

# Business Paper

Ordinary Council Meeting

Camden Council  
Administration Centre  
70 Central Avenue  
Oran Park

12 July 2022



The public can also view the meeting via Council's webcast. A link to this webcast can be found on Council's webpage - <http://webcast.camden.nsw.gov.au/video.php>

camden  
council

## COMMON ABBREVIATIONS

AEP	Annual Exceedance Probability
AHD	Australian Height Datum
CLEP	Camden Local Environmental Plan
CP	Contributions Plan
DA	Development Application
DCP	Development Control Plan
DPE	Department of Planning & Environment
TfNSW	Transport for NSW
EIS	Environmental Impact Statement
EP&A Act	Environmental Planning & Assessment Act
EPA	Environmental Protection Authority
EPI	Environmental Planning Instrument
FPL	Flood Planning Level
GCC	Greater Cities Commission
LAP	Local Approvals Policy
LEP	Local Environmental Plan
LGA	Local Government Area
LSPS	Local Strategic Planning Statement
NCC	National Construction Code
REP	Regional Environmental Plan
PoM	Plan of Management
RL	Reduced Levels
S10.7 CERTIFICATE	Certificate as to zoning and planning restrictions on properties
S603 CERTIFICATE	Certificate as to Rates and Charges outstanding on a property
S73 CERTIFICATE	Certificate from Sydney Water regarding Subdivision
SEPP	State Environmental Planning Policy
SREP	Sydney Regional Environmental Plan
STP	Sewerage Treatment Plant
VMP	Vegetation Management Plan
VPA	Voluntary Planning Agreement

General Manager

Mayor, Cr Therese Fedeli



Cr Peter McLean



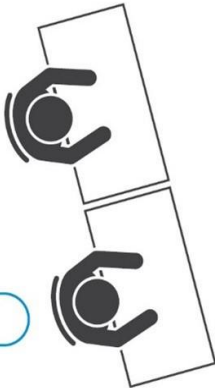
Cr Eva Campbell

Cr Russell Zammit



Cr Ashleigh Cagney

Cr Lara Symkowiak



Deputy Mayor, Cr Paul Farrow



Cr Usha Dommaraju

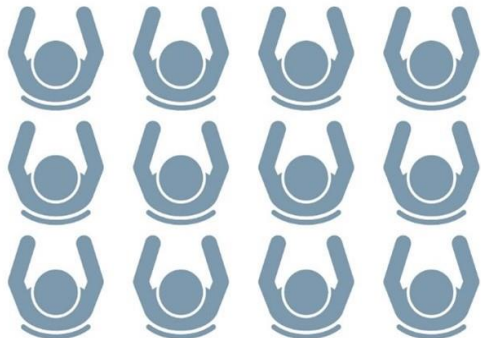
Cr Cindy Cagney



Public Address



Media



Public Seating

## OATH AND AFFIRMATION FOR COUNCILLORS

In accordance with section 233A of the *Local Government Act 1993*, all elected Councillors must take an oath of office or make an affirmation of office at or before the first meeting of the Council.

The oath or affirmation may be taken or made before the General Manager, an Australian legal practitioner or a Justice of the Peace.

A Councillor who fails, without a reasonable excuse, to take the oath of office or make an affirmation of the office in accordance with the Act is not entitled to attend a meeting as a Councillor, until the Councillor has taken the oath or made the affirmation.

### OATH

"I [*name of councillor*] swear that I will undertake the duties of the office of Councillor in the best interests of the people of the Camden Local Government Area and the Camden Council and that I will faithfully and impartially carry out the functions, powers, authorities and discretions vested in me under the *Local Government Act 1993* or any other Act to the best of my ability and judgment".

### AFFIRMATION

"I [*name of councillor*] solemnly and sincerely declare and affirm that I will undertake the duties of the office of Councillor in the best interests of the people of the Camden Local Government Area and the Camden Council and that I will faithfully and impartially carry out the functions, powers, authorities and discretions vested in me under the *Local Government Act 1993* or any other Act to the best of my ability and judgment".



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**SUBJECT: PRAYER**

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## PRAYER

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

Amen

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

Amen

\*\*\*\*\*

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

Amen

\*\*\*\*\*

## AFFIRMATION

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

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

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

\*\*\*\*\*

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

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

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**SUBJECT: ACKNOWLEDGEMENT OF COUNTRY**

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I would like to acknowledge that this meeting is being held on the traditional lands of the Dharawal people and pay my respect to Elders both past and present.



**SUBJECT: WEBCASTING OF COUNCIL MEETINGS**

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In accordance with Camden Council's Code of Meeting Practice and as permitted under the *Local Government Act 1993*, this meeting is being live streamed and recorded by Council staff for minute taking and webcasting purposes. The recording will also be made publicly available on Council's website.

No other webcasting or recording by a video camera, still camera or any other electronic device capable of webcasting or recording speech, moving images or still images is permitted without the prior approval of Council. Council has not authorised any other webcasting or recording of this meeting.

I remind those that are participating in this meeting that your image and what you say will be broadcast live to the public and will also be recorded so please be mindful of your actions and comments. You should avoid making statements that might defame or offend, or that release any personal information about another individual without their consent. Council accepts no liability for any damage that may result from your actions and comments.

Under Council's Code of Meeting Practice, individuals acting in a disorderly manner can be asked by the Chairperson to leave the meeting.

**SUBJECT: LEAVES OF ABSENCE**

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

**RECOMMENDED**

**That leaves of absence be granted.**

**SUBJECT: APPROVAL TO ATTEND BY AUDIO-VISUAL LINK**

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Requests by Councillors to attend and participate in Council meetings by audio-visual link.

A decision whether to approve a request must be made by a resolution of Council. A resolution must state:

- The meetings the resolution applies to, and
- The reason why the Councillor is being permitted to attend the meetings by audio-visual link (unless the ground is illness, disability, or caring responsibilities).

**RECOMMENDED**

**That the requests to attend and participate by audio-visual link be granted for the meetings as determined by Council and for the reasons noted.**

**SUBJECT:       DECLARATION OF INTEREST**

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Council's Code of Conduct also deals with pecuniary and non-pecuniary conflict of interest and Political Donations and how to manage these issues (Clauses 4.28-5.19).

Councillors, and where applicable, all other persons, must be familiar with the conflicts of interest provisions contained in the Code of Conduct.

This item of business provides an opportunity for Councillors to declare and manage any conflicts of interest that they may have in matters being considered at this meeting of Council.

**RECOMMENDED**

**That the declarations be noted.**

**SUBJECT: PUBLIC ADDRESSES**

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

The Public Address session will be conducted in accordance with the Public Address Guidelines.

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

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

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

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

Only the audio recording of the public address speakers will be heard on Council's webcast. Visual images of the speaker will not be captured as part of that webcast.

**RECOMMENDED**

**That the public addresses be noted.**

**SUBJECT: CONFIRMATION OF MINUTES**

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Confirm and adopt Minutes of the Local Traffic Committee Meeting held 10 May 2022 and the Ordinary Council Meeting held 14 June 2022

**RECOMMENDED**

**That the Minutes of the Local Traffic Committee Meeting held 10 May 2022 and the Minutes of the Ordinary Council Meeting held 14 June 2022, copies of which have been circulated, be confirmed and adopted.**

## Mayoral Minute

**SUBJECT: MAYORAL MINUTE - BOOTS N' BEATS**  
**FROM: The Mayor**  
**EDMS #: 22/262505**

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It is with great pleasure and pride that I confirm Camden's first-ever country music festival, Boots N' Beats, held at the Camden Town Farm on Saturday 18 June was a wonderful success.

As one of Council's COVID Community Support Package initiatives, Boots N' Beats was aimed at bringing people back into the Camden Town Centre, while providing our community with a fun filled in-person event to enjoy.

Between the pandemic, lockdowns and wild weather, we've just had postponement after postponement of late. It had been way too long since we were able to get together as a community and enjoy an in-person event.

It was terrific to see attendees getting into the spirit and enjoying line dancing, entertainment, activities and the many food and drink stalls available. However, the true showstoppers were the amazing local and national talent we had on display.

We were truly amazed by the interest in the event, with more than 15,000 people attending throughout the day. We reached full capacity by 5.30pm and, with safety as our number one priority, had to stagger the entry of event attendees. While it's unfortunate that some people missed out, those who were present had a fantastic, safe time.

I'd also like to make special mention of the charity element of the event. We were honoured to be helping flood relief efforts throughout the Camden area at Boots n' Beats by supporting three very special charity partners – Big Yellow Umbrella; Mother Hubbard's Cupboard; and Turning Point Camden.

We had a sausage sizzle and the fantastic Boots N' Beats branded cowboy hats for sale on the day, with all proceeds going to these charities. I'm so pleased to announce this event raised \$11,600, to be split evenly between the three organisations.

It was also great to see the Camden Town Centre buzzing with people again, with many local businesses benefitting immensely from the additional visitors and patrons on the day.

I'd like to say a big thank you to all the Council teams who made this event possible, especially our Events Team who created an absolutely amazing event and a truly exciting new experience for our community. Those who were there on the day worked tirelessly to make sure everything ran safely and seamlessly, and they did a fantastic job.

**RECOMMENDED**

**That Council:**

- i. endorse the \$11,600 raised at the event to be evenly distributed between the Big Yellow Umbrella, Mother Hubbard's Cupboard and Turning Point Camden; and**
- ii. note the information and thank Council staff for organising this successful event.**



**SUBJECT: HOUSEKEEPING AMENDMENTS TO THE CAMDEN GROWTH AREAS, ORAN PARK AND TURNER ROAD DEVELOPMENT CONTROL PLANS**

**FROM:** Director Planning & Environment

**EDMS #:** 22/175768

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### PURPOSE OF REPORT

The purpose of this report is to advise Council of proposed housekeeping and other amendments to the Camden Growth Areas, Oran Park and Turner Road Development Control Plans (Growth Centre DCPs), and to recommend the draft DCPs be placed on public exhibition.

The draft DCPs, including a summary of the proposed amendments, are provided **under separate cover**.

### BACKGROUND

In 2006, the State Environmental Planning Policy (Sydney Region Growth Centres) 2006 (Growth Centres SEPP) was made.

In 2022, the Growth Centres SEPP was renamed State Environmental Planning Policy (Precincts - Western Parklands City) 2021 (Precincts SEPP). The Precincts SEPP provides the statutory planning controls to facilitate development across the South West Growth Area (SWGA).

Changes to the planning system and legislation have triggered the need for a housekeeping review of the Growth Centre DCPs. The aim of the review is to update the DCPs to reflect current State Government policy, correct anomalies, remove duplication, and provide clarification on controls.

The proposed amendments apply to the SWGA and exclude land under Camden Local Environmental Plan 2010 and Camden DCP 2019.

Councillors were briefed on the draft amendments to the Oran Park, Turner Road and Camden Growth Precincts DCPs on 29 March and 28 June 2022.

### **Applicable DCPs**

There are currently three Growth Centre DCPs that apply in the Camden LGA (as shown in **Figure 1**), including:

- Oran Park Development Control Plan (adopted in 2007 by the Department of Planning and Environment (DPE));
- Turner Road Development Control Plan (adopted in 2007 by the DPE); and
- Camden Growth Precincts Development Control Plan (adopted in 2013 by the DPE).

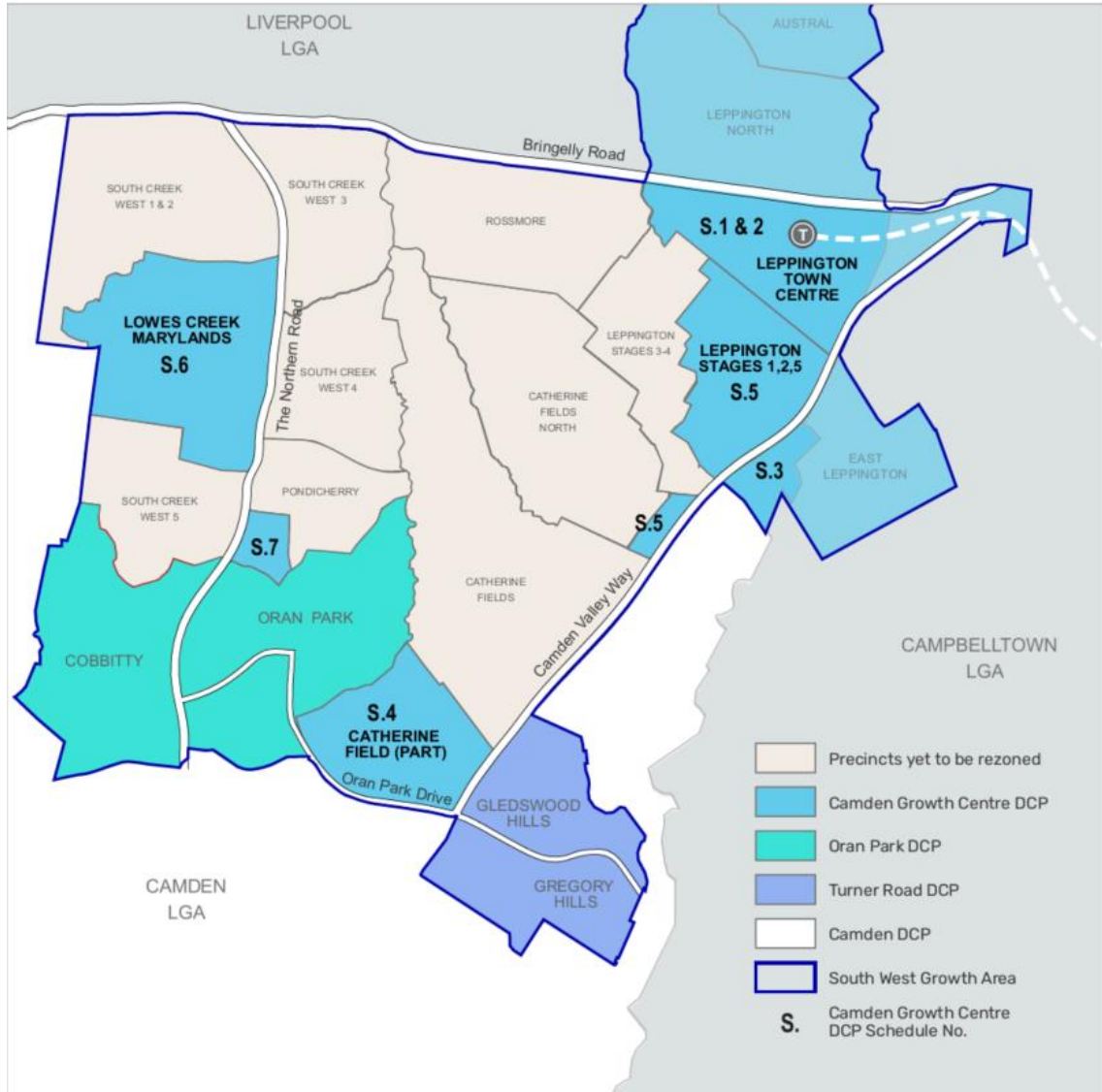


Figure 1: Growth Centres Precinct Status Map

The Growth Centre DCPs adopt different structures, making them less user-friendly.

### Housekeeping Review of the Growth Centre DCPs

Since the adoption of the Growth Centres DCPs, there have been a number of amendments as land with the SWGA has been rezoned, including the:

- Introduction of site-specific development controls (known as Part B in the Oran Park and Turner Road DCP); and
- Introduction of Schedules to the Camden Growth Precincts DCP as new precincts were rezoned (e.g. Lowes Creek Maryland, Leppington Precinct).

These changes are identified in each DCPs Table of Amendments.

## MAIN REPORT

The aim of the current review is to update the Growth Centres DCP to:

- Remove references to redundant legislation and repealed Council policies;
- Incorporate changes to state planning legislation;
- Include additional or amended controls to provide further clarification where required; and
- Incorporate improved useability and implement a consistent structure across the draft DCPs.

It is not proposed to make any significant changes to the application of the DCPs under this review. A list of the amendments is provided as an **attachment** to this report. A summary of the key amendments is provided below.

### **Council Policy Changes**

Since the DCPs were adopted, there have been several changes to Council policies. For example, the DCPs reference policies such as the 'Building in Salinity Prone Environments' and 'Environmental Noise Policy' which have been revoked or consolidated into other policies. It is proposed to incorporate the relevant requirements of the Environmental Noise Policy into the Growth Centre DCPs, consistent with the approach taken to the Camden DCP 2019.

Other changes include:

- Dedication of Riparian Corridors (Policy 1.18), consolidated to form the Dedication of Constrained Lands Policy (adopted 10 March 2020);
- Dedication of Land Burdened by Utility Easements (Policy 1.19), consolidated to form the Dedication of Constrained Lands Policy (adopted 10 March 2020); and
- Revised Management of Contaminated Lands Policy (adopted 9 November 2017).

### **Consolidation of State Environmental Planning Policies (SEPPS)**

On 1 March 2022, the DPE consolidated the number of SEPPs from 45 to 11. This has necessitated the need to update the DCPs to remove references to SEPP titles which are now superseded. The proposed amendments seek to update the references to the SEPPs to ensure they reflect the new titles.

### **Minor Changes to Controls**

It is proposed to amend some controls in the DCPs where required to provide greater clarity and assist with their application during the assessment of development applications.

A summary of the amendments to specific controls is provided below:

- Referencing the DPE *‘Medium Density Housing Guidelines’* to ensure consistency of outcomes and align controls to state guidelines for attached dwellings/terraced housing, dual occupancies etc.;
- Incorporating controls for corner lots relating to lot depth, and controls for battle axe lots relating to dwelling entitlement;
- Aligning waste management controls with the Camden DCP 2019;
- Incorporating controls for tree planting consistent with the SEPP (Exempt and Complying Development Codes) 2008;
- Including Council’s prescribed Tree and Landscaping Species list to align with the Camden DCP 2019;
- Clarifying the controls relating to odour assessments; and
- Updating the controls relating to acoustic assessments to align with the Camden DCP 2019.

Department of Planning and Environment (DPE)

In July 2021, the DPE rezoned the Lowes Creek Maryland Precinct and Leppington Precinct Stages 2 and 5 for urban development. The rezoning of these Precincts introduced minimum and maximum density ranges into the Precincts SEPP to guide density and align housing growth with infrastructure delivery. The introduction of these ranges has created translation issues with the residential density targets within Camden Growth Precincts DCP.

The Minimum Lot Size by Density Bands Table is located within clause 4.1 of both Appendices 2 and 5 of the Precincts SEPP, providing the principal development standards to control lot size and dwelling density.

To remove duplication between the Precincts SEPP and the DCPs, it is proposed to remove the Minimum Lot Size by Density Bands Table (Table 3-2 in the Camden Growth Centres DCP, Table 12 in Oran Park and Turner Road DCP). This approach is supported by the DPE.

**Improved User Friendliness and Consistent Structure**

A number of formatting changes are proposed, including the adoption of a new template across all three DCPs and associated schedules, with consistent font, text and colours. In addition, section names will be included in the footer for improved navigation.

The draft DCPs provided **under separate cover** show tracked changes of the proposed amendments. The draft DCPs will be formatted into the new template for public exhibition.

**FINANCIAL IMPLICATIONS**

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

### CONCLUSION

A housekeeping review of the draft Growth Centre DCPs has been undertaken to improve their user-friendliness and facilitate quality development outcomes. The review has resulted in proposed amendments that:

- Reflect updated State Government policy;
- Provide consistent structure;
- Correct anomalies;
- Remove duplication; and
- Propose new controls to provide clarification and deliver quality development outcomes.

It is recommended that Council endorse the draft DCPs for the purpose of public exhibition. A further report will be provided to Council to consider any unresolved submissions.

### RECOMMENDED

**That Council:**

- i. endorse the draft amendments to the Camden Growth Centres Precincts, Oran Park and Turner Road Development Control Plans;**
- ii. exhibit the draft amendments to the Camden Growth Centres Precincts, Oran Park and Turner Road Development Control Plans;**
- iii. notify the Department of Planning and Environment of the exhibition of the Camden Growth Centres Precincts, Oran Park and Turner Road Development Control Plans in accordance with the amended delegations issued by the Secretary of the Department of Planning and Environment on 19 January 2015;**
- iv. at the conclusion of the public exhibition period:**
  - a. if there are no unresolved submissions, grant delegation to the General Manager to adopt the DCP amendments in accordance with the amended delegations issued by the Secretary of the Department of Planning and Environment on 19 January 2015; and**
  - b. publicly notify the adoption of the DCP in accordance with the provisions of the *Environmental Planning and Assessment Act 1979* and the Regulations; or**
  - c. if unresolved submissions are received, consider a further report to Council that outlines the results of the public exhibition for Council's consideration.**

### ATTACHMENTS

1. Final Draft Housekeeping Amendment - Table of Changes
2. Final Draft Housekeeping Amendment - Oran Park DCP - under separate cover
3. Final Draft Housekeeping Amendment - Camden Growth Precincts DCP - under separate cover
4. Final Draft Housekeeping Amendment - Turner Road DCP - under separate cover

**ORD01**

**SUBJECT: PUBLIC EXHIBITION - PAYMENT OF EXPENSES AND PROVISION OF FACILITIES TO THE MAYOR AND COUNCILLORS POLICY**

**FROM:** Director Customer & Corporate Strategy

**EDMS #:** 22/266923

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### PURPOSE OF REPORT

The purpose of this report is to seek Council endorsement of proposed amendments to Council's Payment of Expenses and Provision of Facilities to the Mayor and Councillors Policy (the Expenses and Facilities Policy) and to authorise public exhibition of the draft Policy.

### BACKGROUND

Council's Expenses and Facilities Policy was last reviewed in August 2017 and is due for review within the first 12 months of the local government election, which occurred on 4 December 2021.

Under section 253 of the *Local Government Act 1993* (the Act), a council is required to give public notice of its intention to adopt or amend a policy for the payment of expenses or provision of facilities.

On 28 June 2022, Councillors were briefed on the draft Expenses and Facilities Policy.

### MAIN REPORT

#### **Legislation**

Under section 252 of the Act, Council must adopt a policy, within the first 12 months of each term of Council, concerning the payment of expenses and provision of facilities to the Mayor and Councillors in relation to discharging the functions of civic office.

Council may also from time to time amend the policy under section 252 of the Act.

Under section 253 of the Act, a Council must give notice of its intention to adopt or amend the policy, allowing at least 28 days for the making of public submissions. Following the public exhibition, Council must consider any submissions made before either amending the policy or adopting it and making it publicly available on Council's website. If no submissions are received, the policy will be deemed to be in force at that time and Councillors will be notified.

#### **Amendments to the policy**

In addition to benchmarking a number of councils, a review of Council's current Expenses and Facilities Policy against the Office of Local Government's (OLG) Councillor Expenses and Facilities Policy Template (OLG Template) was undertaken, identifying a number of elements that are not yet included in Council's current Expenses and Facilities Policy.

In line with these findings, the key proposed amendments to the Expenses and Facilities Policy include:

- Councillors are no longer required to personally fund attendance to conferences, instead, this will be paid by Council in accordance with the provisions and monetary limits outlined in the draft Expenses and Facilities Policy;
- As per the OLG Template, the inclusion of detailed reports to Council every six months that outlines expenditure by individual Councillor and as a total for all Councillors;
- Update of position titles to be consistent with the Adaptive Organisational Framework;
- As per the OLG Template, the inclusion of monetary limits for accommodation to be in line with the rates included in the NSW Crown Employees (Public Service Conditions of Employment) Award;
- Inclusion of monetary limits for interstate and overseas travel;
- Inclusion of a provision to supply branded clothing;
- The inclusion of a report to Council where breaches of the policy are not able to be rectified between the Mayor and General Manager.

A copy of the draft Expenses and Facilities Policy is provided with tracked changes as **Attachment 1** to this report.

It is also proposed that following its adoption, a report on the operation of the Expenses and Facilities Policy be provided to Council in one year's time to enable Council to consider how effectively the Policy is working.

### FINANCIAL IMPLICATIONS

There are no financial implications as the draft Expenses and Facilities Policy is funded within Council's budget.

### CONCLUSION

Under section 253 of the Act, before the adoption of a new Expenses and Facilities Policy, councils must first exhibit a draft policy for at least 28 days.

The draft Payment of Expenses and Provision of Facilities to the Mayor and Councillors Policy is submitted for Council's consideration to place on public exhibition.



### RECOMMENDED

That Council:

- i. endorse the draft Payment of Expenses and Provision of Facilities to the Mayor and Councillors Policy;
- ii. authorise the public exhibition of the draft Payment of Expenses and Provision of Facilities to the Mayor and Councillors Policy for a period of 28 days in accordance with section 253 of the *Local Government Act 1993*;
- iii. if no submissions are made, adopt the draft Payment of Expenses and Provision of Facilities to the Mayor and Councillors Policy effective from the day after the close of the exhibition period; or
- iv. if submissions are received, receive a further report following the exhibition period to consider submissions made and to adopt a final Payment of Expenses and Provision of Facilities to the Mayor and Councillors Policy; and
- v. following the adoption of a final Payment of Expenses and Provision of Facilities to the Mayor and Councillors Policy, receive a report on its operation in one year's time.

### ATTACHMENTS

1. Draft Payment of Expenses and Provision of Facilities to the Mayor and Councillors Policy

**ORD03**

**SUBJECT: DETERMINATION OF COUNCILLOR FEES 2022/23 - LOCAL GOVERNMENT REMUNERATION TRIBUNAL**  
**FROM:** Director Customer & Corporate Strategy  
**EDMS #:** 22/179399

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**ORD03****PURPOSE OF REPORT**

The purpose of this report is to advise Councillors of the determination by the Local Government Remuneration Tribunal (the Tribunal) for the range of councillors' and mayors' fees payable for the 2022/23 financial year.

**BACKGROUND**

The Tribunal determines the category in which each council is classified and sets the range of annual fees under each category that are payable to mayors and councillors each year.

Under the *Local Government Act 1993* (the Act), Council may fix the annual fees paid to the Mayor and Councillors. The annual fees must be within the range determined by the Tribunal. Under section 249 of the Act, the Mayor must be paid an annual fee in addition to the fee paid to the Mayor as a Councillor.

Should Council decide not to fix the annual fees payable to the Mayor and Councillors, it must pay the appropriate minimum fee determined by the Tribunal.

Councillors were briefed on this matter on 28 June 2022.

**MAIN REPORT****The Tribunal's Decision**

The Tribunal has concluded its annual review and determined that an increase of 2% will be applicable to each category for the 2022/23 financial year. The increases are effective on and from 1 July 2022, subject to Council's adoption.

A copy of the full decision is provided as an **attachment** to this report.

Section 239 of the Act requires the Tribunal to determine the categories of councils and to place each council in a category at least every three years. This year, the Tribunal did not undertake a broad review of councils and considered only those requests where an individual submission was made. The Tribunal found that the current allocation of councils into the current categories is appropriate. The Tribunal will next consider the criteria applicable to each group and the allocation of councils in detail in 2023. The criteria applicable to each of the categories remain unchanged from 2020.

**Camden's Classification**

Camden Council is categorised as a Metropolitan Medium council, which is described as typically having a minimum residential population of 100,000 and total operating revenue exceeding \$100m per annum. Noting the Tribunal's 2020/21 determination

which saw Camden Council re-categorised from a Metropolitan Small to a Metropolitan Medium, no submission for re-categorisation was made for the 2022/23 determination.

The revised fees payable for a Metropolitan Medium council for 2022/23 have been set by the Local Government Remuneration Tribunal as follows:

COUNCILLORS	MAYOR
Minimum \$14,380 – Maximum \$26,840	Minimum \$30,550 – Maximum \$71,300

The current fees are \$21,833.81 per annum for Councillors and \$58,017.50 per annum for the Mayor.

Based on the present level of fees payable to the Mayor and Councillors, a 2% increase would amount to an increase of \$436.68 per annum for each Councillor, bringing the total to \$22,270.49 per annum, and an increase of \$1,160.35 for the Mayor, bringing the total to \$59,177.85 per annum. Alternatively, Council could adopt an amount up to the maximum amount payable in each case which would result in increases of up to \$5,006.19 and \$13,282.50 respectively.

**FINANCIAL IMPLICATIONS**

A 2% increase to Councillors’ and Mayor’s fees would result in additional expenditure of \$5,090.47. Subject to the decision of Council, the necessary budget adjustments will be included in the first quarterly review (September) of the 2022/23 budget.

**CONCLUSION**

Council is requested to determine the fees for Councillors and the Mayor for the 2022/23 financial year.

**RECOMMENDED**

**That Council set the fees payable to the Mayor and Councillors for the 2022/23 financial year.**

**ATTACHMENTS**

1. Local Government Remuneration Tribunal 2022

## ORD04

ORD04

**SUBJECT: INVESTMENT MONIES - MAY 2022**  
**FROM:** Director Customer & Corporate Strategy  
**EDMS #:** 22/245790

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### PURPOSE OF REPORT

In accordance with Part 9, Division 5, Section 212 of the *Local Government (General) Regulation 2021*, a list of investments held by Council as at 31 May 2022 is provided.

### MAIN REPORT

The weighted average return on all investments was 0.96% p.a. for the month of May 2022. The industry benchmark for this period was 0.41% (Ausbond Bank Bill Index) and the current official cash rate as determined by the Reserve Bank of Australia (RBA) as at 31 May 2022 was 0.35%.

On the 5 July 2022, the Board of the Reserve Bank of Australia subsequently increased the official cash rate to 1.35%.

The Responsible Accounting Officer (the Chief Financial Officer) has certified that all investments have been made in accordance with Section 625 of the *Local Government Act 1993*, the relevant regulations and Council's Investment Policy.

Council's Investment Report is provided as an **attachment** to this report.

### RECOMMENDED

**That Council:**

- i. **note that the Responsible Accounting Officer has certified that all investments held by Council have been made in accordance with the *Local Government Act 1993*, Regulations, and Council's Investment Policy;**
- ii. **note the list of investments for May 2022; and**
- iii. **note the weighted average interest rate return of 0.96% p.a. for the month of May 2022.**

### ATTACHMENTS

1. Monthly Investment Report - May 2022

**ORD05**

**SUBJECT: CAMDEN GROWTH AREAS CONTRIBUTIONS PLAN AMENDMENT 2 - LOWES CREEK MARYLAND**

**FROM:** Director Sport, Community & Activation

**EDMS #:** 22/259500

**PURPOSE OF REPORT**

The purpose of the report is to inform Council of the draft Camden Growth Areas Contributions Plan Amendment 2 and to endorse it to be placed on formal public exhibition.

**BACKGROUND**

The Lowes Creek Maryland (LCM) precinct was rezoned on 16 July 2021 under the *State Environmental Planning Policy (Sydney Region Growth Centres) 2006* (now referred to as *State Environmental Planning Policy (Precincts—Western Parkland City) 2021*). The rezoning seeks to supply approximately 7,000 new dwellings and facilitate 2,200 jobs to the Sydney South West Growth Area.



**Figure 1 – LCM Indicative Layout Plan**

To ensure that the proposed development has the necessary local infrastructure to meet the demands of the new community, an amendment (Amendment 2) to the Camden Growth Areas Contributions Plan (CGACP) has been prepared.

The value of local infrastructure within the LCM precinct to be collected under the Amendment 2 contributions plan is \$568,459,056.

Councillors were provided a briefing on the matter on 28 June 2022.

A copy of the draft Amendment 2 is provided as an **attachment** to this report.

**MAIN REPORT**

**Provision of local infrastructure**

The infrastructure demands for the proposed population of 20,735 residents has been assessed by Council officers. The infrastructure to be delivered under Amendment 2 is summarised in **Table 1** below:

**Table 1 – Summary of local infrastructure provision in Amendment 2**

Facility	Planned Provision in Precinct
Open Space	<ul style="list-style-type: none"> <li>• 17 local parks</li> <li>• 4 district parks</li> <li>• 6 double playing fields</li> </ul>
Roads	<ul style="list-style-type: none"> <li>• Local roads</li> <li>• Collector roads</li> <li>• Sub arterial roads</li> </ul>
Water quality management	<ul style="list-style-type: none"> <li>• Riparian zones</li> <li>• Water quality basins</li> </ul>
Community Facilities	<ul style="list-style-type: none"> <li>• Land component</li> </ul>

**Per lot rate**

As identified above, the value of local infrastructure to be collected under Amendment 2 for the LCM precinct is \$568,459,056. With a forecast dwelling yield of 6,952 dwellings, this results in a range of contributions rates per lot between \$47,041 to \$98,895, depending on the dwelling type (see **Table 2**).

**Table 2 – Contribution rates per lot under Amendment 2**

Dwelling type	Environmental Living (E4)	Low Density Residential Band 1 (R2)	Low Density Residential Band 2 (R2)	Medium Density Residential Band 1 (R3)	Medium Density Residential Band 2 (R3)	Mixed Use Residential (B4)
Rate per lot	\$98,895	\$98,895	\$86,420	\$68,739	\$47,041	\$47,041

### **Inclusion of sub-arterial roads**

The LCM precinct is subject to the Special Infrastructure Contributions (SIC) area however currently the SIC does not include any infrastructure within the precinct. Due to this, sub-arterial roads (normally State infrastructure) have been included in the contributions plan as these are critical infrastructure to ensure quality urban design and traffic management outcomes.

The value of sub-arterial roads for the LCM precinct is approximately \$112 million, which adds approximately \$16,000 to the average rate per lot contribution.

Council is currently in discussions with the Department of Planning and Environment (DPE) to have these sub-arterial roads included through the SIC. Should DPE agree to include the sub-arterial roads west of the Northern Road in SIC funding, Amendment 2 will remove them from the infrastructure works list.

### **Where to from here?**

Subject to Council endorsement, the draft Amendment 2 will be placed on public exhibition for a period of 28 days.

As part of the exhibition, the document will be placed on the 'Your Voice' portal (on Council's website) for public comment and affected landowners will be notified of the exhibition period.

At the conclusion of the exhibition period, any submissions received will be reported back to Council for consideration. If no unresolved submissions are received during the exhibition period, Amendment 2 will come into force at the conclusion of the exhibition period.

### **Endorsement of draft Amendment 2**

In accordance with the current Ministerial Directions with regards to s 7.11, Amendment 2 will be subject to the cap of \$30,000 per lot. To enable Council to levy the full per lot contribution as identified in the plan, Amendment 2 must be reviewed and endorsed by the Independent Pricing and Regulatory Tribunal (IPART).

### **FINANCIAL IMPLICATIONS**

The monetary value of local infrastructure provided by Amendment 2 is \$568,459,056. Once Amendment 2 is in force and approved by IPART, it will enable Council to collect contributions from development within the LCM precinct to deliver local infrastructure in accordance with the plan.

### **CONCLUSION**

Amendment 2 to the CGACP has been developed to enable the delivery of local infrastructure to meet the demand generated by the rezoning of the LCM precinct for residential purposes. The value of local infrastructure under Amendment 2 is approximately \$568 million. Council officers consider the infrastructure provisions under Amendment 2 meet the demand generated by the future proposed population of the LCM precinct.

### RECOMMENDED

That Council:

- i. endorse Amendment 2 to the Camden Growth Areas Contributions Plan to be placed on public exhibition in accordance with the *Environmental Planning and Assessment Act 1979* and *Environmental Planning and Assessment Regulation 2021*;
- ii. subject to no unresolved submissions received through the exhibition process, adopt Amendment 2 to the Camden Growth Areas Contributions Plan and endorse Amendment 2 to come into force.
- iii. consider a further report on the matter should unresolved submissions be received;
- iv. endorse Amendment 2 - Camden Growth Areas Contributions Plan to be forwarded to IPART for review; and
- v. notify affected landowners of the public exhibition process.

### ATTACHMENTS

1. Camden Growth Areas Contribution Plan - Amendment 2 - Main Document
2. Camden Growth Areas Contribution Plan - Amendment 2 - Technical Document

ORD05



**SUBJECT: CAMDEN MEN'S SHED SUPPORT**  
**FROM:** Director Sport, Community & Activation  
**EDMS #:** 22/264079

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### PURPOSE OF REPORT

The purpose of this report is to seek endorsement for the recommended provision of surplus assets and financial support to the Camden Men's Shed (CMS), following their cessation of maintenance work at the Camden Bicentennial Equestrian Park (BEP) in March 2022.

### BACKGROUND

In March 2022, the CMS ceased undertaking maintenance works at the BEP with the understanding that Council was committed to supporting their transition to a more 'traditional' men's shed operating model.

As part of this process, the CMS became incorporated in May 2021 under the *Associations Incorporation Act 2009*, and have advised that they are a member of the Australian Men's Shed Association, secured their own insurances and have confirmed they are in the process of seeking ACNC (Australian Charities and Not-For-Profits Commission) status.

Since their separation from Camden Council, the CMS have confirmed with officers the following:

- Establishment of a management structure within CMS with President and Secretary;
- Intention to permanently relocate away from the BEP with a suitable site found on private land; and
- Details of a formal request for support for consideration by Council.

Councillors were briefed on this matter on 28 June 2022.

### MAIN REPORT

The CMS had undertaken maintenance work at the BEP since their establishment until their cessation in March 2022. Subsequently, Council officers have provided support to the CMS in a number of ways:

- Preparation of a workshop to assist in the development of their plan and to articulate a request to Council for support;
- Ongoing administrative support where requested;
- Provision of safety documentation to support their incorporation and securing insurance;
- Access to Council's Employee Assistance Program; and
- Meetings with the CMS as requested.

In late May 2022, Council officers received a written request for support from the CMS and a basic strategic plan outlining their objectives moving forward. The CMS request for support included expenses relating to their establishment and ongoing operation for the first 12-18 months, financial support equivalent to the value of assets lost in the recent floods, and a request for asset provision where assets were either salvaged or not flood affected.

**Camden Men’s Shed Strategic Objectives and Community Benefit**

The request from the Camden Men’s Shed is supported by a basic strategic plan which outlines the key objectives of the CMS moving forward and their plans for continued contribution to the broader Camden community in alignment with their mission:

*“To be a place for Men of the Camden and surrounding Districts that supports and fosters the mental, social and physical wellbeing of its members through friendship, activity, company and laughter.”*

In addition, the CMS seek to create a communal multipurpose shed, which may be utilised by other groups as referenced by the CMS including: Camden Lions, Camden Rotary, Camden Woodworkers and Camden Quilters.

In order to fund the ongoing operations of the CMS, the group intends to conduct a range of fee-for-service activities in the local community, seek membership fees (dependent on members’ situations) and make ongoing applications for government support.

**Request from Camden Men’s Shed**

The request from CMS can be broadly split into requests for asset and cash provision to support their re-establishment. A significant proportion of the support requested is made up of items previously used for the activities of the CMS, or funded through successful grant applications to support the activities of the CMS at the BEP.

Financial support has been requested to cover their establishment, value of assets lost during the recent flood (as estimated by the CMS) and a range of assets previously used for the maintenance and upkeep of the BEP.

*The total value of support requested by CMS is \$180.4K (excl. GST)*

<b>Item</b>	<b>Value (excl. GST)</b>
Establishment and ongoing expenses	\$22.7K
Value of flood damaged assets	\$43.3K
Value of requested assets	\$114.4K
<b>TOTAL</b>	<b>\$180.4K</b>

*Table 1 – Value of CMS request for support*

**Assessment of Request**

**Recommended**

It is recommended that assets which are surplus to Council’s requirements, and which are in keeping with the traditional function of a Men’s Shed organisation, are provided to the CMS. In addition, it is recommended that the value of flood-damaged assets, as requested by the CMS, is provided as financial support.

It is also recommended that, in addition to support requested by the CMS, Council provide support to facilitate their transition, including \$2K (excl. GST) of Personal Protective Equipment (PPE) and relocation assistance for items currently stored at the BEP valued at \$5K (excl. GST).

*Total value of recommended provision of support is \$87.4K (excl. GST).*

Non – Recommended

Large mobile plant and equipment is not recommended to be provided to the CMS. This is due to the high-risk nature of works which require this machinery and the nature of the proposed CMS operation that this equipment would support. This equipment is also required for the ongoing maintenance of the BEP.

Financial support relating to establishment and ongoing costs is not recommended to be provided (requested amount of \$22.7K (excl. GST). Officer recommendation does include the cash provision relating to flood damaged assets which would provide significant funding towards the establishment of the new CMS.

*Total value of not-recommended assets and support provision \$100K (excl. GST).*

**Summary of Recommendation**

<b>Item</b>	<b>Value (excl. GST)</b>
PPE including hi-vis, goggles, jackets masks etc	\$2K
Relocation Assistance	\$5K
Value of flood damaged assets	\$43.3K
Value of recommended asset provision	\$37.1K
<b>TOTAL</b>	<b>\$87.4K</b>

*Table 2 – Recommended provision of support to the CMS*

**Safety Considerations**

When considering the provision of assets to the CMS, Council’s obligations under the *Work Health and Safety Act 2011* have been considered with specific reference to:

- Section 25 duties of persons conducting businesses or undertaking that supply plant, substances or structures; and
- Section 21 duty of persons conducting businesses or undertakings involving management or control or undertakings involving management or control of fixtures, fittings or plant at workplaces.

Prior to any vehicles and mowers being provided to the CMS, they will be serviced in accordance with manufacturers’ recommendations and subject to a condition inspection and safety review. Asset provision as outlined in this report is contingent on the satisfactory condition and safety of these assets.

### FINANCIAL IMPLICATIONS

The total value of recommended support for the CMS is \$87.4K (excl. GST), in the form of asset provision, cash and in-kind works.

Recommended cash provision is anticipated to be offset by an insurance claim relating to flood-affected assets at the BEP.

Recommended in-kind transfers of plant and equipment are subject to satisfactory service and condition reports, and safety of identified assets.

Sufficient budget is available in existing Council operational budgets to fund the \$7,000 (excl. GST) to support PPE provision and relocation assistance.

### CONCLUSION

The CMS has requested support through asset provision and financial assistance from Council to assist in the relocation and re-establishment of the Men's Shed. It is recommended that support valued at \$87.4K (excl. GST) be provided to the CMS as outlined in this report.

### RECOMMENDED

**That Council endorse the provision of support to the Camden Men's Shed to the value of \$87.4K (excl. GST) as outlined in this report.**

**SUBJECT: ACCEPTANCE OF FUNDING - PLANTING TREES FOR THE QUEEN'S JUBILEE**  
**FROM:** Director Community Assets  
**EDMS #:** 22/265907

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### PURPOSE OF REPORT

The purpose of this report is to advise Council of the receipt of grant funding of \$15,000 (excl. GST), through the Australian Government's Planting Trees for The Queen's Jubilee Program, administered by the Department of Climate Change, Energy, the Environment and Water, to plant a commemorative avenue of 20 landscape trees along Currans Hill Drive fronting Sedgwick Reserve.

### BACKGROUND

The Planting Trees for The Queen's Jubilee Program is one of a range of national and community events planned by the Australian Government to celebrate The Queen's Jubilee year.

Grants from \$2,500-\$20,000 are available to a broad range of organisations, with each federal electorate eligible to receive up to \$100,000 for up to 10 projects.

Suitable projects must include formal commemorative events in 2022 to mark the Jubilee plantings of regionally appropriate tree species, and installation of commemorative signage or plaques.

### MAIN REPORT

Council has been advised that it was successful in its application for \$15,000 (excl. GST) under the Australian Government's Planting Trees for The Queen's Jubilee Program to plant a commemorative avenue of 20 landscape trees along Currans Hill Drive fronting Sedgwick Reserve.

The trees will enhance the streetscape and improve amenity, and provide important urban canopy and habitat, shading and cooling, contributing to reducing urban heat in a highly urbanised area.

The community will be invited to be part of the planting through attendance at a commemoration event.

### FINANCIAL IMPLICATIONS

Council will receive funding of \$15,000 (excl. GST) from the Department of Climate Change, Energy, the Environment and Water.

### CONCLUSION

Council has been successful in its application for \$15,000 (excl. GST) to plant a commemorative avenue of 20 landscape trees along Currans Hill Drive fronting Sedgwick Reserve under the Australian Government's Planting Trees for The Queen's

Jubilee Program. The plantings will enhance the streetscape and provide environmental and social benefits.

### **RECOMMENDED**

**That Council:**

- i. accept the grant funding of \$15,000 (excl. GST) from the Australian Government's Planting Trees for The Queen's Jubilee Program for inclusion in the 2022/23 budget to plant a commemorative avenue of 20 landscape trees along Currans Hill Drive fronting Sedgwick Reserve;**
- ii. write to The Hon. Tanya Plibersek MP, Minister for the Environment and Water, thanking her for the grant; and**
- iii. write to Dr Mike Freelander MP, the Federal Member for Macarthur, thanking him for his support.**

**ORD07**

**SUBJECT: MINUTES TO THE 10 MARCH 2022 AUDIT, RISK AND IMPROVEMENT COMMITTEE MEETING**  
**FROM:** General Manager  
**EDMS #:** 22/232626

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### PURPOSE OF REPORT

The purpose of this report is to provide Council with the minutes of the 10 March 2022 Audit, Risk and Improvement Committee meeting.

### BACKGROUND

Council endorsed the implementation of a Business Assurance and Risk Management framework in June 2014. This framework included the establishment of a Business Assurance and Risk Committee (renamed Audit, Risk and Improvement Committee).

Council resolved to adopt the Committee's current Audit, Risk and Improvement Committee Charter on 8 June 2021. The Charter includes a requirement to report draft minutes to Councillors via the Councillor Update, and to subsequently report the final minutes to Council for noting after they have been approved at the next Audit, Risk and Improvement Committee meeting.

### MAIN REPORT

The Audit, Risk and Improvement Committee met on 10 March 2022. The agenda discussed at the meeting included:

- Directorate Risk Presentation – Customer and Corporate Strategy;
- Development Applications – Assessment and Determination Internal Audit Report;
- External Audit Update;
- Family Day Care Update;
- Audit Recommendations Implementation Status Update;
- Performance Reporting and Integrated Planning and Reporting Framework;
- Work, Health and Safety Update;
- Governance Information Report;
- Quarterly Legislative Compliance Declarations;
- Internal Audit Plan Status Update;
- Update on Reports from Authoritative Bodies;
- Audit, Risk and Improvement Committee and Internal Audit Annual Report 2021;
- Quality Assurance and Improvement Program – Internal Audit Annual Survey Results.

The draft minutes of the 10 March 2022 Audit, Risk and Improvement Committee meeting were circulated to Councillors as part of the Weekly Councillor Update on 29 April 2022 and subsequently approved at the 4 May 2022 Committee meeting. The approved minutes are provided as an **attachment** to this report.

### FINANCIAL IMPLICATIONS

There are no financial implications arising from this report.

### CONCLUSION

The Audit, Risk and Improvement Committee plays an important role in supporting the governance framework of Council. Reporting the minutes from Committee meetings keeps Council informed of the outcomes from those meetings and they are submitted for information.

### RECOMMENDED

**That Council note the minutes of the 10 March 2022 Audit, Risk and Improvement Committee meeting.**

### ATTACHMENTS

1. Minutes to the 10 March 2022 Audit, Risk and Improvement Committee meeting

ORD08



ORD09

ORD09

**NOTICE OF MOTION**

**SUBJECT: NOTICE OF MOTION - PENSIONER RATE REBATE**  
**FROM: Cr McLean**  
**EDMS #: 22/279615**

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I, Councillor Peter McLean hereby give notice of my intention to move the following at the Council Meeting of 12 July 2022:

That Council write to the NSW Minister for Local Government, the Hon. Wendy Tuckerman MP, to increase the existing \$250 rate rebate to pensioners under section 575(3) of the Local Government Act 1993 to \$450 per annum to reflect year to year CPI increases since the rebate was established. This will support our pensioners to better meet their challenging cost of living pressures.

**RECOMMENDED**

**That Council write to the NSW Minister for Local Government, the Hon. Wendy Tuckerman MP, to increase the existing \$250 rate rebate to pensioners under section 575(3) of the Local Government Act 1993 to \$450 per annum to reflect year to year CPI increases since the rebate was established.**

## ORD10

ORD10

**SUBJECT: CLOSURE OF THE MEETING TO THE PUBLIC**  
**FROM:** General Manager  
**EDMS #:** 22/278814

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In accordance with the *Local Government Act 1993* and the *Local Government (General) Regulation 2005*, the following business:

- General Manager Recruitment;

is, in the opinion of the General Manager, of a kind referred to in Section 10A(2) of the Act, being:

- Personnel matters (Section 10A(2)(a));

and should be dealt with in a part of the meeting closed to the media and public.

Before a part of the meeting is closed, members of the public may make representations as to whether that part of the meeting should be closed. Representations can only be made in writing to the General Manager prior to the commencement of the meeting or a fixed period immediately after the motion is moved and seconded. That period is limited to four minutes under Council's Code of Meeting Practice.

The meeting will only be closed during discussion of the matters directly the subject of the report and no other matters will be discussed in the closed part.

Members of the public will be readmitted to the meeting immediately after the closed part has ended and, if Council passes a resolution during the closed part, the Chairperson will make the resolution public as soon as practicable after the closed part has ended.

### RECOMMENDED

#### **That Council:**

- hear any objection or submission by a member of the public, limited to a period of four minutes, concerning the closure of the meeting; and**
- close the meeting to the media and public to discuss a report about a personnel matter in accordance with the provisions of Sections 10A(2)(a) of the *Local Government Act, 1993*.**

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