hills  
**PROPONENT:** Sekisui House  
**OWNER:** SH Camden Valley P/L, Narellan Property Holding P/L

#### PURPOSE OF REPORT

The purpose of this report is to consider the submissions received from the public exhibition of the draft amendments to the Turner Road Development Control Plan (DCP) – Part B1 Entertainment Precinct (draft DCP) and the Gledswood Hills Voluntary Planning Agreement (VPA).

This report recommends the draft DCP be adopted with minor post-exhibition amendments and the draft VPA be endorsed to be executed under Council's Power of Attorney. A copy of the post-exhibition version of the draft DCP and draft VPA are provided as **attachments to this report**.

#### BACKGROUND

At its meeting on 22 August 2017, Council considered a report on the draft DCP and VPA and resolved to:

- i. *endorse the draft Part B DCP and draft VPA to proceed to exhibition for a period of 28 days in accordance with the provisions of the Environmental Planning Assessment Act 1979 and Regulations;*
- ii. *forward the draft Part B DCP to the Department of Planning and Environment in accordance with the amended delegations issued to Council on 19 January, 2015 from the Secretary of the Department of Planning and Environment;*
- iii. *if no unresolved submissions are received:*
  - a. *grant delegation to the General Manager to adopt the proposed changes to the Turner Road DCP 2007 in accordance with Delegations dated 19 January, 2015 from the Secretary of the Department of Planning and Environment;*
  - b. *authorise the relevant VPA documentation to be completed under Council's Power of Attorney; and*
  - c. *publicly notify the adoption of the DCP and VPA in accordance with the provisions of the Act and Regulations; or*

This is the report submitted to the Ordinary Council held on 28 November 2017

Page 1



- iv. *if unresolved submissions are received, receive a further report outlining the outcomes of the public exhibition for Council's consideration.*

A copy of the report from the 22 August 2017 is provided as an **attachment to this report**.

Councillors were briefed on the outcome of the public exhibition on 14 November 2017.

#### **Summary of Proposed DCP and VPA amendments (as exhibited)**

The proponent (Sekisui House) requested the following amendments to the DCP and VPA:

- draft Part B DCP (Entertainment Precinct) amendments involving:
  - The individual retail shop cap;
  - Preferred land use zones;
  - Building setbacks;
  - Precinct view corridors;
  - Car parking and access; and
  - Minor changes to the boundary of the Entertainment Precinct.
- draft VPA amendments involving:
  - Inclusion of off-site contributions for 400 dwellings within the Entertainment Precinct within the Sekisui (proponent) landholdings;
  - Amendment to staging boundaries; and
  - Dedication of additional land.

The amendments are requested to facilitate a revised vision for the Entertainment Precinct, which includes up to 500 apartments within the Precinct (including 400 apartments within the proponent's landholdings). It is noted that apartments are currently permitted under the SEPP and DCP.

The 500 apartments would increase the total number of dwellings within The Hermitage to 1,740. This equates to a residential density of 17.9 dwellings per hectare across the entire development, which is classified as low density residential development (between 12.5 to 20 dwellings per hectare) under the DCP.

### **MAIN REPORT**

#### **Public Exhibition**

The draft DCP and VPA were placed on public exhibition from 5 September 2017 to 3 October 2017. Three submissions were received in relation to the draft DCP. There were no submissions received regarding the draft VPA.

Some minor post-exhibition changes are recommended to the draft DCP as a result of submissions received, which are discussed below. Copies of all submissions are provided as **supporting documents to this report**.

#### **Submission No. 1**

This submission supports the intent of The Entertainment Precinct, but raises concerns with the proposed residential apartments and its impact on the volume of traffic on the local road network.



The submitter suggested that traffic calming devices be installed to address safety issues on The Hermitage Way to the south of the Entertainment Precinct, if the proposal is supported in its current form.

#### Officer Comment

The traffic report submitted with the draft DCP assessed the road network within the immediate vicinity of The Entertainment Precinct. The roads and intersections within The Hermitage development have been designed to include the projected traffic generated by future dwellings within the Entertainment Precinct.

Traffic calming measures are currently in place for the section of The Hermitage Way located within the Entertainment Precinct. This section is designed for a slow speed environment (40km/h) to allow safe pedestrian movements within the precinct.

The need for additional traffic devices, such as pedestrian refuges and line marking, outside of the Entertainment Precinct is not a consideration for this proposal. However, the situation should be monitored in respect to the cumulative impacts of traffic from future development (i.e. proposed primary school, connections to adjoining El Caballo Blanco land).

#### Action Required

No further requirements to be addressed as part of the draft DCP.

#### Submission No. 2

This submission raised concerns regarding the potential implications of the proposed increase in the individual retail shop cap from 500m<sup>2</sup> to 1,800m<sup>2</sup> to allow for a small supermarket within the Entertainment Precinct.

The reasons for the objection include the following:

- The ongoing uncertainty of the planning framework for retail development regarding existing shop caps within the Turner Road Precinct.
- The proposed changes would exacerbate this issue and could potentially undermine the retail planning framework for the Turner Road Precinct.
- The retail cap amendment challenges the long-term viability of the Gregory Hills Neighbourhood Centre (GHNC) which proposes two supermarkets. The smaller planned supermarket would be in direct competition with the one proposed in the Entertainment Precinct.

There is also mention of the need to ensure that assumptions (i.e. scale, tenant mix) made in terms of the retail hierarchy correctly reflect the outcomes of the revised structure plan for the South West Priority Growth Area, which is yet to be released by the Department of Planning and Environment (DPE).

The submission also notes support for the incorporation of apartments, urban design controls and proposed amendments to the draft VPA.

#### Officer Comment

The proposed increase in the retail floor cap from 500m<sup>2</sup> to 1,800m<sup>2</sup> for individual shops within the Entertainment Precinct was sought to allow for an anchor tenant in the form of a supermarket. It was identified by the proponent that this was integral to the economic viability of the centre.

---

This is the report submitted to the Ordinary Council held on 28 November 2017 - Page 3



The Entertainment Precinct is one of three centres located within the Turner Road Precinct.

Council recently considered a retail development within the Turner Road Employment Area at Gledswood Hills, which exceeded the allowable retail cap of 500m<sup>2</sup> as prescribed by the State Environmental Planning Policy (Sydney Regional Growth Centres) 2006 (Growth Centres SEPP). This DA was approved by Council and included a resolution that Council review the retail cap within the Turner Road precinct.

As this matter requires further review, it is considered appropriate for the proposed amendment to the individual retail cap to be removed from the draft DCP. This will enable the holistic review of retail cap within the entire Turner Road Precinct, including the Entertainment Precinct.

The proponent has indicated support to retain the existing retail cap on the basis the retail cap review will be undertaken.

*Action Required*

Amend the exhibited draft DCP and retain the 500m<sup>2</sup> retail shop cap as per the existing DCP.

Submission No. 3

This submission raised concern in relation to the proposed apartments within The Hermitage Estate and questioned whether existing infrastructure can support such development.

Officer Comment

The draft DCP proposes changes to the Entertainment Precinct located in the northern part of The Hermitage Estate at Gledswood Hills.

The Precinct Planning always envisaged residential apartments within the Entertainment Precinct. This was also reflected in the adoption of the Entertainment Precinct Part B DCP in 2009.

A review of the infrastructure capacity has occurred as follows:

- Traffic – A traffic report has been prepared which indicates the existing road network has been designed to accommodate the proposed dwelling yields
- Drainage – Existing drainage infrastructure has been designed to accommodate the proposed dwelling yields.
- Open Space – Existing open space provision exceeds the minimum requirements as set out in the Gledswood Hills Voluntary Planning Agreement (VPA), inclusive of proposed dwelling yields.
- Community Facilities – The proposed additional dwellings would provide monetary contributions towards off-site community facilities through an amendment to the Gledswood Hills VPA.

*Action Required*

---

This is the report submitted to the Ordinary Council held on 28 November 2017 - Page 4



No further action required.

### Post Exhibition DCP Changes

This amendment includes post-exhibition changes (highlighted in blue in the draft DCP) in response to the submissions received by Council during the public exhibition period which include:

- the 500m<sup>2</sup> retail shop cap is to be retained as per the existing DCP, to allow the broader review of the retail cap within the Turner Road Precinct; and
- the correction of minor typographical and grammatical errors contained with Section 5.2 of the draft DCP.

The draft DCP as amended is included as an **attachment to this report**.

### Post Exhibition VPA Changes

There are no post-exhibition changes proposed to the draft VPA. The draft VPA is included as an **attachment to the report**.

### Next Steps

Should Council resolve to endorse the draft DCP, it will be formally adopted under delegation and will come into force following notification of the amendment in the local newspaper. If endorsed, the draft VPA will be executed in accordance with Council's Power of Attorney.

### FINANCIAL IMPLICATIONS

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

### CONCLUSION

The draft DCP and VPA were exhibited for 28 days from 5 September 2017 to 3 October 2017. Three submissions were received in relation to the draft DCP and no submissions were received on the draft VPA.

Council officers recommend amendments to the exhibited draft DCP to address issues raised in the submissions and to correct minor errors. The recommended changes to the draft DCP are minor and do not require the draft DCP to be re-exhibited.

It is recommended that Council endorse the post exhibition version of the draft DCP and resolve to allow the draft VPA to be executed.

### RECOMMENDED

That Council:

- i. endorse the draft Turner Road DCP 2007 – Part B1 Entertainment Precinct (as amended);
- ii. forward the amendment to the Turner Road DCP 2007 to the Department of Planning and Environment in accordance with the amended delegations

---

This is the report submitted to the Ordinary Council held on 28 November 2017 - Page 5



---

issued to Council on 19 January 2015 from the Secretary of the Department of Planning and Environment and request the DCP amendment be made;

- iii. grant delegation to the General Manager to adopt the proposed changes to the Turner Road DCP 2007 in accordance with Delegations dated 19 January, 2015 from Secretary of the Department of Planning and Environment;
- iv. endorse the draft VPA and authorise the relevant VPA documentation to be completed under Council's Power of Attorney;
- v. publicly notify the adoption of the DCP and VPA in accordance with the provisions of the Act and Regulations; and
- vi. advise submitters of the outcome of this report.

#### ATTACHMENTS

- 1. Draft Turner Rd DCP Part B1 - Entertainment Precinct Tracked Version
- 2. Third Deed of Variation - Gledswood Hills VPA - Public Exhibition V
- 3. Council report & resolution - 22 August 2017
- 4. Submissions - Entertainment Precinct - *Supporting Document*



# **Discussion Paper – Local Character Overlays**

*February 2019*

ORD02

Attachment 1



We wish to acknowledge Aboriginal people as the traditional custodians of this land. Through thoughtful and collaborative planning, we seek to demonstrate our ongoing commitment to providing places in which Aboriginal people are included socially, culturally and economically.

February 2019

© Crown Copyright, State of NSW through its Department of Planning and Environment 2019

#### Disclaimer

While every reasonable effort has been made to ensure this document is correct at time of printing, the State of NSW, its agents and employees, disclaim any and all liability to any person in respect of anything or the consequences of anything done or omitted to be done in reliance or upon the whole or any part of this document.

#### Copyright notice

In keeping with the NSW Government's commitment to encourage the availability of information, you are welcome to reproduce the material that appears in Discussion Paper – Local Character Overlays. This material is licensed under the Creative Commons Attribution 4.0 International (CC BY 4.0). You are required to comply with the terms of CC BY 4.0 and the requirements of the Department of Planning and Environment. More information can be found at: <http://www.planning.nsw.gov.au/Copyright-and-Disclaimer>

# Contents

Implementing local character into Local Environmental Plans (LEPs)	4
Local Character and Place Guideline	4
Existing use of overlays within NSW	4
What will a local character overlay do?	4
Where should local character overlays be introduced?	5
How will an overlay be included in the SI LEP?	6
Criteria for introducing a local character overlay	6
Local character overlay versus complying development	8
Criteria and supporting information for local variations and exclusions for the relevant state-wide policy	8
Have your say	11
How to make a comment	11
Privacy policy	11

☐

## Implementing local character into Local Environmental Plans (LEPs)

The **Local Character Planning Circular** released in January 2018 flagged preparing amendments to the Standard Instrument (Local Environmental Plan) Order 2006 (SI LEP) to establish overlays for additional considerations of local character in areas of significance. Using the SI LEP to give effect to local character strengthens local character and gives it statutory weighting.

The Department's work on local character is based on the sentiment that everywhere has character. Local character is the look and feel of the area and we should consider how it should be managed either to change, maintain or enhance that character. The introduction of local character overlays could be integrated into the broader suite of initiatives around managing change and growth to ensure it occurs within the context of how a neighbourhood looks and feels.

The purpose of this Paper is to outline an option for supporting local character within the SI LEP and to seek feedback on the proposal.

## Local Character and Place Guideline

The **Local Character and Place Guideline** outlines what local character and place is, why it is important, and how it fits into the planning system. The Guideline aims to support the work that councils are already doing to bring about the benefits of change in neighbourhoods, cities and regions to meet the aspirations people have for their places.

### Key questions

Do you think the inclusion of a standard approach to local character overlays within LEPs will be effective at balancing growth with supporting local character?

## Existing use of overlays within NSW

In NSW several councils have a map layer (an overlay) in their LEP identifying character areas; however, there is no standard approach, and this doesn't yet align with the strategic planned planning framework. A local character overlay could effectively align the development outcomes to the strategic vision and plans that sit above the LEP.

## What will a local character overlay do?

A local character overlay consists of a map layer and an associated clause within a LEP which identifies the additional assessment requirements. The map layer details the boundaries of character areas and the associated clause establishes development considerations to ensure development proposals address council's local character aspirations and development controls. This Paper proposes a standardised map layer and clause through the SI LEP.

A local character overlay could support local character through a LEP to strengthen or create a link to a standalone local character statement and/or controls that sit within a development control plan (DCP), or to exclude or vary statewide policy. ☐

A local character overlay could have a few functions.

The map layer could:

- identify the defined character area and map its boundaries
- identify the characterisation for the area (as outlined in the Local Character and Place Guideline)
- trigger local variations and in exceptional circumstances local exclusions from statewide policy.

The clause could:

- require applicants to meet development controls within the DCP for a proposed development within the character area
- require applicants to submit a statement of consistency with the desired future character (where council has set a desired future character)
- include consideration of the statement of consistency as part of the assessment of a development application
- identify local character requirements for development proposals (additional requirements, development controls and/or statement addressing consistency with the desired future character)
- implement the local strategic planning statement reflecting the community's future vision for an area

#### Key questions

- Are the functions listed above helpful in supporting local character?
- Are there any other functions that a local character overlay could deliver?
- What are your thoughts on a "statement of consistency" for development applications to identify a proposal's consistency with desired future character?

## Where should local character overlays be introduced?

If councils wish to support local character through their LEP they could submit a planning proposal in line with the standardised map layer and associated clause that would be included within the SI LEP Order. The Department would review all submitted planning proposals against published criteria to evaluate the benefits and impacts of introducing a local character overlay.

Character areas needn't be everywhere, only where councils and their community feel that the broader zone objectives don't provide sufficient guidance or direction to manage change while supporting local character. Further direction on local character and how to identify, describe and support it is provided in the Local Character and Place Guideline.

#### Key questions

- Councils - do you anticipate introducing a local character overlay into your LEP?
- Are you able to provide detail on any potential overlays to assist with developing the policy?

### How will an overlay be included in the SI LEP?

A proposed amendment to the SI LEP Order would introduce an optional (standard) clause and a map layer to accommodate a local character overlay. Once this amendment to the SI LEP Order is made, then councils would be able to choose to prepare a planning proposal to adopt the clause and apply a local character overlay within their LEP.

Prior to submitting a planning proposal, it is strongly recommended that councils consult with the Department in the drafting of the map layer. Once the planning proposal has been submitted the Department would evaluate what is proposed against the criteria below.

The proposed overlay would be a map layer within the SI LEP with a supporting [standard optional clause](#) to give weight to local character considerations. Do you think this is the right approach?

### Criteria for introducing a local character overlay

Where a council intends to prepare a planning proposal for a local character overlay the Department will evaluate each proposed local character overlay, the extent of the overlay and anticipated effects. The Department would establish criteria that councils must satisfy when submitting a planning proposal to add a local character overlay. These requirements would be centred on having undertaken a strategic planning process and ideally will follow councils' draft local strategic planning statement and local housing strategy. Below are draft criteria for consideration.

The below table outlines the criteria that should be submitted with any planning proposal for a local character overlay.

**Table 1: Proposed criteria and supporting information for a planning proposal to introduce a local character overlay**

Criteria	Indicative supporting Information
1 Proposal	<ul style="list-style-type: none"> <li>• What is the intended purpose of the overlay? (If the purpose includes varying statewide policy, additional criteria detailed in Table 2 will need to be met).</li> <li>• What functions will the overlay seek to deliver? (i.e. introduce local character controls/exclude statewide policy/introduce a test of consistency with desired future character).</li> <li>• What other mechanisms are being utilised to support local character? (i.e. update the controls within the DCP/implement the cultural plan &amp; public domain improvement plan). Please provide detail (including development controls where proposed).</li> <li>• Why is a local character overlay required, could no other mechanism within the planning system better support local character? (i.e. review of DCP controls/character statement within the local strategic planning statement).</li> <li>• How many lots (for houses, businesses, assets) will be captured?</li> <li>• Is it a joint proposal across local government boundaries?</li> </ul>

- Will the addition of a local character overlay on the site increase the regulatory burden on the land owners/potential applicants?
- 
- 2** Alignment to the strategic content
- How does the proposed local character overlay align to the directions within the regional and district strategic plan? The character overlay must be aligned to the wider strategic context. It is important when classifying character that the broader influences are considered within regional strategic plans and in Greater Sydney, district plans.
  - Has residential, commercial and industrial land supply been sufficiently planned for? Where a downzoning is being considered it must be demonstrated that the overall land supply needs can still be effectively met and for residential that the local housing strategy can be delivered.
  - Has local character been raised through the integrated planning and reporting framework engagement?
- 
- 3** Has community consultation on local strategic planning statements and if applicable, local housing strategies been undertaken?
- Summary of the feedback received on local character through local strategic planning statements engagement.
  - Where the character area incorporates residential, summary of feedback received on local housing strategy engagement.
- 
- 4** Have completed a character assessment in conjunction with their community for the area and have characterised the character area and its attributes of the place that are cherished and to be supported.
- Provide a copy of the character assessment undertaken in accordance with the Local Character and Place Guideline Part 2 – Character assessment toolkit.
  - Provide a summary of the community feedback received during the character assessment.
  - Provide a copy of the desired future character statement for the area where the local character overlay is proposed.
- 
- 5** Have prepared the map layer in accordance with the standard technical requirements for spatial datasets and maps and drafted a clause in accordance with the local character optional (standard) clause of the SI LEP (yet to be drafted).
- Cadastral data and other supporting information is electronically available and can be provided with mapping to Standard Instrument Local Environmental Plan format.
  - Proposed clause be drafted in accordance with the optional (standard) clause under the SI LEP order.

Are these criteria reasonable for determining and evaluating the result of adding a local character overlay?

### Local character overlay versus complying development

Local character controls prepared for development assessment (within either the SILEP or DCP) cannot apply to complying development under relevant state-wide policy.

Within state-wide policy there is an existing mechanism that allows the introduction of local variations. This would enable, for certain Department endorsed character areas, the ability to introduce alternative development standards within the state-wide policy for the key attributes that strongly influence the character of the area. For instance, requiring a certain roof design (gable in a federation suburb).

Local variations would need to be considered by the Department in terms of their impact including any implications for uptake of complying development and additional costs where standard housing product would need to be tailored to meet the controls which increases costs for a typical project home.

In certain (limited) circumstances character areas may warrant substantial variation to complying development standards beyond the scope of a local variation. In these circumstances councils in collaboration with their community may seek a local exclusion from individual codes of the state-wide policy to better manage the desired future character of those areas. A local exclusion is an existing mechanism within the state-wide policy. Councils will be asked to encourage complying development as the preferred approval pathway elsewhere within the local government area to offset any reduction in uptake because of a local exclusion.

### Criteria and supporting information for local variations and exclusions for the relevant state-wide policy

A State-wide set of clear criteria is already used to consider proposed local exclusions and variations to achieve a consistent State-wide approach. This existing approach could also be applied for local character initiated local variations and exclusions.

Requests would need to demonstrate how each of the criteria has been addressed and satisfied. If a request cannot address one or more criteria, it would not be considered for inclusion in the state-wide policy.

The following criteria are proposed for the consideration of proposed local exclusions and variations to statewide policy:

**Table 2: Proposed criteria and supporting information for local variations and exclusions**

Criteria	Indicative supporting Information
1 Must demonstrate supply and diversity of housing across local government area which will meet current and future needs of community	<ul style="list-style-type: none"> <li>• Current and historical complying development take up (from Local Development Performance Monitor).</li> <li>• Statistics on development type (issued CDCs and DAs) for a five-year period.</li> <li>• Number of lots affected specified for each code (in effect at the time of application and following the deferred period for the Low-Rise Medium Density Code).</li> <li>• Compelling reason (see criteria 2).</li> </ul>



- Local character assessment undertaken in accordance with the Local Character and Place Guideline indicating that relevant state-wide policy will impact on the desired future character.
  - Evidence of local community and industry views.
  - Provide a copy of the local strategic planning statement and if relevant the local housing strategy.
  - Any consideration of a trigger for local variations will need to demonstrate that without complying development the housing needs can still be effectively met.
  - For lots proposed to be excluded from the relevant statewide policy what is the rationale, and could a local variation introduce a development standard that aligned to local character attributes?
  - Where within the local government area will councils be encouraging complying development as the approval pathway so as to offset any reduction in complying development uptake because of a proposed local character overlay?
- 
- 2** Compelling reason for variation or exclusion
- Detailed analysis and comparison between what is proposed and the controls in the policy and the local character assessment undertaken in accordance with the Local Character and Place Guideline.
  - Strategic basis within an adopted council policy, supported by evidence.
  - Desired future character and why it is not supported by standards within statewide policy
  - Providing real examples and where applicable case studies.
  - Modelling of existing and proposed controls, shadows, impacts on neighbours (where dealing with heights, setbacks, location of upper level).
  - Evidence of local community and industry views from preparation of strategic plans where high standard of consultation has been recently undertaken (including explanation of impact on property values).
- 
- 3** Variation or exclusion is quantifiable and can be mapped map prepared in accordance with the standard technical requirements for spatial datasets and maps
- Cadastral data and other supporting information is electronically available and can be provided with mapping to Standard Instrument Local Environmental Plan format



All requests will be reviewed by the Department of Planning and Environment in consultation with the relevant council. Where a request for a local variation or exclusion is endorsed by the Minister, it will be included in the next draft amendment to the relevant statewide policy. The Minister may seek advice from the Greater Sydney Commission or the Independent Planning Commission with regards to making a decision on permitting a variation or exclusion. In preparing draft amendments, the Department may consult further with the relevant council and its community.

Are these criteria appropriate for determining a local character variation or in exceptional circumstances an exclusion?

## Have your say

This discussion paper outlines an option for supporting local character within the SILEP. A local character overlay could support local character through the SILEP to strengthen or create a link to a standalone local character statement and/or controls that sit within a DCP or for statewide policy.

The Department of Planning and Environment welcomes feedback.

## How to make a comment

This discussion paper is available on the Department of Planning and Environment's website at [www.planning.nsw.gov.au/localcharacter](http://www.planning.nsw.gov.au/localcharacter)

You can make a comment online at the website or you can write to:

Director, Local Planning Policy

NSW Department of Planning and Environment

GPO Box 39, Sydney NSW 2001

## Privacy policy

Your personal information is protected under the Privacy and Personal Information Protection Act 1998 (PPIP Act). The Department collects personal information in submissions for the purposes set out in the Department's Privacy Statement.

We respect your right to privacy. Before lodging your submission, you will be asked to confirm that you have read the terms of the Privacy Statement, which sets out:

- how personal information is defined under the PPIP Act - it includes but is not limited to your name, address and email address,
- the purposes for which the Department collects personal information, and
- how personal information collected by the department will be used.

When you make a submission, we will publish:

- the content of your submission including any personal information about you which you have chosen to include in those documents, and
- a list of submitters, which may include your name and your suburb or town.

We will not publish offensive, threatening, defamatory or other inappropriate material. If you do not want your personal information published, please do not include any personal information in your submission. If you do not want your submission published at all, please note this in your submission.



camden  
council

# Discussion Paper – Local Character Overlay

Submission to Department of Planning and  
Environment

 70 Central Ave,  
Oran Park NSW 2570

 PO Box 183, Camden 2570

 4654 7777

 ABN: 31 117 341 764

 [mail@camden.nsw.gov.au](mailto:mail@camden.nsw.gov.au)

 [camden.nsw.gov.au](http://camden.nsw.gov.au)

 [www.facebook.com/camdenCouncil](http://www.facebook.com/camdenCouncil)



## Response to Discussion Paper – Local Character Overlay

Council's response to the Discussion Paper – Local Character Overlay (the Discussion Paper) is provided below. A detailed response (including example clauses) to each of DPE's questions in the Discussion Paper is provided at **Attachment 1**.

- Council supports the NSW Government's initiative to strengthen local character consideration in the NSW planning system.
- Council agrees that Local Character Areas could assist in balancing growth with supporting local character in established areas and also assist in developing new character for areas that may need guidance (such as greenfield areas).
- Council supports the importance of local character, however recognise that a local character overlay would be an additional requirement (and potential cost) for applicants.
- Council supports a proposed Local Character Area overlay in the Local Environmental Plans (LEP).
- Council recommends that areas mapped as Local Character Areas have an associated Desired Future Character clause in the LEP to guide development.
- Council supports the proposal that requires applicants to prepare a Statement of Consistency with the Desired Future Character clause when preparing a development application (DA) or complying development application in a Local Character Area.
- Council recommends that a Statement of Consistency be written by a suitably qualified professional such as an Architect or Urban Designer.
- Council supports the proposal that the Statement of Consistency must be taken into consideration when assessing development in a Local Character Area.
- To support the above, Council recommends a change to the State Environmental Planning Policy (Exempt and Complying Development Codes) 2008 (the Codes SEPP) that requires development be consistent with the Desired Future Character clause associated with the Local Character Area identified on a map in the relevant LEP. This approach would align with applicants needing to provide a Statement of Consistency (written by a suitably qualified professional) and would limit complying development to development compatible with the Desired Future Character.
- Council also recommends that in certain circumstances some Local Character Areas be excluded from the Codes SEPP (so that complying development is not an approval option).
- For rezoned precincts within the South West Growth Area, State Environmental Planning Policy Sydney Region Growth Centres (Growth Centres SEPP) is the relevant planning instrument. The DPE's local character proposal under the Standard Instrument LEP would not apply to the Growth Areas. As a result, the DPE is requested to confirm how local character consideration can be implemented in the Growth Centres.



70 Central Ave,  
Oran Park NSW 2570



PO Box 183, Camden 2570



4654 7777



ABN: 31 117 341 764



mail@camden.nsw.gov.au



camden.nsw.gov.au



www.facebook.com/camdecouncil



## Attachment 1

### 1.0 Do you think the inclusion of a standard approach to local character overlays within LEPs will be effective at balancing growth with supporting local character?

Local Character Areas (LCAs) could assist in balancing growth with supporting local character but also assist in developing character for areas that may need guidance (such as greenfield areas).

### 2.0 Map Layers and Clauses

Council has summarised its response to map layers and clauses below.

#### 2.1 Map Layers

This section addresses how a local character overlay map would sit within in the Local Environmental Plan (LEP).

Supported	Partially Supported	Not Supported
-----------	---------------------	---------------

#### DPE options for the function of the Local Character Overlay Map

#### Council response

##### 2.1.1

Identify the defined character area and map its boundaries

Council supports the proposed overlay as a Local Character Area (similar but distinct to a Heritage Conservation Area) in the Local Environmental Plan (LEP), however suggest that the layer be kept to one category.

##### 2.1.2

Identify the characterisation for the area - from the three options outlined in the Local Character Place Guideline:

1. *Change Character*
2. *Enhance Character*
3. *Maintain Character*

Areas identified as Local Character Areas on a map in the LEP should be required to have associated Desired Future Character clauses that will guide development, rather than three map categories guiding development.

There should be only one map layer.

See 2.2.2 below for more information.

##### 2.1.3

Trigger local variations and in exceptional circumstances local exclusions from statewide policy (as allowed under clause 1.12 (Schedule 2 and Schedule 3) in Exempt and Complying Development SEPP.

As an alternative to a variation in the Codes SEPP, Council suggests a clause be inserted into the Codes SEPP that requires development under the Codes SEPP to be consistent with a Desired Future Character clause associated with Local Character Areas identified on a map in the LEP.

The clause should describe the character and set out development standards to be complied with (that may include maximum height of building and floor space ratio) to ensure that compliance with the LEP Local Character clause is 'measurable' for a council assessment officer or private certifier.

The suggested approach would avoid the Codes SEPP becoming cluttered with multiple variations associated with numerous Local Character Areas across the state.

Council recommends that in certain circumstances some Local Character Areas be excluded from the Codes SEPP (so that complying development is not an approval option).

See 2.2.2 and 4.0 below for more information.

70 Central Ave,  
Oran Park NSW 2570

PO Box 183, Camden 2570

4654 7777

ABN: 31 117 341 764

mail@camden.nsw.gov.au

camden.nsw.gov.au

www.facebook.com/camdencouncil



## 2.2 Clauses

This section addresses DPE options for the function of LEP Clauses that would link to the Map Layers

Supported	Partially Supported	Not Supported
-----------	---------------------	---------------

### DPE options for the function of the Clauses (in a LEP) that would link to the Map Layers

### Council response

#### 2.2.1

Require applicants to meet development controls within the DCP for a proposed development within the Character Area.

Requiring applicants to meet controls (standards) as opposed to objectives in a DCP is likely to be inconsistent with the EPA Act 1979 (3A) (b):

*if those provisions set standards with respect to an aspect of the development and the development application does not comply with those standards—is to be flexible in applying those provisions and allow reasonable alternative solutions that achieve the objects of those standards for dealing with that aspect of the development.*

Requiring applicants to meet controls (standards), as opposed to objectives in a DCP, could create inconsistencies with LEPs (which is the overriding legislation) as per the EPA Act 1979 (5):

*A provision of a development control plan (whenever made) has no effect to the extent that:*

- (a) it is the same or substantially the same as a provision of an environmental planning instrument applying to the same land, or*
- (b) it is inconsistent or incompatible with a provision of any such instrument.*

Development Control Plans (DCPs) are designed to act as a guide to compliment Local Environmental Plans (LEPs) and are not to be inconsistent or incompatible with a provision of any such instrument (as stated above in the EPA Act).

#### 2.2.2

Require applicants to submit a Statement of Consistency with the desired future character (where Council has set a Desired Future Character).

Desired Future Character clauses should be linked to each Local Character Area identified in a LEP.

Applicants could be required to submit a Statement of Consistency with Desired Future Character clauses for both development assessment and certification.

A Statement of Consistency should be prepared by a suitably qualified professional such as an Architect, Urban Designer, Urban Planner or the like (in a similar way to how a Design Verification Statement is required under SEPP 65). This would provide certainty when assessing or certifying development in a Local Character Area.

To ensure compatible exempt and complying development can still occur, Council recommend a clause be inserted in the Codes SEPP that requires (for example):

*If a development is in a Local Character Area, the proposal must be accompanied by a Statement of Consistency that demonstrates its compatibility with the Local Character Area clauses contained in the Local Environmental Plan.*

70 Central Ave,  
Oran Park NSW 2570

PO Box 183, Camden 2570

4654 7777

ABN: 31 117 341 764

mail@camden.nsw.gov.au

camden.nsw.gov.au

www.facebook.com/camdenccouncil



### 2.2.2 (continued)

Require applicants to submit a Statement of Consistency with the desired future character (where Council has set a Desired Future Character).

A hypothetical example of what a Desired Future Character clause (linked to a Local Character Area map in a LEP) could look like is shown below:

#### *X.X Desired Future Character of Local Character Area X*

*(1) The Desired Future Character of Local Character Area X consists of dwellings that have the appearance of single storey buildings with pitched roofs, front yards and large trees in a landscaped setting. Development in this area must:*

- a) have a maximum height of building of 7.5 metres;*
- b) have a floor space ratio of no more than 0.4:1;*
- c) have a roof pitch of between 30 degrees and 45 degrees; and*
- d) be accompanied by a Statement of Consistency demonstrating compliance with this clause.*

Note that the above hypothetical example does not prohibit complying development. It simply restricts complying development to compatible complying development (i.e. single storey appearance with a large front yard). Compliance with this above control would be verified for the certifier via the Statement of Consistency.

Note that Council also recommends that in certain circumstances some Local Character Areas be excluded from the Codes SEPP (so that complying development is not an approval option).

### 2.2.3

Include consideration of the Statement of Consistency as part of the assessment of a development application.

Yes - for development assessment and for certification under the Codes SEPP.

See above (2.2.2).

### 2.2.4

Identify Local Character Requirements for development proposals (additional requirements, development controls and / or statement addressing consistency with the desired future character).

Requiring compliance with a DCP for developments in a Local Character Area would be difficult to implement under the existing legislative framework.

Requiring compliance with specific additional development standards in a LEP would be consistent with how people use the existing legislative framework (for example, additional controls for Heritage Conservation Areas or Urban Release Areas). See 2.2.2 above.

### 2.2.5

Implement the Local Strategic Planning Statement reflecting the community's future vision for an area.

The Local Strategic Planning Statement is a broad document that will play a role in the overall character for the LGA, however it should not be the only legislative mechanism to protect local character. The above supported options are also needed.



70 Central Ave,  
Oran Park NSW 2570



PO Box 183, Camden 2570



4654 7777



ABN: 31 117 341 764



mail@camden.nsw.gov.au



camden.nsw.gov.au



www.facebook.com/camden council



### 3.0 Proposed criteria and supporting information for a Planning Proposal to introduce a Local Character Overlay

The following tables (3.1 to 3.5) summarise Council’s response to DPE’s proposed criteria and supporting information for a Planning Proposal to introduce a Local Character Overlay.

#### 3.1 Proposal

Supported	Partially Supported	Not Supported
-----------	---------------------	---------------

#### DPE proposed criteria and supporting information for a planning proposal to introduce a local character overlay

#### Council response

<b>3.1.1</b> What is the intended purpose of the overlay? (If the purpose involves varying statewide policy, additional criteria detailed in Table 2 ( <i>question 4.0 in this report</i> ) will need to be met).	This requirement is supported.
<b>3.1.2</b> What functions will the overlay seek to deliver? (i.e. introduce local character controls / exclude statewide policy / introduce a test of consistency with the desired future character).	The functions of the Local Character Overlay should be defined by the Department of Planning and Environment to ensure consistency between Councils.
<b>3.1.3</b> What other mechanisms are being utilised to support local character? (i.e. update the controls within the DCP / implement the cultural plan & public domain improvement plan). Please provide detail (including development controls where proposed).	This is an important requirement to show how the Local Character Overlay (with associated maps and clauses) would work with other policy.
<b>3.1.4</b> Why is a local character overlay required, could no other mechanism within the planning system better support local character? (i.e. review of the DCP controls / character statement within the Local Strategic Planning Statement).	The requirements of when Councils can apply for a Local Character Overlay should be predefined to areas that have unique or special character as defined by the <i>Local Character and Place Guideline</i> .  Development Control Plans and Local Strategic Planning Statements should all work together to complement one another - they should not act as alternatives to Local Character Overlays in a Local Environmental Plan.

70 Central Ave,  
Oran Park NSW 2570

PO Box 183, Camden 2570

4654 7777

ABN: 31 117 341 764

mail@camden.nsw.gov.au

camden.nsw.gov.au

www.facebook.com/camdecouncil





- 3.1.5  
How many lots (for houses, businesses, assets) will be captured?
- 3.1.6  
Is it a joint proposal across local government boundaries?

This requirement is supported.

It should be noted that developers may wish to include Local Character Overlays in their Planning Proposals to guide the Desired Future Character of their development - this is especially important in greenfield areas.

**3.2 Alignment to the Strategic context**

Supported	Partially Supported	Not Supported
-----------	---------------------	---------------

**DPE proposed criteria and supporting information for a planning proposal to introduce a local character overlay**

**Council response**

- 3.2.1  
How does the proposed local character overlay align to the directions within the regional and district strategic plan? The character overlay must be aligned to the wider strategic context. It is important when classifying character that the broader influences are considered within regional strategic plans and in Greater Sydney district plans.
- 3.2.2  
Has residential, commercial and industrial land supply been sufficiently planned for? Where a downzoning is being considered it must be demonstrated that the overall land supply needs can still be effectively met and for residential that the local housing strategy can be delivered.
- 3.2.3  
Has local character been raised through the integrated planning and reporting framework engagement?

This requirement is supported.

Council's submission suggests Local Character Overlays deliver Desired Future Character clauses associated with Local Character Areas identified on a map in a Local Environmental Plan (as discussed in 2.2.2).

The Department of Planning and Environment could require councils to provide analysis to demonstrate how urban design may change as a result of compliance with a Desired Future Character clause and how such change will impact the total developable area in the Local Character Area. If analysis reveals a "downzoning", councils should demonstrate to DPE where they will be providing additional capacity.

This requirement is supported.

70 Central Ave,  
Oran Park NSW 2570

mail@camden.nsw.gov.au

PO Box 183, Camden 2570

camden.nsw.gov.au

4654 7777

www.facebook.com/camdencouncil

ABN: 31 117 341 764



**3.3 Has community consultation on local strategic planning statements, and if applicable, local housing strategies been undertaken?**

Supported Partially Supported Not Supported

**DPE proposed criteria and supporting information for a planning proposal to introduce a local character overlay**

**Council response**

**3.3.1**  
Summary of the feedback received on local character through local strategic planning statements engagement.

This requirement is supported.

**3.3.2**  
Where the character area incorporates residential, summary of feedback received on local housing strategy engagement.

This requirement is supported.

**3.4 Have completed a character assessment in conjunction with their community for the area and have characterised the character area and its attributes of the place that are cherished and to be supported.**

Supported Partially Supported Not Supported

**DPE proposed criteria and supporting information for a planning proposal to introduce a local character overlay**

**Council response**

**3.4.1**  
Provide a copy of the character assessment undertaken in accordance with the Local Character and Place Guideline Part 2 – Character assessment toolkit.

This requirement is supported.

**3.4.2**  
Provide summary of the community feedback received during the character assessment.

This requirement is supported.

70 Central Ave, Oran Park NSW 2570 | PO Box 183, Camden 2570 | 4654 7777 | ABN: 31 117 341 764  
 mail@camden.nsw.gov.au | camden.nsw.gov.au | www.facebook.com/camdenccouncil | 8



## 3.4.3

Provide a copy of the desired future character statement for the area where the local character overlay is proposed.

Council's submission suggests Local Character Overlays deliver Desired Future Character clauses associated with Local Character Areas identified on a map in a Local Environmental Plan (as discussed above in 2.2.2).

### 3.5 Have prepared the map layer in accordance with the standard technical requirements for spatial datasets and maps and drafted a clause in accordance with the local character optional (standard) clause of the SI LEP (yet to be drafted).

Supported

Partially Supported

Not Supported

#### DPE proposed criteria and supporting information for a planning proposal to introduce a local character overlay

#### Council response

## 3.5.1

Cadastral data and other supporting information is electronically available and can be provided with mapping to Standard Instrument Local Environmental Plan format.

This requirement is supported.

## 3.5.2

Proposed clause be drafted in accordance with the optional (standard) clause under the SI LEP order.

This requirement is supported.

## 4.0 Proposed criteria and supporting information for local variations and exclusions (from Exempt and Complying Development SEPP)

### 4.1 Variations

As an alternative to a variation in the Codes SEPP Council recommends a clause be inserted into the Codes SEPP that states development under the Codes SEPP must be consistent with Desired Future Character clauses associated with Local Character Areas identified on a map in the LEP.

Variations in the Codes SEPP would result in schedules 2 and 3 of the Codes SEPP becoming cluttered with multiple variations associated with numerous Local Character Areas across the state.

A clause in the Exempt and Complying Development SEPP could state (for example):

*If a development is in a Local Character Area, the proposal must be accompanied by a Statement of Consistency that demonstrates its compatibility with the Local Character Area clauses contained in the Local Environmental Plan.*

For example, a two-storey dwelling is currently permitted as Complying Development, however if a theoretical Local Character Area clause for the area stated;



70 Central Ave,  
Oran Park NSW 2570



PO Box 183, Camden 2570



4654 7777



ABN: 31 117 341 764



mail@camden.nsw.gov.au



camden.nsw.gov.au



www.facebook.com/camdencouncil



### *X.X Desired Future Character of Local Character Area X*

*(1) The Desired Future Character of Local Character Area X consists of dwellings that have the appearance of single storey buildings with a pitched roofs, front yards and large trees in a landscaped setting. Development in this area must:*

- a) have a maximum height of building of 7.5 metres;*
- b) have a floor space ratio of no more than 0.4:1;*
- c) have a roof pitch of between 30 degrees and 45 degrees; and*
- d) be accompanied by a Statement of Consistency demonstrating compliance with this clause.*

Under the hypothetical clause, the applicant would only be able to develop a dwelling that has the appearance of a single storey building with a pitched roof as complying development in that area. This is a more flexible approach that allows compatible and appropriate complying development in Local Character Areas. As discussed previously (2.2.2), a Statement of Consistency should be verified by a suitably qualified professional such as an Architect to assist the certifier to certify Complying Development.

#### **4.2 Exclusions**

In certain circumstances councils may find that Local Character Areas need to be excluded from the Codes SEPP. In these circumstances, the Local Character Area should be excluded from the Codes SEPP via:

- Schedule 4 (Land excluded from the General Exempt Development Code) and,
- Schedule 5 (Land excluded from the Housing Code) in the Codes SEPP.

 70 Central Ave,  
Oran Park NSW 2570

 PO Box 183, Camden 2570

 4654 7777

 ABN: 31 117 341 764

 [mail@camden.nsw.gov.au](mailto:mail@camden.nsw.gov.au)

 [camden.nsw.gov.au](http://camden.nsw.gov.au)

 [www.facebook.com/camdencouncil](https://www.facebook.com/camdencouncil)

## APPENDIX:

Camden Council

Quarterly Budget Review Statement  
for the period 01/01/19 to 31/03/19SUMMARY OF BUDGET REVIEW VARIATIONS GREATER THAN \$15,000  
BUDGET REVIEW FOR THE QUARTER ENDED 31 MARCH 2019

Expense \$	Change in Vote		Totals \$	Description	Comments
	Income \$				
<b>1) Proposed Budget Variations</b>					
Proposed variations to the 2018/19 Budget based on income received and expenditure payments to date are as follows:					
<b>(776,800)</b>	<b>1,628,300</b>		<b>851,500</b>	<b>Surplus / (Deficit) Budget Variations: September 2018/19 Review</b>	
<b>(635,456)</b>	<b>721,456</b>		<b>86,000</b>	<b>Surplus / (Deficit) Budget Variations: December 2018/19 Review</b>	
	110,000		110,000	Rates and Charges Income	Supplementary rate income is received upon the rezoning or subdivision of land. It is additional rate income to the amount levied at the beginning of the financial year. The increase in rate income realised during the third quarter of 2018/19 is primarily due to new lots created through subdivisions in the Spring Farm, Oran Park, Gregory Hills and Leppington land release areas.
	141,800		141,800	Land Compensation - Courtney Loop Oran Park	Council has received compensation from the RMS for land required for road widening at Courtney Loop Oran Park.
	100,000		100,000	Container Deposit Scheme - Increase in income	A refund sharing agreement for the NSW Container Deposit Scheme has been finalised with Council's Recycling contractor, this agreement commenced on 1 April 2019 and will be in place until 2024. The \$100,000 represents payment for the last quarter of the 2018/19 financial year.
	(100,000)		(100,000)	Interest on Investments - Decrease in income	Overall Council's investment portfolio is performing well against the industry benchmark. Council's investment portfolio is made up of general funds and restricted funds (Section 711, grants etc). This adjustment represents the general fund component only of the investment portfolio, where less general funds have been held on investment than anticipated and reducing interest rates have contributed to the decrease in investment income.
	72,700		72,700	WHS System's Rebate Increase	The rebate is payable to members as an incentive for meeting KPIs relating to performance, self-audit and the renewal of membership in order to qualify for the payment of the rebate.
<b>(500,000)</b>			<b>(500,000)</b>	Transfer from ELE Reserve	As part of the adoption of the 2017/18 - 2020/21 Delivery Program Council resolved to use future funding from quarterly budget reviews as a funding source for the major projects to be delivered in the 2017/18 - 2020/21 Delivery Program. It was estimated that \$500,000 could be funded from each quarterly budget review from September 2017 to March 2021. This would provide up to \$7.5 million in funding. The funding required from quarterly budget reviews over the next four years is a conservative \$5.7 million, which provides a contingency should a budget review not realise \$500,000 over the nominated period. It is proposed to transfer \$500,000 from the December 2018 Quarterly Budget Review surplus to the Working Funds Reserve for this purpose. This will result in a total of \$3.5 million being transferred to reserve to fund future expenditure in the 2017/18 - 2020/21 major capital works program.
100,600			100,600	Emergency Services Expense Savings	The savings consists of the reimbursement of operational costs from the SES for building and fleet maintenance costs as payable under the agreement. In addition, savings have been realised with plant and vehicles now being the responsibility of the SES. Savings have also been realised within the Rural Fire Services budget primarily a result of less than expected vehicle maintenance during 2018/19, even with all scheduled maintenance being completed for the RFS.

**APPENDIX:**

Camden Council

Quarterly Budget Review Statement  
for the period 01/03/19 to 31/03/19**SUMMARY OF BUDGET REVIEW VARIATIONS GREATER THAN \$15,000  
BUDGET REVIEW FOR THE QUARTER ENDED 31 MARCH 2019**

Expense \$	Change In Vote		Totals \$	Description	Comments
	Income \$	Expenditure \$			
100,000			100,000	Animal Pound Expense Savings	As part of Council reviewing its options for an animal pound additional funding for operational expenditure was provided for in the 2018/19 budget, this allocation is no longer required.
45,200			45,200	Insurance Premiums Expense Savings	Savings in the public liability and property insurance premiums for the year were realised through enhanced claims management throughout the year.
(9,100)	29,000		19,900	Variations under \$15,000	
<b>(265,300)</b>	<b>359,500</b>		<b>90,200</b>	<b>Surplus / (Deficit) Proposed Budget Variations 2018/19</b>	
<b>(1,412,256)</b>	<b>2,349,756</b>		<b>937,500</b>	<b>Surplus / (Deficit) - Net Impact of Variations 2018/19</b>	

\* It should be noted where net increases or reductions have been shown within the main Council Report the income and expenditure column will not reconcile, as the two are separated within this attachment.

**APPENDIX:**

Camden Council

Quarterly Budget Review Statement  
for the period 01/01/19 to 31/03/19

**SUMMARY OF BUDGET REVIEW VARIATIONS GREATER THAN \$15,000  
BUDGET REVIEW FOR THE QUARTER ENDED 31 MARCH 2019**

Change in Vote		Totals	Description	Comments
Expense \$	Income \$	\$		
<b>2) Council Approved Budget Variations</b>				
Since adopting the 2018/19 Budget, Council has authorised the following changes to the budget:				
(4,566,500)	3,715,000	(851,500)	Surplus / (Deficit) - Budget Variations September 2018/19 Review	
(136,000)	50,000	(86,000)	Surplus / (Deficit) - Proposed Budget Variations December 2018/19 Review	
(20,000)			Harrisons Reserve, Harrington Park	
(20,000)		0	Duncombe Avenue, Gledswood Hills	Council Resolution - 9/19, 12/2/2019
(9,225)			Boyd Reserve, Currans Hill	
	49,225		Grant Income	
(723,000)			Acquisition of Land, Elderslie	
	723,000	0	Section 7.11 Developer Contributions - Transfer from Reserve	Council Resolution -14/19, 12/2/2019
(17,500)			New shade structure at the Oran Park Library and Community Centre	
	17,500	0	Grant Income	Council Resolution -33/19, 26/3/2019
(27,000)		(27,000)	Western Sydney City Deal	
(15,000)		(15,000)	Community Sponsorship Program	Council Resolution -35/19, 26/3/2019
(30,000)		(30,000)	Camden Town Farm Remediation	Council Resolution -36/19, 26/3/2019
(861,725)	789,725	(72,000)	Surplus / (Deficit) - Proposed Budget Variations March 2018/19 Review	
(5,564,225)	4,554,725	(1,009,500)	Surplus / (Deficit) - Council Approved Variations 2018/19	

Legend:

Expense Reduction - Positive figures, Expense Increase (Negative Figure)  
Income Increase - Positive figures, Income Reduction (Negative figure)

**APPENDIX:**

Camden Council

Quarterly Budget Review Statement  
for the period 01/03/19 to 31/03/19

**SUMMARY OF BUDGET REVIEW VARIATIONS GREATER THAN \$15,000  
BUDGET REVIEW FOR THE QUARTER ENDED 31 MARCH 2019**

Expense \$	Change In Vote Income \$	Totals \$	Description	Comments
<b>3) Contra Adjustments</b>				
Contra adjustments that have a NIL impact on Council's Budget:				
			<b>September 2018/19 Contra Adjustments</b>	
<b>(3,190,108)</b>	<b>3,190,108</b>	-		
			<b>December 2018/19 Contra Adjustments</b>	
<b>(1,014,990)</b>	<b>1,014,990</b>	-		
	100,000	-	Section 7.11 Developer Contributions - Interest on Investments	
<b>(100,000)</b>		-	Section 7.11 Developer Contributions - Transfer to Reserve	The balance of Council's Section 7.11 reserves has increased as a result of additional interest on investments
<b>(255,800)</b>		-	Catherine Park Community Centre	Indexation of Section 7.11 funding required for Catherine Park Community Centre works.
	255,800	-	Section 7.11 Developer Contributions - Transfer from Reserve	
<b>(15,000)</b>		-	Gregory Hills Community Centre fit out	Indexation of Section 7.11 funding required for Gregory Hills Community Centre fit out.
	15,000	-	Section 7.11 Developer Contributions - Transfer from Reserve	
<b>(85,400)</b>		-	Spring Farm Community Centre	Indexation of Section 7.11 funding required for Spring Farm Community Centre works.
	85,400	-	Section 7.11 Developer Contributions - Transfer from Reserve	
<b>(31,000)</b>		-	Oran Park Skate Park	A final review of the detailed design for the Youth and Recreation building associated with the Oran Park Skate Park an increase in scope of works was identified that exceeded the original scope provided to Landcom. There is \$25k required for amendment to the toilet specification and \$6k required for amendment to the switching.
	31,000	-	Section 7.11 Developer Contributions - Transfer from Reserve	
<b>(88,200)</b>		-	Curry Reserve - Amenities	Additional funding is required for the Curry Reserve Amenities for coats associated with archaeological finds. Savings have been identified in project completed at Mount Annan Leisure Centre and a playground at Bandara Reserve, Spring Farm
28,200		-	N1 Park Playground - Bandara Reserve, Spring Farm	
60,000		-	MALC - Expansion	
<b>(100,000)</b>		-	Street/Pavement Cleansing Service	Additional funding to is required for the Street Sweeping/Cleaning program to maintain current services.
100,000		-	Urban GPT Cleaning & Maintenance	



**APPENDIX:**

Camden Council

Quarterly Budget Review Statement  
for the period 01/01/19 to 31/03/19

**SUMMARY OF BUDGET REVIEW VARIATIONS GREATER THAN \$15,000  
BUDGET REVIEW FOR THE QUARTER ENDED 31 MARCH 2019**

Expense \$	Change in Vote		Totals \$	Description	Comments
	Income \$				
87,300			-	Roads - Pothole Patching	Funding for additional Footpath works from savings identified within roads pothole patching.
(87,300)			-	Footpath Renewal & Replacement	
(65,000)			-	Reconstruct - Welling/Wentworth/Henrietta	Additional works at the intersection of Welling/Wentworth and Hemitta Roundabout funded from grant income.
	65,000			Grant Income	
(323,230)			-	Graham Hill Rd/Richardson Rd	Increase in grant funding for Graham Hill Rd/Richardson Rd works.
	323,230			Grant Income	
(70,000)			-	Oran Park Admin Centre - Maintenance & Services	Funding is required to cover renewal works for AV equipment replacement, repairs to structural support for glass staff breakout room doors, rear staff fire exit door repairs and sealing of pavers.
	70,000			Oran Park Admin Centre - Transfer from Reserve	
(18,000)			-	Mower for BEP	Purchase of a replacement mower for BEP funded in full from BEP
	18,000			Contribution from BEP	
(963,430)	963,430		-	<b>March 2018/19 Contra Adjustments</b>	
(4,204,438)	4,204,438		-	<b>Total Contra Variations 2018/19</b>	

**APPENDIX:**

Camden Council

Quarterly Budget Review Statement  
for the period 01/01/19 to 31/03/19

**SUMMARY OF BUDGET REVIEW VARIATIONS GREATER THAN \$15,000  
BUDGET REVIEW FOR THE QUARTER ENDED 31 MARCH 2019**

Expense \$	Change In Vote Income \$	Totals \$	Description	Comments
<b>Reconciliation to 'December Review of the 2018/19 Budget'</b>				
2017/18 Carried Forward Working Funds Balance		1,000,000		
2018/19 Adopted Budget Surplus		0		
Available Working Funds 01/07/18		<b>1,000,000</b>		
Less:				
Minimum Desired Level		(1,000,000)		
<b>Total Funds Available</b>		<b>0</b>	<b>Total Available Working Funds as at 01/07/2018</b>	
<b>September Review</b>		851,500	Significant Budget Variations	
		(851,500)	Council Approved Variations	
		0	Budget Contra Variations	
		<b>0</b>	<b>Sub Total - September Review Variations</b>	
		<b>0</b>	<b>Total Available Working Funds as at 30/09/2018</b>	
<b>December Review</b>		86,000	Significant Budget Variations	
		(86,000)	Council Approved Variations	
		0	Budget Contra Variations	
		<b>0</b>	<b>Sub Total - December Review Variations</b>	
		<b>0</b>	<b>Total Available Working Funds as at 31/12/2018</b>	
<b>March Review</b>		90,200	Significant Budget Variations	
		(72,000)	Council Approved Variations	
		0	Budget Contra Variations	
		<b>18,200</b>	<b>Sub Total - March Review Variations</b>	
		<b>18,200</b>	<b>Total Available Working Funds as at 31/03/2019</b>	



# Camden Council Quarterly Budget Review Statement

For the period ending 31 March 2019

---

## Table of Contents

1. Income & Expenses Review Statement
2. Capital Budget Review Statement
3. Cash & Investments Budget Review Statement
4. Contracts Budget Review Statement
5. Consultancy & Legal Expenses Budget Review Statement
6. Key Performance Indicators Budget Review Statement

Camden Council

Quarterly Budget Review Statement  
for the period 01/01/19 to 31/03/19**INCOME & EXPENSE (BY ACTIVITY)****BUDGET REVIEW FOR THE QUARTER ENDED 31 MARCH 2019**

(\$'000's)	Original Budget	Approved Changes					Revised Budget	Proposed Variations this Qtr	Notes	Projected Year End Result	Actual YTD
		Revotes	Other than by QBRS	Sep QBRS	Dec QBRS	Mar QBRS					
<b>Income</b>											
Actively Managing Camden's Growth	10,448	-	-	50	-	-	-	-	10,498	7,124	
Healthy Urban and Natural Environment	16,233	-	15	106	9	-	100	1	16,463	16,006	
A Prosperous Economy	3	-	-	-	-	-	-	-	3	12	
Effective and Sustainable Transport	6,722	-	14	-	-	-	-	-	6,736	3,577	
An Enriched and Connected Community	7,698	-	-	(3)	55	-	14	2	7,764	7,631	
Strong Local Leadership	66,899	-	-	970	721	-	198	3	68,788	62,054	
<b>Total Income from Continuing Operations</b>	<b>108,003</b>	<b>-</b>	<b>29</b>	<b>1,123</b>	<b>785</b>	<b>-</b>	<b>312</b>		<b>110,252</b>	<b>96,404</b>	
<b>Expenses</b>											
Actively Managing Camden's Growth	13,415	-	-	-	(315)	-	-	-	13,100	7,037	
Healthy Urban and Natural Environment	27,764	-	15	106	15	-	(100)	4	27,800	17,355	
A Prosperous Economy	871	-	-	-	-	-	-	-	871	658	
Effective and Sustainable Transport	23,897	-	14	-	-	-	-	-	23,911	9,782	
An Enriched and Connected Community	13,833	-	-	64	75	-	81	5	14,053	11,428	
Strong Local Leadership	29,894	302	-	233	14	-	(145)	6	30,298	20,686	
<b>Total Expenses from Continuing Operations</b>	<b>109,674</b>	<b>302</b>	<b>29</b>	<b>403</b>	<b>(211)</b>	<b>-</b>	<b>(164)</b>		<b>110,093</b>	<b>66,946</b>	
<b>Net Operating Result from Continuing Operations</b>	<b>(1,671)</b>	<b>(302)</b>	<b>-</b>	<b>720</b>	<b>996</b>	<b>-</b>	<b>476</b>		<b>219</b>	<b>29,458</b>	
<b>Add:</b>											
Capital Income	165,040	7,345	612	1,669	11	-	142		174,819	33,688	
Non Cash Funded Depreciation	13,827	-	-	-	-	-	-		13,827	-	
Funds from the Sale of Assets	516	-	-	-	-	-	-		516	1,035	
Loan Borrowings	-	-	-	-	-	-	-		-	-	
Transfer from Restricted Assets	24,521	18,715	398	2,078	286	-	863		46,861	29,116	
	<b>203,904</b>	<b>26,060</b>	<b>1,010</b>	<b>3,747</b>	<b>297</b>	<b>-</b>	<b>1,005</b>		<b>236,023</b>	<b>63,839</b>	
<b>Less:</b>											
Capital Purchases & Acquisitions	178,130	25,758	1,010	2,195	606	-	863		208,562	31,248	
Borrowing Expense (Principal)	3,664	-	-	-	-	-	-		3,664	3,028	
Transfer to Restricted Assets	20,439	-	-	2,272	687	-	600		23,998	36,005	
	<b>202,233</b>	<b>25,758</b>	<b>1,010</b>	<b>4,467</b>	<b>1,293</b>	<b>-</b>	<b>1,463</b>		<b>236,224</b>	<b>70,281</b>	
<b>NET BUDGET POSITION SURPLUS/(DEFICIT)</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>18</b>		<b>18</b>	<b>23,016</b>	

Camden Council

**Quarterly Budget Review Statement**  
for the period 01/01/19 to 31/03/19

## INCOME & EXPENSE (BY ACTIVITY)

Recommended changes to revised budget

**Budget Variations being recommended include the following material items:**

Notes	Details
1	<b>Healthy Urban and Natural Environment - Increase in Income</b> Container Deposit Scheme income (\$100k).
2	<b>An Enriched and Connected Community - Increase in Income</b> A number of minor adjustments have also been required which have increased income forecasts (\$14K).
3	<b>Strong Local Leadership - Increase in Income</b> Adjustment to budget to reflect supplementary rating income (\$100k). WHS systems rebate income was above budget expectations (\$73k) and a number of minor adjustments have also been required which have increased income forecasts (\$15K).
4	<b>Healthy Urban and Natural Environment - Increase in Expense</b> Savings in Animal pound operations (\$100k).
5	<b>An Enriched and Connected Community - Increase in Expense</b> Additional funding required for the Camden Town Farm (\$30k), ANZAC Day (\$27k), Council contribution towards the Metropolitan South-West Hockey Association to host the Under 15 Girls and Boys National Championships at the Macarthur Regional Hockey Complex, Narellan (\$15) and a number of minor adjustments have also been required which have increased income forecasts (\$9K).
6	<b>Strong Local Leadership - Decrease in Expense</b> Savings in Emergency Services expenditure (\$100k) and insurance premiums (\$45k).

Camden Council

Quarterly Budget Review Statement  
for the period 01/01/19 to 31/03/19**CAPITAL BUDGET****BUDGET REVIEW FOR THE QUARTER ENDED 31 MARCH 2019**

(\$'000's)	Original Budget	Approved Changes				Revised Budget	Proposed Variations this Qtr	Notes	Projected Year End Result	Actual YTD
		Revotes	Other than by QBRS	Sep QBRS	Dec QBRS					
<b>Capital Expenditure</b>										
<b>New Assets</b>										
- Transport & Road Infrastructure	4,063	3,156	-	926	-	8,145	388	1	8,533	8372
- Stormwater & Drainage	100	-	460	150	-	710	-	-	710	123
- Parks & Playgrounds	3,974	3,352	200	1,143	-	8,669	-	-	8,669	4618
- Recreation & Community Facilities	18,294	990	-	-	-	19,284	387	2	19,671	719
- Plant & Equipment	245	291	-	-	-	536	-	-	536	3197
- Council Properties	500	1,298	-	35	-	1,833	-	-	1,833	364
- Other	-	-	-	-	-	-	-	-	-	-
<b>New Assets (Works in Kind)</b>										
- Transport & Road Infrastructure	55,736	-	-	-	-	55,736	-	-	55,736	-
- Stormwater & Drainage	35,626	-	-	-	-	35,626	-	-	35,626	-
- Parks & Playgrounds	28,283	-	-	-	-	28,283	-	-	28,283	-
- Recreation & Community Facilities	17,143	-	-	-	-	17,143	-	-	17,143	-
<b>Renewal Assets (Replacement)</b>										
- Transport & Road Infrastructure	8,044	9,273	350	-	61	17,728	-	-	17,728	11810
- Stormwater & Drainage	55	25	-	-	-	80	-	-	80	51
- Parks & Playgrounds	904	4,273	-	(24)	20	5,173	-	-	5,173	440
- Recreation & Community Facilities	631	386	-	-	-	1,017	-	-	1,017	401
- Plant & Equipment	3,387	-	-	-	490	3,877	18	3	3,895	-
- Council Properties	680	1,131	-	-	-	1,811	70	4	1,881	23
- Information Technology Upgrades	465	1,583	-	-	-	2,048	-	-	2,048	366
- Other	-	-	-	-	-	-	-	-	-	-
<b>Loan Repayments (Principal)</b>	3,664	-	-	-	-	3,664	-	-	3,664	3028
<b>Total Capital Expenditure</b>	<b>181,794</b>	<b>25,758</b>	<b>1,010</b>	<b>2,195</b>	<b>606</b>	<b>211,363</b>	<b>863</b>		<b>212,226</b>	<b>33,512</b>

Camden Council

Quarterly Budget Review Statement  
for the period 01/01/19 to 31/03/19

**CAPITAL BUDGET**

**BUDGET REVIEW FOR THE QUARTER ENDED 31 MARCH 2019**

(\$'000's)	Original Budget	Revotes	Approved Changes			Revised Budget	Proposed Variations this Qtr	Notes	Projected Year End Result	Actual YTD
			Other than by QBRs	Sep QBRs	Dec QBRs					
<b>Capital Funding</b>										
Rates & Other United Funding	10,803	-	-	30	-	10,833	18		10,851	2,681
Capital Grants & Contributions	5,012	7,345	612	587	11	13,567	793		14,360	7,114
Reserves:										
- External Restrictions	10,670	11,002	398	1,523	70	23,663	-		23,663	15,729
- Internal Restrictions	6,824	7,411	-	55	525	14,815	302		15,117	6,953
New Loans	-	-	-	-	-	-	-		-	-
Receipts from Sale of Assets	-	-	-	-	-	-	-		-	-
- Plant & Equipment	516	-	-	-	-	516	-		516	1,035
- Land & Buildings	-	-	-	-	-	-	-		-	-
S7.11 Works in Kind Income (Non Cash)	80,669	-	-	-	-	80,669	-		80,669	-
Infrastructure Dedicated under s80A	67,300	-	-	-	-	67,300	-		67,300	-
<b>Total Capital Funding</b>	<b>181,794</b>	<b>25,758</b>	<b>1,010</b>	<b>2,195</b>	<b>606</b>	<b>211,363</b>	<b>1,113</b>		<b>212,476</b>	<b>33,512</b>
<b>NET CAPITAL FUNDING - SURPLUS/(DEFICIT)</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>250</b>		<b>250</b>	<b>-</b>

Camden Council

**Quarterly Budget Review Statement**  
for the period 01/01/19 to 31/03/19

## CAPITAL BUDGET

Recommended changes to revised budget

**Budget Variations being recommended include the following material items:**

Notes	Details
1	<b>Transport &amp; Road Infrastructure (New Assets) - Increase in Expense</b> Additional funds required for works at Welling/WentWorth/Henrietta (\$65k) and Graham Hill Rd/Richardson Rd (\$323k) to be funded from grant income received from the RMS.
2	<b>Recreation &amp; Community Facilities (New Assets) - Increase in Expense</b> Indexation for Section 7.11 works at Catherine Park Community Centre (\$256K), Gregory Hills Community Centre fit out (\$15k), Spring Farm Community Centre (\$85k) and Oran Park Skate Park (\$31k).
3	<b>Plant &amp; Equipment (Renew Assets) - Increase in Expense</b> Replacement of a mower at the BEP (\$18k), to be funded from a contribution from the BEP.
4	<b>Council Properties (Renew Assets) - Increase in Expense</b> Council's administration required renewal works (\$70k), to be funded from funds held in reserve.



Camden Council

**CASH & INVESTMENTS**

Quarterly Budget Review Statement  
for the period 01/01/19 to 31/03/19

(\$'000's)	Opening Balance	Approved Changes				Revised Budget	Proposed Variations this Qtr	Projected Year-End Result	Actual YTD
		Revotes	Other than by QBRs	Sep QBRs	Mar QBRs				
<b>Externally Restricted<sup>(1)</sup></b>									
Section 7.11 Developer Contributions	61,624	(8,228)	(1,604)	(6,510)	162	45,444	(287)	45,157	78,794
Infrastructure Loan (Lodges Road)	3,508	-	100	-	-	3,608	-	3,608	3,586
Domestic Waste Management	9,714	(2,392)	1,940	70	(45)	9,287	-	9,287	10,813
Specific Purpose Grants	3,170	(983)	(226)	(24)	-	2,537	-	2,537	2,478
Storm water Management Levy	119	-	(119)	-	-	-	-	-	241
Other Restricted Contributions	19	-	-	-	-	19	-	-	19
<b>Total Externally Restricted</b>	<b>78,154</b>	<b>(11,003)</b>	<b>91</b>	<b>(6,464)</b>	<b>117</b>	<b>60,895</b>	<b>(287)</b>	<b>60,608</b>	<b>95,931</b>
(1) Funds that must be spent for a specific purpose									
<b>Internally Restricted<sup>(2)</sup></b>									
2014-2019 CRP Reserve	963	(289)	(619)	-	-	55	-	55	515
Asset Renewal Reserve	489	(229)	(100)	-	-	160	-	160	256
Camden Carparking	121	-	-	-	-	121	-	121	121
Camden Town Centre Improvements	-	-	-	-	-	-	-	-	-
Capital Works Reserve*	5,650	(1,145)	(3,659)	1,161	66	2,073	-	2,073	3,904
Cemetery Improvements	457	-	206	-	-	663	-	663	649
Central Administration Building	115	-	106	-	(35)	186	(70)	116	221
Commercial Waste Management	363	-	(258)	-	-	105	-	105	465
Council Elections	101	-	120	-	-	221	-	221	221
Deposits, retentions and bonds	16,881	-	-	-	(2)	16,879	-	16,879	18,245
Employee Leave Entitlements	2,663	-	94	(500)	-	2,257	-	2,257	2,416
Engineering Deposits	197	-	4	-	-	201	-	201	205
Expenditure Revotes	5,825	(3,584)	(2,241)	-	-	-	-	-	2,549
Family Day Care Reserve	55	-	(13)	-	-	42	-	42	55
Information Technology Replacement Reserve	-	-	120	-	-	120	-	120	120
Infrastructure Loan - Repayment Fund	4,200	-	(2,000)	-	-	2,200	-	2,200	2,200
Plant Replacement Reserve	1,711	-	(420)	-	(490)	801	-	801	1,672
Public Appeals Reserve	35	-	-	-	-	35	-	35	35
Risk Management	319	-	(8)	-	-	311	-	311	319
Section 355 Management Committees	708	-	708	-	-	708	-	708	708
Storm water Works (General Fund)	171	-	(98)	-	(6)	67	-	67	89
Technology Improvements Reserve	680	(561)	163	-	-	282	-	282	789
Water Savings- Action Plan	96	-	7	-	-	103	-	103	117
Working Funds Surplus	1,733	(1,905)	(1,828)	500	787	(713)	500	(213)	311
Other	151	-	(63)	-	121	209	-	209	372
<b>Total Internally Restricted</b>	<b>45,684</b>	<b>(7,713)</b>	<b>(10,487)</b>	<b>1,161</b>	<b>441</b>	<b>27,086</b>	<b>430</b>	<b>27,516</b>	<b>36,554</b>
(2) Funds that Council has earmarked for a specific purpose									

Camden Council

**CASH & INVESTMENTS**

**Quarterly Budget Review Statement**  
for the period 01/01/19 to 31/03/19

BUDGET REVIEW FOR THE QUARTER ENDED 31 MARCH 2019											
(\$000's)	Opening Balance	Approved Changes			Revised Budget	Proposed Variations this Qtr	Projected Year End Result	Actual YTD			
		Revotes	Other than by QBRS	Sep QBRS					Dec QBRS	Mar QBRS	
Unrestricted (ie. available after the above Restrictions)	499	-	-	-	499	-	499	1,617			
<b>Total Cash &amp; Investments:</b>	<b>122,937</b>	<b>(18,716)</b>	<b>(10,366)</b>	<b>(5,303)</b>	<b>88,480</b>	<b>143</b>	<b>88,623</b>	<b>134,102</b>			

\* The uncommitted balance of the Capital Works Reserve will be \$113,567 if Council adopt the recommendation of this report  
 \* The uncommitted balance of the Asset Renewal Reserve will be \$160,000 if Council adopt the recommendation of this report

Cash & Investments Statement

Investments have been invested in accordance with Council's Investment Policy.  
 The Cash at Bank amount for this period has been reconciled to Council's physical Bank Statements. The date of completion of this bank reconciliation is 31/03/19

Camden Council

**Quarterly Budget Review Statement**  
for the period 01/01/19 to 31/03/19

**CONTRACTS**

**BUDGET REVIEW FOR THE QUARTER ENDED 31 MARCH 2019**

**Contracts Listing** - contracts entered into during the quarter

Contractor	Contract detail & purpose	Contract Value	Start Date	Duration of Contract	Budgeted Y/N
Atlas Locksmiths	Supply and ongoing management of master key access control system.	66,938	Mar-19	12 months	Y
Western Earthmoving Pty Ltd Pty Ltd	Kirkham playing Fields at Kirkham Park, Elderslie	1,399,102	Mar-19	6 months	Y

Notes:

1. Minimum reporting level is 1% of estimated income from continuing operations of Council or \$50,000 - whatever is the lesser.
2. Contracts listed are those entered into during the quarter being reported and exclude contractors on Council's Preferred Supplier list.
3. Contracts for employment are not required to be included.

Camden Council

**Quarterly Budget Review Statement**  
for the period 01/01/19 to 31/03/19

## CONSULTANCY & LEGAL EXPENSES

### BUDGET REVIEW FOR THE QUARTER ENDED 31 MARCH 2019

Expense	YTD Expenditure	Budgeted Y/N
Consultancies	888,757	Y
Legal Fees	1,212,932	Y

**Definition of a consultant:**

A consultant is a person or organisation engaged under contract on a temporary basis to provide recommendations or high level specialist or professional advice to assist decision making by management. Generally it is the advisory nature of the work that differentiates a consultant from other contractors.

**Comments**

Expenditure included in the above YTD figure but not budgeted includes:

**Details**

NIL

Camden Council

Quarterly Budget Review Statement  
for the period 01/01/19 to 31/03/19

## KEY PERFORMANCE INDICATORS

### BUDGET REVIEW FOR THE QUARTER ENDED 31 MARCH 2019

(\$000's)	Current Projection		Original Budget	Actuals		Graphs
	Amounts	Indicator		Prior Periods		
	18/19	18/19	18/19	17/18	16/17	

NSW Local Government Industry Key Performance Indicators (OLG):

<b>1. Operating Performance</b>					
Operating Revenue (excl. Capital) - Operating Expenses	219	0.20%	-2.44%	-3.65%	0.03%
Operating Revenue (excl. Capital Grants & Contributions)	109940				

This ratio measures Council's achievement of containing operating expenditure within operating revenue.

Benchmark: > 0.00%

<b>2. Own Source Operating Revenue</b>					
Operating Revenue (excl. ALL Grants & Contributions)	102213	36.38%	35.08%	33.38%	43.01%
Total Operating Revenue (incl. Capital Grants & Cont)	280950				

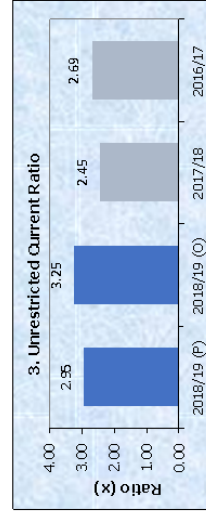
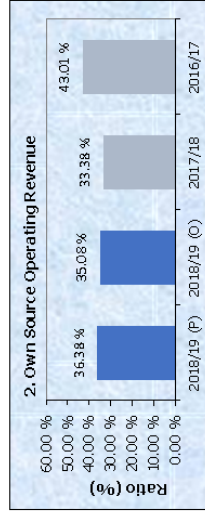
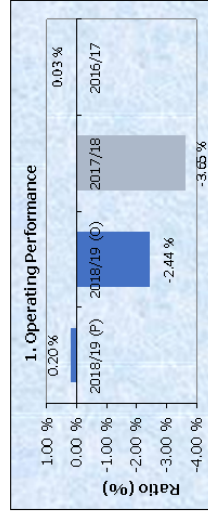
This measures the degree of reliance on external funding sources such as operating grants & contributions

Benchmark: > 60.00%

<b>3. Unrestricted Current Ratio</b>					
Current Assets less all External Restrictions	27943	2.95	3.25	2.45	2.69
Current Liabilities less Specific Purpose Liabilities	9459				

The ability to meet short term financial obligations such as loans, payroll and leave entitlements.

Benchmark: > 1.5x



Camden Council

Quarterly Budget Review Statement  
for the period 01/01/19 to 31/03/19

## KEY PERFORMANCE INDICATORS

### BUDGET REVIEW FOR THE QUARTER ENDED 31 MARCH 2019

(\$'000's)	Current Projection		Original Budget	Actuals Prior Periods	Graphs
	Amounts	Indicator			

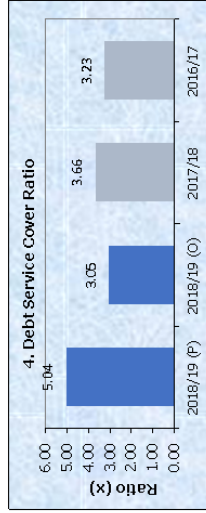
NSW Local Government Industry Key Performance Indicators (OLG):

#### 4. Debt Service Cover Ratio

Operating Result before Interest & Dep. exp (EBITDA)	14813	5.04	3.05	3.66	3.23
Principal Repayments + Borrowing Interest Costs	2938				

This ratio measures the availability of operating cash to service debt including interest, principal and lease payments.

Benchmark: > 2x

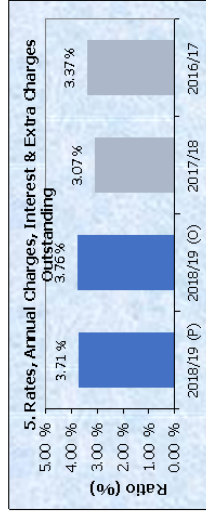


#### 5. Rates, Annual Charges, Interest & Extra Charges Outstanding

Rates, Annual Charges Outstanding	2067	3.71 %	3.76 %	3.07 %	3.37 %
Rates, Annual & Extra Charges Collectible	55680				

To assess the impact of uncollected rates and annual charges on Council's liquidity.

Benchmark: < 5% metro

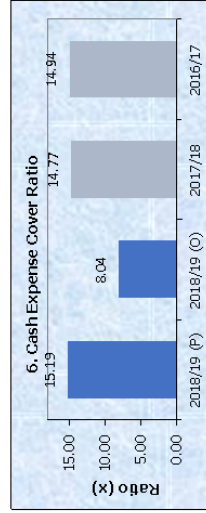


#### 6. Cash Expense Cover Ratio

Current Year's Cash & Cash Equivalents (incl. Term Deposits)	118924	15.19	8.04	14.77	14.94
Operating & financing activities Cash Flow payments	93978				

This liquidity ratio indicates the number of months a Council can continue paying for its immediate expenses without additional cash inflow.

Benchmark: > 3 mths



Camden Council

Quarterly Budget Review Statement  
for the period 01/01/19 to 31/03/19

**KEY PERFORMANCE INDICATORS**

**BUDGET REVIEW FOR THE QUARTER ENDED 31 MARCH 2019**

(\$000's)	Current Projection		Original Budget	Actuals Prior Periods	Graphs
	Amounts	Indicator			

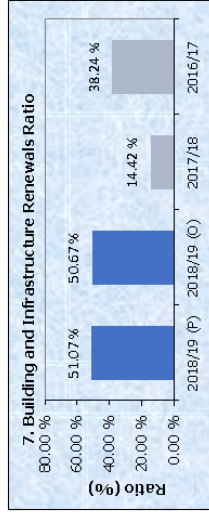
NSW Local Government Infrastructure Asset Performance Indicators (OLG):

<b>7. Building and Infrastructure Renewals Ratio</b>					
Asset Renewals (Building, Infrastructure & Other Structures)	8283	51.07 %	50.67 %	14.42 %	38.24 %
Depreciation, Amortisation & Impairment	16220				

To assess the rate at which these assets are being renewed relative to the rate at which they are depreciating.

Note: Depreciation is under review

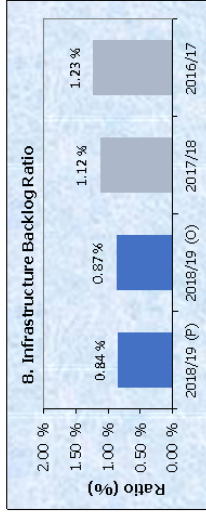
Benchmark: >= 100.00%



<b>8. Infrastructure Backlog Ratio</b>					
Estimated cost to bring Assets to a satisfactory condition	9315	0.84 %	0.87 %	1.12 %	1.23 %
Total value of Infrastructure, Building, Other Structures & depreciable Land Improvement Assets	1103292				

This ratio shows what proportion the backlog is against the total value of a Council's infrastructure.

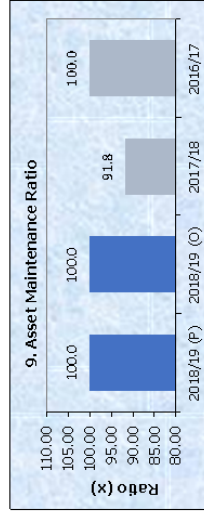
Benchmark: < 2.00%



<b>9. Asset Maintenance Ratio</b>					
Actual Asset Maintenance	4913	100.00	100.00	91.78	100.02
Required Asset Maintenance	4913				

Compares actual vs. required annual asset maintenance. A ratio above 1.0 indicates Council is investing enough funds to stop the Infrastructure Backlog growing.

Benchmark: > 100%



Camden Council

Quarterly Budget Review Statement  
for the period 01/01/19 to 31/03/19

## KEY PERFORMANCE INDICATORS

### BUDGET REVIEW FOR THE QUARTER ENDED 31 MARCH 2019

(\$'000's)	Current Projection		Original Budget	Actuals Prior Periods	Graphs
	Amounts	Indicator			

NSW Local Government Infrastructure Asset Performance Indicators (OLG):

10. Cost to bring assets to agreed service level	Estimated cost to bring assets to an agreed service level set by Council	Gross replacement cost
	9315	1291787
	0.72 %	0.89 %
		0.89 %
		0.95 %

This ratio provides a snapshot of the proportion of outstanding renewal works compared to the total value of assets under Council's care and stewardship.

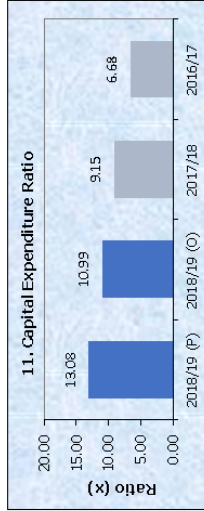
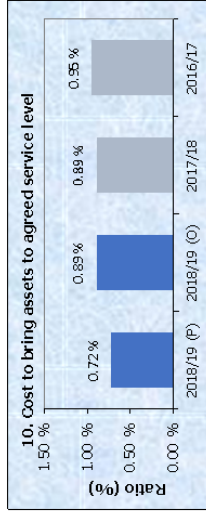
Benchmark has not been set

11. Capital Expenditure Ratio	Annual Capital Expenditure	Annual Depreciation
	212226	162220
	13.08	10.99
		9.15
		6.68

To assess the extent to which a Council is expanding its asset base through capital expenditure on both new assets and the replacement and renewal of existing assets.

Note: Depreciation is under review

Benchmark: > 1







**Investment Summary Report  
April 2019**

**Camden Council**  
Executive Summary - April 2019



**Investment Holdings**

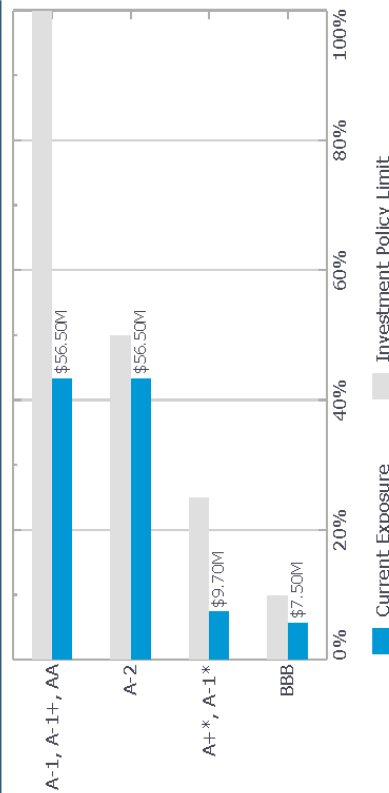
	Amount (\$)	Current Yield (%)
Cash	4,000,000.00	1.60
Term Deposit	126,200,000.00	2.97
	<b>130,200,000.00</b>	

	Amount (\$)	Policy Max
Between 0 and 1 Year	100,500,000	77% 100% ✓
Between 1 and 3 Years	17,000,000	13% 60% ✓
Between 3 and 5 Years	12,700,000	10% 30% ✓
	<b>130,200,000</b>	

*Percentages in this report may not add up to 100% due to rounding*

**Detailed Maturity Profile**



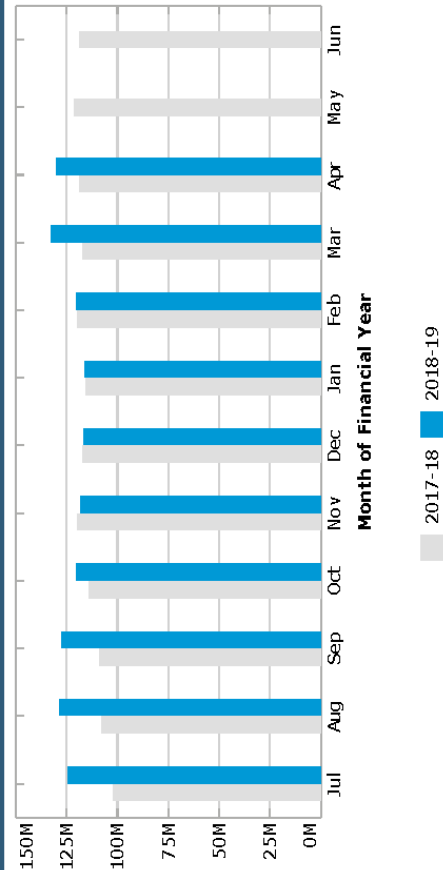
*\*Council's investment policy limits investments in foreign subsidiary banks which are monitored by APRA to a maximum 25% of the total portfolio*

**Sources of Funds**

	Amount (\$)
Section 7.11 Developer Contributions	81,114,002
Restricted Grant Income	2,608,515
Externally Restricted Reserves	14,788,989
Internally Restricted Reserves	17,252,643
Camden Regional Economic Taskforce	119,000
General Fund	14,316,851
<b>Total Funds Invested</b>	<b>130,200,000</b>

Council's investment portfolio has decreased by \$2.5m since the March reporting period, the decrease primarily relates to payments for operational expenditure and capital works in April.

**Investment Portfolio Balance**



**Camden Council**

Individual Institutional Exposures Report - April 2019



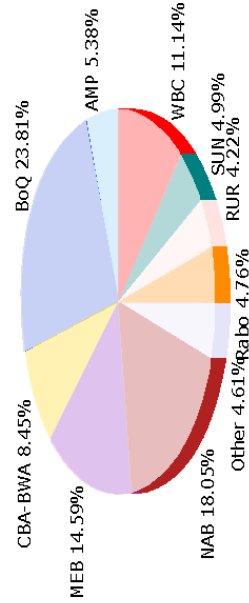
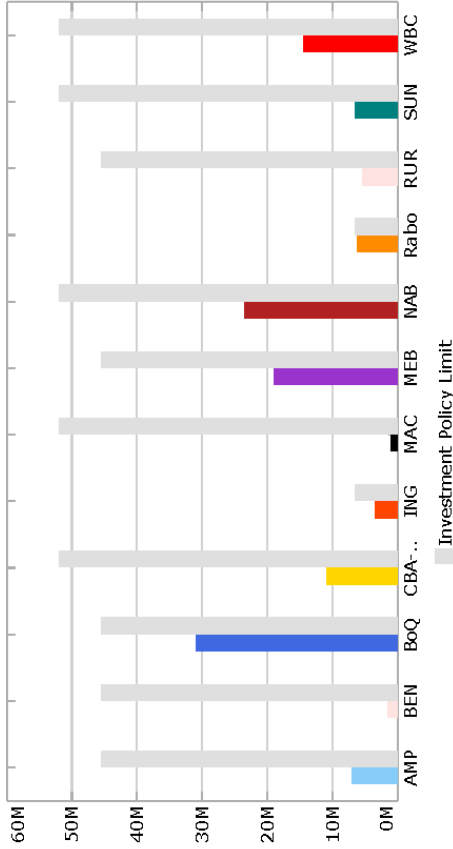
Individual Institutional Exposures

Parent Group	Exposure (\$M)	Credit Rating	Policy Limit	Actual	Capacity
AMP Bank	7.00M	A-2, A-	35.00%	5.38%	38.57M
Bank of Queensland	31.00M	A-2, BBB+	35.00%	23.81%	14.57M
Bendigo and Adelaide Bank	1.50M	A-2, BBB+	35.00%	1.15%	44.07M
Commonwealth Bank of Australia	11.00M	A-1+, AA-	40.00%	8.45%	41.08M
ING Bank Australia (Foreign Sub)	3.50M	A-1*, A-*	5.00%	2.69%	3.01M
Macquarie Group	1.00M	A-1, A	40.00%	.77%	51.08M
Members Equity Bank	19.00M	A-2, BBB	35.00%	14.59%	26.57M
National Australia Bank	23.50M	A-1+, AA-	40.00%	18.05%	28.58M
Rabobank Aus (Foreign Sub)	6.20M	A-1*, A+*	5.00%	4.76%	.31M
Rural Bank	5.50M	A-2, BBB+	35.00%	4.22%	40.07M
Suncorp Bank	6.50M	A-1, A+	40.00%	4.99%	45.58M
Westpac Group	14.50M	A-1+, AA-	40.00%	11.14%	37.58M
<b>Total</b>	<b>130.20M</b>				

\*Council's investment policy limits investments in foreign subsidiary banks which are monitored by APRA to a maximum 5% of the total portfolio in any single entity

Council's portfolio is within its individual institutional investment policy limits.  
 Council's portfolio is within its term to maturity investment policy limits.  
 Council's portfolio complies with the NSW Ministerial Investment Order.

Individual Institutional Exposure Charts



**Camden Council**

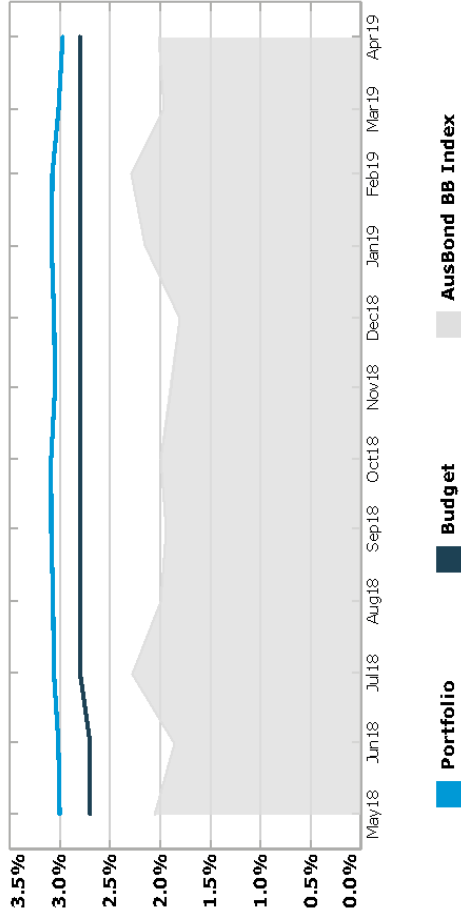
Performance Summary - April 2019



**Interest Summary**

Interest Summary as of April 2019	
Number of Investments	95
Average Days to Maturity	353
Weighted Portfolio Yield	2.97%
CBA Call Account	1.60%
Highest Rate	4.55%
Lowest Rate	2.44%
Budget Rate	2.80%
Average BBSW (30 Day)	1.70%
Average BBSW (90 Day)	1.69%
Average BBSW (180 Day)	1.76%
Official Cash Rate	1.50%
AusBond Bank Bill Index	2.01%

**Investment Performance**



**Historical Performance Summary**

	Portfolio	AusBond BB Index	Outperformance
Apr 2019	2.97%	2.01%	0.96%
Last 3 Months	3.02%	2.08%	0.94%
Last 6 Months	3.04%	2.01%	1.03%
Financial Year to Date	3.06%	2.03%	1.03%
Last 12 months	3.05%	2.02%	1.03%

**Investment Performance**

Council's portfolio returned 2.97%pa on a weighted average yield basis during April. This compares favourably with the Ausbond Bank Bill Index's return of 2.01%pa for the month.

**Interest Received During the 2018/2019 Financial Year**

	April	Cumulative	Original Budget	* Revised Budget
General Fund	\$99,687	\$1,110,772	\$1,450,000	\$1,450,000
Restricted	\$217,991	\$1,968,913	\$1,230,000	\$2,200,000
<b>Total</b>	<b>\$317,678</b>	<b>\$3,079,685</b>	<b>\$2,680,000</b>	<b>\$3,650,000</b>

\*The Revised Budget is reviewed on a quarterly basis as part of the Budget Process

## Camden Council

Investment Holdings Report - April 2019



<b>Cash Accounts</b>										
Amount (\$)	Current Yield	Institution	Credit Rating	Amount (\$)	Deal No.	Reference	Amount (\$)	Deal No.	Reference	
4,000,000.00	1.60%	Commonwealth Bank of Australia	A-1+	4,000,000.00	535548		4,000,000.00			
<b>4,000,000.00</b>				<b>4,000,000.00</b>						
<b>Term Deposits</b>										
Maturity Date	Amount (\$)	Rate	Institution	Credit Rating	Purchase Date	Amount plus Accrued Int (\$)	Deal No.	Accrued Interest (\$)	Coupon Frequency	Reference
1-May-19	1,000,000.00	2.70%	Bank of Queensland	A-2	1-Nov-18	1,013,389.04	537281	13,389.04	At Maturity	3149
6-May-19	1,500,000.00	2.70%	Bank of Queensland	A-2	1-Nov-18	1,520,083.56	537282	20,083.56	At Maturity	3150
6-May-19	3,000,000.00	2.50%	Bankwest	A-1+	5-Mar-19	3,011,712.33	537610	11,712.33	At Maturity	3193
8-May-19	1,000,000.00	2.70%	Rural Bank	A-2	7-Nov-18	1,012,945.21	537305	12,945.21	At Maturity	3151
13-May-19	1,000,000.00	2.70%	Bank of Queensland	A-2	12-Nov-18	1,012,575.34	537316	12,575.34	At Maturity	3152
13-May-19	500,000.00	2.70%	Rural Bank	A-2	12-Nov-18	506,287.67	537317	6,287.67	At Maturity	3153
15-May-19	1,500,000.00	4.55%	Westpac Group	A-1+	15-May-14	1,565,632.19	535497	65,632.19	Annually	2717
20-May-19	1,500,000.00	2.75%	Bankwest	A-1+	28-Aug-18	1,527,801.37	537016	27,801.37	At Maturity	3136
22-May-19	1,500,000.00	4.55%	Westpac Group	A-1+	21-May-14	1,564,510.27	535536	64,510.27	Annually	2718
27-May-19	500,000.00	2.70%	Rural Bank	A-2	19-Nov-18	506,028.77	537331	6,028.77	At Maturity	3154
27-May-19	1,000,000.00	2.75%	Bank of Queensland	A-2	21-Nov-18	1,012,130.14	537335	12,130.14	At Maturity	3155
29-May-19	1,000,000.00	2.75%	Bank of Queensland	A-2	22-Nov-18	1,012,054.79	537342	12,054.79	At Maturity	3156
3-Jun-19	1,500,000.00	2.75%	Bank of Queensland	A-2	23-Nov-18	1,517,969.18	537345	17,969.18	At Maturity	3157
5-Jun-19	1,000,000.00	2.75%	Bank of Queensland	A-2	23-Nov-18	1,011,979.45	537346	11,979.45	At Maturity	3158
11-Jun-19	1,500,000.00	2.75%	Bank of Queensland	A-2	23-Nov-18	1,517,969.18	537347	17,969.18	At Maturity	3159
12-Jun-19	1,000,000.00	2.75%	Bank of Queensland	A-2	23-Nov-18	1,011,979.45	537348	11,979.45	At Maturity	3160
17-Jun-19	1,500,000.00	2.72%	National Australia Bank	A-1+	26-Nov-18	1,517,437.81	537351	17,437.81	At Maturity	3161
17-Jun-19	1,500,000.00	2.75%	National Australia Bank	A-1+	30-Nov-18	1,517,178.08	537364	17,178.08	At Maturity	3163
19-Jun-19	1,500,000.00	2.72%	Suncorp Bank	A-1	28-Nov-18	1,517,214.25	537356	17,214.25	At Maturity	3162
19-Jun-19	1,000,000.00	2.75%	National Australia Bank	A-1+	30-Nov-18	1,011,452.05	537365	11,452.05	At Maturity	3164
24-Jun-19	1,500,000.00	2.70%	Commonwealth Bank of Australia	A-1+	24-Oct-18	1,520,971.23	537262	20,971.23	At Maturity	3148



## Camden Council Investment Holdings Report - April 2019

Term Deposits										
Maturity Date	Amount (\$)	Rate	Institution	Credit Rating	Purchase Date	Amount plus Accrued Int (\$)	Deal No.	Accrued Interest (\$)	Coupon Frequency	Reference
24-Jun-19	1,000,000.00	2.72%	Suncorp Bank	A-1	3-Dec-18	1,011,103.56	537370	11,103.56	At Maturity	3165
24-Jun-19	1,500,000.00	2.80%	Bank of Queensland	A-2	12-Dec-18	1,516,109.59	537419	16,109.59	At Maturity	3168
26-Jun-19	1,000,000.00	2.72%	National Australia Bank	A-1+	17-Dec-18	1,010,060.27	537423	10,060.27	At Maturity	3169
26-Jun-19	3,000,000.00	2.80%	Bank of Queensland	A-2	3-Jan-19	3,027,156.16	537442	27,156.16	At Maturity	3172
1-Jul-19	1,500,000.00	2.72%	National Australia Bank	A-1+	10-Jan-19	1,512,407.67	537468	12,407.67	At Maturity	3174
3-Jul-19	1,500,000.00	2.80%	Bank of Queensland	A-2	10-Jan-19	1,512,772.60	537469	12,772.60	At Maturity	3175
8-Jul-19	1,000,000.00	2.70%	Bankwest	A-1+	8-Oct-18	1,015,164.38	537200	15,164.38	At Maturity	3145
10-Jul-19	1,500,000.00	2.78%	ME Bank	A-2	16-Jan-19	1,511,995.89	537471	11,995.89	At Maturity	3176
15-Jul-19	2,000,000.00	2.75%	AMP Bank	A-2	21-Jan-19	2,015,068.49	537476	15,068.49	At Maturity	3177
17-Jul-19	1,000,000.00	2.75%	AMP Bank	A-2	23-Jan-19	1,007,383.56	537479	7,383.56	At Maturity	3178
22-Jul-19	1,500,000.00	2.75%	ME Bank	A-2	29-Jan-19	1,510,397.26	537485	10,397.26	At Maturity	3179
24-Jul-19	1,500,000.00	2.75%	National Australia Bank	A-1+	31-Jan-19	1,510,171.23	537494	10,171.23	At Maturity	3180
29-Jul-19	1,500,000.00	2.75%	ME Bank	A-2	4-Feb-19	1,509,719.18	537510	9,719.18	At Maturity	3181
31-Jul-19	2,000,000.00	2.75%	ME Bank	A-2	6-Feb-19	2,012,657.53	537513	12,657.53	At Maturity	3182
5-Aug-19	1,500,000.00	2.75%	ME Bank	A-2	11-Feb-19	1,508,928.08	537533	8,928.08	At Maturity	3183
7-Aug-19	1,500,000.00	2.75%	ME Bank	A-2	13-Feb-19	1,508,702.05	537541	8,702.05	At Maturity	3184
12-Aug-19	1,500,000.00	2.75%	ME Bank	A-2	20-Feb-19	1,507,910.96	537554	7,910.96	At Maturity	3186
14-Aug-19	1,500,000.00	2.75%	ME Bank	A-2	22-Feb-19	1,507,684.93	537558	7,684.93	At Maturity	3187
19-Aug-19	1,000,000.00	2.75%	Bank of Queensland	A-2	18-Feb-19	1,005,424.66	537547	5,424.66	At Maturity	3185
21-Aug-19	1,000,000.00	2.80%	AMP Bank	A-2	26-Feb-19	1,004,909.59	537563	4,909.59	At Maturity	3188
26-Aug-19	2,000,000.00	2.70%	ME Bank	A-2	28-Feb-19	2,009,172.60	537588	9,172.60	At Maturity	3190
28-Aug-19	1,000,000.00	2.70%	ME Bank	A-2	1-Mar-19	1,004,512.33	537596	4,512.33	At Maturity	3191
2-Sep-19	1,000,000.00	2.65%	ME Bank	A-2	6-Mar-19	1,004,065.75	537618	4,065.75	At Maturity	3194
4-Sep-19	1,500,000.00	2.65%	ME Bank	A-2	12-Mar-19	1,505,445.21	537627	5,445.21	At Maturity	3195
9-Sep-19	1,000,000.00	2.80%	AMP Bank	A-2	14-Mar-19	1,003,682.19	537638	3,682.19	At Maturity	3196
11-Sep-19	1,500,000.00	2.65%	Bank of Queensland	A-2	25-Mar-19	1,504,029.45	537649	4,029.45	At Maturity	3198

Page 6 of 8.

## Camden Council

## Investment Holdings Report - April 2019



## Term Deposits

Maturity Date	Amount (\$)	Rate	Institution	Credit Rating	Purchase Date	Amount plus Accrued Int (\$)	Deal No.	Accrued Interest (\$)	Coupon Frequency	Reference
16-Sep-19	1,500,000.00	2.65%	Bank of Queensland	A-2	27-Mar-19	1,503,811.64	537700	3,811.64	At Maturity	3198
18-Sep-19	1,000,000.00	2.80%	AMP Bank	A-2	18-Mar-19	1,003,375.34	537646	3,375.34	At Maturity	3197
23-Sep-19	1,500,000.00	2.50%	National Australia Bank	A-1+	29-Mar-19	1,503,390.41	537762	3,390.41	At Maturity	3202
25-Sep-19	1,500,000.00	2.50%	National Australia Bank	A-1+	29-Mar-19	1,503,390.41	537763	3,390.41	At Maturity	3203
30-Sep-19	1,500,000.00	2.50%	National Australia Bank	A-1+	29-Mar-19	1,503,390.41	537764	3,390.41	At Maturity	3204
2-Oct-19	1,500,000.00	2.60%	Bank of Queensland	A-2	1-Apr-19	1,503,205.48	537766	3,205.48	At Maturity	3208
8-Oct-19	1,000,000.00	2.75%	AMP Bank	A-2	3-Apr-19	1,002,109.59	537781	2,109.59	At Maturity	3209
9-Oct-19	1,500,000.00	2.60%	Bank of Queensland	A-2	8-Apr-19	1,502,457.53	537792	2,457.53	At Maturity	3210
14-Oct-19	1,000,000.00	2.44%	National Australia Bank	A-1+	15-Apr-19	1,001,069.59	537866	1,069.59	At Maturity	3211
14-Oct-19	500,000.00	2.44%	National Australia Bank	A-1+	23-Apr-19	500,267.40	537892	267.40	At Maturity	3213
16-Oct-19	1,000,000.00	2.45%	National Australia Bank	A-1+	18-Apr-19	1,000,872.60	537873	872.60	At Maturity	3212
16-Oct-19	500,000.00	2.44%	National Australia Bank	A-1+	23-Apr-19	500,267.40	537893	267.40	At Maturity	3214
21-Oct-19	1,000,000.00	2.45%	ME Bank	A-2	26-Apr-19	1,000,335.62	537899	335.62	At Maturity	3215
28-Oct-19	1,500,000.00	2.55%	Suncorp Bank	A-1	29-Mar-19	1,503,458.22	537759	3,458.22	At Maturity	3205
30-Oct-19	1,500,000.00	2.55%	Suncorp Bank	A-1	29-Mar-19	1,503,458.22	537760	3,458.22	At Maturity	3206
4-Nov-19	1,000,000.00	2.55%	Suncorp Bank	A-1	29-Mar-19	1,002,305.48	537761	2,305.48	At Maturity	3207
25-Nov-19	1,000,000.00	2.90%	ING Bank (Australia)	A-1*	23-Nov-17	1,012,632.88	535985	12,632.88	Annually	3032
27-Nov-19	1,000,000.00	4.10%	Rabobank Australia	A-1*	27-Nov-14	1,017,410.96	535518	17,410.96	Annually	2760
27-Nov-19	2,000,000.00	2.88%	Rural Bank	A-2	23-Nov-17	2,025,091.51	535987	25,091.51	Annually	3033
2-Dec-19	1,500,000.00	2.90%	ING Bank (Australia)	A-1*	27-Nov-17	1,518,472.60	535996	18,472.60	Annually	3035
2-Dec-19	1,500,000.00	2.83%	Rural Bank	A-2	1-Dec-17	1,517,328.90	536020	17,328.90	Annually	3037
4-Dec-19	1,500,000.00	4.25%	Bendigo and Adelaide Bank	A-2	28-Nov-14	1,526,897.26	535488	26,897.26	Annually	2762
11-Dec-19	1,500,000.00	4.00%	National Australia Bank	A-1+	16-Dec-14	1,522,191.78	535504	22,191.78	Annually	2766
19-Dec-19	1,000,000.00	3.85%	Macquarie Bank	A-1	19-Dec-14	1,168,134.25	535503	168,134.25	At Maturity	2767
2-Feb-20	1,000,000.00	3.90%	Westpac Group	A-1+	2-Feb-15	1,009,189.04	535537	9,189.04	Annually	2772
10-Feb-20	1,000,000.00	2.90%	ING Bank (Australia)	A-1*	8-Feb-18	1,006,515.07	536215	6,515.07	Annually	3065



## Camden Council Investment Holdings Report - April 2019

Term Deposits										
Maturity Date	Amount (\$)	Rate	Institution	Credit Rating	Purchase Date	Amount plus Accrued Int (\$)	Deal No.	Accrued Interest (\$)	Coupon Frequency	Reference
15-Mar-21	1,000,000.00	3.60%	Bank of Queensland	BBB+	15-Mar-17	1,004,635.62	535484	4,635.62	Annually	2958
29-Mar-21	1,500,000.00	2.65%	Bank of Queensland	BBB+	29-Mar-19	1,503,593.84	537758	3,593.84	Annually	3201
7-Apr-21	1,000,000.00	3.50%	Bank of Queensland	BBB+	3-Apr-17	1,002,684.93	535486	2,684.93	Annually	2963
17-May-21	1,000,000.00	3.10%	Westpac Group	AA-	16-May-17	1,006,115.07	535544	6,115.07	Quarterly	2975
1-Feb-22	1,000,000.00	3.60%	Westpac Group	AA-	1-Feb-17	1,008,778.08	535538	8,778.08	Quarterly	2936
2-Feb-22	1,500,000.00	3.57%	Westpac Group	AA-	2-Feb-17	1,512,617.26	535539	12,617.26	Quarterly	2937
10-Feb-22	1,000,000.00	3.56%	Westpac Group	AA-	10-Feb-17	1,007,705.21	535540	7,705.21	Quarterly	2938
15-Feb-22	1,500,000.00	3.75%	Bank of Queensland	BBB+	15-Feb-17	1,511,558.22	535547	11,558.22	Annually	2939
22-Feb-22	2,000,000.00	3.64%	Westpac Group	AA-	22-Feb-17	2,013,562.74	535541	13,562.74	Quarterly	2940
28-Feb-22	1,000,000.00	3.75%	Bank of Queensland	BBB+	27-Feb-17	1,006,472.60	535483	6,472.60	Annually	2946
28-Feb-22	1,000,000.00	3.55%	Westpac Group	AA-	28-Feb-17	1,006,030.14	535542	6,030.14	Quarterly	2950
1-Mar-22	1,000,000.00	3.58%	Westpac Group	AA-	1-Mar-17	1,005,983.01	535543	5,983.01	Quarterly	2952
3-Mar-22	1,000,000.00	3.60%	Westpac Group	AA-	3-Mar-17	1,005,720.55	535545	5,720.55	Quarterly	2954
9-Mar-22	1,000,000.00	3.61%	Westpac Group	AA-	9-Mar-17	1,005,044.11	535546	5,044.11	Quarterly	2956
23-Mar-22	500,000.00	3.80%	Bank of Queensland	BBB+	23-Mar-17	501,926.03	535485	1,926.03	Annually	2960
4-May-22	1,000,000.00	3.60%	Bank of Queensland	BBB+	8-May-17	1,035,309.59	535487	35,309.59	Annually	2971
11-Dec-23	2,000,000.00	3.15%	National Australia Bank	AA-	19-Dec-18	2,022,956.16	537431	22,956.16	Annually	3070
18-Dec-23	4,500,000.00	3.15%	National Australia Bank	AA-	19-Dec-18	4,551,651.37	537432	51,651.37	Annually	3071
3-Jan-24	2,000,000.00	3.40%	Rabobank Australia	A+*	4-Jan-19	2,021,797.26	537443	21,797.26	Annually	3173
28-Feb-24	1,000,000.00	3.20%	Rabobank Australia	A+*	28-Feb-19	1,005,435.62	537586	5,435.62	Annually	3189
4-Mar-24	1,200,000.00	3.20%	Rabobank Australia	A+*	4-Mar-19	1,206,101.92	537601	6,101.92	Annually	3192
28-Mar-24	1,000,000.00	3.00%	Rabobank Australia	A+*	29-Mar-19	1,002,712.33	537665	2,712.33	Annually	3200
	<b>126,200,000.00</b>					<b>127,475,357.78</b>		<b>1,275,357.78</b>		





camden  
council

### Camden – Alcohol Free Zones

- John Street, Camden
- Mitchell Street, Camden
- Elizabeth Street, Camden
- View Street, Camden
- Hill Street, Camden
- Oxley Street, Camden
- Argyle Street, Camden
- Murray Street, Camden
- Broughton Street, Camden
- Menangle Road, Camden
- Station Street, Camden
- Larkin Place, Camden
- Old Hume Highway, Camden
- Council car park between Murray Street and John Street, Camden



70 Central Ave,  
Oran Park NSW 2570



PO Box 183, Camden 2570



4654 7777



ABN: 31 117 341 764



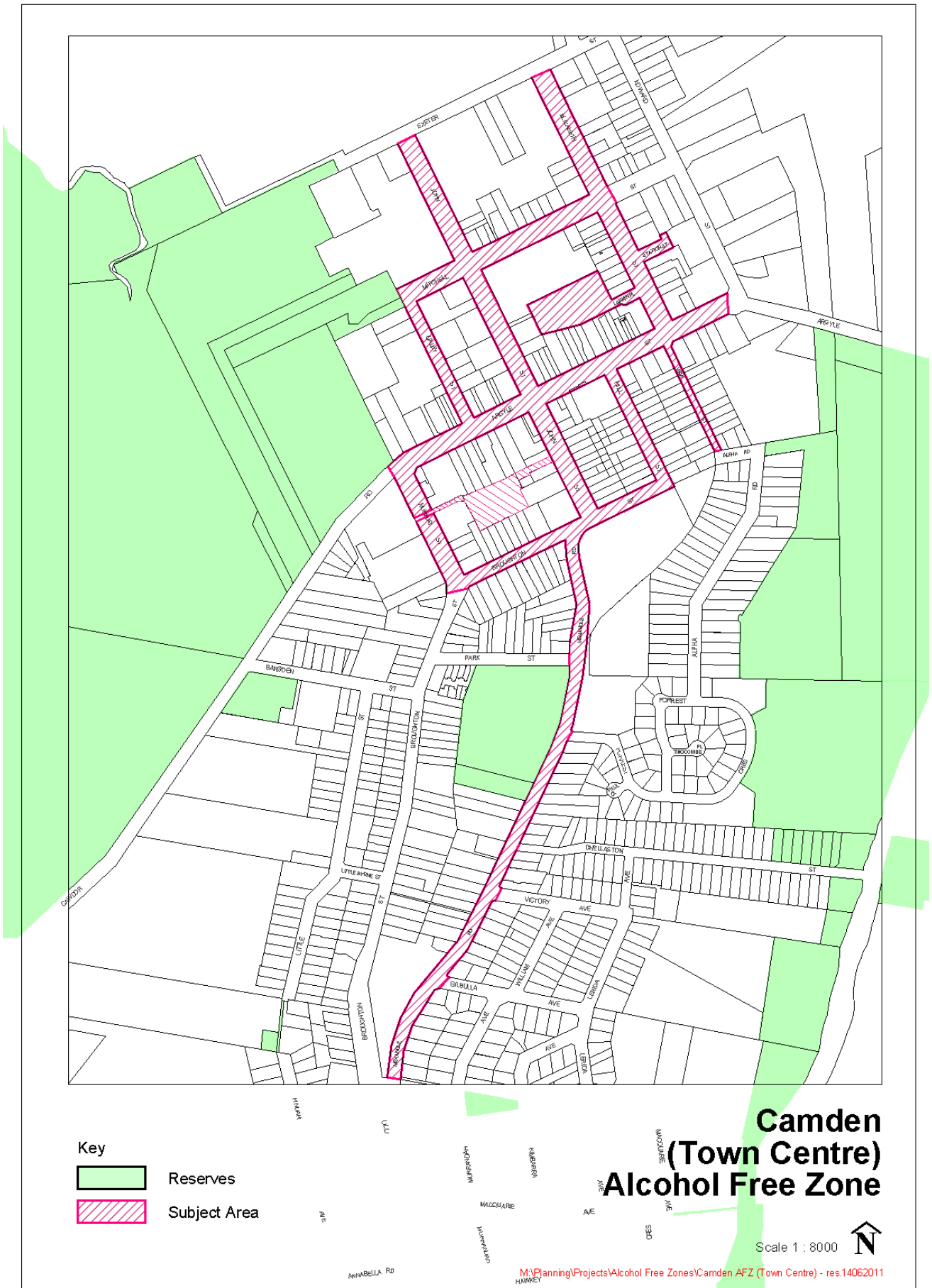
mail@camden.nsw.gov.au



camden.nsw.gov.au



www.facebook.com/camdencouncil





camden  
council

### Currans Hill – Alcohol Free Zones

- Currans Hill Drive, Currans Hill – Between Hartley Road and William Manniz Avenue
- McGrath Place, Currans Hill
- Thow Place, Currans Hill
- Nash Way, Currans Hill
- Kitching Way, Currans Hill
- Munday Place, Currans Hill
- Tramway Drive, Currans Hill – Between Currans Hill Drive and Moore Place
- Iando Way, Currans Hill



70 Central Ave,  
Oran Park NSW 2570



PO Box 183, Camden 2570



4654 7777



ABN: 31 117 341 764



mail@camden.nsw.gov.au

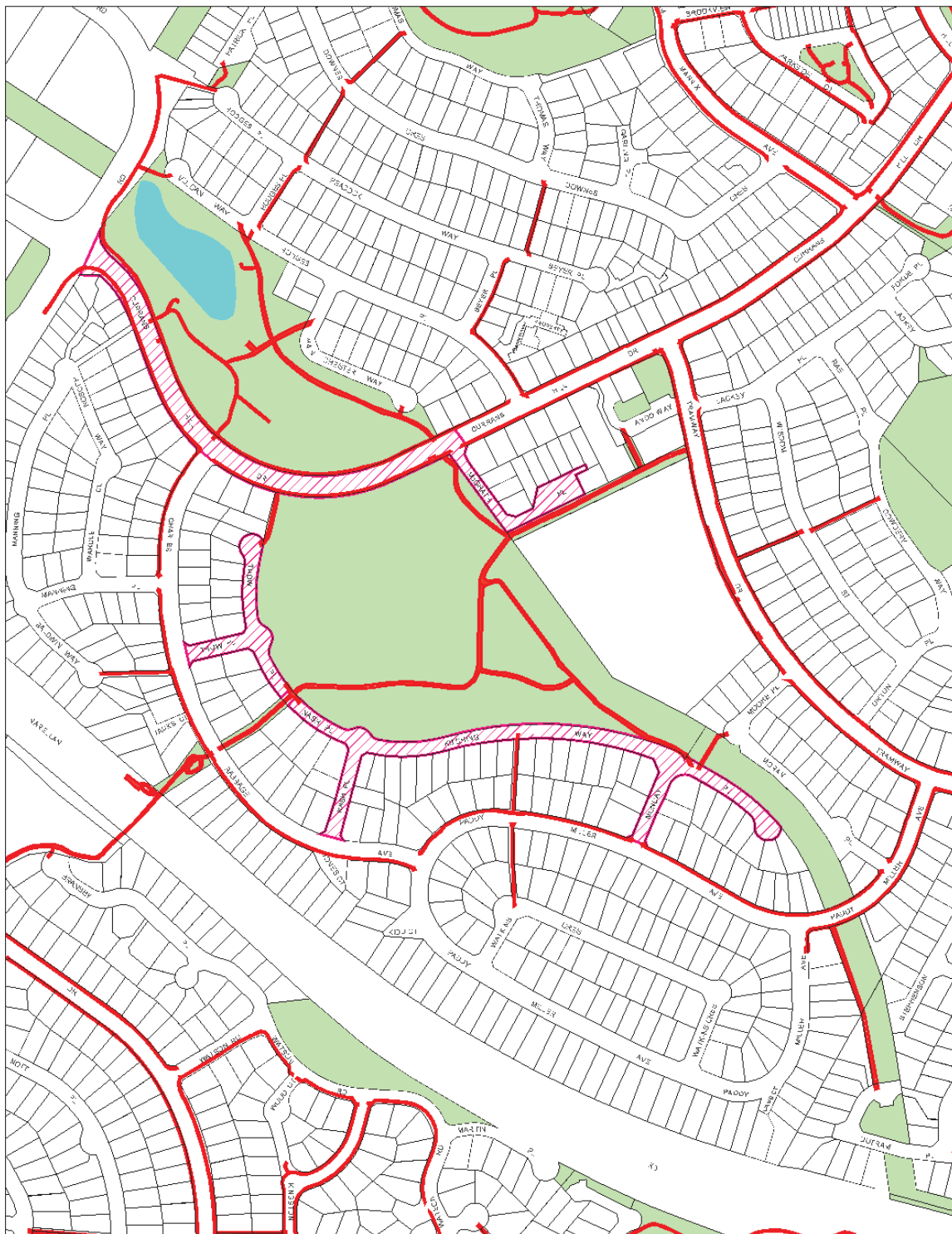


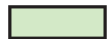


camden.nsw.gov.au




www.facebook.com/camdencouncil

2



- Key**
-  Reserves
  -  Walkways
  -  Subject Area

## Currans Hill Alcohol Free Zone

Scale 1 : 5000 

M:\Planning\Projects\Alcohol Free Zones\Currans Hill AFZ - res.14062011



### Harrington Park – Alcohol Free Zones

- Lakeview Court, Harrington Park
- Fairwater Drive, Harrington Park – Between Lakeview Court and Harrington Parkway

 70 Central Ave,  
Oran Park NSW 2570

 PO Box 183, Camden 2570

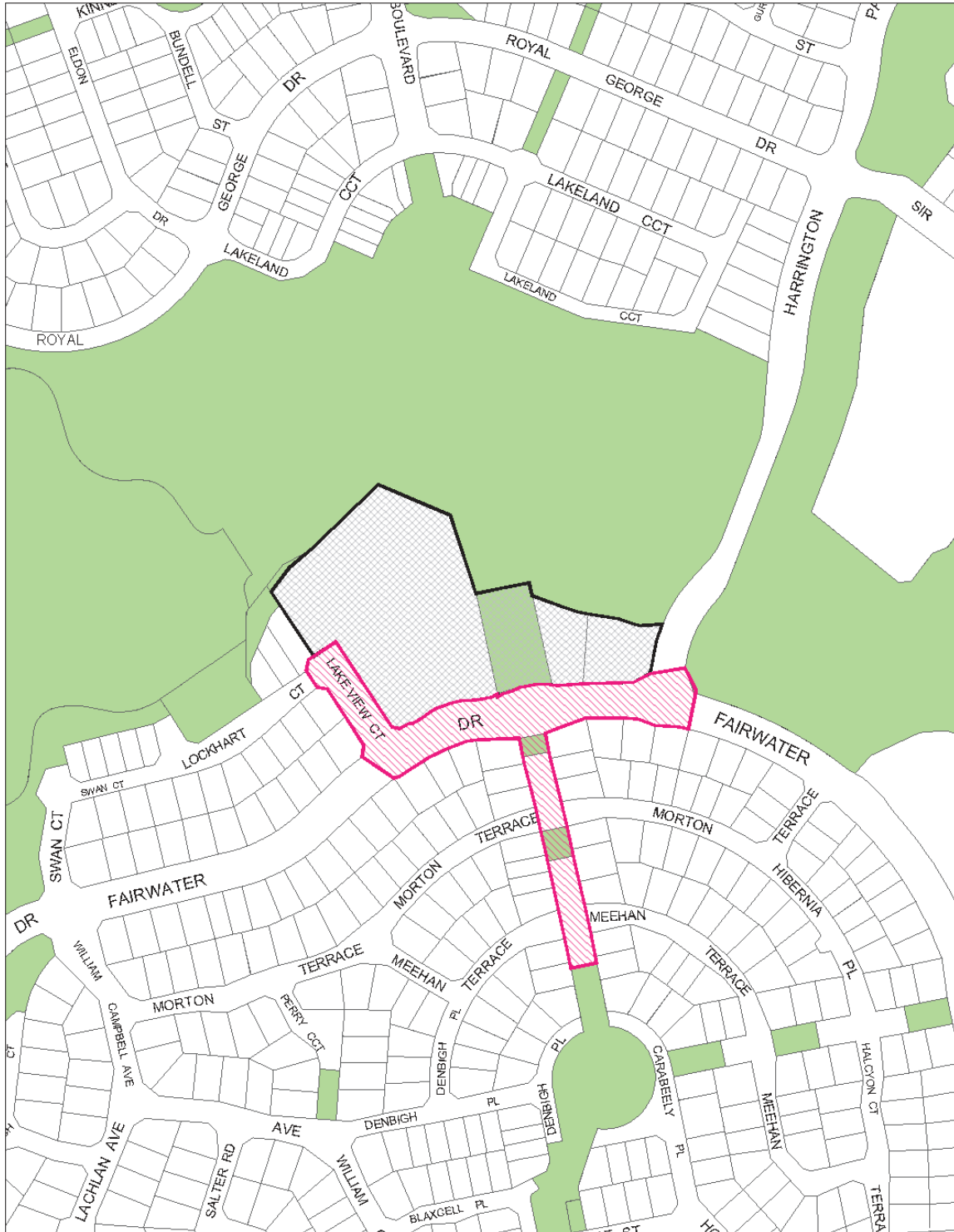
 4654 7777



 ABN: 31 117 341 764

 [mail@camden.nsw.gov.au](mailto:mail@camden.nsw.gov.au)


 [camden.nsw.gov.au](http://camden.nsw.gov.au)

 [www.facebook.com/camdencouncil](http://www.facebook.com/camdencouncil)



- Key**
-  Reserves
  -  Walkways
  -  Subject Area

## Harrington Park Alcohol Free Zone

Scale 1 : 5000 

M:\Planning\Projects\Alcohol Free Zones\Harrington Park AFZ - Permanent Zone



camden  
council

### Mount Annan – Alcohol Free Zones

- Main Street, Mount Annan
- Waterworth Drive, Mount Annan – Between Narellan Road and Ibis Way
- Ibis Way, Mount Annan
- Welling Drive, Mount Annan – Between Waterworth Drive and Birriwa Circuit
- Birriwa Circuit, Mount Annan
- Lochview Crescent, Mount Annan
- The Cascades, Mount Annan
- Fitzpatrick Road, Mount Annan



70 Central Ave,  
Oran Park NSW 2570



PO Box 183, Camden 2570



4654 7777



ABN: 31 117 341 764



mail@camden.nsw.gov.au

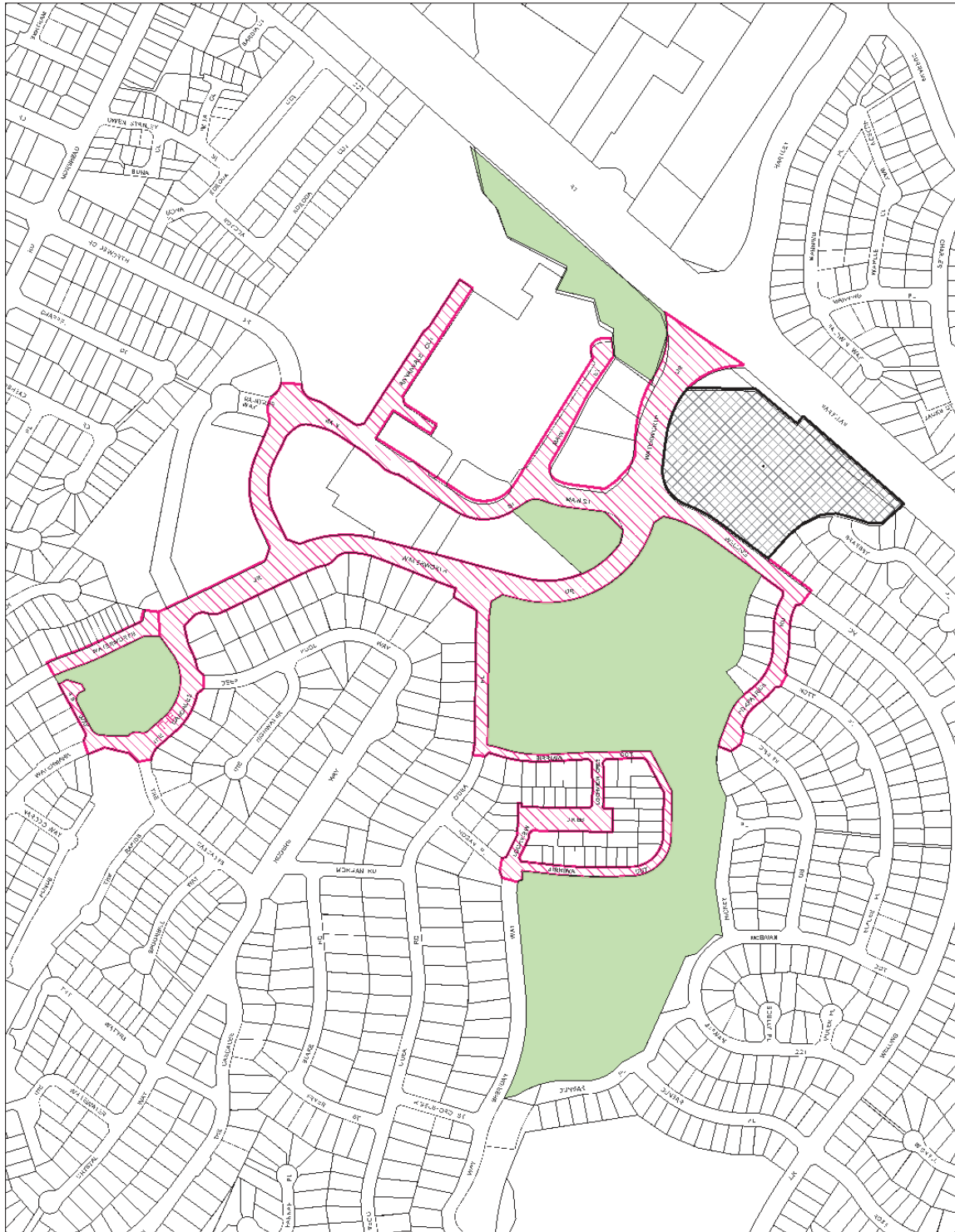


camden.nsw.gov.au






www.facebook.com/camdencouncil


4



**Key**

-  Reserves
-  Mount Annan Leisure Centre
-  Subject Area

## Mount Annan Alcohol Free Zone

Scale 1 : 5000 

M:\Planning\Projects\Alcohol Free Zones\Mount Annan AFZ - res.14062011





camden  
council

### Narellan Town Centre – Alcohol Free Zones

- Camden Valley Way, Narellan – As denoted on map
- Wilson Crescent, Narellan
- Richardson Road, Narellan
- Grahams Hill Road, Narellan
- Millwood Avenue, Narellan
- Kibble Place, Narellan
- Bellingham Street, Narellan
- Fox Street, Narellan
- Kirkham Street, Narellan
- The Northern Road, Narellan – As denoted on map
- Campbell Street, Narellan – Between Kirkham Street and Camden Valley Way
- Queen Street, Narellan – Between Camden Valley Way and Leicester Street
- Coghill Street, Narellan
- Elyard Street, Narellan
- Somerset Avenue, Narellan



70 Central Ave,  
Oran Park NSW 2570



mail@camden.nsw.gov.au



PO Box 183, Camden 2570



camden.nsw.gov.au



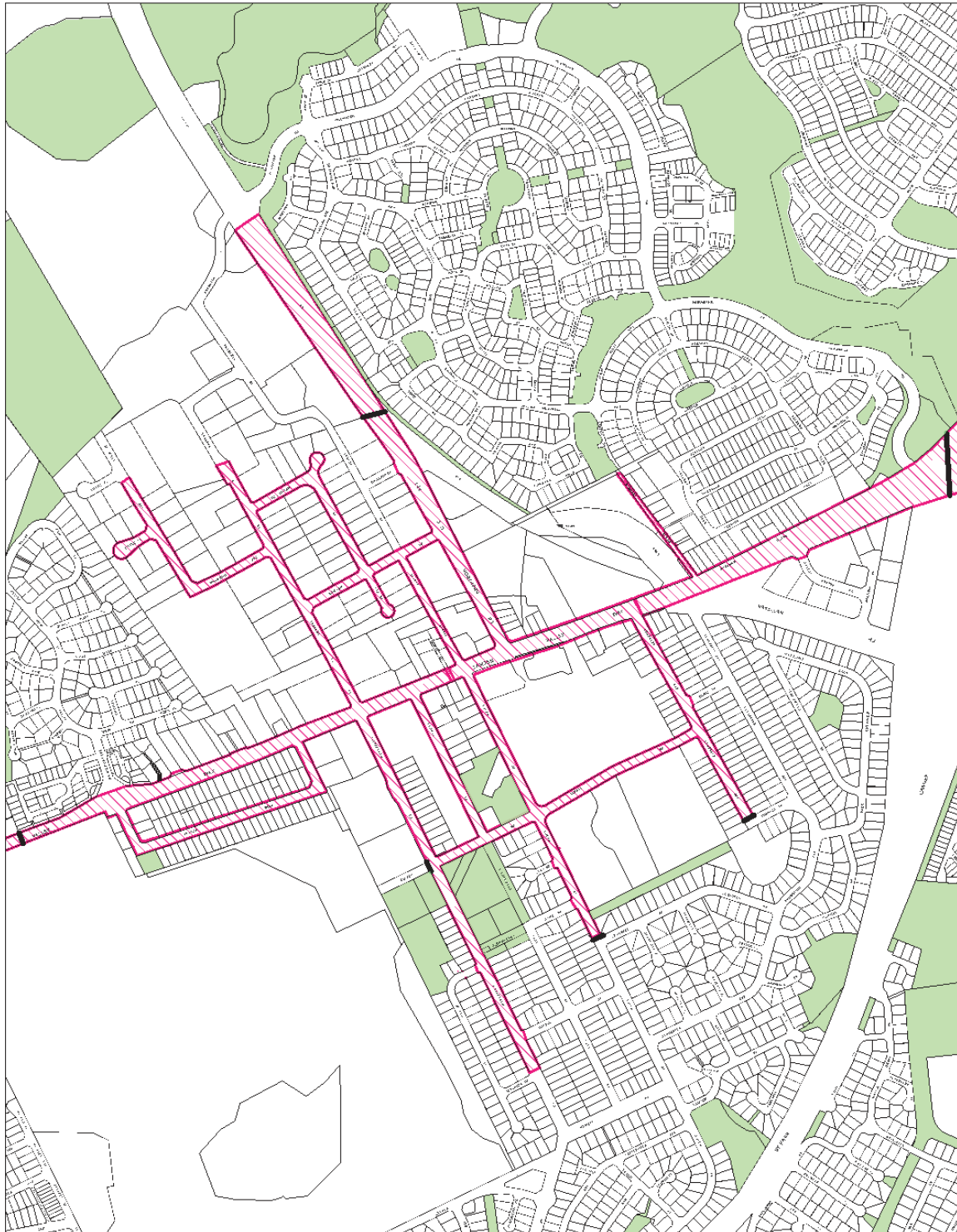
4654 7777






www.facebook.com/camdencouncil



ABN: 31 117 341 764



- Key**
-  Reserves
  -  End of Zone
  -  Subject Area

## Narellan Alcohol Free Zone

Scale 1 : 11000 

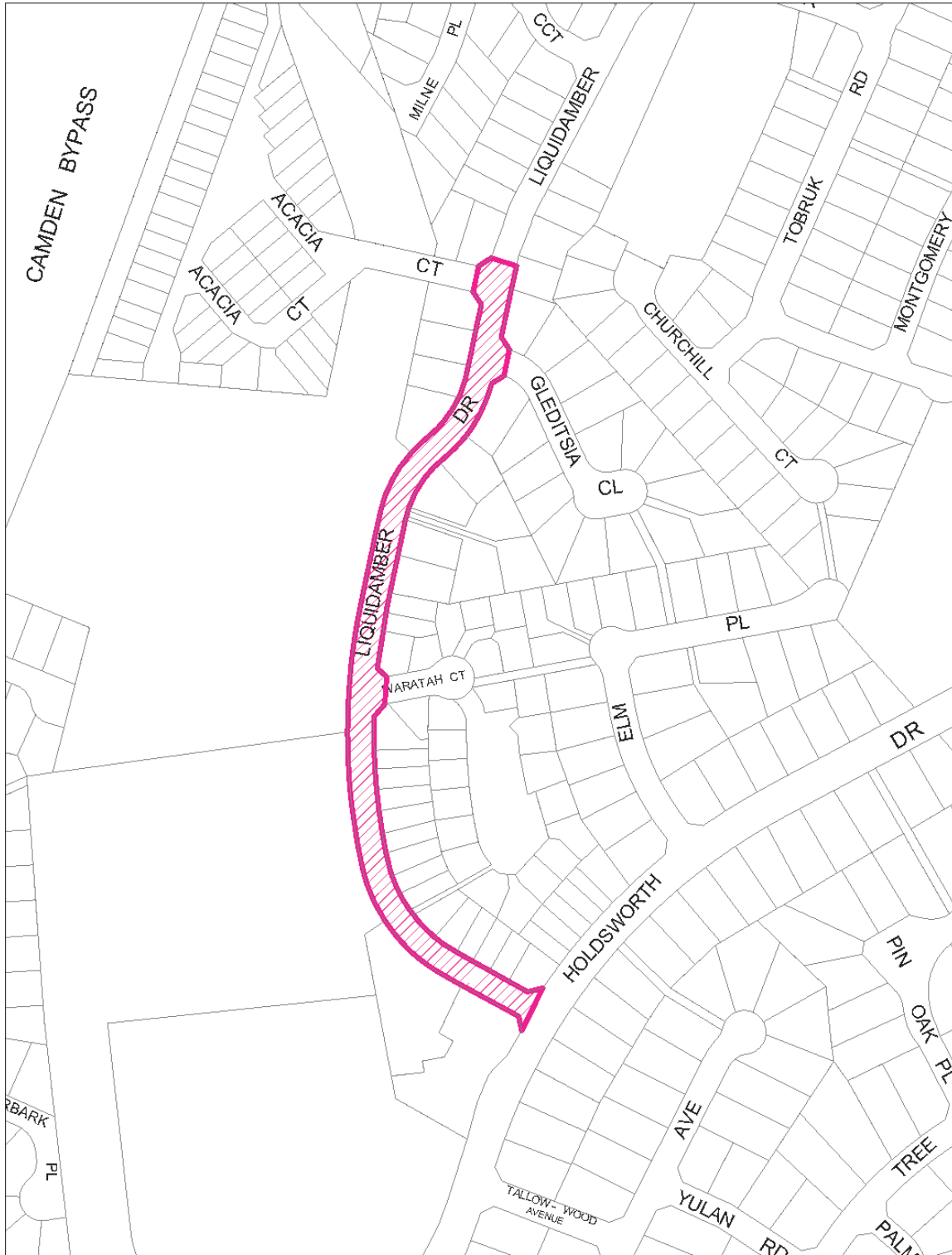
M:\Planning\Projects\Alcohol Free Zones\Warellan AFZ - res.14062011



### Narellan Vale – Alcohol Free Zone

- Liquidamber Drive, Narellan Vale – Between Holdsworth Drive and Acacia Court

 70 Central Ave, Oran Park NSW 2570	 PO Box 183, Camden 2570	 4654 7777	 ABN: 31 117 341 764
 <a href="mailto:mail@camden.nsw.gov.au">mail@camden.nsw.gov.au</a>	 <a href="http://camden.nsw.gov.au">camden.nsw.gov.au</a>	 <a href="http://www.facebook.com/camdencouncil">www.facebook.com/camdencouncil</a>	 6



**Key**  
 Alcohol Free Zone

### Narellan Vale Alcohol Free Zone

*“ Effective from February 2013 to January 2017”*

Scale 1 : 3000



### Gregory Hills – Alcohol Free Zones

- Gregory Hills Drive, Gregory Hills – Between Central Hills Drive and Rodeo Road
- Central Hills Drive, Gregory Hills – Between Gregory Hills Drive and Lasso Road
- Lasso Road, Gregory Hills – Between Central Hills Drive and Rodeo Road

70 Central Ave,  
Oran Park NSW 2570

PO Box 183, Camden 2570

4654 7777

ABN: 31 117 341 764

mail@camden.nsw.gov.au

camden.nsw.gov.au

www.facebook.com/camdencouncil

7

