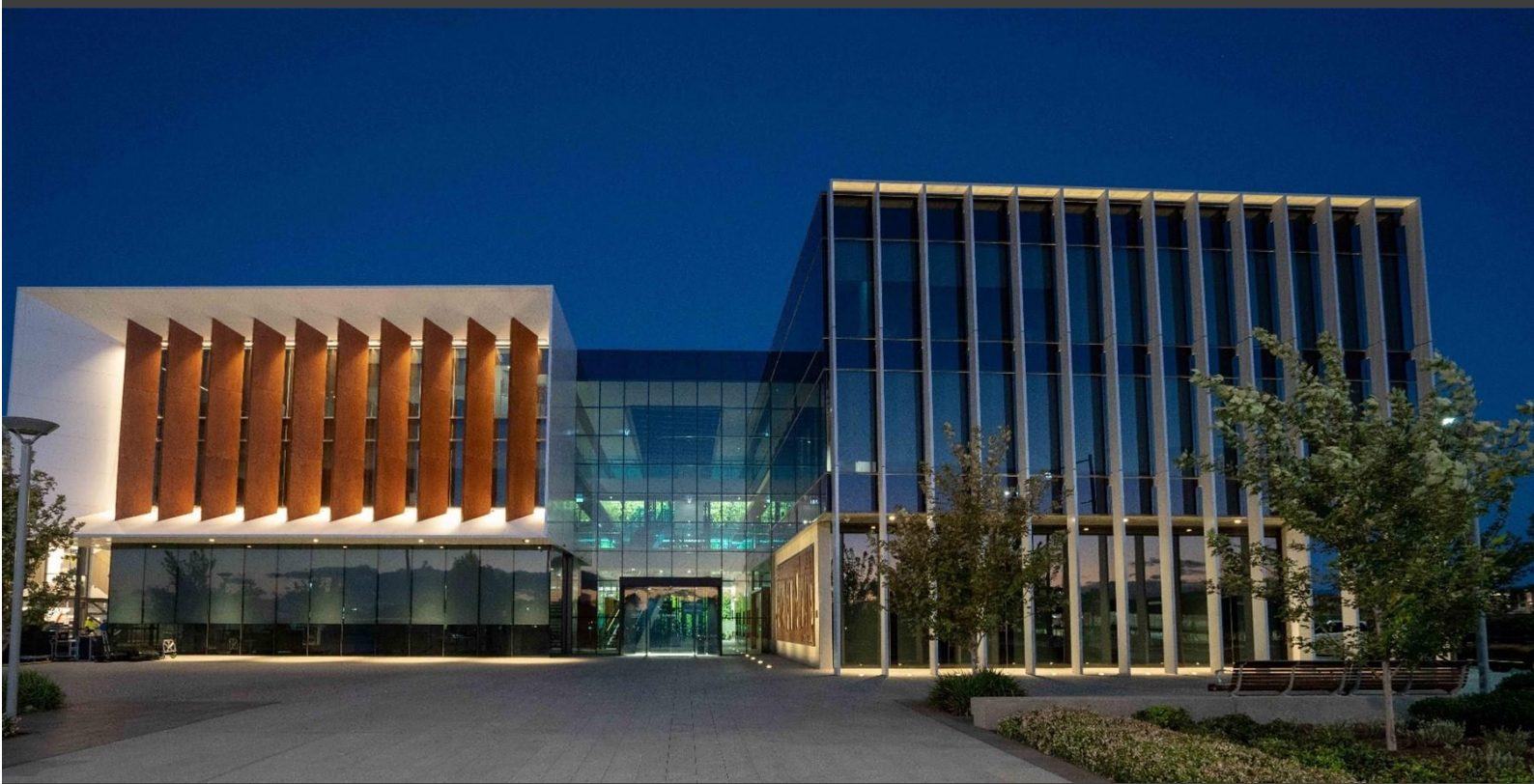


Business Paper

Ordinary Council Meeting

Camden Council
Administration Centre
70 Central Avenue
Oran Park

11 February 2025

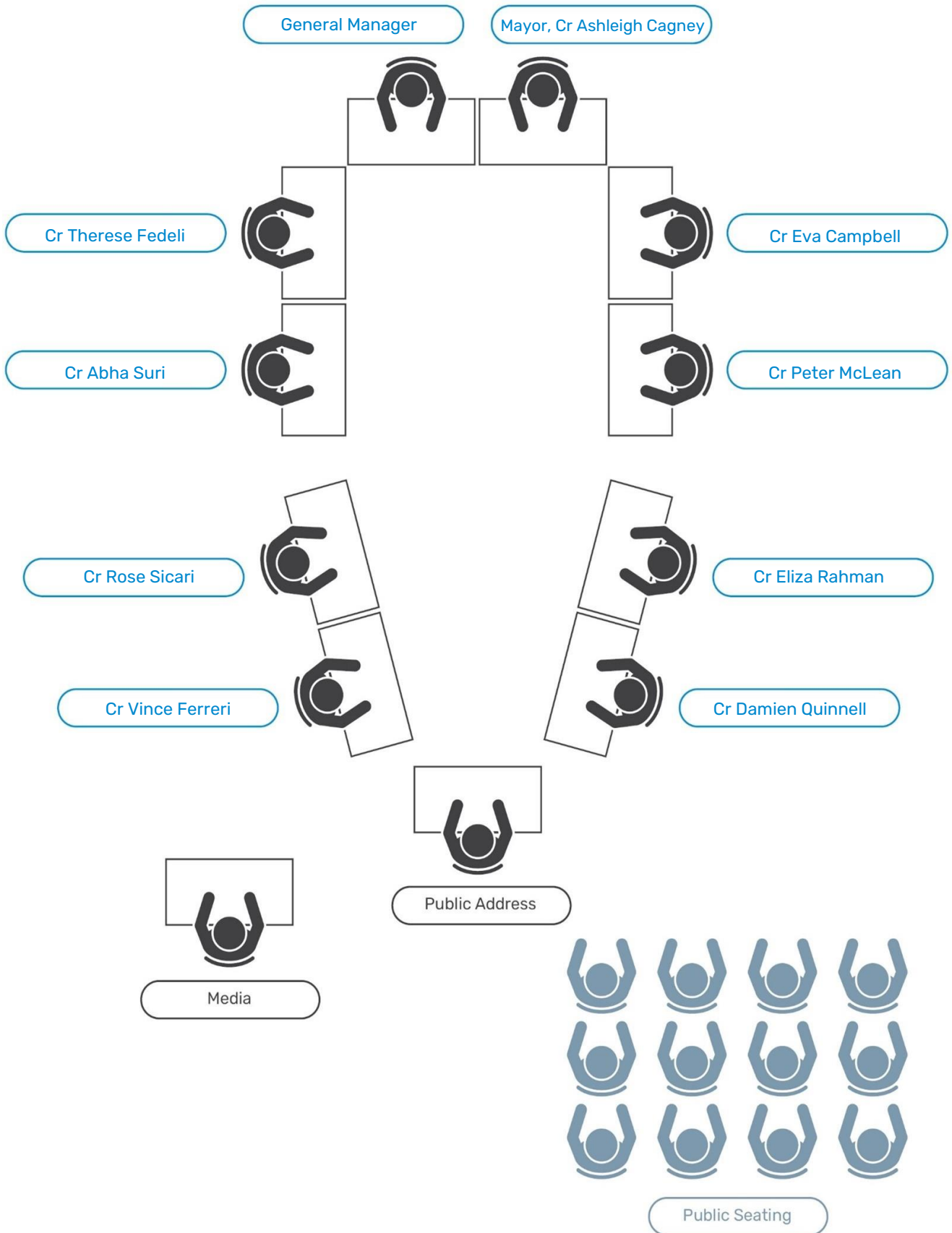


The public can also view the meeting via Council's webcast. A link to this webcast can be found on Council's webpage - <http://webcast.camden.nsw.gov.au/video.php>

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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



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

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

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)

SUBJECT: ACKNOWLEDGEMENT OF COUNTRY

I would like to acknowledge that this meeting is being held on the Traditional Lands and Waterways of the Dharawal people and also recognise surrounding Dharug, and Gundungurra people and pay our respect to Elders past, present, and those emerging.

SUBJECT: WEBCASTING OF COUNCIL MEETINGS

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

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

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

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

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

Confirm and adopt Minutes of the Local Traffic Committee Meeting held 3 December 2024 and the Ordinary Council Meeting held 10 December 2024.

RECOMMENDED

That the Minutes of Local Traffic Committee Meeting held 3 December 2024 and the Ordinary Council Meeting held 10 December 2024, copies of which have been circulated, be confirmed and adopted.

Mayoral Minute

SUBJECT: MAYORAL MINUTE - INTERNATIONAL WOMEN'S DAY GALA CHARITY RECIPIENT
FROM: The Mayor
EDMS #: 25/40089

As we start the new year, there are so many exciting Council events and programs to look forward to, a particular highlight is the upcoming International Women's Day Gala. International Women's Day is celebrated each year around the globe on 8 March, and acknowledges the social, economic, cultural and political achievements of women around the world.

This year's theme is *Accelerate Action*, and Edwina Bartholomew who has 20 years media experience across television, radio, print and podcasting, will be our keynote speaker for the event, sharing her experiences with our community.

This event gives Council the unique opportunity to support a local charity or not-for-profit organisation to further their work supporting women in the Camden LGA. Following a competitive expressions of interest process and panel assessment, Turning Point Camden has been recommended to receive funds raised through ticket sales to this year's International Women's Day Gala.

Turning Point makes a significant impact on our community, supporting families with essentials like school supplies, and aiding those experiencing domestic violence by connecting them to specialist services. Their active involvement in the Camden/Wollondilly Domestic Violence Steering Committee and SayNo2DV events reflects their dedication to advocating for the women of Camden and beyond. I encourage our community to get their tickets for this year's Gala and help support this worthy cause.

The event will be held on Thursday 6 March 2025 at Gledswood Homestead and Winery between 5.30 – 9.30pm. More event details and ticket sale information for the International Women's Day Gala are now available on Council's website.

I ask that you join me in supporting Turning Point as the recipient of the funds raised through this year's International Women's Day Gala.

RECOMMENDED

That Council endorse Turning Point as the recipient of the funds raised through the 2025 International Women's Day Gala.

Mayoral Minute

SUBJECT: MAYORAL MINUTE - AUSTRALIA DAY 2025 AWARD WINNERS
FROM: The Mayor
EDMS #: 25/40724

On Sunday 26 January, Camden came alive with the Macarthur Lions Street Parade, attracting thousands of residents and visitors to celebrate Australia Day. The parade showcased the incredible spirit of our community and was a wonderful opportunity to reflect, respect and celebrate together. A heartfelt thank you goes to the Macarthur Lions for their dedication to delivering yet another successful event. I'd also like to give special thanks to Ted Gilroy from the Lions Club, who has been so instrumental in delivering this event for Camden each year.

In the lead-up to Australia Day, Camden Council held its Citizenship Ceremony and Australia Day Awards on Friday 24 January, welcoming 40 new citizens to our community. Congratulations to each of our new Australians, who have chosen Camden as the place to begin this exciting new chapter of their lives.

Our Australia Day Ambassador for this year was Christopher Cheng, an award-winning children's author whose heartwarming stories, such as Bear and Rat, have touched readers around the world. Mr Cheng spoke of the power of storytelling to foster connection, unity and understanding - values that resonate strongly with the spirit of Australia Day.

We were also honoured to celebrate the achievements of exceptional community members through our Australia Day Awards. This year's winners were:

- **Citizen of the Year:** Jo O'Brien

Jo has made an extraordinary contribution to Camden's community through her unwavering dedication to preserving and celebrating the region's history. As President of the Camden Area Family History Society and Vice-President of the Camden Historical Society, Jo has played a pivotal role in promoting Camden's rich heritage. She has dedicated countless hours to researching, organising and delivering events, workshops and publications that educate and inspire the community. With Camden's heritage being such a fundamental part of what we all love about this area, it is thanks to people like Jo that Camden's past will continue to be preserved for future generations.

- **Young Citizen of the Year:** Madelyn Haywood

Madelyn has made a profound impact on Camden's community through her outstanding leadership and dedication to youth advocacy. As Deputy Chair of the Camden Youth Reference Group, Maddie has been instrumental in the success of initiatives like the Camden Youth Multicultural Festival, Wear It Purple Day celebrations, and the Paws for a Second Program. Her innovative approach to inclusivity also saw her introduce sensory rooms at major events, creating supportive spaces for young people who might otherwise feel overwhelmed. Madelyn is an incredible role model for our youth and I'm extremely proud to have her as a leader in our community.

- **Sports Achievement Awards:** Caspian Helene and Matt Redman

Caspian has excelled in football at both national and international levels, inspiring young athletes with his perseverance and sportsmanship. Starting with local clubs like the Narellan Rangers and Macarthur Rams, he progressed to elite teams such as the Sydney FC Youth Academy and the NSW State Team, consistently representing his community with pride and excellence.

Matt has transformed the local baseball community through his coaching and leadership, founding two clubs and creating opportunities for young players to thrive both locally and internationally. Through his work with both the Camden Red Sox and the South West Rhinos, Matt has proven himself to be a committed and selfless leader in our local area.

- **Arts and Cultural Award:** Rene Rem

Rene's 14 years of service to the Camden Museum and Camden Historical Society have enriched our local cultural landscape. His dedication to preserving Camden's history and fostering community engagement is truly commendable. His commitment also extends beyond the museum, as he works closely with school and tour groups, in partnership with the Alan Baker Art Gallery, to promote appreciation of culture and the arts in Camden.

- **Community Group of the Year:** Camden Rotary Club

Since 1947, Camden Rotary has been a pillar of our community. From mental health initiatives to the renovation of the Camden Hospital Palliative Care Garden, their tireless work continues to make a significant impact on countless lives and I thank them immensely for all they have done.

I'm also proud to acknowledge Mr David Ian Stuart-Watt from Catherine Field, who was awarded a Member of the Order of Australia (AM) in the General Division for his significant contributions to the civil infrastructure and transport industry. His work on iconic projects such as the ANZAC Bridge, Sydney Orbital Motorway, and Sydney Metro is a testament to his vision and expertise. On behalf of Camden Council, I congratulate David on this well-deserved recognition.

Australia Day is a time to celebrate the achievements of individuals and groups who work tirelessly to make Camden and, in turn, our nation, a better place. I extend my heartfelt congratulations to all nominees and winners, as well as my gratitude to everyone in our community who continues to uphold the same values.

Let us continue to reflect, respect and celebrate all that makes Camden, and our country, the amazing place it is.

RECOMMENDED

That Council note the information.

ORD01**ORD01**

SUBJECT: PRE-PUBLIC EXHIBITION - DRAFT PLANNING PROPOSAL - 585, 593 COBBITTY ROAD & 1 FRESHWATER DRIVE, COBBITTY (MIRVAC)
FROM: Director Planning and Environment
EDMS #: 24/660183
PREVIOUS ITEMS: ORD03 - Post Public Exhibition - Cobbitty Road DCP Amendment - Ordinary Council - 12 Dec 2023

PROPERTY ADDRESS 585 Cobbitty Road, Cobbitty (Lot 2 DP 1298600)
593 Cobbitty Road, Cobbitty (Lot 6 DP 1276275)
1 Freshwater Drive, Cobbitty (Lot 174 DP 1289775)

PROPONENT Urbis Pty Ltd

OWNER Mirvac Homes Pty Ltd

PURPOSE OF REPORT

The purpose of this report is to advise Council of a draft Planning Proposal for land at 585, 593 Cobbitty Road, and 1 Freshwater Drive (formerly 589 Cobbitty Road), Cobbitty (subject site).

The draft Planning Proposal seeks to amend *State Environmental Planning Policy (Precincts – Western Parkland City) 2021* (Precincts SEPP) to realign the zoning boundaries between land zoned C4 Environmental Living and R1 General Residential to provide consistency with the Oran Park Precinct Development Control Plan (DCP). Amendments to the Oran Park Precinct Indicative Layout Plan (ILP) are proposed as part of the draft Planning Proposal and will form an amendment to the DCP.

The draft Planning Proposal package is provided as an **attachment** to this report. If endorsed, the proposal will be referred to the Department of Planning, Housing and Infrastructure (DPHI) for Gateway Determination and placed on public exhibition.

BACKGROUND

The site is located within the South West Growth Area (SWGA) and has been zoned for urban development since 2007. The site is currently under development and will provide a new residential precinct (approximately 948 homes), with supporting infrastructure, including a primary school, neighbourhood centre and open space.

In December 2023, Council endorsed an amendment to the Oran Park Precinct DCP that included:

- updating the controls for the Denbigh Transition Area (DTA), and the transition between the development, Cobbitty Road and the Metropolitan Rural Area (MRA);
- designating land previously identified for the expansion of Macarthur Anglican School for urban development;
- introducing the Hassall Driveway heritage boulevard;

ORD01

- changing the water cycle management, riparian corridor, open space network and road network; and
- introducing of a new section known as Part B6 Southern Neighbourhood Centre which provides a vision and design principles for the future centre.

On 20 March 2024, Urbis (proponent) on behalf of Mirvac Homes Pty Ltd (owner) lodged the draft Planning Proposal with Council. The draft Planning Proposal is intended to align with the recent DCP amendment and associated ILP.

On 15 October 2024, the Camden Local Planning Panel (CLPP) considered the Planning Proposal and recommended the proposal proceed to Gateway determination. In doing so, the Panel acknowledged the proposal represents a fine tuning of the existing controls to facilitate the Rural Fire Service (RFS) requirements, heritage considerations within the Denbigh Transition Area (DTA), recognition that land reserved for the expansion of Macarthur Anglican School is no longer required, and to provide consistency with the recently adopted DCP.

Councillors were briefed on the draft Planning Proposal on 6 August 2024 and 28 January 2025.

Site context

The site is located on the western edge of the South West Growth Area (SWGA). The site includes a total area of 78 hectares with direct frontage to Cobbitty Road. The surrounding area includes a mix of land uses including:

- Metropolitan Rural Area (MRA) located to the west;
- Denbigh homestead (State listed heritage item) to the north; and
- Macarthur Anglican School to the east.

The site is approximately 2.5 kilometres west of Oran Park Town Centre and 1.5 kilometres east of Cobbitty village. A locality map is provided in **Figure 1**.

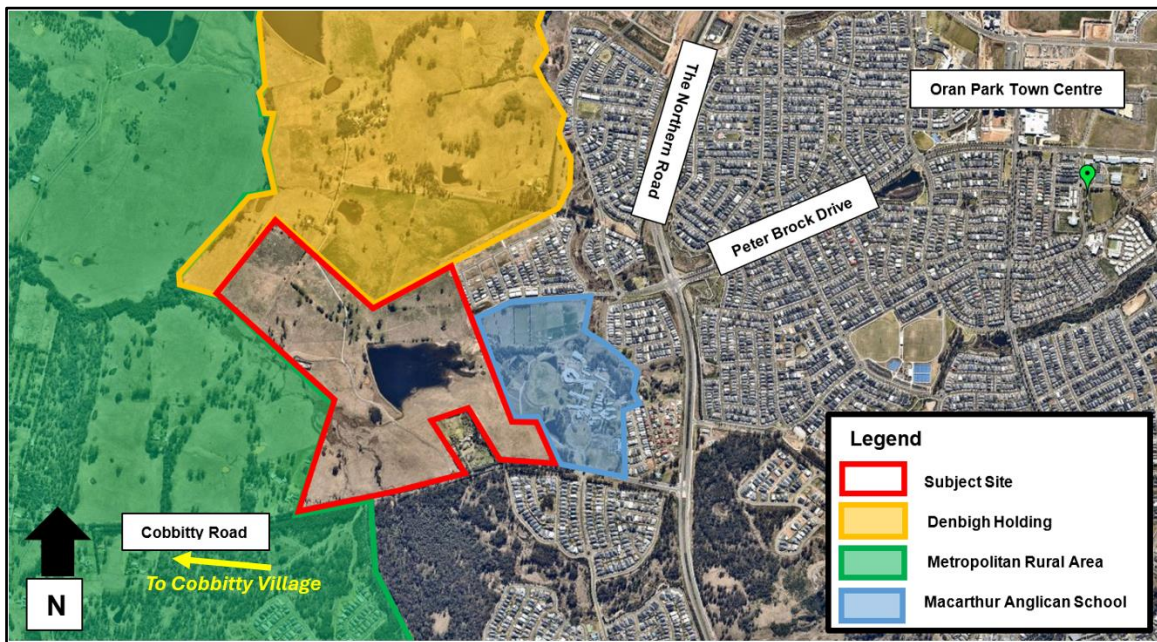


Figure 1: Site locality

Subject site

The site is known as the ‘Cobbitty by Mirvac’ estate and is currently under development.

The draft Planning Proposal relates to two areas within the site (identified in **Figure 2**):

1. Denbigh Transition Area (DTA)
2. Cobbitty Road Interface Area

Proposed amendments within the DTA relate to the ridgeline, located to the north of the estate and the adjoining Denbigh estate.

Proposed amendments within the Cobbitty Road Interface Area relate to the south-eastern portion of the estate. This land was previously designated for the future expansion of Macarthur Anglican School however it is not required by the school and is now intended for urban development (including large 1,000m² lots).

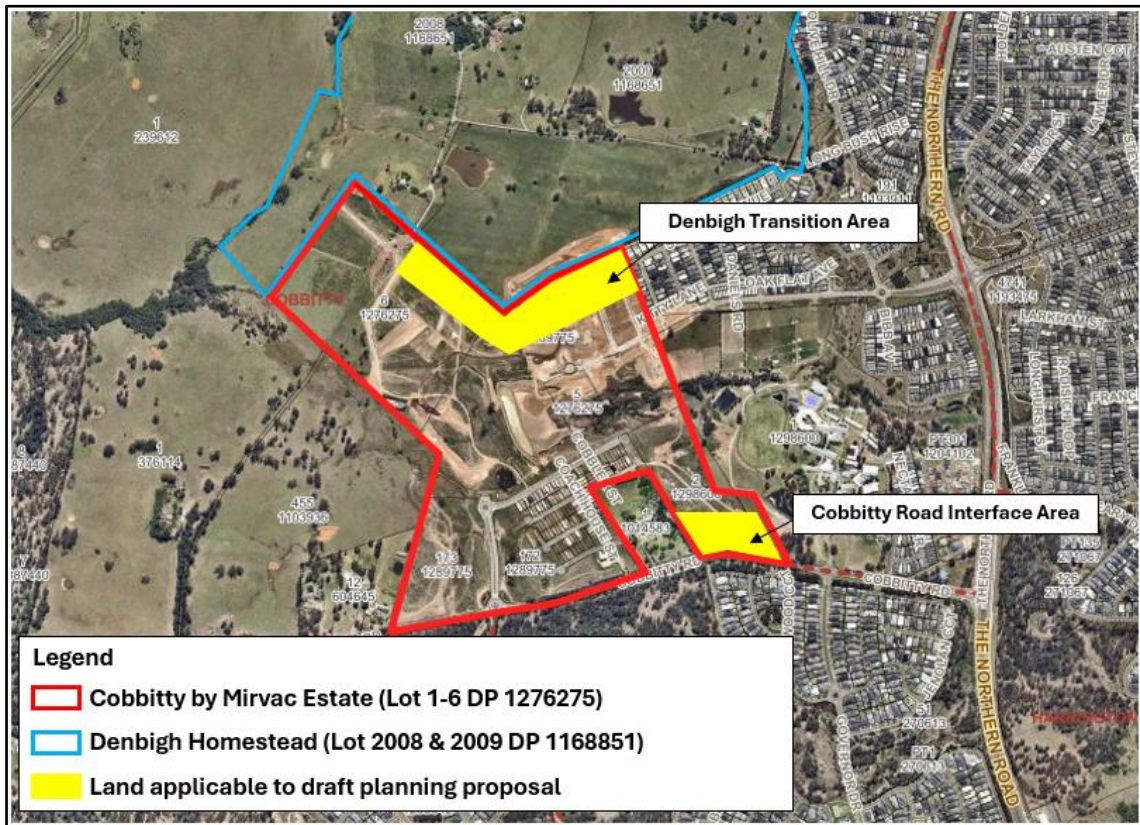


Figure 2: Subject site

Denbigh Transition Area

The Denbigh Transition Area (DTA) is designed to achieve a transition between the residential development and the heritage curtilage of the adjoining Denbigh estate. The DCP includes detailed controls to ensure development in the DTA preserves the heritage values and views from the Denbigh estate.

ORD01

The DCP requires a landscaped earth mound to avoid adverse visual impacts on the rural setting of the Denbigh estate and was informed by a Heritage Impact Study. The Study recommended the mound achieve a naturalistic ridgeline that retains and respects the Denbigh estate (see **Figure 3**).

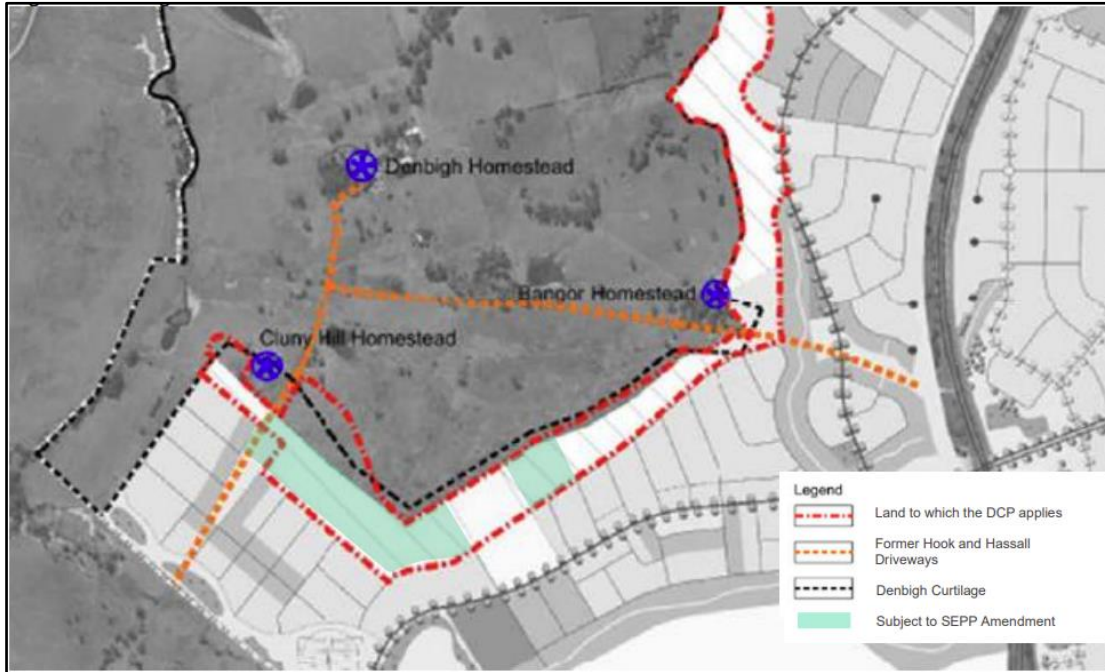


Figure 3: Denbigh transition area land subject to the draft planning proposal

Development History

The site is part of the Oran Park precinct, which was rezoned in 2007 by the Department of Planning. The site is currently under development and several development applications have been approved or are under assessment. The development history is provided as an **attachment** to this report.

Landscaped earth mound

On 13 March 2024, a development application (DA/2023/470/1) was approved for the landscaped earth mound and associated landscape planting and fencing along the boundary between the Cobbitty estate and Denbigh estate, with works generally located within the Denbigh estate (see **Figures 4 and 5**).

Landscape and civil plans are provided as **attachments** to demonstrate the earthworks and vegetation outcomes. The landscaped earth mound will provide a transition between the residential development and the heritage curtilage of the Denbigh homestead.



Figure 4: Landscaped earth mound

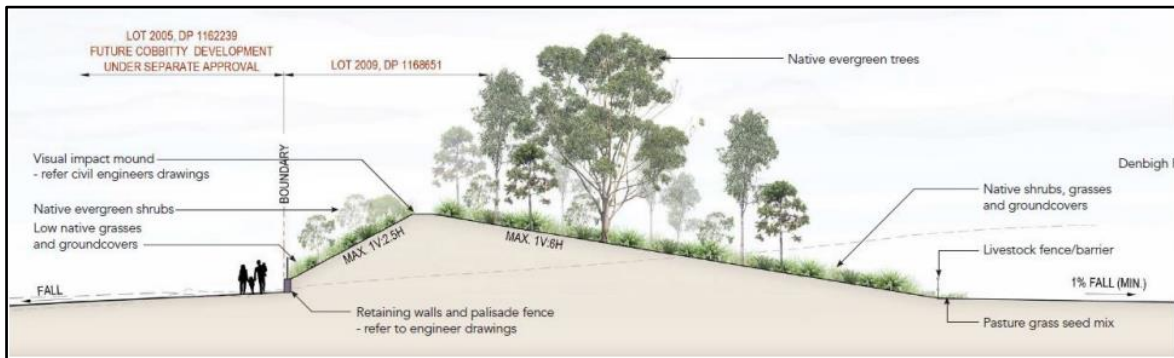


Figure 5: Section plan of landscaped earth mound

MAIN REPORT

The draft Planning Proposal seeks to amend the Precincts SEPP to realign the zoning boundaries on land zoned C4 Environmental Living and R1 General Residential within the Denbigh Transition Area (DTA) and Cobbitty Road Interface Area.

The objectives of the draft Planning Proposal are to:

- maintain the heritage considerations within the DTA;
- facilitate the delivery of land for residential purposes, recognising that land reserved for the expansion of Macarthur Anglican school is no longer required;
- facilitate changes to the DCP to meet NSW RFS requirements; and
- provide consistency with the recently adopted Oran Park DCP amendment.

In response to the draft Planning Proposal, a minor amendment is proposed to the Oran Park DCP to facilitate the proposed changes.

Zoning and Permissibility

The draft Planning Proposal seeks to amend the Precincts SEPP to:

1. Amend the land zoning map (LZN) to realign the zoning boundaries between C4 Environmental Living and R1 General Residential;
2. Amend the lot size map (LSZ) to apply a minimum lot size of 1,000m² and 125m² to respond to the zoning realignment; and
3. Amend the building height map (HOB) to apply:
 - a consistent height limit across the C4 Environmental Living zone of 6 metres for all development within the Denbigh Transition Area and 9.5 metres for all development within Cobbitty Road Interface Area; and
 - a consistent height limit across the R1 General Residential zone of 16 metres for residential flat buildings* and 9.5 metres for all other development. (*noting, no residential flat buildings are provided in the R1 General Residential zone).

The 'R1 General Residential' zone is the primary residential zone applied across most residential areas and allows for a variety of housing types and densities. The 'C4 Environment Living' zone is applied in areas with special ecological or aesthetic value and requires larger lots (minimum 1,000m²) and development that does not adversely impact the special value of the area.

The existing and proposed Precinct SEPP maps are provided in **Figures 6 to 11**. The zoning amendments align with the approved landscaped earth mound (discussed earlier in the report). The amendments have no impact on the heritage significance of the Denbigh Homestead to the north.

The proposed zoning amendment in the Cobbitty Road Interface Area will ensure larger lots (minimum 1,000m²) are provided and maintained adjacent to Cobbitty Road. In addition, specific DCP controls apply to this area, including a requirement for an 8 metre wide landscaped verge on the internal road and large trees to be planted within the front setbacks of the large residential lots facing Cobbitty Road.

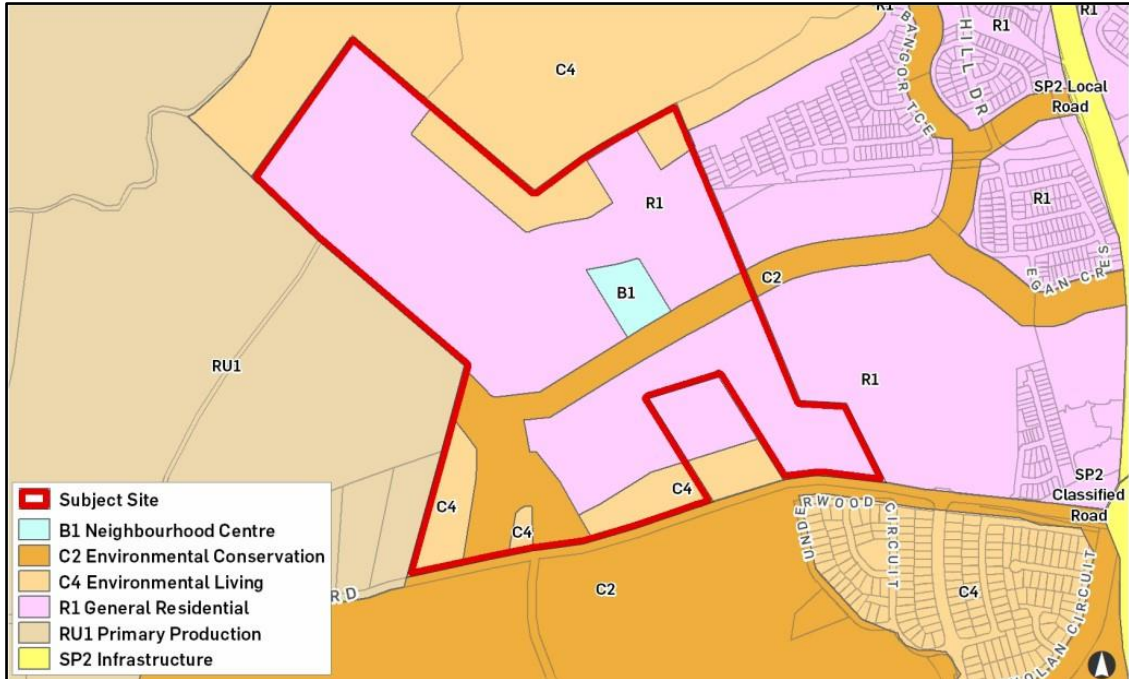


Figure 6: Existing Land Use Zoning Map

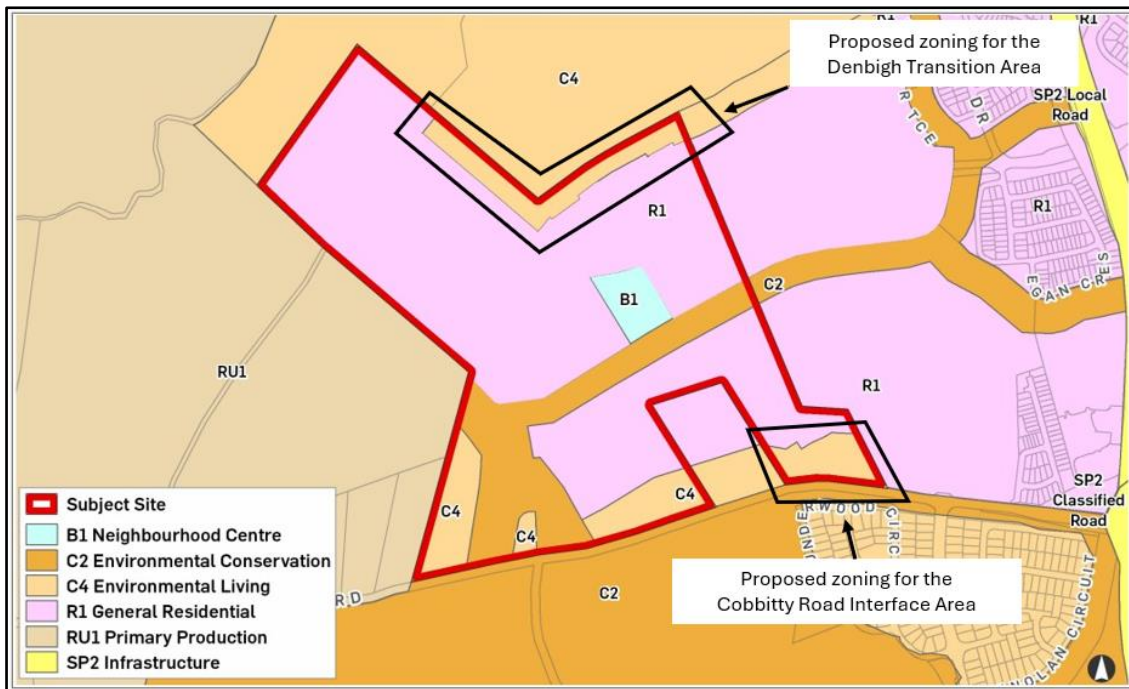


Figure 7: Proposed Land Use Zoning Map

ORD01



Figure 8: Existing Height of Buildings Map



Figure 9: Proposed Height of Buildings Map

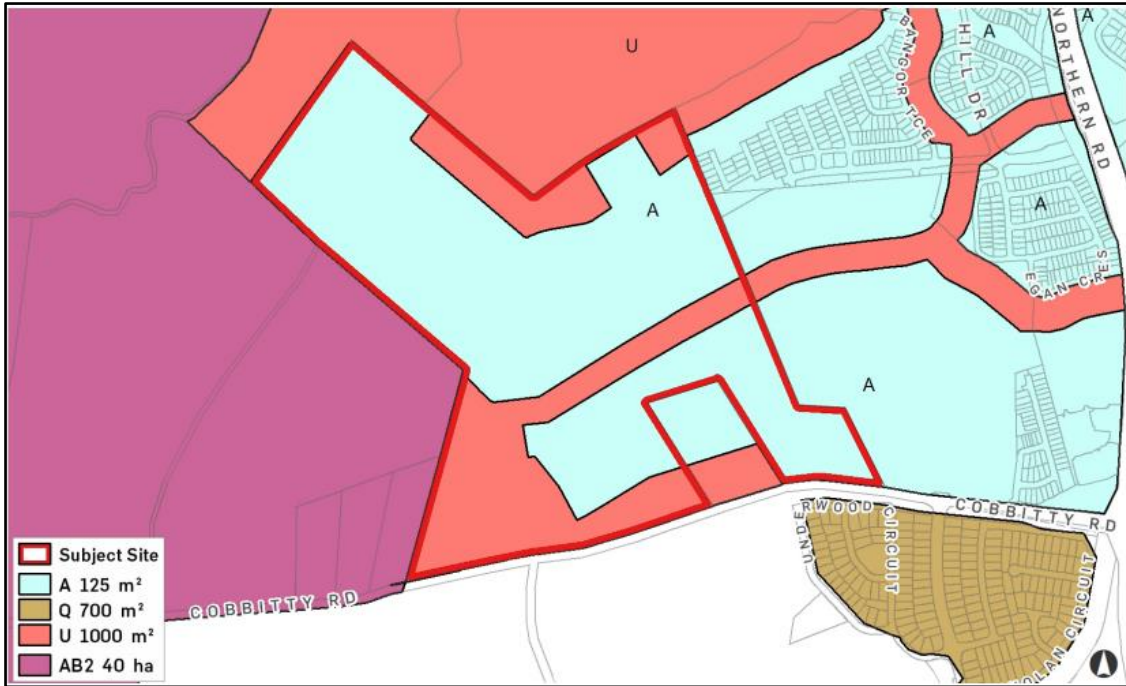


Figure 10: Existing Lot Size Map



Figure 11: Proposed Lot Size Map

ORD01

Oran Park Precinct Development Control Plan Amendment

The Planning Proposal is accompanied by an amendment to the Oran Park ILP, including:

- A perimeter road in the Denbigh Transition Area (DTA) in response to NSW Rural Fire Service (RFS) recommendations;
- Widening the northern verge to include a share path to promote connectivity;
- Re-aligning a local road in the DTA between the Cobbitty estate and neighbouring Arcadian Hills estate to correct a misalignment;
- Including a landscaped road reserve to reflect landscape screening provisions from the recently adopted Oran Park DCP amendment;
- Updating road alignments to reflect recent DA approvals and land swap between Mirvac and Macarthur Anglican School along the eastern boundary; and
- Updating the proposed land use configuration to reflect recent DA approvals.

The existing and proposed Oran Park Precinct ILP maps are shown in **Figures 12 to 13**.

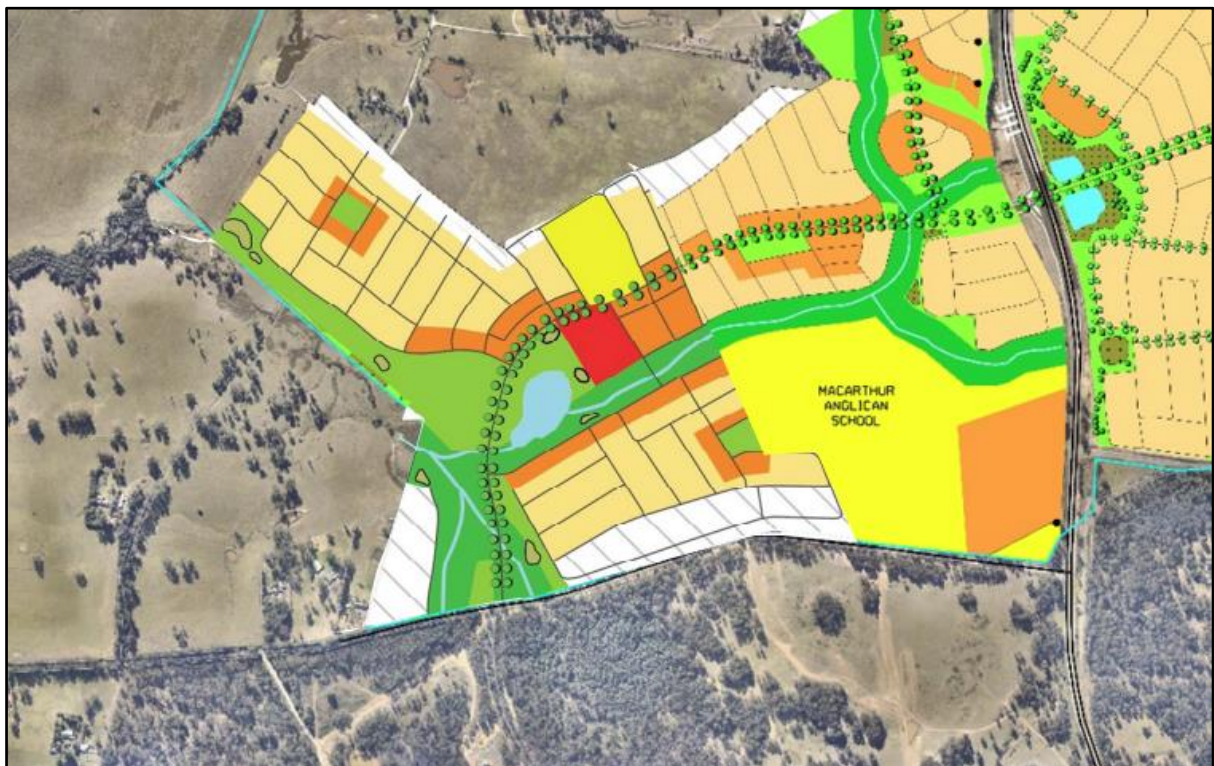


Figure 12: Existing ILP

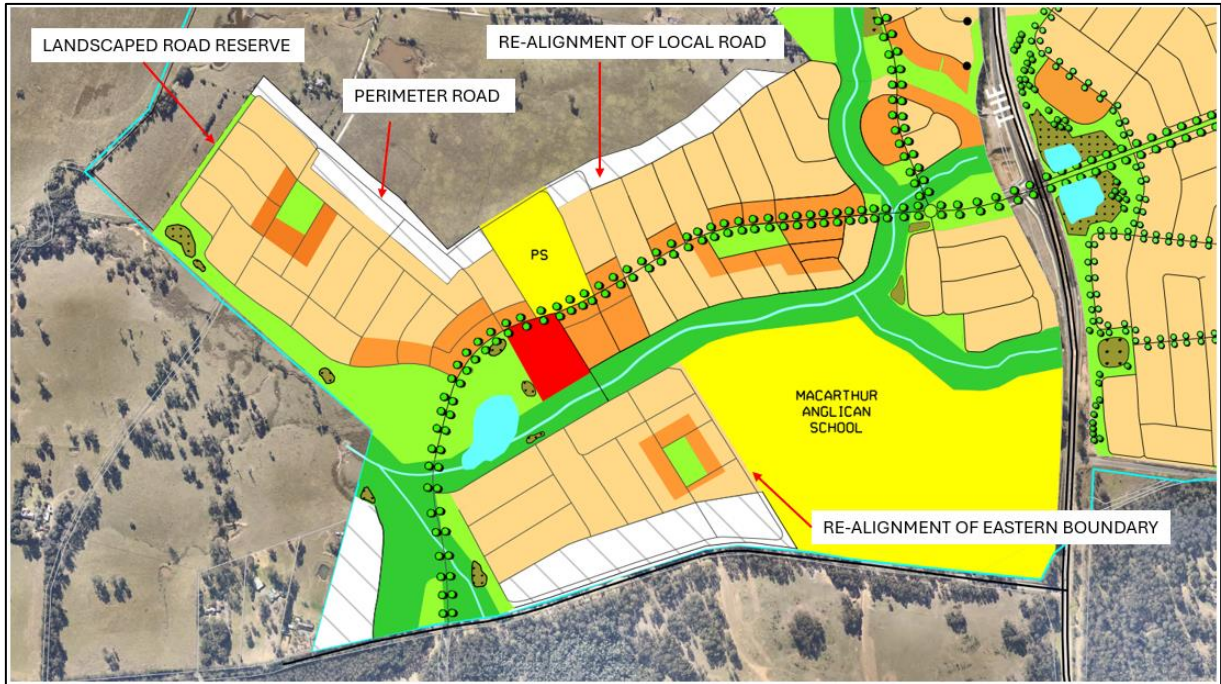


Figure 13: Proposed draft ILP

Key Assessment Considerations

Future Primary School Site (PS)

The draft Planning Proposal includes a zoning amendment to a portion of the site identified for the future school, from R1 General Residential to C4 Environmental Living (see **Figures 14 and 15**).

School Infrastructure (SINSW) raised no objection to the draft planning proposal. SINSW acknowledged there is minimal impact from the proposal and would like to be engaged further if the proposal changes.

The exact size and configuration of the future school site is not determined by the draft Planning Proposal, rather the zoning amendment is to reflect the surrounding road network required to facilitate future development.

Officer comment

Council officers will continue to liaise with SINSW officers on the draft Planning Proposal and the future school site, including during the public exhibition period. Council will be updated as these discussions progress.

ORD01

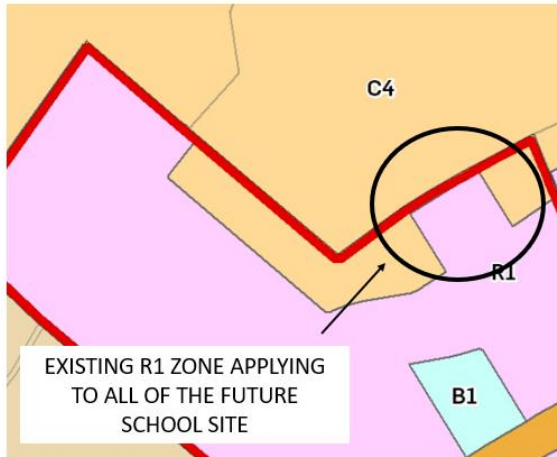


Figure 14: Extract of existing zoning map

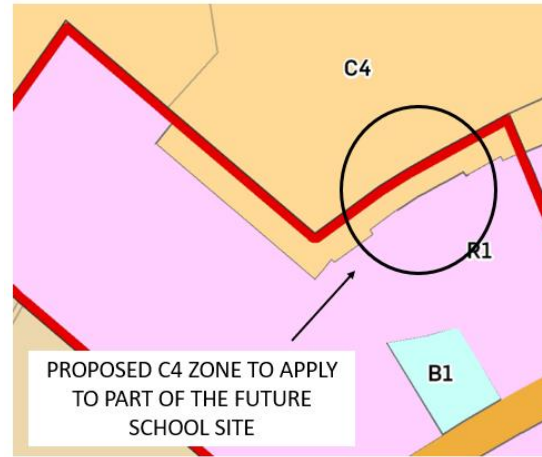


Figure 15: Extract of proposed zoning map

Dwelling Yield

The draft Planning Proposal involves the realignment of the zoning boundaries between land currently zoned R1 General Residential and C4 Environmental Living. Residential development is permissible within both zones.

Specifically, the proposal will provide:

- Approx. 2.3 hectares of land zoned R1 General Residential (approximately 50 lots), currently zoned in the C4 Environmental Living, and 4,000 sqm of C4 Environmental Living zoned land (approximately 4 lots), currently zoned R1 General Residential within the Denbigh Transition Area; and
- Approx. 2.3 hectares of land zoned C4 Environmental Living (11 lots) currently zoned R1 General Residential within the Cobbitty Road Interface Area.

Officer comment

The site is located within the South West Growth Area and the zoning amendments are consistent with the vision and planning for the estate. Residential development is permissible within the current zoning and the dwelling yield has been considered through the previous DCP amendment (endorsed in December 2023) and Voluntary Planning Agreement (executed 27 August 2024).

Within the Denbigh Transition Area, the lots zoned C4 Environmental Living will have a minimum size of 1,000m². The lots zoned R1 General Residential will have an average lot size between 250m² to 550m² (approximately).

Within the Cobbitty Road Interface Area, the lots zoned C4 Environmental Living will have a minimum lot size of 1,000m². The DCP requires these lots to incorporate two (2) trees (mature height 8 metres) within the front setback, as well as an eight (8) metre wide landscaped verge on the internal road (**Figure 16**). The objective of these controls is to provide a vegetated buffer between the development and Cobbitty Road.



Figure 16: Cross section Cobbitty Road, perimeter road (existing DCP)

Heritage and Visual Impacts

The draft Planning Proposal seeks zoning amendments within the Denbigh Transition Area which adjoins the State Heritage listed Denbigh Homestead.

Heritage NSW (HNSW) recommended a Statement of Heritage Impact to assess the impact on the heritage values of Denbigh, including significant views to and from Denbigh. HNSW also recommended a comprehensive Aboriginal Cultural Heritage Assessment Report (ACHAR) to address the conservation of Aboriginal objects and that the draft Planning Proposal consider impacts to the Aboriginal Cultural Landscape, including impacts on view corridors.

Officer comment

A Heritage Impact Study (February 2023) was prepared as part of the recent DCP amendment. The Study assessed the impacts and concluded that the landscaped earth mound will visually screen future development from the Denbigh estate. HNSW were consulted as part of the assessment of the DCP amendment and noted further detailed assessment will be undertaken at the DA stage.

HNSW were also consulted during the assessment of the DA for the landscaped earth mound (DA/2023/470/1). The DA was approved on 13 March 2024 and HNSW granted general terms of approval in accordance with *Section 4.47 of the Environmental Planning and Assessment Act 1979*.

An ACHAR was prepared as part of the original rezoning of the Oran Park and Turner Report Precinct Plans. The ACHAR was undertaken in consultation with registered Aboriginal stakeholders. HNSW granted an Aboriginal Heritage Impact Permit (AHIP) which is valid until 7 July 2031.

The DCP contains a map of Aboriginal Archaeological Conservation Areas that was informed by the ACHAR. No changes are proposed to this section of the DCP. All DAs need to comply with this map and further cultural heritage assessment would be required at this stage.

HNSW will be further consulted during the public exhibition, subject to the draft Planning Proposal being endorsed for referral to DPHI.

Assessment against Key Strategic Documents

The draft Planning Proposal has been assessed against key strategic plans, including the Greater Sydney Region Plan, Western City District Plan, Local Strategic Planning Statement (LSPS), Community Strategic Plan (CSP), Local Housing Strategy (LHS) and Rural Lands Strategy. This assessment is provided as an **attachment** to this report.

Assessment of Planning Merit

It is considered that the draft Planning Proposal has strategic and site-specific planning merit to proceed to Gateway determination and public exhibition for the following reasons:

- The proposal represents a fine tuning of the existing controls;
- The proposal will facilitate the delivery of housing and supporting infrastructure within an identified Growth Area;
- The proposal aligns with the objectives of the DCP to provide a suitable transition area that responds to the heritage context of Denbigh and Cobbitty Road; and
- The proposal includes larger lots transitioning into natural landscaped buffers on the fringe of the site to transition to rural lands. This transition is supported by a landscaped earth mound that responds to the natural environment.

Camden Local Planning Panel (CLPP)

On 15 October 2024, the CLPP considered the draft Planning Proposal. The CLPP recommended that the draft Planning Proposal proceed to Gateway determination as it demonstrates strategic and site-specific merit. A copy of the minutes from the CLPP meeting is provided as an **attachment** to this report.

Initial Notification

The draft Planning Proposal has not yet been placed on formal public exhibition. In accordance with the planning legislation, public exhibition and State agency engagement will occur following receipt of a favourable Gateway determination from DPHI.

Notwithstanding the above, Council placed the draft Planning Proposal on initial notification from 2 September to 16 September 2024. There were 24 community submissions received with 20 objections, two in support and two requesting information or suggested amendments. All submitters will be notified of the formal public exhibition.

Matters raised in objection to the draft Planning Proposal include:

- Proposed development controls and loss of community character;
- Inadequate infrastructure to support increased density;
- Environmental and heritage impacts;
- Inconsistency with local planning strategies (LHS and LSPS);
- Traffic and safety concerns with increased traffic generation;
- Noise, dust and waste pollution generated from development and additional growth; and
- Potential decline in property values.

Matters raised in support of the draft Planning Proposal include:

- Consistent with the strategic planning for the South West Growth Area that rezoned the subject site for future urban development; and
- Minor amendment that realigns zoning anomalies, particularly along the Cobbitty Road.

A summary of initial notification submissions and Council officer assessment is provided as **attachment** to this report. The submissions are provided as a **confidential attachment**.

The draft Planning Proposal seeks to amend the Precincts SEPP to align the zoning boundaries to ensure consistency with recent updates to the Oran Park Precinct DCP. The proposal is consistent with the objectives of the DCP controls to mitigate the impacts of future residential development on the Denbigh Estate and Cobbitty Road and facilitate the delivery of land for residential purposes aligning with the DCP and Precincts SEPP.

Initial State Agency Consultation

The draft Planning Proposal was referred to School Infrastructure NSW, NSW Rural Fire Service and Heritage NSW for initial comment. The State agency submissions and Council officer assessment are provided as **attachments** to this report.

Formal consultation with State agencies will occur during public exhibition, should the draft Planning Proposal be supported.

Voluntary Planning Agreement

On 24 July 2023, Council received a letter of offer (VPA Offer) from Mirvac to enter into a voluntary planning agreement (VPA). The VPA Offer includes the proposed dedication of land for water cycle management, riparian corridor, open space and road network and completion of works, as well as monetary contributions towards plan administration and off-site local infrastructure, such as a future community centre and local sports fields.

On 11 June 2024, the VPA was reported to Council. The VPA facilitates the delivery of 948 lots and the required infrastructure to support the future community. The additional dwelling yield resulting from this proposal is inclusive of the total dwelling yield for the subject site. On 27 August 2024, the VPA for the site was executed.

Next Steps

Subject to Council endorsement, the draft Planning Proposal will be submitted to DPHI for Gateway determination. Subject to a favourable Gateway determination, the draft Planning Proposal and draft DCP amendment will be placed on public exhibition. Consultation with relevant State agencies will occur at this stage.

A further report to Council will be prepared to consider submissions received during the exhibition. If no unresolved submissions are received, the draft Planning Proposal and DCP amendment will be finalised.

Recommended Community Participation Methods

On 14 September 2021, Council endorsed the Camden Community Participation Plan 2021 (CPP). The CPP identifies that where a draft Planning Proposal demonstrates strategic merit, the Gateway report to Council will recommend the community participation methods for the public exhibition period.

Subject to Council endorsement and receipt of a favourable Gateway determination, it is recommended that the following engagement methods be undertaken at public exhibition of the draft Planning Proposal:

- Notification letters to surrounding properties and submitters from the initial notification period;
- Site signage;
- Hard copies available at Council's public libraries;
- Online via Council's YourVoice Camden website; and
- Social media posts directing the community to Council's YourVoice Camden website for further information on the proposal.

FINANCIAL IMPLICATIONS

There are no financial implications arising from this report.

CONCLUSION

The draft Planning Proposal seeks to amend the Precincts SEPP to align the zoning boundaries to ensure consistency with recent updates to the Oran Park Precinct DCP.

The proposal is consistent with the objectives of the DCP controls to mitigate the impacts of future residential development on the Denbigh Estate and Cobbitty Road, and facilitate the delivery of land for residential purposes aligning with the DCP and Precincts SEPP.

It is considered that the draft Planning Proposal has strategic and site-specific merit to proceed to Gateway determination and public exhibition. A further report will be brought back to Council to consider unresolved submissions received during the public exhibition.

RECOMMENDED

That Council:

- i. endorse the draft Planning Proposal to be forwarded to the Department of Planning, Housing and Infrastructure for Gateway Determination;
- ii. endorse the draft amendment to the Oran Park Precinct Development Control Plan;
- iii. subject to receiving a Gateway determination from the Department of Planning, Housing and Infrastructure, proceed to public exhibition of the draft Planning Proposal and the draft Development Control Plan amendment in accordance with the requirements of the Gateway determination and the *Environmental Planning and Assessment Act 1979* and *Environmental Planning and Assessment Regulation 2021*:
 - a. notify the Department of Planning, Housing and Infrastructure of the exhibition of the draft Development Control Plan amendment
- iv. subject to no unresolved submissions being received, forward the Planning Proposal and Development Control Plan Amendment (unless under delegation given to Council) to the Department of Planning, Housing and Infrastructure for finalisation;
- v. if unresolved submissions are received, consider a further report outlining the results of the public exhibition period; and
- vi. should the draft Planning Proposal not receive Gateway Approval, notify the proponent that the draft Planning Proposal will not proceed.

ATTACHMENTS

1. Planning Proposal Report - Mirvac Cobbitty
2. Existing and Proposed SEPP Maps - Mirvac PP
3. Draft Oran Park Precinct ILP - Mirvac Cobbitty
4. Civil Plans - Earth Mound DA
5. Landscape Plans - Earth Mound DA
6. Assessment Against Strategic Documents
7. Mirvac Cobbitty Development History Summary
8. Initial Notification Public Submissions Response Table
9. Initial Notification State Government Agency Submissions Response Table
10. Combined State Agency Submissions Initial Notification
11. Camden Local Planning Panel Minutes - 15 October 2024
12. Combined Community Submissions Initial Notification - *CONFIDENTIAL*

ORD02

ORD02

SUBJECT: ADVOCATING FOR CAMDEN – THE TIME IS NOW – CAMDEN’S STATE AND FEDERAL GOVERNMENT ELECTION PRIORITIES

FROM: General Manager

EDMS #: 25/30961

PURPOSE OF REPORT

The purpose of this report is to provide an update on advocacy initiatives undertaken by Council and seek endorsement of *The Time is Now*, an advocacy priorities publication that outlines Council’s key advocacy priorities leading up to the 2025 Federal Election and the NSW Government Election in 2027.

Additionally, this report outlines a proposed advocacy campaign to support our advocacy priorities seeking to drive change and better inform the community regarding Council’s advocacy efforts.

BACKGROUND

On 10 December 2024, Council resolved to acknowledge the significant advocacy work being undertaken by both Council and its partnering organisations to advance the case for completing the north-south metro line from Macarthur to Bradfield, as well as the connection between St Marys and Tallawong. Council also resolved to write to State and Federal Members to reaffirm this priority and requested a report outlining advocacy priorities and strategies to enhance community awareness of Council’s advocacy efforts.

A range of advocacy priorities have been identified within Council’s lead and supporting strategies and plans, including but not limited to the Community Strategic Plan (CSP), Local Strategic Planning Statement (LSPS), Economic Development Strategy (EDS), and the Sustainability Strategy. These strategies guide the advocacy initiatives undertaken by Council officers.

In preparation for the 2025 Federal Election and NSW State Government Election in 2027, Council has developed an advocacy priorities publication, *The Time is Now*, which calls for urgent action for Camden. The publication urges decision-makers to prioritise critical infrastructure and services essential for meeting the needs of our rapidly growing population.

The draft advocacy priorities publication ‘*The Time is Now*’ is provided as an **attachment** to this report.

MAIN REPORT

Key Advocacy Priorities

The publication titled ‘*The Time is Now*’ is designed to clearly articulate priorities identified by Council and the Camden community, and encourage timely investment in Camden to meet the current and future needs of our rapidly growing community.

The key advocacy priorities are outlined in the table below.

<p>PROVISION OF ESSENTIAL RAIL SERVICES <i>Essential rail and metro connections for Camden and the Macarthur region to Greater Sydney and the Western Sydney International Airport.</i></p>	
<p>Southern Extension of Sydney Metro WSA (North South Line)</p>	<p>Metro connection extending from Macarthur to Bradfield, with stations at Oran Park, Narellan and the Australian Botanic Garden at Mount Annan.</p>
<p>Leppington to Bradfield extension</p>	<p>Metro or heavy rail extension linking Leppington to Bradfield including a new station at Bradfield South (also known as Bringelly).</p>
<p>ENHANCING CONNECTIVITY WITH ROAD INFRASTRUCTURE <i>A comprehensive package of state road infrastructure projects which will improve connectivity across the region.</i></p>	
<p>Camden Bypass Extension</p>	<p>\$150m upgrade to Camden Bypass to improve road safety and severe traffic congestion.</p>
<p>Spring Farm Parkway Extension Stage 2</p>	<p>Critical project to establish the east-west transport link in the Macarthur region.</p>
<p>Leppington Road Network</p>	<p>Needed NSW Government investment in the road network in Leppington to address needs of existing and future residents of Camden and Liverpool LGAs</p>
<p>Camden Valley Way Upgrade</p>	<p>Upgrade of Camden Valley Way to three lanes in each direction and upgraded interchange at Bringelly Rd to unlock housing supply.</p>
<p>Raby Road Upgrade</p>	<p>Improvements to key east-west link between Camden and Campbelltown LGAs, the Hume Hwy and other major arterial routes.</p>
<p>Rickard Road Upgrade</p>	<p>Key road connecting Oran Park to Leppington to meet the needs of our growing community.</p>
<p>THE WESTERN SYDNEY RAPID BUS PROJECT</p>	
<p>A rapid bus service linking Camden to the Western Sydney International Airport, offering high-frequency service, fast travel times, strategically placed stops, and seamless integration with the wider transport network.</p>	
<p>MEETING THE CURRENT AND FUTURE DEMAND FOR SCHOOLS AND EDUCATION</p>	
<p>The immediate planning, funding and delivery of primary and secondary schools, with consideration for increasing the minimum size of school sites within the Camden LGA, to address these concerns.</p>	
<p>STRATEGIC INVESTMENT IN NEW AND EXISTING HEALTHCARE SERVICES</p>	
<p>Securing a specialised and state of the art hospital between Oran Park and the Western Sydney International Airport to address critical medical needs. In addition, expand and redevelop Camden Hospital and deliver integrated health hubs in areas like Oran Park and Leppington Town Centres.</p>	

Proposed Advocacy Campaign – *The Time is Now*

To support the *Time is Now*, a campaign to publicise Camden’s advocacy priorities has been developed. The campaign will call for action from the NSW and Australian Governments to address Camden’s infrastructure and service gaps by working in partnership and delivering key priorities identified by Council and the Camden community.

The proposed campaign will be rolled out from mid- February 2025, and seek to inform decision makers of Council’s position, clearly calling for immediate action, with the objective of encouraging decision makers to prioritise Camden in their policy and funding agendas. The secondary objective of this campaign is to inform our community about advocacy actions being undertaken by Council and to keep them updated on the progress of these advocacy initiatives.

The campaign will include:

- A dedicated advocacy webpage;
- Media release to launch ‘*The Time is Now*’ publication;
- A social media campaign;
- A broadcast message on local radio; and
- Feature in the first edition of *Let’s Connect* for 2025.

Regular updates on Council’s advocacy efforts and achievements will be provided on an ongoing basis through Council’s website, social media, Let’s Connect and rates notices to keep our community informed and updated.

Advocating for Camden

Council representatives regularly and actively engage with key stakeholders within state and federal government to advocate and further the Camden communities’ priorities. These activities are undertaken through formal memberships and partnerships, meetings with and correspondence sent to key ministers, preparation of formal submissions and informal collective arrangements with neighbouring Councils and advocacy groups.

High priority partnerships and memberships are outlined below:

Membership / Partnership	Description
The Parks	An alliance of the eight local government areas which have partnered to support delivery of the Western Sydney City deal including Blue Mountains, Camden, Campbelltown, Fairfield, Hawkesbury, Liverpool, Penrith and Wollondilly.
Macarthur Council's	Informal relationship between Wollondilly, Campbelltown and Camden, recognising the importance of the Macarthur region and working together to advocate for the needs of the region.
Business NSW / Business Western Sydney	Paid membership which provides advocacy and business support to invited Council's. Business NSW coordinates advocacy initiatives such as the Western Sydney Rivers Taskforce.
South West Sydney Alliance	Initiative coordinated by Business Western Sydney which focuses on the advocacy needs of South West Sydney. Partners include Campbelltown, Wollondilly and Liverpool Councils.
NGAA – National Growth Areas Alliance	Paid membership which provides advocacy support and services to growth Councils Australia wide.
South West Sydney Health Alliance	Partnership formed in 2019 with the aim of improving the coordination and effectiveness of health services in the Western Parkland City. Organisations include the eight Parks LGAs, Nepean Blue Mountains Local Health District, South Western Sydney Local Health District, Nepean Blue Mountains Primary Health Network and the South Western Sydney Primary Health Network.
Western Sydney Planning Partnership	A collaborative initiative as part of the Western Sydney City Deal which aims to facilitate the transformation of Western Sydney through improved efficiency and higher quality planning outcomes.
UDIA – Urban Development Institute of Australia	Council is a member of the UDIA who represent the development industry with a membership of over 2,500 companies. The UDIA engages with Federal, State and Local Governments on key matters.

ORD02

In addition to regular correspondence to key stakeholders and ministers, the following key activities relating to advocacy have been recently undertaken:

- *Our Rivers – Connecting and activating Western Sydney River Communities* – prepared in partnership by Business Western Sydney, Urbis and Bentley, supported by the Business NSW Western Sydney Rivers Taskforce.
- *From Deficit to Equity – Investment solutions for today’s infrastructure needs and tomorrow’s housing in Outer-Metropolitan Growth Areas* – prepared by NGAA to address ongoing infrastructure challenges faced by growth areas Australia wide.
- *Submission to the Independent Pricing and Regulatory Tribunal (IPART)* regarding the timely delivery of water and sewer infrastructure to support housing supply in the Camden LGA, and consideration of the impacts of any price increase for the Camden community.
- *Submission to Transport for NSW* responding to the new proposed ‘rapid’ bus service for Western Sydney.
- *Submission to the NSW Legislative Council* regarding the NSW Parliamentary Inquiry into the public transport needs in Western Sydney.
- *Submission to the NSW Legislative Assembly Committee on Transport and Infrastructure* regarding critical transport infrastructure supporting the Western Sydney International Airport and Western Sydney Aerotropolis.

Further to these key submissions, recent correspondence has been sent to state and federal members of parliament emphasising the importance of the north-south metro line from Macarthur to Bradfield, including stations at Oran Park and Narellan.

Advocacy Strategy

In order to further guide ongoing advocacy efforts for Camden an Advocacy Strategy is currently being developed by Council. This lead strategy will define advocacy objectives, principles, and actions needed to influence policy, secure funding, achieve key outcomes and set Council’s advocacy agenda for the next four years.

An extensive Councillor and community engagement program will be undertaken throughout the strategy’s development which will help inform the strategy direction and assist in setting the broader advocacy priorities for the Camden area.

FINANCIAL IMPLICATIONS

There are no financial implications arising from this report.

CONCLUSION

The draft advocacy publication ‘The Time is Now’ has been developed in preparation for the 2025 Federal Election and the 2027 NSW Government Election. This publication urges decision-makers to prioritise critical infrastructure and services essential for meeting the needs of our rapidly growing population.

This refreshed advocacy campaign is proposed to begin in mid-February 2025. The campaign will seek to drive change and inform the community of Council's position. It will call for decision-makers to prioritise the rapidly growing Camden, Macarthur and south-west Sydney region in their policy and funding agendas to address Camden's infrastructure and service gaps.

Council is committed to and will continue to advance our ongoing advocacy efforts, including collaboration with our key partners and regularly keep our community updated on the progress of our advocacy efforts and initiatives.

RECOMMENDED

That Council:

- i. note the information contained within the report; and**
- ii. endorse the attached advocacy publication, *'The Time is Now'* and supporting advocacy campaign.**

ATTACHMENTS

1. The Time is Now - Camden Election Priorities

ORD03

ORD03

SUBJECT: REVIEW OF DELEGATIONS OF AUTHORITY AND COUNCIL'S ORGANISATION STRUCTURE

FROM: Director Customer and Corporate Strategy

EDMS #: 24/753773

PURPOSE OF REPORT

The purpose of this report is to review Council's delegations of authority and organisation structure in accordance with the requirements of the *Local Government Act 1993* (the Act).

BACKGROUND

Review of Delegations of Authority

Under section 380 of the Act, Council must review all its delegations within 12 months after an ordinary election of Council.

Review of Organisation Structure

Under section 333 of the Act, Council must review, and may re-determine, its organisation structure within 12 months after an ordinary election of Council.

Councillors were briefed on the matter on 4 February 2024.

MAIN REPORT

Review of Delegations of Authority

Under section 377(1) of the Act, Council may, by resolution, delegate to the General Manager or any other person or body (not including another employee of Council) any of the functions of Council under this or any other Act, excluding the following:

- The appointment of a General Manager;
- The making of a rate;
- A determination under section 549 as to the levying of a rate;
- The making of a charge;
- The fixing of a fee;
- The borrowing of money;
- The voting of money for expenditure on its works, services and operations;
- The compulsory acquisition, purchase, sale, exchange or surrender of any land or other property (but not including the sale of items of plant or equipment);
- The acceptance of tenders to provide services currently provided by members of staff of the council;
- The adoption of an operational plan under section 405;
- The adoption of a financial statement included in an annual financial report;
- A decision to classify or reclassify public land under Division 1 of Part 2 of Chapter 6;

- The fixing of an amount or rate for the carrying out by Council of work on private land;
- The decision to carry out work on private land for an amount that is less than the amount or rate fixed by Council for the carrying out of any such work;
- The review of a determination made by Council, and not by a delegate of Council, of an application for approval or an application that may be reviewed under section 82A of the *Environmental Planning and Assessment Act 1979*;
- The power of the council to authorise the use of reasonable force for the purpose of gaining entry to premises under section 194;
- A decision under section 356 to contribute money or otherwise grant financial assistance to persons;
- A decision under section 234 to grant leave of absence to the holder of a civic office;
- The making of an application, or the giving of a notice, to the Governor or Minister;
- This power of delegation;
- Any function under this or any other Act that is expressly required to be exercised by resolution of Council.

The delegation of authority to the General Manager by Council is consistent with standard practice within local government and considerably streamlines the delegation process throughout Council. It also allows the General Manager to sub-delegate any functions of the General Manager to any person or body, including another employee of Council. Accordingly, the General Manager can react promptly to legislative changes or other issues as they occur to put in place the necessary administrative changes enabling staff to enact Council’s functions in a responsive and timely manner.

Review of Organisation Structure

The organisation structure of a council provides a framework for the delivery of services and functions in supporting its community.

Following the appointment of the General Manager in October 2022, a review of Council’s organisation structure was undertaken. The review resulted in changes designed to address Camden’s growth trajectory, whilst ensuring services continued to be delivered to a high standard. As a result, Council adopted a revised organisation structure on 14 March 2023.

Council’s current organisation structure includes five divisions as follows:

- Community Assets
- Customer and Corporate Strategy
- Growth and Finance
- Planning and Environment
- Sport, Community and Activation.

Each of these divisions fall under the responsibility of a director who reports directly to the General Manager. Within each division are a range of functional branches which are headed by Manager-level staff. The managers and directors, together with the General Manager, form Council’s Senior Management Team. A copy of Council’s organisation structure is provided at **Attachment 1**.

Council is advised that, in accordance with the Act, a review of the organisation structure has been undertaken and the current structure is considered suitable.

FINANCIAL IMPLICATIONS

There are no financial implications arising from this report.

CONCLUSION

Council is required to review all its delegations and its organisation structure during the first 12 months of its term of office. It is proposed that Council delegate to the office of General Manager the functions of Council subject to certain limitations as specified.

The organisational structure of a Council provides a framework for the delivery of services, functions and support to its community. Camden Council's current structure is considered appropriate for the conditions and challenges confronting the organisation.

RECOMMENDED

That Council:

- i. note the review of its Delegations of Authority as required under section 380 of the *Local Government Act 1993*;**
- ii. pursuant to section 377 of the *Local Government Act 1993*, delegate to the General Manager the exercise of Council's powers, functions, duties and authorities contained in the legislation and matters specified in Schedule 1, subject to the limitations specified in Schedule 2 below:**

Schedule 1

- 1. The functions of Council as specified in:
(i) the *Local Government Act 1993* and related Acts; and
(ii) other Acts under which Council has powers, authorities, duties and functions.**

Schedule 2

- 1. Subject to the provisions of the *Local Government Act 1993* and any other legislation relevant to the delegations;**
 - 2. Council may by resolution direct the General Manager in the exercise of any function herein delegated;**
 - 3. The General Manager shall exercise the functions herein delegated in accordance with and subject to:
(i) the provisions of the *Local Government Act 1993* as amended;
(ii) all and every policy of Council adopted by resolution and current at the time of the exercise of the functions herein delegated;**
 - 4. The General Manager shall exercise the functions herein delegated in relation to approving leases and licences (including subleases and renewals) for land owned or vested in Council, except where:
(i) the lease/licence is considered in the General Manager's opinion to be contentious; or
(ii) the consideration for the lease/licence exceeds \$100,000 per annum (GST exclusive); or
(iii) submissions from the community have been received objecting to the lease/licence agreement.**
- iii. note the review of Council's organisation structure in accordance with section 333 of the *Local Government Act 1993*; and**

- iv. note that Council's organisation structure does not need to be re-determined.

ATTACHMENTS

1. Adaptive Organisational Structure 2023

ORD03

ORD04

ORD04

SUBJECT: DRAFT SUBMISSION - PROPOSED AMENDMENTS TO THE MODEL CODE OF MEETING PRACTICE

FROM: Director Customer and Corporate Strategy

EDMS #: 25/22458

PREVIOUS ITEMS: ORD13 - Draft Submission - Councillor Conduct Framework Review - Ordinary Council - 12 Nov 2024

PURPOSE OF REPORT

The purpose of this report is to seek Council endorsement of a draft submission on the proposed amendments to the Model Code of Meeting Practice (Model Meeting Code), to be sent to the Office of Local Government (OLG).

BACKGROUND

In September 2024, the OLG published proposed revisions to the Councillor conduct framework and issued the 'Councillor Conduct and Meeting Practices – A New Framework Discussion Paper' (Discussion Paper) to seek feedback on the proposed changes.

At its Ordinary Meeting of 12 November 2024, Council endorsed a submission on the Discussion Paper that, among other things, stated the following in relation to meeting practices:

- The proposed powers for mayors to deal with acts of disorder at council meetings, and a councillor's right of review in relation to this, are supported.
- The proposed requirement for councillors to stand is impractical and inefficient for several reasons and will not significantly influence the dignity of meetings as this is primarily a result of strong and consistent leadership of the meeting.
- Although acknowledging the importance of transparency, it would be counter-productive for confidential briefing sessions to be banned entirely as, among other things, a ban could simply drive confidential discussions underground without the benefit of all councillors having the ability to discuss matters together and openly. It is recommended that an alternative approach could be to limit restrictions to matters more commonly associated with corruption risks, establish a robust governance framework for briefings (for example, enhancing transparency with respect to informing the public about what matters generally are covered at particular briefing sessions) and ensure briefing sessions remain confidential where they relate to the types of matters listed at section 10A of the *Local Government Act 1993* (the Act) as grounds on which a council meeting can be closed to the public.

Further to this, the OLG has now published proposed amendments to the Model Meeting Code. The documents 'A New Model Code of Meeting Practice – Consultation Draft' (Consultation Draft) and 'Consultation Draft of the New Model Code of Meeting Practice for Local Councils in NSW' (Draft Model Meeting Code) have been issued to seek feedback from the local government sector, key stakeholders and the local community about the proposed changes. Submissions are required to be lodged by Friday, 28 February 2025.

Councillors were briefed on this matter on 28 January 2025.

MAIN REPORT

Consultation Draft and Draft Model Meeting Code

The Consultation Draft provides an overview of the key proposed amendments, all of which are detailed in the Draft Model Meeting Code with the exception of those amendments that will be prescribed in the *Local Government (General) Regulation 2021*. These key proposed amendments comprise the following:

- Promoting transparency, integrity and public participation –
 - Requiring information considered at closed meetings to be made public after it ceases to be confidential
 - Requiring recordings of meetings to be published on council websites for longer
 - Providing that councils must not make final planning decisions without a staff report containing an assessment and recommendation
 - Requiring councils to give reasons where they make a decision on a planning matter that departs from the staff recommendation
 - Removing pre-meeting councillor briefings.
- Restricting councils from holding briefing sessions –
 - Reaffirming that decision making by councillors must be through a resolution adopted at a council or committee meeting
 - Requiring that information is to be provided to councillors through prescribed channels
 - Establishing that the distribution of information in a meeting or format that is not consistent with the approved pathways (e.g. through briefing sessions), is not permitted
 - Noting that the mayor will not be subject to these restrictions and may receive information in order to undertake their functions under the Act.
- Promoting the dignity of the council chamber –
 - Enhancing the authority of the mayor by permitting them to call extraordinary meetings without a request and removing the restrictions on mayoral minutes
 - Requiring councillors and staff to stand when addressing the meeting, or when the mayor enters the chamber, and mandating modes of address at meetings
 - Removing the option for councils to reduce the duration of speeches
 - Making clear to the community that decisions are made in council meetings and not in other forums that the community cannot access
 - Restricting the circumstances in which the council may withhold a leave of absence
 - Providing as a default that councillors are to attend meetings in person, except in cases of ill health or another medical reason or unforeseen caring responsibilities (excluding where a mayoral election is being held)
 - Removing the option for staff to attend meetings by audio visual link
 - Refining the definition of disorder to remove words that could be misused to impede debate and to include conduct that would be disorderly in Parliament
 - Strengthening the deterrence against disorder by codifying the common law position that allows councillors to be expelled from successive meetings where they fail to apologise for an act of disorder at an earlier meeting.

ORD04

- Depoliticising the role of the general manager –
 - Removing the requirement for general managers to prepare reports for notices of motion with financial implications (Note: This was a non-mandatory requirement and is not in Camden’s current Code of Meeting Practice)
 - Requiring questions to the general manager to be put through the mayor, with the general manager having the discretion to request a response from council staff
 - Conferring responsibility on the council to determine staff attendance at meetings.

- Simplifying the Model Meeting Code –
 - Streamlining the code by removing unnecessary provisions
 - Removing the non-mandatory rules governing public forums (Note: Public forums are not in Camden’s current Code of Meeting Practice)
 - Simplifying the rules governing public representations to the council on the closure of meetings to the public
 - Simplifying the rules for dealing with urgent business without notice at meetings
 - Simplifying the rules of debate by removing the provisions allowing motions to be foreshadowed (however, foreshadowed amendments are permitted)
 - Mandating some current non-mandatory provisions including those allowing meetings to be cancelled or held by audio visual link in the event of natural disasters and public health emergencies and those governing councillors’ attendance at meetings by audio visual link.

These key proposed amendments are further detailed in the Consultation Draft and Draft Model Meeting Code, copies of which are provided as **Attachments 1** and **2** respectively.

Draft Submission

The OLG has advised that the feedback it receives from the consultation process will be used to inform the amendments that are ultimately made to the Model Meeting Code, and it is anticipated that the new Model Meeting Code will be prescribed in early 2025. This offers Council a valuable opportunity to seek to influence the final Model Meeting Code that is prescribed.

A draft submission has been prepared which provides feedback on the key proposed amendments to the Model Meeting Code. The draft feedback is summarised below:

- Promoting transparency, integrity and public participation:
 - The proposed changes are generally supported, with the exception of the proposal to remove pre-meeting councillor briefings, as detailed below.

- Restricting councils from holding briefing sessions:
 - The concerns expressed in Council’s 29 November 2024 submission to the OLG on the Councillor Conduct and Meeting Practices Discussion Paper (Council’s November 2024 submission), as summarised in the Background to this report, are reiterated.
 - The arguments publicly expressed by Local Government NSW (LGNSW) against the proposal to ban briefing sessions are endorsed, namely that such a ban would be undesirable as briefing sessions lead to better informed decision-making and a ban is also inconsistent with the opportunity provided to NSW Ministers and

- Members of Parliament to receive private briefings on motions and legislation before they are debated in Parliament.
- The proposed restrictions on how information can be provided to councillors may limit the ability of councils to proactively provide councillors with updates on operational matters such as events or assets, and so it is recommended that these types of updates are expressly provided for so that councillors can remain informed about local issues. The proposed restrictions should also be reconsidered because a likely consequence will be a greater reading burden on councillors due to an increase in the size of reports.
 - Each of the terms 'workshop' and 'briefing' should be clearly defined so as to avoid ambiguity.
 - If restrictions on briefing sessions are introduced, the proposal for the mayor to be exempt from those restrictions is supported; however, it is reasonable for there to be an equitable provision of information to the mayor and councillors.
- Promoting the dignity of the council chamber:
 - The proposed changes are generally supported, with the exception of those addressed below.
 - The concerns expressed in Council's November 2024 submission as summarised in the Background to this report, are reiterated. The recommendation that LGNSW has made in relation to the proposed requirement to stand, being that it should be required only at a council's discretion, is endorsed.
 - There should be more flexibility with the mode of attendance than is provided for in the proposed changes, with the existing opportunity for councillors to request to attend a meeting by audio-visual (AV) link generally recommended to be maintained except in relation to meetings where a mayoral election is held.
 - The proposed restriction on staff attending a meeting by AV link is disadvantageous because it unnecessarily removes the flexibility to accommodate senior staff or other subject matter experts who may be the best persons to answer a question from a councillor but are, for unforeseen reasons, unable to attend in person.
 - Depoliticising the role of the general manager:
 - The proposed changes are generally supported, with the exception of that addressed below.
 - It is undesirable to confer responsibility on the council to determine staff attendance at meetings because, consistent with their functions under the Act, the general manager has the required operational knowledge to assess which staff should attend a council meeting. Alternatively, it could be prescribed that the general manager is to determine staff attendance in consultation with the mayor.
 - Simplifying the Model Meeting Code:
 - The proposed changes are generally supported.

The draft submission is provided as **Attachment 3**.

FINANCIAL IMPLICATIONS

There are no financial implications arising from this report.

ORD04

CONCLUSION

It is recommended that Council endorse the draft submission on the proposed amendments to the Model Meeting Code, as this offers an opportunity to inform the amendments that are ultimately made.

RECOMMENDED

That Council endorse the submission on the proposed amendments to the Model Code of Meeting Practice, included as Attachment 3 of the report, to be sent to the Office of Local Government.

ATTACHMENTS

1. A New Model Code of Meeting Practice - Consultation Draft
2. Consultation Draft of the New Model Code of Meeting Practice for Local Councils in NSW
3. Draft Submission on the Proposed Amendments to the Model Code of Meeting Practice

ORD05

ORD05

SUBJECT: DECEMBER REVIEW OF THE 2024/25 BUDGET
FROM: Director Growth and Finance
EDMS #: 25/6992

PURPOSE OF REPORT

This report presents the December Quarterly Budget Review for the 2024/25 financial year in accordance with Part 9, Division 3, Section 203 of the *Local Government (General) Regulation 2021*.

Its purpose is to inform Council of the necessary changes to the 2024/25 Budget for the reporting period ending 31 December 2024 and to consider other changes put forward for determination.

BACKGROUND

In adopting the 2024/25 Budget, Council approved a balanced cash budget position. Budget adjustments proposed as part of the December Quarterly Review of the 2024/25 Budget represent a projected budget surplus for the 2024/25 financial year of \$137,400.

A Councillor briefing was held to discuss this report on 4 February 2025.

MAIN REPORT

PROPOSED ALLOCATION OF THE 2024/25 PROJECTED BUDGET SURPLUS

It is recommended that the projected budget surplus of \$137,400 be allocated as follows:

Proposed Budget Surplus Allocation		
Budget Surplus Available for Allocation		\$137,400
Transfer to Capital Works Reserve	\$137,400	
Total - Allocation of Budget Surplus		\$137,400
Proposed Budget Position		Balanced

CURRENT RESERVE BALANCES

Capital Works Reserve

The Capital Works Reserve is predominantly used to fund capital works or to match grant funding as part of a capital grant funding agreement. The balance of the Capital Works Reserve including the proposed transfer of the December 2024 surplus is as follows:

ORD05

Capital Works Reserve	
Reserve Balance – 30 June 2024	\$1,510,600
Add: Flood Insurance Funding – Flood Recovery Projects	\$2,241,800
Add: 2023/24 Year End Review Transfer	\$2,336,400
Add: September 2024 Transfer	\$6,500
Add: Proposed December 2024 Transfer	\$137,400
Proposed Balance of Reserve	\$6,232,700
Committed Funds Held in Reserve:	
Less: 2023/24 Revoted Projects	(\$785,500)
Less: 24/25 Flood Repair Insurance Funds: Bicentennial Equestrian Park - Repairs to buildings	(\$145,223)
Less: 24/25 Flood Repair Insurance Funds: Little Sandy Bridge - Embankment repairs and construction works	(\$1,291,943)
Less: 24/25 Flood Repair Insurance Funds: Camden Town Farm, Miss Llewella Davies Walkway	(\$5,680)
Less: Flood Damaged Works - Insurance Funds	(\$798,954)
Less: Camden Sports Club (ORD 148/24)	(\$500,000)
Total Committed Funds	(\$3,527,300)
Proposed Uncommitted Balance – Capital Works Reserve	\$2,705,400

Asset Renewal Reserve

The Asset Renewal Reserve is primarily used for the replacement and/or maintenance of existing assets. It assists in maintaining Council's asset base in a good condition. The balance of the Asset Renewal Reserve is as follows:

Asset Renewal Reserve	
Reserve Balance – 30 June 2024	\$600,200
Add: 2023/24 Year End Review Transfer	\$1,000,000
Add: 2024/25 Transfer to Reserve - Interest Savings	\$6,300
Proposed Balance of Reserve	\$1,606,500
Committed Funds Held in Reserve	
Less: 2023/24 Revoted Projects	(\$340,500)
Less: Camden Sports Club (ORD 148/24)	(\$307,080)
Total Committed Funds	(\$647,580)
Uncommitted Balance – Asset Renewal Reserve	\$958,920

Working Funds Reserve

The Working Funds Reserve is primarily used as a holding reserve for unallocated funds or for transferring committed funding from one budget year to the next. The balance of the Working Funds Reserve is as follows:

Working Funds Reserve	
Reserve Balance – 30 June 2024	\$349,400
Add: 2023/24 Year End Review Transfer	\$905,500
Proposed Balance of Reserve	\$1,254,900
Committed Funds Held in Reserve	
Less: 2023/24 Revoted Projects	(\$409,900)
Add: Budget Transfer 2025/26	\$155,000
Total Committed Funds	(\$254,900)
Uncommitted Balance – Working Funds Reserve	\$1,000,000

DECEMBER QUARTERLY REVIEW OF THE 2024/25 BUDGET

Further information and explanation of the proposed budget variations to the 2024/25 budget are detailed below.

Proposed Variations to Budget

Proposed variations which have been identified as part of the September Quarterly Budget Review have led to a projected surplus of \$137,400. A list of the variations (greater than \$20,000) is provided in the following table. Brief explanations follow the table.

December Review of the 2024/25 Budget Proposed Variations	Budget Impact Increase/ (Decrease)
Income Adjustments	
<i>Note: Increase in income is an increase to the budget (Shortfall) in income is a decrease to the budget</i>	
1. Corporate Revenue - Investment Income (General Fund)	\$300,000
Sub Total - Income Adjustments	\$300,000
Expenditure adjustments	
<i>Note: (Increase) in expenditure is a decrease to the budget Saving in expenditure is an increase to the budget</i>	
2. Public Lighting - Street Lighting Expenses	\$300,000
3. Sporting Facility - BMX Berm Repair	(\$140,000)
4. Companion Animals - Animal Care Facility	(\$110,000)
5. Fergusons Land Cricket Pitch Repairs	(\$66,000)
6. Fleet Management Infrastructure - Systems Implementation	(\$50,000)
7. Oran Park Leisure Centre - Opening Event	(\$46,700)

ORD05

December Review of the 2024/25 Budget Proposed Variations	Budget Impact Increase/ (Decrease)
8. Cowpasture Reserve - All weather diamonds	(\$26,000)
Minor Budget Variations < \$20,000	(\$23,900)
Sub Total - Expenditure Adjustments	(\$162,600)
Council Authorised Variations	Nil
Total - Proposed Variations to Budget - Surplus	\$137,400

Income Adjustments Commentary

1. Investment Income (General Fund) – Increase in Income of \$300,000

Investment Income for the second quarter of the 2024/25 financial year is above budget expectations. The forecast interest rate remains at 5.00% reflecting current market rates. Council has had a higher level of funds available for Investment resulting in an increase in General Fund Investment Income of \$300,000. This increase results in a revised total forecast General Fund Investment Income of \$3.177 million.

Expenditure Adjustments Commentary

2. Public Lighting - Street Lighting - Decrease in Expense of \$300,000

Street lighting charges relate to the street lighting maintenance and electricity charges for public lighting throughout the LGA. There is a net saving of \$300,000 anticipated for the 2024/25 financial year primarily due to the timing of installation of new lights in growth areas and the recent roll-out of energy efficient lighting across the LGA.

3. Sporting Facility - BMX Berm Repair – Increase in Expense of \$140,000

Funding is required to undertake repairs to one of the main berms at the Kirkham BMX facility. The repairs are required due to wear and tear and to improve the safety of the track for riders and competitors.

4. Companion Animals - Animal Care Facility - Increase in Expense of \$110,000

Expenditure in relation to the animal care facility is anticipated to exceed current budget estimates by \$110,000. This is primarily due to an increase in the number of animals being surrendered to the animal care facility and also an increase in the length of stay impounded animals are being cared for.

5. Fergusons Land Cricket Pitch Repairs – Increase in Expense of \$66,000

Additional funding is required for the Fergusons Land Cricket Facility to remediate the wicket on the pitch with specialist soil.

6. Fleet Management Infrastructure - Systems Implementation - Increase in Expense of \$50,000

Funding is required to implement a new fleet management system to address the operational needs of Council’s expanding fleet and the increased demand on Council’s fleet management operations.

- 7. Oran Park Leisure Centre - Opening Event – Increase in Expense of \$46,700**
This expenditure variation relates to Council's opening event held in October 2024 following the construction of the Oran Park Leisure Centre facility.
- 8. Cowpasture Reserve - All weather diamonds – Increase in Expense of \$26,000**
Funding is required to improve the playability and longevity of a number of smaller diamonds at Cowpasture Reserve. These improvements will support the hosting of larger tournaments and events.

COUNCIL AUTHORISED VARIATIONS

Council has authorised ten (10) budget variations approved between 1 September 2024 and 31 December 2024. A list of these approved variations is provided in the following table:

Council Approved Variations	Expenditure (Increase)/ Decrease	Income Increase/ (Decrease)	Budget Impact Increase/ (Decrease)
Grant Funding - Transport for New South Wales - Safer Roads Program 2024/25 ORD136/24	(\$481,000)	\$481,000	\$0
Camden Sports Club - Building Improvements ORD148/24	(\$1,393,144)	\$1,393,144	\$0
Grant Funding - NSW EPA - Illegal Dumping Prevention ORD149/24	(\$50,000)	\$50,000	\$0
Grant Funding - Department of Communities and Justice - Grandparents Day ORD149/24	(\$455)	\$455	\$0
Grant Funding State Library of NSW - Tech Savvy Seniors Program ORD151/24	(\$8,640)	\$8,640	\$0
Grant Funding - Department of Infrastructure & Regional Development - Roads to Recovery ORD152/24	(\$664,763)	\$664,763	\$0
Grant Funding - Department of Climate Change, Energy, the Environment and Water - Floodplain Management Program ORD177/24	(\$30,000)	\$30,000	\$0
Grant Funding - NSW Office of Responsible Gambling – Club grants - Category 3 Infrastructure Grants - Sport and Recreation ORD178/24	(\$300,000)	\$300,000	\$0
Grant Funding Seniors Festival Grants Program - Together We Shine Seniors Wellbeing and Lifestyle Expo 2025 ORD179/24	(\$4,500)	\$4,500	\$0

ORD05

Council Approved Variations	Expenditure (Increase)/ Decrease	Income Increase/ (Decrease)	Budget Impact Increase/ (Decrease)
Grant Funding - NSW Reconstructive Authority - Supporting Spontaneous Volunteers Program ORD181/24	(\$84,525)	\$84,525	\$0
TOTAL	(\$3,017,027)	\$3,017,027	\$0

CONTRA ADJUSTMENTS

These adjustments relate to movements of income and expenditure within Council’s adopted budget. The adjustments have no impact on Council’s projected budget result as both movements of income and expenditure are of equal value.

During this quarter (1 October 2024 to 31 December 2024), there have been forty-four (44) proposed contra adjustments amounting to \$99,419,390. A detailed list of these contra adjustments is provided in **Attachment 1** of this report.

2024/25 Capital Works Program - Proposed Cash Flow Adjustments

As part of the review and preparation of the 2025/26 Capital Works Program, managers have reviewed the 2024/25 Capital Works Program to ensure proposed works were achievable within expected timeframes (cash-flow timing).

The proposed adjustments reflect changes to the timing of design and construction of works which include the Leppington Infrastructure Program and revisions required for the Community Support Package (CSP) Stage 3 works program. The proposed changes to the 2024/25 budget are summarised below.

Local Service	2024/25 Current	2024/25 Proposed	Program Increase / (Reduction)
Roads and Transport Infrastructure	\$167,485,000	\$102,620,000	(\$64,865,000)
Drainage Infrastructure	\$33,927,000	\$33,954,000	\$27,000
Parks & Playgrounds	\$93,991,000	\$52,690,000	(\$41,301,000)
Community & Recreational Facilities	\$36,238,000	\$25,198,000	(\$11,040,000)
Corporate Buildings	\$1,109,000	\$1,109,000	\$0
TOTAL	\$332,750,000	\$215,571,000	(\$117,179,000)
Funded By			
Non-Cash Contributions	\$108,984,000	\$108,984,000	\$0
Developer Contributions (Cash Res)	\$88,977,000	\$43,631,000	(\$45,346,000)
External Grants	\$100,466,000	\$38,334,000	(\$62,132,000)
Loan Proceeds: CSP3	\$13,840,000	\$6,301,000	(\$7,539,000)
Loan Proceeds: CIRP	\$1,170,000	\$1,115,000	(\$55,000)
Loan Proceeds: Asset Renewal	\$3,900,000	\$3,900,000	\$0
Internal Reserves	\$13,423,000	\$11,316,000	(\$2,107,000)
General Fund	\$1,990,000	\$1,990,000	\$0
TOTAL	\$332,750,000	\$215,571,000	(\$117,179,000)

This review was an important exercise to ensure Council's loan funding requirements adopted as part of the Original Budget for the 2024/25 financial year were still relevant and to ensure Council only borrows for works that will be completed by 30 June 2025.

As a result of this review, Council's loan funding requirements for the 2024/25 financial year have reduced from \$18.910 million to \$11.316 million, a reduction of \$7.594 million. This relates primarily to the timing of the Community Support Package Stage 3 (CSP3) works program (a reduction of \$7.539M) with a small reduction of \$0.055M to loan funding requirements for the Community Infrastructure Renewal Program.

A list of the proposed capital works cash-flow adjustments by project is provided in **Attachment 1** of this report.

COUNCILLOR CONSOLIDATED WARD FUNDS

As part of the Annual Budget process, an allocation of \$30,000 is included within the budget, which is available for Councillor endorsed funding requests, fee waivers and/or support for specific community requests. The available balance of the Consolidated Ward Funds at the end of the December 2024 reporting period is \$96,844.

Consolidated Ward Funds	
2024/25 Budget Allocation	\$30,000
2023/24 Proposed Ward Funds Revote	\$66,844
Total Funds Available	\$96,844
Funding Allocated	
Nil	Nil
Total Funding Allocation in 2024/25	Nil
Balance of Consolidated Ward Funds	\$96,844

SUMMARY OF DECEMBER REVIEW ADJUSTMENTS

The following table is a summary of budget adjustments up to 31 December 2024.

Budget Adjustment Summary	Expenditure (Increase) / Decrease	Income Increase / (Decrease)	Budget Impact Increase / (Decrease)
2023/24 Carry-Forward Working Funds			\$1,000,000
2024/25 Adopted Budget Position			Balanced
Less: Minimum Level of Working Funds			(\$1,000,000)
Available Working Funds 1 July 2024			\$0
September Review 2024	(\$6,080,100)	\$6,080,100	\$0
December Review 2024			
Note 1: Proposed Variations	(\$162,600)	\$300,000	(\$137,400)
Note 2: Authorised Variations	(\$3,017,027)	\$3,017,027	\$0
Note 3: Contra Adjustments	\$99,419,390	(\$99,419,390)	\$0
Sub Total –Review Adjustments	\$96,239,763	(\$96,102,363)	(\$137,400)
Proposed Transfer to Capital Works Reserve			\$137,400
Available Working Funds 31 Dec 2024 (Uncommitted cash)			Balanced

ON-TIME PAYMENT POLICY REPORTING

At the end of each quarter, Council is required to report on compliance with its adopted On-Time Payment Policy. This Policy requires Council to pay interest where an invoice received from small business (turnover less than \$2 million p.a.) has been held by Council for more than 20 days and the interest payable is more than \$20.

For the reporting period 1 October 2024 to 31 December 2024, Council processed 82 invoices from registered small businesses. No invoices became overdue during the reporting period.

STATEMENT BY RESPONSIBLE ACCOUNTING OFFICER

The following statement is made in accordance with section 203(2) of the *Local Government (General) Regulation 2021*:

'It is my opinion that the Quarterly Budget Review Result for Camden Council for the period ending 31 December 2024 indicates that Council's projected financial position is satisfactory. No remedial actions are required based on the financial position presented within this report.'

A copy of the Quarterly Budget Review Statement for the period ending 31 December 2024 is provided as **Attachment 2** of this report.

FINANCIAL IMPLICATIONS

The financial implications are contained within the body of the report.

CONCLUSION

The December Quarterly Budget Review of the 2024/25 Budget has been completed and is recommended for adoption by Council.

RECOMMENDED

That Council:

- i. **adopt the budget variations contained within this report and transfer \$137,400 to the Capital Works Reserve to balance the projected 2024/25 cash budget position; and**
- ii. **approve the cash flow adjustments to the 2024/25 Capital Works program including the associated funding adjustments which will result in a reduction in loan funding requirements from \$18.910 million to \$11.316 million, for the 2024/25 financial year, noting that future loan funding requirements will be reviewed as part of the draft 2025/26 Budget.**

ATTACHMENTS

1. December Quarterly Review 2024-25
2. December Review 2024-25 QBRS

ORD06**ORD06**

SUBJECT: ACCEPTANCE OF GRANT FUNDING - NSW GOVERNMENT YOUTH WEEK GRANTS PROGRAM 2025
FROM: Director Sport, Community and Activation
EDMS #: 25/10570

PURPOSE OF REPORT

The purpose of this report is to advise Council of the receipt of a subsidy for the amount of \$4,924 (excl. GST) through the NSW Government's Youth Week Grants Program, and to seek Council's endorsement to accept the funding.

BACKGROUND

NSW Youth Week will be held between 9-17 April 2025. Youth Week is an annual opportunity for young people, aged 12-24, to express their ideas and views, act on issues that affect their lives and create and enjoy activities and events.

Each year Council receives NSW Government funding to deliver a program of local activities for Camden Youth Week in partnership with local youth-based service providers.

MAIN REPORT

The NSW Government has advised Council that it was allocated a subsidy of \$4,924 (excl. GST) to fund the 2025 Camden Youth Week Program. Council receives this subsidy annually and matches the funding in full each year.

The Youth Week Program is aligned to the Camden Youth Strategy 2022 – 2026 and consists of a diverse range of programs and activities that are aimed at encouraging young people to cultivate a sense of belonging, while connecting with their community and each other.

The Camden Youth Week Program will be delivered in partnership with local young people, community groups, youth services and local businesses. A variety of activities will be delivered by Council staff and the Camden Youth Reference Group, including:

- Camden Shorts;
- Julia Reserve Youth Fest; and
- Camden Youth Multicultural Festival.

In addition to these Council-led initiatives, community groups, youth services and local businesses will partner with Council, via an Expression of Interest process, to deliver a variety of Youth Week activities in the Camden LGA.

FINANCIAL IMPLICATIONS

Council will receive the 2025 Youth Week Grant Program subsidy of \$4,924 (excl. GST) and will provide matching funding from within the existing budget allocations for youth programs.

ORD06

CONCLUSION

Council has been allocated a subsidy of \$4,924 (excl. GST) to deliver the 2025 Camden Youth Week Program through the NSW Government's Youth Week Grants Program.

RECOMMENDED

That Council:

- i. accept the Youth Week Grant subsidy of \$4,924 (excl. GST) from the NSW Government's Youth Week Grants Program for inclusion in the 2024/2025 budget to deliver the 2025 Camden Youth Week Program;**
- ii. write to The Hon. Rose Jackson, MLC, Minister for Youth, thanking the NSW Government for the grant; and,**
- iii. write to Mrs Sally Quinnell MP, Member for Camden, Mr Nathan Hagarty MP, Member for Leppington, and Mrs Tanya Davies MP, Member for Badgerys Creek, thanking them for their support.**

ORD07

ORD07

SUBJECT: ACCEPTANCE OF GRANT FUNDING - PARK ROAD PROJECT AND HEATH / BYRON ROAD SIGNALISATION PROJECT

FROM: Director Growth and Finance

EDMS #: 25/16734

PURPOSE OF REPORT

The purpose of this report is to seek Council's acceptance of grant funding for the sum of \$4.18 million (excl. GST) from the Department of Planning, Housing, and Infrastructure (DPHI) under the State Voluntary Planning Agreement (SVPA) Funding Program Round 4.

BACKGROUND

The SVPA funding program established in 2010 uses developer contributions to deliver infrastructure required to support the needs of a growing population.

The State Voluntary Planning Agreement Funding Program Round 4 was open for nominations between April and May last year. Potential project nominations were presented in the Councillor Briefing on 14 April 2024.

MAIN REPORT

Correspondence has been received from the DPHI, confirming that Camden Council was successful in receiving funding for:

- Park Road Detailed Design and Construction: \$3.29 million
- Detailed Design and Construction of Signals at the Byron and Heath Road intersection: \$0.89 million

Camden was unsuccessful in receiving funding for the Ingleburn Road pedestrian access and bus stops nomination. The feedback received indicated that this project was not supported as part of the strategic review.

Details of the successful projects are below:

Park Road - Design and construction of Park Road to upgrade it from a rural road to a two-way urban collector road within Stage 2 of the Leppington Precinct. The upgrade will include a shared path and footpath, parking area, flexi zones with green space and tree canopy, drainage, lighting, and services adjustments and upgrades. It will also include a culvert crossing at Scalabrini Creek. The road works and culvert crossing will integrate into the works delivered by developers to ensure connectivity of the new community.

ORD07



Figure 1 - Park Road

Signalisation of Byron and Heath Road Intersection – Construction of traffic signals and associated services at the intersection of Heath Road and Byron Road in Leppington to enable safe crossing from the adjacent school to sporting fields and playground. Heath Road is the key vehicle route to Eastwood Road, Dickson Road, Rickard Road and Camden Valley Way which leads traffic to the Town Centre and Leppington Precincts.



Figure 2 – Heath Road / Byron Road Intersection

FINANCIAL IMPLICATIONS

The funding will be provided at two milestones, 50% at the start of the project once a project plan has been submitted and 50% once a construction commencement notice has been issued.

It is recommended that funding be allocated into the following financial years:

Year	Amount
2024/25	\$2,090,504
2025/26	\$444,504
2026/27	\$1,646,000
Total Grant	\$4,181,008

CONCLUSION

Council has been successful in securing grant funding from DPHI, under the SVPA Round 4, to assist in progressing the design and construction of the Park Road Project and the Heath Road/Byron Road Signalised Intersection Project. The total amount of funds received is \$4.18 million.

RECOMMENDED

That Council:

- i. accept State Voluntary Planning Agreement funding of \$4.18 million (excl. GST) from the Department of Planning, Housing and Infrastructure;**
- ii. allocate the grant funding in the financial years as outlined in this report;**
- iii. enter into the agreement for the grant funding, and write to The Hon. Paul Scully MP, Minister for Planning and Public Spaces, thanking him for the grant; and**
- iv. write to Mr Nathan Hagarty MP, Member for Leppington, thanking him for his support.**

ORD08

ORD08

SUBJECT: ACCEPTANCE OF GRANT FUNDING - NSW GOVERNMENT YOUTH OPPORTUNITIES PROGRAM 2024/25
FROM: Director Sport, Community and Activation
EDMS #: 25/17046

PURPOSE OF REPORT

The purpose of this report is to advise Council of the successful grant funding application of \$50,000 (excl. GST) through the NSW Government's Youth Opportunities Program 2024/25, and to seek Council's endorsement to accept the funding.

BACKGROUND

The Youth Opportunities Program 2024/25, administered by the Department of Communities and Justice, provides one-off grants to fund new projects that enable marginalised young people, aged 12-24, to lead and participate in their communities on matters that are important to them.

The program encourages young people to engage with projects that are genuinely youth-led, youth-driven and initiated based on what young people's needs are. Project themes that are supported by the grant have been informed by what young people have identified as important to them. Themes include but are not limited to community inclusion and participation, domestic and family violence, healthy relationships and homelessness and housing.

MAIN REPORT

The Department of Communities and Justice has advised Council that it was successful in its application for \$50,000 (excl. GST) from the Youth Opportunities Program 2024/25 to fund Council's Camden Lead the Way Project 2025 (the Project).

The Project has three key project objectives that are designed to empower young people to 'Lead the Way' with a proactive response to the social issue of domestic and family violence. The Project will be delivered with two community partners to educate and train young people on the impact of domestic and family violence within communities.

The delivery of the Project will include the role out of:

- Upskilling up to 100 young people with Camden Women's Shelter's 'Walk the Talk' program;
- The development of a peer-led training and education program on the issue of domestic and family violence to be implemented within local high schools; and
- A youth-led community awareness campaign outlining the impact that family and domestic violence has on children and young people within the community.

Each initiative of the Project will be entirely designed and led by young people to ensure their voices are heard and needs are addressed surrounding the social issue of domestic and family violence within communities.

FINANCIAL IMPLICATIONS

Council has been successful in its application for \$50,000 (excl. GST). In addition, Council has allocated \$16,689 of in-kind and monetary resources from existing budgets to support the project.

The grant funding will support the facilitation, catering, training and delivery of various workshops and activities.

CONCLUSION

Council has been successful in its application for \$50,000 (excl. GST) to deliver the Camden Lead the Way Project 2025, through the NSW Government's Youth Opportunities Program 2024/25.

RECOMMENDED

That Council:

- i. accept the grant funding of \$50,000 (excl. GST) from the NSW Government's Youth Opportunities Program 2024/25 for inclusion in the 2024/25 budget to deliver the Camden Lead the Way Project;**
- ii. write to The Hon. Rose Jackson, MLC, Minister for Youth, thanking the NSW Government for the grant; and**
- iii. write to Mrs Sally Quinnell MP, Member for Camden, Mr Nathan Hagarty MP, Member for Leppington, and Mrs Tanya Davies MP, Member for Badgerys Creek, thanking them for their support.**

SUBJECT: TENDER T015/2024 - DETAILED DESIGN CONSULTANCY SERVICES FOR FIVE MAJOR ROADS PROJECTS IN LEPPINGTON, NSW

FROM: Director Community Assets

EDMS #: 25/23573

PURPOSE OF REPORT

The purpose of this report is to advise Council of the tenders received for T015/2024 - Detailed Design Consultancy Services for Five Major Roads Projects in Leppington, NSW and recommend that Council accept the tender submitted by AECOM Australia Pty Ltd.

BACKGROUND

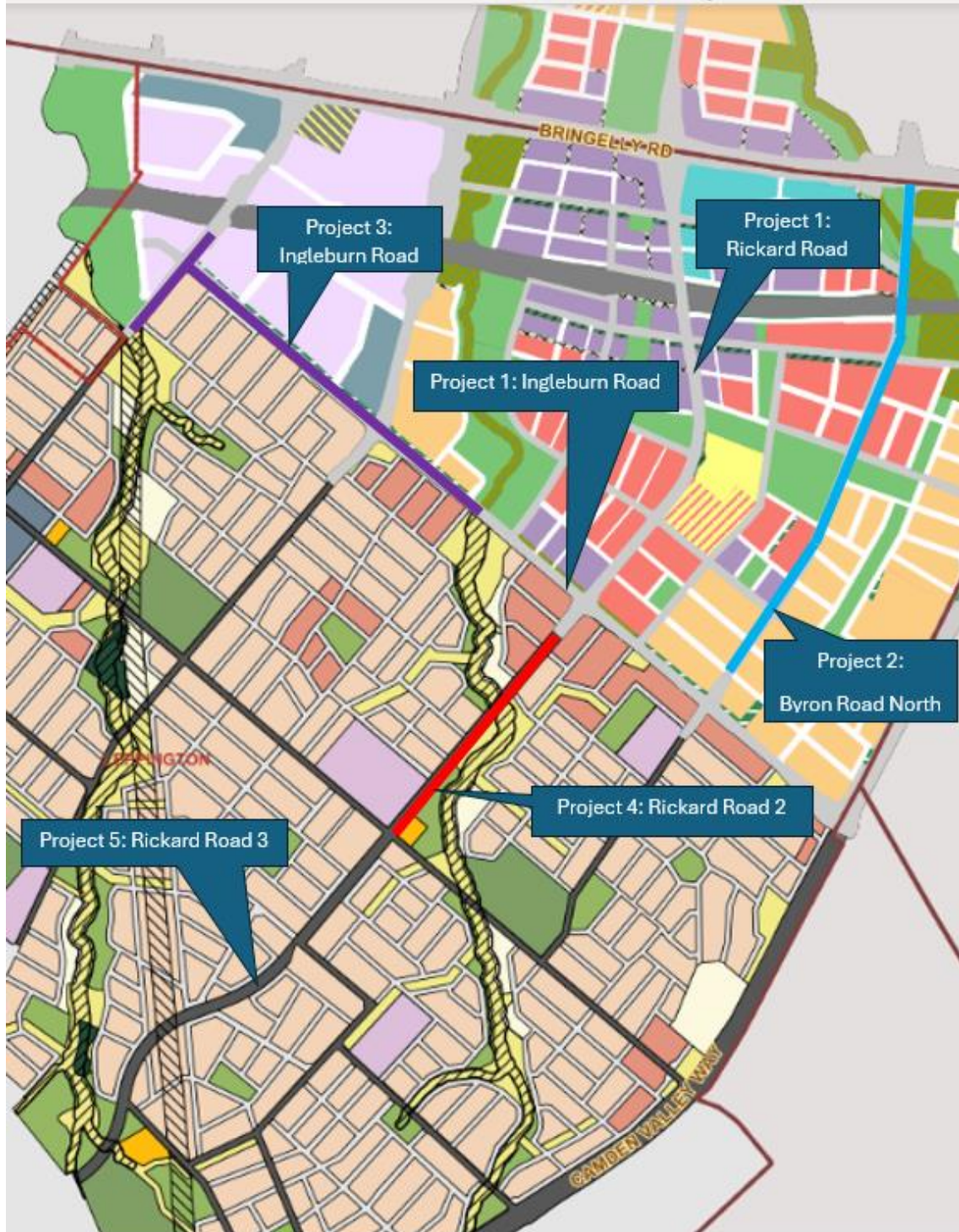
The South-West Priority Growth Area (SWPGA) in Sydney is experiencing growth due to additional land releases. Forecast population and employment growth in Western Sydney, and within the South-West Sydney Growth Area (SWSGA), will be large and rapid. New town centres are planned to support release of lands for residential development, with new town centres emerging at Leppington and surrounding areas. Camden Local Government Area will see much of this expected growth, with Austral and Leppington North town centres, Catherine Field and Oran Park set to be key centres of activity.

Council has been successful in obtaining funding from the NSW Government to undertake designs to upgrade the following roads:

- Project No 1: Rickard Road 1 from Bringelly Road to Ingleburn Road and Ingleburn Road from Rickard Road to Camden Valley Way.
- Project No 2: Byron Road North from Bringelly Road to Ingleburn Road.
- Project No 3: Ingleburn Road from Rickard Road to Eastwood Road.
- Project No 4: Rickard Road 2 from Ingleburn Road to Heath Road; and
- Project No 5: Rickard Road 3 from Heath Road to Riley Road.

Council has completed concept designs under individual and separate contracts for all the above projects and is now ready to continue into the detailed design phase of these projects.

Our proposal is to package the detailed design for all these roads into a single contract. This is seen as the most efficient approach in delivering the detailed design which will deliver economies of scale and greater coordination of the connecting roads and the associated utilities. This approach has been discussed and agreed at monthly progress meetings with Infrastructure Planning Officers administering the funding agreements in the Department of Planning, Housing, and Infrastructure (DPHI).



MAP OF DETAILED DESIGN OF FIVE MAJOR ROADS IN LEPPINGTON

MAIN REPORT

Legislation

This tender process was conducted in accordance with the *Local Government Act 1993*, the *Local Government (General) Regulation 2021* and Council’s Procurement Policy and Guidelines.

Contract Term

The contract term is for the duration of the project and includes consultancy services to detailed design of five major road projects in Leppington. The detailed design is anticipated to be completed by mid-December 2026.

Financial Implications

Council has sufficient funds allocated from funding agreements with the NSW Government, to proceed with the proposed works in accordance with the terms and conditions of this tender.

A financial review of the information available demonstrates the company’s ability to service the requirements of this tender.

Work, Health & Safety Requirements

The selected tender meets all WHS requirements as required for this contract.

Certificates of Currency

The selected tender provides all current insurances as required for this contract.

Advertising of Tenders

A selective tender for T015/2024 - Detailed Design Consultancy Services for Five Major Roads Projects in Leppington, NSW was issued to six selective consultants on 5 November 2024, following completion of an Expression of Interest (EOI) process in May 2024. The tender closed on 18 December 2024 and was available to these companies through the NSW Buy website: www.buy.nsw.gov.au.

Tenders Received

Council received six selected tender responses from the following organisations.

Tender	Suburb
AECOM Australia Pty Ltd	Sydney
Arcadis Australia Pacific Pty Ltd Trading as Hyder Consulting	Sydney
Arup Australia Pty Ltd	Sydney
GHD Pty Ltd	Sydney
Mott Macdonald Australia Pty Ltd	Sydney
WSP Australia Pty Ltd	Sydney

Tender Evaluation Process

Tenders were assessed by the Tender Evaluation Panel, in accordance with Council's Procurement Procedures and Guidelines (2024). The evaluation criteria were prepared and weighted on 12 December 2024. Following the close of the tender period, each tender was evaluated by the members of the Tender Evaluation Panel using a Tender Evaluation and Pricing Matrix based on the following criteria:

- Project and scope appreciation;
- Nominated team including subconsultants;
- Relevant experience;
- Design Methodology and Program;
- Stakeholder Management and Community Engagement;
- Local Supplier within LGA; and
- Price.

A summary of the tender assessment is provided as a **confidential attachment**. Please note this information is commercial-in-confidence.

Tender Compliance Panel

Tender submissions and evaluations were reviewed by the Tender Compliance Panel and all recommendations have been addressed.

CONCLUSION

Recommendation of the Tender Evaluation Panel

It is recommended that Council accept the tender from AECOM Australia Pty Ltd. Overall, this tenderer provided a submission that demonstrated a thorough understanding of the project, provided evidence of relevant experience in similar sized complex projects, and demonstrated best value for money.

RECOMMENDATION

That Council accept the tender provided by AECOM Australia Pty Ltd as per the terms and conditions of T015/2024 Detailed Design Consultancy Services for Five Major Roads Projects in Leppington, NSW for the lump sum of \$ 6,932,408.13 (excl. GST) in accordance with Council's adopted budget.

ATTACHMENTS

1. Tender Evaluation - T015/2024 Detailed Design Consultancy Services for Five Major Roads Projects in Leppington, NSW - *CONFIDENTIAL*

SUBJECT: INVESTMENT MONIES - NOVEMBER AND DECEMBER 2024
FROM: Director Growth and Finance
EDMS #: 25/26781

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 the end of 30 November 2024 and 31 December 2024 is provided.

MAIN REPORT

The weighted average return on all investments for the period November 2024 to December 2024 is shown in the table below.

Month	Weighted Average Return	Ausbond Bank Bill Index (Benchmark)
November 2024	5.08%	4.48%
December 2024	5.07%	4.53%

The official cash rate as determined by the Reserve Bank of Australia has remained at 4.35% since it was last increased on the 8 November 2023.

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.

Investment Reports for the November and December reporting periods are provided as **attachments** 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 November 2024 and December 2024; and**
- iii. note the weighted average interest rate return of 5.08% and 5.07% for the months of November 2024 and December 2024 respectively.**

ATTACHMENTS

- 1. Monthly Investment Summary Report - November 2024
- 2. Monthly Investment Summary Report - December 2024

ORD11

ORD11

NOTICE OF MOTION

SUBJECT: NOTICE OF MOTION - WESTERN SYDNEY PUMPED HYDRO PROJECT
FROM: Cr McLean
EDMS #: 25/48423

"I, Councillor Peter McLean, hereby give notice of my intention to move the following at the Council Meeting of 11 February 2025:

That Council recognise the exciting opportunity which the potential Western Sydney Pumped Hydro project presents to our local community and region.

Background:

A feasibility study and business case has commenced for the Western Sydney Pumped Hydro project at the former Burragorang coal washery site. This heavily contaminated site has the opportunity to be transformed into a closed system pumped hydro project generating up to 1,000 megawatts of peak demand energy for Western Sydney homes and businesses.

Planning and environmental approvals are required but construction could commence as early as 2027 and create 1500 local jobs before coming online in 2031.

Although this project is not located within the Camden LGA, it does align with Camden Council Strategy and will benefit our LGA and the Western Sydney region.

There is not a great deal of awareness for this project locally, so it is important to shed a light on the opportunity and highlight the very positive economic and environmental benefits."

RECOMMENDED


That Council recognise the exciting opportunity which the potential Western Sydney Pumped Hydro project presents to our local community and region.

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