



**WELLINGTON**  
SHIRE COUNCIL  
*The Heart of Gippsland*

## **Council Meeting Agenda**

**Meeting to be held at**

**Wellington Centre – Council Chambers**

**Foster Street, Sale**

**Tuesday 17 April 2018, commencing at 6pm**

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# ORDINARY MEETING OF COUNCIL – 17 APRIL 2018

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## Council Meeting Information

*Members of the Public Gallery should note that the Council records and publishes Council meetings via Webcast to enhance the accessibility of Council meetings to the broader Wellington community. These recordings are also archived and may be published on Council's Website for viewing by the public or used for publicity or information purposes. At the appropriate times during the meeting, members of the gallery may address the Council at which time their image, comments or submissions will be recorded.*

*Members of the public who are not in attendance at the Council meeting but who wish to communicate with the Council via the webcasting chat room should lodge their questions or comments early in the meeting to ensure that their submissions can be dealt with at the end of the meeting.*

*Please could gallery visitors and Councillors ensure that mobile phones and other electronic devices are turned off or in silent mode for the duration of the meeting.*



## **A - PROCEDURAL**



### **STATEMENT OF ACKNOWLEDGEMENT**

***“We acknowledge the traditional custodians  
of this land the Gunaikurnai people,  
and pay respects to their elders past and present”***



### **PRAYER**

***“Almighty God, we ask your blessing upon the Wellington  
Shire Council, its Councillors, officers, staff and their families.***

***We pray for your guidance in our decisions so that the  
true good of the Wellington Shire Council may result to  
the benefit of all residents and community groups.”***

***Amen***



## **A - PROCEDURAL**

### **A4 CONFIRMATION OF MINUTES OF PREVIOUS COUNCIL MEETING/S**

**ITEM A4**

**ADOPTION OF MINUTES OF PREVIOUS MEETING/S**

ACTION OFFICER:

GENERAL MANAGER CORPORATE SERVICES

DATE:

17 APRIL 2018

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**OBJECTIVE**

To adopt the minutes of the Ordinary Council Meeting of 3 April 2018.

**PUBLIC QUESTIONS AND COMMENTS FROM THE GALLERY**

**RECOMMENDATION**

*That Council adopt the minutes and resolutions of the Ordinary Council Meeting of 3 April 2018.*

**CONFLICT OF INTEREST**

No staff and/or contractors involved in the compilation of this report have declared a Conflict of Interest.



## **A - PROCEDURAL**

### **A5 BUSINESS ARISING FROM PREVIOUS MEETING/S**



## **A - PROCEDURAL**

### **A6 ACCEPTANCE OF LATE ITEMS**



## **A - PROCEDURAL**

### **A7 NOTICE/S OF MOTION**



## **A - PROCEDURAL**

### **A8 RECEIVING OF PETITIONS OR JOINT LETTERS**

**ITEM A8(1)**

**OUTSTANDING PETITIONS**

ACTION OFFICER

GOVERNANCE

DATE:

17 APRIL 2018

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ITEM	FROM MEETING	COMMENTS	ACTION BY
NIL			



## **A - PROCEDURAL**

### **A9 INVITED ADDRESSES, PRESENTATIONS OR ACKNOWLEDGEMENTS**



## **A - PROCEDURAL**

### **A10 QUESTIONS ON NOTICE**



## **A - PROCEDURAL**

# **A11 MAYOR and COUNCILLOR ACTIVITY REPORT**

**ITEM A11(1)****MAYOR AND COUNCILLOR ACTIVITY REPORT**

OFFICER:

COUNCILLOR CAROLYN CROSSLEY

DATE:

17 APRIL 2018

**RECOMMENDATION*****That the Mayor and Councillor Activity report be noted.***

9 March to 5 April

9 March	50 <sup>th</sup> running of the Marlay Point Overnight Race – Gala Dinner, Sale	Mayor Crossley attended
	Official Opening of the Sale Men’s Shed Extension	Cr Carmel Ripper attended
10 March	Official Opening of the Gippsland Swimming Championships	Mayor Crossley attended
11 March	Race the Rubeena – 5 and 10km Race, Sale	Mayor Crossley attended
	Sale Music Festival	Mayor Crossley attended
14 March	GLGN Meeting with Minister for Public Transport, The Hon Jacinta Allan.	Mayor Crossley and Chief Executive Officer, David Morcom attended
	Farewell lunch for Committee for Wellington Chief Executive Officer, Mary Aldred.	Mayor Crossley and Chief Executive Officer, David Morcom attended
17 March	Yarram Aero Club – Yarram Centenary of Flight Air Show, Yarram.	Mayor Crossley, Cr Stephens, Cr Hall and Cr Maher attended
	Grand Ridge Harvest Festival, Carrajung.	Mayor Crossley attended
	North Gippsland Group of Melbourne Legacy – Bi Annual Luncheon, Sale.	Cr Ripper attended
	2018 Glenmaggie Blues & Roots Festival, Glenmaggie.	Cr Hole and Cr Ripper attended
18 March	Sale RSL Commemorative Service, Sale	Cr McCubbin attended

19 March	Opening Address – Next Gen Forum, Sale	Cr Maher attended
21 March	Latrobe Valley Authority – Executive Team visit to Wellington & guided tour of Wellington Centre.	Mayor Crossley and Chief Executive Officer, David Morcom attended
22 March	Agrifood Update, Maffra	Cr Hole attended
24 March	Heyfield SES Formation meeting, Heyfield.	Cr Hole attended
26 March	AusTimber 2020 Launch, Flynn Creek.	Cr Hole and Cr Ripper attended
27 March	Wellington Regional Tourism – 2018 Gippsland Times Central Gippsland People’s Choice Awards, Maffra.	Cr Rossetti, Cr Hole, Cr Hall and Cr Maher attended
	Destination Gippsland Tourism Forum.	Cr Stephens attended
28 March	Meeting with Interim Chief Executive Officer, Grant Radford, Sale.	Mayor Crossley and Chief Executive Officer, David Morcom attended
	RAAF Graduation Parade & Dinner, Sale.	Cr Ripper attended
	Yarram Author Talk: Rosalie Ham - The Dressmaker.	Cr Stephens attended
29 March	Gippsland Art Gallery Exhibition Opening, Sale	Mayor Crossley attended
	GEO Group Graduation Ceremony, Fulham.	Cr Rossetti attended
	MAV Training – Roles & Responsibilities of a Councillor, Melbourne.	Cr Ripper attended
4 April	RAAF 97 <sup>th</sup> Birthday Celebrations, Sale.	Cr Rossetti, Cr Stephens and Cr Ripper attended
	Warragul Creek Massacre Movie & Community discussion, Stratford	Mayor Crossley attended
5 April	Councillor Information Session – Recycling Industry, Melbourne.	Cr Hole attended

**COUNCILLOR CAROLYN CROSSLEY  
MAYOR**



# **B –REPORT**

# **DELEGATES**



## C1 - REPORT

# CHIEF EXECUTIVE OFFICER

**ITEM C1.1****CHIEF EXECUTIVE OFFICER'S REPORT**

OFFICER: CHIEF EXECUTIVE OFFICER

DATE: 17 APRIL 2018

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**RECOMMENDATION***That the Chief Executive Officer's Report be received.*

- 21 March Hosted a meeting with Latrobe Valley Authority's Executive team. In attendance was Mayor Crossley.
- 23 March Attended the Gippsland Regional Partnership meeting & workshop, Ellinbank.
- 27 March Attended the Gippsland S3 Steering Committee Meeting & Workshop, Traralgon.
- Attended Wellington Regional Tourism – 2018 Gippsland Times Central Gippsland People's Choice Awards, Maffra. In attendance were Crs Rossetti, Ripper, Hole, and Hall.
- 28 March Met with Federation Training Interim Chief Executive Officer, Grant Radford and Board Chair, Des Powell. In attendance was Mayor Crossley.
- Met with Sale Police Inspector, Scott Brennan.
- 4 April Attended the Royal Australian Air Force (RAAF) 97<sup>th</sup> Birthday Celebrations, Sale. In attendance was Cr Scott Rossetti, Cr Garry Stephens and Cr Carmel Ripper.
- Met with Committee for Gippsland's (C4W) Chief Executive Officer, Mary Aldred. In attendance was Mayor Carolyn Crossley.
- 6 April Attended the Gippsland Regional Livestock Exchange Opening, Sale.
- 9 – 13 March Annual Leave

**ITEM C1.2****MARCH 2018 PERFORMANCE REPORT**

DIVISION: CHIEF EXECUTIVE OFFICE  
 ACTION OFFICER: CHIEF EXECUTIVE OFFICER  
 DATE: 17 APRIL 2018

IMPACTS									
Financial	Communication	Legislative	Council Policy	Council Plan	Resources & Staff	Community	Environmental	Engagement	Risk Management
✓	✓	✓	✓	✓					

**OBJECTIVE**

For Council to receive and note the March 2018 Council Performance Report.

**PUBLIC QUESTIONS AND COMMENTS FROM THE GALLERY****RECOMMENDATION**

***That Council receive and note the March 2018 Council Performance Report as attached.***

**BACKGROUND**

The March 2018 Council Performance Report comprises key highlights towards achievement of the 2017-21 Council Plan, progress in relation to Major Initiatives and Initiatives as identified in the 2017/18 Budget together with an overview of Council finances including an Income Statement, a Balance Sheet with commentary regarding any major variances, information on cash balances, the level of rates outstanding and a progress update on Council's Capital Works program.

Section 138(1) of the *Local Government Act 1989* requires that at least every three months, the Chief Executive Officer must ensure that a statement comparing budgeted revenue and expenditure for the financial year with the actual revenue and expenditure to date is presented to Council at a Council meeting which is open to the public.

**OPTIONS**

Following consideration of the attached March 2018 Council Performance Report, Council can resolve to either:

1. Receive and note the March 2018 Council Performance Report; or
2. Not receive and note the March 2018 Council Performance Report and seek further information for consideration at a later Council meeting, which would result in Council not meeting legislative requirements.

## **PROPOSAL**

That Council receive and note the attached March 2018 Council Performance Report.

## **CONFLICT OF INTEREST**

No staff and/or contractors involved in the compilation of this report have declared a Conflict of Interest.

## **FINANCIAL IMPACT**

The attached financial report provides information that informs Council on its financial operations for the March 2018 quarter as well as the expected financial position for the 2017/18 year.

## **COMMUNICATION IMPACT**

The Council Plan communicates Council's strategic direction to the community. The Council Plan can also be used by Council to communicate its vision and direction to other tiers of government, organisations, government agencies and funding bodies.

## **LEGISLATIVE IMPACT**

Section 138(1) of the *Local Government Act 1989* requires that at least every three months, the Chief Executive Officer must ensure that a statement comparing budgeted revenue and expenditure for the financial year with the actual revenue and expenditure to date is presented to Council at a Council meeting which is open to the public.

## **COUNCIL POLICY IMPACT**

The March 2018 Council Performance Report has been prepared in the context of existing Council policies.

## **COUNCIL PLAN IMPACT**

Strategic Objective 6.3 states that Council will:

*"Maintain a well governed, transparent, high performing, ethical and accountable organisation"*

Strategy 6.3.3 states that Council will:

*"Ensure sound governance processes that result in responsive, ethical, transparent and accountable decision making"*

Strategy 6.2.2 states that Council will:

*"Actively engage with both internal and external stakeholders to appropriately inform about council business"*

# MARCH 2018 PERFORMANCE REPORT

## MARCH 2018 COUNCIL PLAN HIGHLIGHTS

### ***Excellence Award for EduCloud***

Wellington Shire Council's EduCloud project has been awarded the Municipal Association of Victoria's Technology Award for Excellence. This project also won the Collaboration of the Year award.

EduCloud is a super-fast Wi-Fi platform that will enable secondary school students and teachers to work, connect and collaborate across Wellington Shire to support and enhance learning, increase independence of learning, and offer opportunities previously not available to the youth in the region.

### ***Parks Week 2018***

Parks Week is held annually to raise awareness of the value of parks and open spaces, getting people out of their homes and into the great outdoors.

This year's Parks Week was celebrated with a heap of events happening throughout the shire. There were 24 separate events in 9 towns namely Sale, Stratford, Yarram, Maffra, Cowwarr, Heyfield, Rosedale, Longford and Port Albert. These events were attended by approximately 6,000 people while the most popular venues were the Sale Botanic Gardens and Yarram Memorial Park.

### ***Gippsland Gallery updates***

Gallery visitation remains strong in the new Wellington Centre, with 3,302 visitors to date in March compared with 1,000 visitors in March last year.

The Gallery ran the final two of four Creative Victoria-funded artist workshops for the Imagine exhibition, with artists Claire Pendrigh and Daniel Agdag.

The new Gallery has received extensive media coverage in both the Gippsland Country Life and Gippsland Lifestyle magazines.

The inaugural exhibition 'Imagine' concluded on 18 March, and five new exhibitions began on 29 March.

### ***Yarram Community Pool Committee***

Memorandum of Understanding was jointly signed off by the Rotary Club of Yarram Inc and Council to establish the Yarram Community Pool Committee. The objective of this committee is to establish clarity around realistic community expectation for improved swimming pool services in Yarram.

### ***Savings in outdoor pools***

The outdoor pool season 2017-18 concluded officially on Monday 12 March. Early indications show operational savings of approximately \$40,000. This is attributed to adjusted season dates and to the 'temperature triggered operating model' introduced this season. Analysis of attendances are yet to be concluded.

### ***Swimming Championships***

Aqua Energy hosted the Gippsland Swimming Championships with an estimated 396 competitors plus officials and spectators. The event was declared a success by Gippsland Swimming Association.

### ***Land Use Planning updates***

The North Sale Development Plan has been completed to guide the future development of this key growth area and will be presented to Council for adoption at the 17 April 2018 Council meeting.

Amendment C84 (Wurruk Growth Area) has been approved by the Minister for Planning and is awaiting final gazettal. Land rezoned will now be subject to the preparation of a Development Plan to provide for the coordinated development of the Wurruk Growth Area.

### ***HEY Grants***

A HEY Grant application which was submitted in partnership with Uniting, Salvation Army and Youth Insearch was successful.

The HEY Grants support organisations to undertake mental health promotion and community engagement activities which focus on same-sex attracted and sex and gender diverse (SSASGD) and /LGBTIQ+ young people, aged between 14 and 25 years.

A LGBTIQ+ Youth Group has been established in Sale which includes experienced and passionate volunteers from Department of Education and Training and Gippsland Women's Health, and two community volunteers in a supporting role.

### ***Silage wrap collection confirmed***

With collaboration of East Gippsland Shire, Wellington Shire Council will again be providing an environmentally friendly way to dispose silage wraps during a four week period in mid-July to mid-August.

The benefits of recycling silage wrap include minimising contamination in the environment by not burying or burning the disused wrap, and it eliminates risk of stock eating silage wrap, which leads to digestion problems. The recycled silage wrap is sent to Melbourne for reprocessing in to items such as building and fencing materials, floor matting and black builder's plastic.

## MARCH PERFORMANCE REPORT

Major Initiatives	Completion Target	Progress Comment	Status
<b>COMMUNITIES</b>			
Actively engage with the community and partners to redevelop the Domestic Animal Management (DAM) Plan.	30 June 2018	DAM Plan was considered and endorsed by Council on 3 October 2017.	Complete (100%)
Adoption by Council of the Municipal Public Health and Wellbeing Plan (2017-21) by 31 October 2017.	31 October 2017 (Multiyear project)	Wellington Municipal Public Health and Wellbeing Plan, known as Healthy Wellington 2017 - 2021, was formally adopted at a Council meeting on 3 October 2017. The documents were also formally submitted to the Department of Health and Human Services.	Complete (100%)
Continued implementation of Domestic Wastewater Management Plan (DWMP) to ensure the DWMP is adequately executed and commitments contained within the plan are achieved.	30 June 2018 (Multiyear project)	Site inspections in South Gippsland Water Catchment area were completed. No further actions are planned for this year.	Completed (100%)
<b>SERVICES &amp; INFRASTRUCTURE</b>			
Progress the Port of Sale Cultural Hub construction project in line with the project plan.	31 December 2017 (Multiyear project)	Building was opened to the public on 6 January and official opening was on 27 January. It has been well received by the public.	Completed (100%)
Progress the Port of Sale Precinct (The Port) redevelopment project in line with the project plan.	31 December 2017 (Multiyear project)	The Port was fully opened to the public at the official opening on 27 January with the ministerial opening.	Completed (100%)
Implement the North Sale Development Plan/Developer Contributions Plan into the Planning Scheme to support well planned housing growth.	30 June 2018	The North Sale Development Plan has been completed to guide the future development of this key growth area and will be presented to Council for adoption at the 17 April 2018 Council meeting. In the event that the Plan is adopted, detailed work will commence on the contributions	In Progress (85%)

Major Initiatives	Completion Target	Progress Comment	Status
		mechanism to equitably apportion infrastructure costs across the growth area.	
<b>LIFELONG LEARNING</b>			
Strongly advocate for the relocation of the Federation Training's Fulham campus to Sale CBD and in doing so improve accessibility to education and training outcomes for the Wellington community.	30 June 2018	Notice of Motion tabled at Council meeting on 6 March.	Ongoing
<b>ECONOMY</b>			
Facilitate the release of industrial land in Wurruk/West Sale to support economic growth	30 June 2018	Following the close of public exhibition on 26 January 2018, all submissions (11) to the draft Strategy are currently being reviewed and a final Strategy is being prepared for Council's consideration. It is expected that a Council Workshop will be held in May 2018 to consider the final Strategy.	In Progress (90%)
Implement the recommendations of the report and roadmap on further economic and social opportunities as a result of expansion of RAAF Base East Sale.	30 June 2018	Actions have been incorporated into the Economic Development Strategy Action Plan.	In Progress (40%)
<b>ORGANISATIONAL</b>			
Plan and implement an organisational wide electronic document, records, and intranet management system.	30 June 2018	Wellington has completed all preliminary works to participate in any GLGN joint tender process for a new electronic document, records, and intranet management system. A finalised business case for a GLGN collaborative opportunity will be presented to participating Councils mid-year for final consideration.	In Progress (90%)
Implement Year 3 of the Information Communications Technology (ICT) Strategic Road Map 2015-17 to achieve organisational wide infrastructure and technology upgrades.	30 June 2018 (Multiyear Project)	Installation of GRSC generator for ICT Disaster Recovery is now complete and generator is fully operational.	In Progress (90%)
Manage the Information Communication Technology (ICT) and Audio Visual (AV) design, plan and installation for the Port of Sale Cultural Hub (POSCH) Precinct Project.	31 December 2017 (Multiyear Project)	All ICT/AV requirements for the Port of Sale Precinct Project have been successfully completed.	Completed (100%)

Major Initiatives	Completion Target	Progress Comment	Status
Explore GLGN Council Shared Services opportunities for transactional, and administrative services and Information Communications Technology.	30 June 2018	Planning has begun to implement our Corporate Planning and Reporting System 'Pulse in East Gippsland Shire through a shared arrangement.	Ongoing
Progress West Sale Airport initiatives including Stage 3 of the Eastern Recreation Aviation Precinct and the Runway Extension Project.	30 June 2018	Detailed designs for runway extension and new lighting works is well underway. There is a delay for the Environment Protection and Biodiversity Conservation (EPBC) permit. Letter was sent to Secretary for Department of the Environment and Energy requesting matter to be expedited.	In Progress (65%)
Secure funding for the upgrade of Cameron Sporting Complex Maffra to ensure the facility meets growing demand.	30 June 2018	Full Latrobe Valley Authority funding application was submitted.	In Progress (65%)
Review and update the Boating Facilities Strategic Plan 2013-16 and provide a 4-year capital plan, taking into account any changes from Gippsland Coastal Board Boating Facilities Coastal Action Plan.	30 June 2018	Review of WSC Boating Facilities Action Plan 2013-2016 due to begin in February 2018, prior to community consultation.	In Progress (40%)
Implement the 2017/18 Leisure Services Operational Business Plan for Aqua Energy, GRSC and WSC's seasonal outdoor pools.	30 June 2018	Major focus for this quarter was the Gippsland Swimming Championship at Aqua Energy.  Seasonal pools were closed with work commenced to prepare the pools for the winter.  Awareness building about group fitness sessions and Bootcamp continued through Facebook, radio and in local papers resulting in good attendance.  Preparations are underway for the annual Customer Satisfaction survey of Aqua Energy.  Capital works program is continuing with good progress achieved to date at GRSC for Stage 2A.	In Progress (75%)

Initiatives	Completion Target	Progress Comment	Status
<b>COMMUNITIES</b>			
Ensure implementation of Council led responsibilities for 2017-18 in the Healthy Wellington Action Plan.	30 June 2018	Development of the new Action Plan is still in progress.	In Progress (50%)
Utilise the Community Facilities Framework and Hierarchy tool to review funding and agreements of all community facilities – Council and community managed - and make appropriate recommendations for the development of a consistent approach to be considered by Council.	30 June 2018 (Ongoing)	A presentation to CMT around principles informing Community Facility decision making process was done on 28 March in which recommendations regarding consistency and additional support for Committee members were provided.	In Progress (75%)
Facilitate consistent approach to emergency planning for all Community Committees of Management, owned and managed by Council, to ensure WSC and CoM are adequately prepared and covered for incidents.	30 June 2018 (Multiyear project)	New emergency planning template has been completed by 12 committees while 25 committees are still in progress.	In Progress (80%)
Finalise the Wellington Access and Inclusion Plan and ensure implementation of Community Wellbeing led responsibilities for 2017-18.	30 June 2018	All business units are developing business plans for 2018 /19 financial year in which actions from Access and Inclusion plan will be included. Reporting will be commenced July 2018 and no further reporting until July 2018.	In Progress (50%)
Finalise the Wellington Youth Strategy and achieve planned actions for 2017-18.	30 June 2018	Actions have been identified from the Youth Summit held in February. Sources of support for these actions/ projects will be determined during the next Wellington Youth Services Network meeting and any extra actions from agencies will also be added to the action plan.	In Progress (70%)
Monitor the sustainability of the Wellington Early Years Network as it transitions to a new facilitation structure and supports the implementation of the Municipal Early Years Plan.	30 June 2018	Wellington Early Years Network Meeting (WEYNM) remains a well-attended network meeting. The roles are shared with members while the administration of the meeting is currently done by Council staff. The next WEYNM will occur in May 2018.	Ongoing

Initiatives	Completion Target	Progress Comment	Status
Support the development of Yarram Early Learning Inc. to ensure that the service is financially sustainable.	30 June 2018	During Yarram Early Learning Centre (YELC) Committee Meeting in March, board members voted on taking further action on the waiting list and the expected increase on demand for their service (based on birth data). YELC committee members have growing concerns that their centre will not be able to accommodate all families in Yarram and surround.  YELC will advocate for support at federal, state and local government level regarding this.	Ongoing
Support Gumnuts Early Learning Centre Inc. to determine an appropriate management and governance structure by 31 Dec 2017.	31 Dec 2017	Department of Education and Training (DET) will pause the service review of Gumnuts Early Learning Centre, if they have a stable Committee of Management (CoM) after the Annual General Meeting held in March 2018. Council staff are planning to have a meeting with Gumnuts CoM and DET in early April to discuss where both parties stand.	In Progress (90%)
Update flood overlay controls and policy in the Planning Scheme to minimise future risk to the community.	30 June 2018	Background preparation work continues regarding the preparation of documents to support Amendment C99. A Councillor workshop was conducted on 20 February during which further clarification was provided on the technical content of the amendment.	In Progress (25%)
<b>SERVICES &amp; INFRASTRUCTURE</b>			
Utilise the Service Planning Model to expand the 10-year recreation facilities capital planning program to incorporate community facilities, to enable greater prioritisation of community facilities in alignment with the Community Facilities Framework.	30 June 2018	Discussions continued with relevant business units about establishing a comprehensive process for project delivery including an assessment matrix for all facility types, facilities hierarchy and demand analysis. A further review of 10 Year Capital Plan to be undertaken to identify ways to incorporate broader community facilities.	In Progress (65%)

Initiatives	Completion Target	Progress Comment	Status
Development of a Service Planning Model for community facilities that can be adapted for broad use across Council.	30 June 2018	Council staff met with Latrobe, Baw Baw and East Gippsland Shire Council representatives who are undertaking service planning to share work to date and tools developed so far.	In Progress (75%)
Progress the Cowwarr Recreation Reserve Clubrooms redevelopment project in line with the project plan.	30 June 2018	Works are progressing as per the schedule.	In Progress (60%)
Complete a business case for the further development of aquatic facilities at Aqua Energy.	30 June 2018	Meeting was held with Council staff and external consultants, Leisure Services to consider the draft structural assessment report on the 25-metre pool. Based on discussions, a final report will be prepared providing the best options and supporting the business case for the redevelopment of 25-metre pool.	In Progress (70%)
Progress development of an Off-Street Car Parking Master Plan, considering the needs of central business areas within the six major townships, supported by a long-term capital works program	30 June 2018	Master Plan development is well underway for a Council workshop prior to the end of this financial year.	In Progress (40%)
Develop a policy to guide decision making about rezoning of land to support consistent and equitable outcomes.	30 June 2018	Background work is currently being done in the preparation of the policy.	In Progress (50%)
Facilitate a private rezoning/development plan for the Wurruk Growth area to support well planned housing growth.	30 June 2018	Amendment C84 (Wurruk Growth Area) has been approved by the Minister for Planning and is awaiting final gazettal. Land rezoned will now be subject to the preparation of a Development Plan to provide for the coordinated development of the Wurruk Growth Area.	In Progress (95%)
Implement the Heyfield Low Density Residential Review into the Planning Scheme to support housing growth.	30 June 2018	Amendment C96 was formally Gazetted on 21 December 2017 and became part of the Wellington Planning Scheme.	Completed (100%)
Advocate, in partnership with other Gippsland Shires, for increases and enhancements of V-Line	30 June 2018	Rail Stabling report was released publicly and provided to Transport for Victoria.	Ongoing

Initiatives	Completion Target	Progress Comment	Status
services to Gippsland to improve connectivity and access for residents.			
Progress the Residential Road and Street Construction Plan projects in line with the implementation plan.	30 June 2018	Construction works in Dundas Street have commenced.	In Progress (55%)
Develop a 5-year implementation plan for residential street construction works and present to Council	30 June 2018	Draft 5-year plan has been developed and minor amendments were proposed for Residential Road and Street Construction Plan. The amended plan and 5-year implementation plan will be presented to Council prior to end of 2017-18 year.	In Progress (50%)
<b>NATURAL ENVIRONMENT</b>			
Investigate & initiate composting trial of all green waste at Kilmany Landfill site	30 June 2018	Contractor is continuing to monitor composting rows as required.	In Progress (65%)
Implement the second stage of the 5-year work plan to reduce energy consumption by 5% per year at Entertainment Centre and Wellington Centre and use Planet Footprint to track results.	30 June 2018	EBBWEC Foyer & External lighting control project and EBBWEC LED Replacement of Lights project are both now complete.	Completed (100%)
Implement recommendations and actions to support the 5 year work plan to reduce energy consumption by 5% per year at Aqua Energy and Gippsland Regional Sports Complex (GRSC) using Planet Footprint to track results.	30 June 2018	Options for improved efficiency lighting at GRSC are currently being considered while additional LED lighting replacements at Aqua Energy for Group Fitness Studio, Cafe and Gym is also under consideration.  Waiting for quotes for an indicative cost for upgrading GRSC indoor stadium lighting to LED.	In Progress (70%)
Develop a model for community engagement for promoting sustainability to an adult audience.	30 June 2018	Council staff successfully organised Clean Up Australia day events while continuing to develop adult education program for electricity awareness.	In Progress (60%)

Initiatives	Completion Target	Progress Comment	Status
<b>LIFELONG LEARNING</b>			
Relocate the Gallery collection, exhibitions and staff offices to the new Wellington Centre, and enable successful ongoing cultural services from that site.	30 June 2018	The new Gallery has been operating successfully since early January and staff are fully relocated. The offsite Gallery collection continues to be relocated, and due to a delay with the storage racking, it is expected to take until late April.	In Progress (85%)
Relocate the Sale Library resources and equipment & Headquarters facilities to the new Wellington Centre and enable successful ongoing cultural services from that site.	30 June 2018	The new Sale Library is now operating smoothly at the Wellington Centre. The remaining furniture from the former Library Headquarters has been relocated to its former office site.	Completed (100%)
<b>ECONOMY</b>			
Implement updated noise contour mapping for RAAF Base East Sale and West Sale aerodrome to support the ongoing operation of these airfields.	30 June 2018	Noise contour mapping RAAF Base East Sale will be finalised by Defence and provided to Council for the appropriate action.  Mapping for West Sale Airport has previously been updated and included in the Wellington Planning Scheme	In Progress (95%)
Seek funding for and develop a business case for the extension of the Great Southern Rail Trail through to Yarram and Port Albert, to increase visitation and business opportunities in adjacent areas.	30 June 2018	Business case with revised costings model will be presented during a Council workshop on 17 April.	In Progress (30%)
<b>ORGANISATIONAL</b>			
Implement Stage 1 of a Planning Scheme Review (in consultation with DELWP Flying Squad initiatives) to	30 June 2018	Background work on Stage 1 of the Planning Scheme Review continues to advance to ensure that the strategic direction of the Wellington Planning Scheme remains up to	In Progress (60%)

Initiatives	Completion Target	Progress Comment	Status
ensure that the strategic direction of the Planning Scheme is up to date/relevant.		date and current. A number of internal stakeholder workshops have been undertaken to inform the preparation of the study, which will also compliment the work recently commenced in conjunction with DELWP through the State Government's Planning in the Economic Growth Zone initiative.	
Undertake a 'streamlining review' of the Planning Scheme (subject to DELWP flying squad support) to minimise regulatory burden for the community.	30 June 2018	Mesh Planning consultants have commenced Stage 1 of the Planning Schemes Review project. The Review will seek to update the provisions of the Wellington, Baw Baw and Latrobe City Planning Schemes to make them more concise and consistent. Changes will be 'policy neutral', of regional significance and could be introduced into the Planning Scheme via a Ministerial Amendment. A Council workshop will be held on 17 April 2018 to discuss the project.	Ongoing
Undertake the implementation of a Workforce Management System (WMS) across all Leisure Services managed facilities.	30 June 2018	Report from external auditor (HLB Mann Judd) identified that 'Processes and practices used to manage staffing across Leisure Services Facilities were manual and inefficient'.  The HLB Mann Judd report further recommended the inclusion of audit report findings into an updated Workforce Management System (WMS) Business Case.	In Progress (35%)
Manage and deliver Information Communication Technology (ICT) services to East Gippsland Shire Council as per the Memorandum of Understanding (MoU) for ICT shared services.	30 June 2018	This initiative has been successfully delivered with the following outcomes achieved as a result of the MoU; 1. New tablet technology rollout to East Gippsland Shire Council which has resulted in substantial savings through procurement. 2. New Council Meeting Broadcasting for East Gippsland Shire Council. 3. Substantial savings achieved through joint procurement and licensing initiatives.	Completed (100%)

Initiatives	Completion Target	Progress Comment	Status
Assist Baw Baw Shire Council with their ICT program by providing strategic advice and oversight	30 June 2018	This initiative has been successfully delivered with the following outcomes achieved as a result of the MoU; 1. New tablet technology rollout to Baw Baw Shire Council which has resulted in substantial savings through procurement 2. New Council Meeting Broadcasting for Baw Baw Shire Council 3. Substantial savings achieved through joint procurement and licensing initiatives.	Completed (100%)
Develop and Implement a Customer Service Strategy that defines the standards required to improve customer satisfaction across all Council services.	30 June 2018	Customer Service Strategy was launched during the CEO roadshow. Further meetings will be commenced to educate individual teams around tasks emanating from the strategy.	In Progress (30%)
Upgrade Council's abilities to produce high quality video messaging to improve our communications processes and enhance our social media channels.	30 June 2018	A Digital Media Officer with video producing and editing skills has been recruited to support this initiative. Collaborated with ICT team to develop live council streaming via a new YouTube channel.	In Progress (65%)
Develop an External Communications Strategy that will establish a shared understanding of Council's external communications framework, tools and processes.	30 June 2018	Extensive research was undertaken into other council's communications strategies, including those in the GLGN.	In Progress (10%)
Facilitate delivery of 2 key outcomes in the Community Engagement Strategy Action Plan	30 June 2018	Community engagement training for supervisors and managers was completed in February 2018. 25 staff have participated in the training introducing them to the new templates, process and policy to ensure consistent community engagement practice across Council. Another leadership training session is set for 16 April 2018.	In Progress (80%)
Implement an outdoor pool operating model (temperature forecast related) to reduce cost to council while maintaining optimum service levels.	30 June 2018	Operation of pools in accordance with temperature forecast trigger model continued until season end on 12 March. Early indications show considerable cost savings with this model which need to be further analysed.	In Progress (95%)

Initiatives	Completion Target	Progress Comment	Status
Inform Aqua Energy's business decisions through the cost allocation model data	30 June 2018	Final version of the Cost Allocation modelling from 2016-17 data has not been finalised yet.	In Progress (30%)
Review Council's list of Surplus Land so that land value can be realised in accordance with policy and standards of best practice.	30 June 2018	Council Report regarding sale of lots at Golden Beach was tabled during 20 March Council Meeting.	In Progress (65%)
Facilitate the distribution of consistent Insurance coverage information and advice for all Community Committees of Management in facilities on Council owned and/or managed land to ensure CoM and volunteers are adequately covered in case of an incident.	30 June 2018	Council staff met with the Insurance Company to clarify a number of issues around coverage types, when they are applicable and where the gaps are.  The development of simple insurance guidelines is almost complete before being finalised for committees.	In Progress (70%)
Develop an organisational wide recruitment, selection and retention strategy for the organisation, including diversity and inclusion, to ensure recruitment aligns with Council's strategic vision, compliance with equal employment opportunity legislation and best practice recruitment methodology.	30 June 2018	Recruitment and selection process to be improved in 2018 to incorporate a new strategic direction and training for all hiring managers.	In Progress (20%)
Implement the action plan association with Wellington Shire Economic Development Strategy 2016-2022.	30 June 2018	All allocated activities are progressing and reviewed in accordance with the 2016-2022 Economic Development Strategy. A review of the action plan has been undertaken to update the plan for 2018-2020 period. Completed tasks have been identified and new tasks will be added as part of this process.	In Progress (75%)
In early 2018, prepare Economic Development Strategy Action Plan 2018-20	30 June 2018	Draft action plan is now being prepared.	In Progress (25%)
Develop the Wellington Age Friendly Plan.	30 June 2018	Draft Plan is currently being developed following a presentation to Council on 20 March 2018.	In Progress (70%)

Initiatives	Completion Target	Progress Comment	Status
<p>Implement the 2017/18 priorities emanating from the 2015-20 Aquatic Strategy</p>	<p>30 June 2018</p>	<p>Below is a summary of actions identified in the Aquatic Strategy that have been accepted as Capital Works or Strategic Projects for 2017-18 year.</p> <p>An MoU has been jointly signed by the Rotary Club of Yarram Inc and WSC, to facilitate local consultation regarding Yarram Heated Pool improvements. The community committee is expected to commence activities after Easter.</p> <p>Stratford Pool Concourse resurfacing - Works completed</p> <p>Aqua Energy 25 metre pool business case - Due to the implications of the Structural Assessment results, a revised brief will be developed for the business case considerations.</p> <p>Outdoor Pools Solar pumps and controls - Waiting for the commencement of changing hot water system of Sale outdoor pool.</p> <p>Outdoor pools Public Address systems - Maffra, Yarram, Heyfield and Stratford Completed with planning underway for installation at Rosedale pool.</p> <p>Pool Pump Renewal Program - Ongoing - 25 metre pool pumps installation is scheduled for completion in early April and tile repairs have also been scheduled to coincide with these works.</p> <p>Facility Painting Program – Aqua Energy rear entry foyer was replastered and repainted following stormwater damage. GRSC painting and plaster repairs were also completed in March.</p>	<p>In Progress (75%)</p>

Initiatives	Completion Target	Progress Comment	Status
		<p>Sale Outdoor Pool Plantroom - Tender documentation for these works have been released. Early QS from LACUS will need revision as the indicative costs are higher than originally estimated.</p> <p>Chemical Storage Upgrade - Safety audit information resulted in a revised action plan. Additional safety and storage has been ordered.</p>	



# MARCH 2018 QUARTERLY FINANCE SUMMARY

INCORPORATED IN PERFORMANCE REPORT

**OPERATING RESULT STATEMENT**  
For the period ending 31 March 2018

	YEAR TO DATE 2017-18			FULL YEAR 2017-18		
	Actual \$000's	Adopted Budget \$000's	Variance \$000's	Adopted Budget \$000's	Forecast \$000's	Variance \$000's
<b>Income</b>						
Rates and charges	59,006	55,944	3,062	56,670	59,501	2,831
Statutory fees & fines	647	588	59	729	822	93
User fees	4,602	4,445	157	6,533	6,782	249
Grants - operating	6,553	5,657	896	7,746	8,503	757
Grants - capital	4,781	1,307	3,474	15,987	12,101	(3,886)
Contributions - monetary	380	80	300	213	553	340
Contributions - non monetary	265	-	265	-	260	260
Net gain/loss on disposal of property, infrastructure, plant & equipment	154	135	19	151	317	166
Other income	3,542	1,428	2,114	2,909	4,824	1,915
<b>Total Income</b>	<b>79,930</b>	<b>69,584</b>	<b>10,346</b>	<b>90,938</b>	<b>93,663</b>	<b>2,725</b>
<b>Expenditure</b>						
Employee costs	19,096	19,871	775	25,928	25,275	653
Contractors, materials and services	18,844	20,741	1,897	29,493	30,319	(826)
Bad and doubtful debts	-	-	-	86	86	-
Depreciation and amortisation	18,320	16,112	(2,208)	21,676	24,460	(2,784)
Borrowing costs	258	297	39	505	424	81
Other expenses	797	531	(266)	667	2,363	(1,696)
<b>Total Expenditure</b>	<b>57,315</b>	<b>57,552</b>	<b>237</b>	<b>78,355</b>	<b>82,927</b>	<b>(4,572)</b>
<b>Surplus for the period</b>	<b>22,615</b>	<b>12,032</b>	<b>10,583</b>	<b>12,583</b>	<b>10,736</b>	<b>(1,847)</b>

*Note: The forecast figures reflect changes which will increase or decrease Council's operating income or expenditure by 30 June 2018, since the adoption of the original budget. This enables Council to more accurately monitor financial performance during the year and predict the end of the year position. Council must however report publicly against the original adopted budget on a quarterly basis.*

**YTD Actuals vs YTD Adopted budget**

The operating result for the third quarter of the financial year reflects a surplus of \$22.6 million against an adopted budget surplus of \$12.0 million. The favourable variance of \$10.6 million is mainly due to:

**Income**

- **\$3.06 million** Additional rates and charges have been raised through supplementary valuations since the preparation of the 2017/18 budget.
- **\$0.16 million** Animal registration renewal income of \$81k has been received earlier than expected, with the balance due by April 10 2018. Increased reimbursements for shared services business case and provision of IT support to other Gippsland councils represents the bulk of the remaining variance.
- **\$0.90 million** New or additional operating grant funding has been received including \$405k towards the Cowwarr Recreation Reserve clubrooms, \$60k for emergency management coordinator, \$50k for Briagolong Flash Flood study, \$40k for Sale Water Tower restoration and for a number of other minor projects. The increased 2017/18 Victoria Grant Commission allocation has resulted in additional \$223k being received to date.
- **\$3.47 million** New grant funding for capital projects has been received to date for the upgrade of Sale Tennis Club (\$200k), Lake Victoria Foreshore redevelopment (\$140k) and Yarram recreation reserve lighting (\$90k) which was unbudgeted. The receipt of Roads to Recovery funds is based on proposed timing of infrastructure upgrades, with currently \$2.8 million to be allocated as projects progress.

### **Income continued**

- **\$0.30 million** Monetary contributions received towards Sale tennis club redevelopment, public open spaces and for various minor capital projects.
- **\$0.26 million** Asset contributions (non monetary) associated with new sub divisions in Stratford have been recognised.
- **\$2.11 million** Other income primarily represents recognition of new road of \$1.2 million (non cash adjustments) associated with a review of Council's Road Management Plan. Interest earned on investments has exceeded the budget by \$539k as cash holdings are higher due to the receipt of grants in advance, the timing of expenditure and changes in the maturity of the portfolio.

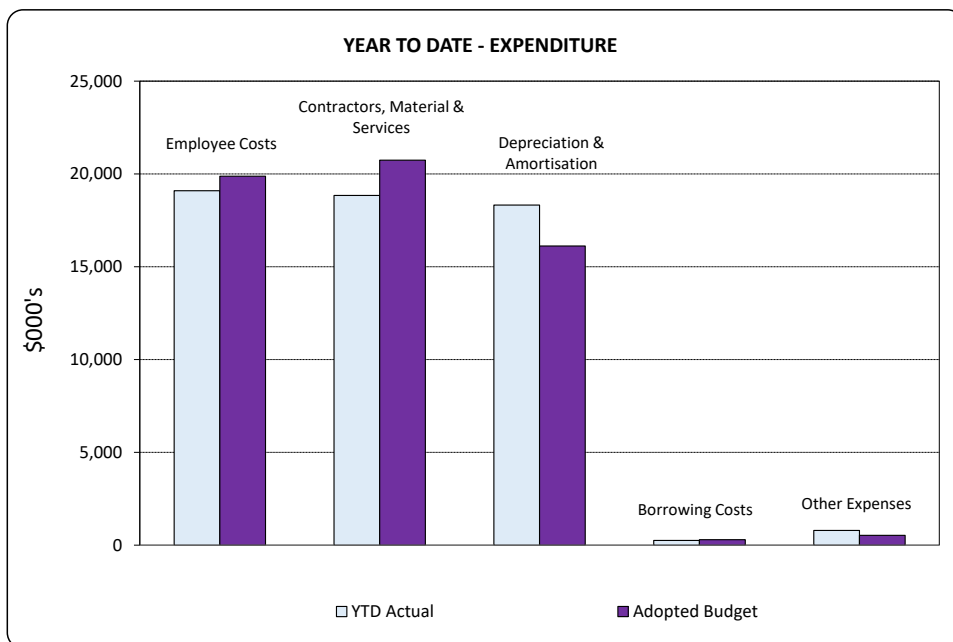
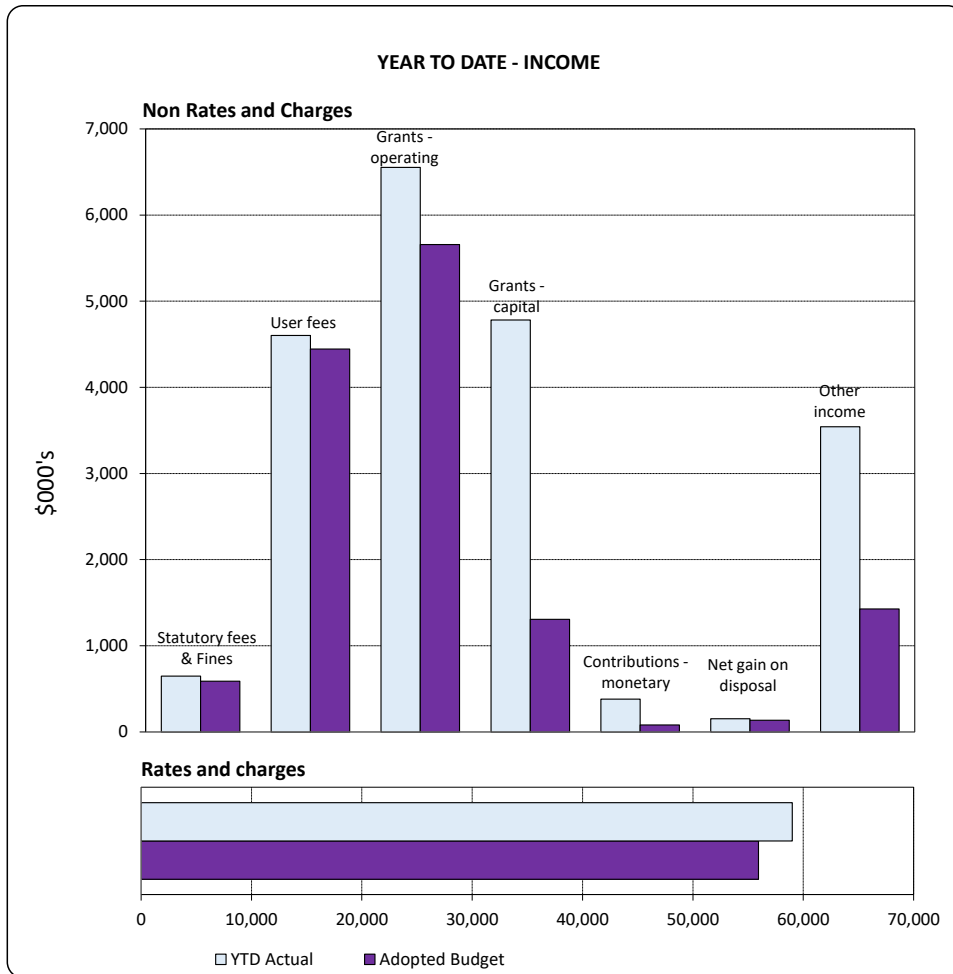
### **Expenditure**

- **\$0.77 million** Employee costs are lower than budget mainly due to staff vacancies which are partly offset by the higher use of casuals and agency staff to maintain customer focused critical operations. Lower than expected annual WorkCover premium and salaries and associated oncosts will generate overall savings of approximately \$700k by year end.
- **\$1.90 million** Contractors, materials and services yet to be expended are primarily for:
  - a. **\$399k** - Mid year contribution payments towards health services are pending as awaiting on invoices.
  - b. **\$354k** - Expenditure associated with software maintenance and IT projects which have been delayed as the completion of capital IT projects such as the Wellington Centre have taken priority. A number of planned projects will commence in the last quarter or have been deferred to 2018/19.
  - c. **\$322k** - Kilmarnock landfill rehabilitation works is nearly complete awaiting EPA approval to commence final topsoil covering.
  - d. **\$248k** - Landfill levies for the third quarter will be paid in the coming months.
  - e. **\$148k** - Expenditure relating to valuation services are lower than expended due to less objections and awaiting completion of the 2018 general property revaluation.
  - f. **\$121k** - Costs associated with the major plant such as parts, maintenance and fuel are lower than budgeted to date, but expected to be spent by the year end.
- **(\$2.21 million)** Depreciation and amortisation is higher than budget mainly due to the accounting entry of (\$2.29 million) for the partial removal of written down value for Port of Sale Civic Centre as part of the valuation process for the new library/art gallery.
- **(\$0.26 million)** The bulk of the other expenses represent accounting adjustments for assets written off.

### **Full year Adopted budget to Forecast**

The operating result projected for 2017/18 financial year reflects an reduction in surplus of \$1.8 million against the adopted budget surplus of \$12.6 million. The final result will include some variations within income categories including additional supplementary rates income of \$2.8 million and Roads to Recovery funding of \$0.4 million, which is offset by deferral of capital funding for West Sale Airport - Runway Extension (\$3.0 million) to 2018/19. The forecast other income also includes recognition of roads of \$1.2 million (non cash). It is anticipated to generate savings of \$0.6 million in employee costs but partially offset by additional agency staff expenditure. Material and services costs are forecast to increase by \$826k mainly due to expenditure on projects where new or increased grant funding has been or is expected to be received by 30 June 2018, such as the Cowwarr Recreation Reserve clubroom development (\$457K). The forecast also includes the impact of the increased recycling costs resulting from China's ban on the importation of certain materials in their present form, which Council will received some grants to partly offset only the 2017/18 costs. The impact on the final result for "non-cash" entries such as depreciation, non monetary contributions, recognition and derecognition of assets cannot be determined until all 2017/18 entries have been processed.

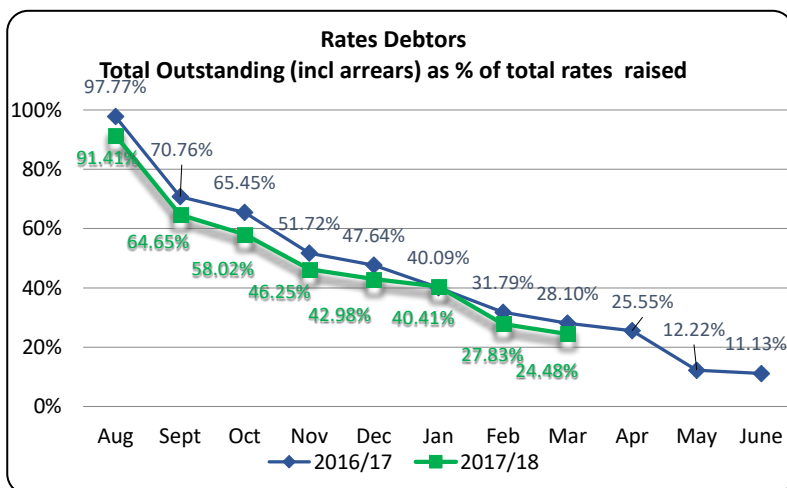
# MARCH 2018 COMPONENTS AT A GLANCE



# BALANCE SHEET

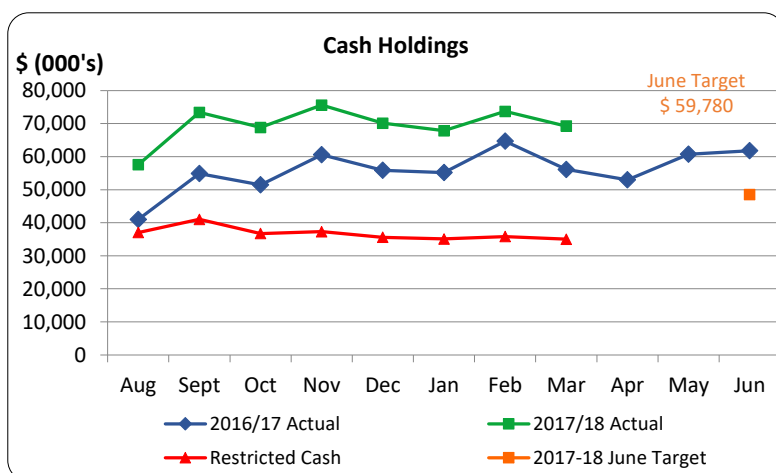
## As at 31 March 2018

Actual		Actual	Year End Forecast	Adopted Budget
March 17		March 18		June 18
\$000's		\$000's	\$000's	\$000's
<b>Current Assets</b>				
71,853	Total Current Assets	83,927	66,345	52,644
902,268	Total Non Current Assets	853,713	865,231	941,344
<b>974,121</b>	<b>Total Assets</b>	<b>937,640</b>	<b>931,576</b>	<b>993,988</b>
<b>Current Liabilities</b>				
9,950	Total Current Liabilities	10,040	14,653	14,560
10,121	Total Non Current Liabilities	12,376	13,779	12,638
<b>20,071</b>	<b>Total Liabilities</b>	<b>22,418</b>	<b>28,432</b>	<b>27,198</b>
<b>954,050</b>	<b>Net Assets</b>	<b>915,224</b>	<b>903,144</b>	<b>966,790</b>



The rate debtors outstanding at the end of March 2018 were \$16.1 million (24.5%) compared to March 2017 of \$16.9 million (28.1%).

For 2017/18 there is one more rate instalment due on 31 May 2018 and Council will be continuing its efforts on collection for any outstanding rates.



Council cash holdings at the end of March 2018 of \$69.2 million is above the March 2017 balance of \$56.1 million.

The current cash holdings includes restricted funds of \$5.7 million to reserves, \$10.4 million to cover provisions, and \$14.1 million associated with the operating and capital carried forwards.

The balance is generally committed working capital for ongoing operations.

*Restricted cash is money that is reserved for a specific purpose and therefore not available for general business use.*

## CAPITAL EXPENDITURE PROGRAM

For the quarter ending 31 March 2018

	YEAR TO DATE 2017-18			FULL YEAR 2017-2018		
	Actual	Adopted	Variance	Adjusted	Adopted	Variance
	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's
Property	9,931	7,525	(2,406)	8,917	8,703	214
Infrastructure	8,601	13,547	4,946	36,329	34,156	2,173
Plant and Equipment	2,099	2,499	400	4,117	3,862	255
Intangibles	25	14	(11)	39	25	14
<b>Grand Total</b>	<b>20,656</b>	<b>23,585</b>	<b>2,929</b>	<b>49,402</b>	<b>46,746</b>	<b>2,656</b>

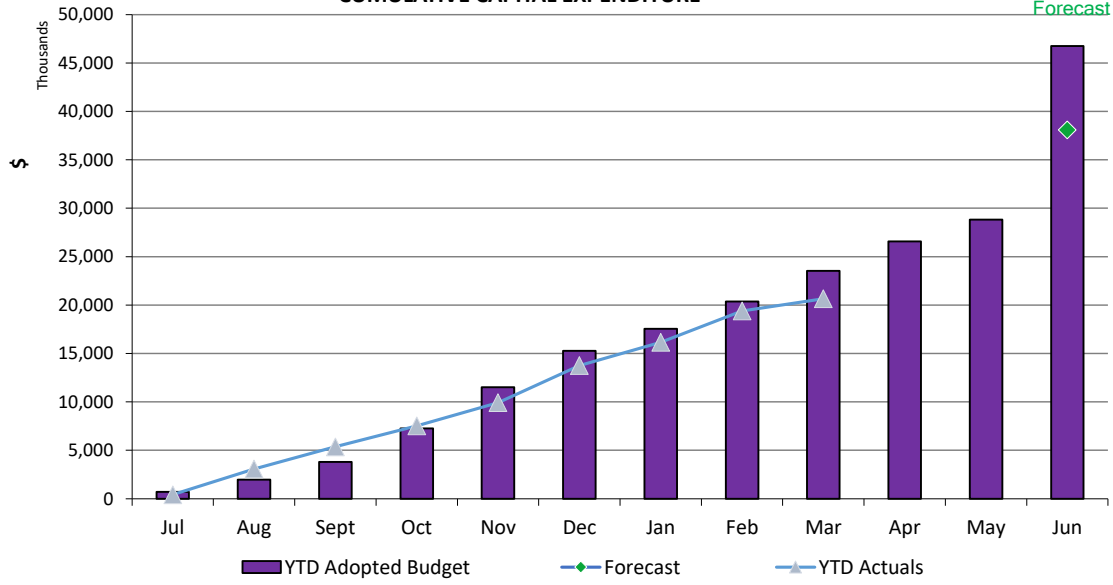
	YEAR TO DATE 2017-18			FULL YEAR 2017-2018		
	Actual	Adopted	Variance	Adjusted	Adopted	Variance
	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's
Renewal	13,895	16,328	2,433	31,013	28,961	2,052
Upgrade	3,873	4,133	260	10,682	9,940	742
Expansion	2,591	2,504	(87)	4,474	4,697	(223)
New Assets	297	620	323	3,233	3,148	85
<b>Grand Total</b>	<b>20,656</b>	<b>23,585</b>	<b>2,929</b>	<b>49,402</b>	<b>46,746</b>	<b>2,656</b>

### Capital Works Summary - For the quarter ending 31 March 2018

- Progress on capital projects for the year to date is \$20.6 million and an additional \$1.1 million in commitments (purchase orders raised).
- \$6.5 million has been spent on roads and bridges projects so far this financial year.
- The Maffra CBD Streetscape Renewal project has commenced with the removal of arbours in preparation for new work. This is a multi year project.
- The plant renewal program is well underway with \$1.1M spent while fleet renewal has reached \$596k and is expected to have savings due to lower mileage than anticipated.
- Overall, 21 projects are in preplanning, 17 projects have reached practical completion this quarter and 46 projects are underway. 58 projects have already reached completion for the year including the Port of Sale and precinct redevelopment.
- Pearson Simpson Street scheme has reached practical completion this quarter.
- Toms Cap Bridge has reached practical completion this quarter.
- The Reseal urban streets, Reseal off street parking and the Crest widening annual programs have reached practical completion this quarter.

2017 - 18  
**CUMULATIVE CAPITAL EXPENDITURE**

June 2018  
 Forecast





## C2 - REPORT

# GENERAL MANAGER CORPORATE SERVICES

**ITEM C2.1****ASSEMBLY OF COUNCILLORS**

DIVISION:

CORPORATE SERVICES

ACTION OFFICER:

GENERAL MANAGER CORPORATE SERVICES

DATE:

17 APRIL 2018

IMPACTS									
Financial	Communication	Legislative	Council Policy	Council Plan	Resources & Staff	Community	Environmental	Engagement	Risk Management

**OBJECTIVE**

To report on all assembly of Councillor records received for the period 21 March 2018 to 10 April 2018.

**PUBLIC QUESTIONS AND COMMENTS FROM THE GALLERY****RECOMMENDATION**

***That Council note and receive the attached Assembly of Councillor records for the period 21 March 2018 to 10 April 2018.***

**BACKGROUND**

Section 80A of the *Local Government Act 1989* requires a written record be kept of all assemblies of Councillors, stating the names of all Councillors and Council staff attending, the matters considered and any conflict of interest disclosures made by a Councillor. These records must be reported, as soon as practicable, at an ordinary meeting of the Council and recorded in the minutes.

Below is a summary of all assembly of Councillor records received for the period 21 March 2018 to 10 April 2018.

<b>Assembly of Councillors summary of reports received for the period 21 March 2018 to 10 April 2018</b>		
<b>Date</b>	<b>Matters considered</b>	<b>Councillors and officers in attendance</b>
3 April 2018	Yarram Railway Reserve Recycling Pricing Update Rail Crossing Safety Programs Shared Services Presentation ( <i>External Presenter</i> ) Latrobe Valley Authority ( <i>External Presenter</i> ) Wellington Regional Tourism Update	Councillor Bye, Councillor Crossley, Councillor Hall, Councillor Hole, Councillor Maher, Councillor Ripper, Councillor Rossetti, Councillor Stephens. David Morcom, Chief Executive Officer Chris Hastie, General Manager Built & Natural Environment Arthur Skipitaris, General Manager Corporate Services Glenys Butler General Manager Community & Culture. John Websdale, General Manager Development Tim Rowe, Manager Natural Environment & Parks (Item 1 & 2) Liam Cole, Open Space Planning Officer (Item 1) Samantha Nock, Coordinator Waste & Sustainability (Item 2) John Tatterson, Manager Built Environment (Item 3) Ashley Smirl (Visitor Economy and Events Coordinator) Item 6
3 April 2018	IT / Diary Meeting	Councillor Bye, Councillor Crossley, Councillor Hall, Councillor Hole, Councillor Maher, Councillor Ripper, Councillor Rossetti, Councillor Stephens. David Morcom, Chief Executive Officer Julie Baker, Acting Executive Assistant CEO Unit Damian Norkus, ICT Operations Officer

## **OPTIONS**

Council has the following options:

1. Note and receive the attached assembly of Councillors records; or
2. Not receive the attached assembly of Councillors records.

## **PROPOSAL**

That Council note and receive the attached assembly of Councillors records during the period 21 March to 10 April 2018.

## **CONFLICT OF INTEREST**

No staff and/or contractors involved in the compilation of this report have declared a Conflict of Interest.

## **LEGISLATIVE IMPACT**

The reporting of written records of assemblies of Councillors to the Council in the prescribed format complies with Section 80A of the *Local Government Act 1989*.

## **COUNCIL PLAN IMPACT**

The Council Plan 2017-21 Theme 6 Organisational states the following strategic objective and related strategy:

### Strategic Objective 6.3

*"Maintain a well governed, transparent, high performing, ethical and accountable organisation."*

### Strategy 6.3.3

*"Ensure sound governance processes that result in responsive, ethical, transparent and accountable decision making."*

This report supports the above Council Plan strategic objective and strategy.

## ASSEMBLY OF COUNCILLORS

1. **DATE OF MEETING:** 3 April 2018

2. **ATTENDEES**

**Councillors:**

Name	In attendance (tick)		Name	In attendance (tick)	
	Yes	No		Yes	No
Cr Bye	✓		Cr Maher	✓	
Cr Crossley	✓		Cr Ripper	✓	
Cr Hall	✓		Cr Rossetti	✓	
Cr Hole	✓		Cr Stephens	✓	
Cr McCubbin		✓			

Name	In attendance (tick)		Name	In attendance (tick)	
	Yes	No		Yes	No
D Morcom, CEO	✓		G Butler, GMC&C	✓	
C Hastie, GMB&NE	✓		J Websdale, GMD	✓	
A Skipitaris, GMCS	✓				

Others in attendance: (list names and item in attendance for)	Item No.
Tim Rowe, Liam Cole	1
Tim Rowe, Samantha Nock	2
Chris Hastie, John Tattersson	3
Arthur Skipitaris, <i>External Presenter Deloitte Australia (Justine Waddick)</i>	4
David Morcom, <i>External Presenter LVA Karen Cain</i>	5
Ashley Smirl, <i>External Presenter WRT Kellie Willis</i>	6

3. **Matters/Items considered at the meeting (list):**

1. Yarram Railway Reserve
2. Recycling Pricing Update (Verbal)
3. Rail Crossing Safety Programs
4. Shared Services Presentation (Verbal)
5. Latrobe Valley Authority (Verbal)
6. Wellington Regional Tourism Update

4. **Conflict of Interest disclosures made by Councillors:**

Nil

## ASSEMBLY OF COUNCILLORS

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1. **DATE OF MEETING:** 3 April 2018

2. **ATTENDEES**

**Councillors:**

Name	In attendance (tick)		Name	In attendance (tick)	
	Yes	No		Yes	No
Cr Bye	✓		Cr Maher	✓	
Cr Crossley	✓		Cr Ripper	✓	
Cr Hall	✓		Cr Rossetti	✓	
Cr Hole	✓		Cr Stephens	✓	
Cr McCubbin		✓			

Name	In attendance (tick)		Name	In attendance (tick)	
	Yes	No		Yes	No
D Morcom, CEO	✓		G Butler, GMC&C		✓
C Hastie, GMB&NE		✓	J Websdale, GMD		✓
A Skipitaris, GMCS		✓			

Others in attendance: (list names and item in attendance for)	Item No.
Julie Baker, Damian Norkus	1

3. **Matters/Items considered at the meeting (list):**

1. IT / Diary Meeting

4. **Conflict of Interest disclosures made by Councillors:**

Nil

**ITEM C2.2****RESOLVE TO ADVERTISE THE DRAFT 2018/19 BUDGET, PROPOSED RATES, FEES AND CHARGES**

DIVISION: CORPORATE SERVICES  
 ACTION OFFICER: MANAGER CORPORATE FINANCE  
 DATE: 17 APRIL 2018

IMPACTS									
Financial	Communication	Legislative	Council Policy	Council Plan	Resources & Staff	Community	Environmental	Engagement	Risk Management
✓	✓	✓		✓	✓	✓	✓		

**OBJECTIVE**

For Council to resolve to advertise the draft 2018/19 Budget and seek public submissions in accordance with Section 223 of the *Local Government Act 1989*.

**PUBLIC QUESTIONS AND COMMENTS FROM THE GALLERY****RECOMMENDATION****That:**

1. Council advertise its draft 2018/19 Budget (as attached) in accordance with Section 129 of the *Local Government Act 1989*; and
2. Council consider submissions for the draft 2018/19 Budget at a Special Council Meeting on Tuesday 29 May 2018 at 3pm; and
3. Council meet on Tuesday 5 June 2018 at 3pm to consider the formal adoption of the 2018/19 Budget; and
4. Council makes the following declarations regarding rates and charges for the period commencing on 1 July 2018 and concluding on 30 June 2019:

A) Pursuant to the provisions of Sections 158, 161 and 162 of the *Local Government Act 1989*, the Wellington Shire Council hereby resolves to declare that the amount it intends to raise by rates and annual service charges is \$60,397,245:

General Rate:	\$54,152,944
Cultural & Recreational Land rates	\$ 73,216
Garbage Charge:	\$ 4,165,830
Waste Infrastructure Charge:	\$ 1,678,051
EPA Levy Charge:	\$ 317,504
Boisdale Common Effluent System Charge	\$ 9,700

- B) (1) It be further declared that, subject to paragraph 4 of this Part, the general rate be raised through the application of differential rates.
- (2) A rate in the dollar of 0.005514 be specified as the general rate.
- (3) It be confirmed that the general rate for all rateable land within the municipal district be determined so that the amount payable be the Capital Improved Value multiplied by the rate in the dollar of 0.005514
- (4) a) It be recorded that Council considers that a differential rate will contribute to the equitable and efficient carrying out of Council functions.
- b) A differential rate be declared for that rateable land having the characteristics specified below, which characteristics will form the criteria for the differential rate so declared:
- (i) Farm Land:

**Within the meaning of Section 2 of the Valuation of Land Act 1960 as amended**

**“Farm land” means rateable land –**

- that is not less than 2 hectares in area; and
- that is used primarily for grazing (including agistment), dairying, pig-farming, poultry-farming, fish-farming, tree-farming, bee-keeping, viticulture, horticulture, fruit-growing or the growing of crops of any kind or for any combination of those activities; and
- that is used by a business –
  - that has a significant and substantial commercial purpose or character; and
  - that seeks to make a profit on a continuous or repetitive basis from its activities on the land; and
  - that is making a profit from its activities on the land, or that has a reasonable prospect of making a profit from its activities on the land if it continues to operate in the way that it is operating; and
  - where the ratepayer is a Primary Producer.

**C) Garbage Charge:**

- (1) **An annual service charge of \$222.00 be declared for the collection and disposal of garbage in respect of Residential premises to which the service is available – whether or not the owner or occupier of any such premises avails themselves of the service.**

**D) Waste Infrastructure Charge:**

- (1) **An annual service charge be declared for the development of Landfills, Recycling facilities, Transfer Stations and the rehabilitation of Landfill sites, and provision of facilities for ongoing monitoring of landfills, to ensure that Council can continue to provide a waste disposal service.**
- (2) **The charge be \$55.00 for each property in respect of which a municipal charge may be levied. This charge will not apply to properties identified as being within the Ninety Mile Beach Restructure Plan Stages 7 – 22, with the exception of those properties with an existing dwelling, where the charge will still apply.**

**E) EPA Levy Charge:**

- (1) **An annual service charge of \$16.92 be declared to cover the costs levied by the Environment Protection Authority on the operation of landfills, not otherwise recouped.**
- (2) **The charge be levied on each property to which a Garbage Charge is applied, at the rate of one EPA Levy Charge for each Garbage Charge.**

**F) Boisdale Common Effluent System Charge:**

- (1) **An annual service charge of \$404.90 be declared for wastewater availability in respect of Residential premises in the township of Boisdale, to contribute towards the costs of operation and management of the Boisdale Common Effluent System (the System).**
- (2) **An annual service charge of \$445.00 (includes GST) be declared for wastewater availability in respect of Commercial premises in the township of Boisdale, to contribute towards the costs of operation and management of the System.**
- (3) **The charge be levied on each property which is connected to the System, at the rate of one charge per tenement connected.**

**G) Cultural and Recreational Land:**

- (1) **The following amounts (excluding service charges) be declared (subject to completion of 2018 valuation) as payable in accordance with Section 4 of the Cultural and Recreational Lands Act 1963, having regard to the services provided by the Council in relation to such lands and the benefit to the community derived from this recreational land:**

<b>ORGANISATION</b>	<b>LOCATION</b>	<b>AMOUNT</b>
<b>Gippsland Woodcraft Group Inc</b>	<b>843 Maffra-Rosedale Rd, Nambrok</b>	<b>0.00</b>
<b>Glenmaggie &amp; District Boat Club</b>	<b>Licola Rd, Glenmaggie</b>	<b>0.00</b>
<b>Heyfield Bowling Club Inc</b>	<b>George St, Heyfield</b>	<b>\$1,287.52</b>
<b>Heyfield Golf Club Inc</b>	<b>91 Golf Course Rd, Heyfield</b>	<b>\$1,827.89</b>
<b>Lake Wellington Yacht Club Inc</b>	<b>725 Marlay Point Rd, Clydebank</b>	<b>0.00</b>
<b>Maffra Bowling Club Inc</b>	<b>Princess St, Maffra</b>	<b>\$1,009.06</b>
<b>Maffra Golf Club</b>	<b>Fulton Rd, Maffra</b>	<b>\$4,515.97</b>
<b>Maffra Sale Motorcycle Club</b>	<b>54 Tatterson Lane, Newry</b>	<b>\$195.75</b>
<b>Maffra Sale Motorcycle Club</b>	<b>Morison St, Maffra</b>	<b>\$296.38</b>
<b>Maffra Squash &amp; Racquetball Club Inc</b>	<b>Little Johnson St, Maffra</b>	<b>\$344.63</b>
<b>Para Park Co-operative Game Reserve</b>	<b>Sunday Island, Port Albert</b>	<b>\$6,156.38</b>
<b>Port Albert Water Sports &amp; Safety Centre</b>	<b>31-37 Bay St, Port Albert</b>	<b>0.00</b>
<b>Sale &amp; District Aero Modellers Club Inc</b>	<b>Back Maffra Rd, Sale</b>	<b>\$312.92</b>
<b>Sale Agricultural Society – Showgrounds</b>	<b>Dawson St, Sale</b>	<b>\$2,827.30</b>
<b>Sale Agricultural Society – Sale Greyhound Club</b>	<b>Maffra-Sale Rd, Sale</b>	<b>\$11,028.00</b>
<b>Sale Angling &amp; Sport Fishing Club</b>	<b>5 David St, Manns Beach</b>	<b>\$0.00</b>
<b>Sale Angling &amp; Sport Fishing Club</b>	<b>Punt Lane, Sale</b>	<b>\$0.00</b>
<b>Sale Community Bowls Club Ltd</b>	<b>Foster St, Sale</b>	<b>\$5,591.20</b>
<b>Sale City Football Netball Club Inc</b>	<b>Guthridge Pde, Sale</b>	<b>\$1,400.56</b>
<b>Sale United Football Club Inc</b>	<b>313-321 Raglan St, Sale</b>	<b>\$ 610.68</b>
<b>Sale Croquet Club</b>	<b>Guthridge Pde, Sale</b>	<b>0.00</b>
<b>Sale Field &amp; Game Association</b>	<b>Chessum Rd, Longford</b>	<b>\$959.44</b>
<b>Sale Golf Club</b>	<b>2631 Rosedale-Longford Rd, Longford</b>	<b>\$7,323.97</b>
<b>Sale-Maffra Badminton Association Inc.</b>	<b>59 Gibsons Rd, Sale</b>	<b>\$620.33</b>
<b>Sale Small Bore Rifle Club</b>	<b>86 Stephenson St, Sale</b>	<b>\$0.00</b>
<b>Sale Tennis Club</b>	<b>51 Guthridge Pde, Sale</b>	<b>\$766.45</b>
<b>Sale Turf Club</b>	<b>Maffra-Sale Rd, Sale</b>	<b>\$1,257.19</b>
<b>Sale Turf Club</b>	<b>1227 Maffra-Sale Rd, Sale</b>	<b>\$9,881.09</b>
<b>Sporting Legends Club Inc</b>	<b>316 Montgomery Rd, Bundalagwah</b>	<b>\$1,033.88</b>
<b>Stratford Angling Club Inc</b>	<b>Hollands Landing Rd, Hollands Landing</b>	<b>\$0.00</b>
<b>Stratford Bowls Club</b>	<b>18-22 Dawson St, Stratford</b>	<b>\$1,159.32</b>
<b>West Sale Bowls Club Inc</b>	<b>Hunt Place, Wurruk</b>	<b>\$602.40</b>
<b>The Yarram Country Club Inc</b>	<b>332-338 Commercial Rd, Yarram</b>	<b>\$9,726.70</b>
<b>Yarram Golf Club</b>	<b>42 Golf Links Rd, Yarram</b>	<b>2,481.30</b>
<b>Yarram Motorcycle Club</b>	<b>96 Morris Rd, Yarram</b>	<b>\$0.00</b>
<b>TOTAL</b>		<b>\$73,216.31</b>

- H) Pursuant to the provisions of Section 169 of the Local Government Act 1989, Council resolves to declare a Rates Rebate on land with a Deed of Covenant for conservation purposes.**
- (1) Council considers that this rebate will ensure that the biodiversity values of the land will be protected for the benefit of the broader community.**
  - (2) The rebate will apply only to the land that is affected by a covenant as described in the covenant document.**
  - (3) The rebate will be applied at \$5 per hectare, with a minimum rebate of \$100 and a maximum equal to the annual general rate on the property for that portion of land.**
  - (4) Conditions apply as per Council's Policy No. 4.1.12 – Rates Rebate on land with a Deed of Covenant for Conservation Purposes.**
- 

## **BACKGROUND**

Council has developed the draft 2018/19 Budget, for the financial year commencing 1 July 2018 and ending 30 June 2019.

The proposed 2018/19 Budget reflects a 2.25% increase in the average rate in the dollar for general rates in line with the Victorian Government's Rate Cap.

The increasing cost of compliance with Environment Protection Authority (EPA) requirements in the provision of waste infrastructure (landfills and transfer stations) has resulted in the need to increase the Waste Infrastructure Charge from \$50 to \$55, in order to fund future capital works. In addition, the Garbage Charge will increase to \$222.00, mainly due to the impact of developments in the recycling industry resulting from China's ban on the importation of certain materials in their present form, which will significantly increase Council's costs of recycling and handling. The associated EPA Levy Charge will increase to \$16.92.

This proposed increase in rates and charges takes the current economic climate and its impact on ratepayers into account, while recognising the need to continue providing an acceptable level of service to the community.

Fees and charges set by Council have also been reviewed and increases proposed where appropriate.

The next step in the process is for Council to formally advertise the 2018/19 Draft Budget and to receive submissions regarding same, so that Council is in a position to consider the adoption of the proposed budget at the 5 June 2018 Ordinary Council Meeting.

The full range of issues considered within the budget is detailed in the attached document, which is based on the best practice guide for reporting local government budgets in Victoria. This document has been streamlined compared to previous years and focuses on the core statutory requirements. The budget document also includes an Appendix listing proposed 2018/19 fees and charges.

## **OPTIONS**

Council has the following options:

1. To resolve to advertise the draft 2018/19 Budget seeking submissions from the public; or
2. To seek further information and present the draft 2018/19 Budget to Council for consideration at a later Council meeting, considering that legislation requires that Council must adopt the budget no later than 30 June 2018.

## PROPOSAL

That:

1. Council resolve to advertise the draft 2018/19 Budget (as attached) in accordance with Section 129 of the *Local Government Act 1989*; and then
2. Council consider submissions on the draft 2018/19 Budget at a Special Council Meeting on Tuesday 29 May 2018 at 3pm; and
3. Council meet on Tuesday 5 June 2018 at 3pm to consider the formal adoption of the 2018/19 Budget; and
4. Council make declarations regarding rates and charges for the period commencing on 1 July 2018 and concluding on 30 June 2019.

## CONFLICT OF INTEREST

No staff and/or contractors involved in the compilation of this Report have declared a Conflict of Interest.

## FINANCIAL IMPACT

The estimated amount to be raised by general rates and the proposed rate in the dollar is reflected in the table below:

Type of Property	Proposed Rate in the dollar	Total Income
General residential	0.005514	\$32,703,614
Commercial/Industrial	0.005514	\$11,742,909
Farm	0.004412	\$9,706,421
Cultural and Recreational Land		\$73,216
<b>Total</b>		<b>\$54,226,160</b>

The estimated amount to be raised through service charges and the proposed charge per property is as follows:

Type of Charge	Per rateable property	Total Income
Kerbside collection (Garbage)	\$222.00	\$4,165,830
Waste Infrastructure Charge	\$55.00	\$1,678,051
EPA Levy Charge	\$16.92	\$ 317,504
Boisdale Common Effluent System Charge	\$404.90	\$9,700
<b>Total</b>		<b>\$6,171,085</b>

All rates are levied on Capital Improved Values, which were revalued at 1 January 2018 and are effective from 1 July 2018.

Council also proposes a rate rebate on land with a Deed of Covenant for conservation purposes, which will amount to approximately \$14,500.

## **COMMUNICATION IMPACT**

All individuals or organisations making submissions in response to the draft 2018/19 Budget will have an opportunity to present to Council on Tuesday 29 May 2018, and will be advised in writing of the outcome once Council has considered their submission.

In accordance with Section 129(4) of the *Local Government Act 1989*, Council will place the draft 2018/19 Budget in the public domain for comment. Advertisements will be placed in local newspapers to seek community submissions on the draft 2018/19 Budget and copies will be available for inspection at all Council Customer Service Centres, libraries and on Council's website.

## **LEGISLATIVE IMPACT**

As soon as practicable after a Council has prepared a proposed budget, the Council must give public notice in accordance with Section 129 of the *Local Government Act 1989*. Section 223 of the *Local Government Act 1989* requires Council to provide a 28-day submission period.

## **COUNCIL PLAN IMPACT**

The Council Plan 2017-21 vision for the Organisational theme is *Wellington is well led, managed and supported by best organisational practices to deliver services and infrastructure to the community by listening, advocating, and responding to their needs*. This includes the following Strategic Objective:

*6.3 Strategic Objective – Maintain a well governed, transparent, high performing, ethical and accountable organisation.*

The preparation of the annual budget and releasing it to the community for public comment is in line with this objective.

## **RESOURCES AND STAFF IMPACT**

The outcomes of the budget process will have an impact on the level of resources available in the 2018/19 financial year and the staffing levels of Council.

## **COMMUNITY IMPACT**

The draft 2018/19 Budget reflects the financial impact of the services provided by Council to the community and, as such, will impact on the community through enhanced services especially in infrastructure construction, maintenance, recreation programs and facilities, and strengthening community participation.

## **ENVIRONMENTAL IMPACT**

Council considers that the declaration of a rate rebate on land with a Deed of Covenant for conservation purposes will ensure that the biodiversity values of the land will be protected for the benefit of the broader community.



# WELLINGTON SHIRE COUNCIL

## DRAFT

### 2018/19 Budget

**17 April 2018**

This Budget Report has been prepared with reference to Chartered Accountants ANZ, Local Government Finance Professionals, input of Crowe Horwath and individual working group members towards the development of 'Victorian City Council Model Budget 2018/19' a best practice guide for reporting local government budgets in Victoria.

## 2018/19 Budget - Wellington Shire Council

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## 2018/19 Budget- Wellington Shire Council

### Mayor's Introduction

On behalf of Council, I am pleased to release the 2018/19 budget to our community.

This document outlines the broad range of services provided by Council and builds upon our community's strategic vision, Wellington 2030, and the Council Plan 2017-21, which focus on the following six key areas: Communities; Services and Infrastructure; Natural Environment; Lifelong Learning; Economy and Organisational. It also details the funding that is required to deliver these services and maintain community infrastructure.

A great deal of work has been completed to find cost savings within our operations, and this is reflected in the budget. The general rate increase has been capped at 2.25% in line with the Victorian Government's Fair Go Rates System. Council is resolved to maintaining and enhancing services, while working within the cap.

Council will also fund several new initiatives and allocate additional funds to renew the Council's infrastructure including:

- Maffra - Streetscape renewal (multi-year project)
- Sale - CBD Infrastructure Renewal Program - York St (multi-year project)
- Stockdale - Beverleys Road Safety Upgrades
- Alberton - Tarra Trail Stage 2 - Port Albert
- Sale - Sale Tennis Club redevelopment
- Maffra - Cameron Sporting Complex Stadium Redevelopment (multi year project)
- Longford - Johnsons Road Upgrade
- Heyfield - Firebrace Road Upgrade
- Rosedale - Toilet Replacement
- Yarram - Staceys Bridge Widening Upgrade
- Loch Sport - Basketball Court and Skate Park Shelter
- Seacombe - Ramp Upgrade
- Briagolong - Recreation Reserve - Pavilion Redevelopment (multi-year project)
- Sale - Memorial Hall redevelopment
- Gormandale - Gormandale Reserve lighting upgrade
- Port Albert - Research in relation to Port Albert Drainage and Tidal Protection opportunities.

We have budgeted to spend a further \$6.7M on annual road reseals, resheeting and reconstructing unsealed roads, \$1.4M on residential street schemes and \$4.7M for our annual footpaths and shared paths program. Wellington Shire's natural environment will benefit from a \$2.4M investment in open space projects including streetscapes, parks, reserves, sportsgrounds, playgrounds and skate parks.

The 2018/19 current year capital works program will be \$37.7M, with \$17.3M funded from Council operations, \$15.6M from external grants and contributions and \$4.8M from new borrowings.

In addition to our capital works program, we will spend a further \$3.6M in rural areas on our regular maintenance programmes, including roadside vegetation management, fire breaks, rural road reseals and drainage, and gravel roads and another \$3.3M on maintaining our open spaces.

We look forward to working with the community to deliver these exciting projects throughout the coming year.

**Councillor Carolyn Crossley**  
**Mayor**

## 2018/19 Budget- Wellington Shire Council

### Financial Snapshot

Key Statistics	2018-19	2017-18
	Budget	Forecast
	\$ 000's	\$ 000's
Total Revenue	102,135	93,663
Total Expenditure	85,960	82,927
<b>Comprehensive operating surplus</b>	<b>16,175</b>	<b>10,736</b>

(Note: The comprehensive operating surplus reflects the anticipated annual performance of Council's day to day operations).

2017/18 forecast is impacted by \$6.0M received in prior year for Financial Assistance Grants.

<b>Underlying operating surplus</b>	<b>411</b>	<b>(4,555)</b>
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(Note: The Underlying operating result is an important measure of financial sustainability as it excludes all funds which are used for capital from being allocated to cover operating expenses. In 2018/19 capital funds are defined as recurrent capital grants (Road to Recovery funding) of \$1.6M, non recurrent grant funding of \$12.2M, contributions (included ratepayer contributions to special street charge schemes) of \$1.8M and other income to fund capital expenditure of \$0.4M and all have been excluded to determine the underlying result.

2017/18 forecast is impacted by \$6.0M received in prior year for Financial Assistance Grants.

<b>Cash result</b>	<b>(795)</b>	<b>(606)</b>
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This is the net funding result after operations, capital works and financing activities. Refer Statement of Cash flow in Section 3.

<b>Capital works program</b>	<b>43,643</b>	<b>38,156</b>
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#### Funding the capital works program

Cash and Reserves	23,235	24,104
Borrowings	4,795	-
External grants and contributions (recurrent and non-recurrent)	15,613	14,052
	<b>43,643</b>	<b>38,156</b>



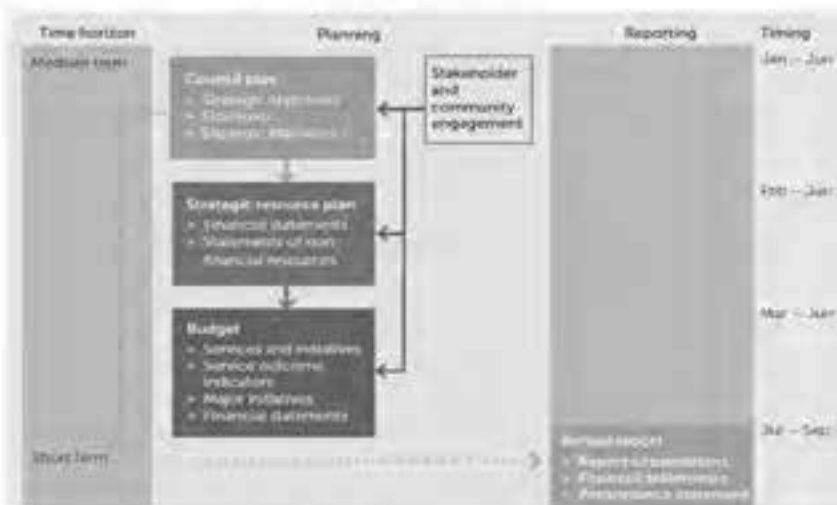
## 2018/19 Budget - Wellington Shire Council

### 1. Link to the Council Plan

This section describes how the Annual Budget links to the achievement of the Council Plan within an overall planning and reporting framework. This framework guides the Council in identifying community needs and aspirations over the long term, medium term (Council Plan) and short term (Annual Budget) and then holding itself accountable (Annual Report).

#### 1.1 Planning and accountability framework

The Strategic Resource Plan, part of and prepared in conjunction with the Council Plan, is a rolling four year plan that outlines the financial and non-financial resources that Council requires to achieve the strategic objectives described in the Council Plan. The Annual Budget is framed within the Strategic Resource Plan, taking into account the services and initiatives which contribute to achieving the strategic objectives specified in the Council Plan. The diagram below depicts the planning and accountability framework that applies to local government in Victoria.



Source: Department of Environment, Land, Water and Planning.

In addition to the above, Council has a long term plan (Wellington 2030) which articulates a community vision, mission and values. The Council Plan is prepared with reference to Wellington 2030.

The timing of each component of the planning framework is critical to the successful achievement of the planned outcomes.

#### 1.2 Our purpose

##### Our vision

*"People want to live in Wellington Shire because of its liveability, environment and vibrant economy."*

##### Our values

*The organisation's values guide our behaviour and underpin everything we do. Our values help us achieve the organisation's vision and improve the quality of the services we offer to our community.*

##### Balance

*Demonstrating fairness, equity and flexibility.  
Considering work-life balance, and balancing community needs against resources.*

##### Integrity

*Acting with respect, honesty, reliability, trust, tolerance and understanding.*

##### Professionalism

*Personal development and meaningful work, being competent, innovative and courageous, focusing on excellence and continuous improvement.*

##### Cooperation

*Working together, teamwork, collaborations and being solution-oriented.*

## 2018/19 Budget - Wellington Shire Council

### 1.3 Strategic Objectives

Council delivers services and initiatives in over 120 service categories. Each contributes to the achievement of one of the strategic objectives under each of six themes as set out in the Council Plan for the years 2017-21, and listed in the following table.

Theme	Strategic Objective
<b>Communities</b>	<p>We know and support each other and have a strong sense of community belonging. Diversity is respected and there are many social and community activities providing opportunities for all people to interact. We strive for good health, feel safe in our communities and are prepared for natural disasters.</p> <p>1.1 Maintain friendly, safe communities providing opportunities for residents to lead healthy and active lifestyles.</p> <p>1.2 Celebrate, recognise and acknowledge our diverse community and improve social connections among youth, aboriginal and aged communities.</p> <p>1.3 Strengthen community identity by promoting our heritage and history and appreciation for small town rural living.</p> <p>1.4 Enhance resilience in our towns and our communities.</p>
<b>Services and Infrastructure</b>	<p>Wellington has a built environment that is sustainable, appropriate, accessible and responsive to the community. Transport connects people to communities and places. Events and services support our strong communities.</p> <p>2.1 Council services and infrastructure are responsive to identified current and future community needs within budget parameters.</p> <p>2.2 Council assets are responsibly, socially, economically and sustainably managed.</p> <p>2.3 Wellington Shire is well planned, considering long term growth and sustainability.</p> <p>2.4 Continued improvement to Wellington Shire's connectivity with further developed, accessible transport networks.</p>
<b>Natural Environment</b>	<p>Wellington's natural environment and landscapes are clean, diverse, beautiful, accessible and protected.</p> <p>3.1 Conserve and protect our natural environment through responsible and sustainable management practices.</p> <p>3.2 Demonstrate leadership in waste, water management, land management and energy efficiency.</p> <p>3.3 Build resilience in our communities and landscapes to mitigate risks from a changing climate.</p>
<b>Lifelong Learning</b>	<p>Wellington has a broad choice of local training, education and holistic learning and development options that lead to meaningful employment and personal fulfilment.</p> <p>4.1 Improve people's access to opportunities to challenge and extend their thinking, promote independence, stimulate ideas, further develop leadership skills and lead meaningful lives.</p> <p>4.2 Encourage innovation for and in the region.</p>
<b>Economy</b>	<p>Wellington has a wealth of diverse industries providing employment opportunities for all. There is growth in the Wellington population and economy which is balanced with the preservation of our natural environment and connected communities.</p> <p>5.1 Support and develop our existing businesses.</p> <p>5.2 Use a targeted approach to attract new business investment to Wellington Shire, to support population growth.</p> <p>5.3 Grow Wellington Shire's visitor economy.</p>
<b>Organisational</b>	<p>Wellington is well led, managed and supported by best organisational practices to deliver services and infrastructure to the community by listening, advocating and responding to their needs.</p> <p>6.1 Wellington Shire Council is a leader in best practice, innovation, and continuous improvement.</p> <p>6.2 Community engagement and customer service excellence is central to Council's decision making process.</p> <p>6.3 Maintain a well governed, transparent, high performing, ethical and accountable organisation.</p> <p>6.4 Act and lobby on behalf of the priorities of the community.</p>

## 2018/19 Budget - Wellington Shire Council

### 2. Services and service performance indicators

This section provides a description of the services and initiatives to be funded in the Budget for the 2018/19 year and how these will contribute to achieving the strategic objectives outlined in the Council Plan. It also describes several initiatives and service performance outcome indicators for key areas of Council operations. Council is required by legislation to identify major initiatives, initiatives and service performance outcome indicators in the Budget and report against them in their Annual Report to support transparency and accountability. The relationship between these accountability requirements in the Council Plan, the Budget and the Annual Report is shown below.



Source: Department of Environment, Land, Water and Planning

#### 2.1 Strategic Objectives for theme 'Communities'

- Maintain friendly, safe communities providing opportunities for residents to lead healthy and active lifestyles.
- Celebrate, recognise and acknowledge our diverse community and improve social connections among youth, aboriginal and aged communities.
- Strengthen community identity by promoting our heritage and history and appreciation for small town rural living
- Enhance resilience in our towns and our communities.

The activities and initiatives for each service category and key strategic activities are described below.

#### Services

Business area	Description of services provided	Expenditure
		(Income)
		Net Cost
		\$'000
Community Wellbeing	Community Wellbeing unit provides opportunities for communities to work in partnerships with local government to achieve identified priorities. The unit works to ensure all members of the community have equal opportunity to participate in community activities. Special focus is given to those who have traditionally remained marginalised such as the young, elderly, disabled and transport disadvantaged.	2,042
		(334)
		<b>1,708</b>
	Services include: <ul style="list-style-type: none"> <li>• Social Policy and Planning</li> <li>• Access and Inclusion</li> <li>• Youth Liaison</li> <li>• Art Development</li> <li>• Community Engagement</li> </ul>	

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## 2018/19 Budget - Wellington Shire Council

### Initiatives

- Implement two recommendations from the Age Friendly Position Statement 2018.
- Report Council achievements in the delivery of the Rural Access Work Plan and Outcomes for Wellington Shire Council.

Leisure Services	The Leisure Services Lifestyles unit provides services and functions directed at fostering a healthier and more active community through the facilitation and provision of a range of recreation, fitness and community activities and programs at Council's recreation facilities. They ensure Council owned recreation facilities are managed sustainably, are fully utilised and accessible to people of all abilities.	2,996 (2,258) <b>738</b>
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### Initiatives

- Undertake the implementation of a Workforce Management System across all Leisure Services managed facilities.
- Continue to implement recommendations and actions to support the 5 year work plan to reduce energy consumption by 5% per year at Aqua Energy and Gippsland Regional Sports Complex (GRSC).

Municipal Services	The Municipal Services unit works with people to ensure the life, health & safety of the community is maintained through educating and enforcing the Environmental Health (including <b>food safety</b> support programs), Building and Local Laws regulations and <b>animal management</b> services.	2,755 (1,360) <b>1,395</b>
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Emergency Management	The Emergency Management team coordinates Council's emergency management responsibilities ensuring the organisation has the skills and capacity to respond appropriately to emergencies and facilitates a coordinated shire approach through the Municipal Emergency Management Planning Committee.	614 (349) <b>265</b>
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### TOTAL COMMUNITIES

**4,106**

### Major Initiatives

- 1) Finalise detailed project brief for refurbishment of aquatic facilities at Aqua Energy.

### Service Performance Outcome Indicators

Service	Indicator	Performance Measure	Target
Animal Management	Health and safety	Animal prosecutions (Number of successful animal prosecutions)	15 or less
Aquatic Facilities	Utilisation	Utilisation of aquatic facilities (Number of visits to aquatic facilities per head of municipal population)	4 or more visits
Food Safety	Health and safety	Critical and major non-compliance notifications (Percentage of critical and major non-compliance outcome notifications that are followed up by Council)	100%

## 2018/19 Budget - Wellington Shire Council

### 2.2 Strategic Objectives for theme 'Services and Infrastructure'

- Council services and infrastructure are responsive to identified current and future community needs within budget parameters.
- Council assets are responsibly, socially, economically and sustainably managed.
- Wellington Shire is well planned, considering long term growth and sustainability.
- Continued improvement to Wellington Shire's connectivity with further developed, accessible transport networks.

The activities and initiatives for each service category and key strategic activities are described below:

#### Services

Business area	Description of services provided	Expenditure
		(Income) Net Cost \$'000
Assets and Projects	The Assets and Projects unit manages a diverse range of services for Council including the implementation and management of capital projects across the organisation in the order of \$28M to \$46M per annum; planning for new infrastructure development opportunities and providing asset management and information systems and support.	3,438 <u>(20)</u> <b>3,418</b>
<p><b>Initiatives</b></p> <ul style="list-style-type: none"> <li>• Prepare Special Charge Schemes for Council adoption and progress as required.</li> <li>• Provide engineering input for the development of strategic land use plans in a timely manner.</li> </ul>		
Built Environment	The Built Environment unit manages the maintenance, renewal and improvement of Council's road and boating infrastructure, in addition to various civic facilities and buildings, including roadways, paths, drainage, boat ramps and jetties etc. This includes managing Council's road maintenance teams and ensures that maintenance of Council's road and other infrastructure is performed in a coordinated way to maximise benefits to the community and other users.	11,830 <u>(4,619)</u> <b>7,211</b>
<p><b>Initiatives</b></p> <ul style="list-style-type: none"> <li>• Review the Residential Road and Street Construction Plan, provide opportunity for community engagement and present to Council for adoption.</li> <li>• Undertake holistic review of town centre and tourism feature signage for major townships and develop action plan.</li> <li>• Develop implementation plan for town entry improvement program and commence development of initial priorities for Loch Sport, including engagement with Loch Sport Business and Tourism Association, Community Representative Groups and broader community.</li> <li>• Review the 2013-16 Boating Facilities Strategic Plan including review of actions and recommendations from previous plan and audit. Update and release for comment to key community stakeholders subject to Council authorisation.</li> </ul>		

## 2018/19 Budget - Wellington Shire Council

Business area	Description of services provided	Expenditure (Income) Net Cost \$'000
Arts & Culture	<p>The Wedge, as part of the Arts &amp; Culture unit, seeks to assist in the development of a vibrant and culturally active community that: promotes expression and participation through visual, literary and performing arts; informs and educates the community on various aspects of the arts; enhances the lifestyle of Wellington residents; and encourages visitors to explore the heritage and culture of the region.</p> <p><b>Initiatives</b></p> <ul style="list-style-type: none"> <li>• Undertake an audit of the HVAC system at The Wedge, to identify best patron comfort and environmental savings.</li> <li>• Continue to implement recommendations and actions to support the 5 year work plan to reduce energy consumption by 5% per year at The Wedge Performing Art Space and the Wellington Centre.</li> </ul>	<p>1,326</p> <p>(549)</p> <hr/> <p>777</p>
Land Use Planning	<p>The Land Use Planning unit, through our <b>statutory planning</b> and strategic land use planning services, aims to develop and improve forward looking land use planning policies and plans that guide and support sustainable growth and appropriate land use and development. Many of these services are provided through and driven by legislation. We aim to provide services that satisfy community needs by encouraging and supporting well-designed development that meets required standards.</p> <p><b>Initiatives</b></p> <ul style="list-style-type: none"> <li>• Advance the industrial rezoning of land in Wurruk/West Sale to support economic growth.</li> <li>• Implement the North Sale Development Plan into the Planning Scheme to support well planned housing growth.</li> <li>• Facilitate preparation of a development plan for the Wurruk Growth area (subject to a private request) to support well planned housing growth.</li> <li>• Implement Project 1 and 2 of a Planning Scheme Review (as part of the State Government's Planning in the Economic Growth Zone project) to ensure that the Planning Scheme is up to date/relevant.</li> <li>• Implement updated noise contour mapping for RAAF Base East Sale (subject to consultation with the Department of Defence) to support the ongoing operation of this airfield.</li> </ul>	<p>1,647</p> <p>(526)</p> <hr/> <p>1,121</p>
Community Facility Planning	<p>The Community Facility Planning team provides services and functions directed at fostering a healthy, well serviced community with a primary focus on community infrastructure planning, priorities and projects; project funding attraction; management and governance of community facilities and administration of Council's community assistance grants scheme. The team plans for and supports recreation facilities that encourage the community to participate in physical and general wellbeing activities and the development of community infrastructure that addresses community service needs.</p>	<p>2,741</p> <p>(1,072)</p> <hr/> <p>1,669</p>

## 2018/19 Budget - Wellington Shire Council

### Initiatives

- Finalise the tools and data to inform annual reviews of the 10 year community facilities capital program, making sure that the program incorporates all community facilities.
- Review the logic of the placement of community managed facilities in the Facilities Hierarchy including operating subsidy amounts and make appropriate recommendations for any changes required to be considered by Council.
- Review the processes, maintenance levels and responsibilities of community-managed facilities (particularly Crown land) and make appropriate recommendations for any changes required to be considered by Council.

<b>TOTAL SERVICES AND INFRASTRUCTURE</b>	<b>14,196</b>
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### Major Initiatives

- 2) Complete GRSC Timber Floor Project.
- 3) Complete 1st year scheduled design and civil works for Maffra Streetscape upgrade.
- 4) Finalise design stage and begin civil works for the West Sale Airport Runway Extension Project.
- 5) Complete a master plan for The Wedge as part of the broader Port of Sale cultural precinct.
- 6) Undertake a 12 month review of the Wellington Centre operations (including structure, hours, etc.) with findings to Council prior to 30/6/2019.
- 7) Update flood overlay controls and policy in the Planning Scheme to minimise future risk to the community.
- 8) Secure funding for the upgrade of Cameron Sporting Complex Maffra to ensure the facility meets growing demand.
- 9) Oversee upgrade of the Sale Memorial Hall.
- 10) Oversee upgrade of the Sale Tennis Club redevelopment.

### Service Performance Outcome Indicators

Service	Indicator	Performance Measure	Target
Roads	Satisfaction	Satisfaction with sealed local roads (Community satisfaction rating out of 100 with how Council has performed on the condition of sealed local roads)	50 or more
Statutory Planning	Planning Decision Making	Council planning decisions upheld at VCAT (Percentage of planning application decisions subject to review by VCAT and that were not set aside)	70% or more

## 2018/19 Budget - Wellington Shire Council

### 2.3 Strategic Objectives for theme 'Natural Environment'

- Conserve and protect our natural environment through responsible and sustainable management practices.
- Demonstrate leadership in waste, water management, land management and energy efficiency.
- Build resilience in our communities and landscapes to mitigate risks from a changing climate.

The activities and initiatives for each service category and key strategic activities are described below:

#### Services

Business area	Description of services provided	Expenditure (Income) Net Cost \$'000
Natural Environment & Parks	<p>The Natural Environment &amp; Parks unit covers a range of activities related to the operational management of public open space, which includes approximately 320 hectares of parkland and associated infrastructure, such as picnic shelters, BBQs, seating, boardwalks, fences and public toilets. The service also proactively manages 30,000 – 35,000 urban trees and is responsible for the management, design and development of parks and streetscapes in urban areas.</p> <p>The unit is also responsible for moving the Wellington community towards a more sustainable future. Key priority areas include biodiversity, water consumption and quality, <u>waste management</u> and energy use.</p> <p><b>Initiatives</b></p> <ul style="list-style-type: none"> <li>• Develop a consistent and practical internal land use planning process to ensure open space requirements are adequately considered.</li> <li>• Complete a feasibility study on the benefits of changing sports turf over to more drought and disease tolerant turf species.</li> <li>• Audit accessibility needs and complete required designs for retrofitting of all existing Regional and District level playspaces.</li> <li>• Build a network with other Gippsland based councils to share knowledge and learn from each other's experiences.</li> </ul>	<p>14,387</p> <p>(9,026)</p> <hr/> <p><b>5,361</b></p>
Wellington Coast Subdivision Strategy	<p>The Wellington Coast Subdivision Strategy Project Manager is responsible for implementing the Ninety Mile Beach Plan Voluntary Assistance Scheme. Expenditure for 2018/19 is funded through unspent State Government grant funding carried forward.</p>	<p>318</p> <hr/> <p><b>318</b></p>
<b>TOTAL NATURAL ENVIRONMENT</b>		<b>5,679</b>

#### Major Initiatives

- 11) Partner with key industry bodies, regional and other stakeholders to ensure long term recycling remains a sustainable service in Wellington. Provide quarterly updates to Council, including early recommendations on pricing to the community.

#### Service Performance Outcome Indicators

Service	Indicator	Performance Measure	Target
Waste collection	Waste diversion	Kerbside collection waste diverted from landfill (Percentage of garbage, recyclable and green organics collected from kerbside bins that is diverted from landfill)	35% or more

## 2018/19 Budget - Wellington Shire Council

### 2.4 Strategic Objectives for theme 'Lifelong Learning'

- Improve people's access to opportunities to challenge and extend their thinking, promote independence, stimulate ideas, further develop leadership skills and lead meaningful lives.
- Encourage innovation for and in the region.

The activities and initiatives for each service category and key strategic activities are described below:

#### Services

Business area	Description of services provided	Expenditure
		(Income)
		Net Cost
		\$'000
Arts & Culture	The Art Gallery and Libraries, as part of the Arts & Culture unit, seeks to assist in the development of a vibrant culturally active community that: promotes expression and participation through visual, literary and performing arts; informs and educates the community on various aspects of the arts; enhances the lifestyle of Wellington residents; and encourages visitors to explore the heritage and culture of the region.	1,956
		(493)
		<b>1,463</b>
<b>Initiatives</b>		
	<ul style="list-style-type: none"> <li>• Continue to implement recommendations and actions to support the 5 year work plan to reduce energy consumption by 5% per year at The Wedge Performing Art Space and the Wellington Centre</li> </ul>	
<b>TOTAL LIFELONG EDUCATION AND DEVELOPMENT</b>		<b>1,463</b>

#### Service Performance Outcome Indicators

Service	Indicator	Performance Measure	Target
Libraries	Participation	Active library members (Percentage of the municipal population that are active library members)	15% or more

## 2018/19 Budget - Wellington Shire Council

### 2.5 Strategic Objectives for theme 'Economy'

- Support and develop our existing businesses
- Use a targeted approach to attract new business investment to Wellington Shire, to support population growth.
- Grow Wellington Shire's visitor economy

The activities and initiatives for each service category and key strategic activities are described below.

#### Services

Business area	Description of services provided	Expenditure
		(Income)
		Net Cost
		\$'000
Business Development	Council's Business Development service aims to support business growth and employment, lifestyle opportunities and a vibrant tourism sector.	925
		(7)
		<b>918</b>

#### Initiatives

- Implement the 2018-20 action plan associated with Wellington Shire Economic Development Strategy.
- Seek funding for and develop a business case for the extension of the Great Southern Rail Trail through to Yarram to increase visitation and business opportunities in adjacent areas.
- Implement year one actions emanating from the Recreation Vehicle (RV) Strategy.
- Provide exceptional visitor information services through Council's Visitor Information Centre network and report to Council on key deliverables by June 2019.
- Work with partners including Latrobe Valley Authority, RDV and AusIndustry to promote government funding opportunities to Wellington businesses to support expansion plans and job creation and report outcomes to Council.
- Review Council's list of Surplus Land so that land value can be realised in accordance with policy and standards of best practice and develop a business case that supports the recommended process/timeline.
- Engage with stakeholders to complete designs of the Port of Sale Mooring Access Project.

<b>TOTAL ECONOMY</b>		<b>918</b>
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#### Major Initiatives

- |     |  |
|-----|--|
| 12) | Progress West Sale Airport future stages of the Eastern Recreation Aviation Precinct.  |
| 13) | Strongly advocate for the relocation of Federation Training's Fulham campus to Sale CBD and, in doing so, improve accessibility to education and training outcomes for the Wellington community. |

## 2018/19 Budget - Wellington Shire Council

### 2.6 Strategic Objectives for theme 'Organisational'

- Wellington Shire Council is a leader in best practice, innovation, and continuous improvement.
- Community engagement and customer service excellence is central to Council's decision making process.
- Maintain a well governed, transparent, high performing, ethical and accountable organisation.
- Act and lobby on behalf of the priorities of the community.

The services, major initiatives and service performance indicators for each business area are described below.

#### Services

Business area	Description of services provided	Expenditure
		(Income) Net Cost
		\$'000
Councillors, Chief Executive and Executive Team	This area of <b>governance</b> includes the Mayor, Councillors, Chief Executive Officer and Executive Management Team and associated support which covers service provision across the entire organisation.	3,683 <u>(125)</u> <b>3,458</b>

#### Initiatives

- Design and develop a new Wellington Shire Council website.
- Identify and facilitate shared services/opportunities with participating GLGN Councils.

Media and Public Relations	This area provides internal and external communication services and support and branding initiatives for Council. The team also seeks to proactively inform our community and our staff ensuring transparency, consistency and clarity of our message.	437 <u>-</u> <b>437</b>
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Information Services	The Information Services unit provides centralised and integrated information services and new and emerging technologies to assist Council to reach the 2030 Vision.	3,785 <u>(240)</u> <b>3,545</b>
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#### Initiatives

- Complete improvement upgrades for the microwave communications infrastructure across Wellington Shire Council and East Gippsland Shire Council.
- Plan and manage the rollout requirements for the Educcloud project across Wellington Shire Council's participating Schools and Wellington Libraries.

Organisational Development	The Organisational Development unit provides expert and responsive advice and services in the areas of Human Resources, Learning & Development, Occupational Health & Safety, Risk Management, Corporate Planning & Reporting and Business Improvement.	2,270 <u>(37)</u> <b>2,233</b>
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## 2018/19 Budget - Wellington Shire Council

### *Initiatives*

- *Develop a Workforce Management Plan to address the human resourcing requirements while meeting relevant Access and Inclusion Plan outcomes to ensure that Council has the right employees, with the right skills, to deliver the Council Plan and services required by the community, both now and in the future.*

Finance	The Finance unit provides financial, payroll, rating and property valuation services to the organisation, community and external stakeholders. These services underpin the drive to be a financially sustainable Council, comply with the necessary legislative requirements and meet community needs. The unit also aims to provide a safe, reliable and sustainable fleet of vehicles to support the organisation in achieving its goals. The significant procurement goal is that of gaining good value from our purchasing.	2,519 (58) <b>2,461</b>
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### *Initiatives*

- *Update finance business systems to meet governance requirements.*
- *Establish a central Register for all contracts across the organisation to ensure consistency and good governance.*

Business Development	The Commercial Facilities team, as part of the Business Development unit, manages a range of commercial property portfolios including strategic projects in addition to completing the transactions for property acquisitions, disposal and transfers.	1,600 (1,523) <b>77</b>
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Municipal Services	The Customer Service team, as part of the Municipal Services unit, provides responsive, quality customer service to all stakeholders.	516 <b>516</b>
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<b>TOTAL ORGANISATIONAL</b>		<b>12,727</b>
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### Major Initiatives

- 14) **To demonstrate that the Gippsland Regional Livestock Exchange is operating in a manner that provides a positive community and economic outcome for the region.**

## 2018/19 Budget - Wellington Shire Council

### 2.8 Performance statement

The service performance indicators detailed in the preceding pages will be reported on within the Performance Statement which is prepared at the end of the financial year as required by Section 132 of the Act and included in the 2018/19 Annual Report. The Performance Statement will also include reporting on prescribed indicators of financial performance (outlined in section 5) and sustainable capacity, which are not included in this budget report. The prescribed performance indicators contained in the Performance Statement are audited each year by the Victorian Auditor General who issues an audit opinion on the Performance Statement. The major initiatives detailed in the preceding pages will be reported in the Annual Report in the form of a statement of progress in the Report of Operations.

### 2.9 Reconciliation with budgeted operating result

	Income \$'000	Expenditure \$'000	Net Cost \$'000
Communities	4,301	8,407	(4,106)
Services and Infrastructure	6,786	20,882	(14,196)
Natural Environment	9,026	14,705	(5,679)
Lifelong Education and Development	493	1,956	(1,463)
Economy	7	925	(918)
Organisational	1,983	14,710	(12,727)
<b>Total services &amp; initiatives</b>	<b>22,596</b>	<b>61,685</b>	<b>(39,089)</b>
Other non-attributable			(14,726)
<b>Deficit before funding sources</b>			<b>(53,815)</b>
General Rates			54,228
Underlying Surplus			<b>411</b>
Capital grants, contributions & other income			15,764
<b>Surplus for the year</b>			<b>16,175</b>

## 2018/19 Budget - Wellington Shire Council

### 3. Financial Statements

This section presents information in regard to the Financial Statements. The budget information for the years 2018/19 to 2021/22 has been extracted from the Strategic Resource Plan.

The section includes the following financial statements in accordance with the Local Government Act 1989 and the Local Government Model Finance Report.

- 3.1 Comprehensive Income Statement
- 3.2 Balance Sheet
- 3.3 Statement of Changes in Equity
- 3.4 Statement of Cash Flows
- 3.5 Statement of Capital Works
- 3.6 Statement of Human Resources

## 2018/19 Budget - Wellington Shire Council

### 3.1 Comprehensive Income Statement

For the four years ending 30 June 2022

	NOTES	Forecast	Budget	Strategic Resource Plan Projections		
		Actual 2017/18 \$'000	2018/19 \$'000	2019/20 \$'000	2020/21 \$'000	2021/22 \$'000
<b>Income</b>						
Rates and Charges	4.1.1	59,501	61,080	64,463	66,377	69,051
Statutory fees & fines	4.1.2	822	911	827	862	860
User fees & charges	4.1.3	8,782	7,525	7,708	7,872	7,879
Grants - Operating	4.1.4	8,503	14,892	14,268	14,723	14,497
Grants - Capital	4.1.4	12,101	13,836	8,800	5,785	4,470
Contributions - monetary - Operating	4.1.5	192	317	166	118	121
Contributions - monetary - Capital	4.1.5	361	1,229	415	100	100
Contributions - non - monetary	4.1.5	260	-	-	-	-
Net gain (loss) on disposal of property, infrastructure, plant and equipment	4.1.6	317	151	115	146	130
Other income - Operating	4.1.7	3,696	2,135	2,206	2,184	2,150
Other income - Capital	4.1.7	1,128	153	110	110	110
<b>Total Income</b>		<b>93,653</b>	<b>102,135</b>	<b>97,078</b>	<b>98,277</b>	<b>99,468</b>
<b>Expenses</b>						
Employee costs	4.1.8	25,275	26,927	27,589	28,148	28,796
Materials and Services	4.1.9	30,319	32,297	31,992	33,750	32,782
Bad and doubtful debts	4.1.10	86	86	87	89	91
Depreciation and amortisation	4.1.11	24,460	23,908	25,118	25,104	25,212
Borrowing Costs	4.1.12	424	391	485	387	435
Other expenses	4.1.13	2,383	2,453	2,048	2,302	1,512
<b>Total expenses</b>		<b>82,927</b>	<b>85,960</b>	<b>87,319</b>	<b>89,780</b>	<b>88,828</b>
<b>Surplus for the year</b>		<b>10,726</b>	<b>16,175</b>	<b>9,759</b>	<b>8,497</b>	<b>10,640</b>
<b>Other comprehensive income items that will not be reclassified to surplus or deficit:</b>						
Net asset revaluation increment		-	-	-	-	-
<b>Total comprehensive result</b>		<b>10,726</b>	<b>16,175</b>	<b>9,759</b>	<b>8,497</b>	<b>10,640</b>

## 2018/19 Budget - Wellington Shire Council

### 3.2 Balance Sheet

For the four years ending 30 June 2022

	NOTES	Forecast	Budget	Strategic Resource Plan Projections		
		Actual 2017/18 \$'000	2018/19 \$'000	2019/20 \$'000	2020/21 \$'000	2021/22 \$'000
<b>Assets</b>						
<b>Current assets</b>						
Cash and cash equivalents		44,780	43,985	40,207	40,804	47,301
Trade and other receivables		8,157	8,212	8,732	8,780	7,204
Other financial assets		15,000	20,000	20,000	25,000	25,000
Other assets		408	408	408	408	408
<b>Total current assets</b>	4.2.1	<b>68,345</b>	<b>70,005</b>	<b>67,437</b>	<b>72,992</b>	<b>79,913</b>
<b>Non-current assets</b>						
Trade and other receivables		2,520	2,642	3,399	4,050	4,497
Property, infrastructure, plant & equipment		861,431	880,710	869,142	895,941	901,231
Intangible assets		1,272	1,252	1,160	491	-
<b>Total non-current assets</b>	4.2.1	<b>865,223</b>	<b>884,604</b>	<b>873,701</b>	<b>900,482</b>	<b>905,728</b>
<b>Total assets</b>		<b>903,568</b>	<b>954,609</b>	<b>941,138</b>	<b>973,474</b>	<b>985,641</b>
<b>Liabilities</b>						
<b>Current liabilities</b>						
Trade and other payables		7,478	7,949	7,877	8,295	8,085
Trust funds and deposits		609	699	679	789	749
Provisions		6,279	8,639	8,904	7,993	7,153
Interest-bearing loans and borrowings	4.2.3	289	6,684	821	1,007	1,171
<b>Total current liabilities</b>	4.2.2	<b>14,655</b>	<b>24,021</b>	<b>18,281</b>	<b>18,064</b>	<b>17,158</b>
<b>Non-current liabilities</b>						
Provisions		8,178	9,950	7,409	10,267	12,277
Interest Bearing loans and borrowings	4.2.3	7,603	9,919	6,570	7,568	8,011
<b>Total non-current liabilities</b>	4.2.2	<b>15,781</b>	<b>19,869</b>	<b>13,979</b>	<b>17,835</b>	<b>20,288</b>
<b>Total liabilities</b>		<b>30,436</b>	<b>43,890</b>	<b>32,260</b>	<b>35,899</b>	<b>37,446</b>
<b>Net assets</b>		<b>903,144</b>	<b>910,719</b>	<b>908,878</b>	<b>937,575</b>	<b>948,195</b>
<b>Equity</b>						
Accumulated surplus		354,029	369,027	378,984	388,601	402,939
Other Reserves	4.3.1	6,983	8,160	7,982	8,842	3,144
Asset Revaluation Reserve		542,132	542,132	542,132	542,132	542,132
<b>Total equity</b>		<b>903,144</b>	<b>919,319</b>	<b>929,078</b>	<b>937,575</b>	<b>948,215</b>

## 2018/19 Budget - Wellington Shire Council

### 3.3 Statement of Changes in Equity

For the four years ending 30 June 2022

NOTES	Total	Accumulated Surplus	Asset Revaluation Reserve	Other Reserves
	\$'000	\$'000	\$'000	\$'000
<b>2018 Forecast</b>				
Balance at beginning of the financial year	893,210	344,174	542,530	8,506
Surplus/(deficit) for the year	10,738	10,738	-	-
Effect of prior year adjustments	(404)	(404)	-	-
Net asset revaluation increment/(decrement)	(398)	-	(398)	-
Transfer to other reserves	-	(3,511)	-	3,511
Transfer from other reserves	-	3,034	-	(3,034)
<b>Balance at end of the financial year</b>	<b>903,144</b>	<b>354,029</b>	<b>542,132</b>	<b>6,983</b>
<b>2019 Budget</b>				
Balance at beginning of the financial year	903,144	354,029	542,132	6,983
Surplus/(deficit) for the year	16,175	16,175	-	-
Net asset revaluation increment/(decrement)	-	-	-	-
Transfer to other reserves	4.3.1	(2,912)	-	2,912
Transfer from other reserves	4.3.1	1,735	-	(1,735)
<b>Balance at end of the financial year</b>	<b>4.3.2 919,319</b>	<b>368,027</b>	<b>542,132</b>	<b>8,160</b>
<b>2020</b>				
Balance at beginning of the financial year	919,319	368,027	542,132	8,160
Surplus/(deficit) for the year	9,759	9,759	-	-
Net asset revaluation increment/(decrement)	-	-	-	-
Transfer to reserves	-	(3,132)	-	3,132
Transfer from reserves	-	3,310	-	(3,310)
<b>Balance at end of the financial year</b>	<b>929,078</b>	<b>378,664</b>	<b>542,132</b>	<b>7,982</b>
<b>2021</b>				
Balance at beginning of the financial year	929,078	378,664	542,132	7,982
Surplus/(deficit) for the year	8,497	8,497	-	-
Net asset revaluation increment/(decrement)	-	-	-	-
Transfer to reserves	-	(3,134)	-	3,134
Transfer from reserves	-	4,274	-	(4,274)
<b>Balance at end of the financial year</b>	<b>937,575</b>	<b>388,601</b>	<b>542,132</b>	<b>6,842</b>
<b>2022</b>				
Balance at beginning of the financial year	937,575	388,601	542,132	6,842
Surplus/(deficit) for the year	10,640	10,640	-	-
Net asset revaluation increment/(decrement)	-	-	-	-
Transfer to reserves	-	(3,347)	-	3,347
Transfer from reserves	-	7,045	-	(7,045)
<b>Balance at end of the financial year</b>	<b>948,215</b>	<b>402,939</b>	<b>542,132</b>	<b>3,144</b>

## 2018/19 Budget - Wellington Shire Council

### 3.4 Statement of Cash Flow

For the four years ending 30 June 2022

	NOTES	Forecast	Budget	Strategic Resource Plan Projections		
		Actual 2017/18 \$'000 inflows (Outflows)	2018/19 \$'000 inflows (Outflows)	2019/20 \$'000 inflows (Outflows)	2020/21 \$'000 inflows (Outflows)	2021/22 \$'000 inflows (Outflows)
<b>Cash flows from operating activities</b>						
Rates and charges		59,037	60,889	64,045	68,140	68,720
Statutory fees and fines		823	811	827	862	860
User fees		8,942	7,343	7,886	7,793	7,988
Grants - Operating		8,860	15,098	14,062	14,929	14,291
Grants - Capital		14,470	13,836	8,800	5,785	4,470
Contributions- monetary		272	1,464	(338)	(259)	(212)
Interest received		1,345	1,250	1,275	1,301	1,327
Trust funds and deposits taken		(879)	(224)	249	141	252
Other receipts		2,255	1,838	1,041	993	933
Employees costs		(25,841)	(26,496)	(27,415)	(28,001)	(28,630)
Materials and services		(31,515)	(31,829)	(32,065)	(33,333)	(33,011)
Trust funds and deposits repaid		497	314	(269)	(51)	(272)
Other payments		(7,072)	(7,031)	(648)	(502)	(512)
<b>Net cash provided by operating activities</b>	<b>4.4.1</b>	<b>35,763</b>	<b>42,787</b>	<b>35,350</b>	<b>35,798</b>	<b>36,204</b>
<b>Cash flows from investing activities</b>						
Payments for property, infrastructure, plant and equipment		38,157	43,643	33,988	31,878	30,688
Proceeds from sale of property, infrastructure, plant and equipment		(1,545)	(731)	(848)	(790)	(809)
Payments for/ (Proceeds from) sale of investments		(1,431)	5,000	-	5,000	-
<b>Net cash used in investing activities</b>	<b>4.4.2</b>	<b>35,181</b>	<b>47,912</b>	<b>33,342</b>	<b>36,068</b>	<b>29,880</b>
<b>Cash flows from financing activities</b>						
Finance costs		424	391	485	367	435
Proceeds from borrowings		-	(5,800)	(1,473)	(2,005)	(1,615)
Repayment of borrowings		764	289	6,684	821	1,007
<b>Net cash provided by financing activities</b>	<b>4.4.3</b>	<b>1,188</b>	<b>(4,320)</b>	<b>5,806</b>	<b>(797)</b>	<b>(173)</b>
<b>Net increase (decrease) in cash &amp; cash equivalents</b>		<b>(806)</b>	<b>(795)</b>	<b>(3,688)</b>	<b>507</b>	<b>6,497</b>
Cash & cash equivalents at beginning of the financial year		45,368	44,780	43,985	40,297	40,804
<b>Cash &amp; cash equivalents at end of the financial year</b>		<b>44,780</b>	<b>43,985</b>	<b>40,297</b>	<b>40,804</b>	<b>47,301</b>

## 2018/19 Budget - Wellington Shire Council

### 3.5 Statement of Capital Works

For the four years ending 30 June 2022

	NOTES	Forecast	Budget	Strategic Resource Plan Projections		
		Actual 2017/18 \$'000	2018/19 \$'000	2019/20 \$'000	2020/21 \$'000	2021/22 \$'000
<b>Property</b>						
Land		-	-	-	-	-
Landfill Improvements		1,023	30	-	75	1,600
<b>Total land</b>		<b>1,023</b>	<b>30</b>	<b>-</b>	<b>75</b>	<b>1,600</b>
Buildings		11,839	6,849	7,415	5,333	4,470
<b>Total property</b>		<b>12,871</b>	<b>6,879</b>	<b>7,415</b>	<b>5,408</b>	<b>6,070</b>
<b>Plant &amp; Equipment</b>						
Plant, Machinery & Equipment		2,178	2,201	2,006	2,324	2,450
Furniture & Fittings		412	216	20	37	23
Computers & Communications		279	185	182	182	182
Library books		235	239	244	250	255
<b>Total plant &amp; equipment</b>		<b>3,104</b>	<b>2,821</b>	<b>2,452</b>	<b>2,793</b>	<b>2,910</b>
<b>Infrastructure</b>						
Roads		10,715	12,083	13,294	12,032	13,066
Bridges		1,292	412	610	735	603
Footpaths		2,147	6,718	865	785	803
Drainage		300	150	1,410	2,250	1,445
Recreational Leisure & Community Facilities		981	3,442	1,953	2,797	1,435
Waste Management		147	250	235	120	100
Parks, Open Space & Streetscapes		3,741	3,170	3,590	2,785	2,025
Aerodromes		749	6,224	435	415	605
Off Street Car Parks		370	85	550	550	550
Other Infrastructure		1,650	745	520	1,120	940
<b>Total Infrastructure</b>		<b>22,092</b>	<b>33,279</b>	<b>23,462</b>	<b>23,568</b>	<b>21,572</b>
Intangibles		39	864	659	108	137
<b>Total Intangibles</b>		<b>39</b>	<b>864</b>	<b>659</b>	<b>108</b>	<b>137</b>
<b>Total capital works expenditure</b>	4.5.1	<b>38,156</b>	<b>43,643</b>	<b>33,988</b>	<b>31,878</b>	<b>30,689</b>
<b>Represented by:</b>						
New asset expenditure		2,929	335	350	330	520
Asset renewal expenditure		24,035	28,537	22,651	22,556	23,552
Asset expansion expenditure		4,093	3,371	2,504	3,172	1,287
Asset upgrade expenditure		7,129	12,800	8,163	5,820	5,320
<b>Total capital works expenditure</b>	4.5.1	<b>38,156</b>	<b>43,643</b>	<b>33,988</b>	<b>31,878</b>	<b>30,689</b>
<b>Funding sources represented by:</b>						
Grants		12,101	13,836	6,800	5,785	4,470
Contributions		1,951	1,777	1,822	906	920
Council cash		24,104	23,235	24,888	23,787	24,299
Borrowings		-	4,795	500	1,400	1,000
<b>Total capital works expenditure</b>	4.5.1	<b>38,156</b>	<b>43,643</b>	<b>33,988</b>	<b>31,878</b>	<b>30,689</b>

## 2018/19 Budget - Wellington Shire Council

### 3.6 Statement of Human Resources

For the four years ending 30 June 2022

	Forecast	Budget	Strategic Resource Plan Projections		
	Actual 2017/18 \$'000	2018/19 \$'000	2019/20 \$'000	2020/21 \$'000	2021/22 \$'000
<b>Staff expenditure</b>					
Employee costs - operating	25,275	26,927	27,588	28,148	28,798
Employee costs - capital	92	182	-	-	-
<b>Total staff expenditure</b>	<b>25,367</b>	<b>27,029</b>	<b>27,588</b>	<b>28,148</b>	<b>28,798</b>
	FTE	FTE	FTE	FTE	FTE
<b>Staff numbers</b>					
Employees- Operating	296.1	294.5	288.3	286.0	284.0
Capitalised Labour	1.0	1.0	-	-	-
<b>Total Staff numbers</b>	<b>297.1</b>	<b>295.5</b>	<b>288.3</b>	<b>286.0</b>	<b>284.0</b>

A summary of human resources expenditure categorised to the organisational structure of Council is included below:

Division	Budget 2018/19 \$'000	Comprises			
		Permanent		Casual	Temporary
		Full Time \$'000	Part Time \$'000	\$'000	\$'000
Built & Natural Environment	8,276	8,001	59	-	416
Chief Executive Officer	810	810	-	-	-
Community and Culture	6,385	3,230	1,041	1,638	476
Corporate Services	3,882	3,286	353	-	243
Development	5,703	4,545	744	237	177
<b>Division Totals</b>	<b>26,056</b>	<b>20,672</b>	<b>2,197</b>	<b>1,875</b>	<b>1,312</b>
Total permanent staff expenditure	22,989				
Casuals, temporary and other expenditure	4,160				
Less: Capitalised Labour costs	(102)				
<b>Total operating expenditure</b>	<b>26,927</b>				

A summary of the number of full time equivalent (FTE) Council staff in relation to the above expenditure is included below:

Division	Budget FTE	Comprises			
		Permanent		Casual	Temporary
		Full Time	Part Time	\$'000	\$'000
Built & Natural Environment	112.6	106.0	0.6	-	6.0
Chief Executive Officer	6.0	6.0	-	-	-
Community and Culture	75.4	33.0	14.2	19.5	8.7
Corporate Services	40.8	33.0	4.8	-	3.0
Development	66.7	44.0	10.6	3.2	2.9
<b>Division Totals</b>	<b>295.5</b>	<b>222.0</b>	<b>30.2</b>	<b>22.7</b>	<b>20.6</b>
Total permanent staff	252.2				
Casuals and other	43.3				
Less: Capitalised Labour costs	(1.0)				
<b>Total Operating Employees</b>	<b>294.5</b>				

## 2018/19 Budget - Wellington Shire Council

### 4. Notes to Financial Statements

#### 4.1 Comprehensive Income Statement

##### 4.1.1 Rates and Charges

Rates and charges are required by the Act and the Regulations to be disclosed in Council's annual budget.

In developing the Strategic Resource Plan (SRP), rates and charges were identified as an important source of income. Planning for future rate increases has therefore been an important component of the Strategic Resource Planning (SRP) process. The Fair Go Rates System (FGRS) sets out the maximum amount councils may increase rates in a year. For 2018/19 the FGRS cap has been set at 2.25%. The cap applies to general rates and is calculated on the basis of council's average rates.

The level of required rates and charges has been considered in this context, with reference to Council's other sources of income and the planned expenditure on services and works to be undertaken for the community.

To achieve these objectives while maintaining service levels and a strong capital expenditure program, the average general rate will increase by 2.25% in line with the rate cap. Other charges including the Garbage charge, Waste Infrastructure charge and the EPA levy are outside the Fair Go Rate System (FGRS) and will be on a cost recovery basis. Special charge relates to ratepayer's contributions towards special charge street schemes.

Total rate and charges to be raised for 2018/19 is \$60.6M and \$0.3M for interest on rates and charges.

4.1.1(a) The reconciliation of the total rates and charges to the Comprehensive Income Statement is as follows:

	Forecast Actual	Budget 2018/19	Change	%
	\$'000	\$'000	\$'000	
General rates*	53,324	54,226	902	1.7
Garbage Charge	† 3,570	4,166	596	16.7
Waste Infrastructure Charge	1,536	1,678	142	9.2
EPA Levy	285	318	33	11.5
Botolph Sewage Scheme	10	10	-	-
Special charge	‡ 482	395	(87)	(14.5)
Interest on rates and charges	314	293	(21)	(6.7)
<b>Total rates and charges</b>	<b>59,501</b>	<b>61,000</b>	<b>1,585</b>	<b>2.7</b>

\*This item is subject to the rate cap established under the FGRS.

##### Comments

(1) The increase in the garbage charge is due to the impact of developments in the recycling industry resulting from China's ban on the importation of certain materials in their present form, which will significantly increase Council's cost of recycling and handling.

(2) Special charge relates to owner contribution raised as a special charge for ratepayers' contribution towards street reconstructions.

4.1.1(b) The rate in the dollar to be levied as general rates under Section 155 of the Act for each type or class of land compared with the previous financial year.

Type or class of land	2017/18 cents/\$CV	2018/19 cents/\$CV	Change
General residential	0.005436	0.005514	1.4%
Commercial/Industrial	0.005436	0.005514	1.4%
Farm	0.004349	0.004412	1.4%
Cultural & Recreational Land Act (rate concession)	N/A	N/A	N/A

## 2018/19 Budget - Wellington Shire Council

4.1.1(c) The estimated amount to be raised by general rates in relation to each type or class of land, and the estimated total amount to be raised by general rates compared with the previous year.

Type of Property	2017/18 \$000's	2018/19 \$000's	Change %
General residential	31,565	32,704	3.6
Commercial/Industrial	8,629	11,743	36.1
Farm	9,690	9,708	0.3
Cultural & Recreational Land	71	73	3.1
<b>Total amount to be raised by general rates</b>	<b>49,955</b>	<b>54,228</b>	<b>8.8</b>

Additional supplementary property valuations and new assessments occurring after the 2017/18 budget was struck in April 2017, are fully annualised and are included in the budget for 2018/19.

4.1.1(d) The number of assessments in relation to each type or class of land compared with the previous year.

Type of Property	2017/18 No.	2018/19 No.	Change %
General residential	28,301	27,550	(2.7)
Commercial/Industrial	1,563	1,582	0.6
Farm	3,650	3,664	0.2
Cultural & Recreational Land	37	35	(5.4)
<b>Total number of assessments</b>	<b>33,547</b>	<b>32,811</b>	<b>(2.2)</b>

4.1.1(e) The basis of valuation to be used is the Capital Improved Value (CIV).

4.1.1(f) The estimated value of each type or class of land compared with the previous financial year.

Type of Property	2017/18 000's	2018/19 000's	Change %
General residential	5,006,650	5,931,375	2.1
Commercial/Industrial	1,587,341	2,129,474	34.2
Farm	2,225,986	2,200,218	(1.2)
Recreational Land	27,468	27,192	(1.0)
<b>Total value of land</b>	<b>9,647,461</b>	<b>10,288,259</b>	<b>6.6</b>

The uplift represents supplementary (new assessments of CIV) occurring/created after the 2017/18 budget was struck in April 2017 and exist for inclusion in 2018/19 budget.

4.1.1(g) The rate or unit amount to be levied for each type of service rate or charge under Section 162 of the Act compared with the previous financial year.

Type of Charge	Per Rateable Property 2017/18 \$	Per Rateable Property 2018/19 \$	Change %
Residential Garbage collection	157.00	222.00	18.7
Waste Infrastructure Charge (Landfill operation and rehabilitation)	50.00	55.00	10.0
EPA Levy Charge	14.92	16.92	13.4
Boisdale Common Effluent System and Pump out Charge - Residential	396.00	404.90	2.2
Boisdale Common Effluent System and Pump out Charge - Commercial - includes GST	435.60	445.00	2.2

Service rates and charges are not covered by FGRS

## 2018/19 Budget - Wellington Shire Council

4.1.1 (h) The estimated amount to be raised by each type of service rate or charge compared with the previous financial year.

Type of Charge	2017/18 000's	2018/19 000's	Change %
Kerbside collection (Garbage)	3,533	4,188	17.9
Waste Infrastructure Charge	1,534	1,678	9.4
EPA Levy Charge	282	318	12.6
Boisdale Common Effluent System Charge	10	10	-
<b>Total amount to be raised by service rates or charges</b>	<b>5,359</b>	<b>6,172</b>	<b>15.2</b>

(1) Recycle processing charges and management of council's landfills and transfer stations.

4.1.1(i) The estimated total amount to be raised by all rates and charges compared with the previous year:

	2017/18 000's	2018/19 000's	Change
Rates and charges	55,304	60,398	5,095
Supplementary rates	196	-	(196)
<b>Total</b>	<b>55,500</b>	<b>60,398</b>	<b>4,898</b>

4.1.1(j) Fair Go Rates System Compliance

Wellington Shire Council is compliant with the State Government's Fair Go Rates System.

	2017/18	2018/19
Number of rateable properties	33,153	32,776
Base Average Rates	\$ 1,567.45	\$ 1,639.73
Maximum Rate Increase (set by the State Government)	2.00%	2.25%
Capped Average Rate	\$ 1,698.80	\$ 1,676.82
Maximum General Rates and Municipal Charges Revenue	\$ 53,005,016	\$ 54,952,926
Budgeted General Rates and Municipal Charges Revenue	\$ 53,000,043	\$ 54,157,891

4.1.1 (k) There are no known significant changes, which may affect the estimated amounts to be raised by rates and charges. However, the total amount to be raised by rates and charges may be affected by:

- The making of supplementary valuations;
- The variation of returned levels of value (e.g. valuation appeals);
- Changes of use of land such that rateable land becomes non-rateable land and vice versa;
- Changes of use of land such that residential land becomes business land and vice versa; and
- Consolidation of farm properties and land subdivisions.

## 2018/19 Budget - Wellington Shire Council

### 4.1 1(i) Differential rates

#### Rates to be levied

The rate in the dollar to be applied to the CIV in

- A general rate of 0.005514 for all rateable general properties; and
- A rate of 0.004412 for all rateable farm properties, being 80% of the general rate.

Each differential rate will be determined by multiplying the Capital Improved Value of each rateable land (categorised by the characteristics described below) by the relevant percentages indicated above.

Council considers that each differential rate will contribute to the equitable and efficient carrying out of Council functions. Details of the types of classes of land, which are subject to each differential rate are set out below.

#### Farm Land

Farm land is land, which is:

- not less than 2 hectares in area; and
- is used primarily for:
  - grazing (including agistment);
  - dairying;
  - pig-farming;
  - poultry-farming;
  - fish-farming;
  - tree-farming;
  - bee-keeping;
  - viticulture;
  - horticulture;
  - fruit-growing or the growing of crops of any kind or for any combination of these activities, and;
- is used by a business;
  - that has significant and substantial commercial purpose or character; and
  - that seeks to make a profit on a continuous or repetitive basis from its activities on the land; and
  - that is making a profit from its activities on the land, or that has a reasonable prospect of making a profit from its activities on the land if it continues to operate in the way that it is operating; and
- where the ratepayer is considered a Primary Producer.

#### Recreational land

Recreational land is land, which is as defined in accordance with Section 4 of the *Cultural & Recreational Lands Act 1963*:

- controlled by a non-profit organisation which exists for the purpose of providing or promoting culture or sporting recreation facilities which is used for sporting, recreation or cultural purposes or which is used for agricultural showgrounds.

The amounts levied on recreational land have regard to the services provided by the Council in relation to such lands, and the benefit to the community derived from such recreational lands.

## 2018/19 Budget - Wellington Shire Council

### 4.1.2 Statutory fees and fines

	Forecast	Budget	Change	
	Actual 2017/18 \$'000	2018/19 \$'000	\$'000	%
Infringements and costs	215	221	6	2.6
Land & Building Information Certificates	115	118	3	2.6
Permits	93	72	(21)	(22.6)
Planning Fees	399	400	1	0.3
<b>Total statutory fees and fines</b>	<b>822</b>	<b>811</b>	<b>(11)</b>	<b>(1.4)</b>

Statutory fees relate mainly to fees and fines levied in accordance with legislation and includes *Public Health and Wellbeing Act 2008* registrations, provision of property information and fines. Increases in statutory fees are made in accordance with legislative requirements.

**Comments:**

Budgeted statutory fees and fines are expected to remain relatively consistent with 2017/18 levels except for permits. Permit income is anticipated to decrease by 23 per cent primarily due to the lower number of compliance (fine) notices expected to be raised in 2018/19.

### 4.1.3 User fees

	Forecast	Budget	Change	
	Actual 2017/18 \$'000	2018/19 \$'000	\$'000	%
Waste management services	2,573	2,673	100	3.9
Leisure centres	2,142	2,290	118	5.5
Registration and other permits	1 677	777	100	14.8
Saleyards	2 161	659	498	310.0
The Wedge	380	389	9	2.3
Other fees and charges	332	295	(37)	(11.2)
Reimbursements	3 331	282	(49)	(14.9)
Emergency Works- Call outs	90	90	-	-
Animal Services	61	61	-	-
Wellington Centre	35	39	4	10.9
<b>Total user fees</b>	<b>6,782</b>	<b>7,525</b>	<b>743</b>	<b>11.0</b>

User charges relate mainly to the recovery of service delivery costs through the charging of fees to users of Council's services. These include use of leisure, entertainment and other community facilities. In setting the budget, the key principles for determining the level of user charges has been to ensure that increases do not exceed CPI increases or market levels.

**Comments:**

Budgeted user fees are expected to increase by \$0.7M over 2017/18.

(1) Additional animal registration income will be used to employ resources to ensure compliance with new Domestic Breeders legislation.

(2) Since 1 April 2018 Council retained operations of the Gippsland Regional Livestock Exchange operations which results in a full year user fees in 2018/19.

(3) During 2017/18 Council provided information technology shared services support to two Gippsland Councils, but the 2018/19 budget only includes support for one council.

A detailed listing of fees and charges is included in Appendix- Fees and Charges.

## 2018/19 Budget - Wellington Shire Council

### 4.1.4 Grants

Grants are required by the Act and the Regulations to be disclosed in Council's annual budget.

	Forecast Actual 2017/18 \$'000	Budget 2018/19 \$'000	Change \$'000	%
Grants were received in respect of the following:				
Summary of grants				
Commonwealth funded grants	11,993	15,212	3,219	26.8
State funded grants	8,611	13,516	4,905	57.0
<b>Total grants received</b>	<b>20,604</b>	<b>28,728</b>	<b>8,124</b>	<b>39.4</b>

<b>(a) Operating Grants</b>					
<b>Recurrent - Commonwealth Government</b>					
Victoria Grants Commission	1	6,146	12,923	6,477	105.4
<b>Recurrent - State Government</b>					
Property valuation	2	185	-	(185)	(100.0)
School crossing supervisors		110	110	-	-
Municipal emergency		154	179	22	14.2
Libraries		314	321	6	2.0
Parks & Environmental services		112	113	-	-
Cultural Services		213	213	-	-
Fire Service Property levy		58	-	(58)	(100.0)
Senior citizens		56	56	-	-
Other		13	13	-	-
Community support programs		25	25	-	-
Rural Access		261	247	(14)	(5.4)
Environmental health		72	72	-	-
<b>Total recurrent grants</b>		<b>7,719</b>	<b>13,989</b>	<b>6,250</b>	<b>81.0</b>
<b>Non- Recurrent - State Government</b>					
Other		50	125	75	150.0
Community Support programs		5	5	-	-
Cultural Services		9	-	(9)	(100.0)
Parks & Environmental services	3	255	-	(255)	(100.0)
Economic Development & Tourism		5	-	(5)	(100.0)
Community & Recreation Facilities upgrade	4	460	793	333	72.5
<b>Total non- recurrent grants</b>		<b>784</b>	<b>923</b>	<b>139</b>	<b>17.7</b>
<b>Total operating grants</b>		<b>8,503</b>	<b>14,912</b>	<b>6,389</b>	<b>75.1</b>

#### Comments:

Budgeted operating grants are expected to increase by \$6.4M over 2017/18.

(1) Fifty percent of the 2017/18 Financial Assistance Grant was received in 2016/17 which has resulted in a subsequent reduction in 2017/18. The full allocation of the Financial Assistance Grant is expected in 2018/19.

(2) The biennial general property revaluation will occur in 2017/18 for which Council receives reimbursement from the State Revenue Office.

(3) The Victorian government announced in March 2018 that it will provide assistance to Councils for impact of the change in recycling arrangement for the last 2017/18 financial quarter.

(4) One off grants for community and facilities upgrades will be received in 2018/19 for Sale Memorial Hall and Gormandale Lighting Upgrades.

## 2018/19 Budget - Wellington Shire Council

		Forecast Actual 2017/18 \$'000	Budget 2018/19 \$'000	Change	
				\$'000	%
<b>(b) Capital Grants</b>					
<b>Recurrent - Commonwealth Government</b>					
Roads to Recovery	1	5,497	1,617	(3,880)	(70.6)
<b>Total Recurrent Commonwealth Government grants</b>		<b>5,497</b>	<b>1,617</b>	<b>(3,880)</b>	<b>(70.6)</b>
<b>Non- Recurrent - Commonwealth Government</b>					
Blackspot	2	350	972	622	177.7
<b>Non- Recurrent - State Government</b>					
Roads	2	-	1,167	1,167	-
Bridges		-	146	146	-
Footpaths	3	300	1,500	1,200	400.0
Recreational Leisure & Community Facilities		207	1,090	883	426.6
Parks, Open Space & Streetscapes		1,275	398	(877)	(68.8)
Aerodromes	4	500	4,500	4,000	800.0
Other Infrastructure		207	356	59	19.9
Buildings	5	3,665	2,090	(1,575)	(43.0)
Plant, Machinery & Equipment		1	-	(1)	(100.0)
Library Books		9	-	(9)	(100.0)
<b>Total Non- Recurrent State Government grants</b>		<b>6,254</b>	<b>11,247</b>	<b>4,993</b>	<b>79.6</b>
<b>Total Capital grants</b>		<b>12,101</b>	<b>13,836</b>	<b>1,735</b>	<b>14.3</b>
<b>Total Grants</b>		<b>20,604</b>	<b>28,728</b>	<b>8,124</b>	<b>39.4</b>

### Comments:

Capital grants include all monies received from State and Federal government for the purposes of funding specific capital works projects and are expected to increase by \$1.7M compared to 2017/18.

(1) 2018/19 is the last year of the current Roads to Recovery 5 year program.

(2) Blackspot and Local Roads to Market funding will be used to upgrade roads in the various areas of the Shire.

(3) Funding will be received for Streetscapes works in Maltra and Sale.

(4) Other major grant funding will be received for the West Sale Runway Extension (\$4.5M), Cameron Sporting Complex (\$2M), Sale Tennis Club (\$0.8M), Sale Memorial Hall Upgrade (\$0.5M) and Gormondale Lighting Upgrade (\$0.3M).

### 4.1.5 Contributions

		Forecast Actual 2017/18 \$'000	Budget 2018/19 \$'000	Change	
				\$'000	%
Monetary	1	553	1,546	993	179.6
Non-monetary	2	260	-	(260)	(100.0)
<b>Total contributions</b>		<b>813</b>	<b>1,546</b>	<b>733</b>	<b>90.2</b>

### Comments:

Cash contributions include all monies received from community sources or other non government bodies towards the delivery of Council's services to ratepayers (operating) and capital works program.

(1) Monetary contributions are expected to increase by \$0.7M in anticipation of community contributions towards some major community redevelopments occurring in 2018/19 including the Sale Memorial Hall, Cameron Sporting Complex, Sale Tennis Club and the Gippsland Regional Sports Complex floor upgrade.

(2) Non monetary contributions are gifted and donated assets relating to infrastructure assets from new subdivisions and land acquired under the Wellington Coastal Strategy Voluntary Assistance Scheme. No non cash monetary contributions have been budgeted for 2018/19.

## 2018/19 Budget - Wellington Shire Council

### 4.1.6 Net Gain (loss) on disposal of property, infrastructure, plant and equipment

	Forecast	Budget	Change	
	Actual 2017/18 \$'000	2018/19 \$'000	\$'000	%
Proceeds from sale of assets	1,545	731	(814)	(52.7)
Written Down Value of assets sold	(1,228)	(580)	648	(52.8)
<b>Total Net Gain (loss) on disposal of property, infrastructure, plant and equipment</b>	<b>317</b>	<b>151</b>	<b>(166)</b>	<b>(52.3)</b>

**Comments:**

Proceeds from the disposal of Council Assets is expected to be \$0.7M and relates mainly to the planned cyclical replacement of part of the plant and vehicle fleet. The written down value of assets sold is anticipated to be \$0.6M.

### 4.1.7 Other income

	Forecast	Budget	Change	
	Actual 2017/18 \$'000	2018/19 \$'000	\$'000	%
Interest on investments	1,345	1,250	(95)	(7.1)
Other rent	1 949	815	(134)	(14.1)
Donations	2 1,131	155	(976)	(86.3)
Recognition of assets	3 1,223	-	(1,223)	(100.0)
Interest on debtors	18	18	-	-
Miscellaneous income	4 107	-	(107)	(100.0)
Sponsorship	27	27	-	-
Insurance recovery	24	23	(1)	(4.2)
<b>Total other income</b>	<b>4,824</b>	<b>2,288</b>	<b>(2,536)</b>	<b>(52.6)</b>

**Comments:**

Budgeted other income is expected to decrease by \$2.5M.

- (1) Since 1 April 2018 Council retained operations of the Gippsland Regional Livestock Exchange operations which results in reduced rental income in 2018/19.
- (2) Reduced donations towards major projects such as the Port of Sale Culture Hub (Wellington Centre) and the Gippsland Regional Sports Complex will not occur in 2018/19.
- (3) Recognition of assets such as roads and buildings are forecasted to be \$1.2M in 2017/18. No budget is included for recognition of assets in 2018/19.
- (4) A number of one-off miscellaneous reimbursements and non asset sales occurred in 2017/18 which are not expected to occur in 2018/19.

## 2018/19 Budget - Wellington Shire Council

### 4.1.8 Employee costs

	Forecast		Budget	Change	
	Actual	2017/18		2018/19	\$'000
		\$'000	\$'000	\$'000	%
Wages and Salaries		20,068	21,842	1,787	8.9
Superannuation		2,003	2,121	118	5.9
Casual staff		1,774	1,640	(134)	(7.6)
Other		832	585	(247)	(29.7)
Workcover		391	512	121	31.0
Fringe benefit tax		220	227	7	3.4
<b>Total employee costs</b>		<b>25,275</b>	<b>26,927</b>	<b>1,652</b>	<b>6.5</b>

**Comments:**

Budgeted employee costs are expected to increase by \$1.7 million over 2017/18 primarily due to:

- (1) Moving to direct employment of staff at Gippeland Regional Livestock Exchange (GRLE) and Visitor Information Centres.
- (2) Enterprise Agreement increases and within band movements.

### 4.1.9 Materials and services

	Forecast		Budget	Change	
	Actual	2017/18		2018/19	\$'000
		\$'000	\$'000	\$'000	%
Authority fees		948	948	-	-
Consultants	1	514	837	323	62.9
Contractors	2	14,568	15,096	518	3.6
Contributors		2,690	2,644	(46)	(1.7)
Insurance		1,065	1,111	46	4.3
Legal expenses		216	154	(62)	(28.7)
Materials	3	7,992	8,874	882	11.0
Utility payments	4	2,326	2,643	317	13.6
<b>Total Materials and services</b>		<b>30,319</b>	<b>32,297</b>	<b>1,978</b>	<b>6.5</b>

**Comments:**

Budgeted materials and services are expected to increase by \$2.0M over 2017/18.

- (1) Additional consulting expenditure will occur in 2018/19 mainly for the commencement of research in relation to Port Albert drainage and tidal protection opportunities (\$0.2M) and identifying and facilitating shared services opportunities with participating GLGN Councils (\$0.1M).
- (2) Additional contractor expenditure in 2018/19 includes the impact of increased recycling processing costs (\$0.6M), continued works on potential shared services between Gippeland Councils (\$0.6M), redevelopment of the Sale Memorial Hall and Gormandale lighting upgrades (\$1.0M) and SPAusnet upgrades to York Street Sale (\$1.0M). This is offset by a reduction in 2017/18 one off expenditure on projects such as the Cowwarr Recreation Reserve Upgrade, the biennial general property valuation, Kilmany Landfill remediation works and the completion of the Cobains Rd/Princes Highway roundabout.
- (3) Materials costs will increase for the maintenance of roads and other infrastructure including the refurbishment of the Port of Sale Business Centre.
- (4) Utility costs are anticipated to increase mainly due to a full year operational costs for the Wellington Centre and the impact of a new electricity contract commencing January 2018.

## 2018/19 Budget - Wellington Shire Council

### 4.1.10 Bad and doubtful debts

	Forecast	Budget	Change	
	Actual 2017/18 \$'000	2018/19 \$'000	\$'000	%
Rate debtors	51	51	-	-
Infringements	5	5	-	-
<b>Total bad and doubtful debts</b>	<b>56</b>	<b>56</b>	<b>-</b>	<b>-</b>

**Comments:**

Budgeted bad and doubtful debts are expected to remain consistent with 2017/18 levels.

### 4.1.11 Depreciation and amortisation

	Forecast	Budget	Change	
	Actual 2017/18 \$'000	2018/19 \$'000	\$'000	%
Infrastructure	15,230	15,700	470	3.1
Property	6,699	5,147	(1,552)	(23.2)
Plant and equipment	2,235	2,274	39	1.8
Intangible assets	296	685	389	131.7
<b>Total depreciation and amortisation</b>	<b>24,460</b>	<b>23,806</b>	<b>(654)</b>	<b>(2.7)</b>

**Comments:**

Budgeted depreciation and amortisation is expected to decrease by \$0.7M, mainly due to a one off accounting adjustment in 2017/18 of \$2.3M for the partial disposal of a Port of Sale building associated with the completion of the major refurbishment. Excluding this adjustment depreciation and amortisation will increase by nearly \$3M due mainly to the completion of the 2018/19 capital works program and the full year effect of depreciation on the 2017/18 capital works program.

### 4.1.12 Borrowing costs

	Forecast	Budget	Change	
	Actual 2017/18 \$'000	2018/19 \$'000	\$'000	%
Interest - borrowings	424	391	(33)	(7.7)
<b>Total borrowing costs</b>	<b>424</b>	<b>391</b>	<b>(33)</b>	<b>(7.7)</b>

### 4.1.13 Other expenses

	Forecast	Budget	Change	
	Actual 2017/18 \$'000	2018/19 \$'000	\$'000	%
Derecognition of assets	56	-	(56)	(100.0)
Assets written off	105	-	(105)	(100.0)
Councillors allowances	304	310	6	2.0
Operating lease rentals	288	278	(10)	(3.6)
Landfill Rehabilitation Expense	1,500	1,750	250	16.7
Auditors remuneration - VAGO	70	70	-	-
Auditors remuneration - internal	40	45	5	12.5
<b>Total other expenses</b>	<b>2,383</b>	<b>2,453</b>	<b>90</b>	<b>3.8</b>

**Comments:**

Budgeted other expenses are expected to increase marginally over 2018/19.

## 2018/19 Budget - Wellington Shire Council

### 4.2 Balance Sheet

#### 4.2.1 Assets

Budgeted "Total assets" are expected to increase by \$23.6M, being \$4.3M in current assets and \$19.3M in non-current assets.

The increase of \$4.3M in current assets is the result of increased cash and cash equivalents.

The increase of \$19.3M in non-current assets is attributable to the net result of the capital works program (\$43.6M of new assets), depreciation of assets (\$23.8M) and the impact of asset sales (\$0.5M).

#### 4.2.2 Liabilities

Budgeted "Total liabilities" are expected to increase by \$7.5M, being \$9.4M in current liabilities and a decrease of \$1.9M in non-current liabilities.

The increase of \$9.4M in current liabilities is primarily due to classification of the timing for the planned repayment of \$6.0M loan principal (Local Government Funding Vehicle (LGFV bond)) during 2019/20. Trade and other payable will increase by \$0.5M and the provision for landfill by \$2.4M for planned commencement of the rehabilitation of the Longford landfill in 2019/20.

The majority of \$1.9M decrease in non-current liabilities relates to reduction in loan borrowings.

#### 4.2.3 Borrowings

The table below shows information on borrowings specifically required by the Regulations.

	2017/18	2018/19
	\$'000	\$'000
Amount borrowed as at 30 June of the prior year	8,656	7,892
Amount proposed to be borrowed	-	5,000
Amount projected to be redeemed	764	389
Amount of borrowings as at 30 June	7,892	12,603

Borrowings are utilised by council to spread impacts across generations of citizens of the community utilising assets.

Prior years borrowings were delayed due to timing of projects planned to be completed in 2015/19.

## 2018/19 Budget - Wellington Shire Council

### 4.3 Statement of changes in Equity

#### 4.3.1 Other Reserves

		2018/19 \$'000
Forecast at 30 June 2018		6,983
<b>Proposed Transfer to Reserves 2018/19</b>		
Discretionary Reserves		
-Plant Replacement	1	808
-Waste Infrastructure	2	1,670
Non- Discretionary Reserves		
-Recreational Land	3	110
-Art Gallery Acquisition/Contribution Reserves	4	11
-Leased Property Improvements (e)	5	310
<b>Total transfers to reserves</b>		<b>2,912</b>
<b>Proposed Transfer from Reserves 2018/19</b>		
Discretionary Reserves		
-Plant Replacement	1	895
-Waste Infrastructure	2	495
Non-Discretionary Reserves		
-Recreational Land	3	330
-Art Gallery Acquisition/Contribution Reserves	4	45
-Leased Property Improvements (e)	5	-
<b>Total transfers to reserves</b>		<b>1,735</b>
<b>Budget at 30 June 2019</b>		<b>8,160</b>

#### Comments

Total other reserves are expected to increase by \$1.2M over 2017/18.

(1) Plant Replacement Reserve is to fund future purchases of major plant and equipment and will marginally decrease by the end of 2018/19.

(2) Waste Infrastructure Reserve is to fund the establishment of recycling and transfer station, remediation and rehabilitation of existing and closed landfills and an increase in landfill capacity in the future. The 2018/19 increase relates to the transfer to the reserve of the Waste Infrastructure charge collected during 2018/19 reduced by proposed expenditure on waste facilities.

(3) Recreational Land Reserve is to fund future open space facilities as per Section 13 of Subdivision Act. During 2018/19 it is anticipated to transfer funds from this reserve to purchase land for future open space developments in Maffra and Yarram.

(4) Art Gallery Acquisition and Contribution Reserves are to fund future art acquisitions and major exhibitions including the John Leslie Art Prize. The John Leslie Art Prize will occur in 2018 and funds will be transferred for this major exhibition.

(5) Leased Property Improvements Reserve is to fund future works on leased properties (caravan parks and Port of Sale Moorings) in accordance with Crown Land Act. Funds transferred to reserve in 2018/19 include lease related payments received from Caravan Parks lessees and mooring fees.

#### 4.3.2 Equity

Total Equity is anticipated to increase by \$16.2M being for the expected 2018/19 surplus.

## 2018/19 Budget - Wellington Shire Council

### 4.4 Statement of Cash Flows

#### 4.4.1 Net cash flows provided by/used in operating activities

The increase of \$7.03M in cash inflows from operating activities is mainly due to the full allocation of the annual Financial Assistance Grant expected to be received in 2018/19 whereas in 2017/18 only fifty percent was received (the other fifty percent was received in June 2017).

#### 4.4.2 Net cash flows provided by/used in investing activities

The majority of the \$12.7M increase in payments for investing activities represents the change in payments for property, infrastructure, plant and equipment of \$5.5M. The increase in property, infrastructure, plant and equipment expenditure represents Council's continued commitment to the renewal of community assets and delivering improvements to facilities. More detailed information on the 2018/19 capital program can be found in 4.5.

#### 4.4.3 Net cash flows provided by/used in financing activities

Net cash flow provided by financing activities has increased by \$5.5M as a result of proposed \$5M 2018/19 borrowings which is to partly fund works on West Sale Airport Runway Extension, Cameron Sporting Complex Redevelopment, Sale Tennis Club Redevelopment, Maffra CBD Streetscape Development and to partly fund residential street schemes (with funds to be repaid by ratepayers over a 10 year period). During 2018/19 loan principal and interest repayments will decrease by \$0.5M.

## 2018/19 Budget - Wellington Shire Council

### 4.5. Capital Works Program

This section presents a listing of the capital works projects that will be undertaken for the 2018/19 year, classified by expenditure type and funding source. Works are also disclosed as current budget or carried forward from prior year.

#### 4.5.1 Summary

	Forecast Actual 2017/18 \$'000	Budget 2018/19 \$'000	Change \$'000	%
Property	12,921	6,879	(6,042)	(46.8)
Plant and equipment	3,104	2,821	(283)	(9.1)
Infrastructure	22,092	33,279	11,292	51.1
Intangibles	39	664	625	1,602.6
<b>Total</b>	<b>38,156</b>	<b>43,643</b>	<b>5,487</b>	<b>14.4</b>

Intangibles are included as a reconciling item to match Statement of Capital Works (Section 3)

<sup>1</sup> With the completion of the Port of Sale Cultural Hub in 2017/18, the largest project undertaken in the last three years, the property capital works is smaller in 2018/19.

<sup>2</sup> Investment in large infrastructure projects such as the West Sale Airport Runway Extension and the Gippsland Regional Sports Complex.

<sup>3</sup> Cyclic renewal of major business software will occur in 18/19.

	Project Cost \$'000	Asset expenditure types				Summary of Funding Sources			
		New \$'000	Renewal \$'000	Upgrade \$'000	Expansion \$'000	Grants \$'000	Contrib. \$'000	Council cash \$'000	Borrowings \$'000
Property	6,879	-	2,132	3,367	1,380	2,090	790	1,999	2,000
Plant and equipment	2,821	-	2,653	50	118	-	-	2,821	-
Infrastructure	33,279	335	21,669	8,799	2,476	11,747	685	17,752	2,795
Intangibles	664	-	75	586	-	-	-	664	-
<b>Total</b>	<b>43,643</b>	<b>335</b>	<b>26,532</b>	<b>12,802</b>	<b>3,974</b>	<b>13,837</b>	<b>1,775</b>	<b>23,236</b>	<b>4,795</b>

2018/19 Budget - Wellington Shire Council

4.5.2 Current Budget

Capital Works Area	Project	Asset Expenditure Type				Summary of Funding Sources			
	Cost \$'000	New \$'000	Renewal \$'000	Upgrade \$'000	Expansion \$'000	Grants \$'000	Contributions \$'000	Cash \$'000	Borrowings \$'000
<b>PROPERTY</b>									
<b>LAND</b>									
	-	-	-	-	-	-	-	-	-
<b>TOTAL LAND</b>	-	-	-	-	-	-	-	-	-
<b>LANDFILL IMPROVEMENTS</b>									
Rosedale Landfill - Minor Cell Construction	30	-	30	-	-	-	-	30	-
<b>TOTAL LANDFILL IMPROVEMENTS</b>	30	-	30	-	-	-	-	30	-
<b>BUILDINGS</b>									
Public Toilets Renewal Program - Rosedale CBD Toilet	250	-	250	-	-	-	-	250	-
Aqua Energy - CCTV System Extension	10	-	5	-	5	-	-	10	-
Outdoor Pools - Public Address System Reinstatement (Year 2)	30	-	24	6	-	-	-	30	-
Outdoor Pools - Solar Heating Upgrades	45	-	22	23	-	-	-	45	-
Aqua Energy - LED Lighting Renewal	35	-	28	7	-	-	-	35	-
Aqua Energy - Leisure and Program Pool Ceiling replacement	55	-	52	3	-	-	-	55	-
Aqua Energy - PV Solar Installation	30	-	-	-	30	-	-	30	-
Aqua Energy - Leisure Pool and Changeroom HVAC Improvement	10	-	8	2	-	-	-	10	-
Baldwin Recreation Reserve, Sale - Changeroom Upgrade (Year 2)	150	-	90	60	-	-	-	150	-
Gippsland Regional Sports Complex - Stadium Floor Upgrade	850	-	-	850	-	-	500	350	-
Gippsland Regional Sports Complex - Stadium Storage Extension and access upgrade	45	-	22	-	23	-	-	45	-
Gippsland Regional Sports Complex - PV Solar Installation	26	-	-	-	26	-	-	26	-
Briarolong Recreation Reserve - Pavilion Redevelopment	330	-	264	66	-	90	40	200	-
Cameron Sporting Complex, Maffra - Stadium Redevelopment	4,250	-	1,062	2,125	1,063	2,000	250	-	2,000
Stephenson Park Recreation Reserve, Sale - Change Room Redevelopment	80	-	56	24	-	-	-	80	-

2018/19 Budget - Wellington Shire Council

Capital Works Area	Project	Asset Expenditure Type				Summary of Funding Sources			
	Cost \$'000	New \$'000	Renewal \$'000	Upgrade \$'000	Expansion \$'000	Grants \$'000	Contributions \$'000	Cash \$'000	Borrowings \$'000
The Wedge - Hearing Augmentation System	7	-	6	1	-	-	-	7	-
The Wedge - Inground Lighting Fixtures	35	-	17	18	-	-	-	35	-
The Wedge - Meeting Room Audio Visual System	10	-	8	2	-	-	-	10	-
The Wedge - Moving Head Lighting Fixtures	20	-	10	-	10	-	-	20	-
The Wedge - Replacement of Hand winches	23	-	11	12	-	-	-	23	-
<b>TOTAL BUILDINGS</b>	<b>6,291</b>	-	<b>1,935</b>	<b>3,199</b>	<b>1,157</b>	<b>2,090</b>	<b>790</b>	<b>1,411</b>	<b>2,000</b>
<b>TOTAL PROPERTY</b>	<b>6,321</b>	-	<b>1,985</b>	<b>3,199</b>	<b>1,157</b>	<b>2,090</b>	<b>790</b>	<b>1,441</b>	<b>2,000</b>
<b><u>PLANT &amp; EQUIPMENT</u></b>									
<b>PLANT, MACHINERY &amp; EQUIPMENT</b>									
Fleet Renewal - Annual Program	906	-	906	-	-	-	-	906	-
Plant Renewal - Annual Program	1,115	-	1,115	-	-	-	-	1,115	-
<b>TOTAL PLANT, MACHINERY &amp; EQUIPMENT</b>	<b>2,021</b>	-	<b>2,021</b>	-	-	-	-	<b>2,021</b>	-
<b>FURNITURE &amp; FITTINGS</b>									
Aqua Energy - Cardio Equipment Upgrade	98	-	68	10	20	-	-	98	-
Gippsland Regional Sports Complex - Meeting Room Furniture Upgrade	16	-	8	8	-	-	-	16	-
Gippsland Art Gallery - Display Cabinets	10	-	-	-	10	-	-	10	-
The Wedge - Membership Card Printer	4	-	2	2	-	-	-	4	-
The Wedge - Rostra Platforms	8	-	-	-	8	-	-	8	-
Gippsland Art Gallery - Art Acquisitions	20	-	-	-	20	-	-	20	-
Gippsland Regional Sports Complex - Stage 2A - Pavilion Fit-Out & Competition Equipment	60	-	-	-	60	-	-	60	-
<b>TOTAL FURNITURE &amp; FITTINGS</b>	<b>216</b>	-	<b>78</b>	<b>20</b>	<b>118</b>	-	-	<b>216</b>	-
<b>LIBRARY BOOKS</b>									
Library - Audio Visual Library Resources	51	-	51	-	-	-	-	51	-
Library - Book Acquisitions	148	-	148	-	-	-	-	148	-
Library - Cataloguing & Processing	40	-	40	-	-	-	-	40	-
<b>TOTAL LIBRARY BOOKS</b>	<b>239</b>	-	<b>239</b>	-	-	-	-	<b>239</b>	-
<b>TOTAL PLANT &amp; EQUIPMENT</b>	<b>2,476</b>	-	<b>2,338</b>	<b>20</b>	<b>118</b>	-	-	<b>2,476</b>	-

2018/19 Budget - Wellington Shire Council

Capital Works Area	Project	Asset Expenditure Type				Summary of Funding Sources			
	Cost \$'000	New \$'000	Renewal \$'000	Upgrade \$'000	Expansion \$'000	Grants \$'000	Contributions \$'000	Cash \$'000	Borrowings \$'000
<b>INFRASTRUCTURE</b>									
<b>ROADS</b>									
Boisdale Newry Road Safety Upgrades (Blackspot Program)	84	-	21	63	-	84	-	-	-
Gairnbrook Road Reconstruction 2.2km	150	-	90	60	-	-	-	150	-
Pound Road West/Gelliondale Road, Alberton Renewal Project Development	210	-	157	53	-	210	-	-	-
Beverleys Road Safety Upgrades (Blackspot Program)	220	-	110	60	44	-	-	220	-
Freestone Creek Road Safety Upgrades (Blackspot Program)	528	-	204	264	-	528	-	-	-
Hodges Road Safety Upgrades (Blackspot Program)	121	-	24	97	-	121	-	-	-
Hodges Road Safety Upgrades (Blackspot Program)	140	-	26	112	-	140	-	-	-
Johnsons Road Upgrade (Local Roads to Market Program)	723	-	-	723	-	723	-	-	-
Firebrace Road Upgrade (Local Roads to Market Program)	594	-	-	594	-	594	-	-	-
Sale Toongabbie Road Safety Upgrades - Planning and Design (Blackspot Program)	99	-	48	50	-	99	-	-	-
Sale Toongabbie Road and Intersection Upgrades (Local Roads to Market Program)	440	-	220	220	-	290	150	-	-
McMilan Crescent, Yarram - Special Charge Scheme	300	-	150	150	-	250	50	-	-
Marley Street North, Sale - Special Charge Scheme	842	-	421	421	-	577	265	-	-
Boggy Creek Road, Longford - Special Charge Scheme - (Year 1 - Design)	50	-	25	25	-	-	-	50	-
Riverview Road, Wurruk - Special Charge Scheme	200	-	100	100	-	120	80	-	-
Park Avenue, Cowwarr - Vehicle Turning Area	20	-	-	20	-	20	-	-	-
Loch Sport Town Entry Improvements (Town Entry Improvement Program)	50	-	25	25	-	-	-	50	-
Reeve Street / Raglan Street, Sale - Intersection Improvements	150	-	75	75	-	-	-	150	-
Stockdale Road / Briagolong-Stockdale Road Intersection Upgrade - (Year 1 - Design)	30	-	15	15	-	-	-	30	-
Final Seals - Annual Program	307	-	307	-	-	-	-	307	-
Rural Roads Resealing - Annual Program	4,125	-	4,125	-	-	-	-	4,125	-
Urban Streets Asphalt Resheeting - Annual Program	540	-	540	-	-	-	-	540	-
Urban Street Resealing - Annual Program	525	-	525	-	-	-	-	525	-
Kerb & Channel Replacement - Annual Program	205	-	205	-	-	-	-	205	-

2018/19 Budget - Wellington Shire Council

Capital Works Area	Project	Asset Expenditure Type				Summary of Funding Sources			
	Cost \$'000	New \$'000	Renewal \$'000	Upgrade \$'000	Expansion \$'000	Grants \$'000	Contributions \$'000	Cash \$'000	Borrowings \$'000
Reconstruct Unsealed Roads - Annual Program	1,180	-	1,180	-	-	-	-	1,180	-
Unsealed Road Intersection Upgrades - Annual Program	200	-	100	100	-	-	-	200	-
<b>TOTAL ROADS</b>	<b>12,033</b>	<b>-</b>	<b>8,756</b>	<b>3,233</b>	<b>44</b>	<b>3,756</b>	<b>545</b>	<b>7,732</b>	<b>-</b>
<b>BRIDGES</b>									
Staceys Bridge Upgrade	292	-	-	292	-	146	-	146	-
End Posts / Bridge Approach Guardrails - Annual Program	120	-	120	-	-	-	-	120	-
<b>TOTAL BRIDGES</b>	<b>412</b>	<b>-</b>	<b>120</b>	<b>292</b>	<b>-</b>	<b>146</b>	<b>-</b>	<b>266</b>	<b>-</b>
<b>FOOTPATHS</b>									
Glebe Woodville Path Construction	300	-	-	-	300	-	-	300	-
Footpath Disability Improvement - Annual Program	20	-	10	10	-	-	-	30	-
Footpaths Renewal - Annual Program	256	-	256	-	-	-	-	256	-
Footpaths Network Connections - Annual Program	66	-	-	-	66	-	-	66	-
Shared Path Program - Hood Street Rosedale / James Street Yarram / Tyers Street, Stratford	300	-	-	-	300	-	-	300	-
Gravel Path Renewal - Annual Program	75	-	75	-	-	-	-	75	-
Maffra CBD Streetscape Renewal - Year 2	2,150	-	1,720	430	-	500	-	500	1,150
Sale CBD Infrastructure Renewal Program	1,500	-	1,500	-	-	1,000	-	500	-
Refurbishment of Foster Street Decking, Sale	60	-	60	-	-	-	-	60	-
<b>TOTAL FOOTPATHS</b>	<b>4,727</b>	<b>-</b>	<b>3,621</b>	<b>440</b>	<b>666</b>	<b>1,500</b>	<b>-</b>	<b>2,077</b>	<b>1,150</b>
<b>DRAINAGE</b>									
Minor Drainage Improvements - Annual Program	150	-	75	75	-	-	-	150	-
<b>TOTAL DRAINAGE</b>	<b>150</b>	<b>-</b>	<b>75</b>	<b>75</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>150</b>	<b>-</b>
<b>RECREATIONAL LEISURE &amp; COMMUNITY FACILITIES</b>									
Gippsland Regional Sports Complex - Stage 2A - Car Park	80	-	-	-	80	-	-	80	-
Sale Tennis Club Redevelopment	1,824	-	547	1,277	-	800	374	-	650
Outdoor Pool Plant Room Replacement, Sale - Year 2	200	-	160	40	-	-	-	200	-
Outdoor Pools BBQ and Shade Installation	40	-	-	8	32	-	-	40	-
Gordon Street Recreation Reserve, Heyfield - Netball Court Redevelopment	290	-	145	-	145	290	-	-	-
Gordon Street Recreation Reserve, Heyfield - Tennis Court	75	-	75	-	-	-	-	75	-
<b>TOTAL RECREATIONAL LEISURE &amp; COMMUNITY FACILITIES</b>	<b>2,509</b>	<b>-</b>	<b>827</b>	<b>1,325</b>	<b>257</b>	<b>1,090</b>	<b>374</b>	<b>395</b>	<b>650</b>

2018/19 Budget - Wellington Shire Council

Capital Works Area	Project	Asset Expenditure Type				Summary of Funding Sources			
	Cost \$'000	New \$'000	Renewal \$'000	Upgrade \$'000	Expansion \$'000	Grants \$'000	Contributions \$'000	Cash \$'000	Borrowings \$'000
<b>WASTE MANAGEMENT</b>									
Maffra Landfill Entrance Road Construct and Seal	50	-	25	25	-	-	-	50	-
Landfill & Transfer Station Material Storage Upgrades	140	-	70	70	-	-	-	140	-
Landfill & Transfer Station Signage Renewal	40	-	40	-	-	-	-	40	-
Maffra Landfill OH&S Safety Barrier	20	-	20	-	-	-	-	20	-
<b>TOTAL WASTE MANAGEMENT</b>	<b>250</b>	<b>-</b>	<b>155</b>	<b>95</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>250</b>	<b>-</b>
<b>PARKS, OPEN SPACE &amp; STREETSCAPES</b>									
Veronica Maybury Memorial Reserve - Vehicle Entry Works	45	-	-	45	-	-	-	45	-
Playspace Renewal Program	260	-	260	-	-	-	-	260	-
Playspace Expansion Program	75	-	-	-	75	-	-	75	-
Sale - Botanic Gardens Development	35	-	7	14	14	30	-	5	-
Maffra - Cameron Sports Complex Open Space Upgrade	200	-	100	100	-	-	-	200	-
Irrigation Renewal Program	35	-	35	-	-	-	-	35	-
Heyfield - Apex Park Sustainable Irrigation Project	65	-	32	-	33	-	-	65	-
Maffra - Active Recreation Precinct Upgrade	20	-	-	-	20	-	2	18	-
Sale - Lake Guthridge Arboretum	30	-	15	15	-	-	-	30	-
Rosedale - Prince Street Reserve Upgrade	110	-	110	-	-	-	-	110	-
Sale - Gippsland Regional Sports Complex - Hockey Field Precinct Landscaping	183	-	-	-	183	-	-	183	-
Sale - Stead Street Reserve Upgrade	130	-	65	65	-	-	-	130	-
Maffra - Port of Maffra Jetty Renewal	40	-	30	10	-	-	-	40	-
Regional & District Landscape Renewal Program	50	-	50	-	-	-	-	50	-
Loch Sport - 1/4 Basketball Court and Skate Park Shelter	30	-	15	-	15	-	2	28	-
Yarram Recreation Reserve - Oval Lighting	248	-	124	124	-	100	50	98	-
Maffra - Local Open Space Development	150	-	-	-	150	-	-	150	-
Yarram - Open Space Land Development	180	-	-	-	180	-	-	180	-
Gippsland Regional Sports Complex - Stage 2A - Score Boards	30	30	-	-	-	-	-	30	-
Gordon Street Recreation Reserve, Heyfield - Cricket Nets Upgrade	81	-	61	20	-	81	-	-	-
Gordon Street Recreation Reserve, Heyfield - Oval Lighting Upgrade	250	-	125	125	-	188	12	50	-
<b>TOTAL PARKS, OPEN SPACE &amp; STREETSCAPES</b>	<b>2,247</b>	<b>30</b>	<b>1,029</b>	<b>518</b>	<b>670</b>	<b>399</b>	<b>66</b>	<b>1,782</b>	<b>-</b>

2018/19 Budget - Wellington Shire Council

Capital Works Area	Project	Asset Expenditure Type				Summary of Funding Sources			
	Cost \$'000	New \$'000	Renewal \$'000	Upgrade \$'000	Expansion \$'000	Grants \$'000	Contributions \$'000	Cash \$'000	Borrowings \$'000
<b>AERODROMES</b>									
West Sale Airport - Eastern Recreation Aviation Precinct - Stage 2-5	95	95	-	-	-	-	-	95	-
West Sale Airport - Runway Extension	5,495	-	3,848	1,374	275	4,500	-	-	995
Aerodrome Minor Capital Works Program - Audit Works	85	-	51	17	17	-	-	85	-
<b>TOTAL AERODROMES</b>	<b>5,675</b>	<b>95</b>	<b>3,897</b>	<b>1,391</b>	<b>292</b>	<b>4,500</b>	<b>-</b>	<b>180</b>	<b>995</b>
<b>OFF STREET CAR PARKS</b>									
Off Street Car Park Renewal Program	35	-	35	-	-	-	-	35	-
Off Street Car Park Resealing	50	-	50	-	-	-	-	50	-
<b>TOTAL OFF STREET CAR PARKS</b>	<b>85</b>	<b>-</b>	<b>85</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>85</b>	<b>-</b>
<b>OTHER INFRASTRUCTURE</b>									
Fulham Animal Shelter Upgrade	30	-	-	30	-	-	-	30	-
Gippsland Regional Livestock Exchange - Facility Improvements	30	-	30	-	-	-	-	30	-
Boating Infrastructure Improvements Program - Seacombe Boat Ramp Upgrade & Remote Monitoring of Boat Ramps	435	-	261	174	-	356	-	79	-
Boisdale Common Effluent System Compliance Works	250	-	125	125	-	-	-	250	-
<b>TOTAL OTHER INFRASTRUCTURE</b>	<b>745</b>	<b>-</b>	<b>416</b>	<b>329</b>	<b>-</b>	<b>356</b>	<b>-</b>	<b>359</b>	<b>-</b>
<b>TOTAL INFRASTRUCTURE</b>	<b>28,833</b>	<b>125</b>	<b>19,061</b>	<b>7,699</b>	<b>1,029</b>	<b>11,747</b>	<b>985</b>	<b>13,308</b>	<b>2,795</b>
<b>INTANGIBLES</b>									
EventPro Software	22	-	18	4	-	-	-	22	-
GIS Imagery Renewal	60	-	60	-	-	-	-	60	-
<b>TOTAL INTANGIBLES</b>	<b>82</b>	<b>-</b>	<b>78</b>	<b>4</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>82</b>	<b>-</b>
<b>TOTAL NEW CAPITAL WORKS 2018/19</b>	<b>37,712</b>	<b>125</b>	<b>23,492</b>	<b>10,921</b>	<b>3,204</b>	<b>13,837</b>	<b>1,775</b>	<b>17,305</b>	<b>4,795</b>

2018/19 Budget - Wellington Shire Council

Capital Works Area	Project	Asset Expenditure Type				Summary of Funding Sources			
	Cost \$'000	New \$'000	Renewal \$'000	Upgrade \$'000	Expansion \$'000	Grants \$'000	Contributions \$'000	Cash \$'000	Borrowings \$'000

**Works carried forward from the 2017/18 year** (Work funded from funds received in 17/18 and carried forward)

<b>PROPERTY</b>									
<b>BUILDINGS</b>									
The Wedge - Storage Space	68	-	34	34	-	-	-	68	-
Outdoor Pools - Solar Heating Upgrades	45	-	22	23	-	-	-	45	-
Baldwin Recreation Reserve, Sale - Changeroom Upgrade (Year 1)	445	-	111	111	223	-	-	445	-
<b>TOTAL BUILDINGS</b>	<b>558</b>	-	<b>167</b>	<b>168</b>	<b>223</b>	-	-	<b>558</b>	-
<b>TOTAL PROPERTY</b>	<b>558</b>	-	<b>167</b>	<b>168</b>	<b>223</b>	-	-	<b>558</b>	-
<b>PLANT &amp; EQUIPMENT</b>									
<b>PLANT, MACHINERY &amp; EQUIPMENT</b>									
Fleet Renewal - Annual Program	180	-	180	-	-	-	-	180	-
<b>TOTAL PLANT, MACHINERY &amp; EQUIPMENT</b>	<b>180</b>	-	<b>180</b>	-	-	-	-	<b>180</b>	-
<b>COMPUTERS &amp; TELECOMMUNICATIONS</b>									
IT - Hardware Upgrade	105	-	105	-	-	-	-	105	-
Remote Sites ICT/ AV Technology Upgrades	60	-	30	30	-	-	-	60	-
<b>TOTAL COMPUTERS &amp; TELECOMMUNICATIONS</b>	<b>165</b>	-	<b>135</b>	<b>30</b>	-	-	-	<b>165</b>	-
<b>TOTAL PLANT &amp; EQUIPMENT</b>	<b>345</b>	-	<b>315</b>	<b>30</b>	-	-	-	<b>345</b>	-
<b>INFRASTRUCTURE</b>									
<b>ROADS</b>									
Gordon Street Heyfield Reconstruction (Year 1 - Design)	50	-	35	15	-	-	-	50	-
<b>TOTAL ROADS</b>	<b>50</b>	-	<b>35</b>	<b>15</b>	-	-	-	<b>50</b>	-

2018/19 Budget - Wellington Shire Council

Capital Works Area	Project	Asset Expenditure Type				Summary of Funding Sources			
	Cost \$'000	New \$'000	Renewal \$'000	Upgrade \$'000	Expansion \$'000	Grants \$'000	Contributions \$'000	Cash \$'000	Borrowings \$'000
<b>FOOTPATHS</b>									
Footpath Disability Improvement Program	100	-	50	50	-	-	-	100	-
Tarra Trail Stage 2 - Alberton-Port Albert	346	-	-	-	346	-	-	346	-
Sale CBD Infrastructure Renewal Program	1,545	-	1,545	-	-	-	-	1,545	-
<b>TOTAL FOOTPATHS</b>	<b>1,991</b>	<b>-</b>	<b>1,595</b>	<b>50</b>	<b>346</b>	<b>-</b>	<b>-</b>	<b>1,991</b>	<b>-</b>
<b>RECREATIONAL LEISURE &amp; COMMUNITY FACILITIES</b>									
Sale Tennis Club Redevelopment	396	-	118	277	-	-	-	-	-
Outdoor Pool Plant Room Replacement - Sale - Year 2	537	-	430	107	-	-	-	537	-
<b>TOTAL RECREATIONAL LEISURE &amp; COMMUNITY FACILITIES</b>	<b>933</b>	<b>-</b>	<b>548</b>	<b>384</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>933</b>	<b>-</b>
<b>PARKS, OPEN SPACE &amp; STREETSCAPES</b>									
Sale - Victoria Park Rejuvenation	130	-	97	-	33	-	-	130	-
Sale - Botanic Gardens Development	335	-	67	134	134	-	-	335	-
Stratford Memorial Park - Public Art Installation	25	-	-	-	25	-	-	25	-
Maffra Recreation Reserve Drainage	433	-	-	433	-	-	-	433	-
<b>TOTAL PARKS, OPEN SPACE &amp; STREETSCAPES</b>	<b>923</b>	<b>-</b>	<b>164</b>	<b>567</b>	<b>102</b>	<b>-</b>	<b>-</b>	<b>923</b>	<b>-</b>
<b>AERODROMES</b>									
West Sale Airport - Eastern Recreation Aviation Precinct - Stage 2 Headworks	164	-	123	41	-	-	-	164	-
West Sale Airport - Eastern Recreation Aviation Precinct - Stage 2-5	210	210	-	-	-	-	-	210	-
West Sale Airport - Runway Extension	175	-	122	44	9	-	-	175	-
<b>TOTAL AERODROMES</b>	<b>549</b>	<b>210</b>	<b>245</b>	<b>85</b>	<b>9</b>	<b>-</b>	<b>-</b>	<b>549</b>	<b>-</b>
<b>TOTAL INFRASTRUCTURE</b>	<b>4,446</b>	<b>210</b>	<b>2,588</b>	<b>1,101</b>	<b>547</b>	<b>-</b>	<b>-</b>	<b>4,446</b>	<b>-</b>
<b>INTANGIBLES</b>									
Business Systems Upgrades	582	-	-	582	-	-	-	582	-
<b>TOTAL INTANGIBLES</b>	<b>582</b>	<b>-</b>	<b>-</b>	<b>582</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>582</b>	<b>-</b>
<b>TOTAL CARRIED FORWARD CAPITAL WORKS 2017/18</b>	<b>5,931</b>	<b>210</b>	<b>3,070</b>	<b>1,881</b>	<b>770</b>	<b>-</b>	<b>-</b>	<b>5,931</b>	<b>-</b>

## 2018/19 Budget - Wellington Shire Council

### 5. Financial Performance Indicators

The following table highlights Council's current and projected performance across a range of key financial performance indicators. These indicators provide a useful analysis of Council's financial position and performance and should be used in the context of the organisation's objectives.

Indicator	Notes	Actual 2016/17	Forecast 2017/18	Budget 2018/19	Strategic Resource Plan Projections			Trend +/-	
					2019/20	2020/21	2021/22		
<b>Operating position</b>									
Adjusted underlying result	Adjusted underlying surplus (deficit) / Adjusted underlying revenue	1	16.0%	2.3%	2.6%	4.6%	4.8%	7.8%	+
<b>Liquidity</b>									
Working Capital	Current assets/Current liabilities	2	416.1%	432.8%	293.9%	365.0%	404.1%	465.3%	+
Unrestricted cash	Unrestricted cash / Current liabilities		288.4%	290.9%	256.2%	318.8%	360.0%	417.5%	+
<b>Obligations</b>									
Loans and borrowings	Interest bearing loans and borrowings / Rate revenue	3	15.8%	13.4%	20.9%	11.8%	13.1%	13.5%	-
Loans and borrowings	Interest and principal repayments / Rate revenue		3.0%	2.0%	1.1%	11.1%	1.8%	2.1%	+
Indebtedness	Non-current liabilities / Own source revenue		16.8%	19.1%	16.5%	16.5%	23.0%	25.3%	+
Asset renewal	Asset renewal expenses / Asset Depreciation	4	99.9%	99.4%	114.5%	94.1%	92.7%	96.2%	-
<b>Stability</b>									
Rates concentration	Rate revenue / Adjusted underlying revenue	5	60.3%	70.1%	69.3%	70.4%	70.4%	71.0%	+

## 2018/19 Budget - Wellington Shire Council

Indicator	Notes	Actual 2016/17	Forecast 2017/18	Budget 2018/19	Strategic Resource Plan Projections			Trend +/-
					2019/20	2020/21	2021/22	
Rates effort	Rate revenue / Capital improved value of rateable properties in the municipality	0.55%	0.56%	0.59%	0.62%	0.62%	0.64%	+
<b>Efficiency</b>								
Expenditure level	Total expenses / Number of property assessments	\$ 2,344.22	\$ 2,501.31	\$ 2,619.84	\$ 2,634.84	\$ 2,682.37	\$ 2,627.64	o
Revenue level	Residential rate revenue / Number of residential property assessments	\$ 1,276.23	\$ 1,294.59	\$ 1,374.28	\$ 1,432.56	\$ 1,488.16	\$ 1,550.03	+
Workforce turnover	Number of permanent staff resignations and terminations / Average number of permanent staff for the financial year	9.4%	12.0%	11.0%	10.0%	10.0%	10.0%	o

### Key to Forecast Trend:

- + Forecast improvement in Council's financial performance/financial position indicator
- o Forecasts that Council's financial performance/financial position indicator will be steady
- Forecast deterioration in Council's financial performance/financial position indicator

### Notes to indicators

**1 Adjusted underlying result** - An indicator of the sustainable operating result required to enable Council to continue to provide core services and meet its objectives. The adjusted underlying result calculation includes recurrent capital funding (i.e. Roads to Recovery funding) and gain/loss from sale from property, plant and equipment, but excludes all other capital income. The 2018/19 adjusted underlying result reflects the impact of the increased allocation of Roads to Recovery funding (\$4.7M) which in future years will reduce to historical annual allocation of \$2.0 to \$2.5M. The ratio shows a continual increase from 2018/19.

**2 Working Capital** - The proportion of current liabilities covered by current assets. Working capital is forecast to steadily increase from 2019/20 onwards.

**3 Debt compared to rates** - Trend indicates Council's reducing reliance on debt against its annual rate revenue through management of long term debt.

**4 Asset renewal** - This percentage indicates the extent of Council's renewals against its depreciation charge (an indication of the decline in value of its existing capital assets). A percentage greater than 100 indicates Council is maintaining its existing assets, while a percentage less than 100 means its assets are deteriorating faster than they are being renewed and future capital expenditure will be required to renew assets.

**5 Rates concentration** - Reflects extent of reliance on rate revenue to fund all of Council's on-going services. Trend indicates Council's reliance on rate revenue compared to all other revenue sources will remain steady over the four year period.

**WELLINGTON SHIRE COUNCIL  
PROPOSED SCHEDULE OF FEES AND CHARGES AS AT 1 JULY 2018 (GST INCLUSIVE)**

C = COUNCIL SET L = LEGISLATION

Service	C/L	GST %	Fee 17/18 including Tax \$	Proposed Fee 18/18 Including Tax \$	Effective Date
<b>ART GALLERY</b>					
Art Gallery Life Drawing Classes (6 week course)	C	10	154.00	157.00	01-Jan-19
<b>Art Gallery Education – Subscriptions</b>					
Primary Schools under 150	C	10	102.50	104.50	01-Jan-19
Primary Schools over 150	C	10	11.00	11.00	01-Jan-18
Secondary Schools	C	10	222.50	226.00	01-Jan-19
Specialist Schools	C	10	102.50	104.50	01-Jan-19
Kindergartens	C	10	102.50	104.50	01-Jan-19
Tertiary Institutions	C	10	346.50	352.00	01-Jan-19
Gecko Junior Memberships – First Child	C	10	15.00	15.00	01-Jan-18
Gecko Junior Memberships – Each Additional Child	C	10	10.00	10.00	01-Jan-18
Maffra Exhibition Space rental	C	10		160.00	01-Jul-18
Image reproduction fees	C	10		120.00	01-Jul-18
<b>THE WEDGE</b>					
<b>Main Stage Hire Rates</b>					
Commercial Rate per day (Max 14 hours)	C	10	1,410.00	1,438.00	01-Jul-18
Commercial - second performance on the same day	C	10	610.00	622.00	01-Jul-18
Community Rate per day (Max 14 hours)	C	10	795.00	810.00	01-Jul-18
Community - second performance on the same day	C	10	295.00	300.00	01-Jul-18
Commercial per Week	C	10	5,510.00	5,620.00	01-Jul-18
Community per Week	C	10	3,545.00	3,615.00	01-Jul-18
Commercial Rate - Short hire (max 4 hours)	C	10	918.00	936.00	01-Jul-18
Community Rate - Short hire (max 4 hours)	C	10	505.00	515.00	01-Jul-18
Rehearsal Room & Meeting Room & Foyer Rate per day (Max 8 hours)	C	10	293.00	298.00	01-Jul-18
Rehearsal Room & Meeting Room - Short hire (Max 4 hours)	C	10	154.00	157.00	01-Jul-18
Venue Restricting Foyer Hire (Max 10 hours)	C	10		700.00	01-Jul-18
<b>Ticket Fees</b>					
Ticket fees per ticket - Commercial	C	10	4.15	4.25	01-Jul-18
Ticket fees average per ticket - Community	C	10	2.75	2.80	01-Jul-18
Complimentary Ticket Fee	C	10	0.75	0.75	01-Jul-17
Credit Card Surcharge on Tickets	C	10		TBD, supplied by bank on 1 August. Likely to be around 1.08%	01-Sep-18
<b>Tech Labour</b>					
Tech Labour Charge Out per hour - Commercial	C	10	49.90	51.00	01-Jul-18
Tech Labour Charge Out per hour - Community	C	10	45.80	47.00	01-Jul-18
<b>Labour Front of House</b>					
FOH Labour Charge out per hour - Commercial	C	10	45.80	47.00	01-Jul-18
FOH Labour Charge out per hour - Community	C	10	43.77	45.00	01-Jul-18
<b>Equipment</b>					
Use of Grand Piano - Commercial	C	10	261.50	266.00	01-Jul-18
Use of Grand Piano - Community	C	10	155.00	158.00	01-Jul-18
Piano Tune	C	10	256.50	261.00	01-Jul-18
Consumables (charged at cost +15%)	C	10	Cost price + 15%	Cost price + 15%	01-Jul-17
<b>LIBRARY</b>					
Printing/Photocopies B&W A4 per page	C	10	0.30	0.30	01-Nov-01
Printing/Photocopies B&W A3 per page	C	10	0.50	0.50	01-Nov-01
Printing/Photocopies Colour A4 per page	C	10	1.00	1.00	01-Jul-10
Printing/Photocopies Colour A3 per page	C	10	2.00	2.00	01-Jul-10
Microfilm Printing A4 per page	C	10	0.20	0.20	01-Jul-10
Interlibrary loans- Search fee per book	C	10	4.00	4.00	01-Jul-10
Interlibrary loans- Books per transfer	C	10	18.50	18.50	01-Jul-13
Overdues per day after grace period expires	C	10	0.15	0.15	01-Jul-10

**WELLINGTON SHIRE COUNCIL  
PROPOSED SCHEDULE OF FEES AND CHARGES AS AT 1 JULY 2018 (GST INCLUSIVE)**

C = COUNCIL SET L = LEGISLATION

Service	C/L	GST %	Fee 17/18 including Tax \$	Proposed Fee 18/18 Including Tax \$	Effective Date
National facsimile fees (1st page)	C	10	5.00	5.00	01-Jul-17
National facsimile fees Additional Pages per page	C	10	1.25	1.25	01-Jul-17
Overseas facsimile fees (1st page)	C	10	10.00	10.00	01-Jul-17
Overseas facsimile fees Additional Pages per page	C	10	2.50	2.50	01-Jul-17
Library Receiving Faxes per page	C	10	1.25	1.25	01-Jul-17
Mini-earphones	C	10	5.00	5.00	01-Jul-15
Library Laminating A4 size	C	10	4.00	4.00	01-Jul-14
Library Book Covering	C	10	10.00	10.00	01-Jul-14
Library Binding Repairs (thin book approx. 10 mins)	C	10	10.00	10.00	01-Jul-14
Library Binding Repairs (thick book approx. 15 mins)	C	10	15.00	15.00	01-Jul-14
Replacement membership cards	C	10	5.50	5.00	01-Jul-18
Replacement CD for Talking Book set	C	10	RRP	RRP	01-Jul-17
Lost Book, Magazine or Audio-Visual Item	C	10	RRP	RRP	01-Jul-13
<b>GIPPSLAND REGIONAL SPORTS COMPLEX</b>					
<b>Indoor Courts</b>					
Court Hire (peak) per hour	C	10	48.00	50.00	01-Jul-18
Court Hire (off peak) per hour*	C	10	35.40	36.00	01-Jul-18
* capped at 8 hours when all 4 courts are booked					
Training/Casual Use - adult / entry fee	C	10	6.00	6.20	01-Jul-18
Training/Casual Use - concession / entry fee	C	10	3.10	3.20	01-Jul-18
<b>Outdoor Courts</b>					
Outdoor Court with Lights - per hour (Capped at 6 Courts)	C	10	10.10	10.50	01-Jul-18
Outdoor Court no Lights - per hour (Capped at 6 Courts)	C	10	4.80	5.00	01-Jul-18
School Use	C	10	3.20	3.50	01-Jul-18
<b>Meeting/Club Rooms</b>					
Meeting Room - per hour	C	10	4.50	5.00	01-Jul-18
Club Room (half) - per hour	C	10	13.00	13.50	01-Jul-18
Club Room (full) - per hour	C	10	26.00	27.00	01-Jul-18
<b>Club Administration Office</b>					
Office Annual Hire Fee	C	10	315.00	325.00	01-Jul-18
<b>Team Match Fees - Competition run by W.S.C.</b>					
Indoor competitions	C	10	89.00	TBD	01-Jul-18
Outdoor competitions	C	10	39.00	TBD	01-Jul-18
Synthetic competitions	C	10	TBD	TBD	01-Oct-17
<b>Synthetic Pitch Hire</b>					
Full Field	C	10	TBD	60.00	01-Jul-18
Half Field	C	10	TBD	36.00	01-Jul-18
-30% lights Full Field	C	10	TBD	12.00	01-Jul-18
-60% lights Full Field	C	10	TBD	24.00	01-Jul-18
-100% lights Full Field	C	10	TBD	40.00	01-Jul-18
-30% lights - Half Field	C	10	TBD	7.20	01-Jul-18
-60% lights - Half Field	C	10	TBD	14.50	01-Jul-18
-100% lights - Half Field	C	10	TBD	24.00	01-Jul-18
Off Peak (Weekday rate - Full field)	C	10	TBD	48.00	01-Jul-18
<b>Pavilion Hire</b>					
Club Annual Hire (inc office space and storage shed)	C	10	TBD	325.00	01-Jul-18
Kiosk Annual Hire	C	10	TBD	2,000.00	01-Jul-18

**WELLINGTON SHIRE COUNCIL  
PROPOSED SCHEDULE OF FEES AND CHARGES AS AT 1 JULY 2018 (GST INCLUSIVE)**

C = COUNCIL SET L = LEGISLATION

Service	C/L	GST %	Fee 17/18 including Tax \$	Proposed Fee 18/18 Including Tax \$	Effective Date
<b>AQUA ENERGY</b>					
<b>Aquatics Casual Entry</b>					
Swim Adult	C	10	6.30	6.50	01-Jul-18
Swim Concession	C	10	5.10	5.20	01-Jul-18
Swim Child (5-15)	C	10	4.20	4.30	01-Jul-18
Swim Family (Medicare card)	C	10	16.80	17.20	01-Jul-18
Swim, Sauna - Adult	C	10	8.70	9.00	01-Jul-18
Swim, Sauna - Concession	C	10	6.90	7.00	01-Jul-18
Swim School Group - per Student	C	10	3.40	3.50	01-Jan-19
Swim School Group - Cost of instructor	C	10	42.50	43.50	01-Jan-19
Children Under 5 Years	C		Free	Free	01-Jul-18
<b>Group Fitness &amp; Gym Casual Entry</b>					
Group Fitness Adult	C	10	14.10	14.40	01-Jul-18
Group Fitness Concession	C	10	11.20	11.40	01-Jul-18
Group Fitness Schools - per student	C	10	7.50	7.70	01-Jan-19
Gym Adult	C	10	15.70	16.00	01-Jul-18
Gym Concession	C	10	12.50	12.70	01-Jul-18
Gym Teen (classes or gym)	C	10	7.00	7.00	01-Jul-17
Gym School Group - per student	C	10	8.40	8.60	01-Jan-19
Living Longer Living Stronger (gym/fitness classes)	C	10	7.10	7.00	01-Jul-18
<b>Multi Visit Passes</b>					
10 visit Swim - Adult	C	10	60.00	58.50	01-Jul-18
10 visit Swim - Child	C	10	38.00	38.70	01-Jul-18
10 visit Swim - Concession	C	10	46.00	46.80	01-Jul-18
10 visit Swim - Family	C	10	151.50	154.80	01-Jul-18
10 visit Gym - Adult	C	10	141.50	144.00	01-Jul-18
10 visit Gym - Concession	C	10	113.00	114.30	01-Jul-18
10 visit Group Fitness - Adult	C	10	127.00	129.60	01-Jul-18
10 visit Group Fitness - Concession	C	10	102.00	102.60	01-Jul-18
10 visit Crèche - Member	C	10	80.00	82.00	01-Jul-18
10 visit Crèche - Non-Member	C	10	156.00	160.00	01-Jul-18
Living Longer Living Stronger 4 week	C	10		47.50	01-Jul-18
Living Longer Living Stronger 6 week	C	10		71.00	01-Jul-18
Living Longer Living Stronger 8 week	C	10		96.00	01-Jul-18
<b>Other</b>					
Crèche - Members per child per session	C	10	8.00	8.20	01-Jul-18
Crèche - Non members per child per session	C	10	15.85	16.00	01-Jul-18
Fitness Room Hire - Full Day	C	10	52.50	53.80	01-Jul-18
Fitness Room Hire - Half Day	C	10	26.50	27.00	01-Jul-18
<b>Pool Hire</b>					
Swimming Pool Hire - whole pool per hour	C	10	143.00	146.00	01-Jul-18
Swimming Pool Hire - lane per hour	C	10	44.00	45.00	01-Jul-18
Pool Inflatable Hire - per hour	C	10	95.00	97.00	01-Jul-18
Additional Lifeguard - per hour	C	10	43.00	44.00	01-Jul-18
<b>Learn to Swim Lessons</b>					
Swim lessons - 30mins - Non-Member	C	10	16.95	17.30	01-Jul-18
Swim lessons - 45mins - Non-Member	C	10	18.00	18.50	01-Jul-18
Swim lessons - 1hour - Non-Member	C	10	19.30	19.75	01-Jul-18
Private 1:1 - Half Hour - Non-Member	C	10	44.50	45.50	01-Jul-18
Holiday Swim Program - Non-Member	C	10	84.70	86.50	01-Jul-18
Disability - Achiever Program 1:1	C	10	27.30	27.85	01-Jul-18
Swim lesson - 30mins - Non-Member Direct Debit - <del>fortnight</del>	C	10	27.20	27.75	01-Jul-18
Swim lesson - 45mins - Non-Member Direct Debit - <del>fortnight</del>	C	10	29.00	29.60	01-Jul-18
Swim lesson - 1hour - Non-Member Direct Debit - <del>fortnight</del>	C	10	31.00	31.75	01-Jul-18

**WELLINGTON SHIRE COUNCIL**  
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Service	C/L	GST %	Fee 17/18 including Tax \$	Proposed Fee 18/18 Including Tax \$	Effective Date
<b>Admin</b>					
Joining Fee (Direct Debit Membership)	C	10	70.00	70.00	01-Jul-17
Membership card replacement fee	C	10	8.80	9.00	01-Jul-18
Suspension Fee	C	10	5.50	5.50	01-Jul-17
<b>Term Memberships</b>					
Aquatic 12mth - Adult Renew	C	10	365.00	372.50	01-Jul-18
Aquatic 12mth - Adult	C	10	432.50	441.50	01-Jul-18
Aquatic 12mth - Concession Renew	C	10	301.00	301.00	01-Jul-18
Aquatic 12mth - Concession	C	10	365.00	372.50	01-Jul-18
Aquatic 12mth - Child Renew	C	10	250.00	250.00	01-Jul-18
Aquatic 12mth - Child	C	10	315.00	321.50	01-Jul-18
Aquatic 12mth - Family Renew	C	10	616.00	616.00	01-Jul-18
Aquatic 12mth - Family	C	10	673.50	687.00	01-Jul-18
Aquatic 6mth - Adult	C	10	252.00	257.00	01-Jul-18
Aquatic 6mth - Concession	C	10	216.25	220.80	01-Jul-18
Aquatic 6mth - Child	C	10	192.00	196.00	01-Jul-18
Aquatic 6mth - Family	C	10	372.50	380.00	01-Jul-18
Aquatic 3mth - Adult	C	10	168.50	172.00	01-Jul-18
Aquatic 3mth - Concession	C	10	148.00	151.00	01-Jul-18
Aquatic 3mth - Child	C	10	140.00	143.00	01-Jul-18
Aquatic 3mth - Family	C	10	222.50	227.00	01-Jul-18
Gold Adult 12mth Adult Renew	C	10	975.00	995.00	01-Jul-18
Gold 12mth - Adult	C	10	1,045.00	1,068.00	01-Jul-18
Gold 12mth - Concession Renew	C	10	796.00	796.00	02-Jul-18
Gold 12mth - Concession	C	10	850.00	867.00	03-Jul-18
Gold 12mth - Family Renew	C	10	1,658.00	1,658.00	04-Jul-18
Gold 12mth - Family	C	10	1,695.00	1,730.00	01-Jul-18
Gold 6mth - Adult	C	10	569.00	570.00	01-Jul-18
Gold 6mth - Concession	C	10	461.00	470.00	01-Jul-18
Gold 6mth - Family	C	10	883.50	901.00	01-Jul-18
Gold 3mth - Adult	C	10	315.25	325.00	01-Jul-18
Gold 3mth - Concession	C	10	268.30	275.00	01-Jul-18
Gold 3mth - Family	C	10	477.50	488.00	01-Jul-18
<b>Corporate</b>					
Direct Debit Memberships - Fortnightly					
Aquatic Direct Debit - Adult	C	10	14.70	15.00	01-Jul-18
Aquatic Direct Debit - Concession	C	10	11.10	11.35	01-Jul-18
Aquatic Direct Debit - Child	C	10	10.00	10.25	01-Jul-18
Aquatic Direct Debit - Family	C	10	24.20	24.75	01-Jul-18
Gold Direct Debit - Adult	C	10	37.75	38.50	01-Jul-18
Gold Direct Debit - Concession	C	10	30.00	30.60	01-Jul-18
Gold Direct Debit - Family	C	10	62.50	63.75	01-Jul-18
Living Longer Living Stronger Direct Debit	C	10	29.10	29.70	01-Jul-18
Corporate Adult 5+ Direct Debit	C	10	33.80	34.50	01-Jul-18
Corporate Family 5+ Direct Debit	C	10	56.30	57.50	01-Jul-18
<b>Personal Training</b>					
Personal Training 1 Hour Session	C	10	58.50	59.70	01-Jul-18
Personal Training 1/2 Hour Session	C	10	38.00	38.75	01-Jul-18
Personal Training 1 Hour Session 1.2	C	10	70.50	71.90	01-Jul-18
Personal Training 1/2 Hour Session 1.2	C	10	49.00	50.00	01-Jul-18
Personal Training 1 Hour Session 1.3	C	10	85.00	86.75	01-Jul-18
Personal Training 1 Hour Session 1.4	C	10	105.00	107.00	01-Jul-18

**WELLINGTON SHIRE COUNCIL**  
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C = COUNCIL SET L = LEGISLATION

Service	C/L	GST %	Fee 17/18 including Tax \$	Proposed Fee 18/18 Including Tax \$	Effective Date
<b>OUTDOOR POOLS</b>					
<b>Single Admission (All Pools)</b>					
Adult	C	10	6.30	6.50	01-Jul-18
Concession	C	10	5.10	5.20	01-Jul-18
Child (4-15)	C	10	4.20	4.30	01-Jul-18
Family	C	10	16.80	17.20	01-Jul-18
<b>Summer Season Passes - 15 Weeks</b>					
Adult	C	10	104.00	106.00	01-Jul-18
Concession	C	10	83.50	85.20	01-Jul-18
Child (4-15)	C	10	69.50	71.00	01-Jul-18
Family	C	10	174.00	177.50	01-Jul-18
<b>LOCAL LAWS</b>					
Al fresco Dining Permit Annual Fee	C		175.00	178.00	01-Jul-18
Roadside Trading Permit (12 Weeks fee)	C			745.00	01-Jul-18
Roadside Trading Permit (26 Weeks fee)	C			1,300.00	01-Jul-18
Roadside Trading Permit (52 Weeks fee)	C			2,300.00	01-Jul-18
Local Laws permit - 1 year	C		67.00	68.25	01-Jul-18
Local Law permit - 3 years	C		160.00	163.00	01-Jul-18
Impounded Vehicle release fee	C		\$308.00 + towing Fee	\$314 + towing Fee	01-Jul-18
Shopping trolley impoundment release fee	C		138.00	140.50	01-Jul-18
Local Law Fines	L		100.00 = 1 penalty unit	100.00 = 1 penalty unit	01-Jul-18
McRoads - Emergency works callout up to 3hrs	C	10	595.00	605.00	01-Jul-18
<b>ANIMALS</b>					
<b>Domestic Animals - Dog Registrations</b>					
Standard Fee	C		123.00	150.00	11-Apr-19
Dangerous, Menacing or Restricted Breed	C		205.00	210.00	11-Apr-19
Guard Dog	C		120.00	150.00	11-Apr-19
Reduced Fee (Sterilised, over 10 years old, kept for breeding at a licensed premises, owner a member of approved association, kept for working stock, obedience trained with an approved organisation) not applicable to dangerous, menacing, guard dog or restricted breeds	C		41.00	46.00	11-Apr-19
Pension Concession on above of 50%	C		50% of appropriate fee	50% of appropriate fee	11-Apr-19
<b>Domestic Animals - Cat Registrations</b>					
Standard Fee	C		123.00	150.00	11-Apr-19
Reduced Fee (Sterilised, over 10 years old, kept for breeding at a licensed premises, owner a member of approved association)	C		41.00	46.00	11-Apr-19
Pension Concession on above of 50%	C		50% of appropriate fee	50% of appropriate fee	01-Apr-17
Tag Replacement Dog	C		6.00	6.00	11-Apr-19
Tag Replacement Cat	C		6.00	6.00	11-Apr-19
Animal Cage Deposits (Refundable)	C		67.00	67.00	11-Apr-19
Domestic Animal Business Registration	C		200.00 + Veterinarian fee if applicable	200.00 + Veterinarian fee if applicable	11-Apr-19
DAB Information Access Fee (Request for information specific to the business)	C			75.00	01-Jul-18
Domestic Animal Business Registration - Breeders 3-10 Fertile Dogs	C		\$2500.00 flat fee + \$15.00 per breeding bitch + Veterinarian Fee if applicable	\$2500 flat fee, and \$500 application fee, balance on registration + vet fee if applicable	01-Jul-18
Domestic Animal Business Registration - Breeders requiring Ministerial Approval	C		\$2500.00 flat fee + \$15.00 per breeding bitch + Veterinarian Fee if applicable	\$3500 flat fee, \$1000 application fee, balance on registration + vet fee if applicable	01-Jul-18
<b>Impound Penalties</b>					
Release Penalty Dogs & Cats Registered	C		155.00	155.00	01-Jul-17
Release Penalty Unregistered Dogs & Cats, or subsequent impound of Registered animal	C		185.00	185.00	01-Jul-17

**WELLINGTON SHIRE COUNCIL  
PROPOSED SCHEDULE OF FEES AND CHARGES AS AT 1 JULY 2018 (GST INCLUSIVE)**

C = COUNCIL SET L = LEGISLATION

Service	C/L	GST %	Fee 17/18 including Tax \$	Proposed Fee 18/18 including Tax \$	Effective Date
Release Penalty Small Livestock - includes Sheep, Goats and Pigs	C		\$75 for 1st animal, \$40 per subsequent animal + invoiced transportation costs	\$76.50 for 1st animal, \$41 per subsequent animal + invoiced transportation costs	01-Jul-18
Release Penalty Large Livestock - includes Cattle and Horses	C		\$125.00 for 1st animal, \$40 per subsequent animal + invoiced transportation costs	\$127.50 for 1st animal, \$41 per subsequent animal + invoiced transportation costs	01-Jul-18
<b>Sustenance fee, per day per animal - fee may be increased dependent on seasonal availability.</b>					
Small Livestock - includes Sheep, Goats and Pigs	C		14.00	14.50	01-Jul-18
Large Livestock - includes Cattle and Horses	C		18.00	19.00	01-Jul-18
<b>BUILDING</b>					
Legislative fee increase announcement expected in April for 1 July 2018					
Building Permits Inspections - Minimum Rate	C	10	168.00	171.00	01-Jul-18
Building Report and Consents	L		262.10	262.10	01-Jul-18
Building Plan Copy	C	10	89.00	90.00	01-Jul-18
Building Plan Search Fee	C	10	64.00	65.00	01-Jul-18
Building Levy	L		0.20	0.20	01-Jul-18
Building Information Certificates	L		52.50	52.50	01-Jul-18
Building Information Certificates with Inspections	L		402.00	402.00	01-Jul-18
Copy of Occupancy Permit or Certificate of Final Inspection	L		40.00	40.00	01-Jul-18
Heritage/Demolition Response	L		65.40	65.40	01-Jul-18
Hoarding Permits	L		262.10	262.10	01-Jul-18
Lodgement Fees - Domestic	L		39.10	39.10	01-Jul-18
Lodgement Fees - Commercial	L		39.10	39.10	01-Jul-18
Stormwater Discharge Point	L		65.40	65.40	01-Jul-18
Swimming Pool Inspections	C	10	146.00	150.00	01-Jul-18
Places of Public Entertainment (POPES)	C	10	327.00	332.00	01-Jul-18
<b>HEALTH</b>					
Requested premises Inspection Fee	C		276.00	280.00	01-Jul-18
Registration - Food Premises- class 1*	C		470.00	480.00	01-Jul-18
Registration - Food Premises- class 2*	C		469.00	480.00	01-Jul-18
Registration - Food Premises - class 2 (Low volume)*	C		288.00	275.00	01-Jul-18
Registration - Food Premises- class 3 *	C		268.00	275.00	01-Jul-18
Registration - Food Premises- class 3 (Low risk)*	C		113.00	115.00	01-Jul-18
Additional Registration Fee - per additional staff over 5 EFT	C		19.00	19.50	01-Jul-18
Water Transport Vehicle	C		357.00	365.00	01-Jul-18
Hairdressers Lifetime Registration one off	C		245.00	250.00	01-Jul-18
Registrations - Hair/Beauty/Skin Penetration	C		138.00	140.00	01-Jul-18
Registrations - Prescribed Accommodation* (Rooming Houses)	C		202.00	205.00	01-Jul-18
Registrations - Caravan Parks per site	L		As per the Residential Tenancies (Caravan Parks and Movable Dwellings Registration and Standards) Regulations 2010, No. 49 Schedule 2	As per the Residential Tenancies (Caravan Parks and Movable Dwellings Registration and Standards) Regulations 2010, No. 49 Schedule 2	01-Jul-18
Caravan Park - Application for Rigid Annex	C		251.00	256.00	01-Jul-18
* Pro rata registration applies for new registrations					
Transfer of Registration	L		50% of Annual Registration Fee	50% of Annual Registration Fee	01-Jul-18
Transfer of Registration Caravan Parks	L		5 x fee units	5 x fee units	01-Jul-18
Registration Late fee additional 50%	C		additional 50%	additional 50%	01-Jul-18
Additional Food Act Inspection Fee - used when premises does not comply with first or second inspection requirements	C		164.00	166.00	01-Jul-18
Penalties - refer to relevant legislation. Penalty amounts are determined as per the Monetary Unit Act	L		Penalties - refer to relevant legislation.	Penalties - refer to relevant legislation.	01-Jul-18

**WELLINGTON SHIRE COUNCIL  
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Vaccines	C		Cost price + Administration Fee	Cost price + Administration Fee	01-Jul-18
<b>SEPTIC TANK FEES</b>					
Minor alteration	C		205.00	210.00	01-Jul-18
Major alteration	C		410.00	416.00	01-Jul-18
New Septic Tank	C		495.00	502.00	01-Jul-18
Additional inspections	C		110.00	112.00	01-Jul-18
Reissue of Permits	C		65.00	66.00	01-Jul-18
Report and Consent Request - unsewered areas	C		54.00	55.00	01-Jul-18
<b>PLANNING</b>					
Development Advice Request	C	10	92.00	95.00	01-Jul-18
Development Advice Request (Complex)	C	10	\$90.00 minimum plus \$50.00 per hour	\$95 minimum plus \$50 per hour	01-Jul-18
Planning Permit & Endorsed Plans Search and Copy	C	10	133.00	135.00	01-Jul-18
Planning Permit Search and Copy	C	10	102.00	105.00	01-Jul-18
Planning Permit Extension of Time	C	10	204.00	205.00	01-Jul-18
Preparation/Review Section 173 Agreement	C	10	204.00	205.00	01-Jul-18
Strategic Planning Written Advice	C	10	92.00	95.00	01-Jul-18
Valuation (Public Open Space Contribution)	C	10	Cost of valuation	Cost of valuation	01-Jul-17
Fees for Applications for Permits under Section 47 (Regulation 9) of the Planning & Environment Act 1987	L		<a href="#">The full schedule of fees can be accessed from the DELWP Legislation and Regulation page.</a>		
Fees for Applications to Amend Permits Under Section 72 (Regulation 11) of the Planning & Environment Act 1987	L		<a href="#">The full schedule of fees can be accessed from the DELWP Legislation and Regulation page.</a>		
<b>Council Variations</b>					
Amend Endorsed Plan (if the estimated cost of change is \$10,000 or less, relates to a single dwelling and there is no need for new referrals or public notice)	C		188.00	192.00	01-Jul-18
Heritage	C		NO FEE	NO FEE	01-Jul-18
Liquor Licence Only	C		104.00	192.00	01-Jul-18
<b>Native Vegetation Removal</b>					
<10 Hectares	C		104.00	192.00	01-Jul-18
>10 Hectares	C		616.00	616.00	01-Jul-18
<b>FACILITY HIRE</b>					
<b>Gwen Webb Arts Activity Centre - Hire Charges</b>					
Gwen Webb Centre Hire - Full Day*	C	10	54.00	56.00	01-Jul-18
Regular Hire (6 hours or less)	C	10	32.00	33.00	01-Jul-18
<b>LEVEL 2 FACILITY HIRE CHARGES: Stephenson Park - Main Oval, Sale Main Oval, Sale Velodrome, Sale Lions Park (Little Ache)</b>					
Part or full day hire - (community groups)	C	10	112.00	115.00	01-Jul-18
Part or full day hire - (schools casual hire)	C	10	FREE	FREE	01-Jul-18
Regular School Use - per season/per ground	C	10	221.00	226.00	01-Jul-18
Commercial/Private- Full Day*	C	10	371.00	379.00	01-Jul-18
Stephenson Park - Baseball Pitch Hire Charges (Level 2) (Includes Baseball Oval)	C	10	112.00	115.00	01-Jul-18
<b>LEVEL 3 FACILITY HIRE CHARGES: Wurruk Oval</b>					
Part or full day hire - (Community groups)	C	10	85.00	87.00	01-Jul-18
Part or full day hire - (schools casual hire)	C	10	FREE	FREE	01-Jul-18
Regular School Use - per season/per ground	C	10	166.00	170.00	01-Jul-18
Commercial/Private- Full Day*	C	10	247.00	252.00	01-Jul-18
<b>LEVEL 4 FACILITY HIRE CHARGES: Stephenson Park - Rotary Oval or Baseball Oval (excluding pitch), Stead Street Oval (Winter only), Stratford Pine Lodge (oval Winter only, excl Tennis Courts)</b>					
Part or full day hire - (community groups)	C	10	57.00	59.00	01-Jul-18
Part or full day hire - (schools casual hire)	C	10	FREE	FREE	01-Jul-18
Regular School Use - per season/per ground	C	10	112.00	114.00	01-Jul-18
Commercial/Private- Full Day*	C	10	124.00	126.00	01-Jul-18

**WELLINGTON SHIRE COUNCIL  
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<b>Stephenson Park Upstairs Function Room</b>					
Seasonal user group subsidised rate - Full Day*	C	10	54.00	55.00	01-Jul-18
Non seasonal user Community Group - Full Day*	C	10	221.00	228.00	01-Jul-18
Commercial/Private- Full Day*	C	10	360.00	368.00	01-Jul-18
Light Usage Fee (rate per hour) (includes plug-in portable lighting)	C	10	15.00	15.00	01-Jul-18
Light Usage Fee (rate per hour) 150 lux at Stephenson Park	C	10		30.00	01-Jul-18
Toilet cleaning charges to be added to Casual hire if applicable	C	10	31.00	32.00	01-Jul-18
*Half day hire = 50% of scheduled full day fee, *Half day = 6 hours or less, Seasonal Hire includes use of toilets and rubbish disposal					
<b>MEETING ROOMS</b>					
<b>Yarram Meeting Rooms</b>					
Meeting Room 1 or 2 (max 25 people) per day Community Rate	C	10	53.00	55.00	01-Jul-18
Both Meeting Rooms 1 & 2 (max 50 people) per day Community Rate	C	10	105.00	110.00	01-Jul-18
Both Meeting Rooms 1 & 2 (max 50 people) per day Commercial Rate	C	10	215.00	220.00	01-Jul-18
Consulting Room 1 or 2 per hour	C	10	6.00	7.00	01-Jul-18
Consulting Room 1 or 2 per day	C	10	36.00	37.00	01-Jul-18
<b>Wellington Centre Meeting Rooms</b>					
Wayput Rooms per half day Standard Rate	C	10		125.00	01-Jul-18
Wayput Room per day Standard Rate	C	10		200.00	01-Jul-18
Carang Carang Room per half day Standard Rate	C	10		155.00	01-Jul-18
Carang Carang Room per day Standard Rate	C	10		295.00	01-Jul-18
Wellington Room per half day Standard Rate	C	10		200.00	01-Jul-18
Wellington Room per day Standard Rate	C	10		400.00	01-Jul-18
Function Gathering area per half day Standard Rate	C	10		155.00	01-Jul-18
Function Gathering area per day Standard Rate	C	10		295.00	01-Jul-18
Setup fee for room configuration (optional)	C	10		50.00	01-Jul-18
<b>LAKESIDE ENTERTAINMENT &amp; ARTS FACILITY (LEAF)</b>					
Weddings and Commercial Organisations	C	10	185.00	190.00	01-Jul-18
Not for profit/community organisations	C	10	-	-	01-Jul-18
Use of Concertina Doors	C	10	140.00	145.00	01-Jul-18
Use of Concertina Doors Community Groups	C	10	70.00	75.00	01-Jul-18
<b>CIRCUS</b>					
Recreation Reserve Fees (Circus) Daily Fees	C	10	0.90	870.00	01-Jul-18
<b>MOORINGS</b>					
Mooring Fees - Annual Licence	C	10	900.00	915.00	01-Jul-18
Mooring - Temporary Per Week - Min 2 weeks (\$116.00). Max 12 weeks.	C	10	58.00	54.30	01-Jul-18
Transfer of Mooring Fee	C	10	45.00	45.90	01-Jul-18
<b>AERODROMES</b>					
Establishment fee for setting up user agreements - for new user agreements on Council Owned or Controlled Land	C	10	109.00	111.20	01-Jul-18
West Sale Airport Service Charge - Terminal Access - Per day for charter/commercial flights Rate capped to 100 days p.a.	C	10	110.00	112.20	01-Jul-18
West Sale Airport Service Charge - Use of Airside Apron Areas - per m2 p.a.					
Aircraft parking or equipment storage. User agreement to be established for periods in excess of 28 continuous days. Minimum charge \$275.00 (based on 100m2 for 1 month).	C	10	33.00	33.70	01-Jul-18
West Sale Airport / Yarram Aerodrome Service Charge - Annual User Licence Agreement - Recreational Use.	C	10	140.00	142.90	01-Jul-18

**WELLINGTON SHIRE COUNCIL  
PROPOSED SCHEDULE OF FEES AND CHARGES AS AT 1 JULY 2018 (GST INCLUSIVE)**

C = COUNCIL SET L = LEGISLATION

Service	C/L	GST %	Fee 17/18 including Tax \$	Proposed Fee 18/18 Including Tax \$	Effective Date
West Sale Airport/Yarram Aerodrome Service Charge - Ann User Licence Agreement - Light commercial use.	C	10	650.00	663.00	01-Jul-18
West Sale Airport/Yarram Aerodrome Service Charge - Annual User Licence Agreement - Commercial Use.	C	10	1,300.00	1,326.00	01-Jul-18
<b>West Sale Airport - Landing Fees</b> Fee applied per aircraft landing (landing and take-off) no charge for touch and goes. Military and other Aircraft with WSA and Yarram licence agreement exempt. GA registered aircraft ≤1550kg exempt GA registered aircraft > 1550kg \$3.00/tonne pro-rata.	C	10	\$3.00/tonne	\$3.10/tonne	01-Jul-18
<b>Yarram Aerodrome - Landing Fees</b> Fee applied per aircraft landing (landing and take-off) no charge for touch and goes. Military and other Aircraft with Yarram and WSA licence agreement exempt. GA registered aircraft ≤ 1550kg exempt. GA registered aircraft > 1550kg \$1.50/tonne pro-rata.	C	10	\$1.50/tonne	\$1.50/tonne	10-Nov-16
<b>SALEYARDS</b>					
17/18 Fees are based on fee currently charged by VLE. Council will take over Saleyard operations on 1 April 2018.					
Fees are provisional and subject to change upon review.					
<b>Prime Sales</b>					
Weighted Cattle	C	10	22.00	22.00	01-Jul-18
Weighted Bulls	C	10	29.26	29.26	01-Jul-18
Unweighted Cattle	C	10	15.51	15.51	01-Jul-18
Unweighted Bulls	C	10	22.00	22.00	01-Jul-18
Calves	C	10	3.63	3.63	01-Jul-18
Goats	C	10	1.78	1.78	01-Jul-18
Pigs	C	10	2.97	2.97	01-Jul-18
<b>Driving Fee</b>	C	10	2.53	2.53	01-Jul-18
<b>Store Sales</b>					
Unweighted Cattle	C	10	15.51	15.51	01-Jul-18
Unweighted Bulls	C	10	22.00	22.00	01-Jul-18
Unit (Cow and Calf)	C	10	19.14	19.14	01-Jul-18
Calves	C	10	3.63	3.63	01-Jul-18
<b>Buyer / NLIS Fee</b>					
Store Sales, Wednesday Calf Sales	C	10	2.75	2.75	01-Jul-18
Creeling Sales	C	10	2.75	2.75	01-Jul-18
<b>Sheep Sales</b>					
Sheep Sales	C	10	1.78	1.87	01-Jul-18
<b>Other</b>					
Weigh Only	C	10	11.66	11.66	01-Jul-18
Scan Only	C	10	6.27	6.27	01-Jul-18
On Delivery Fee - Cattle	C	10	6.27	6.27	01-Jul-18
On Delivery Fee - Sheep	C	10	0.44	0.44	01-Jul-18
Post Breeder Tags - No Tag. Saleyard tag applied by GRLE	C	10	37.95	37.95	01-Jul-18
Agent Fee - Special Sales	C	10	147.73	147.73	01-Jul-18
Auctioneers Fees	C	10	134.40	134.40	01-Jul-18
Buyers Reports	C	10	\$0.11 per head	\$0.11 per head	01-Jul-18
Flooring Sales	C	10	\$11 per cubic metre	\$11 per cubic metre	01-Jul-16
Truck Wash	C	10	\$1.38 per minute	\$1.45 per minute	01-Jul-18

**WELLINGTON SHIRE COUNCIL  
PROPOSED SCHEDULE OF FEES AND CHARGES AS AT 1 JULY 2018 (GST INCLUSIVE)**

C = COUNCIL SET L = LEGISLATION

Service	C/L	GST %	Fee 17/18 including Tax \$	Proposed Fee 18/18 Including Tax \$	Effective Date
<b>MAP SALES</b>					
Hardcopy - Standard Map (Dekho, Internet, VicRoads) A3 Colour	C	10	12.50	12.75	01-Jul-18
Hardcopy - Standard Map (Dekho, Internet, VicRoads) A2 Colour	C	10	18.50	18.80	01-Jul-18
Hardcopy - Standard Map (Dekho, Internet, VicRoads) A1 Colour	C	10	31.00	31.50	01-Jul-18
Hardcopy - Aerial Photo Plot A4	C	10	12.50	12.70	01-Jul-18
Hardcopy - Aerial Photo Plot A3	C	10	18.50	18.80	01-Jul-18
Hardcopy - Aerial Photo Plot A2	C	10	31.00	31.50	01-Jul-18
Hardcopy - Aerial Photo Plot A1	C	10	42.00	42.50	01-Jul-18
Softcopy - Aerial Photo - sent to email address	C	10	10.00	10.20	01-Jul-18
<b>TIPPING FEES</b>					
Commercial Tonne	C	10	161.00	166.00	01-Jul-18
Compacted Commercial	C	10	173.00	178.00	01-Jul-18
Commercial m3	C	10	65.00	67.00	01-Jul-18
Domestic m3	C	10	33.00	34.00	01-Jul-18
Greenwaste m3	C	10	15.00	15.00	01-Jul-18
Timber waste	C	10		30.00	01-Jul-18
Clean Concrete Tonne	C	10	30.00	31.00	01-Jul-18
Clean Concrete m3	C	10	44.00	45.00	01-Jul-18
Separated Recyclables m3	C	10	-	-	01-Jul-18
Asbestos per tonne	C	10	100.00	100.00	01-Jul-15
Single Mattress	C	10	10.00	10.00	01-Jul-18
Double Mattress	C	10	15.00	15.00	01-Jul-18
<b>ROADS</b>					
Rechargeable works	C	10	By Quote	By Quote	01-Jul-18
Consent for Works Within Road Reserve	L		\$81.60 - \$586.00	\$81.60 - \$586.00	01-Jul-18
<b>FIRE HAZARD RECOVERY</b>					
Recovery cost for Fire Hazard Removal Contractor plus an administration fee	C	10	Admin Cost \$105.00 + contractor cost	Admin Cost \$105 + contractor cost	01-Jul-18
Recovery cost for Contractor "call out" plus an administration fee	C	10	Admin Cost \$105.00 + contractor cost	Admin Cost \$105 + contractor cost	01-Jul-18
<b>FINANCE</b>					
Dishonoured Direct Debit Fees	C		30.00	30.00	01-Jul-16
Dishonoured Cheque Fees	C		35.00	35.00	01-Jul-09
Reissue Payment Fee	C			15.00	01-Jul-18
Land Information Certificates	L		25.90	25.90	29-Oct-15
Land Information Certificate - Urgent Fee	C	10	75.00	80.00	01-Jul-18
Duplicate Rate Notice	C	10	10.00	10.00	01-Jul-16
Rate Related Archive Search per hour	C	10	50.00	51.00	01-Jul-18
<b>FREEDOM OF INFORMATION</b>					
Freedom of Information Request	L		28.40	28.90	01-Jul-18
Freedom of Information Search Charges per hour or part of an hour (except if on a computer)	L		21.40	21.40	01-Jul-17
Freedom of Information Supervision Charges Per Quarter hour	L		5.30	5.30	01-Jul-17
Freedom of Information Photocopies A4 (per page)	L		0.20	0.20	01-Jul-17



## C3 - REPORT

# GENERAL MANAGER DEVELOPMENT

**ITEM C3.1****FEBRUARY 2018 PLANNING DECISIONS**

DIVISION: DEVELOPMENT  
 ACTION OFFICER: MANAGER LAND USE PLANNING  
 DATE: 17 APRIL 2018

IMPACTS									
Financial	Communication	Legislative	Council Policy	Council Plan	Resources & Staff	Community	Environmental	Engagement	Risk Management
	✓	✓	✓	✓			✓		

**OBJECTIVE**

To provide a report to Council on recent planning permit trends and planning decisions, made under delegation by Statutory Planners during the month of February 2018, for information.

**PUBLIC QUESTIONS AND COMMENTS FROM THE GALLERY****RECOMMENDATION**

***That Council note the report on recent Planning Permit trends and Planning Application determinations between 1 February and 28 February 2018.***

**BACKGROUND**

Statutory Planners have delegated authority under the *Planning and Environment Act 1987* to make planning decisions in accordance with the *Planning and Environment Act 1987* and the Wellington Planning Scheme, including the issue of planning permits, amended permits, extensions of time, refusal of planning permits and notices of decision to grant a planning permit.

A copy of planning permit decisions made between 1 February and 28 February 2018 is included in Attachment 1.

Attachment 2 provides an overview of recent planning permit trends including decisions made, efficiency of decision making and the estimated value of approved development (derived from monthly planning permit activity reporting data).

**OPTIONS**

Council may choose to note this report, alternatively, Council may choose to seek further information and refer this report to another meeting.

## **PROPOSAL**

That Council note the report of recent planning permit trends and planning application determinations between 1 February and 28 February 2018.

## **CONFLICT OF INTEREST**

No staff and/or contractors involved in the compilation of this report have declared a conflict of interest.

## **COMMUNICATION IMPACT**

The monthly report communicates information about planning trends and determinations including the issue of planning permits, amended permits, refusal of planning permits, and notices of decision to grant a planning permit.

## **LEGISLATIVE IMPACT**

All planning decisions have been processed and issued in accordance with the *Planning and Environment Act 1987* and the Wellington Planning Scheme.

## **COUNCIL POLICY IMPACT**

All planning decisions have been issued after due consideration of relevant Council policy, including Council's Heritage Policy, and the requirements of the State and Local Planning Policy Framework in the Wellington Planning Scheme.

## **COUNCIL PLAN**

The Council Plan 2017–2021 Theme 2: Services and Infrastructure states the following strategic objective and related strategy:

Strategic Objective 2.3

*'Wellington Shire is well planned, considering long term growth and sustainability.'*

Strategy 2.3.3

*'Recognise and advocate for best practice land development which considers energy efficiency and sustainability for housing.'*

This Report supports the above Council Plan strategic objective and strategy.

## **ENVIRONMENTAL IMPACT**

Planning decisions are made in accordance with the relevant environmental standards to ensure that environmental impacts are minimised.

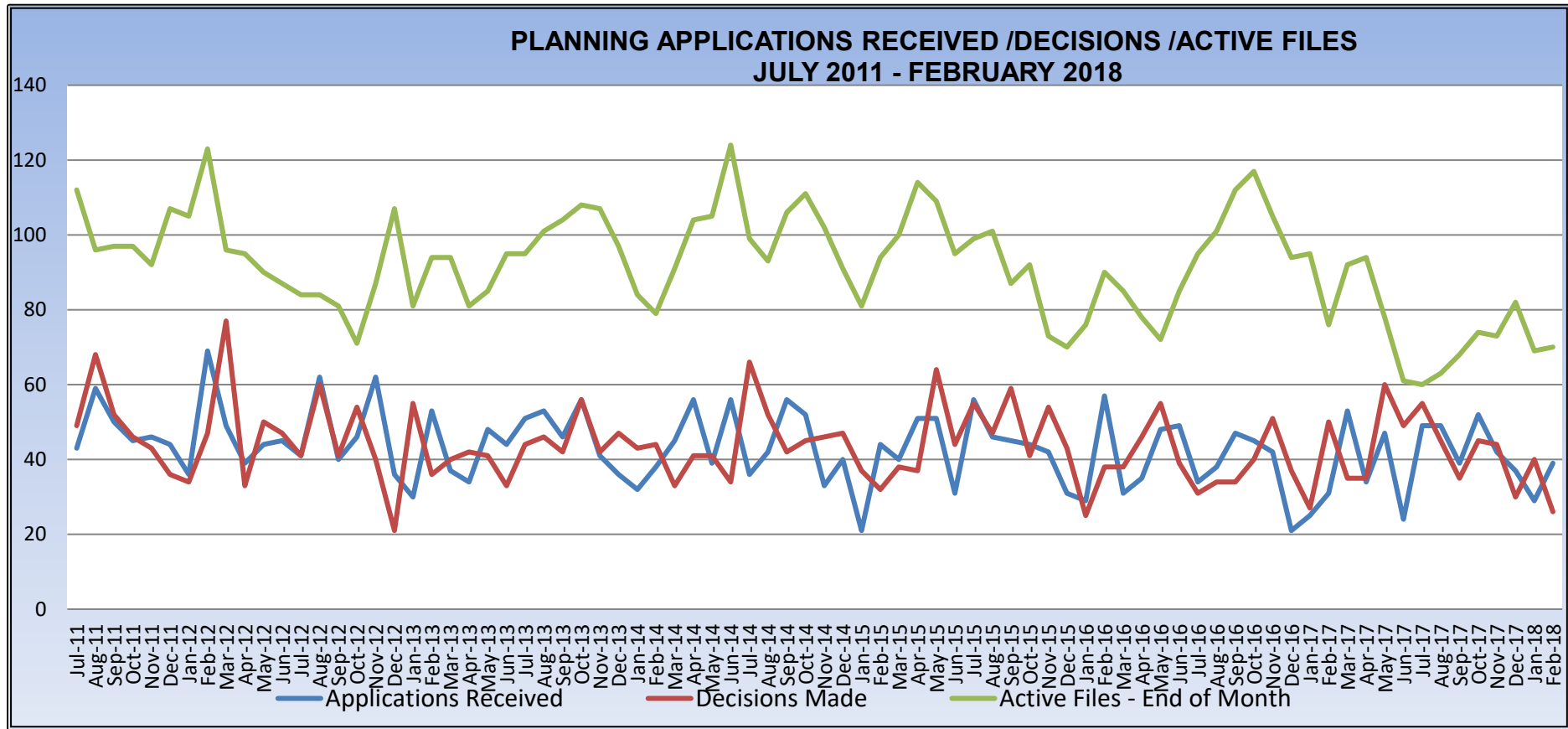
PLANNING APPLICATION DETERMINATIONS  
BETWEEN 1/02/2018 AND 28/02/2018

Application No/Year	Date Received	Property Title & Address	Proposal	Status
378-2/2013	16/01/2018	Assessment No. 420745 LOT: 6 PS: 536484K 52 BROOBERO CL. HEYFIELD	Buildings and works/construction of a dwelling and outbuilding.	Permit issued by Delegate of Resp/Auth  26/02/2018
61-1/2017	2/03/2017	Assessment No. 190389 CA: 31 29 HUFFERS LANE ROSEDALE	Use and development of a dwelling for free range egg production.	Permit issued by Delegate of Resp/Auth  21/02/2018
253-1/2017	8/08/2017	Assessment No. 221986 LOT: 1177 LP: 32648 91 SUNBURST AVE GOLDEN BEACH	Buildings and works associated with construction of a dwelling.	Permit issued by Delegate of Resp/Auth  1/02/2018
263-2/2017	22/01/2018	Assessment No. 351817 PC: 376154L 255-257 RYANS RD COONGULLA	Buildings and works associated with construction of a shed.	Permit issued by Delegate of Resp/Auth  7/02/2018
328-1/2017	3/10/2017	Assessment No. 314294 LOT: 1 LP: 63947 41 NERRIOUNDAH DVE GLENMAGGIE	Use of the land for animal keeping (up to 10 brooding dogs).	Withdrawn  12/02/2018
372-2/2017	16/02/2018	Assessment No. 202986 LOT: 1 TP: 884999 407 LONGFORD-LOCH SPORT LONGFORD	Buildings and works associated with construction of a building.	Permit issued by Delegate of Resp/Auth  28/02/2018
390-1/2017	14/11/2017	Assessment No. 215418 LOT: 456 LP: 52647 71 FAIRWAY AVE GOLDEN BEACH	Buildings & works associated with construction of a dwelling.	Permit issued by Delegate of Resp/Auth  27/02/2018
406-1/2017	27/11/2017	Assessment No. 34939 UNT: 3 RP: 3159 51 BARKLY ST SALE	Buildings and works associated with construction of an outbuilding.	Permit issued by Delegate of Resp/Auth  1/02/2018
407-1/2017	27/11/2017	Assessment No. 312199 LOT: 8 PS: 316750T 43 QUEEN ST MAFFRA	Use and development/2 dwellings on 1 lot & 2 lot subdivision.	Permit issued by Delegate of Resp/Auth  23/02/2018
409-1/2017	29/11/2017	Assessment No. 308426 LOT: 1 TP: 100484 124 SOUTH GIPPSLAND YARRAM	Subdivision of the land to excise a dwelling.	Permit issued by Delegate of Resp/Auth  14/02/2018
410-1/2017	29/11/2017	Assessment No. 323048 LOT: 1 TP: 848167 39 TEMPLE ST HEYFIELD	Buildings and works associated with construction of an outbuilding.	Permit issued by Delegate of Resp/Auth  13/02/2018

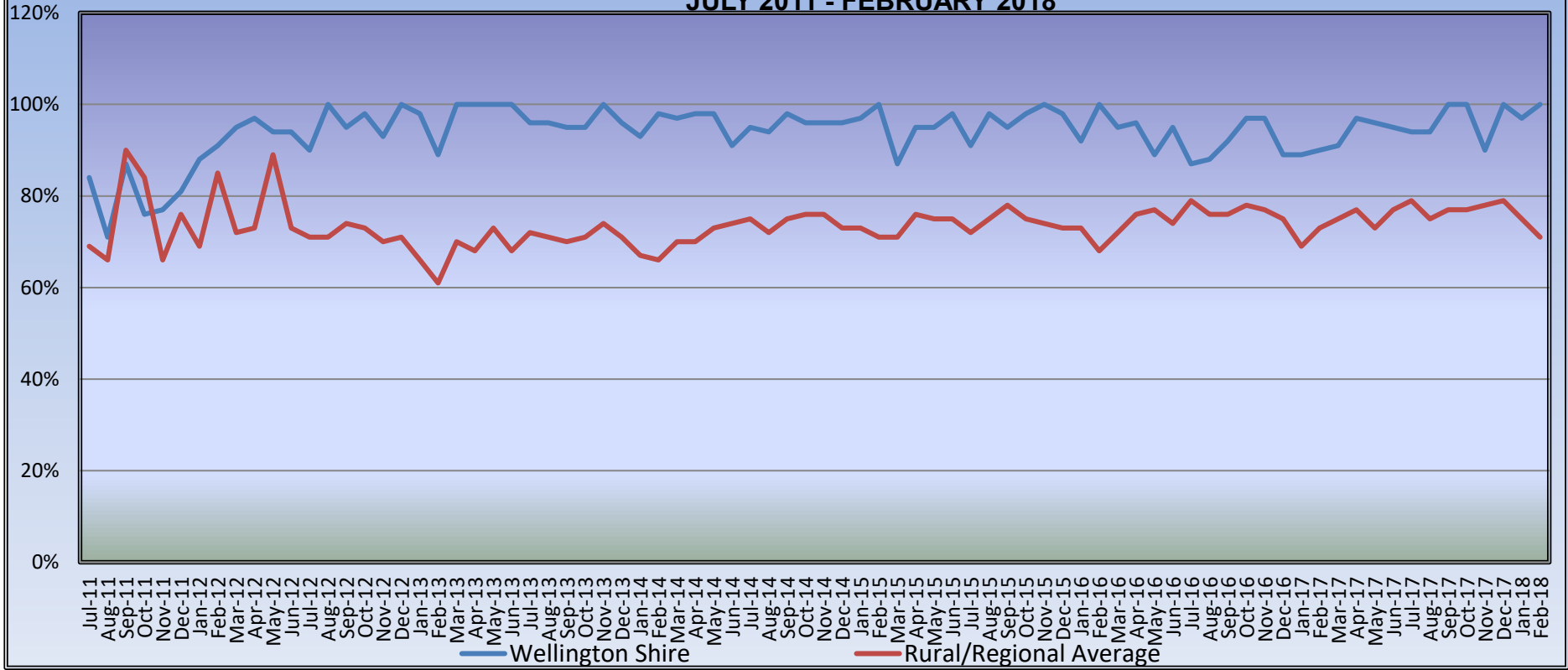
Application No/Year	Date Received	Property Title & Address	Proposal	Status
426-1/2017	5/12/2017	Assessment No. 440404 LOT: 10 PS: 736776F 500 GOLF COURSE RD HEYFIELD	Buildings and works associated with construction of a dwelling.	Permit issued by Delegate of Resp/Auth  2/02/2018
426-1/2017	11/12/2017	Assessment No. 59139 LOT: 1 PS: 713665 SETTLEMENT RD WURRUK	Subdivision of the land into two lots.	Withdrawn  14/02/2018
428-1/2017	11/12/2017	Assessment No. 343442 LOT: 2 TP: 399803 BOISDALE-NEWRY RD BOISDALE	Resubdivision of the land into two lots.	Permit issued by Delegate of Resp/Auth  13/02/2018
429-1/2017	12/12/2017	Assessment No. 113035 LOT: 1 TP: 682785 2827 TRARALGON-MAFFRA COWWARR	Resubdivision of the land into two lots.	Permit issued by Delegate of Resp/Auth  26/02/2018
432-1/2017	14/12/2017	Assessment No. 439372 LOT: 1284 LP: 58872 13 BANKSIA ST LOCH SPORT	Buildings and works associated with the development of a dwelling.	Permit issued by Delegate of Resp/Auth  21/02/2018
434-1/2017	18/12/2017	Assessment No. 320028 LOT: 1 TP: 25902407 16 MILLS ST HEYFIELD	Subdivision of the land into 3 lots.	Permit issued by Delegate of Resp/Auth  26/02/2018
445-1/2017	21/12/2017	Assessment No. 228536 PC: 151524 28 COVE ST LOCH SPORT	Use and development of the land for a single dwelling.	Permit issued by Delegate of Resp/Auth  2/02/2018
1-1/2018	3/01/2018	Assessment No. 109801 LOT: 2 PS: 815526 194 BASSETTS LANE GLENGARRY	Subdivision of the land into two lots.	Permit issued by Delegate of Resp/Auth  19/02/2018
8-1/2018	10/01/2018	Assessment No. 439620 LOT: 1 PS: 133038 7 COLVILLE ST FORT ALBERT	Buildings and works associated with construction of a dwelling.	Permit issued by Delegate of Resp/Auth  22/02/2018
17-1/2018	18/01/2018	Assessment No. 232041 LOT: 1 TP: 145224H 9 GOVERNMENT RD LOCH SPORT	Buildings and works associated with construction of an outbuilding.	Permit issued by Delegate of Resp/Auth  7/02/2018
19-1/2018	22/01/2018	Assessment No. 241604 LOT: 1621 LP: 58872 14 SEAGULL DVE LOCH SPORT	Buildings and works associated with extensions to an existing dwelling.	Permit issued by Delegate of Resp/Auth  7/02/2018
20-1/2018	22/01/2018	Assessment No. 308718 LOT: 2 PS: 201537 1 LAURA ST MAFFRA	Buildings and works associated with construction of a dwelling.	Permit issued by Delegate of Resp/Auth  23/02/2018

Application No/Year	Date Received	Property Title & Address	Proposal	Status
23-1/2018	30/01/2018	Assessment No. 112458 CA: 66A2 SALJE-TOONGABBIE RD TOONGABBIE	Buildings and works associated with construction of a farm shed.	Withdrawn  6/02/2018
24-1/2018	30/01/2018	Assessment No. 413088 LOT: 2 PS: 626533X 3A CLARK CRT LONDOPORD	Buildings and works associated with construction of a farm shed.	Permit issued by Delegate of Resp/Auth  5/02/2018
27-1/2018	1/02/2018	Assessment No. 243378 LOT: 1932 LP: 69874 10 TOORAK AVE LOCH SPORT	Buildings and works associated with construction of a single dwelling.	Permit issued by Delegate of Resp/Auth  9/02/2018
33-1/2018	7/02/2018	Assessment No. 237537 LOT: 1686 LP: 58872 263 NATIONAL PARK RD LOCH SPORT	Buildings and works associated with construction of a dwelling.	Permit issued by Delegate of Resp/Auth  23/02/2018
34-1/2018	7/02/2018	Assessment No. 400937 PC: 362987N 2-4 WELLINGTON ST PORT ALBERT	Buildings and works associated with construction of a dwelling.	Permit issued by Delegate of Resp/Auth  27/02/2018
42-1/2018	14/02/2018	Assessment No. 244590 LOT: 2077 LP: 69874 9 TOORAK AVE LOCH SPORT	Buildings and works associated with extensions to dwelling.	Permit issued by Delegate of Resp/Auth  21/02/2018

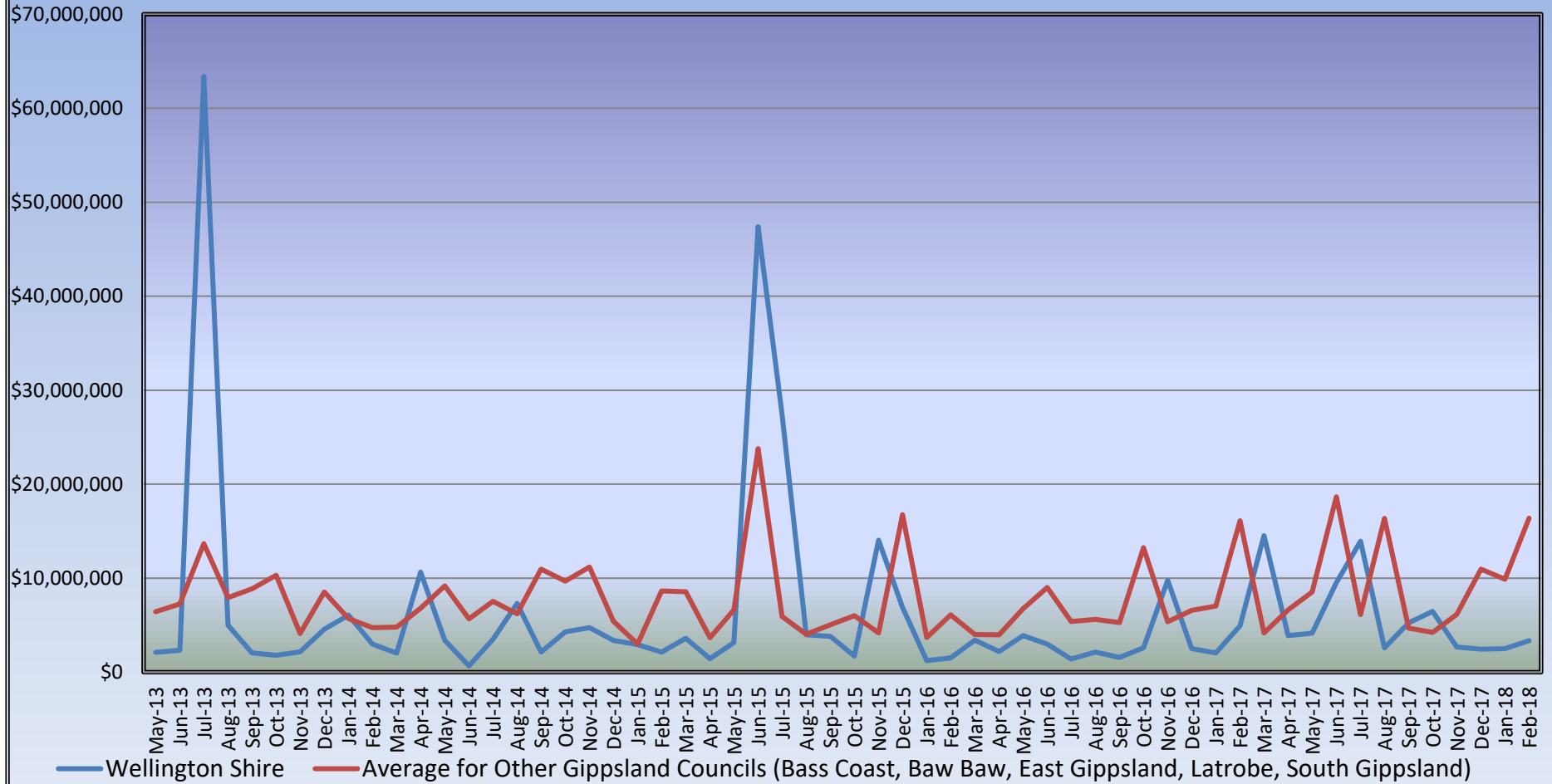
**Total No of Decisions Made: 29**



**DECISIONS ISSUED WITHIN 60 DAYS  
JULY 2011 - FEBRUARY 2018**



### ESTIMATED VALUE OF WORKS MAY 2013 - FEBRUARY 2018



**ITEM C3.2****NORTH SALE DEVELOPMENT PLAN**

DIVISION: DEVELOPMENT

ACTION OFFICER: MANAGER LAND USE PLANNING

DATE: 17 APRIL 2018

IMPACTS									
Financial	Communication	Legislative	Council Policy	Council Plan	Resources & Staff	Community	Environmental	Engagement	Risk Management
✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

**OBJECTIVE**

For Council to consider all submissions received during the public exhibition period of the 'North Sale Analysis and Design Response Plan' and to adopt the final 'North Sale Development Plan'.

**PUBLIC QUESTIONS AND COMMENTS FROM THE GALLERY****RECOMMENDATION**

***That Council consider all submissions received (refer to Attachment 1) in response to the public exhibition period of the 'North Sale Analysis and Design Response Plan' and adopt the final 'North Sale Development Plan' (refer to Attachment 2).***

**BACKGROUND**

In 2010, Council formally adopted the 'Sale, Wurruk and Longford Structure Plan' (the Structure Plan), as a blueprint to provide for sufficient land supply to meet future demands for urban living in a variety of locations within and around Sale.

The Structure Plan was formally embedded within the Local Planning Policy Framework of the Wellington Planning Scheme on 8 November 2012.

The Structure Plan identified three key development growth fronts around Sale, being the North Sale Growth Area, the Wurruk (Western) Growth Area and the Longford (Southern) Growth Area.

The North Sale Growth Area (the Growth Area) was identified to provide a range of residential, commercial and leisure activities and to provide for the logical expansion of Sale in a northward direction, whilst forming 'complete neighbourhoods' to the east and west of the Princes Highway.

The first of these neighbourhoods, Area A, comprises land bound to the west by the Princes Highway with the eastern boundary being Gibsons Road. The second, Area B comprises land bound to the east by the Princes Highway and the railway line to the west and the third – Area C, comprising land to the north of the Sale – Maffra Road (refer to **Figure 1**). The total expanse of the Growth Area amounts to 294Ha.

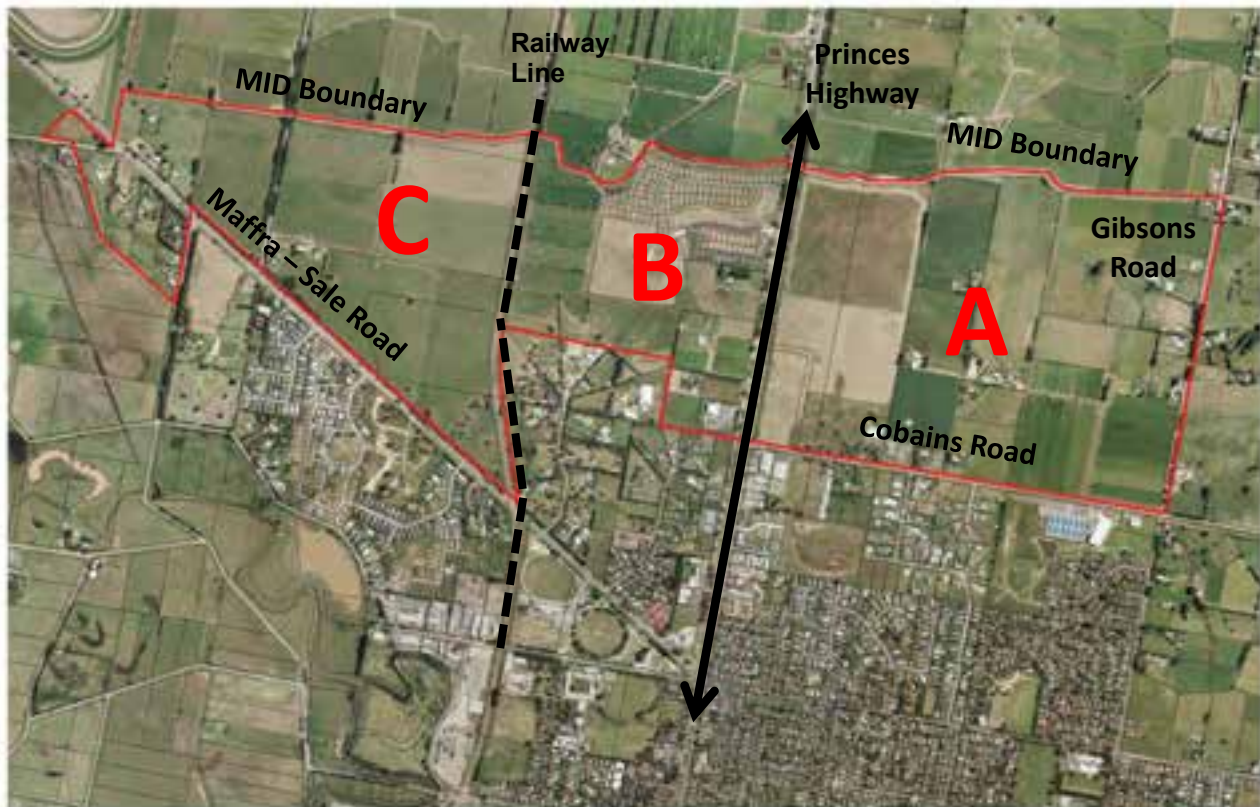


Figure 1: Growth Area (outlined in red) and proposed neighbourhoods A, B & C

### Development Plans

Development Plans are a useful and important tool for landowners, developers, Council and the community to assist in ensuring that a coordinated and integrated approach is taken to planning for new communities within growth areas.

With the benefit of assessing an urban growth area on a more holistic level, Development Plans can unlock the potential of a site based on its context and relationship with adjoining land uses rather than creating development through a piecemeal and ad-hoc approach. As such, when worked through logically, the Development Plan process can ensure a smooth transition to the planning permit and implementation phases and ensure the creation of integrated, safe, attractive and sustainable communities.

The Development Plan establishes the design rationale, design response objectives, guidelines for planning permits and requirements and is based on an assessment of several key design elements, including:

- movement networks;
- housing, neighbourhoods and interfaces;
- open spaces and natural systems;
- gateways and activity nodes, and
- drainage and infrastructure delivery.

The Development Plan concludes with clear implementation requirements to guide future planning permit applications.

### The Development Plan Process

Following detailed background research work, which included a series of workshops with landowners and statutory authorities, Mesh planning consultants prepared the, 'North Sale Analysis and Design Response Plan', which was released for public comment in October 2016.

The '*Analysis and Design Response Plan*' acknowledged several notable changes that have influenced and impacted on the strategic direction of the '*Sale, Wurruk and Longford Structure Plan*', since its formal introduction into the Wellington Planning Scheme, including:

- the relocation of the Sale Specialist School;
- the proposed relocation of the Sale Greyhounds;
- revised Education allocation requirements, and
- the potential to provide a new railway vehicle crossing.

The above changes, combined with feedback from the public exhibition period (refer to **Attachment 1**), consequently informed the preparation of the final '*North Sale Development Plan*' (refer to **Attachment 2**), which is the subject of this Report.

The final '*North Sale Development Plan*' would potentially provide for approximately 2,200 standard residential lots and approximately 15 low density lots across a net developable area of 198.7Ha.

Should the Development Plan be adopted, detailed work will commence on the preparation of the North Sale shared infrastructure funding arrangements, which will seek to equitably apportion the (infrastructure) costs required to facilitate development across all land contained within the North Sale Development Plan area.

Whilst the detail of the shared infrastructure funding arrangements is yet to be confirmed, it should be noted that the Growth Area requires significant new infrastructure investment, particularly in relation to drainage. The costs associated with the required infrastructure are likely to be commensurate with the level of infrastructure required.

## OPTIONS

Council has the following options:

1. Consider all submissions received during the public exhibition period of the '*North Sale Analysis and Design Response Plan*' and adopt the final '*North Sale Development Plan*'; or
2. Consider all submissions received during the public exhibition period of the '*North Sale Analysis and Design Response Plan*', not adopt the final '*North Sale Development Plan*' and seek further information for consideration at a future meeting.

## PROPOSAL

Council consider all submissions received (refer to **Attachment 1**) during the public exhibition period of the '*North Sale Analysis and Design Response Plan*' and adopt the final '*North Sale Development Plan*' (refer to **Attachment 2**).

## CONFLICT OF INTEREST

No staff and/or contractors involved in the compilation of this report have declared a Conflict of Interest.

## FINANCIAL IMPACT

The resources associated with this project have been accounted for in the Council budget and supplemented with a \$40,000 Grant from the Victorian Planning Authority to undertake a Traffic Impact Assessment of the Development Plan area.

## LEGISLATIVE IMPACT

The final *'North Sale Development Plan'* has been prepared having regard to the requirements of the *Planning and Environment Act 1987* and to the provisions of the Wellington Planning Scheme - including the relevant state and local planning policies.

## COUNCIL PLAN IMPACT

The Council Plan 2017–21 contains the following relevant strategic objectives and related strategies:

### Strategic Objective 2.3

*'Wellington Shire is well planned, considering long term growth and sustainability.'*

#### Strategy 2.3.1

*'Continue to provide strategic planning to encourage long term growth and sustainability in Wellington Shire.'*

#### Strategy 2.3.2

*'Ensure sufficient land supply to provide for a range of lifestyle options which support housing diversity including affordable housing.'*

### Strategic Objective 5.2

*'Use a targeted approach to attract new business investment to Wellington Shire, to support population growth.'*

#### Strategy 5.2.2

*'Ensure the availability of residential, commercial and industrial land supply.'*

The final *'North Sale Development Plan'* supports the above Council Plan strategic objectives and strategies.

## PLANNING POLICY IMPACT

The final *'North Sale Development Plan'* is considered to be consistent with the aims and objectives of the following key planning policy documents:

- State and Local Planning Policy Frameworks (SPPF and LPPF) within the Wellington Planning Scheme;
- the *'Sale, Wurruk and Longford Structure Plan (2010)'*,
- the *'Gippsland Regional Growth Plan (2014)'*, and
- relevant state government Planning Practice Notes (PPN's).

Clause 21.05 of the Wellington Planning Scheme - Sale, Wurruk and Longford Strategic Framework, identifies the northern growth area for urban residential expansion.

## COMMUNITY IMPACT

During the public exhibition period, a total of 13 submissions were received from members of the community and a total of 10 from statutory authorities.

A summary of all issues raised by the community and statutory authorities and the associated Council officer responses are included in **Attachment 1** to this Report. Full copies of all

submissions received during the public exhibition period are available to view on the Councillor Home Page.

The key issues raised, included matters relating to:

- Drainage
- Traffic impacts
- Density of development
- Road layout
- Neighbourhood character
- Proposed railway crossing.

All submissions have been considered and, where considered appropriate to do so, used to inform the preparation of the final *'North Sale Development Plan'*.

It is also noted that the final technical studies (Drainage and Traffic Impact Assessment) have been used to inform the preparation of the final Development Plan, copies of which are available to view in hard copy at the Council Service Centre, 18 Desailly Street, Sale and electronically on the Councillor Home Page.

## **ENVIRONMENTAL IMPACT**

Whilst (limited) areas of environmental significance have been identified within the study area, requirements for further detailed flora and fauna assessments and Aboriginal Cultural Heritage assessments are included as a requirement of the Development Plan at the subsequent planning permit stage.

## **ENGAGEMENT IMPACT**

During the initial background and research period at the commencement of the study, a series of workshops were held with targeted members of the community - including landowners within the Growth Area. Similar sessions were also held with statutory authorities and local estate agents and planning consultants.

During the course of the Development Plan process, various updates – including direct notification letters and updates via the Council website have taken place.

The formal public exhibition of the *'North Sale Analysis and Design Response Plan'*, took place between 10 October - 21 November 2016 and included:

- Approximately 95 direct notification letters and accompanying Fact Sheet distributed to all landowners within and adjacent to the Development Plan area.
- Email notification (including all associated documents) to 18 statutory agencies/authorities.
- Three (3) targeted Workshop Sessions (held at the Gippsland Regional Sports Complex) for landowners; statutory authorities and local estate agents/developers.

Hard copies of the Development Plan documents were available for viewing at the Council Customer Service Centre in Sale and electronically on the Council Website.

Articles relating to the preparation of the Development Plan study were also published in the Gippsland Times newspaper during the public exhibition period.

For information, notice of the completion of the final *'North Sale Development Plan'* was provided to all landowners within and adjacent to the Growth Area, all submitters to the public exhibition period and relevant statutory authorities on 1 March 2018.

Should Council resolve to adopt the final '*North Sale Development Plan*', all submitters to the exhibition process, landowners within and adjacent to the Development Plan area will be directly notified of the decision and advised of the next steps in the process.

## RESPONSE TO SUBMISSIONS

### North Sale Development Plan



#### Submissions from the Community/Landowners (13)

Sub'n No.	Key issues raised	Council Response
4.	<ul style="list-style-type: none"> <li>Owners of Lot 114B. Acknowledges need for retarding basin and requests its design (size and location) to take into consideration access to their existing dwelling via a bridge on the northern side of the east-west irrigation channel. Preference is to retain this point of access rather than Princes Highway, given safety concerns.</li> <li>Wishes to investigate development opportunities for their land within the Development Plan (DP) area and have engaged consultants to prepare a concept plan following approval of the DP.</li> </ul>	<ul style="list-style-type: none"> <li>Location of drainage basin has been given due consideration as part of the detailed drainage study and 'designed into' the Development Plan (DP) having regard to both the movement and open space network. Point of access retained and noted as a private vehicle access to the local road network.</li> <li>Concept plans can be considered as appropriate in due course.</li> </ul>
5A, B & C	<ul style="list-style-type: none"> <li>Road nominated between the submitter's home and Property 32 is not feasible as there is not enough room to retain the homes between a new road.</li> <li>The property is subject to flooding where water tends to pool after large rain events (<i>photos from recent flooding events provided</i>).</li> </ul>	<ul style="list-style-type: none"> <li>DP revised so that proposed east-west connection deviates north around the established homes.</li> <li>Comments noted and considered as part of the overall drainage modelling undertaken in 'Area A' of the Growth Area.</li> </ul>

Sub'n No.	Key Issues raised	Council Response
	<ul style="list-style-type: none"> <li>• Submitter's are avid gardeners and have an established garden with the assistance of Landcare and other groups and have sighted many animals on their property thanks to their gardening.</li> </ul>	<ul style="list-style-type: none"> <li>• Comments noted. The DP does not compel landowners to develop their land and impinge on/undermine existing (domestic) activities such as gardening.</li> </ul>
6.	<ul style="list-style-type: none"> <li>• Submitter's are located to the east of Gibsons Road. Whilst not within the DP, they immediately abut within the Farming Zone.</li> <li>• Concern over lack of clarity around the density of Neighbourhood A (high versus low) considering drainage constraints.</li> <li>• Area nominated as potential low/high density should remain as farmland in keeping with the properties to the east of Gibsons Road.</li> <li>• Questions "transitional lots" nominated on the south side of the east-west Main Sale irrigation channel. States the dwellings developed as part of Glenhaven estate have not been designed with the farm land transition in mind.</li> <li>• Questions ability for Development Plan to "create distinct residential neighbourhoods with identifiable character" as the DP does not show this.</li> </ul>	<ul style="list-style-type: none"> <li>• Comment noted.</li> <li>• Following completion of the detailed drainage study, Neighbourhood A can accommodate standard density housing. The Land and Density Budget Table contained within the DP report for each 'Neighbourhood', clarifies the expected densities and lot yield. Final DP provides for larger lot sizes at interface with adjoining rural land.</li> <li>• The Sale, Wurruk and Longford Structure Plan (2010) identifies the land for urban development purposes.</li> <li>• Land to the south of the Main Sale Irrigation Channel and along Gibsons Road is identified as, 'a sensitive interface to rural land' and as such will be subject to interface treatments that take into consideration the amenity of adjacent land uses to minimise adverse impacts through design, orientation and size of lots.</li> <li>• The DP provides clear objectives and strategies relating to how future development is to create distinct residential neighbourhoods with an identifiable character.</li> </ul>

Sub'n No.	Key issues raised	Council Response
	<ul style="list-style-type: none"> <li>• States land north of the future GRSC expansion area remains farming land.</li> <li>• Gibsons Road requires upgrade as it is busy - particularly in peak times.</li> <li>• The proposed three roads accessing Gibsons Road is not supported given the current safety issues of the road.</li> </ul>	<ul style="list-style-type: none"> <li>• The 'Sale, Wurruk and Longford Structure Plan' (2010) identifies the land for urban development purposes (south of the Main Sale Irrigation Channel only).</li> <li>• Possible upgrade to Gibsons Road identified in the DP (refer to Figure 14b). Movement network assessed, and revisions made to improve access arrangements to Gibsons Road.</li> <li>• In response to further detailed assessment, the number of proposed major access points onto Gibsons Road has been reduced in the final DP.</li> </ul>
7.	<ul style="list-style-type: none"> <li>• Requests the path network is provided into the GRSC area to encourage use of the reserve.</li> <li>• Queries whether developers will provide NBN broadband services.</li> <li>• Requests a variety of housing forms to increase community diversity.</li> <li>• Public transport must be provided and wayfinding signage to promote walking/cycling into Sale.</li> </ul>	<ul style="list-style-type: none"> <li>• Agreed. Proposed movement network supports this.</li> <li>• The Growth Area is a part of the broader national roll-out of NBN services and will have access to the network.</li> <li>• Agreed. The DP will provide direction on the location of diverse housing outcomes.</li> <li>• Agreed, however not a matter for the DP. Proposed connector roads within each neighbourhood have been designed to be 'bus capable' should the provision of a service become a viable option.</li> </ul>
8.	<ul style="list-style-type: none"> <li>• Private operator currently developing a business and strategic plan for their future community-based centre. Currently operate a 63-place childcare centre and kindergarten. The centre offers long day childcare for children aged 6 weeks to 6 years and funded four-year old</li> </ul>	<ul style="list-style-type: none"> <li>• The DP nominates the potential location of community facilities and encourages the establishment of private community facilities such as child care, GP's and kindergarten uses within the proposed neighbourhood activity centres.</li> </ul>

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Sub'n No.	Key Issues raised	Council Response
	<p>kindergarten. The service is averaging 3 new enquiries for care on a weekly basis and has 40 families on the waiting list. Interested in opportunities for expansion within North Sale area.</p> <ul style="list-style-type: none"> <li>• Queries whether there is potential for a developer contributions scheme to fund purpose-built facility in North Sale DP area.</li> </ul>	<ul style="list-style-type: none"> <li>• Requires a clear nexus between the impacts of the Growth Area and the required facility to be clearly demonstrated. Matter can be considered further as part of the shared contribution mechanism process.</li> </ul>
9.	<ul style="list-style-type: none"> <li>• Asks whether the current basin is sufficient to hold water during a wet period.</li> <li>• Queries whether the proposed 10m acquisition of the north side of Cobains Road is required or an assumption of total land take need.</li> <li>• Queries why they need to seal their driveways as part of their two-lot subdivision application, if 10m will be acquired as part of Gibsons Road widening.</li> <li>• Asks if Council has considered retirement villages within the DP area.</li> </ul>	<ul style="list-style-type: none"> <li>• Current drainage network is at capacity and will require (substantial) upgrades to accommodate future growth of the Development Plan area in accordance with the findings of the recently completed drainage modelling.</li> <li>• 10m strip required to accommodate necessary water upgrades and road widening to facilitate growth.</li> <li>• Matter has been resolved.</li> <li>• Retirement villages are a permissible use under the residential zones. Site-specific locations have not been considered within the DP on the basis that proposals are considered on their individual merits.</li> </ul>
10.	<ul style="list-style-type: none"> <li>• Acknowledges long history of involvement in North Sale DP area on behalf of clients.</li> </ul>	<ul style="list-style-type: none"> <li>• Comment noted.</li> </ul>

Sub'n No.	Key Issues raised	Council Response
	<ul style="list-style-type: none"> <li>• Submits the proposed options for management of storm water for Neighbourhood A has not considered an option to use a pump station for removal of excess stormwater from the proposed central basin to Council's reticulated network.</li> <li>• Submits that a sensible drainage outcome would be to use a pump station to remove excess storm water from the central basin to the closest reticulated network when not in irrigation mode for the sports reserve. Pits have been constructed from the GRSC basin to the north side of Cobains Road at GRSC for this purpose.</li> <li>• Lists benefits of using a pump station (refer to detailed list within the submission).</li> <li>• Provides a proposed layout (hand-drawn plans) for how a pump station could operate in Neighbourhood A. <ul style="list-style-type: none"> <li>- The future ovals constructed in the expansion of GRSC could act as overflow basins to receive all storm water events up to 1:300yr events.</li> <li>- In providing the proposed drainage solution, a localised drainage solution can be accommodated for Property 23 and Property 25 which will reduce cost.</li> <li>- Submits a drainage report which assesses the volume of water that the basin would need to contain for the diversion of additional area. Submits the volume can be contained within their proposed expanded drainage reserve within Properties 23 and 25.</li> </ul> </li> </ul>	<ul style="list-style-type: none"> <li>• Following further detailed investigation, the drainage study recommends the use of a pump station in a (revised) Area A catchment for removal of excess stormwater from the proposed central basin to Council's reticulated network. The wider impacts of this approach to drainage in Area A are now reflected within the final DP.</li> <li>• Following further detailed investigation, the drainage study recommends the use of a pump station in a (revised) Area A catchment for removal of excess stormwater from the proposed central basin to Council's reticulated network. The wider impacts of this approach to drainage in Area A are now reflected within the final DP.</li> <li>• Comments noted (see above).</li> <li>• Comments noted (see above).</li> </ul>

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Sub'n No.	Key issues raised	Council Response
13.	<ul style="list-style-type: none"> <li>• Supports the Draft North Sale DP.</li> <li>• Preference their facility is renamed 'Community Facility' rather than mixed-use.</li> <li>• Requests property owners within Rhodes Drive and Glen Campbell Court are consulted with as part of NSDP.</li> <li>• Requests the service roads required to be built as part of Planning Permit 166/2006, which is required to be constructed at cost to the land holder, be removed and included within development/infrastructure contributions plan.</li> </ul>	<ul style="list-style-type: none"> <li>• Support noted.</li> <li>• Legend on DP revised to acknowledge use as a 'Community Facility'.</li> <li>• Potentially affected residents in Glen Campbell Court and Rhodes Drive were/have been directly consulted.</li> <li>• The need (or otherwise) for service roads will be subject to further consideration at the detailed design stage of the process.</li> </ul>
14.	<ul style="list-style-type: none"> <li>• Submitters property abuts Sale Baptist Church to the south. The property regularly floods so a drainage solution is needed to ensure existing drainage issues are improved with development of NSDP area.</li> <li>• Queries whether drainage designs have been factored into the design of the new Princes Highway/Cobains Road intersection.</li> </ul>	<ul style="list-style-type: none"> <li>• Issue referred to Drainage Consultants for consideration as part of the drainage modelling for the DP area.</li> <li>• Yes.</li> </ul>
15.	<ul style="list-style-type: none"> <li>• On behalf of their clients, submits the land located on Property 18, currently zoned Farming Zone, be identified for residential purposes rather than mixed use. Submits that there is no demand for Mixed Use/Commercial and highest and best use should be residential development.</li> <li>• Submitted a concept plan showing residential development of the area in question, which is in keeping with the key design principles of the draft DP.</li> </ul>	<ul style="list-style-type: none"> <li>• Preference is to retain the land for future commercial use as per the 'Sale, Warrak &amp; Longford Structure Plan' (2010). Submission provides inadequate strategic justification for future residential use of this key land which fronts the Princes Highway.</li> <li>• Concept Plan noted for information.</li> </ul>

Sub'n No.	Key Issues raised	Council Response
	<ul style="list-style-type: none"> <li>In providing a residential outcome, a residential interface can be provided to the farming land to the north and the edge of Sale, rather than mixed use. Submits desire to achieve "transitional" lots to farming zone in line with the draft NSDP.</li> <li>Submitted a subdivision plan for Property 25, which seeks to retain the existing dwelling together with widening/augmentation of existing Chinaman's Lane.</li> </ul>	<ul style="list-style-type: none"> <li>Comments noted.</li> <li>Plan noted for information.</li> </ul>
18.	<ul style="list-style-type: none"> <li>Intends to develop their property, however submits the edge road and pathway as shown within NSDP along the extent of the property is not a practicable solution as it will require demolition of outbuildings.</li> <li>Submits instead of standard density, the creation of two larger lots, which would enhance the visual approach towards Sale.</li> </ul>	<ul style="list-style-type: none"> <li>VicRoads require service road/loop road treatments to its arterial roads to manage access/egress. Interim singular access can be negotiated with VicRoads to provide access to the development. However, over time, the access will be required to be removed as development "knits" together and access to intersection points is made available.</li> <li>The 'Sale, Wurruk and Longford Structure Plan' (2010) identifies the land for (standard density) urban development purposes.</li> </ul>
19 <sup>1</sup> .	<ul style="list-style-type: none"> <li>Submission states communication to the residents within Glen Campbell Court was inadequate, where only a few received the written NSDP proposal.</li> <li>Comparison of the document between hard copies and those found on Council's website was different, in particular the Land Ownership and Titles plan.</li> </ul>	<ul style="list-style-type: none"> <li>Properties likely to be directly affected by the DP proposals were notified as part of the consultation exercise.</li> <li>Comment noted.</li> </ul>

<sup>1</sup> Includes 7 signatures

Sub'n No.	Key Issues raised	Council Response
	<ul style="list-style-type: none"> <li>States also that Parcel 12, located at the head of Glen Campbell Court is compromised due to removal of rural land use buffer and changes to the useability of the land.</li> <li>Parcel 12 also provides developers future access through Glen Campbell Court, which will result in increased traffic.</li> </ul>	<ul style="list-style-type: none"> <li>During the site analysis stage, Parcel 12 was identified as irregular shape with the northern portion of the site located within the Sale Structure Plan area and the southern portion located outside of the Structure Plan area. Typically, parcels are best located either wholly within or outside of a "planning unit". Upon further review of the Structure Plan and site analysis findings, the northern section of the site, located within the Structure Plan has been included in accordance with the directions of the Sale Structure Plan - acknowledging that the parcel is integral in facilitating access and housing growth within the DP area itself. The northern section of Parcel 12 provides a strategic road link through 'Neighbourhood B' and access to open space and other land uses - including the Specialist School.</li> <li>The DP does not propose any road or pedestrian connections through Glen Campbell Court. On this basis, there will not be an increase in traffic through Glen Campbell Court because of the DP. Future development will be reliant wholly on new roads constructed within the DP area, which will ultimately connect to the Princes Highway.</li> </ul> <p>Roads within the DP area have been purposely designed to be "offset" within Parcel 12 to provide a rear lot interface rather than a road frontage to the existing Glen Campbell Court area - further ensuring that this area is not impacted by a road interface outcome.</p> <p>Annotations to both Glen Campbell Court and Rhodes Drive removed from the DP for clarification.</p> <p>The nomination of part of Parcel 12 within the DP is consistent with the directions of the Structure Plan, however,</p>

Sub'n No.	Key issues raised	Council Response
	<ul style="list-style-type: none"> <li>Reinforce preference to remain within a rural residential zone and submits Parcel 12 should also remain rural residential zone.</li> </ul>	<p>it does not compel the landowner to develop their property. Rather, the DP is a long-term vision that ensures coordinated growth and development in accordance with existing strategic planning policy direction.</p> <ul style="list-style-type: none"> <li>Land to the north of Glen Campbell Court is highlighted for future urban development within the 'Sale, Wurruk and Longford Structure Plan' (2010)</li> </ul>
20.	<ul style="list-style-type: none"> <li>Requests an extension to the boundary of the Growth Area.</li> </ul>	<ul style="list-style-type: none"> <li>The extent of the boundary of the Northern Growth Area was determined and recognised as part of the 'Sale, Wurruk and Longford Structure Plan' (2010) and cannot now be revised as part of the North Sale Development Plan study.</li> </ul>

## Submissions from (10) Statutory Authorities

Sub'n No.	Authority	Key issues raised	Council Response
1.	DELWP (Planning)	<ul style="list-style-type: none"> <li>Ensure Sale and its role within Gippsland Regional Growth Plan is reflected in writing the Development Plan report.</li> <li>The Development Plan should reflect service upgrades and rollout to guide future development staging.</li> <li>Development Plan should list background reports required to support future permit applications for subdivision.</li> <li>Lot density assumption of 10-12 dwellings/hectare is below state policy, which seeks 15 dwellings/hectare. The Development Plan should provide opportunities for housing diversity, including higher densities around activity nodes.</li> <li>Ensure the alignment of the shared path network can be delivered particularly within the arterial road reservations.</li> </ul>	<ul style="list-style-type: none"> <li>Agree. Detail provided in Section 5 – 'Policy Context', of the DP.</li> <li>Agree. Existing and proposed services within the DP are illustrated in Section 8.8.</li> <li>Agree. List provided in Figure 29 of the DP.</li> <li>Noted. DP contains a land budget and yield assumptions with ranges, as discussed with the Department. The yield is predicated on the drainage solution and limitations and will result in a mix of lot sizes across the Growth Area.</li> <li>Comment noted.</li> </ul>
2.	West Gippsland Catchment Management Authority	<ul style="list-style-type: none"> <li>Requests funding be collected via infrastructure contributions to 'offset' removal of existing declared water course through Neighbourhood A and to fund waterway improvement works as identified within Flooding Creek Landscape Masterplan and Proposed Wetland</li> </ul>	<ul style="list-style-type: none"> <li>The link between the Growth Area and Flooding Creek has been identified within the DP. On this basis, the apportionment of costs associated with the deletion of the declared water course will be considered in detail as part of the contribution mechanism process – pending adoption of the DP itself.</li> </ul>

Sub'n No.	Authority	Key issues raised	Council Response
2A.	West Gippsland Catchment Management Authority	<p>Treatments (Neil Craigie, September 2005).</p> <ul style="list-style-type: none"> <li>The small area to the south of the Maffra – Sale Road and to the west of the Back-Maffra Road is shown as being subdivided and providing lots that may be wholly inundated. This would not be supported by the CMA unless building envelopes were above the flood level.</li> </ul>	<ul style="list-style-type: none"> <li>Applications to subdivide the land (if/when rezoned) would be subject to the planning permit process and consultation with the appropriate agencies.</li> </ul>
3.	DEDJTR - Transport Group, PTV and VicRoads	<p>Transport for Victoria:</p> <ul style="list-style-type: none"> <li>Supports PTV and VicTrack concerns that any crossing of the rail corridor must be grade separated in accordance with Clause 18.02-4. Acknowledges Development Plan removes reference to crossing of the rail corridor as designated by the Sale, Wurruk and Longford Structure Plan. Suggest Council may consider an application for part or full funding of a rail over-pass or underpass in the future.</li> <li>Supports extensive path network and encourage shared paths to be a minimum of 2.5m in width to encourage use.</li> <li>Formal path connection at the existing level crossing at Maffra-Sale Road and Saleyard. Further consultation with rail operator, VLine will be required regarding the design of the crossing.</li> </ul>	<ul style="list-style-type: none"> <li>Notwithstanding current policy, the DP retains the option for a future pedestrian/vehicular rail crossing at grade or grade separated – given the importance of creating linkages between Neighbourhoods B &amp; C. This is consistent with the Sale, Wurruk and Longford Structure Plan (2010). Any potential crossing treatment would be subject to approval (or refusal) of the relevant agencies in the future.</li> <li>Support noted.</li> <li>Comment noted.</li> </ul>

Sub'n No.	Authority	Key issues raised	Council Response
		<ul style="list-style-type: none"> <li>• Clarification of bike path network required in terms of off-road versus on road services.</li> <li>• 'Existing Conditions' plan should be renamed as it shows other information, not just existing conditions physically present.</li> <li>• The draft Development Plan indicates a possible Neighbourhood Town Centre north of Sale-Maffra Road. Encourage relocation of the centre to one of the proposed roundabouts on the arterial road.</li> <li>• Supports the use of service, loop or edge road treatments to arterial roads to protect their role as major transport routes.</li> </ul>	<ul style="list-style-type: none"> <li>• Clarification provided at Section 8.4.1 of the DP.</li> <li>• Plan renamed 'Site Analysis'.</li> <li>• Local convenience centre located adjacent to proposed roundabout on the arterial road (adjacent to the proposed greyhound track).</li> <li>• Support noted.</li> </ul>
		<p><b>VicTrack:</b></p> <ul style="list-style-type: none"> <li>• Reference to future at-grade pedestrian crossing of rail crossing is not in accordance with Clause 18.02-4 which states that development must provide for grade separation at rail crossings, except with the approval of the Minister for Transport.</li> </ul>	<ul style="list-style-type: none"> <li>• Notwithstanding current policy, the DP retains the option for a future pedestrian/vehicular rail crossing at grade or grade separated – given the high significance of linkages between Neighbourhoods B &amp; C. This is consistent with the Sale, Wurruk and Longford Structure Plan (2010). Any potential crossing treatment would be subject to approval (or refusal) of the relevant agencies in the future.</li> </ul>

Sub'n No.	Authority	Key issues raised	Council Response
		<ul style="list-style-type: none"> <li>• The amenity link located along the rail corridor is not appropriate. The rail corridor is exclusively leased to the rail operator. Requests the plan is amended to show the amenity link adjoining the corridor.</li> <li>• The key pathway network should be located outside of the rail corridor.</li> </ul> <p><b>VicRoads:</b></p> <ul style="list-style-type: none"> <li>• Suggests a review of the intersection spacing's along Maffra-Sale Road and Princes Highway to maintain a safe and functional network.</li> <li>• Intersections along Princes Highway should be reviewed having regard to approved access to Specialist School. The new intersection proposed between Cobains Road and Glenhaven estate is not supported.</li> <li>• Plans should reflect current spacing of intersections along arterial roads to allow for better assessment of intersections. In general, 800m spacing's between major connector roads is required unless it can be demonstrated that closer spacing is compatible with the principles identified within the planning scheme guidelines.</li> </ul>	<ul style="list-style-type: none"> <li>• Plan amended – refer to 'Cross-section K', which recognises the requirement for a VicTrack corridor.</li> <li>• Noted. The network is now identified as being outside the rail corridor.</li> <li>• Review undertaken via Traffic Impact Assessment DP informed by recommendations.</li> <li>• Review undertaken via Traffic Impact Assessment. DP informed by recommendations.</li> <li>• DP informed by recommendations of Traffic Impact Assessment.</li> </ul>

Sub'n No.	Authority	Key issues raised	Council Response
		<ul style="list-style-type: none"> <li>• VicRoads has adopted safe systems initiative in its approach to intersection designs. This needs to be noted in the Development Plan and be reflective for any proposed intersection treatment or design. It must also note that given the role for freight movements, absolute intersection minimums will not be accepted.</li> <li>• VicRoads requires that drainage across arterial roads be designed for 1.50 year ARI. Drainage calculations will need to be provided to ensure that any water discharge into an existing or new VicRoads drainage system is provided at the time of subdivision.</li> <li>• Service/loop road treatments to arterial roads is supported.</li> <li>• Traffic Impact Assessment requested to be prepared as part of preparation of the Development Plan, analysing the intersections along the arterial roads and should identify improvements to existing intersections and consider the likely treatment and staging of new intersections.</li> <li>• Requests the preparation of functional concepts (interim and ultimate) and costings of intersections be prepared at</li> </ul>	<ul style="list-style-type: none"> <li>• The 'Safe Systems' initiative has been factored into consideration as part of the Traffic Impact Assessment (which has informed the DP) prepared by Beveridge Williams.</li> <li>• Requirement confirmed and met as part of detailed drainage investigations.</li> <li>• Support noted</li> <li>• Traffic Impact Assessment completed to inform the final DP.</li> <li>• Functional concepts and costings prepared as suggested.</li> </ul>

Sub'n No.	Authority	Key issues raised	Council Response
		<p>the Development Plan stage to inform preparation of an infrastructure contributions plan.</p> <ul style="list-style-type: none"> <li>• Any vegetation planting at town entrances must consider both operational and maintenance issues. Outer separators for loop roads should be contained within the development site and not be the responsibility of VicRoads.</li> <li>• The major link road should connect to Sale-Maffra Road and at the Woondeella estate intersection and should be combined with access to the future greyhounds' complex. The form of the intersection requires further consideration as VicRoads will not consider cross-roads.</li> </ul> <p><b>Public Transport Victoria:</b></p> <ul style="list-style-type: none"> <li>• The amenity link located along the public transport corridor must be located outside of the rail corridor.</li> <li>• At-grade pedestrian crossings of rail corridors is inconsistent with State Planning Policy.</li> </ul>	<ul style="list-style-type: none"> <li>• Comments noted.</li> <li>• The major link road connects to the Sale-Maffra Road at the Woondeella estate intersection via a proposed roundabout.</li> <li>• Noted. The network is now identified as being outside the rail corridor.</li> <li>• Notwithstanding current policy, the DP retains the option for a future pedestrian/vehicular rail crossing at grade or grade separated – given the high significance of linkages between Neighbourhoods B &amp; C. This is consistent with the Sale, Wurruk and Longford Structure Plan (2010). Any potential crossing treatment would be subject</li> </ul>

Sub'n No.	Authority	Key issues raised	Council Response
3A	DEDTJR - Transport Group, PTV and VicRoads	<ul style="list-style-type: none"> <li>• Appropriate acoustic, glare and vegetation measures will be required by future developers to ensure amenity is provided to future residents without affecting operations of the rail network.</li> <li>• There are currently four town bus services within Sale. At this stage, there are no plans to extend bus services to Sale North. Acknowledges the presence of the rail corridor constrains east-west connectivity, however connector routes should be designed to be bus capable.</li> </ul> <p><u>Bus Services</u></p> <ul style="list-style-type: none"> <li>• The bus capable connector roads as shown in the development plan are acceptable and will provide the opportunity to provide bus services through the site however, Figure 16 shows potential bus routes this needs to be labelled as potential future bus routes subject to PTV approval.</li> <li>• Also, roundabouts and intersections leading to and providing a connection to bus capable roads also need to be bus capable. Specifically, intersections labelled A, B, C, D, E, I. Should also be worth including in section 8.7 that opportunities should be</li> </ul>	<p>to approval (or refusal) of the relevant agencies in the future.</p> <ul style="list-style-type: none"> <li>• Acoustic treatment noted as a planning permit requirement within the DP.</li> <li>• Comments noted. Connector roads are bus capable.</li> <li>• Comments noted. DP refers to future bus networks and the ability of main connector routes to accommodate services – if a service becomes an option.</li> <li>• Comments noted.</li> </ul>

16

Sub'n No.	Authority	Key issues raised	Council Response
		<p>made to allow for activity nodes to be serviced by public transport in future.</p> <p><u>Potential Pedestrian Crossings</u></p> <ul style="list-style-type: none"> <li>Figure 11 &amp; 16 shows a number of potential pedestrian crossings. The potential crossing that is shown crossing the Melbourne-Bairnsdale railway is not an existing crossing point. This should be labelled as 'Future grade separated crossing point' or something so that it implies its awareness that there are no new level crossings permitted and that this crossing point would have to be grade separated.</li> <li>The potential pedestrian crossing shown at Cobains Road should be removed. A roundabout is being constructed at this location. Provision of a new signalised crossing point shown north of this site would provide a much safer location for pedestrians to cross.</li> <li>The potential pedestrian crossing point shown adjoining the Woondella Estate and Future Greyhound Track may need review as the current proposal at this site is to construct a roundabout. If this route is to be the key route for pedestrians and cyclists into town then provision of traffic signals at this location may be more appropriate.</li> </ul>	<ul style="list-style-type: none"> <li>Rail crossing noted/annotated as potential future crossing.</li> <li>Crossing relocated further north following consultation with VicRoads.</li> <li>Comments noted. Revised location included in final DP.</li> </ul>

Sub'n No.	Authority	Key issues raised	Council Response
		<ul style="list-style-type: none"> <li>We support comments on page 42 that refer to updating the existing rail crossing on Maffra-Sale Road when the shared path is delivered. This should also extend to the crossing at Saleyards Road.</li> </ul>	<ul style="list-style-type: none"> <li>Support noted.</li> </ul>
		<p><u>Figure 13 Road Hierarchy</u></p>	
		<ul style="list-style-type: none"> <li>Please amend Figure 13 Road Hierarchy (Page 32) to show agreed cross road intersection just south of where it is currently shown (adjoining eastern side roadway) as per previous development plan and discussions between VicRoads and Mesh. Note this intersection should also be shown as square as it is to be signalised.</li> </ul>	<ul style="list-style-type: none"> <li>Reviewed and modified as part of the Traffic Impact Assessment process.</li> </ul>
		<ul style="list-style-type: none"> <li>Please amend Figure 13 Road Hierarchy (Page 32) to show the existing intersection opposite the Sale Specialist School. Intersections currently shown as Key Intersection - Signalised TBC are either built or under agreement to be built not TBC.</li> </ul>	<ul style="list-style-type: none"> <li>Comments noted. No change made to final DP as existing agreements are currently in place for this intersection upgrade. This level of detail not considered to be required at the DP level.</li> </ul>
		<ul style="list-style-type: none"> <li>New intersection at the intersection of Woondella Estate and Maffra-Sale Road is currently shown as a roundabout however, if the key pedestrian route is proposed to cross Maffra-Sale Road at this point then provision of traffic signals at this location may better facilitate this movement. In</li> </ul>	<ul style="list-style-type: none"> <li>Reviewed and modified as part of the Traffic Impact Assessment process.</li> </ul>

Sub'n No.	Authority	Key issues raised	Council Response
		<p>consideration of this traffic signals may be a more appropriate treatment than a roundabout at this location.</p> <ul style="list-style-type: none"> <li>• Please remove key road connection shown off Maffra-Sale Road for the Future Greyhounds Track as the proposed roundabout (or signals) opposite Woondella would be the preferred access point for the track.</li> </ul> <p><u>Grassdale Road</u></p> <ul style="list-style-type: none"> <li>• There may be a requirement to provide an interim treatment for Grassdale Road if it is utilised by the development prior to its closure. We do note that Figure 20 Grassdale Road Interface (page 47) appears to show the road co-existing with the open space in conflict with other statements referring to closure of the road eg, Table 03 Item G under Design Response: Intersections (page 40).</li> </ul> <p><u>Pedestrian Paths</u></p> <ul style="list-style-type: none"> <li>• Consider amending part of the description in Table 02 Design Response: Road Hierarchy and Character item 0. This item currently refers to paths with width 1.5m however the cross sections show paths of 2.5m and 3m on some routes.</li> </ul>	<ul style="list-style-type: none"> <li>• The current provisions of the Wellington Planning Scheme require the proposed Greyhound Track to be accessed by a single public vehicular access point, located from within a predetermined stretch of the Maffra-Sale Road.</li> <li>• Comments noted and considered in preparation of the final DP and associated cross-sections.</li> <li>• Comments noted and considered in preparation of the final DP and associated cross-sections.</li> </ul>

Sub'n No.	Authority	Key issues raised	Council Response
		<p><u>Railway Reserve Interface</u></p> <ul style="list-style-type: none"> <li>We support the identification of the railway line interface in figures 17 and 19.</li> </ul>	<ul style="list-style-type: none"> <li>Support noted.</li> </ul>
		<p><u>Drainage</u></p> <ul style="list-style-type: none"> <li>VicTrack would appreciate if a guiding principle could be included such as "No drainage / overland flow directed toward the rail corridor". Please also include:</li> </ul> <p><i>"Any drainage which impacts or crosses the Arterial Road Network will require the approval of VicRoads".</i></p>	<ul style="list-style-type: none"> <li>Existing conditions have been considered as part of the detailed drainage investigations. No change to existing overland flow paths through these areas are anticipated. As such, no change to DP considered necessary.</li> </ul>
		<p><u>Water &amp; Sewer</u></p> <ul style="list-style-type: none"> <li>A future infrastructure water main and sewer main is identified to cross the rail. Please include a notation that this would be subject to VicTrack approval.</li> </ul>	<ul style="list-style-type: none"> <li>Notation not required. Level of detail not required in DP as it can be adequately controlled through (other) existing processes at the permit/design stage.</li> </ul>
		<p><u>Noise</u></p> <ul style="list-style-type: none"> <li>Please consider including reference to the Passenger Rail Noise Policy, August 2013 under Section 8.3 Neighbourhoods and Interfaces as a starting point for development adjoining the rail.</li> </ul>	<ul style="list-style-type: none"> <li>Comments noted. Level of detail not required in DP as it can be adequately controlled through (other) existing processes at the permit/design stage.</li> </ul>
		<p><u>Minimising Access</u></p> <ul style="list-style-type: none"> <li>Please consider amending part of the description in Table 01 North Sale Site Analysis that describes Arterial Roads. Consider including the following: "Access to both requires consideration of the spacing</li> </ul>	<ul style="list-style-type: none"> <li>Reviewed and considered as part of the Traffic Impact Assessment process.</li> </ul>

Sub'n No.	Authority	Key issues raised	Council Response
		<p>of intersections and minimising direct access to protect their role as major transport corridors'.</p> <p><u>Vegetation</u></p> <ul style="list-style-type: none"> <li>Please consider amending part of the description in Table 02 Design Response: Road Hierarchy and Character item A to refer to the following: Concept plans for works on Arterial Roads must be prepared in accordance with VicRoads Tree Planting Policies, to the satisfaction of VicRoads.</li> </ul>	<ul style="list-style-type: none"> <li>Comments noted. Level of detail not required in DP as it can be adequately controlled through (other) existing processes at the permit/design stage.</li> </ul>
11.	Southern Rural Water	<p>Submits that:</p> <ul style="list-style-type: none"> <li>A 1.8M chain mesh fence to be constructed on all channel easement/reserve regardless of the density at the developers cost.</li> <li>Any fence construction required must have gated access points suitable for truck and machinery access.</li> <li>No landscaping can be completed on the SRW easement /reserve due to the requirement for the vehicle access and channel cleaning activities undertaken.</li> <li>A minimum of 3.5m channel bank on each side of the channel for access purposes (in some cases ~10m from the</li> </ul>	<ul style="list-style-type: none"> <li>Comment noted. Required under Strategic Action SA15.</li> <li>Comment noted. Required under Strategic Action SA15.</li> <li>Comment noted. Required under Strategic Action SA15.</li> <li>Comment noted. Required under Strategic Action SA15.</li> </ul>

Sub'n No.	Authority	Key issues raised	Council Response
		<p>centre of the channel will not be enough to maintain access).</p> <ul style="list-style-type: none"> <li>• This area would also need to be removed from the Macalister Irrigation District (MID) at the developers cost.</li> <li>• Acknowledges from an urban design perspective, a chain wire fence interface is not the most appropriate outcome, however changing to standard and potential low density requires greater number of landowners SRW must negotiate with to access their channels. SRW must also mitigate potential safety risks.</li> <li>• Submits Council has not properly investigated the relocation proposal of the Main Heart channel (North/South), which would therefore not encumber DP area.</li> <li>• In terms of maintenance regimes, advised SRW will require access to channels to conduct spraying and chemical weed eradication along with channel maintenance and cleaning. This will involve heavy machinery onsite and dust /mud and spoil from these activities placed on the channel banks after the site is cleaned. The presence of the channel within an urban context could be</li> </ul>	<ul style="list-style-type: none"> <li>• Comment noted. Level of detail not required in DP as it can be adequately controlled through (other) existing processes.</li> <li>• Comment noted. DP advises Council and future developers to liaise with/contact SRW prior to the implementation of any planning permit to discuss development requirements.</li> <li>• Comment noted. Various options to relocate were considered during the analysis and background stages of the project in 2015 and determined to be economically unviable to implement.</li> <li>• Noted, information can be contained within the DP to inform future proponents. Recommendation that future proponents contact SRW and other authorities will be included within DP Report.</li> </ul>

Sub'n No.	Authority	Key issues raised	Council Response
		problematic, and as such SRWs requirements must be made clear to any developer considering development of land in proximity to existing irrigation channels.	
12. & 12A	Gippsland Water	<ul style="list-style-type: none"> <li>• To service the development, there will need to be an extension of a 300mm water main along Cobains Road from Gibsons Road to the Princes Hwy.</li> <li>• Requests annotation of all plans within DP should reference 10m road widening for 'services'.</li> <li>• To service the DP area, the 225mm water main will need to be continued along Greenwattle Drive, under the railway to Sale-Maffra Road.</li> <li>• Reticulation Mains will need to be extended throughout the development fronting each lot. To service the northern and eastern areas, trunk gravity main extensions will need to be extended from the existing two sewer pump station will need to be constructed.</li> <li>• To service the area along Sale-Maffra Road, a new pump station will need to be constructed.</li> </ul>	<ul style="list-style-type: none"> <li>• Noted and requirement highlighted within the DP, which requires a 10m wide reserve.</li> <li>• Comment Noted. Annotations included with the DP.</li> <li>• Comment noted. Further consideration required as part of the contributions process.</li> <li>• Comment noted. Further consideration required as part of the contributions process.</li> <li>• Comment noted. Further consideration required as part of the contributions process.</li> </ul>

Sub'n No.	Authority	Key issues raised	Council Response
16.	APA Group	<ul style="list-style-type: none"> <li>• There is a natural gas transmission pipeline near Maffra-Sale Road which is at an offset of approximately nine metres from the NSDP.</li> <li>• For this pipeline, a 43m equidistant from either side of the gas pipeline is required, known as the measurement length.</li> <li>• Within this 43m equidistant, limits to the type of development including "high density" or sensitive uses such as schools, aged care facilities etc) should be limited.</li> <li>• Based on the presence of the pipeline APA require: <ul style="list-style-type: none"> <li>- Limitation in applications for any sensitive land use or high-density development within the 43m measurement length area.</li> <li>- It is noted that there is the potential to place a future greyhound track alongside the pipeline.</li> <li>- Any facility or structure that encourages congregation or gathering of large numbers of</li> </ul> </li> </ul>	<ul style="list-style-type: none"> <li>• Pipeline highlighted in Figure 25 of the DP.</li> <li>• Noted. Construction requirements included within the DP in Section 8.8.1.</li> <li>• Noted. Construction requirements included within the DP in Section 8.8.1.</li> <li>• Noted. Construction requirements included within the DP in Section 8.8.1.</li> </ul>

Sub'n No.	Authority	Key issues raised	Council Response
		<p>people should be avoided within the "measurement length" area.</p> <ul style="list-style-type: none"> <li>- Any additional road access points will require engineering assessment and upgrade works to protect the existing pipeline. The cost of these works will be borne by the developer.</li> </ul>	
17.	DELWP (Environment)	<p>The following biodiversity assets have been mapped within the NSDP area:</p> <ul style="list-style-type: none"> <li>• Very Large Old Trees: The most significant of which are on the north side of Cobains Road, Princess Highway and Malfra-Sale Road. These trees provide important habitat for hollow-dependant species.</li> <li>• Ecological Vegetation Classes (EVCs): there are small EVC classes across the NSDP area.</li> <li>• Rare and Threatened Species (ROTS): two species have been recorded in wetlands/dams within the drainage line west of Gibsons Road</li> </ul>	<ul style="list-style-type: none"> <li>• Comments noted. Trees will be nominated within the Development Plan report layer; however, some will be/have been compromised due to necessary water main upgrade works.</li> <li>• Noted. The DP contains guidance that areas of high significance should be retained for their contribution to landscape and ecological value.</li> <li>• Noted. The DP contains guidance that areas of high biodiversity/ecological significance should be retained for their contribution to landscape and ecological value.</li> </ul>

Sub'n No.	Authority	Key issues raised	Council Response
		<p><u>Drainage considerations:</u></p> <ul style="list-style-type: none"> <li>• Consideration should be given to extending the drainage buffer along the entire low point east of Princes Highway, not just the far eastern end (west of Gibsons Road).</li> <li>• Revegetation of drainage lines to provide biodiversity habitat and public amenity.</li> <li>• Notes the 10m widening of Cobains Road will impact significant trees.</li> </ul>	<ul style="list-style-type: none"> <li>• Comment noted.</li> <li>• Comments noted.</li> <li>• Comments noted. The DP requires the preparation of detailed flora and fauna assessments to be prepared at the detailed planning permit stage and identification of trees to be retained or removed.</li> </ul>
		<p><u>Open space considerations:</u></p> <ul style="list-style-type: none"> <li>• Significant native vegetation should be protected from infrastructure development impacts.</li> <li>• Revegetation should focus on species that are recorded for the EVCs native to the area, particularly on replanting native understorey.</li> <li>• The current and future use nominated by the NSDP area</li> </ul>	<ul style="list-style-type: none"> <li>• Comments noted. The DP contains guidance that areas of high biodiversity/ecological significance should be retained for their contribution to landscape and ecological value.</li> <li>• Comments noted.</li> <li>• The proposed uses are consistent with the Sale, Wurruk and Longford Structure Plan (2010).</li> </ul>

Sub'n No.	Authority	Key issues raised	Council Response
		<p>limits the potential for creating conservation outcomes.</p> <ul style="list-style-type: none"> <li>The NSDP is consistent with the Structure Plan, where it links opportunities for conservation outcomes with future management of open spaces.</li> </ul>	<ul style="list-style-type: none"> <li>Comments noted.</li> </ul>
21.	Department of Education & Training	<ul style="list-style-type: none"> <li>There is sufficient capacity in existing government schools to accommodate future population growth and it is therefore not necessary to reserve land for future education purposes.</li> </ul>	<ul style="list-style-type: none"> <li>Comments noted.</li> </ul>
22.	Environment Protection Authority	<ul style="list-style-type: none"> <li>There are potential amenity conflicts between residential uses and future greyhound track; railway track; GRSC expansion; pollution of Main Sale channel.</li> </ul>	<ul style="list-style-type: none"> <li>The issues highlighted are detailed matters which can be addressed through other processes during the later (planning permit) stages of the process.</li> </ul>
23.	RAAF	<ul style="list-style-type: none"> <li>Don't foresee any conflict between the Development Plan and the activities of the Air Force Base.</li> </ul>	<ul style="list-style-type: none"> <li>Comments noted.</li> </ul>



**North Sale - Development Plan**  
February 2018





## North Sale - Development Plan

February 2018

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Historic Sale swing bridge  
over the Latrobe River



PART 1

Introduction & Context

North Sale - Development Plan



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## 1. THE NORTH SALE DEVELOPMENT PLAN

The North Sale Development Plan area encompasses approximately 294ha of land and is a nominated growth area of the town of Sale.

Sale is important to Wellington Shire and the wider Gippsland region in terms of its role as a service and retail centre that supports established industries including offshore gas, farming, forestry and the Royal Australian Air Force (RAAF) base. Further, Sale's established education presence and other supporting industries makes it a focus for employment in the region. Sale is also a gateway town that provides entry to many of Gippsland's tourist destinations.

Having regard to the strategic role of Sale to the broader region, the purpose of the NSDP is to articulate a clear vision and development requirements for the expansion of Sale to the north. It will guide future land use and development opportunities that will make a positive extension to the existing area of Sale.

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Sale is important to Wellington Shire and the wider Gippsland region in terms of its role as a service and retail centre that supports established industries including offshore gas, farming, forestry and the Royal Australian Air Force (RAAF) base.

Preparation of the NSDP has been underpinned by the high level strategic direction for the town as set out in the Sale, Warrak and Longford Structure Plans which identifies North Sale as the "Northern Growth Area". Preparation of the NSDP has been guided by a number of key questions and considerations including:

- > How can the Guiding Principles and Themes set out within the Sale, Warrak and Longford Structure Plan be meaningfully applied and implemented in the NSDP area?
- > How can the NSDP ensure robust and adaptable land use, development, diversity in housing choice and urban design outcomes that will create identifiable neighbourhoods, yet ensure North Sale is physically connected to its commercial, service and community 'heart' of town?
- > How can the NSDP identify opportunities to ensure that future development forms a logical and connected extension of the existing Sale area and leverages from the existing services and amenities already established within the town?
- > How can the structural movement network be designed to overcome existing access impediments/challenges across the railway line and arterial roads including Princes Highway and Sale-Maffra Road, whilst still creating a well-connected community?
- > How can drainage and servicing challenges impacting the NSDP area be appropriately designed and managed to ensure North Sale can be developed in a holistic and equitable manner?

Through a detailed understanding of the role of Sale and North Sale, the site conditions, involvement of the local community, Council, Government departments and other agencies, this document serves to answer these key questions to guide high quality development outcomes. In doing so, the NSDP provides clarity on the future direction of residential land use, infrastructure, recreation and economic development of the North Sale growth area.

Implementation of the NSDP forms an important component that will ensure the vision and objectives of the NSDP are realised. Accompanying the NSDP will be the preparation of the North Sale shared infrastructure funding arrangement that will detail the approach to shared infrastructure including drainage, transport (intersections and roads), and open space.

The NSDP identifies likely shared infrastructure items that will inform the future preparation of the North Sale shared infrastructure funding arrangement. It also details requirements for development proponents when lodging applications for subdivision, buildings and works within the NSDP area.

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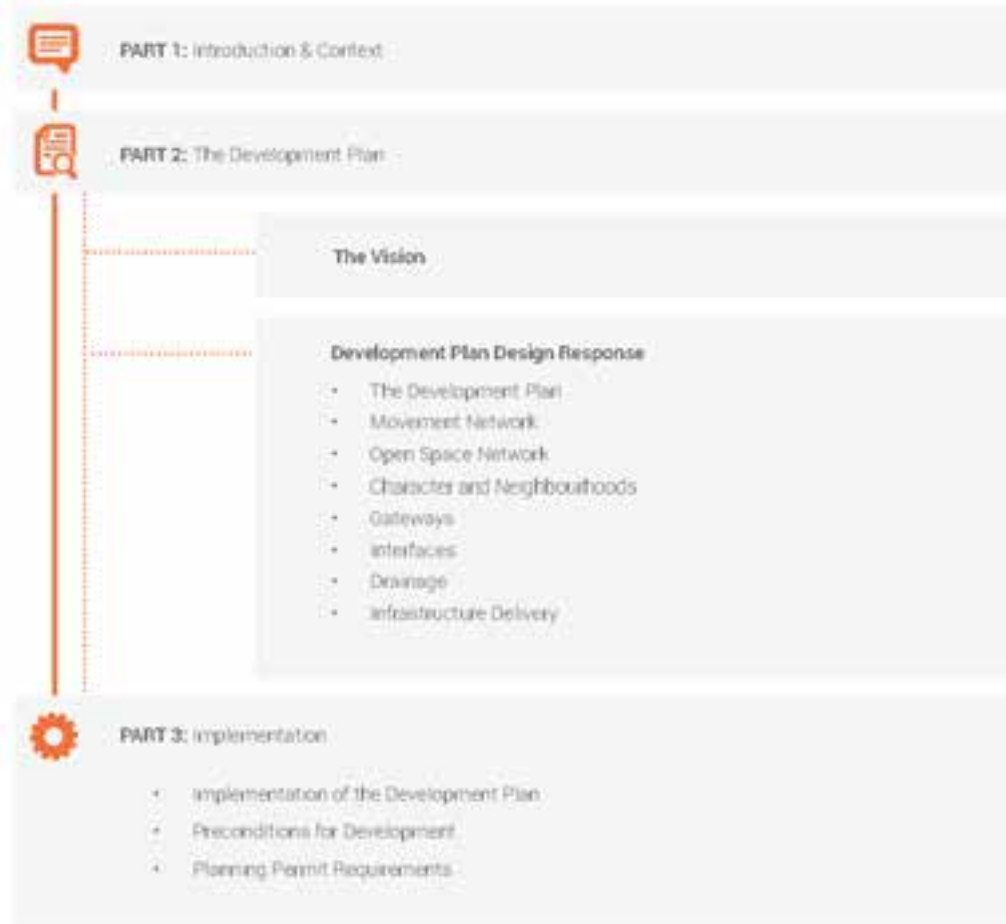
Preparation of the North Sale Development Plan sets the framework that will ensure that over time, as North Sale develops, a coordinated planning outcome is achieved and the new community becomes part of the town of Sale.

## 2. STRUCTURE OF THE DOCUMENT

The NSDP is a planning tool that sits between the high level planning direction provided by the State, Warrak and Longford Structure Plan and detailed permit applications for subdivision and development which are lodged by development proponents.

A well-formulated Development Plan serves as a "linking" tool between the established planning direction and on the ground development outcomes. In doing so, the NSDP aims to guide Council, development proponents and the community on how North Sale should be developed over time.

FIGURE 01 Structure of the Document



### 3. METHODOLOGY

The Development Plan was prepared through a comprehensive review of the town of Sale and the identified Northern Growth Area (North Sale), and involved the key steps summarised in **Figure 02**.

**FIGURE 02** Development Plan Process



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#### 4. THE ROLE OF SALE

Sale is the largest town within Wellington Shire and is also an important economic and commercial hub for the Shire and broader region, providing key retail, economic, employment, services and facilities

Given its well-established services, local facilities and employment opportunities, Sale has been designated through State Government direction to grow its role and further support the ongoing and diverse economic development of the region

Sale is positioned at the gateway to key tourist destinations including Ninety Mile Beach, the High Country and the Gippsland Lakes making it a popular stopping point for tourists travelling through the Gippsland region.

FIGURE 03 Sale Context Plan



North Sale - Development Plan



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FIGURE 04 Sale and North Sale Snapshot

## SALE AND NORTH SALE



215km East  
of Melbourne

68km West  
of Bairnsdale



Current population: 14,716 (2015)



Located on Princes Highway transport route

### ROLE



★ Prime service and retail role for the region

☆ Royal Australian Air Force (RAAF) Base (East Sale)

☆ Education services- kindergartens, primary, secondary, higher learning and specialist school

☆ Macalister Irrigation District



**MAIN FEATURES  
AND CHARACTER**

**Gippsland Regional  
Recreation Facility**



**Cultural heart** of Wellington and region including the Port of Sale, Gippsland Art Gallery, Sale Botanic Gardens, Sale Common Wetlands, The Wedge (Wellington Entertainment Centre), Sale Historic Museum, Gippsland Armed Forces Museum and Sale Library (located at the Port of Sale)

**Consolidated retail, commercial and service centre** extending along Raymond and Cunninghame Streets containing services, shops, cafes, developed in a form typical of historical Victorian towns

**EXISTING  
INFRASTRUCTURE**



Sale **Railway** Station

**Reticulated services** are available within much of the established areas of Sale

Limited **reticulated sewer** in North Sale area and low density areas on the perimeter of the town

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## 5. POLICY CONTEXT

### 5.1. State Planning Policy

The State Planning Policy Framework (SPPF) seeks to balance the various and competing objectives of the planning scheme, to facilitate sustainable development that achieves a net community benefit.

State planning policy seeks to ensure future development is responsive to site, community and local context, while also affording efficient and sustainable provision of utilities and infrastructure. The following clauses of the SPPF are relevant to the NSDP:

- > Clause 11 Settlement
- > Clause 12 Environmental and Landscape Values
- > Clause 15 Built Environment and Heritage
- > Clause 16 Housing
- > Clause 17 Economic Development
- > Clause 18 Transport
- > Clause 19 Infrastructure

### Gippsland Regional Growth Plan

The Gippsland Regional Growth Plan establishes the high order framework for the strategic land use and settlement planning that can sustainably accommodate growth whilst protecting and fostering important economic, social and cultural attributes for the region.

The Gippsland Regional Growth Plan (Figure 04) promotes strong growth for Sale, nominating it as a regional centre stating:

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'Sale will be a key urban centre for central Gippsland. It will remain the main service centre for the offshore oil and gas, agriculture and forestry industries, and also build on opportunities to diversify further into defence, aviation, food processing, and packaging being an important regional centre.'



## 5.2. Local Planning Policy and Strategies

Relevant local policies of the Wellington Planning Scheme to which the NSDP has had regard to include

- > Clause 21.04 Settlement
- > Clause 21.05 Sale, Wairak and Longford Strategic Framework
- > Clause 21.16 Built Environment and Heritage
- > Clause 21.18 Transport
- > Clause 21.19 Infrastructure
- > Clause 22.01 Special Water Supply Catchment Area Policy

### Sale, Wairak and Longford Structure Plan

The Sale, Wairak and Longford Structure Plan (SWLSP) was adopted by the Wellington Shire Council in 2010.

The SWLSP was developed to:

- > Ensure that future growth and infrastructure are appropriately located and planned for in a coordinated and integrated way,
- > Respond to the key land use planning challenges facing the community and to shape the vision for the future of the area,
- > Contribute to the creation of more prosperous and attractive places and,
- > Promote better connected and sustainable communities

The SWLSP identifies growth potential to the north of Sale, referred to as the Northern Growth Area and is described as being:

- > designed to provide a range of residential (approximately 1500 lots), commercial, educational, sporting and leisure activities. The growth area provides for the logical expansion in a northward direction of the existing urban area of Sale, forming 'complete neighbourhoods' to the east and west of the Princes Highway that are able to sustain local facilities
- > in recognition of the land use, transport and other challenges within the Northern Growth Area and the need for co-ordination, the SWLSP recommended that
  - > a precinct plan be developed which indicates the layout of these neighbourhoods and ensures the development of attractive and sustainable communities.

The SWLSP identifies the following guiding principles and Structure Plan themes:

#### GUIDING PRINCIPLES

- > Neighbourhood Creation
- > Healthy and Sustainable Futures
- > Community Development
- > Employment and Prosperity
- > Access and Linkages

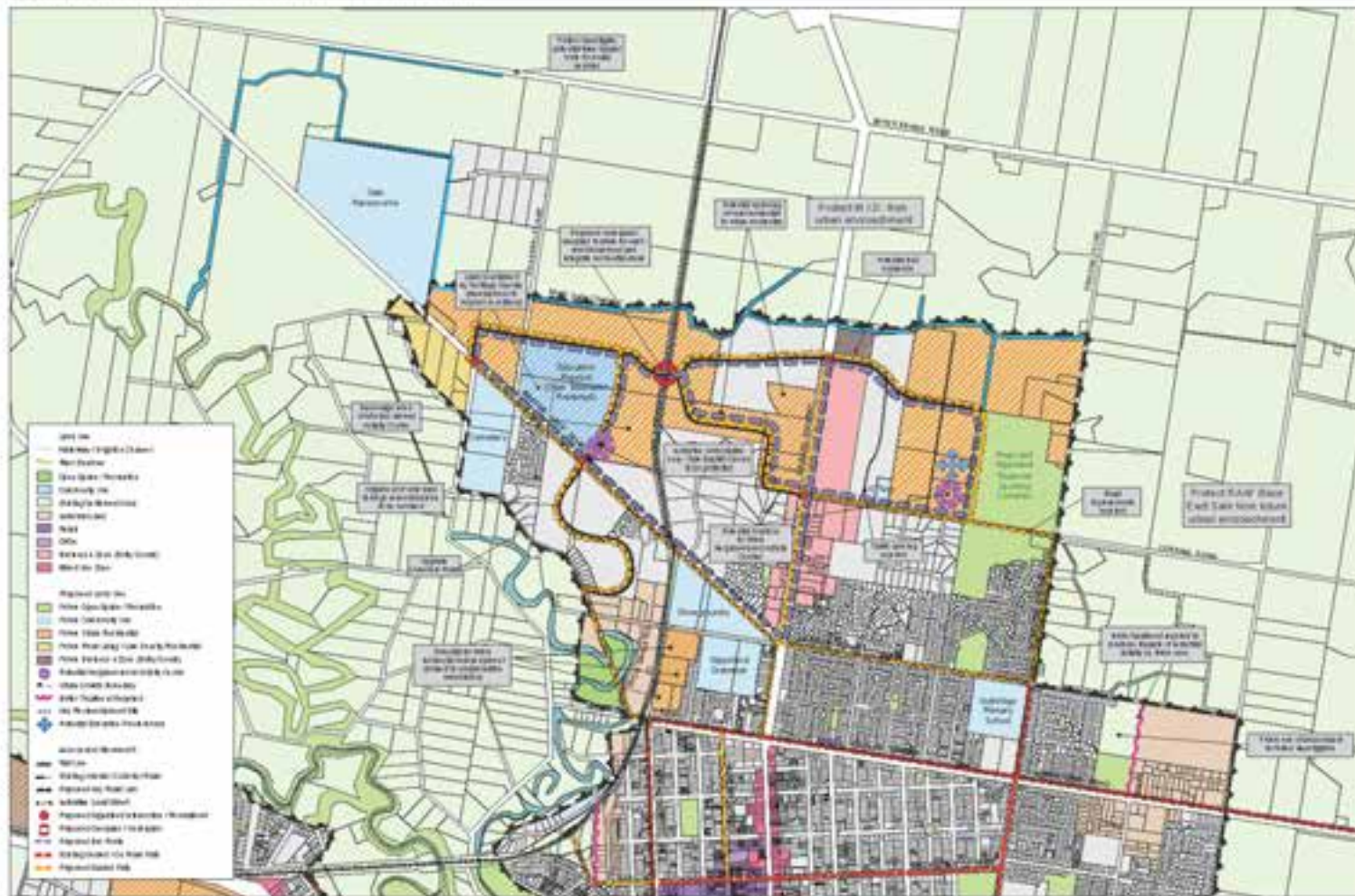
#### STRUCTURE PLAN THEMES

- > Residential Neighbourhoods and Homes
- > Retail and Commercial
- > Industry
- > Community Services and Facilities
- > The Built Environment and Amenity
- > Natural Environment and Agriculture
- > Access and Movement

The Structure Plan nominates a consolidated education precinct north of Maffra-Sale Road. A key finding uncovered during preparation of the NSDP was confirmation by the Department of Education that this facility is no longer required and the existing school facilities within Sale can accommodate the future growth of Sale.

The NSDP builds on the Guiding Principles and Structure Plan themes as they directly relate to the North Sale area and in doing so seeks to guide future opportunities and positive development outcomes in the NSDP area.

FIGURE 05 Northern Growth Area (North Sale) Structure Plan



North Sale - Development Plan

### 5.3. Existing Planning Zones

#### Farming Zone

The majority of the NSDP area is currently zoned for farming purposes which sets land aside for agricultural practices and encourages land to be used for sustainable land management.

The land will be required to be rezoned to enable development of the land.

#### Special Use Zone Schedule 6

The Special Use Zone identifies land to be used for the proposed greyhound race course and associated facilities that provide for ancillary entertainment and recreational opportunities. This land is in the correct zone and will not be subject to rezoning.

#### General Residential Zone Schedule 1

This zone applies to two existing areas contained within the NSDP area. The residential area west of Princes Highway forms part of the Glenhaven Estate while east of the highway is one rectangular land parcel currently being constructed for a residential estate. It will be important the NSDP has regard to the existing development, access opportunities to these developments and create an integrated plan.

#### Low Density Residential Zone

This zone provides for low density development between 0.2 – 0.4 ha depending on the type of wastewater system connected to the dwelling.

#### Public Use Zone Schedule 1

The northern boundary of the NSDP area is the Main Sale Channel which identifies the land to be used to provide public services and utilities. The Main Sale Channel is an important irrigation asset that services the broader farming region.

#### Public Use Zone Schedule 4

The Bairnsdale – Melbourne regional railway line runs north-south through the NSDP area and is zoned Public Use Zone Schedule 4 which identifies the land to be used for transport purposes.

Crossing of the railway line and interface treatments is a key consideration of the NSDP.

#### Commercial Zone Schedule 2

A strip of Commercial 2 Zone land exists on the eastern side of the Princes Highway that allows for bulky good uses, business and commercial services, and provides for future growth of Sale's commercial uses.

#### Rural Living Zone Schedule 2

Part of a title which straddles the NSDP area boundary and extends into the existing Glen Campbell Court area is zoned Rural Living Zone. This zone allows for residential development within a rural context and applies minimum subdivision sizes.

Similar to the Low Density Residential Zone and Farm Zone areas within the NSDP area, this land will be required to be rezoned over time to facilitate residential development generally in accordance with the guidance contained within the NSDP area.

#### Road Zone Schedule 1

The Princes Highway runs north-south through the centre of the NSDP area and is zoned Road Zone Schedule 1 in addition to the Sale-Maffra Road which abuts the south west boundary of the development plan area.

The Road Zone applies to significant existing roads and identifies roads which are acquired for a significant road proposal. VicRoads is the authority managing outcomes along these roads.

FIGURE 06 Planning Zones



North Sale - Development Plan

## 5.4. Existing Planning Overlays

### Development Plan Overlay Schedule 1

This overlay applies to land west of the Princes Highway, central to the NSDP area. This overlay requires a development plan to be exhibited prior to the issue of a planning permit to guide the appropriate use and development of land. The Schedule permits the issue of a planning permit prior to the preparation of a development plan for minor developments. This schedule outlines the requirements of a development plan relating to subdivision, services, community facilities and open space.

### Development Plan Overlay Schedule 3

Development Plan Overlay Schedule 3 applies to land east of the Princes Highway which is identified as Cobains Road Homemakers Centre and Bulky Retailing.

### Development Plan Overlay Schedule 4

Development Plan Overlay Schedule 4 applies to the land designated as the North Sale Development Area Stage 1, or Cobains Estate.

### Development Plan Overlay Schedule 7

Development Plan Overlay Schedule 7 applies to the land designated for the Sale Greyhound Racing Facility. A concept plan has been prepared for the land that identifies the land use configuration, access and path network internally.

### Design and Development Overlay Schedule 6

This overlay requires a permit for building heights more than 15 metres to ensure development does not adversely impact the operation of the East Sale Royal Australian Air Force Base.

### Design and Development Overlay Schedule 12

This overlay applies to the Cobains Road Homemakers Centre and Bulky Good Retailing which requires a 10m landscaped setback from a road to recognise the land is situated at a key gateway to the town. It also requires a 20m landscaped setback from current or proposed sensitive uses to provide appropriate design and buffer treatments to adjoining future residential land use.

### Public Acquisition Overlay Schedule 4

The Public Acquisition Overlay applies to a large land parcel east of the NSDP area which identifies land proposed to be acquired for a public purpose. Schedule 4 identifies the acquiring authority to be Wellington Shire Council with the purpose of the land to be used for the Gippsland Regional Sports Complex.

### Heritage Overlay Schedule 45 and 100

Heritage Overlay Schedule 45 is known as 'Grassdale' and is listed on the Victorian Heritage Register. Heritage Overlay Schedule 100 is applied to the former Myrtlebank School and is listed as an individual heritage place. The Development Plan requires future development of these sites to have regard to these heritage places.

### Land Subject to Inundation Overlay

Land Subject to Inundation Overlay applies to the south west corner of the NSDP area and identifies land in a flood area and ensures development minimises flood damage and maintains river and water health. This overlay requires any application to be referred to the relevant floodplain authority for assessment to understand and mitigate risks to properties and buildings.

FIGURE 07 Planning Overlays



North Sale - Development Plan



## 6. SITE CONDITIONS

### 6.1. Form and Character of Sale

To positively influence the preferred urban form and character for the NSDP area and ensure it integrates and becomes a logical extension of the town, it is important to understand the form and existing character of the existing areas of Sale.

Figure 8 provides a simplified analysis of Sale relative to the NSDP area.

Key features:

- The established areas generally defined by areas planned in the late 1800s form the "core" of Sale and is characterised by a gridded road network, typical of historic towns of a similar scale within regional Victoria.
- The town centre is largely consolidated and street-based containing numerous businesses such as cafes, retail outlets shops and other services and facilities. The centralised location makes it an important destination and meeting point for residents.
- Wide roads and tree-lined streets consisting of both exotic and native canopy trees are typical of roads and avenues.
- Numerous historical buildings feature across the town, adding to its character and sense of history.
- Over recent years, Sale has seen development investment within its established areas with multi-unit developments and new community buildings such as the new Shire offices. Part of Sale redevelopment and other projects including highway upgrades, marking a level of economic confidence in the town.
- Greenfield development in North Sale and Warrak has also provided additional housing supply to the town.
- As Sale has grown and expanded beyond its historical centre, the gridded road network unfastens, where north-south connections particularly to the NSDP area are limited to the Princes Highway and Gibsons Road.
- The landform of Sale is very flat, typically falling to the extensive watercourse network of Flooding Creek, Thomson River and to the lakes system.

FIGURE 08 Form and Character of Sale



Images (Clockwise): In the town centre, Former Wesleyan Methodist Church (now a bakery), Local residential streetscape, In the central section of Sale, Victoria (page end of document for attributing)

North Sale - Development Plan

mesh  
URBAN PLANNING & DESIGN 19

## 6.2. North Sale Site Analysis

The NSDP area is complex in terms of its land uses, existing development pattern, natural features and other influences. A detailed site analysis and description is provided and illustrated in **Figure 09**.





#### **Arterial roads**

Princes Highway is a key state highway and part of the National Road Network linking Sale to the broader network of towns and settlements in Wellington. Being a state arterial road, VicRoads is the authority responsible for planning and management of the highway. Maffra-Sale Road is also a key arterial road and VicRoads is the authority responsible for planning and management of the road. Access to both roads requires consideration of the spacing of intersections and minimising direct access to protect their role as major transport corridors.

#### **Local roads**

Cobains Road provides access to the Gippsland Regional Sports Complex. It is being widened 10m to the north (by Gippsland Water) to provide for water upgrades to support the growth of Sale. Gibsons Road provides north-south access on the periphery of Sale. Its rural character provides an opportunity for transition between the urban area of Sale and the adjacent farming areas to the west.

Grassdale Lane currently provides local access to existing farming properties. Vegetation within the reservation contributes to the character of this area. The NSDP ensures existing local arterial roads and access (constructed and/or approved) in both the Cobains estate and Glenhaven estates are integrated within the design response.

#### **Rural standard roads**

Grassdale Lane, Gibsons Road, Tangers Road are existing rural standard streets, providing local access to farm and low density properties.

#### **Farming areas**

The majority of the NSDP area is used for farming purposes. The land is developed with large homesteads, sheds and other outbuildings typical of such uses.

#### **Existing residential development**

The Cobains estate and Glenhaven estate are existing developments planned and developed ahead of the NSDP. The design response ensures the roads, open spaces and other infrastructure are considered in the future development of the NSDP. The Glebe and Woodcote estates about the NSDP area are accessed via intersections on the Maffra-Sale Road. The NSDP design response has regard to the spacing of these intersections.

#### **Rural living and low density areas**

Rural living areas typically "back" onto the NSDP area. The subdivision layout of these areas limit permeability and access into the NSDP area.

#### **Gateways**

The entry experience into Sale from the north begins at the crossing of the Main Sale Channel where a change between rural to a town setting is experienced. The NSDP identifies opportunities that will enhance the gateway to provide a sense of arrival and experience into Sale from the north. Entry into Sale from the east and west and the NSDP area is more informal and provides a "soft" entry experience into Sale from the west.

#### **Vegetation**

Given the predominate farming/rural activities which have occurred within the NSDP area, vegetation typically only exists along property or paddock boundaries, around homes and along reservations. There is opportunity to incorporate existing vegetation for both biodiversity and landscape values.

#### **Biodiversity mapping**

DEWLP have mapped modelled biodiversity corridors and other influences for the area. These areas typically align with existing roads and other public reserves such as the rail corridor.

#### **Railway line**

The railway line is aligned in a north-south direction through the NSDP area. There is one crossing at the Maffra-Sale Road. Its presence forms a barrier to the movement network in an east-west direction.

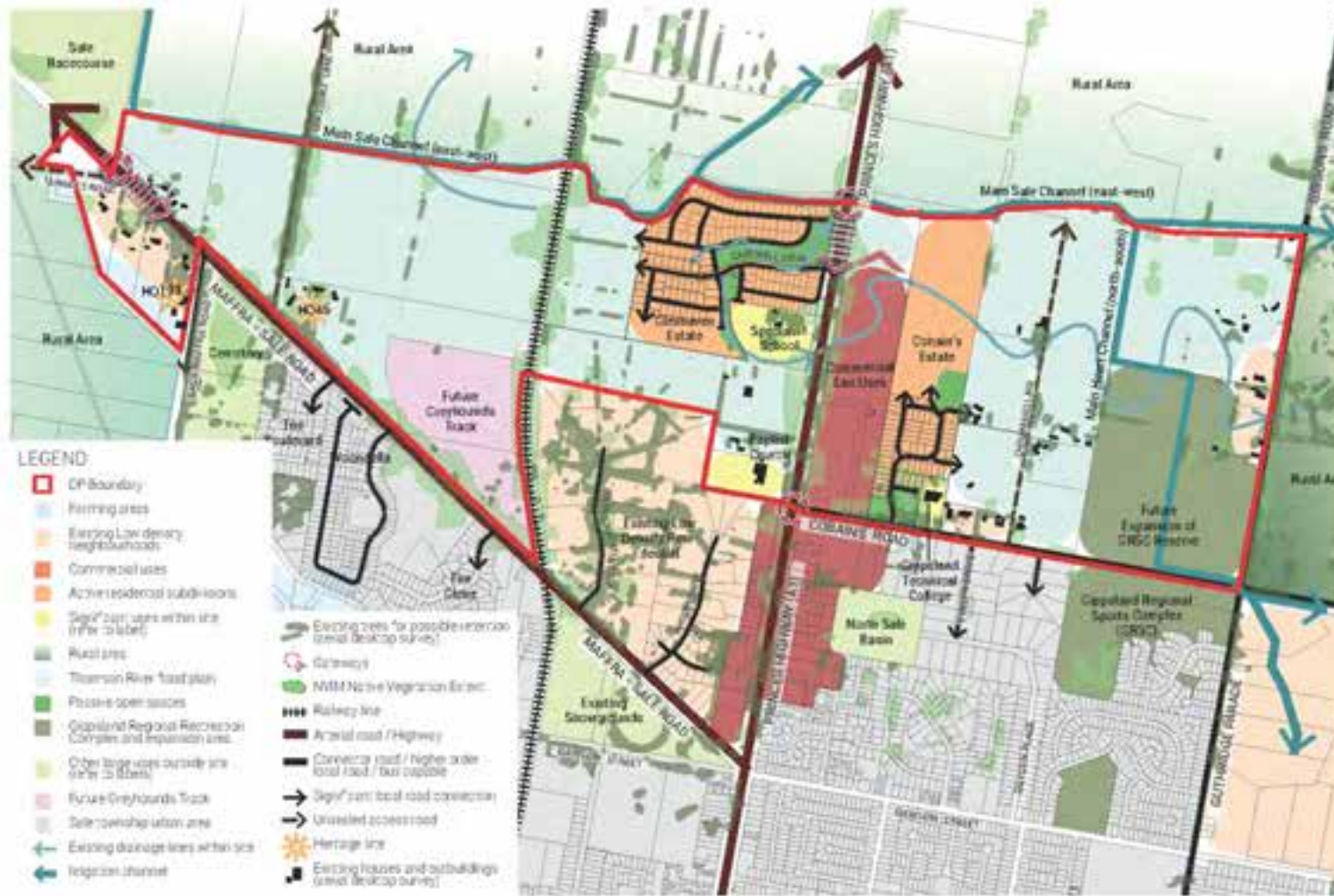
#### **Drainage**

The NSDP area is extremely flat, and as such drainage lines take on a typically wide, meandering alignment, rather than defined creeks or watercourses. The land to the west of the railway line generally drains south over Maffra-Sale Road.

Land to the east typically drains over the Princes Highway and to Gibsons Road. The existing Cobains development has been designed to drain south using the existing North Sale Basin.

A drainage report setting out the existing drainage constraints and future infrastructure is provided in Appendix 1.

FIGURE 09 NSDP Site Analysis



North Sale - Development Plan

#### **Open Spaces**

Existing open spaces perform drainage and passive open space functions have been developed as part of the Cobains and Glenhaven estates. The design response seeks to connect and maximise the use of these open spaces.

#### **Greyhounds Site**

The greyhounds track is a regional facility and it is anticipated this will become a major activity node of the NSDP area over time. The Development Plan ensures the site is appropriately integrated and accessible given its role as an activity node. Although it will be a major regional/state activity node - this will be in the context of its use as a Greyhound Racing Track - not as a 'local amenity' which provides local services.

#### **Gippsland Regional Sports Complex and expansion area**

The NSDP area abuts the existing Gippsland Regional Sports Complex (GRSC) which is a regional-level sporting complex. Council owns land to the immediate north and over time, it will become part of a larger sporting complex and will also provide some passive open space and drainage functions.

#### **Irrigation channels**

The NSDP is sited adjacent to high quality farming land known as the Macalister Irrigation District. The Main Sale Channel abuts the NSDP area along its northern boundary. Given the flat nature of the land, the NSDP area is highly visible from the surrounding farm land, particular to the north and east. A secondary "north-south" irrigation channel known as the Main Heart Channel aligns through the NSDP area and the GRSC where it then crosses Gibsons Road.

#### **Commercial uses**

A commercial area is planned along the Princes Highway. The design response seeks to ensure access through the commercial area can be provided with strategic access points on the Highway to support these businesses.

#### **Other non-residential uses**

The presence of the Sale Specialist School and Gippsland Technical College within the NSDP area reinforces the important role of education to Sale and the NSDP design response ensures these sites are appropriately identified. The Sale Baptist Church is another important community asset to Sale.

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City Band



PART 2

## Development Plan

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## 7. THE VISION

The NSDP area will form the northern extension to the established area of Sale and will accommodate the future growth of the town and in doing so, reinforce Sale as the central hub for Wellington Shire and the region.

The North Sale Development Plan vision therefore draws on the high level vision statement for Sale as a whole, as outlined in the Sale, Wurruk and Longford Structure Plan:

Specifically, the vision of the NSDP is to:

- Create a new community consisting of three neighbourhoods which leverages character from existing and planned conditions and which positively contributes to the local built form characteristics of Sale's established areas.
- Provide a subdivision design that recognises the structural limitations/barriers to movement and implements deliberate design initiatives in the movement and open space network that ensure the creation of three neighbourhoods that are physically or visually connected wherever possible.
- Provide for a flexible and adaptable subdivision design which can positively respond to site-specific features that will serve to create a sense of place for each of its neighbourhoods and changes to market conditions over time.

- Encourage sensitive development outcomes on the edges of the NSDP area that recognise its role as forming the new gateway into the town.
- Support establishment of two small local convenience centres in Neighbourhoods A and C with modest shop floor space and other non-residential land uses that support local needs and which do not detract from the role and function of the established Sale town centre.
- Recognise the role of non-residential land uses including Gippsland Regional Sports Complex expansion site, the future Greyhounds track, Princes Highway commercial area and farming interfaces which all contribute to the sense of activity and diversity of the growth area.
- Ensure a well-considered, coordinated and sustainable drainage and service provision to support the new community.

The North Sale Development Plan is provided in **Figure 10**. The following section will explain each layer of the NSDP as it implements this vision.

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The NSDP area will form the northern extension to the established area of Sale and will accommodate the future growth of the town and in doing so, reinforce Sale as the central hub for Wellington Shire and the region.

FIGURE 10 North Sale Development Plan



North Sale - Development Plan

## 8. NORTH SALE DEVELOPMENT PLAN – DESIGN RESPONSE

### 8.1 Development Plan Overview

This section describes the NSDP in a series of layers, and describes each as follows:

#### **Design Response**

Describes the design rationale for each specific element of the Development Plan.

#### **Objectives**

Describes the key objectives of each layer of the Development Plan.

#### **Strategic Actions**

Describes, where relevant, specific guidance, opportunities, areas of consideration or actions that will assist Council with implementation of the NSDP and guide preparation of planning permit applications.

#### **Permit Requirements and Guidelines**

Lists the key urban design and planning responses that must be addressed by proponents of future rezoning/ amendment requests and permit applications.

The following sections of this Chapter set out in more detail the design rationale that underpins the vision for the DP area.

### 8.2 Land Budget

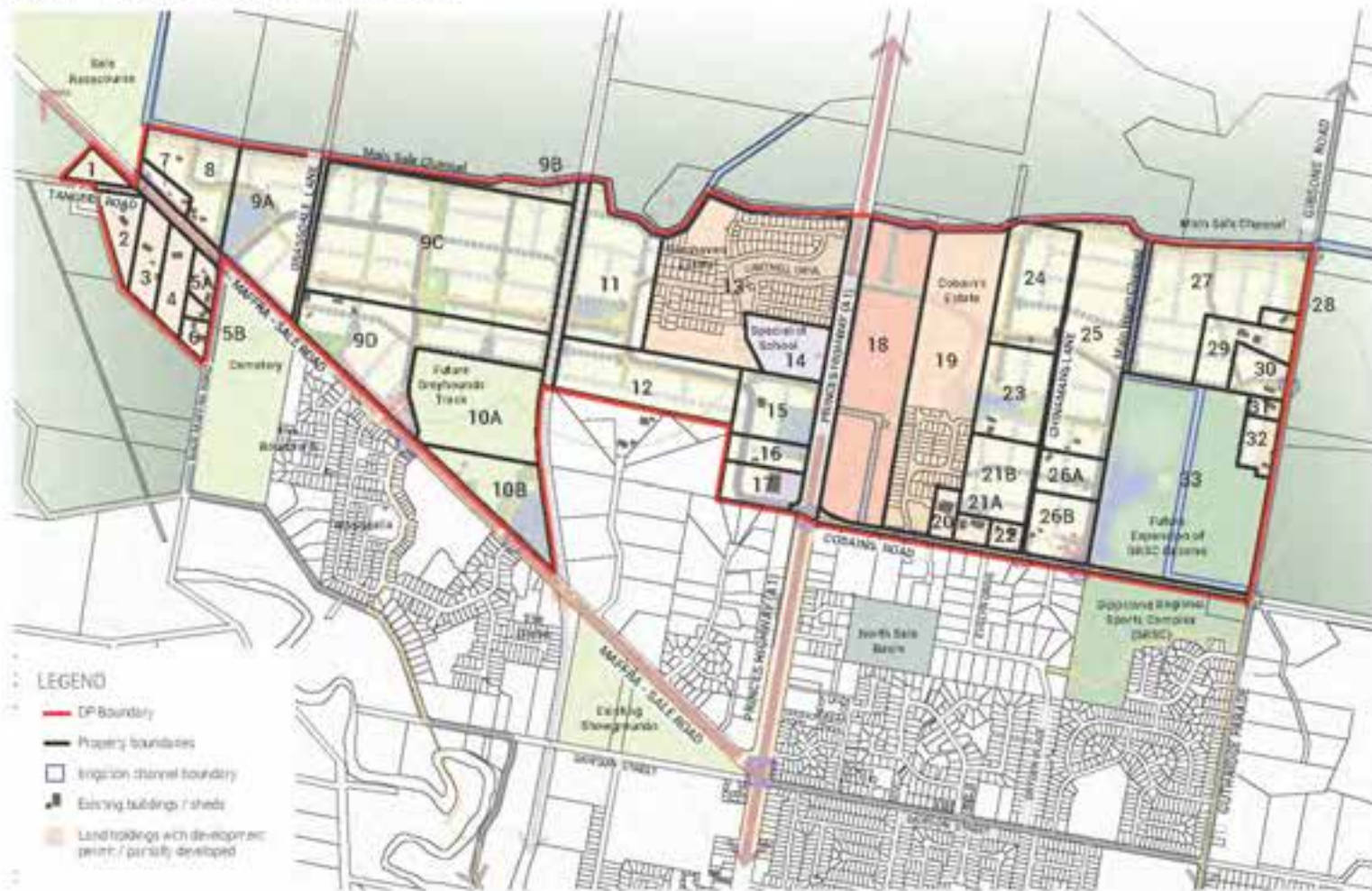
The NSDP encompasses an area of approximately 204 hectares and will facilitate diverse housing outcomes and other land uses such as small retail nodes and connected open spaces. Figure 11 illustrates the current NSDP land ownership pattern.

The NSDP will accommodate approximately:

- 2,200 standard density dwellings ranging between 10-16 dwellings/ha,
- 15 low density dwellings ranging from 2,000m<sup>2</sup>

A land budget is provided in Table 01.

FIGURE 11 North Sale Development Plan Land Ownership



North Sale - Development Plan

**Table 01: Property Specific Land Budget**

Property Description	Area C										Area B (West of Princess Way)										Total												
	45.7	4.9	8.8	17.1	8.8	1.7	78.9	4.4	9.1	9.1	8.8	8.8	78.4	78.4	41.1	17.7	435	18	789	1226	11.4	4.9	5.4	1000	1	40	119	786	2041				
1	1.7						1.7						1.7								1.7	0.8	0.4	2000	1	4	13	4	13				
2	2.4						2.4						2.4								2.4	1.7	0.7	2000	1	4	21	4	21				
3	2.7						2.7						2.7								2.7	1.8	0.8	2000	1	5	26	5	26				
4	2.5						2.5						2.5								2.5	1.8	0.8	2000	1	5	27	5	27				
5a	2.2						2.2						2.2								2.2	0.8	0.4	2000	1	4	12	4	12				
5b	3.1						3.1						3.1								3.1	2.2	1.1	2000	1	7	1	7	1				
6	3.4						3.4						3.4								3.4	0.4	0.2	2000	1	2	6	2	6				
7	1.8						1.8						1.8	1.8	0.7	0.3	625	12	12	17										17	17		
8	3.8						3.8	0.27	1%				3.8	3.8	1.6	1.7	625	12	99	212										99	212		
9a	10.7	2.6					8.7	0.46	1%				8.7	8.7	1.8	2.7	625	17	66	247										66	247		
9b	1.7						1.7						1.7	1.7	1.2	0.5	625	11	31	61										31	61		
10	11.4						11.4	1.57	1%				10.1	10.1	2.8	3.4	625	17	154	342										154	342		
11	13.8						13.8	4.41	4%	0.28			13.0	13.0	4.7	3.8	625	17	110	408										110	408		
12a	11.4			11.4			0.0						0.0																		0	0	
12b	0.7	1.8		2.5			0.0						0.0																		0	0	
Mother - Sub Road	1.8						1.8	0.0					0.0																		0	0	
Tangier Road	0.2						0.2	0.0					0.0																			0	0
Grassdale Lane Reserve	0.0						0.0	0.0					0.0																			0	0
<b>Area B (West of Princess Way)</b>	<b>45.7</b>	<b>4.9</b>	<b>8.8</b>	<b>8.8</b>	<b>8.8</b>	<b>1.7</b>	<b>78.9</b>	<b>1.5</b>	<b>1%</b>		<b>4.4</b>	<b>1.8</b>	<b>41.1</b>	<b>41.1</b>	<b>11.7</b>	<b>13.4</b>	<b>625</b>	<b>18</b>	<b>744</b>	<b>181</b>										<b>744</b>	<b>181</b>		
11	10.2	0.8					8.7	0.69	1%				8.2	8.1	0.4	2.7	625	12	119	217										119	217		
12	9.7						8.7	0.17	1%				8.4	8.4	0.8	2.8	625	17	117	240										117	240		
13	23.2	3.1					19.8	3.4	4%				16.1	16.1	1.8	3.7	625	17	219	498										219	498		
14	4.0						4.0						4.0																			4.0	
15	3.0	0.8					4.2						4.2	4.2	2.8	1.2	625	12	66	180										66	180		
16	7.1	0.2					1.8						1.8	1.8	1.1	0.6	625	12	72	96										72	96		
17	2.8						2.8						2.8	2.8	1.4	1.3	625	12	33	64										33	64		
Princess Way	1.8						0.0						0.0																		0	0	

Table 01: Property Specific Land Budget (continued)

Property Reference	Development Plan										Development Plan										Total											
	Area (m <sup>2</sup> )	Area (ha)	Area (ac)	Area (m <sup>2</sup> )	Area (ha)	Area (ac)	Area (m <sup>2</sup> )	Area (ha)	Area (ac)	Area (m <sup>2</sup> )	Area (ha)	Area (ac)	Area (m <sup>2</sup> )	Area (ha)	Area (ac)	Area (m <sup>2</sup> )	Area (ha)	Area (ac)	Total Area (m <sup>2</sup> )	Total Area (ha)												
<b>Area A (East Prince Hwy)</b>	105.7	24.712	22.640	0	2.68	1,110.8	265.2	1.7	2%	14.5	0	0	41.8	9.51	21.2	24.1	5.5	12	960	206.6	2.9	2.1	4.8	2000	4	9	14	971	214			
18	12.4						12.4						12.4																			
25	16.8	3.9					16.8	3.9	2%				17.8	4.0	9.2	1.7	4.0	11	254	49.7												
26	1.2						1.2						1.2											1.1	0.8	0.2	2000	4	4	11	4	1.1
21A	12.8						12.8						12.8											12.8	2.8	0.2	2000	4	2	2	2	2
21B	1.2	0.803					1.2	0.803					4.3	4.3	3.4	2.4	6.25	12	10	119				12.8	2.8	0.2	2000	4	2	2	10	119
22	1.9						1.9						1.9										1.9	0.8	0.8	4.8	2000	4	1	4	2	8
23	8.1	1.1					8.1	1.1	2%				4.2	4.1	3.1	1.3	6.0	11	14	81				12.8	2.8	0.2	2000	4	1	4	14	161
24	1.1						1.1	0.2	2%				2.6	1.8	1.8	2.2	6.0	11	10	201				12.8	2.8	0.2	2000	4	1	4	10	201
25	14.9						14.9						14.9	14.9	11.4	4.1	6.0	11	110	134				12.8	2.8	0.2	2000	4	1	4	110	134
26A	2.8						2.8	2.4	2%				2.8	2.8	1.8	2.2	6.0	11	10	84				12.8	2.8	0.2	2000	4	1	4	10	84
26B	4.2						4.2						4.2	4.2	2.8	2.2	6.0	11	40	181				12.8	2.8	0.2	2000	4	1	4	40	181
27	14.7						14.7						14.7	14.7	10.2	4.8	6.0	11	100	128				12.8	2.8	0.2	2000	4	1	4	100	128
28	0.1						0.1						0.1	0.1	0.4	0.2	6.0	11	0	19				12.8	2.8	0.2	2000	4	1	4	0	19
29	1.9						1.9	0.2	2%				2.6	1.8	2.7	1.1	6.0	11	40	117				12.8	2.8	0.2	2000	4	1	4	40	117
30	1.3						1.3	0.4	2%				2.2	1.3	1.6	2.2	6.0	11	10	60				12.8	2.8	0.2	2000	4	1	4	10	60
31	0.7						0.7						0.7	0.7	0.5	2.2	6.0	11	0	25				12.8	2.8	0.2	2000	4	1	4	0	25
32	1.8						1.8						1.8	1.8	1.7	1.3	6.0	11	11	43				12.8	2.8	0.2	2000	4	1	4	11	43
33	2.1	2.4	2.2				2.1	2.0					0.0																			
Chesmont Lane	0.7						0.7	0.2	2%				0.7	0.7	0.1	0.1	6.0	11	2	7				12.8	2.8	0.2	2000	4	1	4	2	7
McKenney Channel	0.0						0.0						0.0																			
Coburn Road	2.8						2.8	0.0					0.0																			
<b>Development Plan Totals</b>	<b>796.0</b>	<b>14.7</b>	<b>23.8</b>	<b>15.2</b>	<b>2.8</b>	<b>8.7</b>	<b>2718.8</b>	<b>3.8</b>	<b>9%</b>	<b>18.5</b>	<b>4.0</b>	<b>1.0</b>	<b>186.2</b>	<b>41.8</b>	<b>21.2</b>	<b>24.1</b>	<b>5.5</b>	<b>12</b>	<b>960</b>	<b>206.6</b>	<b>2.9</b>	<b>2.1</b>	<b>4.8</b>	<b>2000</b>	<b>4</b>	<b>9</b>	<b>14</b>	<b>1000</b>	<b>214</b>			
<b>Development Plan Totals (Excluding property 15 (Quebec), 18 (mixed use) &amp; 19 (Coburn))</b>	<b>236.7</b>	<b>5.0</b>	<b>23.8</b>	<b>15.2</b>	<b>2.8</b>	<b>8.0</b>	<b>2718.8</b>	<b>3.8</b>	<b>9%</b>	<b>8.3</b>	<b>3.0</b>	<b>1.0</b>	<b>161.8</b>	<b>41.8</b>	<b>21.2</b>	<b>24.1</b>	<b>5.5</b>	<b>12</b>	<b>772</b>	<b>167.6</b>	<b>2.8</b>	<b>2.1</b>	<b>4.8</b>	<b>2000</b>	<b>4</b>	<b>9</b>	<b>14</b>	<b>811</b>	<b>192</b>			

Notes:  
 1. Lot yield and population information is indicative only. Further studies will be required to give more accurate forecast calculations.  
 2. Net Residential Developable Area is based on an indicative infill site population rate of:  
 - Base at Residential Zone 20%  
 - Low Density Residential Zone 10%  
 3. Average lot sizes have been based on preferred lot sizes taking into account the intent for larger GRI lots along rural interfaces.  
 4. The area referenced is detailed in the North Side Development Plan - Analysis and Design Response Report October 2015.

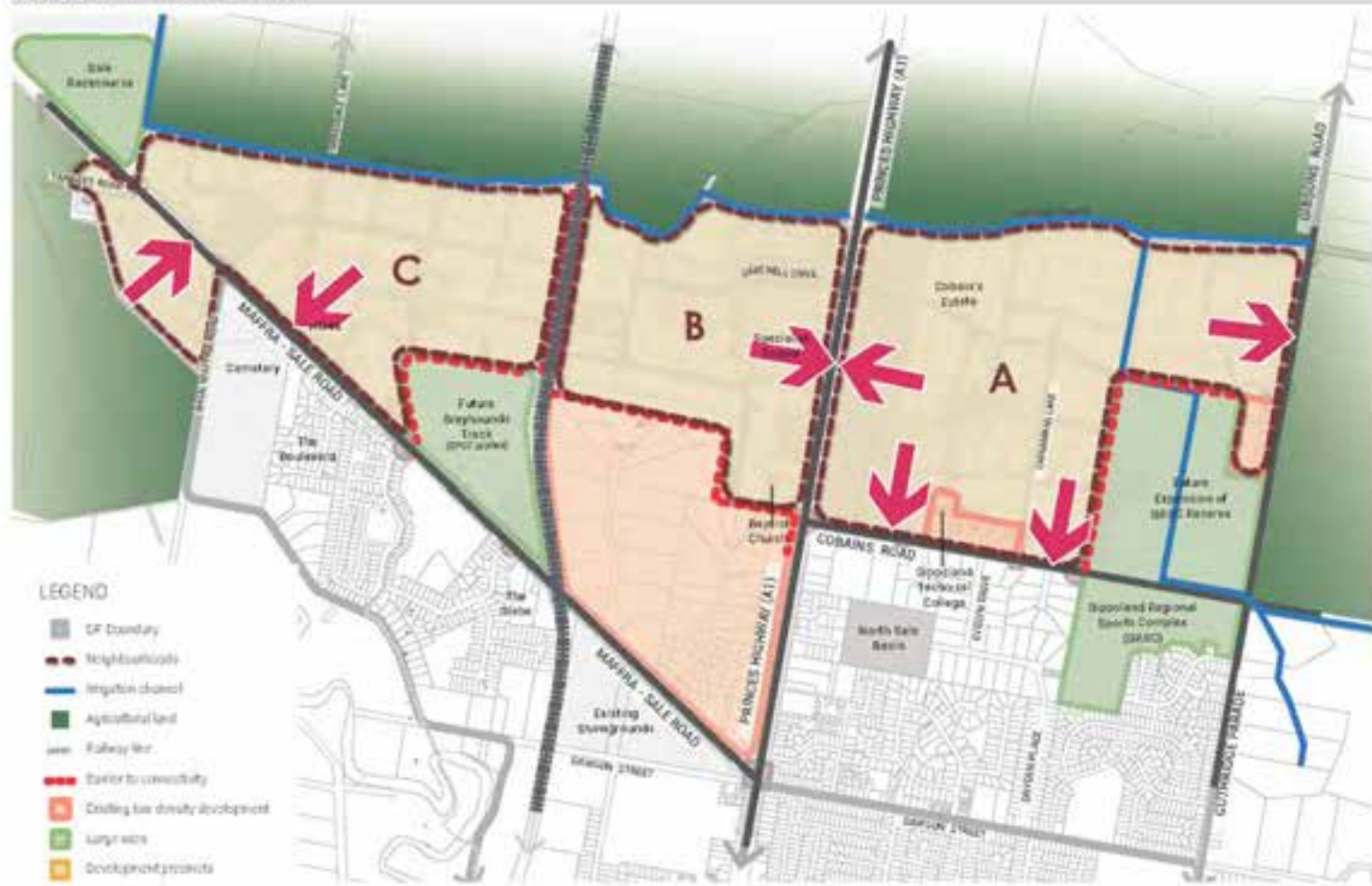


### 8.3 Structural Conditions

As demonstrated in the detailed site analysis, the existing structural conditions shaping the NSDP area is influenced by the road network and presence of the rail way line, setting up three distinct neighbourhoods that will rely on strong connections to the existing road network. The structural conditions are illustrated in Figure 12.

Explanation of the NSDP and its layers refers to each of these neighbourhoods.

FIGURE 12 NSDP Structural Conditions



North Sale - Development Plan

## 8.4 Movement Network

### 8.4.1 Design Response

The proposed road network is orientated around and strongly influenced by the existing Princes Highway, Maffra-Sale Road, railway line, Main Sale Channel, Main Heart Channel, Greyhound Racing Track and Gippsland Regional Sporting Complex (GRSC).

The DP identifies the key structural and local roads that will enable the delivery of a movement network in accordance with the DP vision (see Section 7), please refer to Figure 13. These roads have been aligned having regard to the following principles -

- > To create viewlines to open space areas and maximise accessibility to these spaces via use of edge roads and roads 'grazing' toward open space.
- > To respond to the Main Sale Channel and Main Heart Channel and provide edge roads to deliver an active lot interface.
- > To provide internal 'loop' roads through each neighbourhood and access to the arterial road system.
- > To provide services roads/ internal loop roads to Princes Highway and Maffra-Sale Road to restrict direct access to the arterial roads, and
- > To respond to fragmentation (i.e. offset the roads from the property boundaries to enable landholdings to be developed independently).

The proposed movement network relies on the use of the following -

**Existing arterial roads** - The DP recognises the role and function of Princes Highway as the northern gateway into Sale and seeks to soften and enhance the residential and non-residential uses along the road through the formalisation of the cross-section and street tree landscaping to incorporate large canopy trees and shrubs. The DP also seeks to enhance the informal character of Maffra-Sale Road by protecting existing vegetation and encouraging planting within both the road reservation and private realm. Loop roads are to be provided along the interface with Princes Highway and Maffra-Sale Road to provide an active lot interface while controlling access to these arterial roads. Where lot sideages are provided to the arterial roads, a landscape buffer is required.

Please note that the speed limit along Princes Highway between Coburns Road roundabout and the Glenhaven Estate will be subject to further review as development along that particular corridor progresses and traffic conditions potentially change.

**Proposed higher order connector roads** - The DP compensates for the limited connectivity between neighbourhoods via establishment of an interconnected, distributed and diverse internal local road network based on looped connector streets that provide access to existing arterial roads.

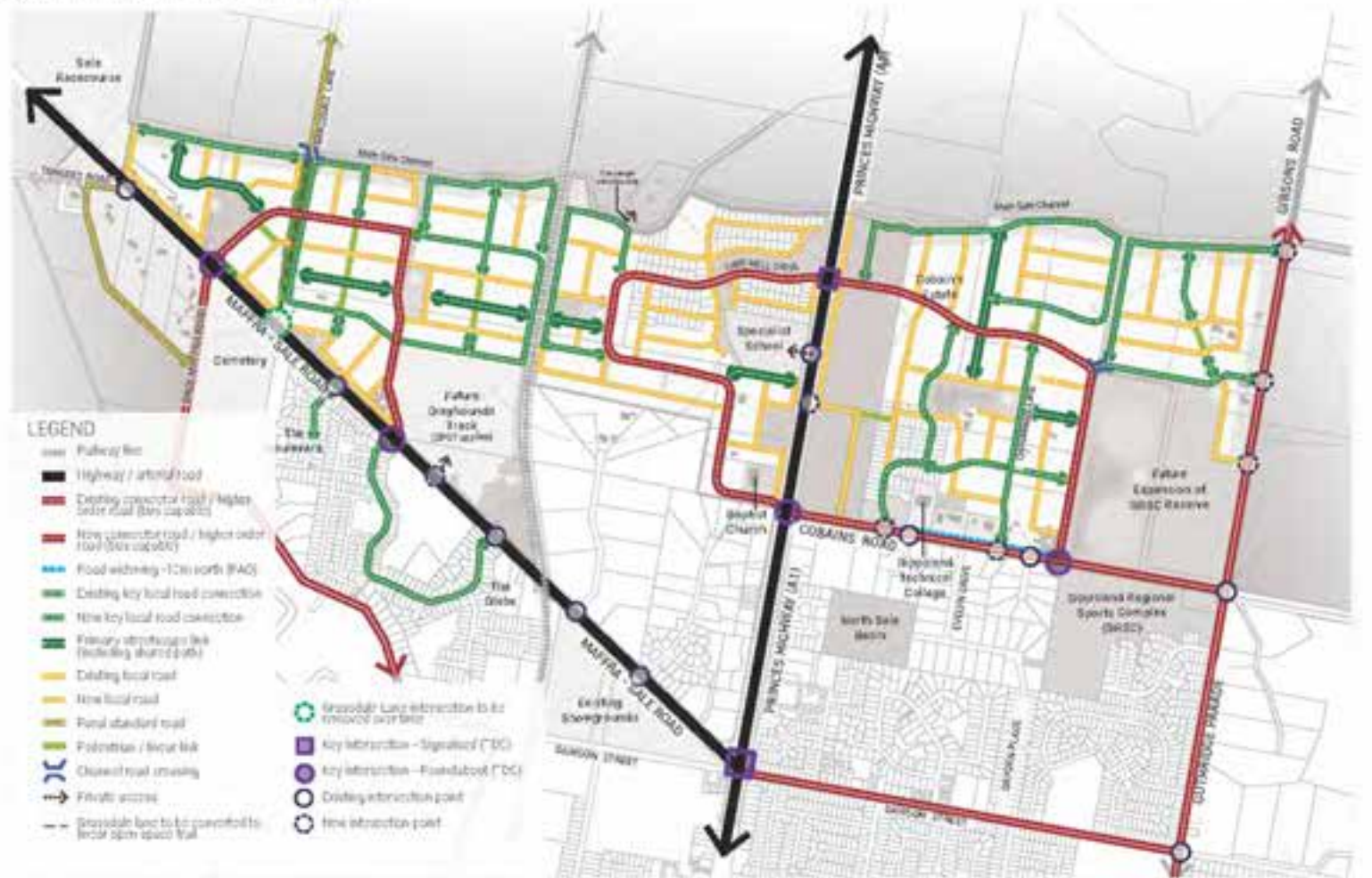
The connector roads have been designed to cater for bus routes and have been aligned deliberately to provide access to, and touch, open spaces and activity nodes to maximise views and access to these areas within each Neighbourhood.

**Local Roads** - The DP identifies the preferred local road network and cross-sections for internal roads are provided in Figures 14a and 14b. The DP also identifies the need to further investigate private vehicle access opportunities from Neighbourhood B into property located north of Main Sale Channel.

**Existing rural roads** - The DP seeks to maintain the rural standard roads adjacent to low density areas on the south side of Maffra-Sale Road.

**Cross-sections** - The DP seeks to establish a distinct sense of character within each neighbourhood and incorporates a diverse set of road cross-sections as shown in Figures 14a and 14b. The Planning Authority will favourably consider permit applications that incorporate these diverse road cross-sections and street tree landscaping outcomes that recognise the role and function of the road hierarchy and which contribute to establishment of a character of each Neighbourhood.

FIGURE 13 Movement Network - Road Hierarchy



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**Intersections** – A total of five controlled (signals or roundabout) intersections will service the DP area (one under construction, one existing and three proposed). Please refer to Figure 15.

- A. New Cobains Road/Princes Highway intersection. Roundabout recently completed.
- B. Princes Highway and Cartwell Drive. Upgrade to four-way signalised intersection.
- C. Woondella Boulevard/Maffra-Sale Road. New roundabout proposed.
- D. Back Maffra Road/Maffra-Sale Road. New roundabout proposed.
- E. Cobains Road/GRSC reserve. New roundabout proposed.

Beveridge-Williams (Dec. 2017) prepared a Traffic and Transport Assessment for the DP area which includes concept plans for the five intersections listed above. The ultimate intersection layout will be subject to functional design.

In addition, pedestrian operated signals on Princes Highway between Cartwell Drive and Cobains Road are proposed. A crossing point of the Main Heart Channel to facilitate pedestrian and vehicular connectivity is also proposed. Localised narrowing of the crossing will be entertained to provide for two-way traffic and shared path.

Also the DP proposes to remove Grassdale Lane/Maffra-Sale Road intersection over time and revert to linear shared path and open space link, as other road connections are provided to Maffra-Sale Road.

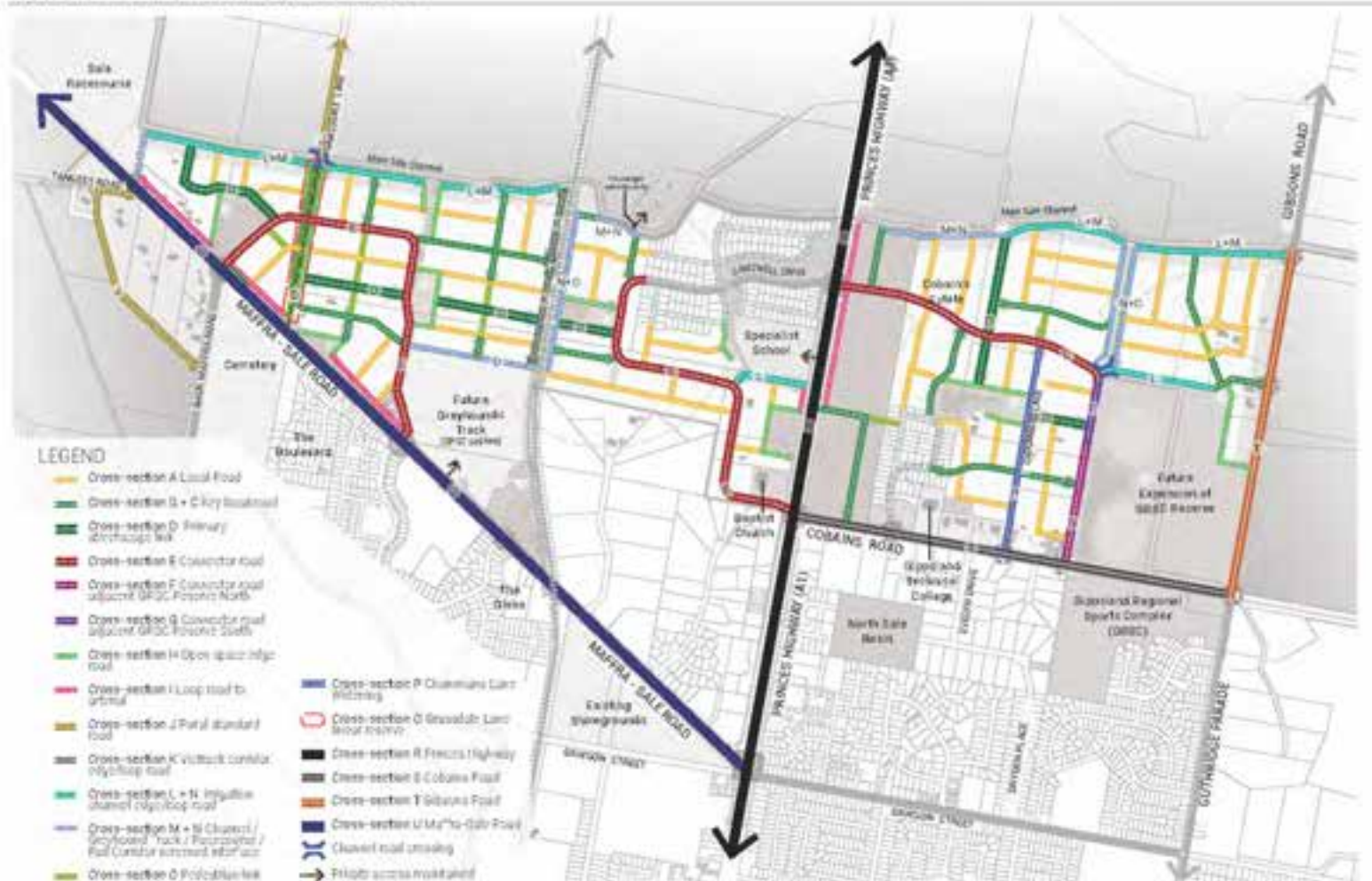
A number of other new intersection points with the existing main roads are proposed and the future design of these intersections will be determined at the Planning Permit stage and must comply with the Planning Authorities standards.

**Pedestrian/cycle Network** – The DP identifies a shared path network, both on and off road, linking linear spaces, planned open spaces and drainage reserves and along the primary streetscape link creating looped walking and cycling paths. The DP seeks to upgrade the existing rail crossing on Maffra-Sale Road when the shared path is delivered and nominates that the existing Grassdale Lane is to become linear open space link to protect high quality vegetation and form a defining feature of Neighbourhood C. Linear open space reserves are to contain a 1.5m-wide footpath and landscaping within a 3.2m-wide reserve (minimum) which will provide an important component of the overall movement network between residential blocks and enhancing pedestrian permeability through Neighbourhoods. The DP also seeks to protect the potential for a future pedestrian crossing of the rail corridor between Neighbourhood B and C.

**Public transport** – The DP identifies a connector road network that can accommodate a future bus network to service Neighbourhoods A, B and C, linking these neighbourhoods to the arterial road network and broader area.

Further to discussions with PTV, options for a potential bus route within the DP area have been preserved through the design of a connector road cross section which provides for safe passage of a bus.

FIGURE 14a Movement Network - Cross Sections Plan



North Sale - Development Plan

FIGURE 14b Movement Network - Cross Sections

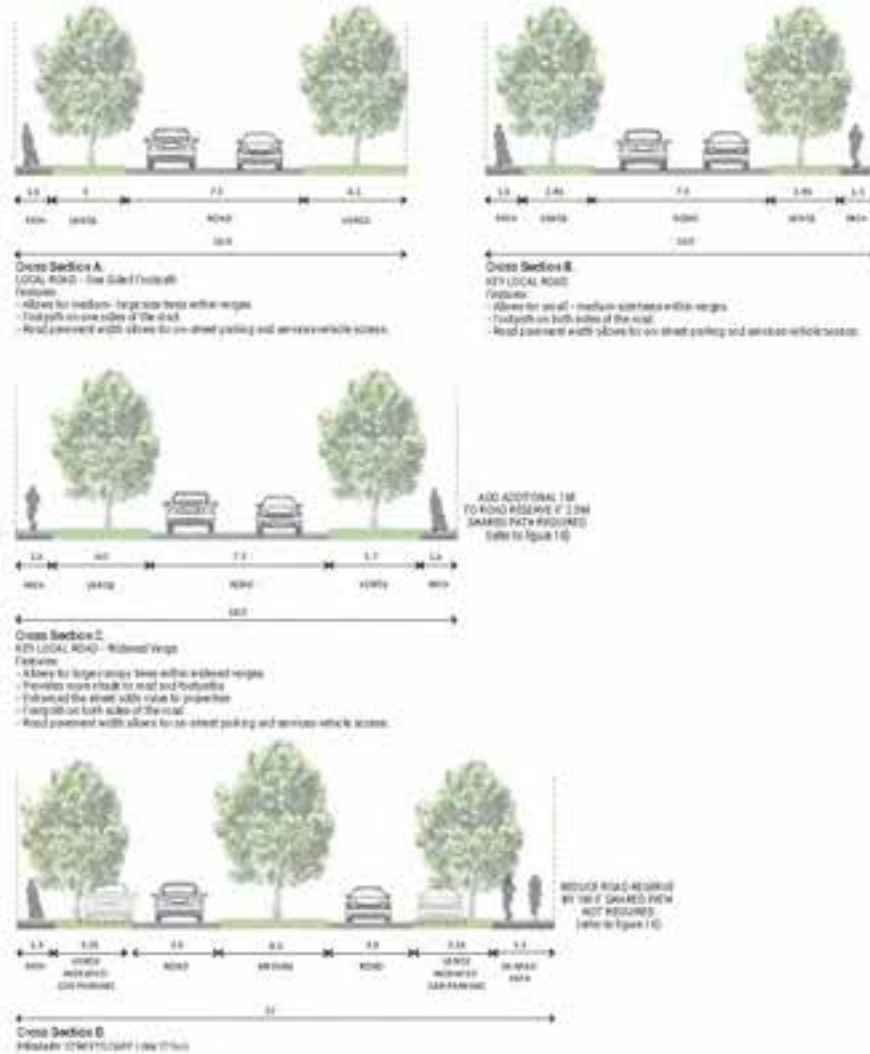
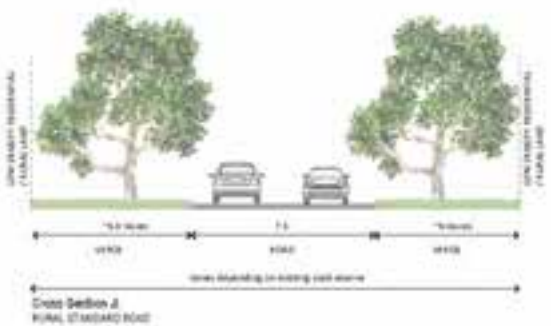
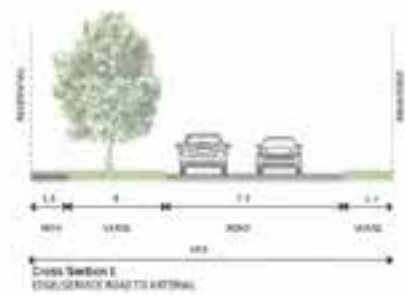
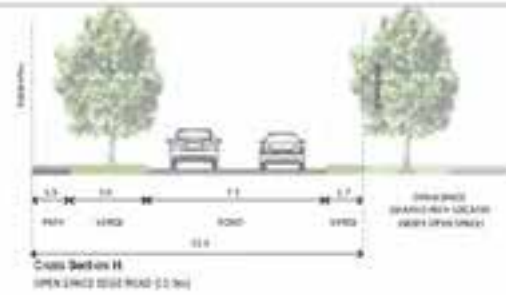
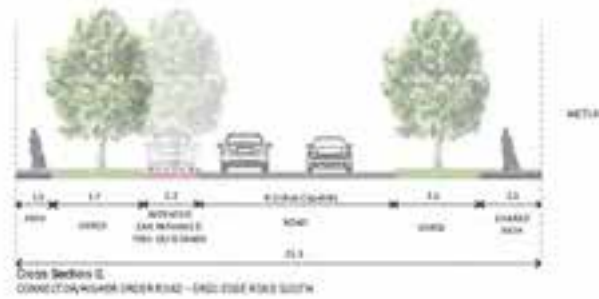
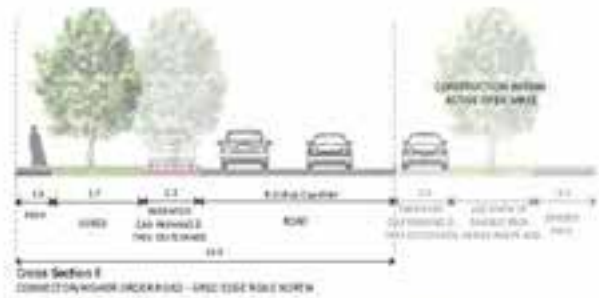
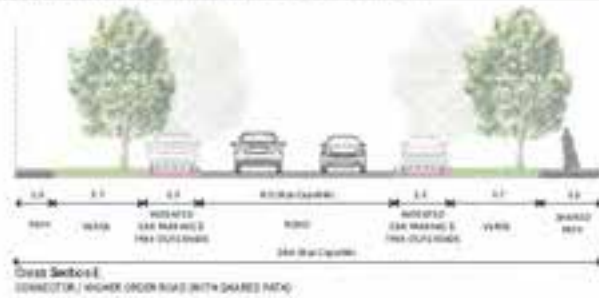


FIGURE 14b Movement Network - Cross Sections



North Sale - Development Plan





FIGURE 14b Movement Network - Cross Sections

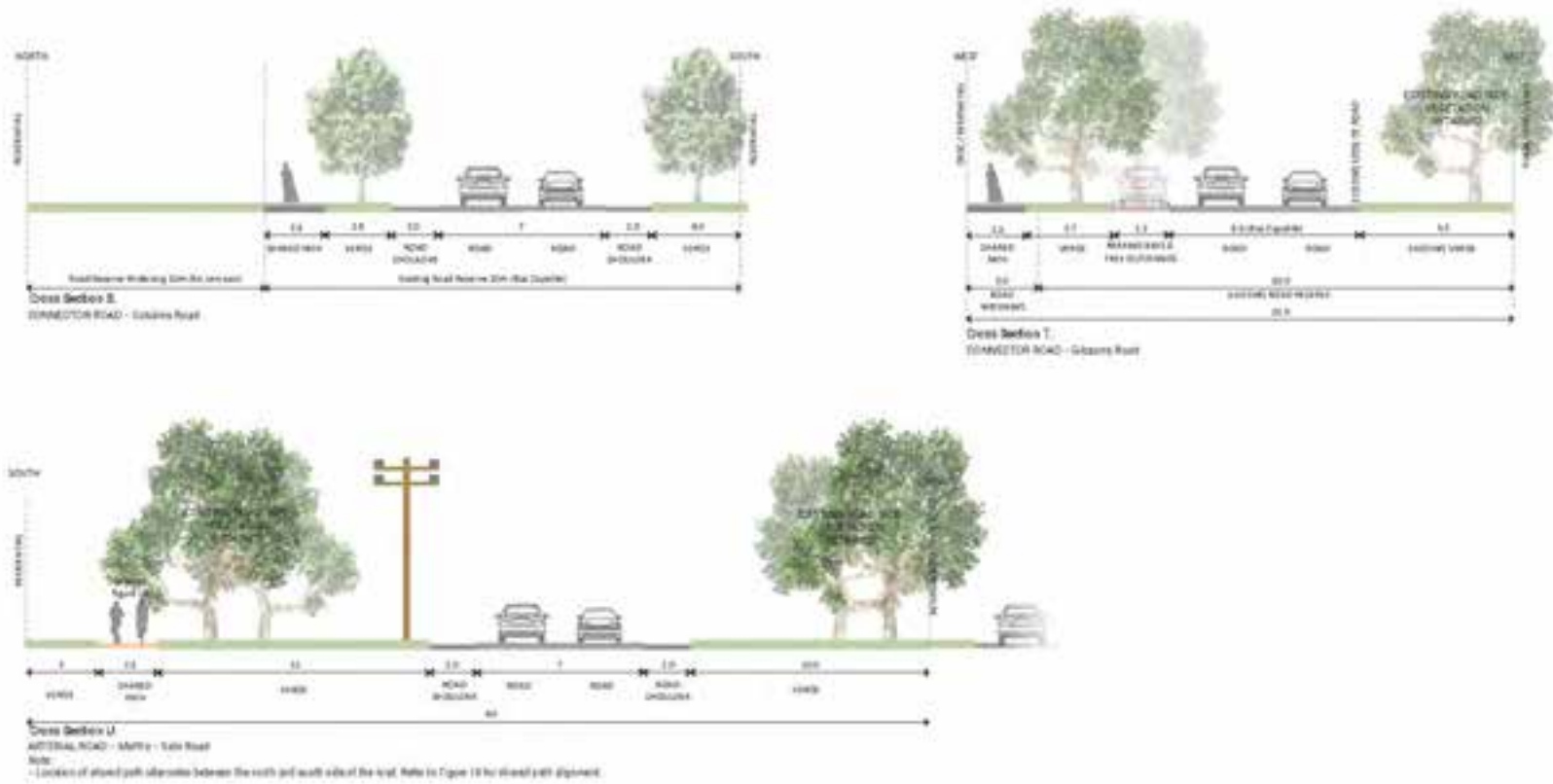
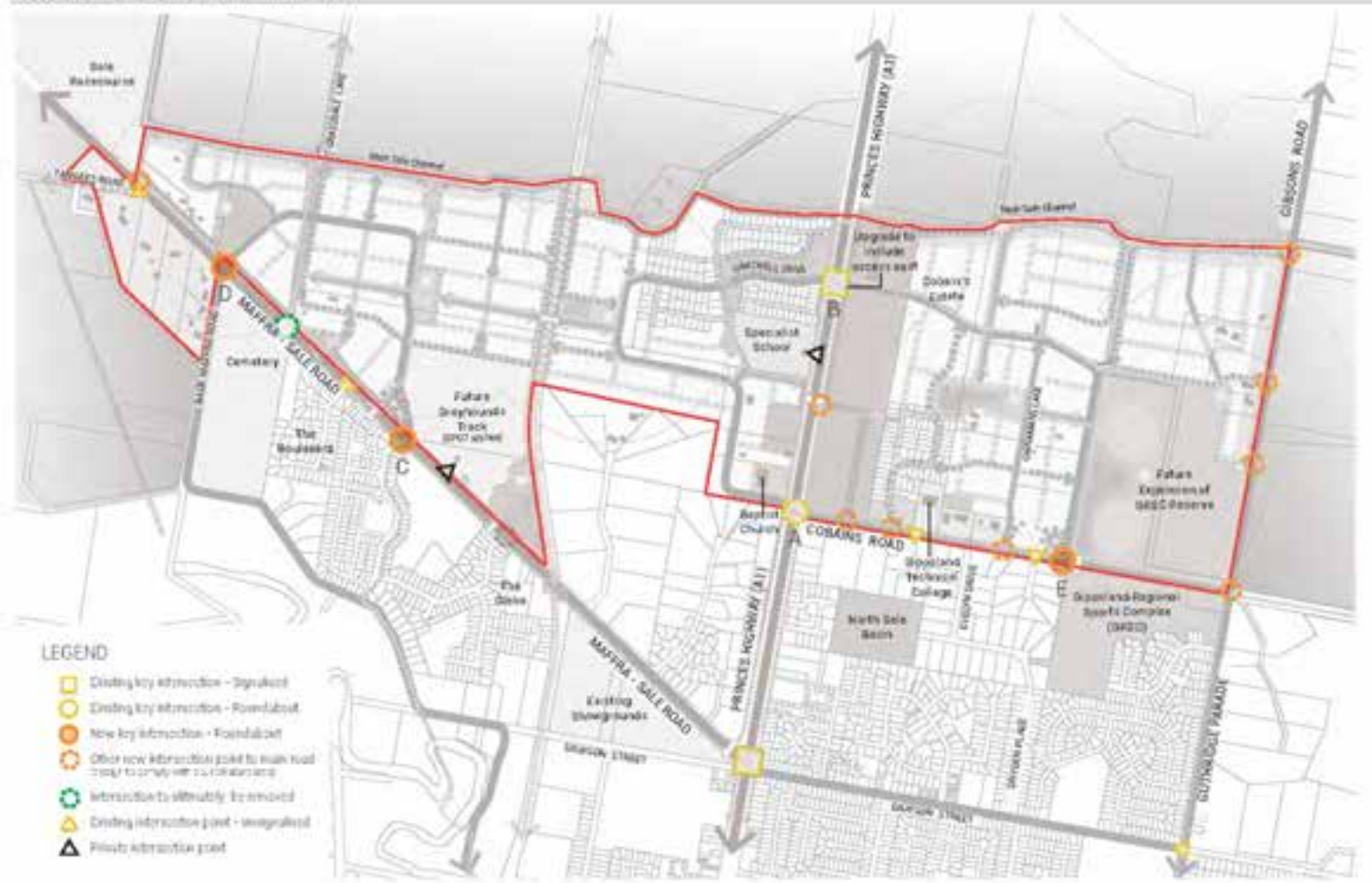


FIGURE 15 Movement Network - Intersections



North Sale - Development Plan

FIGURE 16 Movement Network - Paths + Public Transport



## 8.4.2 Objectives

The movement network sets the structural form and is integral to establishing the character of North Sale and its three Neighbourhoods and consists of the combination of roads, pedestrian/bike paths and public transport

Table 02 sets out the objectives for the NSDP movement network

Table 02 Objectives: Movement Network

Objective	
01	To create a highly connected and permeable movement network that supports a range of active and sustainable transport options
02	To develop a coherent and consistent access strategy along Princes Highway and Maffra-Sale Road that promotes accessibility within the NSDP
03	To provide a collector road network that is able to cater for bus routes that are within a five minute walk (400m) of the majority of residents
04	Provide an edge road to open space areas and the Main Sale Channel and the north-south irrigation channel to allow these spaces to become part of the movement experience
05	Provide spaced intersections along Maffra-Sale Road and Princes Highway that align with existing and planned development and recognises the role and function of the arterial roads
07	Provide a connected on and off road pathway network connecting neighbourhoods via streetscapes, linear open spaces, parks, the irrigation channels, along the future expansion of the GRSC and ultimately Grassdale Lane when it is closed to vehicular traffic

### 8.4.3 Strategic Actions

Table 03 sets out the strategic actions for the NSDP movement network.

Table 03 Strategic Actions: Movement Network

Strategic Action	
SA1	Design of Loop Roads should be discussed with Council and VicRoads to ensure appropriate setbacks to the arterial roads and landscaping requirements are delivered.
SA2	Develop a street tree/landscape masterplan in conjunction with VicRoads for Princes Highway and Maffra-Sale Road generally in accordance with the character guidance provided in Section 6.4.1, Council requirements and VicRoads tree planting policies.
SA3	At the subdivision stage, Council and developer proponent to discuss private vehicle access opportunities to the property north of Main Sale Channel (north of Neighbourhood B) noting existing safety issues with access to the lot from the Princes Highway.
SA4	At the subdivision stage, applications should demonstrate how Primary Streetscape Links across the rail corridor can be aligned to provide consistent views between Neighbourhoods B and C.
SA5	At the subdivision stage, confirm road interface treatment on eastern side of north-south irrigation channel with Southern Rural Water including opportunities to "back" low density lots onto the channel provided access is provided to the channel.
SA6	Development which relies on creation of new intersections on arterial roads should discuss access arrangements (interim and ultimate configurations) with VicRoads prior to lodgement of permit applications.
SA7	Council to work collaboratively with Public Transport Victoria (PTV), VicTrack (and the relevant rail operator) to plan for and deliver the nominated pedestrian crossing (see Figure 12). It is acknowledged the planning and ultimate delivery of this crossing may extend the development of the NSDP; however ongoing advocacy for its construction is considered important for the purposes of internal movement across the neighbourhoods in the long term.
SA8	Developer proponents adjacent to the rail corridor and the irrigation channels to work collaboratively with Council with Public Transport Victoria (PTV), VicTrack (and the relevant rail operator), and Southern Rural Water to deliver high quality landscaping adjacent to these infrastructure assets and ensure these form high quality shared path assets.

#### 8.4.4 Planning Permit Requirements and Guidelines

Table 04 sets out the planning permit requirements for the NSDP movement network. Table 05 set out the planning permit guidelines for the NSDP movement network.

Table 04 Planning Permit Requirements: Movement Network

Planning Permit Requirement	
R1	Provide a road network generally in accordance with Figure 13. Any alterations must be supported by appropriate justification, including a proposed plan for how the changes will influence the design of adjoining properties. A traffic impact assessment must be submitted which includes an assessment of proposed vehicle volumes and intersection treatments.
R2	Provide roads/streets generally in accordance with the cross-sections provided in Figure 14b and have regard to the Infrastructure Design Manual.
R3	Provide the intersection treatments generally in accordance with Figure 15.
R4	Provide a contiguous primary streetscape link that provides a consistent link across all neighbourhoods in the NSDP.
R5	Provide edge roads to all open spaces, including the Main Sale and Main Heart Channels, as per Figure 13.
R6	Maintain rural standard roads adjacent to low density areas on south side of Maffra-Sale Road.
R7	Provide existing Grassdale Lane as a linear open space link to protect high quality vegetation and form a defining feature of Neighbourhood C and within the broader structural movement network.
R8	Provide an edge road treatment and sidewalks to Grassdale Lane to protect vegetation.
R9	Offset the local street network from property boundaries to ensure viable delivery of roads and development opportunities.
R10	Develop a street tree/landscape masterplan for Princes Highway and Maffra-Sale Road in accordance with Council requirements and VicRoads tree planting policies.
R11	Linear open space reserves must contain a 1.5m-wide footpath and landscaping within a 12m-wide reserve (minimum).
R12	Provide a shared path network generally consistent with Figure 16.
R13	Provide for the upgrade of the western side of Gibsons Road.
R14	Provide 6m widening of Chismins Lane along the western side of the existing road reserve except for the section opposite property 65 Cobains Road where the 6m widening must be provided along the western edge of the road reserve.

Table 05 Planning Permit Guidelines: Movement Network

Planning Permit Guideline	
G1	Where possible, all local roads should be staggered to minimise need for roundabouts
G2	Both exotic and native species are encouraged to provide diverse streetscapes
G3	Provide an opportunity for a future pedestrian link across the railway line to compensate for a lack of road based connectivity between Neighbourhood B and C.
G4	Enhance the informal character of Mafra-Sale Road by protecting existing vegetation and encouraging planting within both the road reservation and private realm.

## 8.5 Housing, Neighbourhoods and Interfaces

### 8.5.1 Design Response

The existing structural influences and constraints being the arterial road system, presence of the railway line, irrigation channels, drainage catchments and other non-residential land uses set the conditions for the creation of three distinct neighbourhoods that will together form the NSDP community.

Figures 17 and 18 set out the preferred subdivision layout and neighbourhood design.

Each neighbourhood will require a different detailed response at the planning permit stage, that has regard to the design principles contained in the DP and the site specific conditions of the neighbourhood such as precinct defining features and interfaces.

A number of interface treatments are recommended which take into consideration the amenity of the adjacent land uses and minimise adverse impacts through the design and orientation of new developments. Figure 19 illustrates the preferred interface treatment to the Main Sale Channel. Figure 20 illustrates the preferred interface treatment to the railway line in Neighbourhoods B and C. Figure 21 illustrates the preferred interface treatment to Grassdale Lane.

FIGURE 17 Housing



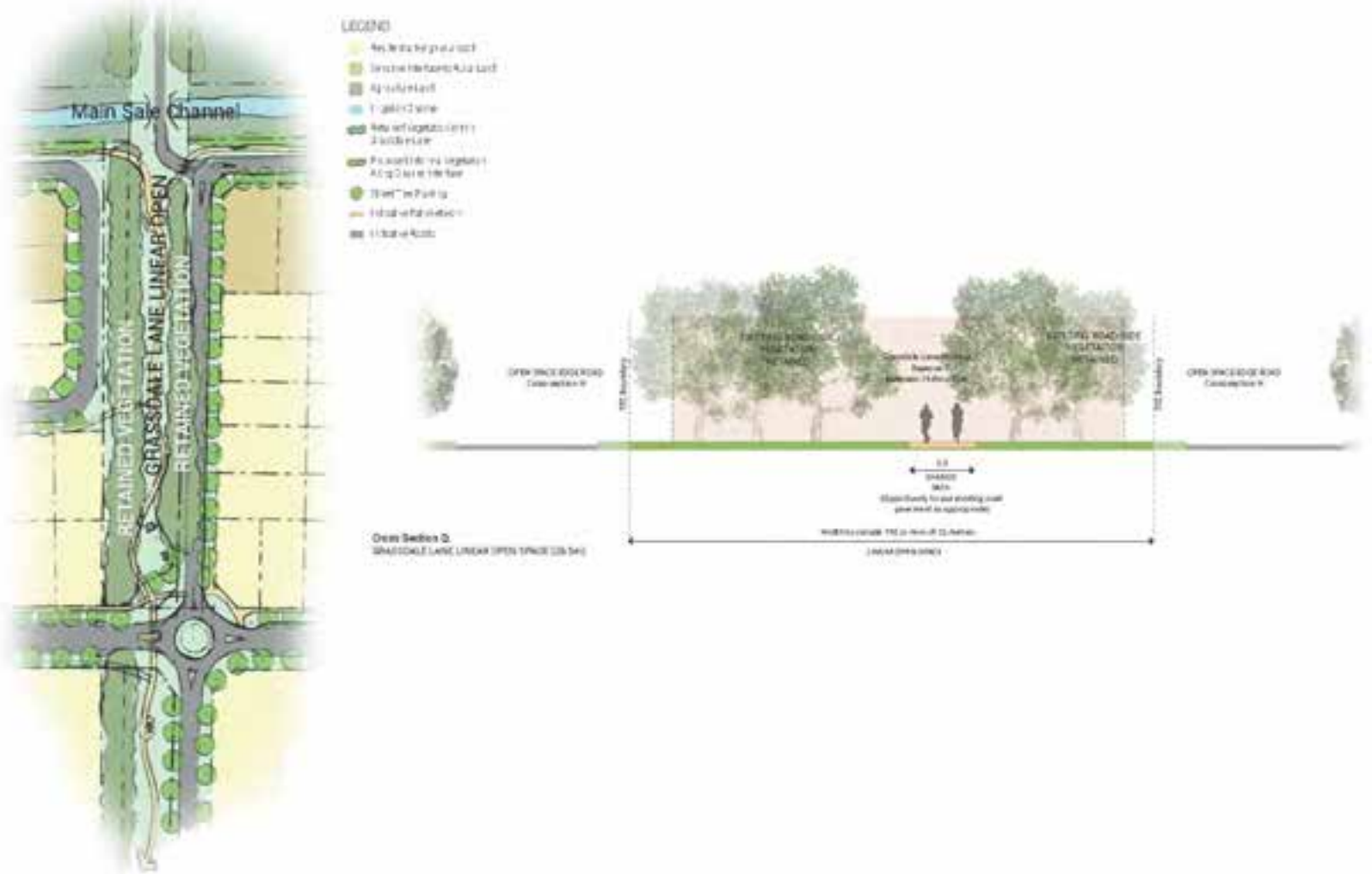
FIGURE 18 Neighbourhoods and interfaces



North Sale - Development Plan



FIGURE 21 Grassdale Lane Interface



North Sale - Development Plan

### 8.5.2 Objectives

Table 06 sets out the objectives for the NSDP housing, neighbourhoods and interfaces.

### 8.5.3 Strategic Actions

Table 07 sets out the strategic actions for the NSDP housing, neighbourhoods and interfaces.

Table 06 Objectives: Housing, Neighbourhoods and Interfaces

Objective	
O8	To provide opportunities for diverse housing outcomes, from smaller lots to larger lots, to achieve an average density of 12 lots per net developable ha.
O9	Create three distinct residential neighbourhoods each with an identifiable character and shared amenity.
O10	Connect each residential neighbourhood via a network of key loop roads, primary streetscapes and open spaces.
O11	Ensure future development has regard to the diverse land use and interface conditions each requiring considered design response.
O12	Encourage higher density housing around activity nodes such as local convenience centres and areas of amenity such as passive open space.

Table 07 Strategic Actions: Housing, Neighbourhoods and Interfaces

Strategic Action	
SA9	Further discussions with VicTrack (and other authorities as relevant) and Council may be required at implementation of the NSDP to investigate whether the use of Design and Development Overlay (DDO) for rail noise adjacent to residential areas or other noise mitigation measures as necessary. Should a DDO not be required, developer proponents on either side of the rail corridor are encouraged to discuss and confirm development interface conditions prior to lodgement of permit applications.

#### 8.5.4 Planning Permit Requirements and Guidelines

Table 08 sets out the planning permit requirements for the NSDP housing, neighbourhoods and interfaces. Table 09 set out the Neighbourhood Precinct Defining Features and Edges/Interfaces and permit responses required. Table 10 set out the planning permit guidelines for the NSDP housing, neighbourhoods and interfaces.

Table 08 Planning Permit Requirements: Housing, Neighbourhoods and Interfaces

Planning Permit Requirement	
<b>R15</b>	Provide a subdivision layout which is generally in accordance with the local street layout as shown in Figure 17.
<b>R16</b>	Address the key features and interfaces within each neighbourhood and requirements at the permit stage (permit response) as set out in Table 09.

**Table 09: Neighbourhood Precinct Defining Features and Edges/Interfaces**

Precinct	Defining Features and Edges/Interfaces	Permit Response Required
<b>A</b>	> Core open space formed by the expansion of the GRSC reserve and presence of the Main Sale Irrigation Channel, Main Heart Channel, drainage reserves and passive open space	> Provide an edge road interface to GRSC, irrigation channels, drainage and open space reserves to deliver active frontages to these open space areas
	> Interface to Main Sale Irrigation Channel and Main Heart Channel	> Lots to front both Main Sale Irrigation Channel and Main Heart Channel refer to Figure 10.
	> Interface to existing low density areas along southern side of Cobains Road, north of the Main Sale Channel and east of Gibsons Road	> Provide larger lots along interfaces to existing low density areas.
	> Interface between residential area and commercial development along Princes Highway	> Provide acoustic treatment to commercial area
	> Interface of Commercial development adjacent to Princes Highway	> Provide a loop road to the arterial road (Princes Highway)
<b>B</b>	> Interface to railway line	> Provide acoustic treatment to railway line
	> Interface to Princes Highway	> Provide an edge road interface to the railway line, lots are to front or side on either side of the railway line, refer to Figure 20
	> Interface with drainage, Main Sale Channel and open space reserves	> Provide an edge road interface to drainage, Main Sale Channel and open space reserves to provide active frontages, refer to Figure 10
	> Interface with farming land to the north	> Provide larger lots along interfaces to Main Sale Channel
	> Interface between Neighbourhood B and C	> Provide for a future potential pedestrian link across the rail line linking neighbourhoods B and C.
	> Interface with existing low density area to the south of the precinct	> Provide a loop road to the arterial road (Princes Highway)

Precinct	Defining Features and Edges/Interfaces	Permit Response Required
C	> Grassdale Lane is to be closed to vehicle traffic and become a key linear pedestrian link	> Lots to front/side onto Grassdale Lane, refer to Figure 20.
	> Interface to railway line	> Provide an edge road interface to the railway line, lots are to front or side on either side of the railway line, refer to Figure 20
	> Interface with drainage, Main Sale Channel and open space reserves	> Provide an edge road interface to drainage, Main Sale Channel and open space reserves to provide active frontages
	> Interface with farming land to the north	> Provide larger lots (minimum of 500m <sup>2</sup> ) along interface to Main Sale Channel
	> Interface between Neighbourhood B and C	> Provide for a future potential pedestrian link across the rail line linking neighbourhoods B and C.
	> Interface to Maffra-Sale Road	> Provide an edge road along interface with Maffra-Sale Road, except for open space to the east of Grassdale Lane
	> Interface with future Greyhounds Track	> Provide an edge road along interface with future Greyhounds Track

Table 10 Planning Permit Guidelines: Housing, Neighbourhoods and Interfaces

Planning Permit Guideline	
G5	A range of lot sizes are encouraged to achieve an average density of 12 dwellings per net developable hectare
G6	Retention of existing vegetation in localised pocket parks or widened road reserves that serve to enhance the character of the neighbourhood is encouraged
G7	Avoid double fronted lots
G8	Court bowls are to be avoided where possible
G9	Unless agreed with Council, there should be one property access per allotment
G10	Landscaping along the interface road with Main Sale Channel is in the form of trees and shrubs is encouraged to soften the views between the farming land and the NSDP area
G11	Higher density housing is encouraged around activity nodes such as local convenience centres, Princes Highway, schools and areas of amenity such as open space

## 8.6 Open space and Natural Systems

### 8.6.1 Design Response

The design of the DP open space network responds to the site conditions, drainage infrastructure requirements and open space requirements of the future community.

The DP proposes an interlinked open space network comprising neighbourhood and pocket parks, linear parks, conservation reserves, active open space, drainage reserves and irrigation channels. The open space network provides a high amenity setting for diverse housing outcomes, including medium density housing.

While the open space network is intended to serve a variety of purposes, each open space area has been categorised according to its primary function below, noting that this primary function influences how the open space is treated in a statutory sense (refer to Figure 22):

- > **Drainage encumbered open space** – is land that is required for drainage purposes such as a retarding basin or wetland. The DP proposes to co-locate passive and drainage open space to create larger consolidated open space areas for multi-use and become a focal point of each neighbourhood.
- > **Irrigation channels** – the Main Sale Channel is located along the northern boundary of the DP and Main Heart Channel traverses through Neighbourhood A. The DP proposes to utilise these channels as linear links within the broader open space and movement network.
- > **Native Vegetation** – The DP encourages the retention of high significance areas for their ecological value and contribution to the broader landscape. DELWP have advised that the DP area

contains small Ecological Vegetation Classes, two rare and threatened species have been recorded in wetlands/dams within the drainage line west of Gibsons Road, and a number of very large old trees north of Cobains Road, Princes Highway and Maifa-Sale Road. However, no detailed flora and fauna assessments have been completed for the DP; these will be prepared at the planning permit stage, please refer to Section 9 for more detail.

- > **Key streetscape links** – these are key streets that link the open spaces within each Neighbourhood. The DP proposes an identifiable east-west movement spine across the broader NSDP area that includes a combination of both vehicle and pedestrian links, and contributes to the amenity of the neighbourhoods it connects. The cross-section and street tree planting for key Streetscape Links must be consistent across all three neighbourhoods and should contain large exotic canopy trees to maintain a common visual connection and character consistent to each Neighbourhood, refer to Figure 22.
- > **Unencumbered open space** – is land set aside for open space which is not affected by drainage requirements but may be co-located with encumbered land.
  - > **Gippsland Regional Sport Complex (GRSC)** – the DP identifies the significant expansion of the GRSC into the DP area. The GRSC is a regional sporting facility which includes a large wetland to service the DP area and large playground.

- > **Local parks** – several local parks have been strategically positioned to respond to key view lines, natural features and trees, land ownership boundaries, low points and drainage, whilst providing an equitably spaced and accessible open space network. The DP seeks to provide connections to and extend the existing and planned open space network within the Glenhaven and Cobains Estates.
- > **Linear open space links** – the DP nominates several linear open space links of a minimum of 12m-wide. These linear links will include a pedestrian path and landscaping that provide pedestrian connectivity through neighbourhoods and which serve to link primary streetscapes and the open space network.

The DP design response has sought to extend the value of these green spaces and linkages into the DP area through use of:

- > Edge roads, which provide a high level of visual and physical accessibility to open space and will enable provision of an active lot frontage to assist with passive surveillance of open space.
- > Local road alignments that run perpendicular to open space, to provide view lines and accessibility to these spaces, and
- > Shared path network that connect key nodes of open space, and also connects to the Specialist school and existing pathway network to the south of the DP area.

In combination, the encumbered and unencumbered open space will establish a significant, linked open space network.

FIGURE 22 Open Space Network



- LEGEND**
- Active open space
  - Passive open space
  - Passive Open Space Trail
  - Passive Open Space District
  - Drainage easements
  - Other Large Uses
  - Key local link
  - Active walkable cul-de-sac (5 m wide walk)
  - Key strategic link
  - Pedestrian link
  - Key Pedestrian Local Road
  - Existing trees for possible retention
  - Key pathway network
  - Potential future crossing
  - Pedestrian railway crossing upgrade
  - Potential road crossing
  - Footbridge

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## 8.6.2 Objectives

Table 11 sets out the objectives for the NSDP open space and natural systems.

## 8.6.3 Strategic Actions

Table 12 sets out the strategic actions for the NSDP open space and natural systems.

Table 11 Objectives: Open Space and Natural Systems

Objective	
013	Provide a connected network of open spaces comprising neighbourhood and pocket parks, linear parks, conservation reserves, active open space, drainage reserves and angling channels.
014	Passive parks should cater for a broad range of users by providing a mix of spaces and planting to support both structured and unstructured recreational activities and play opportunities for all ages and abilities.
015	Plan for a hierarchy of passive open space which provides for a large playground facilities within the GPSC and smaller unencumbered passive open spaces within each neighbourhood as stand alone passive open spaces or co-located with drainage reserves.
016	To visually and physically link open space to neighbourhoods through the use of edge road treatments, key streetscape links and connected by a pedestrian/cycle network.

Table 12 Strategic Actions: Open Space and Natural Systems

Strategic Action	
SA10	Developers are encouraged to discuss landscaping and embellishment of open space reserves including play grounds and other elements within these reserves with Council to ensure these places can contribute to passive open space functions which can benefit each neighbourhood.

### 8.6.4 Planning Permit Requirements and Guidelines

Table 13 sets out the planning permit requirements for the NSDP open space and natural systems. Table 14 set out the planning permit guidelines for the NSDP open space and natural systems.

**Table 13 Planning Permit Requirements: Open Space and Natural Systems**

Planning Permit Requirement	
R17	When unencumbered passive open space is shown co-located with drainage reserves to provide for a range of public furniture, small play spaces and other elements that are: set within a high quality landscaped setting; serve each neighbourhood, and connected to the pedestrian and/or shared path network.
R18	Incrementally close Grassdale Lane to vehicle traffic and transform its use from a road to a linear open space reserve containing a shared path. The existing trees within the road reserve are to be protected for their biodiversity and landscape character to Neighbourhood C. Refer to Figure 21 which demonstrates the ultimate function and interface to Grassdale Lane.
R19	Provide linear open space links of a minimum of 12m-wide with pedestrian path and landscaping that provide pedestrian connectivity through neighbourhoods and which serve to link primary streetscapes and the open space network.
R20	Retain existing stand of vegetation within a reserve and which provides an important landscape character to Neighbourhood C and Maffra-Sale Road.
R21	Identify trees to be removed and retained.

**Table 14 Planning Permit Guidelines: Open Space and Natural Systems**

Planning Permit Guideline	
G12	The detailed design of each playground must generally respond to and comply with the design guidelines set out by the planning authority – such as the Wellington Shire Council 2014-2024 Open Space Plan, to ensure a high level outcome in terms of quality and accessibility of new play spaces within the NSDP.
G13	Native vegetation areas of high significance should be retained for their ecological value and contribution to the broader landscape.

## 8.7 Gateways and Activity Nodes

### 8.7.1 Design Response

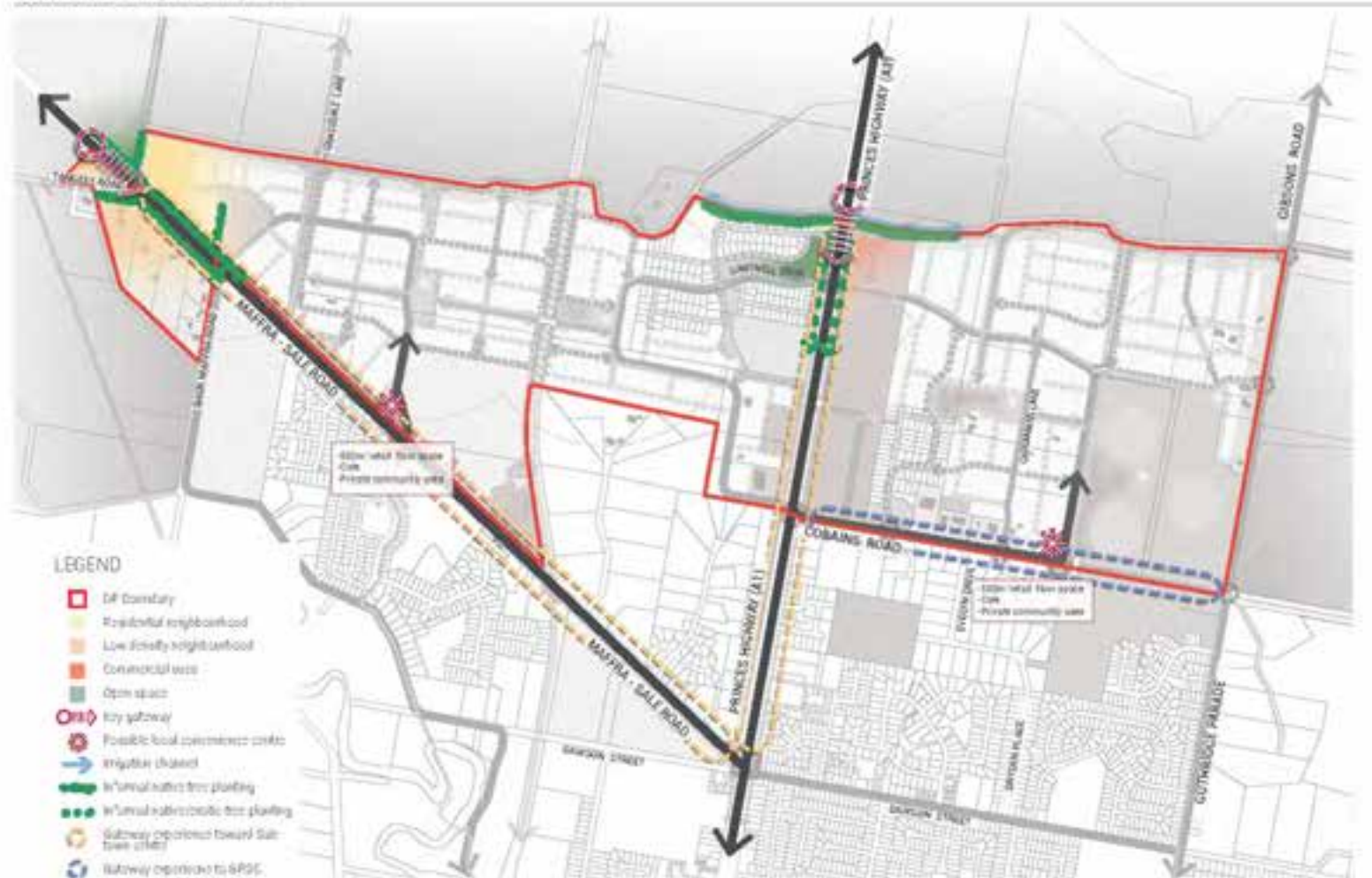
The NSDP is located in a prominent location at the northern entry to Sale. For this reason, it is naturally looked upon as a key location for an enhanced gateway treatment to the town, announcing a sense of arrival and setting the tone for residents and visitors' experience of the character of Sale. Figure 23 illustrates the key gateways and activity nodes.

The DP recognises the role of key gateway sites and seeks to improve this gateway experience within the DP through:

- > the creation and implementation of a character vision for Princes Highway and Maltra-Sale Road. This should include a formalised cross-section and street tree landscaping to incorporate large canopy trees, and
- > ensuring development of nominated key gateway sites have regard to views and vistas, particularly from the rural approach into the town. Landscaping within the private realm is encouraged to soften prominent views, particularly within the nominated commercial extension areas along Princes Highway.

The DP also provides for the establishment of two small activity nodes supported by diverse housing which will provide local retail.

FIGURE 23 Gateways + Activity Nodes



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## 8.7.2 Objectives

Table 15 sets out the objectives for the NSDP gateways and activity nodes

**Table 15 Objectives: Gateways and Activity Nodes**

Objective	
O17	To provide a high quality built form and landscape interface along Princes Highway, Maffra-Sale Road, and Cobains Road
O18	To create a gateway experience along Princes Highway and Maffra-Sale Road comprising of open space, landscape embellishment and key gateway development sites
O19	To create a gateway experience along Cobains Road to the Gippsland Regional Sports Complex
O20	Allow for the opportunity to locate two small scale local convenience nodes on key road links to service the surrounding neighbourhoods and encourage co-location with non-residential, complementary uses that will benefit the new community, whilst reinforcing the main town centre of Sale.

## 8.7.3 Strategic Actions

Table 16 sets out the strategic actions for the NSDP gateways and activity nodes

**Table 16 Strategic Actions: Gateways and Activity Nodes**

Strategic Action	
SA11	Council to work with emergency services to ensure appropriate siting of new emergency centre to service the growth of Sale
SA12	At implementation of the NSDP, Council to invest-gate opportunity to apply Design and Development Overlay (or similar) to key gateway sites that can promote high quality outcomes having regard to the importance of these entry locations into the town and high visibility from the surrounding rural areas
SA13	Council to work closely with VicRoads to implement the character vision for the Princes Highway and Maffra-Sale Road

## 8.7.4 Planning Permit Requirements and Guidelines

Table 17 sets out the planning permit requirements for the NSDP gateways and activity nodes. Table 18 set out the planning permit guidelines for the NSDP gateways and activity nodes

**Table 17 Planning Permit Requirements: Gateways and Activity Nodes**

Planning Permit Requirement	
R22	Provide for two local convenience centres to support the DP area within Neighbourhoods A and C, generally in accordance with Figure 23
R23	Development of nominated key gateway sites is to have regard to views and vistas particularly from the rural approach into the town
R24	Provide diverse housing, including higher density housing, in proximity to the local convenience centres

Table 18 Planning Permit Guidelines: Gateways and Activity Nodes

Planning Permit Guideline	
G14	Encourage establishment of the preferred character of Princes Highway, Maffra-Sole Road and Cobains Road
G15	Support opportunities for establishment of new emergency services and other similar high order community services along the Princes Highway commercial area or other locations within or abutting the NSDP area as appropriate
G16	Encourage establishment of private community facilities (such as child care, GPs, etc) and other non-residential land uses in the local convenience centres to promote a community focal point
G17	The retail component of the local convenience centres should be in the order of 500m <sup>2</sup> 'shop' floor space

## 8.8 Drainage and Infrastructure Delivery

### 8.8.1 Design Response

During the course of development, developers will deliver infrastructure and services to the DP area, such as local and connector roads, intersections, drainage, water, electricity and telecommunications.

#### Drainage

Water Technology have prepared a number of reports to determine the ultimate drainage configuration for the NSDP area utilising pipes, seven wetland/retarding basins within the DP area, and upgrading the Cobains Road water main (or alternatively upgrading the rising main via south GRSC)

The DP area is divided into four catchments and eight sub-catchments (refer to Figure 24). Neighbourhood C Outfalls to Flooding Creek, Neighbourhoods A & B Outfall to Flooding Creek via the existing North Sale Basin. Stormwater quality and quantity is required to be managed in the DP area to meet best-practice requirements.

The location nominated for each drainage facility has been determined by Water Technology in consultation with the Planning Authority. On this basis the location of each drainage facility is fixed. Functional designs have been completed for all wetlands except Area A

West. A concept plan has been prepared for Area A West which represents the preferred location but it will be subject to a detailed functional design.

#### Services

Services such as water, sewer, electricity and telecommunications are to be provided by the developer at the time of construction, in accordance with agreements reached with servicing agencies.

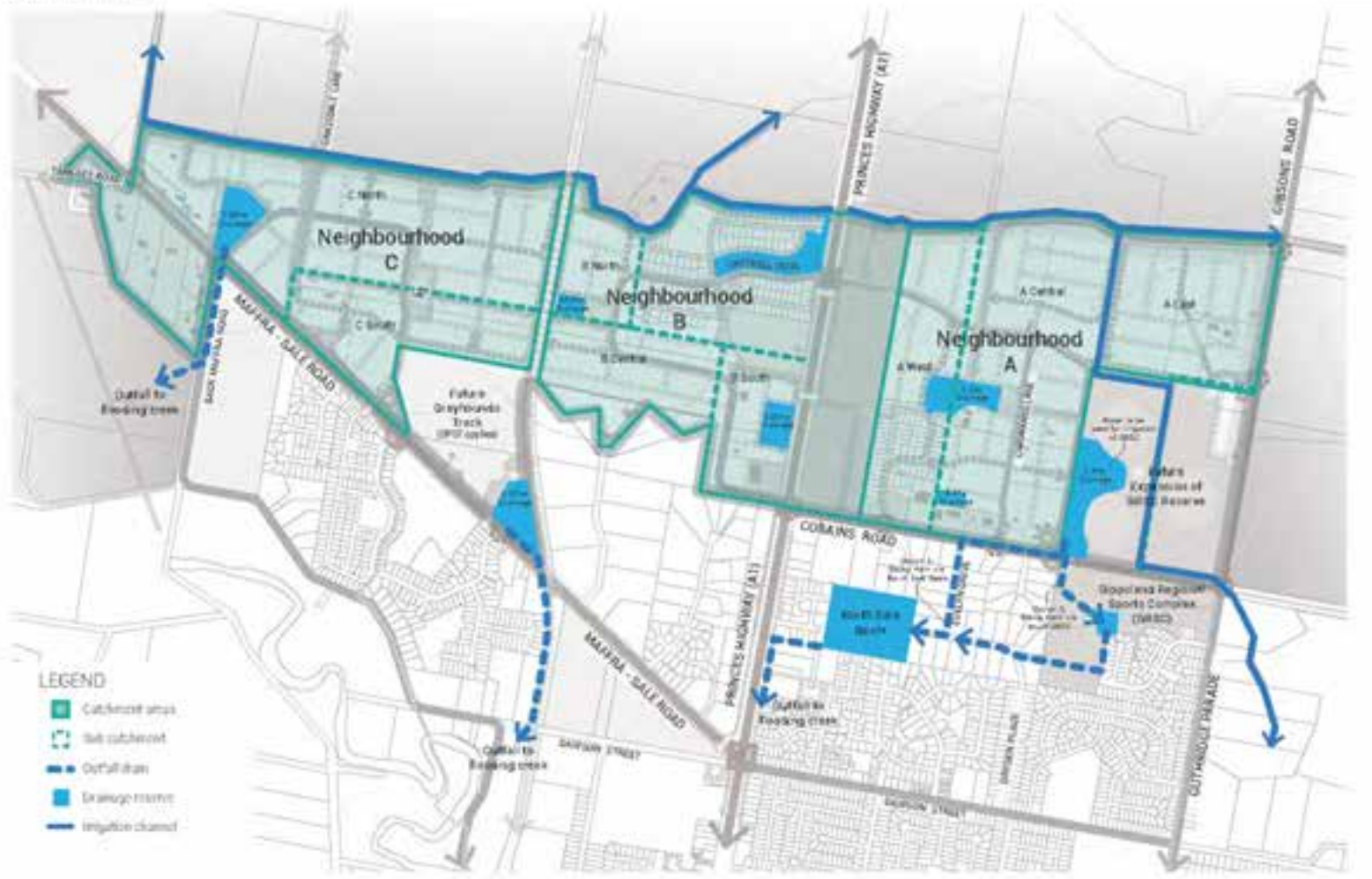
There is a natural gas transmission pipeline near Maffra-Sale Road which is at an offset of approximately nine metres from the DP area. APA requires a 43m equidistant from either side of the gas pipeline, which is referred to as a measurement length. Within the 43m measurement length, the type of development such as high density or sensitive uses such as schools, aged care facilities should be limited.

Figures 25, 26 and 27 illustrate the existing and proposed services in the DP area.

#### Staging

The DP has been designed so each Neighbourhood can be developed independently of each other, however access, and the roll out of the services as required, will ultimately drive the staging of development. Figure 28 illustrates indicative development fronts.

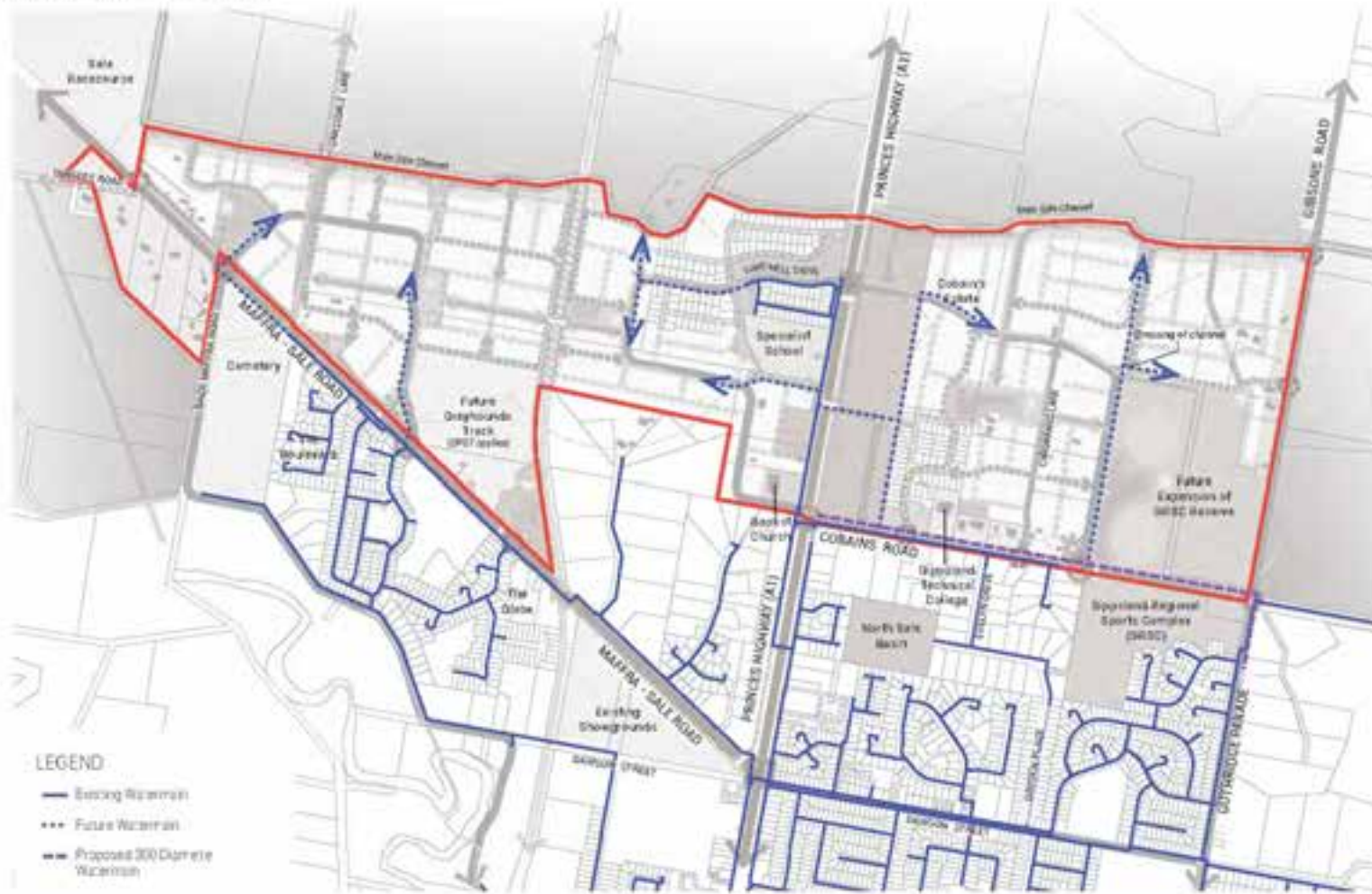
FIGURE 24 Drainage



North Sale - Development Plan



FIGURE 26 Infrastructure - Water



North Sale - Development Plan



FIGURE 27 Infrastructure - Sewer



FIGURE 28 Staging Pattern



LEGEND

-  Indicate development staging direction
-  Approved/consented subdivision

North Sale - Development Plan

### 8.8.2 Objectives

Table 19 sets out the objectives for the NSDP drainage and infrastructure delivery

**Table 19 Objectives: Drainage and Infrastructure Delivery**

Objective	
O21	Facilitate a holistic co-ordinated and equitable drainage scheme for the NSDP area
O22	Align local roads where possible and size accordingly to facilitate drainage and ensure road widths can accommodate drainage infrastructure
O23	Recognise drainage reserves as part of the overall open space network within the NSDP area, and to locate them in low points within the site and in areas that contribute to the amenity of neighbourhoods
O24	Maintain the function and integrity of the Main Sale Channel (east-west) and the Main Heart Channel (north-south) irrigation channel through Neighbourhood A
O25	Upgrade key services such as trunk water, sewer, sewer pump stations gas and electricity to serve the emerging communities
O26	Ensure existing APA pipeline infrastructure within Maffra-Sale Road is protected during construction within or immediately adjacent to the road reserve

### 8.8.3 Strategic Actions

Table 20 sets out the strategic actions for the NSDP drainage and infrastructure delivery

**Table 20 Strategic Actions: Drainage and Infrastructure Delivery**

Strategic Action	
SA14	<p>The drainage strategy proposed as part of the NSDP area will be used to guide permit applications for development within the NSDP area. Council may consider development proposals that improve and provide efficient drainage outcomes, provided</p> <ul style="list-style-type: none"> <li>&gt; Any changes to the drainage strategy detail outcomes for the relevant catchment and sub-catchments in its totality, and do not negatively impact other properties and their ability to develop or the total drainage infrastructure</li> </ul>
SA15	<p>It is advisable that at implementation of the NSDP and prior to lodgement of planning permits, Council and developers adjacent to the Main Sale Channel and Main Heart Channel contact Southern Rural Water to discuss development requirements adjacent to irrigation channels. The typical treatment to the channels include (and constructed by developer)</p> <ul style="list-style-type: none"> <li>&gt; A 1.0m chain mesh fence to be constructed on all channel. It is noted that Council are open to further discussion regarding this requirement to deliver an improved public realm, subject to approval by Southern Rural Water</li> <li>&gt; Any fence construction required must have gated access points suitable for truck and machinery access in locations discussed with Southern Rural Water</li> <li>&gt; No landscaping can be completed on the Southern Rural Water easement /reserve due to the requirement for the vehicle access and channel cleaning activities undertaken</li> <li>&gt; Minimum publically accessible channel bank on each side of the channel for access purposes to the channels</li> </ul>

#### 8.8.4 Planning Permit Requirements and Guidelines

Table 21 sets out the planning permit requirements for the NSDP drainage and infrastructure requirements. Table 22 set out the planning permit guidelines for the NSDP drainage and infrastructure requirements.

Table 21 Planning Permit Requirements: Drainage and Infrastructure Delivery

Planning Permit Requirement	
R25	Provide drainage infrastructure generally in accordance with Figure 24
R26	A drainage report must be submitted, including detail of proposed interim and ultimate drainage infrastructure.
R27	Servicing report must be submitted, including likely staging and infrastructure delivery plan.
R28	Developers relying on access to or undertaking any construction works within or immediately adjacent to Maffra-Sale Road must have regard to APA's existing natural gas transmission pipeline.

Table 22 Planning Permit Guidelines: Drainage and Infrastructure Delivery

Planning Permit Guideline	
G18	Construction of new intersections above APA's existing natural gas pipeline will require an engineering assessment and potential upgrade works to protect the pipeline.
G19	Development of high density or sensitive uses such as schools, aged care facilities etc within APA's 43m measurement length area should be limited.





PART 3

Implementation

### 9.1 Implementation Overview

This section details the various levels of information and requirements which will assist in the effective delivery and implementation of the DP in accordance with its overall vision and specific design requirements.

### 9.2 Infrastructure Delivery Methodology

The North Sale DP provides a holistic and integrated design response, that requires infrastructure, such as drainage, intersections, passive open space and pedestrian paths to be shared across property boundaries.

A shared infrastructure funding arrangement will be prepared to ensure the timely delivery of shared infrastructure projects. In formulating the basis for sharing of infrastructure costs in North Sale, careful regard will be given to the development circumstances and the likely timing and staging of development.

### 9.3 Open Space Requirements

The Wellington Planning Scheme (Schedule to Clause 52.01), currently requires an open space contribution to the amount of 5% cash or land as a component of any subdivision/development proposal.

Contributions will go towards securing new local parks (a total of 7.6 hectares has been identified in the DP) and maintaining/embellishing these open spaces within the North Sale area.

### 9.4 Planning Permit Requirements

Upon the rezoning of a property to facilitate residential development, Council will consider planning permit applications for the subdivision of the land.

Planning permits for subdivision within a rezoned property will be considered provided that it can be demonstrated that the proposed subdivision will not prejudice other properties from subdividing efficiently, safe access can be achieved/maintained to the site and adjoining properties in the DP area.

Applications for planning permits within the North Sale DP area are required to demonstrate compliance with the following:

- > The Local Planning Policy Framework within the Wellington Planning Scheme,
- > Permit Requirements and Guidelines (see Section 0),
- > Other relevant requirements of Wellington Planning Scheme.

Each subdivision application must include, as part of the application package, the standard requirements shown in Figure 25.

Applications that are not considered generally in accordance with these documents and the relevant legislation applicable at the time will be refused.

Council may request development proponents to enter into shared funding arrangements (such as Section 173 Agreements) that specifies contributions to shared infrastructure items and passive open space.

Council strongly encourages proponents of new development within the Plan area to engage in pre-application meetings to discuss proposals, issues which might require resolution and application requirements. Applications which actively seek to promote and enhance the character of North Sale will be encouraged by Council.

FIGURE 29 Standard Requirements

<p>1. Site-specific assessment reports where applicable, such as:</p>	<ul style="list-style-type: none"> <li>- Flora and fauna assessment;</li> <li>- Aboriginal cultural heritage;</li> <li>- Drainage Assessment;</li> <li>- Traffic impact assessments (which analyse both the internal road network and impact on existing or future connections to a Road Zone Category 1);</li> </ul>	<ul style="list-style-type: none"> <li>- Bushfire risk assessment, and</li> <li>- Land capability assessment to ensure the lots created can cater for sewers, water, and other requirements</li> </ul>
<p>2. Where existing reports are current, they can be submitted as part of the permit application process.</p>		
<p>3. In addition to the listed background reports, the following is required to be lodged with an application for subdivision:</p>	<ul style="list-style-type: none"> <li>- <b>Site Analysis and Design Response</b> (in accordance with Clause 50 of the Wellington Planning Scheme);</li> <li>- <b>A graphical and written assessment</b> demonstrating compliance, or otherwise, with the North Sale DP. The 'generally in accordance principal' applies to the North Sale DP and as such, large consolidated portions of land allow for more flexibility with internal road configuration - however care must be taken in regards to external connections through to smaller parcels which have less flexibility. Where the layout deviates from the Development Plan a written explanation and justification must be provided;</li> <li>- <b>A Cultural Heritage Management Plan (CHMP)</b> must be approved by the relevant Registered Aboriginal Party in accordance with the Aboriginal Heritage Act 2006 or it must be demonstrated, to the satisfaction of the responsible authority, that a Cultural Heritage Management Plan is not required pursuant to the requirements of the Aboriginal Heritage Act 2006. It is recommended that development proponents complete a Preliminary Aboriginal Heritage Test (PAHT) to determine whether their proposed development requires a CHMP;</li> </ul>	<ul style="list-style-type: none"> <li>- <b>A detailed layout and staging plan</b> (if applicable), showing the sequence of development, and infrastructure delivery which will require construction or upgrades such as intersections or pedestrian path connections which abut the application area;</li> <li>- <b>A proposed servicing plan and land capability assessment</b> to inform the subdivision layout and ensure the allotments created cater for constraints such as drainage;</li> <li>- <b>Proposals for delivery and funding of infrastructure items</b> e.g. in the form of a Project Infrastructure Plan;</li> </ul>

## Image Sources

### 'In the central section of Sale, Victoria'

By User:Vmerikar - Own work, CC BY-SA 3.0 <https://commons.wikimedia.org/w/index.php?title=File:SaleVictoria.jpg>

### 'Former Wesleyan Methodist Church (now a bakery)'

By User:Vmerikar - Own work, CC BY-SA 3.0 <https://commons.wikimedia.org/w/index.php?title=File:WesleyanMethodistChurchSale.jpg>

### 'In the town centre'

By User:Vmerikar - Own work, CC BY-SA 3.0 <https://commons.wikimedia.org/w/index.php?title=File:SaleVictoria.jpg>

### 'City hall'

By User:Vmerikar - Own work, CC BY-SA 3.0 <https://commons.wikimedia.org/w/index.php?title=File:SaleVictoria.jpg>

### 'Historic Sale swing bridge over the Latrobe River'

By Ian Freppin - Own work, CC BY-SA 3.0 <https://commons.wikimedia.org/w/index.php?title=File:SaleSwingBridge.jpg>

### 'Port of Sale'

By Takerbyfr0002 / Flagstaffphoto.com.au/Casey 200 + Tamara 2017/11/11/2 - Own work, CC BY 4.0 <https://commons.wikimedia.org/w/index.php?title=File:PortofSale.jpg>

### 'Cobb & Co. Stables in Sale (2008)'

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**ITEM C3.3****QUARTERLY STRATEGIC LAND USE PLANNING UPDATE**

DIVISION: DEVELOPMENT

ACTION OFFICER: MANAGER LAND USE PLANNING

DATE: 17 APRIL 2018

IMPACTS									
Financial	Communication	Legislative	Council Policy	Council Plan	Resources & Staff	Community	Environmental	Engagement	Risk Management
		✓		✓					

**OBJECTIVE**

To update Council on the strategic land use planning work program for the first quarter of 2018.

**PUBLIC QUESTIONS AND COMMENTS FROM THE GALLERY****RECOMMENDATION**

*That Council receive the 2018 first quarterly update on the strategic land use planning work program (included in Attachment 1 to this report).*

**BACKGROUND**

The strategic land use planning work program is regularly reviewed by Council's Strategic Land Use Planning Projects Review Group (Review Group), which was appointed by Council at the Special Council meeting of 6 December 2016. The Review Group considered it beneficial to provide Council and the community with a quarterly update of the strategic land use planning work program, which comprises various prioritised projects and planning scheme amendments as outlined in **Attachment 1**.

**OPTIONS**

That Council:

1. Receive the 2018 first quarterly update on the strategic land use planning work program; or
2. Not receive the 2018 first quarterly update on the strategic land use planning work program and seek further information for consideration at a future Council meeting.

**PROPOSAL**

To receive the 2018 first quarterly update on the strategic land use planning work program.

## **CONFLICT OF INTEREST**

No staff and/or contractors involved in the compilation of this report have declared a Conflict of Interest.

## **LEGISLATIVE IMPACT**

All strategic land use planning matters are considered in accordance with the *Planning and Environment Act 1987* and/or any relevant legislation.

## **COUNCIL PLAN IMPACT**

The Council Plan 2017–2021 Theme 2: Services & Infrastructure states the following strategic objective and related strategies:

### Strategic Objective 2.3

*'Wellington Shire is well planned, considering long term growth and sustainability.'*

### Strategy 2.3.1

*'Continue to provide strategic planning to encourage long term growth and sustainability in Wellington Shire.'*

### Strategy 2.3.2

*'Ensure sufficient land supply to provide for a range of lifestyle options which support housing diversity including affordable housing.'*

### Strategy 2.3.3

*'Recognise and advocate for best practice land development which considers energy efficiency and sustainability for housing.'*

This Report supports the above Council Plan strategic objective and strategies.

## Current Strategic Land Use Planning Projects

### North Sale Development Plan & Developer Contributions Plan

Priority: High    Anticipated completion: 17/18

#### Status

The North Sale Development Plan (Development Plan) and associated developer contribution mechanism will facilitate the coordinated and integrated growth of 294 hectares of land to the north of Sale.

Drainage plans and a Traffic Impact Assessment for the northern growth area have been finalised and have informed the preparation of a final Development Plan, which will be considered for adoption by Council at the meeting of 17 April 2018.

The final Development Plan is available to view electronically on Council's website and in hard copy at the Shire offices at 18 Desailly Street, Sale.

Should Council resolve to adopt the Development Plan, detailed work will commence on the preparation of the associated developer contributions mechanism, which will seek to equitably apportion the costs associated with the required infrastructure provision across the developable land within the Growth Area.

### West Sale and Wurruk Industrial Land Supply Strategy

Priority: High    Anticipated completion: 17/18

#### Status

Strategic land use planning work is underway to facilitate the release of additional land for industrial uses within West Sale and Wurruk (in accordance with *the 'Sale, Wurruk and Longford Structure Plan (2010)'*).

Following completion of an *'Analysis, Issues and Options Paper'*, Urban Enterprise planning consultants prepared a *'Draft West Sale and Wurruk Industrial Land Supply Strategy'*, which was subject to a period of public exhibition between 11 December 2017 and 26 January 2018.

A total of ten submissions were received from both the community and several statutory agencies.

Council will consider the submissions received and any consequent revisions to the Draft Strategy at a future Council meeting.

### Wellington Land Use and Development Strategy (LUDS)

Priority: High    Anticipated completion: 17/18

#### Status

The Land Use Development Strategy (LUDS) will provide an overarching framework to coordinate future land use and development within the Shire whilst supporting the Council Plan 2017-2021 and Wellington 2030.

LUDS will inform a future review and update to the strategic land use planning directions to Clauses 21.01, 21.02 and 21.03 of the Wellington Planning Scheme.

Following completion of the background analysis, work is currently underway to develop the long-term strategic land use planning directions for the Wellington Shire.

## Council Planning Scheme Amendments

### **C96: Heyfield Low Density Residential Rezoning**

**Priority: High      Completed**

#### **Status**

Amendment C96 rezones land in Heyfield to the Low Density Residential Zone as recommended in the '*Heyfield Low Density Residential Land Supply Study, 2017*'.

The rezoning provides a potential yield of around 35 one acre lots in two areas, which are located at Burnett Court and Draper Road, Heyfield.

The exhibition period for Amendment C96 took place between 6 July 2017 and 7 August 2017. At the close of the exhibition period a total of seven (7) submissions were received. A late submission was also received on 6 September 2017 from the CFA. None of the submissions received raised objections to the proposal.

Amendment C96 was adopted by Council at its meeting of 3 October 2017, and forwarded to the Minister for Planning for approval on 10 October 2017. The Amendment was formally approved by the Minister for Planning on 21 December 2017.

It is noted that following rezoning, a ten (10) lot low density residential subdivision has recently been approved on land in Burnett Court.

### **C97: Sale Sewerage Pump Station**

**Priority: High      Completed**

#### **Status**

A formal request to rezone land at 36 - 40 Foster Street and 4 Park Street, Sale to the Public Use Zone 1 (Service and Utilities) was received from Gippsland Water on 29 May 2017. The Amendment will facilitate the provision of a new sewerage pumping station to accommodate the future growth of Sale and surrounds.

Council resolved to seek Authorisation from the Minister for Planning to proceed with a Planning Scheme Amendment at its meeting of 20 June 2017.

A formal period of public exhibition of the Amendment took place between 10 August and 11 September 2017. A total of six submissions were received, all of which either supported or raised no objections to the proposal.

Amendment C97 was adopted by Council at its meeting of 17 October 2017 and forwarded to the Minister for Planning for approval on 30 October 2017.

Amendment C97 was formally approved by the Minister for Planning on 21 December 2017.

## Private Planning Scheme Amendments

### **C84: Wurruk Growth Area Priority: High    Completed**

#### **Status**

Amendment C84 is a private rezoning request, which proposes the rezoning of land within the Western Growth Area of Sale (at Wurruk).

At its meeting of 7 March 2017, Council resolved to request the Minister for Planning to appoint an independent Planning Panel to consider the 26 submissions received during the public exhibition period, which was held between 17 November 2016 – 9 January 2017.

A Panel 'Directions Hearing' was held on 20 April 2017, whilst the Panel Hearing itself took place on 5, 6 and 7 July 2017. A site visit was conducted on 11 July 2017.

The Panel Report has been publicly available since 4 October 2017.

Council adopted Amendment C84 at its meeting of 17 October 2017 and forwarded it to the Minister for Planning for approval on 27 October 2017.

The Amendment has now been approved by the Minister for Planning and at the time of writing this report, is awaiting final 'Government Gazettal'.

### **C94: Rezoning of the former Sale Police Station Site Priority: High    Completed**

#### **Status**

At the request of the Department of Justice, the former Sale Police Station (located on the South Gippsland Highway) was rezoned from the Public Use Zone to the Residential Growth Zone to facilitate its sale as a surplus asset to the Department's needs.

A formal Notice of Approval of the rezoning appeared in the Government Gazette on 14 January 2016.

The State Government continues to seek to resolve the issue of the removal of Native Title on the site, which currently prevents the sale of the land for development purposes.



## C4 - REPORT

# GENERAL MANAGER BUILT AND NATURAL ENVIRONMENT



## **C5 - REPORT**

# **GENERAL MANAGER COMMUNITY AND CULTURE**

**ITEM C5.1****MAFFRA RECREATION RESERVE COMMITTEE OF MANAGEMENT MINUTES**

DIVISION: COMMUNITY AND CULTURE  
 ACTION OFFICER: MANAGER COMMUNITY WELLBEING  
 DATE: 17 APRIL 2018

IMPACTS									
Financial	Communication	Legislative	Council Policy	Council Plan	Resources & Staff	Community	Environmental	Engagement	Risk Management
		✓	✓	✓				✓	

**OBJECTIVE**

For Council to receive the minutes from the Maffra Recreation Reserve Committee of Management's General Meetings held on 4 December 2017 and 6 February 2018, including financial statements.

**PUBLIC QUESTIONS AND COMMENTS FROM THE GALLERY****RECOMMENDATION**

***That Council receive the minutes from the Maffra Recreation Reserve Committee of Management's General Meetings held on 4 December 2017 and 6 February 2018, including financial statements.***

**BACKGROUND**

The Maffra Recreation Reserve Committee of Management is a Special Committee of Council under Section 86 of the *Local Government Act 1989* and operates within the provisions of a Council approved Instrument of Delegation.

The objectives of the Special Committee are:

- To manage, operate and maintain the Maffra Recreation Reserve for the community in an efficient, effective and practical manner.
- To undertake activities designed to protect, promote, utilise and develop the Maffra Recreation Reserve for the use and enjoyment of the local community in line with Council policy and relevant Council strategic documents.
- To keep the Council informed on the operations, improvements and advancements of the Maffra Recreation Reserve by forwarding copies of all minutes of all ordinary and extraordinary meetings and the Annual Report.
- To set, maintain and collect appropriate user charges.
- To ensure that the Maffra Recreation Reserve's capital assets are adequately maintained.
- To provide advice to Council on matters relating to the Maffra Recreation Reserve.

As provided under the Committee's Instrument of Delegation the minutes of all meetings are to be presented to Council and highlight the day to day activities being undertaken by the Committee.  
 Conflict of Interest: It was noted that conflicts of interest were called for at the commencement of the Ordinary Meetings, with no conflicts being declared.

## **OPTIONS**

Council has the following options:

1. Receive the minutes from the Maffra Recreation Reserve Committee of Management's General Meetings held on 4 December 2017 and 6 February 2018, including financial statements; or
2. Seek further information to be considered at a future Council Meeting.

## **PROPOSAL**

That Council receive the minutes from the Maffra Recreation Reserve Committee of Management's General Meetings held on 4 December 2017 and 6 February 2018, including financial statements.

## **CONFLICT OF INTEREST**

No staff and/or contractors involved in the compilation of this report have declared a Conflict of Interest.

## **LEGISLATIVE IMPACT**

This report is in accordance with Section 91(4) of the *Local Government Act 1989*.

## **COUNCIL POLICY IMPACT**

This report is in accordance with Council Policy 5.3.2 which establishes a framework for the guidance of Council in relation to the roles and responsibilities of Committees.

## **COUNCIL PLAN IMPACT**

The Council Plan 2017-2021 Theme 2 Services and Infrastructure states the following strategic objective and related strategy:

Strategic Objective 2.2

*Council assets are responsibly, socially, economically and sustainably managed.*

Strategy 2.2.2

*Ensure that community facilities within the municipality continue to meet the expectations and service needs of all current and future residents.*

## **ENGAGEMENT IMPACT**

Meetings held by the Maffra Recreation Reserve Committee of Management are open to the public.

# MAFFRA RECREATION RESERVE Special Committee of Council MINUTES OF MEETING

04/12/2017, 7.30pm

Meeting room Maffra Recreation Reserve Function Centre

President Mat Coleman

Secretary Kath Coggan 0411 098 452

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1. **Present:** M. Coleman, P.Shelton, L.Ogilvie, J. Toma, S. Bragg, G.Smith (new applicant for Rockhounds) V. Hamilton, C. Dowling, I. Crockford, K. Coggan
2. **Apologies:** M.Hewlitt, K. Christiansen

## **Declaration of Conflicts of Interest**

**Confirmation of Minutes of Previous Meeting Moved by L.Ogilvie, Seconded S.Bragg  
Business Arising from Previous Minutes**

Cheryl Dowling was an apology

Secretary did not write a letter to the Poultry Club as it appeared the issues of the key, the kitchen and a representative on the Rec Reserve committee had been verbally sorted. They had sent their 2018 Calendar of events.

## **Correspondence In**

Maffra Branch CWA re the door to the meeting room being blown shut

Gippsland Riviera Poultry and Game Club Inc. Calendar of Events for 2018  
Wellington Shire Council - GST payable for the month of October - \$406.61  
Brown Wigg - Repairs & Maintenance supplies - \$211.10  
Murray Goulburn \$75.00 for diesel

## **Correspondence out**

Email to Bodye Darville with minutes, Rec Reserve members contact details, application for Grant Smith

Email to Cheryl Dowling re the fact the grounds were not going to be updated this year, so the grounds are available to them in Feb.

Email to Rec Reserve Committee with Dec. Agenda and Nov minutes  
That correspondence be accepted Moved J. Toma, Seconded P. Shelton

## **Treasurers report**

**Report Tabled Moved. L. Ogilvie. Seconded V Hamilton,  
Reports**

**2.1 Rockhounds-** Would like the cement dump next to their building to be removed

**2.2 Maffra Football/Netball.** AGM held on 28/11/2017. No change in management and some new members. Training has started.

**2.3 Kennel Club. Very quiet**

**2.4 American Truck Historical Society.** Had a successful Truck Show with no major dramas. Thanks to the Football/Netball Club for their help with solving the catering issue. A bit of a problem with access to power. Now as a regular user group of the Rec Reserve, they will pay the annual CPI increase. The question was asked if they pay for power? Answer No as the Rec Reserve committee originally agreed to a package for them. They do not use much power.

**2.5 Poultry Club.** Have sent 2018 Calendar of events. Note clash of events with EGPHC. Secretary to sort out.

**2.6 Agricultural Society.** Had a debrief meeting. Our biggest problem was the weather for the night time carnival

**2.7 Band.** Got a second quote for the blind from Carpet Country \$628. The first quote from Maffra Walls and Floors was \$1265. Thanks to Paul for fixing the roller door. Had a problem with double booking the Band room on a practice night but that has all been resolved.

**Motion That Irene go ahead and organise the blind with Carpet Country. Moved I.** Crockford. **Seconded** C. Dowling

**2.8 Eastern Vic. Pleasure Harness Club Inc.** December Sunday 10<sup>th</sup> – Christmas Themed Break-up –Obstathon

February 10<sup>th</sup> & 11<sup>th</sup> - 2 day Graded driven dressage competition –  
Water still not available in club rooms ☹

**State & National Dressage Champs – April 2018.** -Flyer distributed . The events have been listed on the ACDS Federal & Victorian State, Wellington Shire Council & Australian Tourism websites

### Facility Fault Report

Peter Hargreaves contacted re leak at the Newry Gate.

R. Toma has welded chain on gate C. Need an R Lock. All gates need R. Locks

R.Toma replaced exit lights. Some external lights not working. J.Toma to liaise with M. Hewlitt.

### General Business

- 1. Treasurer.** We need to find a new auditor as Pund and Associates have a new policy not to take on small tasks. Secretary to approach Gerald Adams.
- 2. State of grounds after The Great Victorian Bike Ride.**  
Mark Coleman from the Wellington Shire was sent photos of the grounds and is organizing a visit from the Shire. Bicycle Network will pay for the repairs.
- 3. Football/Netball Club.** Want to build a Media box. Funds have been donated apart from electrical works. Will bring drawings to the next meeting.
- 4. Drainage.** Football/Netball Club now want to maintain bank. Resolved the best idea was for Wellington Shire representatives to meet with the Football/Netball Club at their next meeting to look at the plans and make the necessary modifications. V. Hamilton to be consulted re the positioning of gates for horse entry onto the oval. The secretary to contact Karen McLennen and give them a contact.
- 5. Mardi Gras.** Secretary to contact Maffra Rotary Mardi Gras Committee to see if it's possible to do a sausage sizzle.
- 6. Maffra Band** want to put a sign similar to the Show and Football Club offices.
- 7. Account** for the mushroom power repairs was \$600 above the quote. Encountered unexpected difficulties. Committee happy for it to be paid.

**Meeting closed 8.40pm Next meeting 6/2/2018**

# MAFFRA RECREATION RESERVE Special Committee of Council

## Minutes of February meeting

**Date 6/2/2018 Time 7.30pm at the meeting room of Maffra Recreation Reserve Function Centre**

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- 1. Present.** Kath Coggan, Mat Coleman, Jenny Toma, Lisa Ogilvie, Irene Crockford, Grant Smith, Vicki Hamilton, Mark Hewlitt, Kevin Christiansen, Cheryl Dowling, Paul Shelton, Steve Bragg  
**Apologies.** Paul Bourke

- 2. Declaration of Conflicts of Interest**

- 3. Confirmation of Minutes of Previous Meeting**

**Moved. V. Hamilton Seconded P. Shelton**

- 4. Business Arising from Previous Minutes**

Discussion re the need to fully replace power mushrooms. M. Hewlitt raised the issue. Mat Coleman said that Jason Phillips had spoken to the Maffra Agricultural Show Safety Officer about what needed to be done.

- 5. Correspondence In.** Emails from Wellington Shire re state of grounds after the Great Victorian Bike Ride, Email re insurance cover from Wellington Shire, Email from Circus Royale to use the Rec Reserve on March 6 and 7<sup>th</sup>., emails from Cheryl Dowling re usage of the damaged area for the Feb Harness event and monthly report, Letter from Wellington Shire re the naming of the pavilion (copy attached to the agenda and minutes) Email from Wellington Shire confirming appointment of Grant Smith to the Rec Reserve Committee

- 6. Correspondence Out:** Emails to Wellington Shire and Bicycle network Victoria re damage to Rec Reserve grounds, Email to Maffra Mardi Gras re application to run a sausage sizzle on March 18 (granted)

**Moved that correspondence be accepted. Moved C. Dowling seconded I. Crockford**

- 7. Reports**

- 7.1 Treasurer's Report.** Tabled and attached **Moved L. Ogilvie seconded M. Hewlitt**

Motion that \$20,000 be put into the investment account **Moved M. Hewlitt, seconded V. Hamilton**

## 7.2 User Group Reports

EVPHC. Planning for 2 day graded dressage competition going well. Have given dates to the secretary regarding 2018 Harness bookings for the Reserve. Will work around the difficulties associated with the Trade Area problems, following the Great Victorian Bike Ride. Water still not available in club rooms and cattle pavilion. Request track be moved to minimize damage to grounds.

KENNEL CLUB 60<sup>th</sup> anniversary of the Sale Maffra Kennel Club this year. Schedule to the printers for the Dog Show.

BAND. Great success for the Christmas playouts. The curtains in the Band Room have been fixed.

AG. Society. First meeting next week. Volunteers thank you BBQ Friday 24<sup>th</sup> Feb.

M.F.N.C Practicing 2 nights a week. 2 girl sides this year. Upgrading the showers . Practice match in March. Getting a cherry picker to clean the roof and replacing ceiling tiles.

AMERICAN TRUCK HISTORICAL SOCIETY. There was a request from the organizing committee to bring the date forward by a week however the Reserve committee noted that the date chosen revolved around other local events and noted it was best to leave the date as is.

**That reports be accepted Moved Vicki Hamilton, seconded Jenny Toma**

### Facility Fault Report

Some water leaks. North Toilet block has been unblocked. 50 hour service for the tractor has been completed, Whipper Snipper has been repaired, the ride on has been serviced, 3 seating boards rotten and will need replacing, Visitors Coach Box timber also needs replacing. MFNC will hold a working bee shortly. Weeds have been poisoned. Have not needed to use any more water. Dam. Letter from West Gippsland catchment stating we need to apply for a permit.

**Moved M. Hewlitt, seconded J. Toma**

### 8 General Business

Naming of the pavilion. The Place Names Committee of the Wellington Shire have asked us to endorse the name "Maffra Recreation Centre" for the pavilion. After discussion the following motion was put forward "that the Maffra Recreation Reserve Committee rejects the name Maffra Recreation Centre, but endorses Maffra Recreation Function Centre" Moved Mark Hewlitt seconded Jenny Toma.

Repairs to the Rec Reserve grounds. Unfortunately, work has been slow to commence the repairs. Working with 2 authorities and having the Christmas/Holiday break has hindered upgrade. However, Ryan Vardy has been engaged to do the repairs. Also ask Ryan Vardy for a quote to repair Blackies Paddock

Circus Royale. Have requested use of the Reserve for 2 performances from March 5<sup>th</sup> to 7<sup>th</sup>. We will provide them with camping and toilets. Charging \$1200.

Drainage Need to contact Wellington Shire

**Dam. M. Hewlitt working on this project with West Gippsland Catchment**

### 9 Next Meeting Monday March 5<sup>th</sup> 7.30 Maffra Recreation Function Centre

6:27 PM  
16/06/14  
Cash Basis

**Maffra Recreation Reserve**  
**Profit & Loss**  
January 2018

	<u>Jan 18</u>	<u>Jul 17 - Jan 18</u>
<b>Income</b>		
Electricity contributions		
Maffra Football & Netball Club	0	3,919
Total Electricity contributions	0	3,919
Hire of Reserve	0	227
Interest Received (Bendigo)	1	4
Rentals		
Camping (Kennel Club)	0	1,355
Casual (Motorhomes)	0	14
Maffra Football & Netball Club	0	7,500
Total Rentals	0	8,869
Wellington Shire		
Operating Grant	0	12,794
Total Wellington Shire	0	12,794
<b>Total Income</b>	<b>1</b>	<b>25,813</b>
<b>Expense</b>		
Bank Fees & Charges (Bendigo)	0	4
CFA Service	0	133
Cleaning of Reserve	68	153
Cleaning Supplies (Milestone)	0	46
Electricity & Gas (Origin)	0	3,492
Fuel and Oil		
Tractor/ Ride-On (MG Trading)	0	336
Total Fuel and Oil	0	336
Grounds (Sand)	0	1,014
Postage & Stationary (Aus Post)	0	182
Repairs and Maintenance		
Buildings (General)	0	198
Buildings (Glass & Glazing)	0	100
Buildings (Locksmith)	0	9
Buildings (Plumbing)	0	529
Buildings (Sewerage Pump)	0	754
Grounds (Brown Wigg)	0	173
Grounds (McCarthy Plumbers)	0	789
Grounds (O'Brien Plumbing)	0	90
Grounds (Sand)	0	781
Grounds (Seed)	0	61
Tractor (Service)	0	352
Total Repairs and Maintenance	0	3,836
Waste Removal (Maffra Waste)	0	1,112
Water Rates (Gippsland Water)	0	712

6:27 PM  
16/06/14  
Cash Basis

**Maffra Recreation Reserve**  
**Profit & Loss**  
January 2018

	<u>Jan 18</u>	<u>Jul 17 - Jan 18</u>
Water Rates (SRW)	0	204
Total Expense	68	11,224
Net Income	<u>-67</u>	<u>14,589</u>

6:18 PM  
16/06/14  
Cash Basis

Maffra Recreation Reserve  
**Profit & Loss**  
February 2018

	<u>Feb 18</u>	<u>Jul 17 - Feb 18</u>
<b>Income</b>		
Electricity contributions		
Maffra Football & Netball Club	0	3,919
Total Electricity contributions	<u>0</u>	<u>3,919</u>
Hire of Reserve	0	227
Interest Received (Bendigo)	1	4
Rentals		
Camping (Kennel Club)	0	1,355
Casual (Motorhomes)	0	14
Maffra Football & Netball Club	0	7,500
Total Rentals	<u>0</u>	<u>8,869</u>
Wellington Shire		
Operating Grant	0	12,794
Total Wellington Shire	<u>0</u>	<u>12,794</u>
Total Income	1	25,813
<b>Expense</b>		
Bank Fees & Charges (Bendigo)	0	4
CFA Service	97	229
Cleaning of Reserve	0	153
Cleaning Supplies (Milestone)	0	46
Electricity & Gas (Origin)	2,131	5,622
Fuel and Oil		
Tractor/ Ride-On (MG Trading)	66	402
Total Fuel and Oil	<u>66</u>	<u>402</u>
Grounds (Sand)	0	1,014
Postage & Stationary (Aus Post)	0	182
Repairs and Maintenance		
Buildings (General)	0	198
Buildings (Glass & Glazing)	0	100
Buildings (Locksmith)	0	9
Buildings (Plumbing)	0	529
Buildings (Sewerage Pump)	0	754
Grounds (Brown Wigg)	0	173
Grounds (McCarthy Plumbers)	2,944	3,733
Grounds (Murray Goulburn)	23	23
Grounds (O'Brien Plumbing)	0	90
Grounds (Sand)	0	781
Grounds (Seed)	0	61
Tractor (Service)	350	702
Tractor / Ride On (Repairs)	<u>453</u>	<u>453</u>

6:18 PM  
16/06/14  
Cash Basis

**Maffra Recreation Reserve**  
**Profit & Loss**  
February 2018

	<u>Feb 18</u>	<u>Jul 17 - Feb 18</u>
Total Repairs and Maintenance	3,770	7,606
Waste Removal (Maffra Waste)	80	1,192
Water Rates (Gippsland Water)	0	712
Water Rates (SRW)	0	204
Total Expense	<u>6,144</u>	<u>17,366</u>
Net Income	<u>-6,143</u>	<u>8,447</u>

**ITEM C5.2****BRIAGOLONG QUARRY RESERVE COMMITTEE OF MANAGEMENT MINUTES**

DIVISION: COMMUNITY AND CULTURE  
 ACTION OFFICER: MANAGER COMMUNITY WELLBEING  
 DATE: 17 APRIL 2018

IMPACTS									
Financial	Communication	Legislative	Council Policy	Council Plan	Resources & Staff	Community	Environmental	Engagement	Risk Management
		✓	✓	✓				✓	

**OBJECTIVE**

For Council to receive the minutes of the Briagolong Quarry Reserve Committee of Management's General Meeting held on 4 December 2017, including financial statement.

**PUBLIC QUESTIONS AND COMMENTS FROM THE GALLERY****RECOMMENDATION**

*That Council receive the minutes from the Briagolong Quarry Reserve Committee of Management's General Meeting held on 4 December 2017, including financial statement.*

**BACKGROUND**

The Briagolong Quarry Reserve Committee of Management is a Special Committee of Council under Section 86 of the *Local Government Act 1989* and operates within the provisions of a Council approved Instrument of Delegation.

The objectives of the Special Committee are:

- To manage, operate and maintain the Briagolong Quarry Reserve for the community in an efficient, effective and practical manner.
- To undertake activities designed to protect, promote, utilise and develop the Briagolong Quarry Reserve for the use and enjoyment of the local community in line with Council policy and relevant Council strategic documents.
- To keep the Council informed on the operations, improvements and advancements of the Briagolong Quarry Reserve by forwarding copies of all minutes of all ordinary and extraordinary meetings and the Annual Report.
- To set, maintain and collect appropriate user charges.
- To ensure that the Briagolong Quarry Reserve's capital assets are adequately maintained.
- To provide advice to Council on matters relating to the Briagolong Quarry Reserve.

As provided under the Committee's Instrument of Delegation the minutes of all meetings are to be presented to Council and highlight the day to day activities being undertaken by the Committee.

## **OPTIONS**

Council has the following options:

1. Receive the minutes from the Briagolong Quarry Reserve Committee of Management's General Meeting held on 4 December 2017, including financial statement; or
2. Seek further information to be considered at a future Council Meeting.

## **PROPOSAL**

That Council receive the minutes of the Briagolong Quarry Reserve Committee of Management's General Meeting held on 4 December 2017, including financial statement.

## **CONFLICT OF INTEREST**

No staff and/or contractors involved in the compilation of this report have declared a Conflict of Interest.

## **LEGISLATIVE IMPACT**

This report is in accordance with Section 91(4) of the *Local Government Act 1989*.

## **COUNCIL POLICY IMPACT**

This report is in accordance with Council Policy 5.3.2 which establishes a framework for the guidance of Council in relation to the roles and responsibilities of Committees.

## **COUNCIL PLAN IMPACT**

The Council Plan 2017-21 Theme 2 Services and Infrastructure states the following strategic objective and related strategy:

Strategic Objectives 2.2

*Council assets are responsibly, socially, economically and sustainably managed.*

Strategy 2.2.2

*Ensure that community facilities within the municipality continue to meet the expectations and service needs of all current and future residents.*

## **ENGAGEMENT IMPACT**

Meetings held by the Briagolong Quarry Reserve Committee of Management are open to the public.

# BRIAGOLONG QUARRY RESERVE

## SPECIAL COMMITTEE OF COUNCIL

### MINUTES

Meeting date: 4 December 2017

Meeting time: 7:30 pm

Meeting venue: Briagolong Hotel

Meeting opened: 7:40pm

#### 1. Present/Apologies

Keith Mills, Councillor	(Apology)	Graeme Appleton
Jacob Taylor		Jodie Taylor
Kaye Whitworth	(Apology)	Rob Christie
Wayne Benson		
Guests:		
Bodye Davill		Deb Benson

#### 2. Declaration of Conflicts of Interest

Nil

#### 3. Confirmation of Minutes of previous Meeting (note any corrections)

Moved: Jacob Taylor

Seconded: Rob Christie

CARRIED

#### 4. Business Arising from Previous Minutes

Kaye will no longer be doing the cleaning and a new temporary caretaker has commenced. Kaye will remain as a committee member. Discussion about possible remuneration for temp caretaker.

Working bees have been undertaken on some general maintenance issues around the reserve. Wayne and Graeme were the only members at the working bee.

Meeting was held between Bodye, Keith, Graeme and Jacob to discuss trees and toilet issues. Wayne has organised for rock bollards to be installed near the camp kitchen.

Graeme has installed 2 white posts near the toilets, table has been removed from under the tree, Bodye has organised for signs for dangerous trees and Wayne and Graeme will arrange for the installation.

#### 5. Correspondence In

Nil

#### 6. Correspondence out

Copy of minutes of last meeting were given to Bodye at this meeting.

#### 7. Reports

##### 7.1. Chairpersons report

Nil

##### 7.2. Treasurers report

As attached.

## 8. General business

Graeme gave a summary of the work done at the working bee, stating that the fire rings are still to be obtained and another day will be required to clean up around the existing fire places. Wayne advised that Council will pay for one pump out of the toilet system and that the Committee will pay for installation of new plumbing lines to run the effluent away from the toilets. The issue with the toilets is that the existing lines do not cope with the tourist load during the peak times of usage and that an additional 25 metres of line will be enough for the system to be efficient enough to deal with the effluent.

Discussion about the installation of long drop toilets, Rob advised that Grants were available and Bodye was to follow up whether the committee can apply for these grants or whether the application has to come through from Council.

**ACTION: BODYE**

Should new toilets be installed, a building permit would be required, Bodye is to also follow up to see if the builder has to be a registered builder to undertake the works.

**ACTION: BODYE**

Bodye provided photos of toilets that had been installed in Mansfield and Graeme advised that should we go ahead with this type of toilet that the tanks would be plastic and not concrete.

The committee to provide some aerial photos of the reserve over Christmas to provide to council for their information.

**ACTION: GRAEME**

Bodye advised that the signs have been ordered and will be provided prior to Christmas. There will be 2 x 600mm x 600mm and 1 x 300mm x 300mm.

Rubbish – there are currently 6 bins at the moment which do not cope with the rubbish produced over peak periods. Bodye to look into options through Qwick Tip Bins or Towards Zero. Council is currently getting charged \$11 per bin per empty. Options to be explored: 2 skip bins for the 4 week period over Christmas

Trailer with cage for recycling of cans and bottles - proceeds to Lions Club

**ACTION: BODYE**

Wayne to collect fees over the Christmas period. General discussion about benefits of having someone on site to manage this as the General Store is now closed on Sundays and public holidays, Briagolong Pub not open until 11am most mornings and Café collection is also unreliable.

Jacob is following up on the Fire Rings – more information next meeting.

Bodye advised that a new councillor has been appointed to the committee – Cr Carmel Ripper – contact details: 0418 875 523 or [carmel.ripper@wellington.vic.gov.au](mailto:carmel.ripper@wellington.vic.gov.au)  
Bodye also advised that a maintenance inspection had noted that the bottom of the swing structure was starting to rot and more mulch was needed around the swing to a depth of 200mm. Wayne will follow up.

**ACTION: WAYNE**

9. Next meeting: 5 March 2018

10. Meeting closed time: 8:50pm

## Briagolong Quarry Reserve Special Committee of Council

TREASURER'S REPORT  
Period ending 4 December 2017

	Debit	Credit
Opening Balance	\$3524.75	
Payment to Abicor		\$90.40
Payment to WorkPlace Essentials		\$220.84
Total outgoings		\$311.24
Closing Balance as at 4 December 2017	\$3213.51	

**ITEM C5.3****GORDON STREET RECREATION RESERVE COMMITTEE OF MANAGEMENT MINUTES AND MEMBERSHIP**

DIVISION: COMMUNITY AND CULTURE  
 ACTION OFFICER: MANAGER COMMUNITY WELLBEING  
 DATE: 17 APRIL 2018

IMPACTS									
Financial	Communication	Legislative	Council Policy	Council Plan	Resources & Staff	Community	Environmental	Engagement	Risk Management
		✓	✓	✓				✓	

**OBJECTIVE**

For Council to receive the minutes from the Gordon Street Recreation Reserve Committee of Management’s General Meeting held on 26 February 2018, including financial statements.

For Council to note the passing of the current Pigeon Club Representative, declare the position vacant, and appoint the nominated Pigeon Club Representative as detailed in the attached confidential report, to the Gordon Street Recreation Reserve Committee of Management for the remainder of the 3-year period, ending 18 December 2018.

**PUBLIC QUESTIONS AND COMMENTS FROM THE GALLERY****RECOMMENDATION**

***That:***

- 1. Council receive the minutes from the Gordon Street Recreation Reserve Committee of Management’s General Meeting held on 26 February 2018, including financial statements.***
- 2. Council note the passing of the current Pigeon Club Representative, declare the position vacant, and appoint the nominated Pigeon Club Representative as detailed in the attached confidential report, to the Gordon Street Recreation Reserve Committee of Management for the remainder of the 3-year period, ending 18 December 2018;***
- 3. The information contained in the confidential attachment Item F1.1 Gordon Street Recreation Reserve Committee of Management Membership of this Council meeting agenda and designated under Section 77 Clause (2)(c) of the Local Government Act 1989 as confidential by the General Manager Community and Culture on 28 March 2018 because it relates to the following grounds under Section 89(2) of the Local Government Act 1989: (h) any other matter which the Council or special committee considers would prejudice the Council or any person;  
be designated confidential information under Section 77 Clause (2) (b) of the Local Government Act 1989.***

## **BACKGROUND**

The Gordon Street Recreation Reserve Committee of Management is a Special Committee of Council under Section 86 of the *Local Government Act 1989* and operates within the provisions of a Council approved Instrument of Delegation.

The objectives of the Special Committee are:

- To manage, operate and maintain the Gordon Street Recreation Reserve for the community in an efficient, effective and practical manner.
- To undertake activities designed to protect, promote, utilise and develop the Gordon Street Recreation Reserve for the use and enjoyment of the local community in line with Council policy and relevant Council strategic documents.
- To keep the Council informed on the operations, improvements and advancements of the Gordon Street Recreation Reserve by forwarding copies of all minutes of all ordinary and extraordinary meetings and the Annual Report.
- To set, maintain and collect appropriate user charges.
- To ensure that the Gordon Street Recreation Reserve's capital assets are adequately maintained.
- To provide advice to Council on matters relating to the Gordon Street Recreation Reserve.

As provided under the Committee's Instrument of Delegation the minutes of all meetings are to be presented to Council and highlight the day to day activities being undertaken by the Committee.

## **OPTIONS**

Council has the following options:

1. Receive the minutes from the Gordon Street Recreation Reserve Committee of Management's General Meeting held on 26 February 2018, including financial statements; and
2. Note the passing of the current Pigeon Club Representative, declare the position vacant, and appoint the nominated Pigeon Club Representative as detailed in the attached confidential report, to the Gordon Street Recreation Reserve Committee of Management for the remainder of the 3-year period, ending 18 December 2018.; or
3. Seek further information to be considered at a future Council Meeting.

## **PROPOSAL**

That Council receive the minutes from the Gordon Street Recreation Reserve Committee of Management's General Meeting held on 26 February 2018, including financial statements.

That Council note the passing of the current Pigeon Club Representative, declare the position vacant, and appoint the nominated Pigeon Club Representative as detailed in the attached confidential report, to the Gordon Street Recreation Reserve Committee of Management for the remainder of the 3-year period, ending 18 December 2018.

## **CONFLICT OF INTEREST**

No staff and/or contractors involved in the compilation of this report have declared a Conflict of Interest.

## **LEGISLATIVE IMPACT**

This report is in accordance with Section 91(4) of the *Local Government Act 1989*.

## **COUNCIL POLICY IMPACT**

This report is in accordance with Council Policy 5.3.2 which establishes a framework for the guidance of Council in relation to the roles and responsibilities of Committees.

## **COUNCIL PLAN IMPACT**

The Council Plan 2017-2021 Theme 2 Services and Infrastructure states the following strategic objective and related strategy:

Strategic Objective 2.2

*Council assets are responsibly, socially, economically and sustainably managed.*

Strategy 2.2.2

*Ensure that community facilities within the municipality continue to meet the expectations and service needs of all current and future residents.*

## **ENGAGEMENT IMPACT**

Meetings held by the Gordon Street Recreation Reserve Committee of Management are open to the public.

## GORDON STREET RECREATION RESERVE Special Committee of Council

### MINUTES

**MEETING DATE, MEETING TIME  
MEETING VENUE**

Meeting Opened Time: 7.03

26/02/2018

Gordon Street Reserve

#### 1. Present / Apologies

Name	Title	Representing	Present / Apology
Malcolm Hole	Councillor		Present
Barbara Cook		Heyfield Vintage Machinery Group	Present
David Reid		Heyfield Junior Football Club	Apology
Debbie Tews		Heyfield Junior Netball	Present
Gael McGee		Heyfield Cricket Club	Present
Lee Clarke		Heyfield Traders & Tourism Assn	Present
Scott Anderson		Heyfield Basketball Club	Present
Kelvin Sundermann	Vice President	Heyfield Tennis Club	Present
Peter Padula		Pigeon Club	
Geoffrey Healy		Heyfield Football Netball Club	Apology
Brian Brown	President	Community	Present
Patrick Rodaughan	Secretary	Community	Present
Charles Wojcinski	Treasurer	Community	Present
Craig Bennett		Community	Present
Richard Fawaz		Community	Present

Members of the Heyfield Tennis Club: Raelene Hanratty & Aaron Ralph.

**Quorum Achieved?      Yes**

#### 2. Declaration of Conflicts of Interest; Read Chairperson Brian

#### 3. Confirmation of Minutes of Previous Meeting (note any corrections)

**Moved: Charlie  
CARRIED**

**Seconded: Gael**

#### **4. Business Arising from Previous Minutes; Nil**

#### **5. Correspondence In:**

27.10.17 -- Laurie Paton- LVA – Application for solar power  
31.10.17 – Gabrielle Francis – Wellington Shire – Social Inclusion Week  
31.10.17 – Gabrielle Francis – Wellington Shire – One Voice Choir grants  
09.11.17 – Mark Benfield – Wellington Shire – Irrigation dam works  
15.11.17 – Sam Forbes– Wellington Shire – Volunteer registration template  
28.11.17 – Sam Forbes – Wellington Shire – Updated Instrument of Delegation and Terms of Reference  
26.12.17 – Cr Malcolm Hole – Wellington Shire – Letter from Heyfield Tennis Club  
03.01.18 – Sharon Macgowan – Wellington Shire – Feedback on LVA grant application  
18.01.18 -- Beveridge Williams – Notice of an Application for Planning Permit  
24.01.18 – Deborah Darnell – Quotes for solar power  
25.01.18 -- Samantha Matthews – Wellington Shire – Arrange meeting at GSR  
30.01.18 – Sam Forbes – Wellington Shire – Workshops for Community Groups and Grants available  
01.02.18 – Samantha Matthews – Wellington Shire – Plan of proposed subdivision GSR pipeline  
06.02.18 – Sam Forbes – Wellington Shire –Section 86 Committee Meeting dates  
06.02.18 –Bodye Darvill- Wellington Shire – Emergency & Evacuation planning template  
07.02.18 – Ashley Eldridge – Gardiner Foundation – Heyfield grant seeker workshop  
09.02.18 – Chris Curnow – Beveridge Williams – Easement for GSR irrigation pipeline in subdivision  
12.02.18 – Southern Rural Water – Jan/Feb District Update  
14.02.18 – Barb Cook – H&DVMG – Vintage Rally dates 2018  
14.02.18 – Shane Clayton – Gippsland Solar – Quotes for solar power  
16.02.18 – Ashley Eldridge- Gardiner Foundation – Gardiner & FRRR Grant Seeker Presentation  
22.02.18 – Raelene Hanratty – Heyfield Tennis Club – Invitation for Life Membership awards  
22.02.18 – Mark Benfield – Wellington Shire – Letter to committee-funding contribution  
24.02.18 – Lee Clark – HT&TA – COM letter of support for ride on mower grant

#### **6. Correspondence Out**

01.11.17 – Pat Rodaughan to Mark Benfield WSC – LVA Solar power grant  
17.11.17 – Pat Rodaughan to Bodye Darvill WSC – Volunteer registration form  
02.01.18 – Pat Rodaughan to Mark Benfield WSC –Solar power application to LVA  
15.01.18 – Pat Rodaughan to Sam Forbes WSC – GSR Minutes  
23.01.18 – Pat Rodaughan to Sam Forbes WSC – Volunteer registration  
06.02.18 – Pat Rodaughan to Samantha Matthews WSC – HCC proposed new Cricket nets plan  
14.02.18 – Pat Rodaughan to Deborah Darnell LVA – GSR contribution to solar power  
14.02.18 – Pat Rodaughan to Shane Clayton Gippsland Solar – Updated quote  
17.02.18 – Pat Rodaughan to committee – GSR minutes  
22.02.18 – Pat Rodaughan to Mark Benfield WSC – Letter for Committee – Funding Contribution  
24.02.17 – Pat Rodaughan to HT&TA – COM letter of support for grant application

#### **7. Reports**

##### **7.1 Chairperson's Report**

The tree stumps between the Vern Scott oval and the Basketball stadium have been removed and the area has been levelled for parking. A pipe crossing has been installed alongside the entry

via the Ambulance station to better manage traffic flow to this parking area. Have organized a contractor to install drainage pipe from the Netball court to the end of the Basketball stadium. The surveyors have complete work on the dam and are waiting to hear what the next step will be. General maintenance around the reserve, usual mowing and weed spraying.

## **7.2 Treasurers Report Attached**

.Moved: Charlie

Seconded: Barb

Carried

## **7.3 User Groups Report**

### **Basketball Club**

The floor of the Basketball court has been resurfaced and is a bit patchy in places. The alarm system is not being deactivated at times and sending numerous phone calls to recipients that have their numbers listed as contacts. Not only annoying but also being charged for the calls so could cleaners etc, be reminded to turn it off when entering the building. This is the last week before finals and are currently fielding 4 squad teams.

### **Heyfield & District Vintage Machinery Group**

The Loading ramp has been completed and the Blacksmiths workshop has been pulled down and work has commenced to build a new one. Barb thanked the members who do the mowing and maintenance and keeping the reserve so tidy.

### **Tennis Club**

Finals this week and the season is finished.

### **Cricket Club**

Gael asked when the Cricket club would be able to use the scoreboard as a member of the WSC had told her they could. Committee suggested the Cricket club discuss this matter with the Football club. The club has done really well this season with the U14's and 3 senior teams in the finals. Gael has tendered her resignation to the committee as a new business venture will not allow her the time to devote to the President's role of the Heyfield Cricket club and GSR committee.

### **Heyfield Traders & Tourism Association**

The RV Park has had steady numbers over the summer months. Applying for a grant to purchase a new ride on mower to do the areas that the bigger mower cannot access. Have obtained a price for a new modular amenities block to replace the old one and are applying to



GORDON STREET RESERVE  
MEETING 26/2/2018

GENERAL ACCOUNT		EXPENDITURE	
INCOME			
BASKETBALL CLEANING	\$ 250.80	JOHN FERGUSON	\$ 883.91
SEPT GST	\$ 73.62	ENERGY AUSTRALIA	\$ 135.16
CLEANING HFC	\$ 1,901.90	TIMBERLINE	\$ 145.56
SEC HFC	\$ 2,236.87	PANTAC SECURITY	\$ 26.00
SEC HFC	\$ 776.91	VERN GRAHAM	\$ 27.10
RENTAL CRICKET/TRADER	\$ 1,010.00	GIPPSLAND WATER	\$ 2,000.89
CFA PAVILION HIRE	\$ 250.00	HARDWELD	\$ 82.50
TENNIS RENT / BRYER	\$ 800.00	ENERGY AUSTRALIA	\$ 2,236.87
WSC OCT GST	\$ 125.85	VERN GRAHAM	\$ 212.45
DELWP PAVILION HIRE	\$ 300.00	TIMBERLINE	\$ 167.90
BASKETBALL RENTAL	\$ 500.00	SOUTH RURAL WATER	\$ 280.12
HFC CLEANING	\$ 437.00	SALE WATER SPEC	\$ 591.36
HFC CLEANING	\$ 480.70	HARDWELD	\$ 165.00
HFC CLEANING	\$ 480.70	HIRST CLEANING	\$ 114.00
RENT VINTAGE ENGINE	\$ 610.00	WELLINGTON SHIRE	\$ 268.00
		TYRELL PARTNERS	\$ 330.00
BALANCE AT 30.9.2017	\$ 27,350.14	MAFFRA SPIT ROAST	\$ 577.50
		VERN GRAHAM	\$ 126.00
		TIMBERLINE	\$ 321.04
		SALE STUMP BUSTERS	\$ 550.00
		PAULA WOODLAND	\$ 1,300.00
		WSC GST	\$ 347.55
		VERN GRAHAM	\$ 241.00
		CFA	\$ 127.60
		HEY CRICKET CLUB	\$ 565.00
		PAUL OBRIEN	\$ 110.00
		RODWELLS	\$ 249.52
		TIMBERLINE	\$ 414.82
		EASTERN ENERGY	\$ 305.61
		HFC OVERPAYMENT	\$ 480.70
		HIRST CLEANING	\$ 989.90
		IGA	\$ 22.12
		BALANCE AT 31/01/2018	\$ 23,189.31
TOTAL	\$ 37,584.49	TOTAL	\$ 37,584.49



GORDON STREET RESERVE  
MEETING 26/2/2018

MOWING ACCOUNT

INCOME

INTEREST OCT 2018 \$ 2.24  
INTEREST NOV 2018 \$ 3.33  
INTEREST DEC 2018 \$ 3.23  
MOWING NEWRY \$ 414.00  
INTEREST JAN 2018 \$ 3.46

BALANCE AT 30.9.2017 \$ 7,131.24

TOTAL \$ 7,557.50

EXPENDITURE

NIL EXPENDITURE

BALANCE AT 31.1.2018 \$ 7,557.50

TOTAL \$ 7,557.50





## D. URGENT BUSINESS



## E. FURTHER GALLERY AND CHAT ROOM COMMENTS

*Gallery comments are an opportunity for members of the public to raise any particular matter they wish. This allows those in the gallery to speak directly to councillors, but is not a forum designed for open discussion or debate. We will listen respectfully to what you have to say, and make the commitment that the Mayor will respond to you in writing within one week if required, and a copy of that response will be circulated to all councillors.*

*This is not a forum for members of the public to lodge complaints against individuals, including councillors and staff, particularly as that individual gets no public right of reply to any matter raised. We take complaints seriously, and in line with the guidance from the Victorian Ombudsman and the local Government Inspectorate, we request that any specific complaint against an individual be put in writing. This way, your concern can be properly dealt with while ensuring fairness to all parties concerned.*

*If you wish to speak, we remind you that this part of the meeting is being recorded and broadcast on our website. Council's official Minutes will record that you have spoken to Council and the subject you spoke to Council about, but will not record specific comments. We ask you to state your name in full, where you are from, and you have three minutes*



**F. CONFIDENTIAL ATTACHMENT/S**

**F. CONFIDENTIAL ATTACHMENT/S**



**ORDINARY COUNCIL MEETING  
17 APRIL 2018**

On this 28 March 2018, in accordance with Section 77 Clause (2)(c) of the *Local Government Act 1989*; I, Glenys Butler (Delegate) declare that the information contained in the attached document **ITEM F1.1 GORDON STREET RECREATION RESERVE COMMITTEE OF MANAGEMENT MEMBERSHIP** is confidential because it relates to the following grounds under Section 89(2) of the *Local Government Act 1989*:

***(h) any other matter which the Council or special committee considers would prejudice the Council or any person***



.....  
**General Manager Community and Culture (Delegate)**



## G. IN CLOSED SESSION

# G. IN CLOSED SESSION

### COUNCILLOR

*That the meeting be closed to the public pursuant to Section 89(2) of the Local Government Act 1989 to consider:*

- a) personnel matters*
- b) the personal hardship of any resident or ratepayer*
- c) industrial matters*
- d) contractual matters*
- e) proposed developments*
- f) legal advice*
- g) matters affecting the security of Council property*
- h) any other matter which the Council or special committee considers would prejudice the Council or any person*

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### IN CLOSED SESSION

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### COUNCILLOR

**That:**

*Council move into open session and ratify the decision made in closed session.*