



Central Coast Council

Ordinary Council Meeting

Attachments

Tuesday, 15 June, 2021

Central Coast Council
Attachments Provided Under Separate Cover to the
Ordinary Council Meeting
to be held in the Council Chamber,
2 Hely Street, Wyong
on Tuesday, 15 June 2021,
commencing at 6:30pm

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Central Coast Council
Ordinary Council Meeting
Held in the Council Chamber
2 Hely Street, Wyong

25 May 2021

MINUTES

Present

Rik Hart

In Attendance

David Farmer	Chief Executive Officer
Natalia Cowley	Director Corporate Affairs and Chief Financial Officer
Boris Bolgoff	Director Infrastructure Services
Julie Vaughan	Director Community and Recreation Services
Scott Cox	Director Environment and Planning
Jamie Loader	Director Water and Sewer

Notes

The Administrator, Rik Hart, declared the meeting open at 6.31pm and advised in accordance with the Code of Meeting Practice that the meeting is being recorded.

The Administrator, Rik Hart acknowledged the traditional custodians of the land on which the meeting was being held, and paid respect to Elders past, present and emerging.

The Administrator thanked the previous Administrator Mr Dick Persson AM and recognised him for his contribution to Central Coast Council during a challenging period.

The Administrator addressed the meeting regarding Council's financial situation and actions taken to date. The Administrator also updated the meeting on recent activities of Council.

The Administrator, Rik Hart adjourned the meeting at 6.51pm and advised the meeting would resume following the conduct of the Open Forum.

The Open Forum commenced at 6.51pm with the speakers addressing the Council on each of the subjects below;

- Jane Smith – Former Councillor access to information

The Open Forum closed with the Ordinary Meeting resuming at 6:57pm.

1.1 Disclosure of Interest

Time commenced: 6.57pm

Moved: Rik Hart

156/21 Resolved

That Council receive the report on Disclosure of Interest and the fact that no disclosure was made be noted.

1.2 Confirmation of Minutes of Previous Meeting

Time commenced: 6.57pm

Moved: Rik Hart

157/21 Resolved

That Council confirm the minutes of the Ordinary Meeting of Council held on 11 May 2021.

1.3 Notice of Intention to Deal with Matters in Confidential Session

Time commenced: 6.58pm

Moved: Rik Hart

158/21 Resolved

That Council note that no matters have been tabled to deal with in a closed session.

2.1 2020-2021 Q3 Business Report

Time commenced: 6.58pm

Moved: Rik Hart

159/21 Resolved

-
- 1 ***That Council adopt Central Coast Council's Q3 Business Report for 2020-2021 including the proposed budget amendments.***
 - 2 ***That Council note that it is the opinion of the Responsible Accounting Officer that the Quarterly Budget Review Statement for Central Coast Council for the quarter ended 31 March 2021 indicates that Council's projected financial position at 30 June 2021 will be unsatisfactory at year end because the forecast year-end consolidated operating result before capital amounts for Council is a loss of \$103.3M. With the cooperation of the Council's bankers, Council is undertaking the following remedial actions: structural reduction in operating expenditure, obtaining special rate variation approval from the Independent Pricing and Regulatory Tribunal, reducing capital expenditure, secured bank loans, generating additional income and selling underperforming assets.***

2.2 Sale of Land for Unpaid Rates

Time commenced: 7.04pm

Moved: Rik Hart

160/21 Resolved

- 1 ***That Council seek guidance on a Sale of Land for Unpaid Rates action as set out in this report in consultation with the existing legal service provider – Legal Force and their appointed Solicitor.***
- 2 ***That the land detailed in the schedules attached to this report may be submitted for sale by public auction at a date to be fixed by Council. Noting that the schedule includes 50 vacant lots***
- 3 ***That Council note that there is no proposal for any action on pensioner land, however, pensioner land meeting the criteria for sale for rates equal the value of \$2,249,609.***
- 4 ***That Council authorise the Chief Executive Officer to certify in writing the requirements under Section 713(3) of the Act for each property.***
- 5 ***Pursuant to section 11(3) of the Local Government Act 1993, that Attachments 1 to 3 of this report remain confidential in accordance with section 10A(2)(b) of the Local Government Act as it contains information that relates to the personal hardship of a resident or ratepayer.***

2.3 Investment Report for April 2021

Time commenced: 7.06pm

Moved: Rik Hart

161/21 Resolved

That Council receive the Investment Report for April 2021.

2.4 Local Government Remuneration Tribunal decision - Setting of fees for Mayor and Councillors

Time commenced: 7.10pm

Moved: Rik Hart

162/21 Resolved

- 1 That Council note the determination made by the Local Government Remuneration Tribunal made 23 April 2021 in respect of Councillor and Mayoral fees.**
- 2 That Council fix the annual fee to be paid to each Councillor at \$32,040 pursuant to s.248(2) of the Local Government Act 1993.**
- 3 That Council fix the annual fee to be paid to the Mayor at \$99,800 pursuant to s.249(3) of the Local Government Act 1993.**
- 4 That Council determine, pursuant to s.249(5) of the Local Government Act 1993, that an annual fee of \$9,980 be paid to the Deputy Mayor, with that fee to be deducted from the annual fee paid to the Mayor in accordance with resolution 3 above.**
- 5 That Council note these fees are only applicable should the Mayor and Councillors return to civic office at the cessation of the current suspension.**

2.5 Determination of water supply, sewerage and stormwater drainage fees and charges 2021-2022

Time commenced: 7.11pm

Moved: Rik Hart

163/21 Resolved

- 1 That Council approve the Water, Sewerage and Stormwater Drainage Fees and Charges set out in Attachment 1.**

- 2 That Council determine, for the purposes of s.315(1)(a) the Water Management Act 2000, that the amount of revenue it proposes to raise by way of service charges including the usage of the service is \$164,056,413. This is calculated based on the Independent Pricing and Regulatory Tribunal (IPART's) Final Determination dated 24 May 2019 and IPART Clarification Notice No. 1 of 2021 which was published in the NSW Government Gazette on 30 April 2021.**
- 3 That Council determine, for the purpose of s.315(1)(b) of the Water Management Act 2000, that land is to be classified for the purpose of levying services charges according to the following factors:**
- a the purpose for which the land is actually being used,**
 - b the intensity with which the land is being used for that purpose,**
 - c the purposes for which the land is capable of being used,**
 - d the nature and extent of the water or sewerage services connected to the land.**
- 4 That Council determine, for the purposes of s.315(1)(c) of the Water Management Act 2000 that services charges be levied on the following bases, as applicable to each charge:**
- a the availability of the service**
 - i the classification of land**
 - ii the size of the water meter registering supply**
 - iii the cost of providing the service (i.e. sewage discharge factor)**
 - b the usage of the service**
 - i the volume of water supplied (as measured or estimated by Council)**
 - ii the degree of use (i.e. sewage discharge factor)**
- 5 That Council determine, for the purposes of s.315(1)(d) of the Water Management Act 2000, that the service charges be levied in accordance with attachment 1 to the report.**
- 6 That Council request that the Chief Executive Officer seek the Minister's approval under s315(3) of the Water Management Act 2000 for the service charges in accordance with the above determinations.**

2.6 IT Telecommunications

Time commenced: 7.15pm

Moved: Rik Hart

164/21 Resolved

- 1 That Council approve the 24-month contract with Telstra to provide primary telecommunication services across Council from 1 June 2021 to 31 May 2023.**
- 2 That Council resolve, pursuant to section 11(3) of the Local Government Act 1993, that the Attachments to this report remain confidential in accordance with section 10A(2)(c) of the Local Government Act as they contain commercial information of a confidential nature that if disclosed information would confer a commercial advantage on a person with whom the Council is conducting (or proposes to conduct) business. Consideration of the matter in open Council would, on balance, be contrary to the public interest as it would affect Councils ability to obtain value for money services for the Central Coast community.**

2.7 Consideration of Submissions and Adoption of the Draft Central Coast Playspace Strategy

Time commenced: 7.17pm

Moved: Rik Hart

165/21 Resolved

- 1 That Council note that the draft Central Coast Playspace Strategy was publicly exhibited from 15 July 2020 to 14 August 2020.**
- 2 That Council consider the submissions received (Attachment 3) during the exhibition period.**
- 3 That Council note and endorse the amendments recommended in this report and Attachment 2.**
- 4 That Council adopt the Central Coast Playspace Strategy (Attachment 1) and make it available on Council's website.**

2.8 2020 LGNSW Annual Conference - Response to Motion Submitted by Central Coast Council

Time commenced: 7.19pm

Moved: Rik Hart

166/21 Resolved

That Council notes the letter from The Hon. Gabrielle Upton MP in response to a Motion from Central Coast Council carried at the 2020 LGNSW Conference.

2.9 Meeting Records of Advisory Group and Committee meetings held in March and April 2021

Time commenced: 7.20pm

Moved: Rik Hart

167/21 Resolved

That Council receive the report on Meeting Records of Advisory Group and Committee meetings held in March and April 2021.

2.10 Meeting Record of the Status of Women Advisory Group meeting held 30 March 2021

Time commenced: 7.20pm

Moved: Rik Hart

168/21 Resolved

1 *That Council note the Meeting Record of the Status of Women Advisory Group meeting held 30 March 2021.*

2 *That Council explores options for hosting or conducting candidate awareness sessions to promote the candidacy of women at the next Central Coast Council Local Government election.*

The Administrator acknowledged Ms Sonia Witt, Meeting Support Coordinator as this was to be her last Council Meeting at Central Coast Council and thanked her for her work.

The Meeting closed at 7.22pm.



Central Coast Council

Extraordinary Council Meeting

Held in the Council Chamber
2 Hely Street, Wyong

1 June 2021

MINUTES

Present

Rik Hart

In Attendance

David Farmer	Chief Executive Officer
Natalia Cowley	Director Corporate Affairs and Chief Financial Officer
Boris Bolgoff	Director Infrastructure Services
Phil Cantillon	Acting Director Community and Recreation Services
Scott Cox	Director Environment and Planning
Jamie Loader	Director Water and Sewer

Notes

The Administrator, Rik Hart, declared the meeting open at 12.10pm and advised in accordance with the Code of Meeting Practice that the meeting is being recorded.

The Administrator, Rik Hart acknowledged the traditional custodians of the land on which the meeting was being held, and paid respect to Elders past, present and emerging.

1.1 Disclosures of Interest

Time commenced: 12.11pm

Moved: Rik Hart

169/21 Resolved

That Administrator and staff now disclose any conflicts of interest in matters under consideration by Council at this meeting.

2.1 Administrator's Minute - Council's response to Auditor General's Local Government Report

Time commenced: 12.12pm

Moved: Rik Hart

170/21 Resolved

1 That Council notes the response to the Auditor General's findings in their Report on Local Government 2020, released on 27 May 2021.

2 That Council supports the recommendation for Office of Local Government to clarify the legal framework relating to restrictions of water, sewerage and drainage funds.

3 That Council commits to implement regular financial reporting, and places on the record future reporting will occur monthly and be presented at Council Meetings and online.

3.1 Amendment to Water and Sewerage fees and charges 2021-2022

Time commenced: 12.38pm

Moved: Rik Hart

171/21 Resolved

1 That Council approve the amendment to three miscellaneous Water and Sewerage Fees and Charges for 2021-2022 as detailed in this report.

2 That Council request that the Chief Executive Officer seek the Minister's approval under s315(3) of the Water Management Act 2000 for the service charges in accordance with the above determination.

The Meeting closed at 12.40pm.

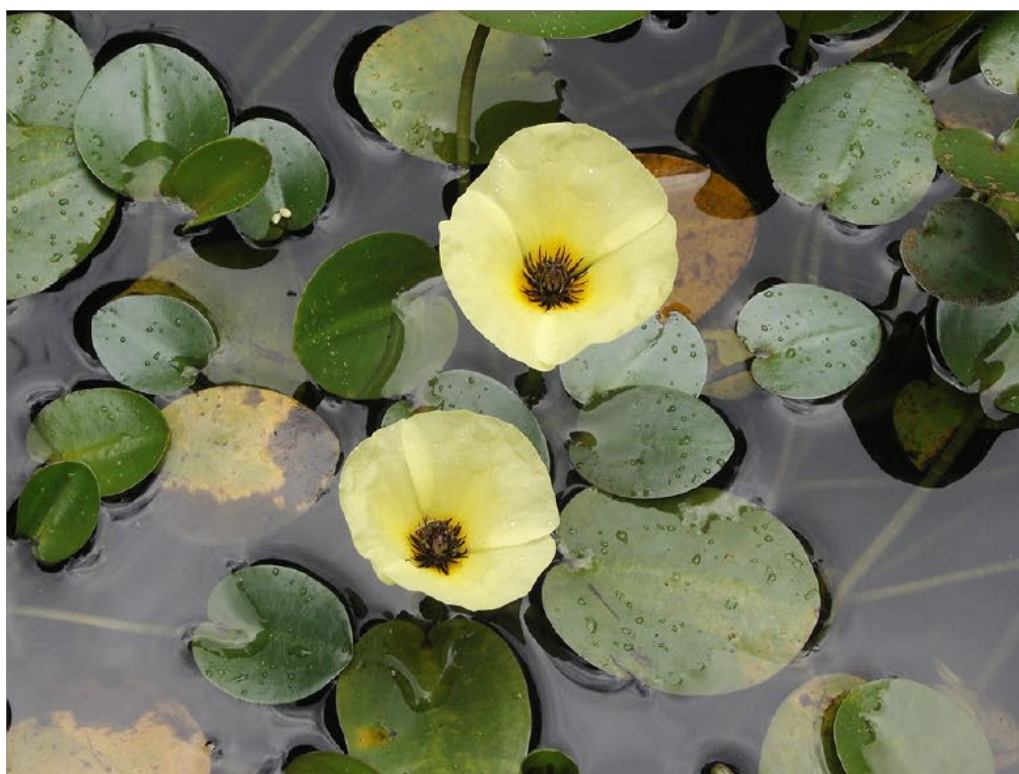
12/05/2021

NSW WeedWise



Water poppy

Hydrocleys nymphoides



Water poppy flowers (Photo: Biosecurity Queensland)

- This plant is a water weed
- This plant should not be sold in parts of NSW

Profile

How does this weed affect you?

Water poppy can form dense infestations that choke waterways, impacting native fauna and flora. Heavy infestations can decrease the recreational value of waterways and worsen flooding.

What does it look like?

Water poppy is a perennial aquatic water plant. Leaves and roots grow from nodes along the stem. Stems can be up to several metres long.

Leaves:

12/05/2021

NSW WeedWise

- dark green and shiny
- up to 12 cm across
- heart-shaped to round
- either float on the water surface or emerge up to 40 cm above the water.

Flowers:

- have 3 petals
- yellow and poppy-like
- with a brownish-to-purple centre
- are 5-8 cm wide
- protrude above the water surface on stalks up to 30 cm long
- occur throughout summer.

Fruit:

- a capsule
- 15 mm long with a beak.

Seeds:

- are small (1 mm)
- horseshoe-shaped.

Where is it found?

Water poppy is native to Central and South America, and was introduced to Australia as an ornamental pond plant. It has become naturalised in parts of Australia, New Zealand, South Africa, Fiji, New Caledonia, French Polynesia, and several states in the south of the United States of America.

In New South Wales water poppy has naturalised at Coffs Harbour, the Central Coast, Albury and in the Port Hacking river in Sutherland shire. These infestations have been eradicated or are under control programs.

How does it spread?

Water poppy spreads via stolons that take root in the soil at the nodes, and by the production of new plantlets that form and break away from the main plant.

What type of environment does it grow in?

Water poppy is mainly found in still to slow moving water bodies up to 1 metre deep. It grows best in full sun and in nutrient rich waterways but can tolerate cooler climates.

Acknowledgements

Author: Charlie Mifsud

Technical review: Rod Ensbey

References

Buhle Mthembu October 2011. *Hydrocleys nymphoides* weed alert South African National Biodiversity Institute (SANBI)

PlantNET (The NSW Plant Information Network System). Royal Botanic Gardens and Domain Trust, Sydney. Retrieved 2021 from: <https://plantnet.rbgsyd.nsw.gov.au/cgi-bin/NSWfl.pl?page=nswfl&lvl=sp&name=Hydrocleys~nymphoides>

Sainty, G.R and Jacobs, S.W.L (1981). Water plants of New South Wales. Water Resources Commission of New South Wales.

New Zealand Weed Busters (nd). Water Poppy (*Hydrocleys nymphoides*) Weedbusters fact sheet. www.weedbusters.org.nz

More information

12/05/2021

NSW WeedWise

- PlantNET NSW FloraOnline, Hydrocleys nymphoides. Royal Botanical Gardens and Domain Trust. (<https://plantnet.rbg Syd.nsw.gov.au/cgi-bin/NSWfl.pl?page=nswfl&lvl=sp&name=Hydrocleys-nymphoides>)
- Weed futures: Determining current and future weed threats in Australia, Hydrocleys nymphoides. Macquarie University. (<https://weedfutures.net/species.php?id=2068>)

Control

Herbicide options

WARNING - ALWAYS READ THE LABEL

Users of agricultural or veterinary chemical products must always read the label and any permit, before using the product, and strictly comply with the directions on the label and the conditions of any permit. Users are not absolved from compliance with the directions on the label or the conditions of the permit by reason of any statement made or not made in this information. To view permits or product labels go to the Australian Pesticides and Veterinary Medicines Authority website www.apvma.gov.au

See Using herbicides (<http://www.dpi.nsw.gov.au/biosecurity/weeds/weed-control>) for more information.

PERMIT 9907 Expires 31/03/2025

Glyphosate 360 g/L (Only products registered for aquatic use)

Rate: One part product to 50 parts water

Comments: Spot spray

Withholding period: Nil.

Herbicide group: M, Inhibitors of EPSP synthase

Resistance risk: Moderate

PERMIT 9907 Expires 31/03/2025

Glyphosate 360 g/L (Only products registered for aquatic use)

Rate: One part product to 9 parts water

Comments: Splatter gun

Withholding period: Nil.

Herbicide group: M, Inhibitors of EPSP synthase

Resistance risk: Moderate

Biosecurity duty

The content provided here is for information purposes only and is taken from the *Biosecurity Act 2015* and its subordinate legislation, and the Regional Strategic Weed Management Plans (published by each Local Land Services region in NSW). It describes the state and regional priorities for weeds in New South Wales, Australia.

Area	Duty
All of NSW	General Biosecurity Duty <i>All plants are regulated with a general biosecurity duty to prevent, eliminate or minimise any biosecurity risk they may pose. Any person who deals with any plant, who knows (or ought to know) of any biosecurity risk, has a duty to ensure the risk is prevented, eliminated or minimised, so far as is reasonably practicable.</i>
Greater Sydney	Regional Recommended Measure <i>Whole region: The plant should not be bought, sold, grown, carried or released into the environment. Exclusion zone: The plant should be eradicated from the land and the land kept free of the plant. Notify Local Control Authority if found. Core infestation: Land managers should mitigate the risk of new weeds being introduced to their land. Land managers should mitigate spread from their land.</i>
Murray	Regional Recommended Measure <i>Land managers should mitigate the risk of new weeds being introduced to their land. The plant should not be bought, sold, grown, carried or released into the environment. Notify local control authority if found.</i>

12/05/2021

NSW WeedWise

Area	Duty
Riverina	Regional Recommended Measure <i>Land managers should mitigate the risk of the plant being introduced to their land. Land managers should mitigate spread from their land. Notify local control authority if found.</i>



Water poppy infestation (Photo: Biosecurity Queensland)



Water poppy has dark green shiny leaves. (Photo: R.G. & F.J. Richardson)



Water poppy smothering a waterway. (Photo: Paul Marynissen Central Coast Council)



Water poppy's shiny green leaves can float or emerge above the water on stalks up to 40 cm long. (Photo: Paul Marynissen Central Coast Council)

Reviewed 2019

Extent of Water Poppy infestation – Matcham

Infestation (highlighted Yellow) over private properties impacting:

- Lot 11 DP 578702 – 96 Oak Road Matcham
- Lot 12 DP 278702 – 88 Oak Road Matcham
- Lot 11 DP285449 – 9/217 Oak Road Matcham
- Lot 1 DP285449 – 4/217 Oak Road Matcham





Approximate Infestation Lot 11 DP 578702 – 96 Oak Road Matcham and Lot 12 DP 278702 – 88 Oak Road Matcham



Approximate Infestation Lot 11 DP285449 – 9/217 Oak Road Matcham and Lot 1 DP285449 – 4/217 Oak Road Matcham



Infestation at 9/217 Oak Rd Matcham (downstream of footbridge)



Infestation at 9/217 Oak Rd Matcham (upstream of footbridge)



Infestation at 96 Oak Rd Matcham (looking down onto the weed in various stages of growth from driveway bridge)



Participant Agreement

under the NSW Weeds Action Program 2020 - 2025

Local Land Services Region: Greater Sydney Local Land Services
Participating Organisation: Central Coast Council
Project: Weeds Action Program 2020-2025 - WAP2025 -
Emergency Funding - New Incursion
Central Coast Council - Water Poppy control
Subcontract Number: GS01501
Grant period: 2020/2021
Project ID: P-05462

Background

- The NSW Weeds Action Program 2020-2025 (“**WAP20-25**”) is a NSW Government initiative to reduce the impact of weeds. Further information about WAP1520 is included in **Annexure 1 - NSW Weeds Action Program 2020-25 Guidelines**.
- The NSW Department of Industry has provided WAP2025 funding for 2020-2025 to Local Land Services to coordinate eleven Regional sub-programs and engage regional weed coordinators.
- Under this Deed, Local Land Services wishes to engage the Participating Organisation to carry out a particular Project under a Regional sub-program.

Subcontract Details

LLS	Name	Local Land Services, a body corporate established by <i>Local Land Services Act 2013</i> (ABN 57 876 455 969).
	LLS Region	Greater Sydney Local Land Services

LLS' Project Manager	Name	Genevieve Kyi
	Office Address	Level 4, 2 -6 Station St PENRITH NSW 2750
	Telephone	02 4724 2154
	Mobile	0427 674 731
	Email	genevieve.kyi@lls.nsw.gov.au

Participating Organisation ('You')	Organisation	Central Coast Council
	Address	PO Box 20 WYONG NSW 2259
	ABN	88 651 380 372

Your Contact Person	Name	Paul Marynissen
	Telephone	02 4350 1690
	Mobile	0434 324 890
	Email	Paul.Marynissen@centralcoast.nsw.gov.au

Regional sub-program	Greater Sydney subprogram
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Project	Weeds Action Program (WAP 2025) The detailed plan annexed at Schedule A - Project Plan sets out the activities to be undertaken by the Grantee in accordance with this Deed and may include details of budget, instalments of the Grant, any Grantee's Contributions and milestones, as approved by Local Land Services and the WAP 2025 - Greater Sydney subprogram steering committee.
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Grant	The maximum total amount of \$8,353 (GST exclusive) payable in accordance with clause 4.
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Commencement Date

Grant Period

1 July 2020 to 30 June 2021

Terms and conditions

Definitions and Commencement

1. Definitions and interpretation

1.1 Unless the context requires otherwise, in this Deed:

- (a) the terms set out in the left hand column of the Details have the meaning ascribed to them in the right hand column of the Details;
- (b) where any time limit pursuant to this Deed falls on a day which is not a Business Day then the time limit will be deemed to have expired on the next Business Day;
- (c) a reference to a statute, regulation, ordinance or by-law will be deemed to include a reference to all statutes, regulations, ordinances or by-laws amending, consolidating or replacing same from time to time;
- (d) the meaning of general words is not limited by specific examples introduced by "including" or "for example" or similar expressions;
- (e) references to persons include bodies corporate, government agencies and vice versa;
- (f) references to the parties include references to respective directors, officers, employees and agents of the parties;
- (g) nothing in this Deed is to be interpreted against a party solely on the ground that the party put forward this Deed or any part of it; and
- (h) where an expression is defined, any other grammatical form of that expression has a corresponding meaning.

1.2 Definitions

Business Day means any day other than a Saturday, Sunday or public holiday in New South Wales.

Claim means any cost, expense, loss, damage, claim, action, proceeding or other liability (whether in contract, tort or otherwise), however arising and includes legal costs on a full indemnity basis.

Confidential Information of a party means all trade secrets, financial information and other commercially or scientifically valuable information of whatever description and in whatever form (whether written or oral, visible or invisible) which:

- (a) is by its nature confidential;
- (b) has been designated as confidential by a party;
- (c) is capable of protection at common law or equity as confidential information; or
- (d) is derived or produced partly from the information in paragraphs (a), (b) or (c) above

but does not include information that:

- i. is in the public domain; or
- ii. is independently known or developed by the party receiving the information other than as a result of a breach of this Deed or any other obligation of confidentiality owed by or to any other person.

Contract Material means material created as part of or in performance of the Project including any reports, documents or data.

Deed means this Participant Agreement and includes the Details, Terms, Schedules and any other annexures or other documents cross-referenced in this deed.

Department means the Department of Industry, representing the Crown in right of the State of New South Wales.

GST Law means *A New Tax System (Goods and Services Tax) Act 1999*.

Intellectual Property or IP includes:

- (a) all rights in relation to copyright, inventions, plant varieties, trademarks, designs, patents; and
- (b) all other rights resulting from intellectual activity in the industrial, scientific, literary or artistic fields including trade secrets and know-how,

but does not include Moral Rights.

Moral Rights has the same meaning as in the *Copyright Act 1968 (Cth)*.

Notice means any approvals, consents, instructions, orders, directions, statements, requests and certificates, or other communication to be given under this Deed.

Objectives means the objectives detailed in Schedule A- Scope, which are the agreed results you must achieve and ensure your subcontractors achieve.

Payments means any part of the Grant which LLS pays to you.

Personal Information has the same meaning as in the *Privacy and Personal Information Protection Act 1998 (NSW)*.

Unexpended Grant means Payments that are unspent as at the earlier of termination of this Deed or the expiry of the Grant Period.

2. Commencement and duration of Deed

2.1 This Deed will commence on the Commencement Date.

2.2 Unless terminated earlier, this Deed will end once you have completed the Project to LLS's satisfaction and LLS has made all Payments due.

What you must do

3. Your general obligations

3.1 You must:

- (a) use the Grant or any part of it only for the Project;

- (b) complete the Project on time;
- (c) fulfil the Objectives set out in **Schedule A**;
- (d) carry out your role and responsibilities as set out in **Schedule A**;
- (e) comply with the reporting requirements set out in **Schedule B**;
- (f) comply with all Commonwealth, State and Local government laws that are relevant to the Project, this Deed, or your registration as an entity, including the NSW *Biosecurity Act 2015*; and
- (g) comply with all policies, guidelines and reasonable directions LLS provides to you.

3.2 You acknowledge that you must not use the Grant towards:

- (a) infrastructure costs;
- (b) general reserves, bushland, parks and garden management costs;
- (c) capital costs;
- (d) administration, management or other costs related to private works or contracting businesses; nor
- (e) costs of treating widespread weeds and local authority costs associated with control of weeds for road safety, fire or road maintenance.

About the Grant

4. Payment of Grant

4.1 LLS will make Payments of the Grant on the condition that:

- (a) it has received a grant from the Department to cover the Project; and
- (b) you provide LLS with correctly rendered invoices.

4.2 An invoice is correctly rendered if:

- (a) it clearly identifies the Project and the Grant allocated; and
- (b) it is accompanied by any documentation which LLS requests relevant to the Project.

4.3 LLS will pay a correctly rendered invoice within 30 days after receiving it.

4.4 Notwithstanding **clause 4.3**, if LLS makes a Payment to you, this does not constitute an admission that your performance is in conformity with this Deed and no payment will be deemed to release you from your obligations under this Deed.

4.5 You acknowledge that LLS cannot guarantee that funding will be ongoing after the Grant Period.

5. Withholding, Suspension and Repayment

5.1 If you are not complying with this Deed, LLS may withhold or suspend payment until you comply with your obligations to LLS' satisfaction.

5.2 Where you have failed to comply with this Deed, LLS will calculate the amount of repayment you must make with regard to the extent you have failed to complete the Project.

5.3 LLS may set off the amount of any overpayment or claim for repayment against any future Payment to you.

5.4 Any repayment which LLS claims from you under this clause will be a debt due and owing by you to LLS.

5.5 If you anticipate that you will have Unexpended Grant at the end of the Grant Period, you must seek LLS' written consent by **30 April 2021**, or such later date as agreed with LLS, to carry over that Unexpended Grant to the next financial year to use on a different project. You acknowledge that all WAP2025 funding must be spent by **30 June 2021**.

5.6 If LLS requires, you must repay to LLS any Unexpended Grant within 30 days of a written demand from LLS.

6. GST

6.1 Unless otherwise indicated, all consideration for any supply under this Deed is exclusive of any GST imposed in relation to the supply.

6.2 If:

- (a) despite any other provision of this Deed, GST is imposed on a supply you make to LLS under this Deed; and
 - (b) LLS is or will be entitled to receive an input tax credit (as defined in the GST Law) in relation to that supply,
- LLS will pay you an additional amount equal to the GST imposed on that supply, at the time and in the manner payment is otherwise payable under this Deed in relation to that supply.

6.3 You must be registered under the GST Law at the time of making any supply under this Deed on which GST is imposed.

6.4 If you are not registered under the GST Law as required under **clause 6.3**, you will not be entitled to receive any additional amount as provided under this **clause 6**.

6.5 If for any reason LLS pays you an amount under this clause which is more than the GST imposed on the supply, you must repay the excess to LLS on demand or LLS may set off the excess against any other amounts due to you.

Material and Information

7. Reporting Requirements

7.1 You must provide LLS with written reports at the times and containing the information specified in **Schedule B - Reporting Requirements**.

7.2 You must keep financial accounts and records relating to the Project so as to enable:

- (a) all receipts and payments related to the Project to be identified in accounts and reported in accordance with this Deed;
- (b) unless notified by LLS, the preparation of financial statements in accordance with Australian Accounting Standards; and
- (c) generation of an income and expenditure statement for each financial year of the Project including a comparison of the income and expenditure in each financial year against the budget; and

(d) the audit of those records in accordance with Australian Auditing Standards.

7.3 If any report contains information confidential to you, you should mark the relevant parts of the report accordingly.

8. Intellectual Property

8.1 Intellectual Property in all Contract Material vests in LLS (or the Department).

8.2 LLS grants you a transferable, royalty free licence to use the IP in the Contract Material for the purposes of the Project.

9. Confidential Information

9.1 Each party must keep the other party's Confidential Information confidential, including the amount of the Grant, except in accordance with **clause 10** (Public Announcements), **clause 11** (Disclosure of information) or as otherwise agreed in writing.

10. Privacy

10.1 You must:

- (a) ensure that Personal Information that is provided by LLS or collected by you under or in connection with this Deed is used only for the purposes of this Deed and is protected against loss, unauthorised access, use, modification and disclosure, or against other misuse;
- (b) not disclose any Personal Information without the written consent of:
 - (i) the individual to whom the Personal Information relates; or
 - (ii) LLS,unless otherwise required or authorised by law;
- (c) comply with the Information Protection Principles applying to NSW public sector agencies under the *Privacy and Personal Information Protection Act 1998 (NSW)* when doing any act or engaging in any practice in relation to Personal Information as if you were an agency directly subject to that Act; and
- (d) include equivalent requirements regarding Personal Information (including this clause) in any subcontract you entered into in relation to the Project.

11. Public Announcements and Acknowledgement

11.1 You must:

- (a) seek the consent of LLS prior to any public announcement about the Grant or the Project;
- (b) acknowledge the support of LLS and the Department :
 - (i) in any public statements about the Project;
 - (ii) on the home page of any website established in connection with the Project;
 - (i) on any equipment or other facility funded wholly or in part by the Grant;
- (c) use the NSW Government logo and NSW Weeds Action Program logo (as set out on the NSW Weeds

Extranet) when acknowledging the Department's support of the Project.

- 11.2 LLS may publish the title and brief description, including outcomes, of the Project and the amount of the Grant.

Dealing with Risk

12. Disclosure of Information

- 12.1 You acknowledge that, under the *Government Information (Public Access) Act 2009*, LLS may be required to publicly disclose information about this Deed at <<https://tenders.nsw.gov.au/>>. None of the disclosure obligations require the disclosure of:
- (a) the commercial-in-confidence provisions of a contract;
 - (b) any matter that could reasonably be expected to affect public safety or security; or
 - (c) information which would be exempt from disclosure if it were the subject of an application under the *Government Information (Public Access) Act 2009*.
- 12.2 You may nominate any items you consider are confidential and why, to assist LLS in determining what items to disclose.

13. Insurance

- 13.1 You must maintain, during the term of this Deed:
- (a) a broadform public liability policy of insurance to the value of at least \$10 million in respect of each claim and unlimited in the aggregate as to the number of occurrences in the policy period; and
 - (b) workers' compensation insurance as required by all relevant laws of Australia relating to workers compensation.
- 13.2 You must not do, permit or suffer any act, matter or thing or omission whereby any of the policies referred to in this clause may be vitiated, rendered void or voidable.
- 13.3 On request by LLS, you must provide a copy of valid and current certificates of currency for each or any of the policies described above.
- 13.4 Without limitation to this clause, each party warrants that it has and will maintain appropriate insurance to cover any liability it may incur in relation to this Deed.

14. Indemnities

- 14.1 You must indemnify and keep indemnified LLS, the Crown in right of the State of New South Wales and their officers, employees and agents from and against any loss (including legal costs and expenses on a solicitor/own client basis) or liability incurred or suffered by, or made against, any of those indemnified arising directly or indirectly from any Claim by any person as a result of or in connection with:
- the Grant or the use of any outcomes from the Project;

- your breach of this Deed;
 - any unlawful or negligent act or omission by you, your employees or your subcontractors in connection with this Deed;
 - any illness, injury or death of any person caused or contributed to by you, your employees or your subcontractors in connection with this Deed;
 - any loss or damage to real or personal property caused or contributed to by you, your employees or your subcontractors in connection with this Deed; or
 - any act or omission by you or your employees or your subcontractors in connection with this Deed that is in infringement of any Intellectual Property, or privacy rights of LLS or any third party.
- 14.2 Your liability to indemnify LLS under this clause will be reduced proportionately to the extent that any negligent or unlawful act or omission by LLS, its officers, employees or agents contributed to the relevant loss or liability.
- 14.3 Your liability to indemnify LLS under this clause does not exclude or reduce the liability of, or benefit to, a party that may arise by operation of the common law, statute or the other terms of this Deed.

Terminating the Deed

15. Termination

- 15.1 Where a party has breached this Deed:
- the other party may give a Notice to that party requiring it to rectify that breach within 30 days of receiving that Notice; and
 - if the party which received the Notice fails to rectify that breach in time, the other party may terminate this Deed immediately by giving a further Notice.
- 15.2 LLS may terminate this Deed immediately by written Notice if you breach a provision of this Deed in a manner that, in LLS' opinion, is not capable of remedy.
- 15.3 LLS may terminate this Deed, by giving you 30 days' Notice, if any one or more of the following occurs:
- in LLS' opinion you are not carrying out the Project diligently and competently; or
 - LLS considers that there has been a material change in circumstances in your financial position, your structure or your identity.

Other Legal Matters

16. Dispute Resolution

- 16.1 If a dispute arises in relation to this Deed ("a Dispute"), a party must comply with this **clause 16** before starting arbitration or court proceedings except proceedings for urgent interlocutory relief.
- 16.2 A party claiming that a dispute has arisen must notify the other party in writing giving details of the dispute (Dispute Notice) in accordance with the requirements of **clause 17** (Notices).
- 16.3 Following receipt of a Dispute Notice, each party must refer the Dispute to a senior representative, who:
- (a) does not have prior direct involvement in the Dispute; and
 - (b) has authority to negotiate and settle the Dispute.

- 16.4 If the Dispute is not resolved within 10 Business Days from the date the Dispute Notice is received by the party to whom the Dispute Notice is given, the party which gave the Dispute Notice under **clause 16.2** must refer the Dispute for mediation by the Australian Disputes Centre (ADC) for resolution in accordance with the mediation rules of the ADC.
- 16.5 If the Dispute is not resolved within 40 Business Days after referral to mediation either party may initiate proceedings in court.
- 16.6 Each party must pay its own costs of complying with this clause and split the costs of the mediator evenly.

17. Notices

- 17.1 Unless otherwise stated in this Deed, all Notices to be given under this Deed must be in writing, and hand-delivered, posted or emailed to the Authorised Officer specified in the Details or as otherwise notified in writing.
- 17.2 The receiving party will be deemed to have received the Notice as follows:
- (a) if hand delivered, on the day on which it is delivered or left at the relevant address;
 - (b) if sent by post within Australia:
 - i. if posted using Express Post, the priority letter service option of regular post, or the priority service option for Registered Mail, on the fourth Business Day after the day on which it is posted;
 - ii. if posted using the regular post option, on the tenth Business Day after the day on which it is posted;
 - (c) if sent by email before 5.00pm on a Business Day, the first of the following occurring:
 - i. when the sender receives an automated message confirming delivery; or
 - iii. four hours after the time sent (as recorded on the device from which the sender sent the email) unless the sender receives an automated message that the email has not be delivered.
 - (d) if sent by email after 5pm on a Business Day or on a day that is not a Business Day, then it will be deemed to be received on the next Business Day.
- 17.3 Any such mode of service will be in all respects valid notwithstanding that the party on whom service is affected may be in liquidation, bankruptcy or wound up and notwithstanding any other matter or event whatsoever.

18. Notices

- 18.1 **Survival:** The following clauses survive termination or expiry of this Deed: **clause 7** (Reporting Requirements), **clause 9** (Confidential Information), **clause 10** (Privacy), **clause 12** (Insurance), **clause 14** (Indemnities), **clause 15** (Termination), this **clause 18.1** and any other clause which by its nature is intended to survive this Deed.
- 18.2 **Subcontractors:** You remain fully responsible for the performance of the Project if you subcontract the performance of any part of the Project.
- 18.3 **Keeping of records, audit and rights of access to such records:** You:
- (a) must ensure complete and accurate records and books of account are kept with respect to your receipt of the Grant (the "Records"), and must retain such Records for a minimum of seven (7) years after expiry or termination of this Deed;
 - (b) authorise LLS, the Department and any other State or Commonwealth Government department or

- agency (the "Auditors") that has provided moneys for the purposes of the Project, to undertake audits, to examine and inspect, at reasonable times and on reasonable Notice, any records held by you and Records, and allow any such Records to be copied; and
- (c) provide all reasonable assistance in order for the Auditors to properly carry out the inspections and audits referred to in this clause.
- 18.4 **Conflict of Interest:** You must not carry on or be involved in any capacity in an activity or business, which may conflict with, or adversely affect, your ability to carry out your obligations under this Deed, and you will immediately notify LLS in writing if such a conflict or risk of such a conflict arises.
- 18.5 **Entire Deed:** This Deed states all the express terms agreed by the parties as to the matters referred to in this Deed. It supersedes all prior contracts, obligations, representations, conduct and understandings between the parties relating to the subject matter of this Deed.
- 18.6 **Variation:** This Deed may only be varied by agreement in writing including by an exchange of emails confirming the agreed variation.
- 18.7 **Inconsistency:** If there is any inconsistency between provisions of this Deed then the order of precedence will be:
- (a) the Details; then
 - (b) these Terms and Conditions; then
 - (c) any Schedules.
- 18.8 **Negation of employment, partnership or agency:** This Deed does not create a relationship of agency, partnership, and/or employment between the parties. You must not represent yourself as being an employee or agent of LLS or as otherwise able to bind or represent LLS.
- 18.9 **Waiver:** If a party fails to exercise any of its rights under this Deed, or delays exercising those rights, that failure or delay will not operate as a waiver of those rights or any future rights or in any respect estop a party from relying on the terms of this Deed to their full force and effect. Any waiver by a party of a breach of this Deed must be in writing and will not be construed as a waiver of any further breach of the same or any other provision.
- 18.10 **Assignment:** You must not assign or novate your obligations or interests under this Deed, without the prior written consent of LLS.
- 18.11 **Counterparts:** This Deed may be signed in any number of counterparts which taken together will constitute one instrument.
- 18.12 **Governing Law:** The laws of New South Wales govern this Deed and the parties submit to the non-exclusive jurisdiction of the courts in that State.

Executed as a deed

Local Land Services

Signed, sealed and delivered for and on behalf of **Local Land Services** by its authorised signatory but not so as to incur personal liability:

_____	_____
Name	Signature
_____	_____
Title	Date

Participating Organisation

Signed by:

Before:

_____	_____
Name	Name of Witness
_____	_____
Signature	Signature of Witness
_____	_____
Address	Address of Witness
_____	_____
Date	Date

Schedule A - Scope

Project

Milestones and Payment Schedule

Date	Description of Services - Milestones	Fee (excluding GST)
14/05/2021	Participant agreement signed and tax invoice submitted to GS LLS. Please include GST.	\$8,353
30/07/2021	Annual report submitted through NSW DPI online system WIDX-WAP	

Budget

Activity	Description (Target)	Grant	In-kind labour
Eradication and containment	Control of Water Poppy (0.17ha)	\$8,353	\$3,160

Priorities for WAP2025

The priorities for WAP2025 include:

- prevent the establishment of new weed species
- eliminate or prevent the spread of new weed species
- reduce the impact of widespread weed species (although see **Clause 3.2**)
- ensure that NSW has the ability and commitment to manage weeds.

Aims of the Regional Sub-program

A: Aims of all Regional Sub-programs

The Regional sub-programs aim to include the following:

- The Regional sub-program must contribute to the weed component of the NSW Invasive Species Plan either directly or through a Regional Strategic Weed Management Plan.
- The Regional sub-program must be part of an integrated and coordinated approach across each LLS region. It is to be species and tenure-neutral as possible. It must involve engagement with multiple stakeholders, to create productive partnerships that deal with weed risk and impacts.
- The Regional sub-program must, as a minimum, include a representative from each participating Local Control Authority. However, as the new legislative arrangements are tenure-neutral, each Regional sub-program must clearly show a commitment to including public land managers where practicable.
- LLS encourages further contribution from you or other partners to supplement the funding from LLS.

B: Objectives of this project

The Objectives of the project also include:

- Reduce the impact of weeds through implementation of the NSW Invasive Species Plan and Greater Sydney Regional Strategic Weed Management Plan.
- Prevent weed species from establishing through the delivery of surveillance and inspection activities.

- Eradicate or reduce the extent of high risk weeds through targeted on-ground risk mitigation.
- Prevent ongoing spread of weeds with limited distribution in the region.
- Prevent the spread of weeds to key sites or assets of high economic, environmental and social value, or to reduce their impact on these sites if spread has already occurred;
- Improve the knowledge base for weed management, in particular to influence the community, industry and other stakeholders.

Your role

Aims of all Regional Sub-programs

You must:

- Implement the NSW Weeds Action Program 2020-2025 in order to achieve the identified key objectives of the NSW Invasive Species Plan
- You must submit standard data to the NSW Biosecurity Information System (BIS)
- Ensure the Grant provided under this Deed is utilised pursuant to the Project Scope;
- Make the Grantee's in-kind contributions
- Ensure that the Funding is spent in accordance with the Budget
- Ensure each activity is completed within the activity period in accordance with this Deed
- Comply with the reporting requirements set out in Schedule B
- Comply with all policies, guidelines and reasonable directions provided by LLS to the Grantee
- Obtain relevant approvals and permits prior to undertaking the Project
- Ensure the health and safety of all people who may be affected by the activities under this Deed pursuant to the Work Health and Safety Act 2011 and
- Acknowledge all activities that are supported by NSW DPI and/pr the NSW Weeds Action Program by using the NSW DPI logo and NSW Weeds Action Program identifier in any media, publications and signage promoting Project activities

Other information

Schedule B - Reporting Requirements

(Refer to **clause 7**)

You must provide the following reports to the Regional Weed Coordinator:

1. The Grantee must provide to LLS:
 - a) Progress and annual reports according to the timeline set out in Schedule A, prepared using the format advised by LLS. The reports must be signed by an authorised person of the Grantee or other person approved by LLS
 - b) Evidence within reports and associated documentation (photos, invoices, activity plans etc.) that can be used to independently verify expenditure of funds, as well as evidence of the achievement of milestones and project outcomes as set out in schedule A.

2. The Grantee also acknowledges and agrees that:
 - a) LLS will maintain regular contact with the Grantee to monitor implementation of this Project including site visits as required; and
 - b) In addition to any other reporting obligations, the Grantee must, if requested by LLS, provide additional information concerning the project.

Planning Proposal Assessment

Proposal Summary

Applicant	Barker Ryan Stewart		
Owner	Pacific Link Housing Ltd		
Application Number	PP 107/2020		
Description of Land subject of planning proposal	<i>Property Description:</i> No. 18 Macleay Ave Woy Woy <i>Legal Description:</i> Lot 16 DP 255220		
Site Area	5,273 sqm (proposed rezoning area 3,167 sqm)		
Existing Use	Vacant		
Proposed Amendments – Gosford Local Environmental Plan 2014 or Central Coast Local Environmental Plan			
Provisions	Existing Provision	Proposed Amendment	Outcome (Supported/Not Supported)
Zoning	RE1 Public Recreation	Part to R1 General Residential (residue to remain as RE1)	Supported
Minimum Lot Size	Not applicable	550m ²	Supported
Height of Building	Not applicable	8.5m	Supported
Floor Space Ratio	Not applicable	<u>GLEP</u> 0.7:1 (H) subject to clause 4.4 <u>CCLEP</u> 0.5:1 (D) & Area 1 subject to clause 4.4A	Supported

Proposal Report

Executive Summary

The subject land, Lot 16 DP 255220 (18 Macleay Avenue, Woy Woy), is zoned RE1 Public Recreation under Gosford Local Environmental Plan 2014 (GLEP 2014).

This Planning Proposal (PP 107/2020) seeks to rezone the western part of Lot 16 DP 255220 from RE1 Public Recreation to R1 General Residential under GLEP 2014 or the Central Coast Local Environmental Plan (CCLEP), whichever is in effect at the time.

The Site

The subject site (Figure 1) is an "L" shaped lot with frontages to Macleay Avenue and Nambucca Drive, Woy Woy. It has an area of 5,273m² and is currently vacant.

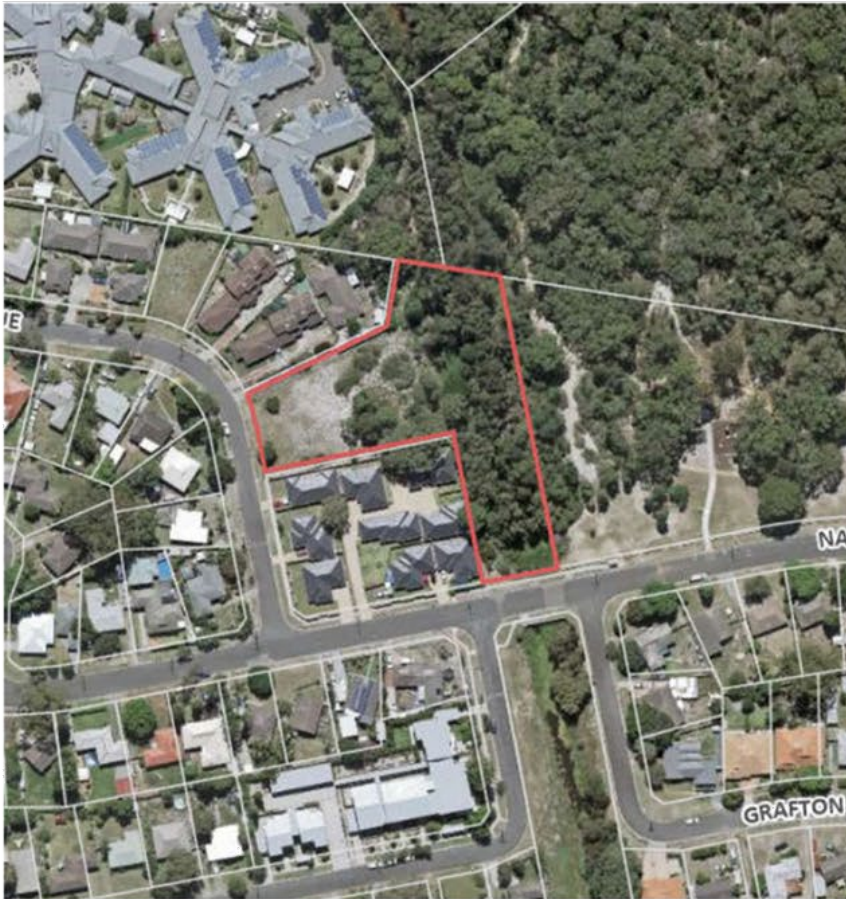


Figure 1 - Aerial Photograph of site

The eastern part of the subject site is vegetated and accommodates a watercourse which drains northwards to Correa Bay. This watercourse is an extension to Council's drainage reserve system to

the south. The site contains Umina Coastal Sandplain Woodland, which is defined as an Endangered Ecological Community (EEC) under the *Biodiversity Conservation Act 2016*.

The western part of the site is generally flat with scattered vegetation and adjoins existing lots developed for medium density housing.

Background

The subject land was zoned 6(a) Open Space (Recreation) and 5(a) Special Purposes (Drainage) under the Gosford Planning Scheme Ordinance.

Under the GLEP 2014 the zoning of the land was given the equivalent zone of RE1 Public Recreation (Figure 2).

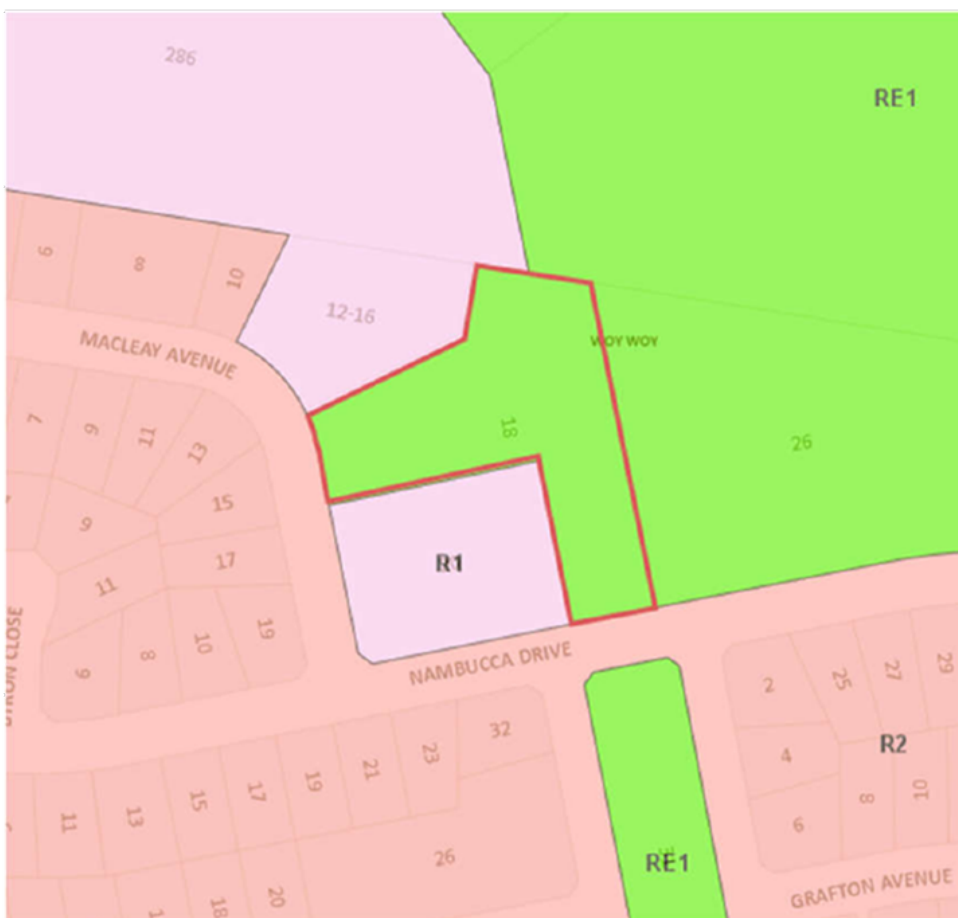


Figure 2 – Existing Zoning under GLEP 2014

The Proposal

The existing RE1 Public Recreation zone is inappropriate for land that is privately owned. It is proposed to rezone the generally cleared western part of the site to R1 General Residential, consistent to that of adjoining land. The eastern part of the site accommodating the vegetated watercourse will remain zoned RE1 Public Recreation.

If the Planning Proposal is successful, the owner proposes to develop the site for medium density housing with the purpose of providing affordable housing for the community. A conceptual development design incorporating 21 one and two storey units is shown in Figure 3.

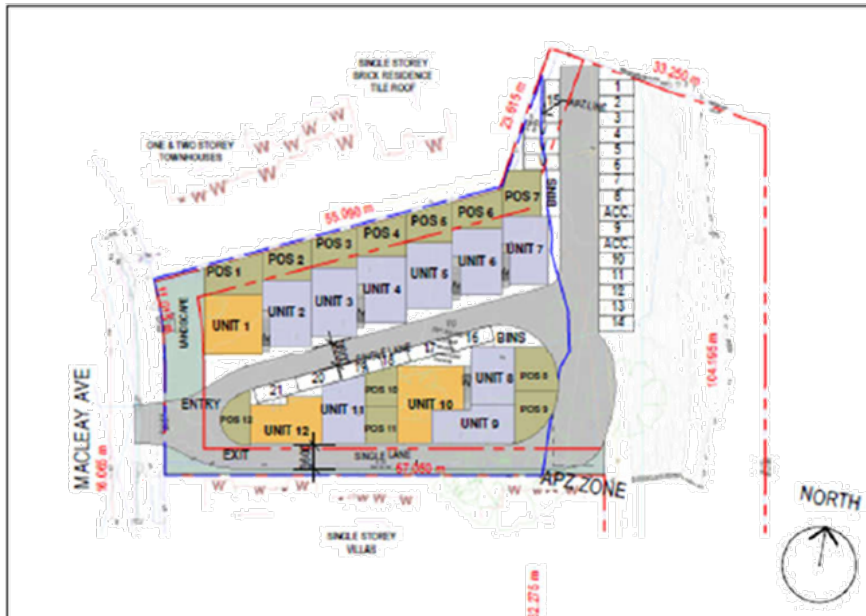


Figure 3 – Proposed Conceptual Development

Should the land be zoned R1 General Residential under GLEP 2014 or the CCLEP, the other mapping layers applicable to the R1 zone, will require amendment to be consistent with the adjoining residential sites. These amendments include

Map Layer	GLEP 2014	CCLEP	Proposal
Lot Size	550m ²	550m ²	3,167m ²
Height of Building	8.5m	8.5m	8.5m
Floor Space Ratio (FSR)	0.7:1 (bounded by a blue line) This blue line refers to clause 4.4(2A) which specifies that notwithstanding the mapped FSR; an FSR of 0.5:1 applies if: - the building is used for the purpose of a residential flat building or multi dwelling housing, and - includes on-site car parking that is not located in the basement, and	0.5:1 (mapped in Area 1) Area 1 refers to clause 4.4A(5) which specifies that a FSR of 0.7:1 applies if: - the building is used for the purpose of residential flat building or multi-dwelling housing, and - all on-site car parking is located in the basement, and	0.5:1 (as car parking is proposed to be on-ground)

	- the site area is 1,000m ² or more.	- the site area is 1,000m ² or more.	
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In addition to the rezoning, the owner has put forward a proposition to acquire the land currently included within pedestrian pathways (1.37m wide) located adjacent to the northern and southern boundaries of the subject site (Figure 4). The pathways each accommodate a concrete footpath, however they do not provide formal connection to any public land or facilities. A more orderly use of the land would be to incorporate them into the developable area of the subject site.

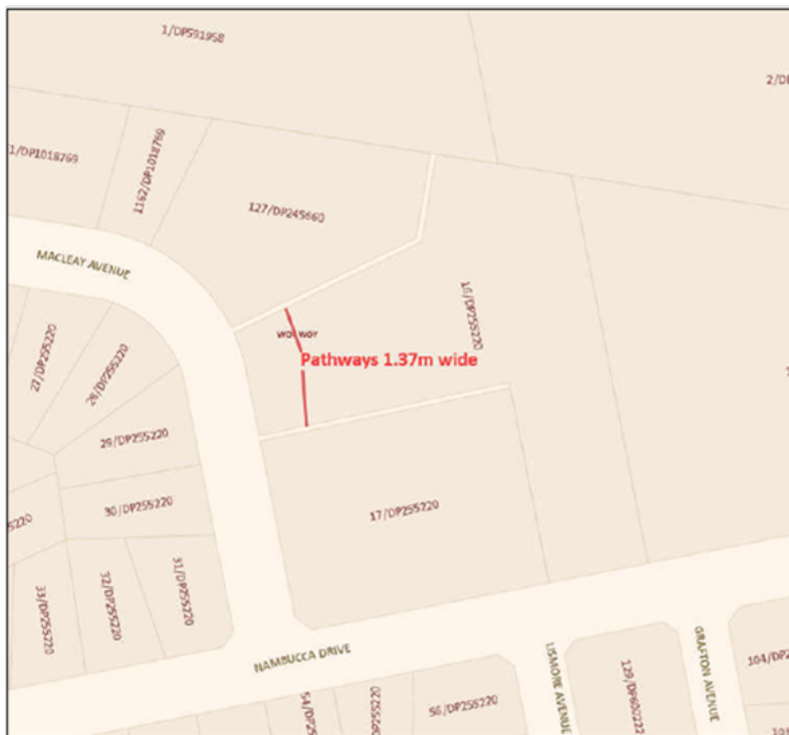


Figure 4 - Location of Pathways

Acquisition of these pathways is supported in accordance with Council’s procedures. Acquisition of the land will be addressed under the Planning Agreement (PA) accompanying the Planning Proposal. It should be noted that they will have to be zoned to R1 General Residential as well.

For the remainder of the subject lot to be retained in the RE1 Public Recreation zone, it is proposed that it should be excised from private ownership and dedicated to Council. This will enable the efficient management of the land consistent with that of the land in the adjoining public reserve further to the east (Figure 2) and as a continuation of the existing Council-owned drainage reserve to the south (Figure 5).

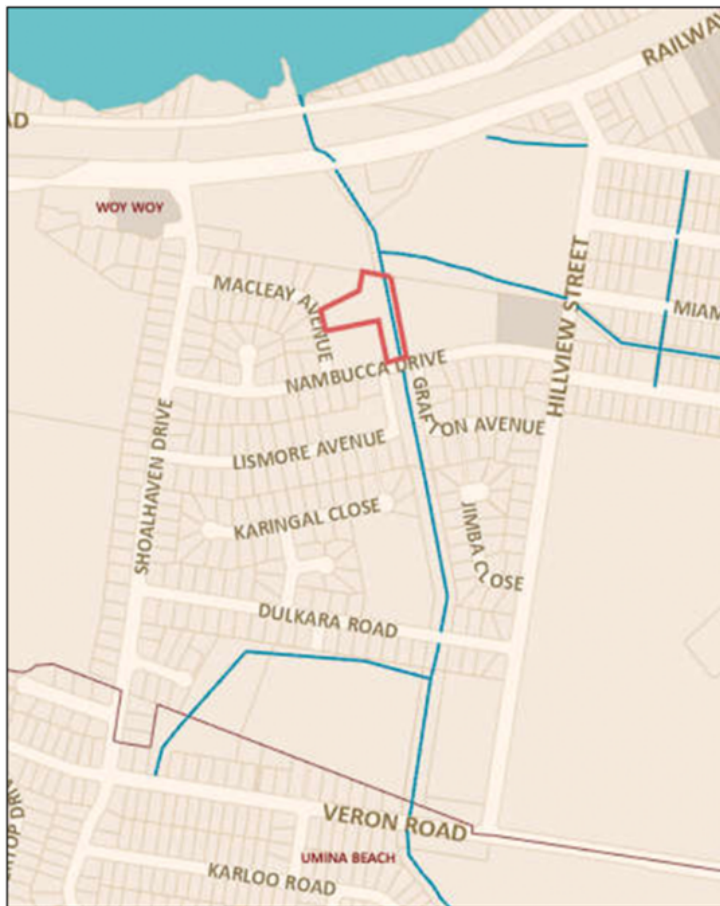


Figure 5 – Drainage Channels in the Locality

In order to transfer the drainage land into Council ownership the PA will set out the requirements to be undertaken to bring about the land transfer and ensure the vegetation is in a condition for Council to accept the future maintenance of the area.

Assessment

The rezoning of the western part of the lot to R1 General Residential, the zoning of the pathways to R1 General Residential, inclusion of the pathways in the developable land and the dedication of the eastern part of the lot to Council has strategic merit on the following basis:

- Even though the land is zoned RE1 Public Recreation, it is privately owned and not required by Council for future open space purposes.
- The site is within an established residential area. That part of the land proposed to be zoned R1 General Residential adjoins other R1 zoned land which has been developed for medium density housing.

- The Proposal will enable the provision of affordable rental housing to meet the needs of people on very low to moderate incomes.
- The site is close to an existing bus stop which provides regular services to Woy Woy Town Centre and Woy Woy Railway Station.
- The two pathways to the north and south of the lot do not currently serve a public purpose that benefits Council or the community. The inclusion of this additional land into the subject lot will increase safety of future residents by preventing public access along both sides of the future development.
- The dedication to Council of the RE1 Public Recreation zoned land along the watercourse in the eastern part of the site serves a public purpose as it provides a continuation of the existing Council-owned drainage reserve system.

The subject land is within the area covered by Contributions Plans 31A - Drainage, 31B - Roadworks, 31C - Open Space and Recreation, and 31D – Community Facilities and Services. Contributions applicable to the future development will be levied at the DA stage.

Current Status

The Planning Proposal is with Council for consideration of the strategic merits of zoning part of the subject land to R1 General Residential and the preparation of an accompanying Planning Agreement.

Internal Consultation

Internal consultation for the Planning Proposal has been undertaken as summarised below.

Environmental Strategies

Council's Ecologist supports the Planning Proposal given that significant impacts on Umina Coastal Sandplain Woodland (UCSW) EEC can likely be avoided by the proposal. This can be achieved during detailed design of the proposal for development assessment. Impacts on UCSW may also be able to be further reduced by ensuring required Asset Protection Zones (APZs) do not extend onto the portion of land (drainage reserve) proposed for dedication to Council. Any future Planning Agreement must ensure the drainage reserve is dedicated to Council with an appropriate fully funded Vegetation Management Plan, as approved by Council's Ecologist.

Water and Sewer

There are no significant constraints with respect to water and sewerage. The following items will be assessed as part of any subsequent *Water Management Act* Section 305 Application(s):

- Developer charges will apply in accordance with the 2019 Southern Region Water Supply and Sewerage Development Servicing Plan.
- The hydraulic designer will be required to obtain a flow and pressure enquiry from Council's Water Services and Design Section. The applicant may benefit from upsizing the existing Council 100mm water main to a 150mm water main dependant on the outcomes of their fire design.

- Build over sewer provisions will apply in line with Council's Building in Proximity to Pipelines Policy. This may trigger the applicant to contribute to the relining of the existing gravity sewer main traversing the site.
- The site is outside the Woy Woy Sewage Treatment Plant buffer zone.

Traffic and Transport

The site is within an established residential area. The existing residential area is well connected to the public transport network in this location, as well as integrated with nearby cycleways and pedestrian pathways. The site is well located for amenity and transport links that are suitable for affordable housing residents (a bus stop is within 165 m).

A traffic analysis indicates that the development will have no impact on the performance of the local road network and that adequate on-site parking has been provided as shown in the concept plan.

The site is located immediately adjacent to a local bus stop in Nambucca Drive and approximately 2.8km from the Woy Woy railway station. The proposal is consistent with local and regional strategies, in that it is providing opportunities for infill housing in close proximity to important services and facilities. The availability of public transport links immediately adjacent to the site supports the desired reduction in private vehicle use identified in Ministerial Direction 3.4 Integrating Land Use and Transport and the Central Coast Regional Plan.

Floodplain Management

The full extent of the site is flood prone. It is noted that the vegetated segment along the watercourse, is all identified as Floodway, and hence not developable (Figure 6). The heavily treed area should therefore be left in its current condition, as it is upon this that the flood analysis is based.

The developable limit is that within the Flood Fringe area only. Based on the available data, the site is only developable within the area defined by Flood Fringe. It appears that flooding up to the 1% is not an issue of concern for the site of the proposed parking area. On that basis it can be supported.



Figure 6 – Flood Categories applying to the Land

Roads Assets Planning and Design

Council is willing to enter into an agreement to provide the two pathway corridors (1.37m wide) running adjacent to 18 Macleay Ave, Woy Woy as shown in red on the attached plan. Provided it is at nil-cost to Council (Figure 7).

Council is willing to accept ownership of the land at the rear of the property, as shown on the attached plan in blue, as a drainage reserve provided it is at nil-cost to Council (Figure 7).



Figure 7 – Location of Pathways and Proposed Drainage Reserve

The Applicant, on behalf of the owner, has advised that the land acquisition by Council of the rear area of the site east of the creek is accepted.

Drainage Assets

An alignment change for the drainage system through the subject site, so it is located under the future internal driveway, could be considered at the DA stage subject to the proposal meeting the following objectives:

1. Any proposal to relocate Council's stormwater infrastructure must be in accordance with Council's Civil Works Specification (CWS).
2. It must also take into account section 6.7.10 of Council's Development Control Plan – 'Building adjacent to drainage easement / stormwater pipes' (former Gosford Council's DCP) which outlines what is permissible within a property burdened by public stormwater.
3. All structures are to be clear of Council's drainage infrastructure and easement
4. Should it be proposed to relocate Council's pipeline within the subject site, an easement is to be created in accordance with the CWS.
5. All relevant studies are to be carried out to determine the flows, required pipe sizes and overland flow management requirements
6. Provisions for overland flows are to be made through the site and these are to be contained within the easement.
7. Unrestricted access is required through the easement at all times
8. All costs associated with any modifications to Council's drainage system and / or easement are to be borne by the applicant

Careful consideration will need to be given to Hazard Category of the overland flows as ideally they would need to meet the H1 hazard category to reduce risks to pedestrians / cars etc.

The Terms of the new easement may reflect that any costs incurred by Council for excavating through the driveway pavement to Council's drainage infrastructure for maintenance or renewal activities, will be borne by the property owner(s).

Open Space and Recreation

There is sufficient open space within 400m walk of the subject land to accommodate future population needs. There are local-scale RE1 parcels to the east, north and south within 400m walk of the subject land and there are district and regional RE1 parcels on the Woy Woy Peninsula within a 10 minute drive by car.

Environmental Management

The land is not identified for acquisition under the Coastal Open Space System (COSS) or other program for acquisition by Council to add to the Bushland Reserve at Hillview Street, Woy Woy.

The two pathways to the north and south of Lot 16 DP255220 do not currently appear to have a purpose that benefits Council or the community. No objection to the pathways being disposed of by Council under the standard process.

Environmental Health

An Acid Sulfate Soil Management Plan is imperative at the DA stage to ensure no degradation of the watercourse which traverses the site and flows into Brisbane Water.

The site is suitable for the proposed Residential use from a contamination perspective.

The Environmental Health Team supports the planning proposal and no additional information is required at this stage.

Social Planning

The Planning Proposal:

- is for infill residential development within an established residential area comprising both low and medium density housing;
- will provide affordable rental housing, 21 units comprising 1 and 2 bedrooms, which provides for a diversity of housing options to meet the needs of people on very low to moderate incomes;
- is well located in relation to services, facilities and social support in Woy Woy Town Centre and public transport (165m to bus stop and Woy Woy Train Station) providing access to a wide range of areas, employment opportunities, facilities and services;
- is to be developed and managed by a recognised community housing provider with wrap around support services and programs for tenants;
- is aligned with the objectives in Council's Affordable and Alternative Housing Strategy.

The planning proposal is supported, and it is recommended that a Social Impact Assessment (SIA) be provided as part of the DA documentation.

External Consultation

Government agency and public consultation requirements will be detailed in the Gateway Determination and conducted accordingly. It is anticipated that due to the existing development surrounding, and the location, that a number of government agencies may be required to be consulted, such as the following:

- NSW Rural Fire Service regarding bushfire matters;
- Transport for NSW, regarding transportation and road networking matters;
- NSW Biodiversity Conservation Division (BCD) on vegetation and biodiversity matters;
- Department of Family and Community and Justice, regarding social housing matters;
- and
- Darkinjung Local Aboriginal Land Council and Guringai Tribal Link (also known as Wannangini), regarding Aboriginal heritage values.

Statutory compliance and strategic justification

The proposal has been assessed having regard for all State Environmental Planning Policies (SEPPs), Section 9.1 Ministerial Directions and relevant guidelines set out within the Central Coast Regional Plan 2036 as detailed in Attachment 2.

The proposal is considered to be consistent with these considerations, therefore is suitable for forwarding to the Minister of Planning requesting a Gateway Determination.

Social Impacts

The proposal will provide additional social housing in a locality with good access to services and facilities.

Environmental Considerations

The dedication of the eastern part of the site to Council will ensure protection of vegetation along the existing watercourse.



Central Coast Council
Strategic Planning Framework Assessment

Lot 16 DP 255220, 18 Macleay Ave, Woy Woy

PP/107/2020;
May 2021



Central Coast Regional Plan 2036

The *Central Coast Regional Plan 2036 (CCRP)* applies to the Central Coast local government area (LGA).

The CCRP is to provide the basis of planning by the local government and sets out a number of actions. The table below demonstrates that the Planning Proposal is generally consistent with relevant directions identified in the CCRP.

Central Coast Regional Plan		
Direction	Applicable	Assessment/Comment
1. Grow Gosford City Centre as the region's capital	N/A	Not Applicable. The site is not located within the region's capital.
2. Focus economic development in the Southern and Northern Growth Corridors	N/A	Not Applicable. The site is outside the two corridors.
3. Support priority economic sectors	N/A	Not Applicable. The proposal is not for an employment use.
4. Strengthen inter-regional and intra-regional connections for business	N/A	Not Applicable. The proposal is not for an employment use.
5. Support new and expanded industrial activity	N/A	Not Applicable. The proposal is not for an employment use.
6. Strengthen the economic self-determination of Aboriginal communities	N/A	Not Applicable. The proposal is not on land owned by the DLALC.
7. Increase job containment in the region	N/A	Not Applicable. The proposal is not for an employment use.
8. Recognise the cultural landscape of the Central Coast	Yes	Applicable and consistent. The applicant submitted an Aboriginal Cultural Heritage Assessment (ACHA) report which did not find any sites or potential sites. The report's recommendations pertain to the National Parks Wildlife Service (NPWS) Act's obligations regarding future development where persons work onsite, and who to notify if anything is found. The ACHA was referred to Aboriginal parties, and all agreed with the report and recommendations.



Central Coast Regional Plan		
Direction	Applicable	Assessment/Comment
		The subject proposal does not detract from the cultural landscape of the Central Coast.
9. Protect and enhance productive agricultural land	N/A	Not Applicable. The subject site is not in an agricultural area.
10. Secure the productivity and capacity of resource lands	N/A	Not Applicable. The subject site is not in a resource area.
11. Sustain and balance productive landscapes west of the M1	N/A	Not Applicable. The site is not located west of the M1.
12. Protect and manage environmental values	Yes	Applicable and Consistent The submitted ecological report identifies that significant impacts on Umina Coastal Sandplain Woodland (UCSW) EEC can likely be avoided by the proposal. This can be achieved during detailed design of the proposal for development assessment. Impacts on UCSW may also be able to be further reduced by ensuring required APZs do not extend onto the portion of land (drainage reserve) proposed for dedication to Council. Any future Planning Agreement must ensure the drainage reserve is dedicated to Council with an appropriate fully funded Vegetation Management Plan, as approved by Council's Ecologist.
13. Sustain water quality and security	N/A	Not Applicable. The subject site is not located within a Drinking Water Catchment.
14. Protect the coast and manage natural hazards and climate change	Yes	Applicable and consistent. The proposal is not affected by <i>coastal hazards</i> . In respect of flooding hazard , the applicant lodged detailed information which sought to clarify Council's broad-based mapping designation of flood liability and flood fringe applying to the proposed residential land. The applicant's information was reviewed by Council's engineer who is satisfied that the proposed General Residential R1 zoned land is classed as flood fringe so development will



Central Coast Regional Plan		
Direction	Applicable	Assessment/Comment
		<p>comply with the <i>Ministerial Direction 4.3 – Flood Prone Land</i>.</p> <p>Regarding bushfire hazards, the area of the site to which the proposed rezoning to R1 General Residential applies, comprises category 1 'buffer' bushfire prone vegetation. The applicant's submitted Bushfire Assessment Report illustrates how compliance with the Australian standards and <i>Planning for Bushfire Protection</i> (RFS 2019) can be achieved for the proposal. Should a Gateway be issued Council will refer the Proposal to the Rural Fire Service for comment.</p> <p>Future development of the site will be required to include relevant measures to ensure the security of land improvements, such as Asset Protection Zones (APZs), and this assessment will occur at the DA stage.</p>
15. Create a well-planned, compact settlement pattern	Yes	<p>Applicable and consistent.</p> <p>The proposal will deliver additional necessary affordable housing adjacent to existing medium density housing. It represents urban infill development.</p>
16. Grow investment opportunities in the region's centres	N/A	<p>Not Applicable.</p> <p>The subject proposal is not within a centre.</p>
17. Align land use and infrastructure planning	Yes	<p>Applicable and consistent.</p> <p>Necessary residential services and infrastructure can be extended to the proposed development site.</p>
18. Create places that are inclusive, well-designed and offer attractive lifestyles	Yes	<p>Applicable and consistent.</p> <p>The proposal will complement existing medium density housing located either side of the land proposed to be rezoned.</p>
19. Accelerate housing supply and improve housing choice	Yes	<p>Applicable and consistent.</p> <p>The proposal will deliver additional necessary affordable housing.</p>
20. Grow housing choice in and around local centres	N/A	<p>Not applicable.</p> <p>The subject is not within or near a centre. However, it is within close proximity to public transport (buses) providing access to Woy Woy Town Centre.</p>



Central Coast Regional Plan		
Direction	Applicable	Assessment/Comment
21. Provide housing choice to meet community needs	Yes	Applicable and consistent. The proposal will deliver additional housing choice by providing necessary affordable housing in the area.
22. Deliver housing in new release areas that are best suited to building new communities	N/A	Not applicable. The proposal does not relate to a new release area. The proposal will provide infill medium density housing.
23. Manage rural lifestyles	N/A	Not applicable. The proposal does not relate to rural living.



Central Coast Community Strategic Plan – One: Central Coast

The Central Coast Community Strategic Plan outlines a set of guiding principles, aspirations and values for the community. These reflect on social, economic, environmental and governance aspects for now and the future.

The following strategies outlined in the Community Strategic Plan are applicable to this Planning Proposal:

Community Strategic Plan 'One Central Coast'	
Objectives	Assessment/Comment
<p>A4</p> <p><i>Enhance community safety within neighbourhoods, public spaces and places.</i></p>	<p>Applicable and consistent.</p> <p>The Planning Proposal will facilitate the development of land that has been vacant for some time.</p> <p>The development of this land, along with closure of the adjoining pathways will improve safety of the public and existing and future residents.</p>
<p>F1</p> <p><i>Protect our rich environmental heritage by conserving beaches, waterways, bushland, wildlife corridors and inland areas and the diversity of local native species.</i></p>	<p>Applicable and consistent.</p> <p>The Planning Proposal includes the retention of the land supporting a watercourse and bushland and the dedication of this land to Council. The retention of this land in the RE1 zone and change to public ownership will ensure the environmental attributes of the land are preserved.</p>
<p>I2</p> <p><i>Ensure all new developments are well planned with good access to public transport, green space and community facilities and support active transport.</i></p>	<p>Applicable and consistent.</p> <p>The site is well located to existing public transport links with a bus stop within 165m of the site in Nambucca Drive. This service provides links north to Woy Woy Railway Station and Woy Woy Town Centre.</p>
<p>I3</p> <p><i>Ensure land use planning and development is sustainable and environmentally sound and considers the importance of local habitat, green corridors, energy efficiency and stormwater management</i></p>	<p>Applicable and consistent.</p> <p>The Planning Proposal is environmentally sound as it proposes to dedicate the land accommodating a watercourse and bushland to Council. This reflects the importance placed on this vegetated watercourse as a green corridor, a local habitat, and an essential requirement for stormwater management.</p>
<p>I4</p> <p><i>Provide a range of housing options to meet the diverse and changing needs of the community including adequate affordable housing</i></p>	<p>Applicable and consistent</p> <p>The Planning Proposal will provide opportunities for additional affordable medium density housing on the Peninsula by a local community housing provider.</p>



Interim Local Strategic Planning Statement

The interim Central Coast Local Strategic Planning Statement (LSPS) sets a clear vision for the future and a proactive framework for delivering a growing and sustainable Region with a strong network of Centres and thriving and connected communities.

One of the Urban Management Strategies is:

- 3 *Renew the Urban Form – improve the living environment for new and existing communities.*

The land immediately to the north and south of this site is currently developed for medium density residential development, leaving the cleared area of the subject site the last remaining land suitable for residential development in this locality and thus representing an urban infill site.

The following priorities outlined in the LSPS are applicable to this Planning Proposal.

Interim Local Strategic Planning Statement	
Planning Priority & Action	Assessment/Comment
<p>1 – Align development to our infrastructure capacity</p> <p><i>Action</i> <i>Develop a Central Coast Regional Infrastructure Plan that considers our infrastructure capacity, appropriate trigger points for infrastructure provision and prioritises opportunities for integrated infrastructure delivery across the Central Coast.</i></p>	<p>Applicable and consistent.</p> <p>The proposal will deliver infill housing within a developed urban area where all required services are available.</p>
<p>8 - Provide for the housing needs of our growing region</p> <p><i>Actions</i> <i>-Prepare Housing Strategy for the Central Coast to provide a clear vision and strategic direction to accommodate the population growth envisaged for the region in a sustainable manner.</i> <i>- Implement relevant actions from the draft Affordable and Alternative Housing Strategy to provide for the diverse housing needs of our community.</i></p>	<p><i>Housing Strategy</i></p> <p>The Housing Strategy has not yet been prepared.</p> <p><i>Affordable and Alternative Housing Strategy</i></p> <p>The Central Coast Affordable and Alternative Housing Strategy was adopted in 2020 and seeks to provide effective policy solutions to address the growing need for affordable and alternative housing within the Central Coast LGA.</p> <p>It aims to build a vision for a 'fair and inclusive region, where everyone has access to affordable and sustainable housing'.</p> <p>Part A includes Strategy 1 where Council adopts a table defining what constitutes affordable housing, Strategy 2 where Council adopts a range of affordable housing indicators and Strategy 3 where Council adopts targets (public & private) for the future provision of affordable housing in the LGA.</p> <p>Part B discusses potential partnerships with registered community housing providers and/or appropriate Non-Government Organisations</p>



Interim Local Strategic Planning Statement	
	<p>using council land. Strategy 4 sets a target for 3 Council sites that may be used for affordable housing partnership. Strategies 5 and 6 pertains to multi-tenured affordable housing projects within centres. Strategy 7 investigates an appropriate site in the short term for the development of affordable and temporary dwellings (such as caravans, cabins and tiny homes) in a partnership. Strategy 8 ensures that partnering and management arrangements with any Community Housing Provider include adequate budgetary provision and planning for maintenance and facilities management.</p> <p>Part C outlines matters to be investigated for incorporation into the new Comprehensive LEP and Housing Strategy (both yet to be prepared), with Strategies 9 -17 providing directions.</p> <p>Part D relates to homelessness and Part E Monitoring and Reporting</p> <p>Strategy 9 is directly relevant to this proposal, wherein it states: <i>“Council will investigate opportunities for rezoning developable land within 400 metres of the town centres and 800 metres of railway stations and transport nodes to R1 or R3 so as to facilitate the construction of multi-dwelling housing and Residential Flat Buildings”.</i></p>
<p>24 - Map, protect and cherish natural areas and ecosystems</p> <p><i>Action</i> <i>Prepare and implement the Central Coast Biodiversity Strategy, including land use principles to protect and manage natural area and ecosystems of high biodiversity value.</i></p>	<p>Applicable and consistent.</p> <p>The Planning Proposal will contribute to the protection of local ecosystems by the existing vegetated watercourse remaining zoned RE1 Public Recreation and being dedicated to Council.</p>



Central Coast Affordable and Alternative Housing Strategy

The Central Coast Affordable and Alternative Housing Strategy (2020) seeks to provide effective policy solutions to address the growing need for affordable and alternative housing within the Central Coast LGA. It aims to build a vision for a 'fair and inclusive region, where everyone has access to affordable and sustainable housing'.

The Strategy relevant to this Planning Proposal is Strategy 9 which states:

Strategy 9

Council will investigate opportunities for rezoning developable land within 400 metres of the town centres and 800 metres of railway stations and transport nodes to R1 or R3 so as to facilitate the construction of multi-dwelling housing and Residential Flat Buildings. It is noted that any such rezoning is subject to a detailed assessment process.

The Strategy promotes the rezoning of land to R1 General Residential if it is within proximity to centres and transport nodes. The subject site does not strictly meet the criteria as it is located approximately 2.8km from Woy Woy Town Centre and Woy Woy Railway Station. However, the Proposal seeks adoption of a R1 zone to allow medium density housing in an area already zoned R1 and on a site within 400m of a bus stop that services the Woy Woy Town Centre. The site is therefore considered to be an appropriate location for a rezoning in line with the adopted strategy.

Biodiversity Strategy

The Biodiversity Strategy (2020) provides a framework and guide for the management of biodiversity on the Central Coast that is consistent with regional, state and national strategies, plans and policies. The following Theme in the Biodiversity Strategy is applicable to the Planning Proposal:

Theme 4 Protecting biodiversity through land use planning and information management	
Goals and Actions	Assessment
<p>Goal 4.1 High biodiversity value areas are appropriately identified, protected and restored as part of future land use planning investigation</p> <p>Action 4.1.5 Identify appropriate mechanisms to achieve rehabilitation and enhanced landscape connectivity through the rezoning and development assessment process (such as Vegetation Management Plans)</p>	<p>Council supports the implementation of appropriate planning controls to protect biodiversity and seek to ensure that LEPs strengthen protection of biodiversity within the LGA.</p> <p>The eastern part of the lot has been identified as having high biodiversity value and the vegetation should be protected.</p> <p>The Planning Proposal is consistent with this Goal and Action as it seeks to protect the vegetation on the eastern part of the site by bringing it into public ownership subject to it being restored in accordance with an approved Vegetation Management Plan.</p>



State Environmental Planning Policies

The proposal has been considered against the relevant State Environmental Planning Policies (SEPP) as detailed below.

SEPP	CONSISTENCY
SEPP (Koala Habitat Protection) 2021	
<p>This Policy aims to encourage the conservation and management of areas of natural vegetation that provide habitat for koalas to support a permanent free-living population over their present range and reverse the current trend of koala population decline.</p>	<p>Applicable and Consistent.</p> <p>The development control section of the SEPP applies where the site is a minimum of 1 hectare in area, hence does not apply to the subject site.</p> <p>The site is isolated from areas of historically reported habitat.</p>
SEPP (Affordable Rental Housing) 2009	
<p>The aims of this Policy are:</p> <p>(a) to provide a consistent planning regime for the provision of affordable rental housing,</p> <p>(b) to facilitate the effective delivery of new affordable rental housing by providing incentives by way of expanded zoning permissibility, floor space ratio bonuses and non-discretionary development standards,</p> <p>(c) to facilitate the retention and mitigate the loss of existing affordable rental housing,</p> <p>(d) to employ a balanced approach between obligations for retaining and mitigating the loss of existing affordable rental housing, and incentives for the development of new affordable rental housing,</p> <p>(e) to facilitate an expanded role for not-for-profit-providers of affordable rental housing,</p> <p>(f) to support local business centres by providing affordable rental housing for workers close to places of work,</p> <p>(g) to facilitate the development of housing for the homeless and other disadvantaged people who may require support services, including group homes and supportive accommodation.</p>	<p>Applicable and Consistent</p> <p>The Planning Proposal has been submitted by Pacific Link Housing which is a Community Housing Provider.</p> <p>This Proposal will improve access to affordable housing for low income households in the locality. It is therefore consistent with the aims of this SEPP.</p>
SEPP 55 – Remediation of Land	
<p>Aims to promote the remediation of contaminated land for the purpose of reducing the risk of harm to human health or any other aspect of the environment.</p> <p>(a) by specifying when consent is required, and when it</p>	<p>Applicable and Consistent.</p> <p>A Phase 1 Contaminated Site Investigation report identified potential minor sources of contamination and provided recommendations to be undertaken following the gateway determination for the</p>



SEPP	CONSISTENCY
<p>is not required, for a remediation work, and</p> <p>(b) by specifying certain considerations that are relevant in rezoning land and in determining development applications for consent to carry out a remediation work in particular, and</p> <p>(c) by requiring that a remediation work meet certain standards and notification requirements.</p>	<p>remediation of the site. These remediations works include the removal of garbage waste found on site. The report concluded that the site is compatible with the proposed sensitive residential land use.</p> <p>These matters will be addressed at the DA stage.</p>
SEPP (Coastal Management) 2018	
<p>The aim of this Policy is to promote an integrated and coordinated approach to land use planning in the coastal zone in a manner consistent with objects of the Coastal Management Act 2016, including the Management objectives for each coastal management area, by:</p> <p>(a) managing development in the coastal zone and protecting the environmental assets of the coast, and</p> <p>(b) establishing a framework for land use planning to guide and decision-making in the coastal zone and mapping the 4 coastal management areas that comprise the NSW coastal zone for the purpose of the definitions in the Coastal Management Act 2016.</p>	<p>Applicable and Consistent</p> <p>The SEPP applies to the LGA and the following coastal areas are mapped on the subject site.</p> <p><i>Coastal land use</i> is mapped under the SEPP as affecting about 160 square metres of proposed R1 zoning (north-eastern corner). The SEPP requires development assessment considerations at DA stage regarding matters such as access and overshadowing to foreshores (not applicable), visual amenity and scenic qualities of coastal headlands (not applicable), and Aboriginal cultural heritage, with the aim being to avoid or minimize impacts.</p> <p>The applicant submitted an Aboriginal Cultural Heritage Assessment (ACHA) report which did not find any sites or potential sites. The report's recommendations pertain to the National Parks Wildlife Service (NPWS) Act's obligations regarding future development where persons work onsite, and who to notify if anything is found. The ACHA was referred to Aboriginal parties, and all agreed with the report and recommendations. The subject proposal does not detract from the cultural landscape of the Central Coast.</p> <p>The whole site is mapped under the SEPP as <i>Coastal environmental area</i> which requires development assessment considerations at DA stage regarding matters such as ecological, coastal processes (not applicable), foreshore access (not applicable) and Aboriginal heritage (satisfactory, see above), with the aim being to avoid or minimize impacts.</p> <p>The ecological report submitted with the Proposal identifies that significant impacts on Umina Coastal Sandplain Woodland (UCSW) EEC can be avoided by the proposal.</p>



SEPP	CONSISTENCY
SEPP (Mining, Petroleum & Extractive Industries) 2007	
<p>Aims:</p> <ul style="list-style-type: none"> (a) to provide for the proper management and development of mineral, petroleum and extractive material resources for the purpose of promoting the social and economic welfare of the State, and (b) to facilitate the orderly and economic use and development of land containing mineral, petroleum and extractive material resources, and (b1) to promote the development of significant mineral resources, and (c) to establish appropriate planning controls to encourage ecologically sustainable development through the environmental assessment, and sustainable management, of development of mineral, petroleum and extractive material resources, and (d) to establish a gateway assessment process for certain mining and petroleum (oil and gas) development: <ul style="list-style-type: none"> (i) to recognise the importance of agricultural resources, and (ii) to ensure protection of strategic agricultural land and water resources, and (iii) to ensure a balanced use of land by potentially competing industries, and (iv) to provide for the sustainable growth for mining, petroleum and agricultural industries. 	<p>Applicable and Consistent.</p> <p>SEPP State Environmental Planning Policy (Mining, Petroleum Production and Extractive Industries) 2007 permits and prohibits mining and extractive industries in certain circumstances, regardless of the LEP and zoning of the land. Whilst the proposed R1 zoning has more permissible uses than the current RE1 zoning, none relate to mining or extractive industries.</p>
SEPP (Vegetation in Non-Rural Areas) 2017	
<p>The aims of this Policy are as follows:</p> <ul style="list-style-type: none"> (a) to protect the biodiversity values of trees and other vegetation in non-rural areas of the State, and (b) to preserve the amenity of non-rural areas of the State through the preservation of trees and other vegetation. 	<p>Applicable and Consistent.</p> <p>The SEPP applies to this Planning Proposal as it proposes to zone land to R1 General Residential.</p> <p>The rezoning of land and subsequent development of the site for residential development will result in the clearing of approximately 1,900 sqm of Umina Coastal Sandplain Woodland. Council's Ecologist considers this will not adversely impact on the wider distribution of this vegetation community.</p>



SEPP	CONSISTENCY
SEPP (Aboriginal Land) 2019	
<p>Aims:</p> <p>(a) to provide for development delivery plans for areas of land owned by Local Aboriginal Land Councils to be considered when development applications are considered, and</p> <p>(b) to declare specified development carried out on land owned by Local Aboriginal Land Councils to be regionally significant development.</p>	<p>Not applicable.</p> <p>The land is not identified in the mapping supporting this SEPP.</p>
SEPP 19 – Bushland in Urban Areas	
<p>The general aim of this Policy is to protect and preserve bushland within the urban areas referred to in Schedule 1 because of:</p> <p>(a) its value to the community as part of the natural heritage,</p> <p>(b) its aesthetic value, and</p> <p>(c) its value as a recreational, educational and scientific resource.</p> <p>The specific aims of this policy are:</p> <p>(a) to protect the remnants of plant communities which were once characteristic of land now within an urban area,</p> <p>(b) to retain bushland in parcels of a size and configuration which will enable the existing plant and animal communities to survive in the long term,</p> <p>(c) to protect rare and endangered flora and fauna species,</p> <p>(d) to protect habitats for native flora and fauna,</p> <p>(e) to protect wildlife corridors and vegetation links with other nearby bushland,</p> <p>(f) to protect bushland as a natural stabiliser of the soil surface,</p> <p>(g) to protect bushland for its scenic values, and to retain the unique visual identity of the landscape,</p> <p>(h) to protect significant geological features,</p> <p>(i) to protect existing landforms, such as natural drainage lines, watercourses and foreshores,</p> <p>(j) to protect archaeological relics,</p> <p>(k) to protect the recreational potential of bushland,</p> <p>(l) to protect the educational potential of bushland,</p>	<p>There is a vegetation community on the subject land that is identified as an Ecologically Endangered Community (EEC). The rezoning of land and subsequent development of the site for residential development will result in the clearing of approximately 1,900 sqm of Umina Coastal Sandplain Woodland. Council's Ecologist considers this will not adversely impact on the wider distribution of this vegetation community. Further assessment of this will be required as part of the development application process.</p>



SEPP	CONSISTENCY
<p>(m) to maintain bushland in locations which are readily accessible to the community, and</p> <p>(n) to promote the management of bushland in a manner which protects and enhances the quality of the bushland and facilitates public enjoyment of the bushland compatible with its conservation.</p>	
SEPP Infrastructure	
<p>The aim of this Policy is to facilitate the effective delivery of infrastructure across the State.</p>	<p>Applicable and Consistent.</p> <p>The land proposed to be rezoned to R1 General Residential can be provided with water and sewer services, the local road network has capacity for potential development and electricity is available adjacent.</p>



Section 9.1 Ministerial Directions

The proposal has been considered against the relevant Ministerial Directions as summarised below. The full assessment of these Directions is contained below.

Direction	Comment
Employment & Resources	
1.1 Business & Industrial Zones	
<p>Aims to encourage employment growth in suitable locations, protect employment land in business and industrial zones and to support the viability of identified centres.</p> <p>Applies when a planning proposal affects land within an existing or proposed business or industrial zone.</p>	<p>Not Applicable.</p> <p>The direction applies only to land zoned or proposed to be zoned to a business or industrial zone, so has no effect on the proposed rezoning of part of the RE1 Public Recreation zone to R1 General Residential.</p>
1.2 Rural Zones	
<p>Aims to protect the agricultural production value of rural land.</p> <p>Applies when a planning proposal affects land within an existing or proposed rural zone.</p>	<p>Not Applicable.</p> <p>The direction applies to land zoned or proposed to be zoned to a rural zone, so has no effect on the proposed rezoning of part of the RE1 Public Recreation zone to R1 General Residential.</p>
1.3 Mining, Petroleum Production and Extractive Industries	
<p>Aims to ensure that the future extraction of State or regionally significant reserves of coal, other minerals, petroleum and extractive materials are not compromised by inappropriate development.</p> <p>Applies when a planning proposal would have the effect of prohibiting the mining of coal or other minerals, production of petroleum, or winning or obtaining of extractive materials, or restricting the potential of development resources of coal, other mineral, petroleum or extractive materials which are of State or regional significance by permitting a land use that is likely to be incompatible with such development.</p>	<p>Applicable and consistent.</p> <p>Whilst the proposed R1 zoning has more permissible uses than the current RE1 zoning, none relate to mining or extractive industries.</p> <p>The site is surrounded by zoned and developed housing, hence there should be no actual effect on mining / extractive industries potential than exists now.</p>
1.4 Oyster Aquaculture	
<p>Aims to ensure that Priority Oyster Aquaculture Areas and oyster aquaculture outside such an area are adequately considered, and to protect Priority Oyster Aquaculture Areas and oyster aquaculture outside such an area from land uses that may result in adverse impacts on water quality and consequently, on the health of oysters</p>	<p>Not Applicable.</p> <p>The site is some distance from Brisbane Water where 'Priority Oyster Aquaculture Areas' (POAA) exist.</p>



Direction	Comment
<p>and oyster consumers.</p> <p>Applies when a planning proposal could result in adverse impacts on a Priority Oyster Aquaculture Areas or current oyster aquaculture lease in the national parks estate or results in incompatible use of land between oyster aquaculture in a Priority Oyster Aquaculture Area or current oyster aquaculture lease in the national parks estate and other land uses.</p>	
<p>1.5 Rural Lands</p>	
<p>The objectives are to: protect the agricultural production value of rural land; facilitate the orderly and economic development of rural lands for rural and related purposes; assist in the proper management, development and protection of rural lands to promote the social, economic and environmental welfare of the State; minimise the potential for land fragmentation and land use conflict in rural areas, particularly between residential and other rural land uses; encourage sustainable land use practices and ensure the ongoing viability of agriculture on rural land; support the delivery of the actions outlined in the New South Wales Right to Farm Policy.</p> <p>Applies when a relevant planning authority prepares a planning proposal that will affect land within an existing or proposed rural or environmental protection zoned or changes the existing minimum lot size on land within a rural or environmental protection zone.</p>	<p>Not Applicable.</p> <p>The direction applies to land zoned or proposed to be zoned to a rural or environmental protection zone, so has no effect on the proposed rezoning of part of the RE1 Public Recreation zone to R1 General Residential.</p>
<p>Environment & Heritage</p>	
<p>2.1 Environmental Protection Zones</p>	
<p>Aims to protect and conserve environmentally sensitive areas.</p> <p>Applies when the relevant planning authority prepares a planning proposal.</p>	<p>Applicable and consistent</p> <p>The land is not within, or proposed to be within, an Environmental zone, however the lot is environmentally sensitive as it contains an EEC. The rezoning of land and subsequent development of the site for residential development will result in the clearing of approximately 1,900 sqm of Umina Coastal Sandplain Woodland. Council's Ecologist considers this will not adversely impact on the wider distribution of this vegetation community.</p>



Direction	Comment
<p>2.2 Coastal Management</p>	
<p>Aims to protect and manage coastal areas of NSW. Applies when a planning proposal applies to land in the Coastal Zone as defined under the Coastal Management Act 2016.</p>	<p>Applicable and Consistent</p> <p>The direction is applicable as the land is mapped as a <i>coastal environmental area</i> as defined by SEPP (Coastal Management) 2018. Further, about 160 square metres of proposed R1 zoning (north-eastern corner) is mapped as <i>Coastal land use</i> under the SEPP.</p> <p>The proposal however does not seek rezone land within a coastal vulnerability area, land subject to current/future coastal hazards, nor coastal wetlands or littoral rainforests. Neither does the proposal seek to amend the maps subject to the SEPP.</p> <p>However, as a <i>Coastal environmental area</i>, further ecological assessment will be required through the development assessment process. The ecological report submitted with the Proposal identifies that significant impacts on Umina Coastal Sandplain Woodland (UCSW) EEC can be avoided by the proposal. Other considerations are coastal processes and foreshore access, neither of which apply to the site, being remote from the coastline.</p> <p>In summary, when addressing and satisfying the SEPP in the development assessment process, the aims of the Direction will also be satisfied and the Planning Proposal as recommended will be consistent with the Direction.</p>
<p>2.3 Heritage Conservation</p>	
<p>Aims to conserve items, areas, objects and places of environmental heritage significance and indigenous heritage significance.</p> <p>Applies when the relevant planning authority prepares a planning proposal.</p>	<p>Applicable and consistent.</p> <p>The applicant submitted an Aboriginal Cultural Heritage Assessment (ACHA) report which did not find any sites or potential sites. The report's recommendations pertain to the National Parks Wildlife Service (NPWS) Act's obligations regarding future development where persons work onsite, and who to notify if anything is found. The ACHA was referred to Aboriginal parties, and all agreed with the report and recommendations.</p> <p>The subject proposal does not detract from the cultural landscape of the Central Coast.</p> <p>The land does not comprise any non-indigenous heritage items.</p>



Direction	Comment
2.4 Recreational Vehicle Areas	
<p>Aims to protect sensitive land or land with significant conservation values from adverse impacts from recreation vehicles.</p> <p>Applies when the relevant planning authority prepares a planning proposal.</p>	<p>Applicable and consistent.</p> <p>The proposal does not seek to provide recreational vehicle areas.</p>
2.5 Application of E2 and E3 Zones and Environmental Overlays in Far North Coast LEPs	
<p>Aims to ensure that a balanced and consistent approach is taken when applying environmental protection zones and overlays to land on the NSW Far North Coast.</p>	<p>Not Applicable.</p> <p>This Direction does not apply to the Central Coast Local Government Area (or former Wyong or Gosford LGAs).</p>
2.6 Remediation of Contaminated Land	
<p>Aims to reduce the risk of harm to human health and the environment by ensuring that contamination and remediation are considered by planning proposal authorities.</p>	<p>Applicable and consistent.</p> <p>The direction applies to land on which development for a purpose referred to in Table 1 to the <i>contaminated land planning guidelines</i> is being, or is known to have been, carried out, which includes land previously used for extractive industries and horticulture / agriculture.</p> <p>The Applicant's planning report provides a <i>Preliminary Site Investigation for Contamination</i>. Aerial photos show rural nature of the area in the 1950s, followed by residential commencing from the 1970s. The investigation indicates that all contaminants of concern were below screening levels and no asbestos was detected.</p> <p>The site is compatible with the proposed sensitive (residential land uses), subject to the standard development assessment issue actions.</p>
Housing, Infrastructure and Urban Development	
3.1 Residential Zones	
<p>Aims to encourage a variety and choice of housing types to provide for existing and future housing needs, to make efficient use of existing infrastructure and services and ensure that new housing has appropriate access to infrastructure and services and to minimise the impact of residential development on the environment and resource lands.</p> <p>Applies when a planning proposal affects land within an existing or proposed residential zone, and any other zone in which significant residential</p>	<p>Applicable and consistent.</p> <p>The proposal satisfies the Direction as it will add to the variety of local housing by providing affordable medium density housing, which will meet current needs in the market.</p> <p>The Planning Proposal will result in residential unit / townhouse development incorporating approximately 21 units.</p> <p>The proposed affordable housing development responds to site constraints and opportunities, as</p>



Direction	Comment
development is permitted or proposed to be permitted.	well as the surrounding land use context. The proposal will broaden the range of housing choices in the area within a site that has access to employment, new community facilities, open space and local convenience retailing.
3.2 Caravan Parks and Manufactured Home Estates	
<p>Aims to provide for a variety of housing types and provide opportunities for caravan parks and manufactured home estates (MHE).</p> <p>Applies when the relevant planning authority prepares a planning proposal.</p>	<p>Applicable and not consistent.</p> <p>Caravan Parks are permissible under the current RE1 zoning and not permissible under the R1 zoning, hence the proposal will not be consistent with the Direction in this regard, as it will remove a current theoretical permissibility from part of the land.</p> <p>Additionally, the land has been zoned for public recreation for at least four decades, probably much longer, so caravan parks were a permissible use in the zone for this period, so, if there was a need for a caravan park on the site, it should have occurred by now.</p> <p>The proposal is considered to have significant merit for support, despite this minor theoretical non-compliance with the Direction, as it will result in the provision of important and necessary affording housing required in the locality, whilst not reducing the realistic potential for a caravan park or MHE.</p>
3.3 Home Occupations	
<p>Aims to encourage the carrying out of low impact small business in dwelling houses.</p> <p>Applies when the relevant planning authority prepares a planning proposal.</p>	<p>Applicable and consistent.</p> <p>The proposal does not seek to alter provisions relating to the permissibility of home occupations.</p>
3.4 Integrating Land Use & Transport	
<p>Aims to ensure that urban structures, building forms, land use locations, development designs, subdivision and street layouts to achieve: improving access to housing, jobs and services by walking, cycling and public transport; increasing choice of available transport and reducing dependence on cars; reducing travel demand; supporting efficient and viable public transport services; and provide for efficient movement of freight.</p> <p>Applies when a planning proposal creates alters or moves a zone or provision relating to urban land, including land zoned for residential, business,</p>	<p>Applicable and consistent.</p> <p>Approximately 2,600sqm of the site is proposed to be zoned R1, hence the direction is applicable.</p> <p>There is a strategic basis to support the Planning Proposal as it is located adjacent to existing social housing and will complete the last potentially suitable site in the area for affordable housing.</p> <p>The site is well serviced by a regular bus service. A bus stop is located in Nambucca Drive which is approximately 165m walking distance from the Macleay Street frontage. The site is approximately 2.8km from the Woy Woy railway station.</p>



Direction	Comment
industrial, village or tourist purposes.	
3.5 Development Near Regulated Airports and Defence Airfields	
<p>Aims to ensure the effective and safe operation of regulated airports and defence airfields; to ensure that their operation is not compromised by development that constitutes an obstruction, hazard or potential hazard to aircraft flying in the vicinity; and to ensure development, if situated on noise sensitive land, incorporates appropriate mitigation measures so that the development is not adversely affected by aircraft noise.</p> <p>Applies when a planning proposal creates, alters or removes a zone or provision relating to land near a regulated airport which includes a defence airfield.</p>	<p>Not Applicable.</p> <p>The subject land is not located near a regulated airport which includes a defence airfield.</p>
3.6 Shooting Ranges	
<p>Aims to maintain appropriate levels of public safety and amenity when rezoning land adjacent to an existing shooting range, to reduce land use conflict arising between existing shooting ranges and rezoning of adjacent land, and to identify issues that must be addressed when giving consideration to rezoning land adjacent to an existing shooting range.</p> <p>Applies when a relevant planning authority prepares a planning proposal that will affect, create, alter or remove a zone or a provision relating to land adjacent to and/ or adjoining an existing shooting range.</p>	<p>Not Applicable.</p> <p>The land does not lie adjacent or near to a shooting range.</p>
3.7 Reduction in non-hosted short-term rental accommodation period	
<p>Applies when a Council prepares a planning proposal to identify or reduce the number of days that non-hosted short term rental accommodation may be carried out in parts of its local government area.</p> <p>Applies to Byron Bay Shire Council</p>	<p>Not Applicable</p> <p>This Direction does not apply to the Central Coast Local Government Area (or former Wyong or Gosford LGAs).</p>
Hazard & Risk	
4.1 Acid Sulfate Soils	
<p>Aims to avoid significant adverse environmental impacts from the use of land that has a probability of containing acid sulfate soils.</p>	<p>Applicable and consistent.</p> <p>According to Council's Acid Sulfate Soil Mapping the northern 20m of the site is Class 3 and the</p>



Direction	Comment
Applies when a planning proposal applies to land having a probability of containing acid sulfate soils on the Acid Sulfate Soils Planning Maps.	remainder of the site is Class 4. Any future DAs will need to comply with the provisions relating to Acid Sulfate Soils in Council's LEP.
4.2 Mine Subsidence & Unstable Land	
<p>Aims to prevent damage to life, property and the environmental on land identified as unstable or potentially subject to mine subsidence.</p> <p>Applies when a planning proposal permits development on land which is within a mine subsidence district, or identified as unstable in a study, strategy or assessment undertaken by or on behalf of the relevant planning authority or other public authority and provided to the relevant planning authority.</p>	<p>Applicable and Consistent</p> <p>According to Council's Landslip Mapping the subject land is identified as Medium.</p> <p>Adjoining land has been developed for medium density housing so this issue would need to be addressed in any future DA.</p>
4.3 Flood Prone Land	
<p>Aims to ensure development on flood prone land is consistent with NSW Government's Flood Prone Land Policy and principles of the Floodplain Development Manual 2005; and provisions of an LEP on flood prone land are commensurate with flood hazard and include consideration of the potential flood impacts</p>	<p>Applicable and consistent.</p> <p>The flood study indicates that the land along the creekline (proposed to remain RE1) is floodway and the remainder of the site (proposed to be zoned R1) is flood fringe.</p> <p>Council's flood engineers stipulate that the site is only developable within the area defined by Flood Fringe. The heavily treed area should therefore be left in its current condition, as it is upon this that the flood analysis is based.</p> <p>All development is to comply with Council's LEP and also DCP requirements particularly with regards to Water Cycle Managements so as not to increase run-off from the site from pre-development conditions.</p> <p>The proposal is consistent with this Direction.</p>
4.4 Planning for Bushfire Protection	
<p>Aims to protect life, property and the environment from bushfire hazards, and encourage sound management of bushfire prone areas.</p> <p>Applies when a planning proposal affects or is in proximity to land mapped as bushfire prone land.</p>	<p>Applicable and consistent</p> <p>According to the Rural Fire Service Bushfire Prone Land maps, the subject lot accommodates Vegetation Categories 1 and 2 along the creekline and Vegetation Buffer on the remainder of the site.</p> <p>Consequently, in the preparation of this planning proposal request, Council must consult with the Commissioner of the NSW Rural Fire Service following receipt of a gateway determination.</p>



Direction	Comment
Regional Planning	
5.1 Implementation of Regional Strategies	
The objective of this direction is to give legal effect to the vision, land use strategy, policies, outcomes and actions contained in regional strategies.	Not Applicable. This Direction does not apply to the Central Coast Local Government Area (or former Wyong or Gosford LGAs).
5.2 Sydney Drinking Water Catchment	
Aims to protect water quality in the hydrological catchment. Applies when a relevant planning authority prepares a planning proposal that applies to Sydney's hydrological catchment.	Not Applicable. This Direction does not apply to the Central Coast Local Government Area (or former Wyong or Gosford LGAs).
5.3 Farmland of State and Regional Significance on the NSW Far North Coast	
Aims to: ensure that the best agricultural land will be available for current and future generations to grow food and fibre; provide more certainty on the status of the best agricultural land, assisting councils with strategic settlement planning; and reduce land use conflict arising between agricultural use and non-agricultural use of farmland caused by urban encroachment into farming areas. Applies to Ballina, Byron, Kyogle, and Tweed Shire Councils, Lismore City Council and Richmond Valley Council.	Not Applicable. This Direction does not apply to the Central Coast Local Government Area (or former Wyong or Gosford LGAs).
5.4 Commercial and Retail Development along the Pacific Highway, North Coast	
Aims to manage commercial and retail development along the Pacific Highway, North Coast. Applies to all councils between and inclusive of Port Stephens and Tweed Shire Councils.	Not Applicable. This Direction does not apply to the Central Coast Local Government Area (or former Wyong or Gosford LGAs).
5.9 North West Rail Link Corridor Strategy	
Aims to promote transit-oriented development and manage growth around the eight train stations of the North West Rail Link (NWRL) and ensure development within the NWRL corridor is consistent with the proposals set out in the NWRL Corridor Strategy and precinct Structure Plans. Applies to the This Direction applies to Hornsby Shire Council, The Hills Shire Council and Blacktown City Council.	Not Applicable This Direction does not apply to the Central Coast Local Government Area (or former Wyong or Gosford LGAs).



Direction	Comment
5.10 Implementation of Regional Plans	
<p>Aims to give legal effect to the vision, land use strategy, goals, directions and actions contained in Regional Plans.</p> <p>Applies when the relevant planning authority prepares a planning proposal.</p>	<p>Applicable and consistent.</p> <p>The proposal is consistent with the relevant actions of Central Coast Regional Plan 2036.</p> <p>The proposed R1 zone is located so as to protect the natural environment by retaining the UCSW vegetation community along the watercourse and accounting for such hazards a flooding and bushfire.</p> <p>The R1 zoning provides for a variety of housing including medium density affordable housing development as proposed.</p>
5.11 Development of Aboriginal Land Council Land	
<p>Aims to provide for the consideration of development delivery plans prepared under the State Environmental Planning Policy (Aboriginal Land) 2019.</p> <p>Applies when the relevant planning authority prepares a planning proposal for land shown on the Land Application Map of the SEPP (Aboriginal Lands) 2019.</p>	<p>Not applicable.</p> <p>The is not owned by an Aboriginal land council and it is not affected by the SEPP (Aboriginal Land).</p>
Local Plan Making	
6.1 Approval and Referral Requirements	
<p>Aims to ensure that LEP provisions encourage the efficient and appropriate assessment of development.</p> <p>Applies when the relevant planning authority prepares a planning proposal.</p>	<p>Applicable and consistent.</p> <p>The planning proposal does not include provisions that require concurrence, consultation or referral of development applications.</p>
6.2 Reserving Land for Public Purposes	
<p>Aims to facilitate the provision of public services and facilities by reserving land for public purposes and facilitate the removal of reservations of land for public purposes where land is no longer required for acquisition.</p> <p>Applies when the relevant planning authority prepares a planning proposal.</p>	<p>Applicable and Consistent</p> <p>The Planning Proposal proposes to rezone land from RE1 Public Recreation to R1 General Residential. Even though the land is zoned RE1, it is in private ownership and is not reserved for a public purpose through the LEP Land Reservation Acquisition (LRA) mapping</p> <p>As part of the Planning Proposal it is proposed that the remaining RE1 zoned land required for drainage purposes will be dedicated to Council.</p>



Direction	Comment
6.3 Site Specific Provisions	
<p>Aims to discourage unnecessarily restrictive site-specific planning controls.</p> <p>Applies when the relevant planning authority prepares a planning proposal to allow particular development to be carried out.</p>	<p>Not Applicable.</p> <p>No specific land use or development is proposed.</p>
Metropolitan Planning	
7.1 Implementation of A Plan for Growing Sydney	
<p>Aims to give legal effect to the planning principles, directions and priorities for sub regions, strategic centres and transport gateways contained in A Plan for Growing Sydney</p>	<p>Not Applicable.</p> <p>This Direction does not apply to the Central Coast Local Government Area (or former Wyong or Gosford LGAs).</p>
7.2 Implementation of Greater Macarthur Land Release Investigations	
<p>Aims to ensure development within the Greater Macarthur Land Release Investigation Area is consistent with the Greater Macarthur Land Release Preliminary Strategy and Action Plan.</p>	<p>Not Applicable.</p> <p>This Direction does not apply to the Central Coast Local Government Area (or former Wyong or Gosford LGAs).</p>
7.3 Parramatta Road Corridor Urban Transformation Strategy	
<p>Aims to facilitate development within the Parramatta Road Corridor that is consistent with the Parramatta Road Corridor Urban Transformation Strategy (November 2016) and the Parramatta Road Corridor Implementation Tool Kit. To provide a diversity of jobs and housing to meet the needs of a broad cross-section of the community and guide the incremental transformation of the Parramatta Road Corridor in line with the delivery of necessary infrastructure.</p> <p>This Direction applies to City of Parramatta Council, Cumberland Council, Strathfield Council, Burwood Council, Canada Bay Council and Inner West Council.</p>	<p>Not Applicable.</p> <p>This Direction does not apply to the Central Coast Local Government Area (or former Wyong or Gosford) LGAs.</p>



Direction	Comment
7.4 Implementation of North West Priority Growth Area Land Use and Infrastructure Implementation Plan	
<p>Aims to ensure development within the North West Priority Growth Area is consistent with the North West Priority Growth Area Land Use and Infrastructure Strategy (the Strategy)</p> <p>This direction applies to Blacktown City Council, The Hills Shire Council and Hawkesbury City Council.</p>	<p>Not Applicable.</p> <p>This Direction does not apply to the Central Coast Local Government Area (or former Wyong or Gosford LGAs).</p>
7.5 Implementation of Greater Parramatta Priority Growth Area Interim Land Use and Infrastructure Implementation Plan	
<p>The objective of this direction is to ensure development within the Greater Parramatta Priority Growth Area is consistent with the Greater Parramatta Priority Growth Area Interim Land Use and Infrastructure Implementation Plan dated July 2017 (the interim plan).</p>	<p>Not Applicable.</p> <p>This Direction does not apply to the Central Coast Local Government Area (or former Wyong or Gosford LGAs).</p>
7.6 Implementation of Wilton Priority Growth Area Interim Land Use and Infrastructure Implementation Plan	
<p>The objective of this direction is to ensure development within the Wilton Priority Growth Area is consistent with the Wilton Interim Land Use and Infrastructure Implementation Plan and Background Analysis.</p> <p>This direction applies to Wollondilly Shire Council.</p>	<p>Not Applicable.</p> <p>This Direction does not apply to the Central Coast Local Government Area (or former Wyong or Gosford LGAs).</p>
7.7 Implementation of Glenfield to Macarthur Urban Renewal Corridor	
<p>The objective of this direction is to ensure development within the precincts between Glenfield and Macarthur is consistent with the plans for these precincts.</p> <p>This direction applies to Campbelltown City Council</p>	<p>Not Applicable.</p> <p>This Direction does not apply to the Central Coast Local Government Area (or former Wyong or Gosford LGAs)</p>



Direction	Comment
7.8 Implementation of Western Sydney Aerotropolis Interim Land Use and Infrastructure Implementation Plan	
<p>The objective of this direction is to ensure development within the Western Sydney Aerotropolis is consistent with the Stage 1 Western Sydney Aerotropolis Land Use and Infrastructure Implementation Plan dated August 2018 (the Stage 1 Land Use and Implementation Plan). This direction applies to Liverpool, Penrith Blue Mountains, Blacktown Campbelltown City Council and Fairfield City Councils, Camden Council and Wollondilly Shire Council.</p>	<p>Not Applicable.</p> <p>This Direction does not apply to the Central Coast Local Government Area (or former Wyong or Gosford LGAs)</p>
7.9 Implementation of Bayside West Precincts 2036 Plan	
<p>The aim is to ensure development within the Bayside West Precincts (Arncliffe, Banksia and Cooks Cove) is consistent with the Bayside West Precincts 2036 Plan (the Plan). This direction applies to land within the Bayside local government area.</p>	<p>Not Applicable.</p> <p>This Direction does not apply to the Central Coast Local Government Area (or former Wyong or Gosford LGAs)</p>
7.10 Implementation of Planning Principles for the Cooks Cove Precinct	
<p>The objective of this direction is to ensure development within the Cooks Cove Precinct is consistent with the Cooks Cove Planning Principles.</p> <p>This direction applies to land within the Cooks Cove Precinct in the Bayside local government area, as shown on Map Sheet LAP_001 Cooks Cove Precinct Section 9.1 Direction</p>	<p>Not Applicable.</p> <p>This Direction does not apply to the Central Coast Local Government Area (or former Wyong or Gosford LGAs)</p>
7.11 Implementation of St Leonards and Crows Nest 2036 Plan	
<p>The objective of this direction is to ensure development within the St Leonards and Crows Nest Precinct is consistent with the St Leonards and Crows Nest 2036 Plan (the Plan). This direction applies to land within the St Leonards and Crows Nest Precinct in the North Sydney, Lane Cove, and Willoughby local government areas as shown on Map LAP_001 St Leonards and Crows Nest 2036 Plan Ministerial Direction published on the Department of Planning, Industry and Environment website on 29 August 2020.</p>	<p>Not Applicable.</p> <p>This Direction does not apply to the Central Coast Local Government Area (or former Wyong or Gosford LGAs)</p>



Direction	Comment
7.12 Implementation of Greater Macarthur 2040	
<p>The objective of this direction is to ensure that development within the Greater Macarthur Growth Area is consistent with the Greater Macarthur 2040 dated November 2018.</p> <p>This direction applies when a planning proposal authority prepares a planning proposal for land identified within the Greater Macarthur 2040 dated November 2018.</p>	<p>Not Applicable.</p> <p>This Direction does not apply to the Central Coast Local Government Area (or former Wyong or Gosford LGAs)</p>
7.13 Implementation of Pyrmont Peninsula Place Strategy	
<p>The objectives of this direction are to facilitate development within the Pyrmont Peninsula that is consistent with the Pyrmont Peninsular Place Strategy and Economic Development Strategy.</p> <p>This direction applies when a planning proposal authority prepares a planning proposal within land subject to the Pyrmont Peninsula Place Strategy.</p>	<p>Not Applicable.</p> <p>This Direction does not apply to the Central Coast Local Government Area (or former Wyong or Gosford LGAs)</p>

Local Planning Panel

Record of Briefing



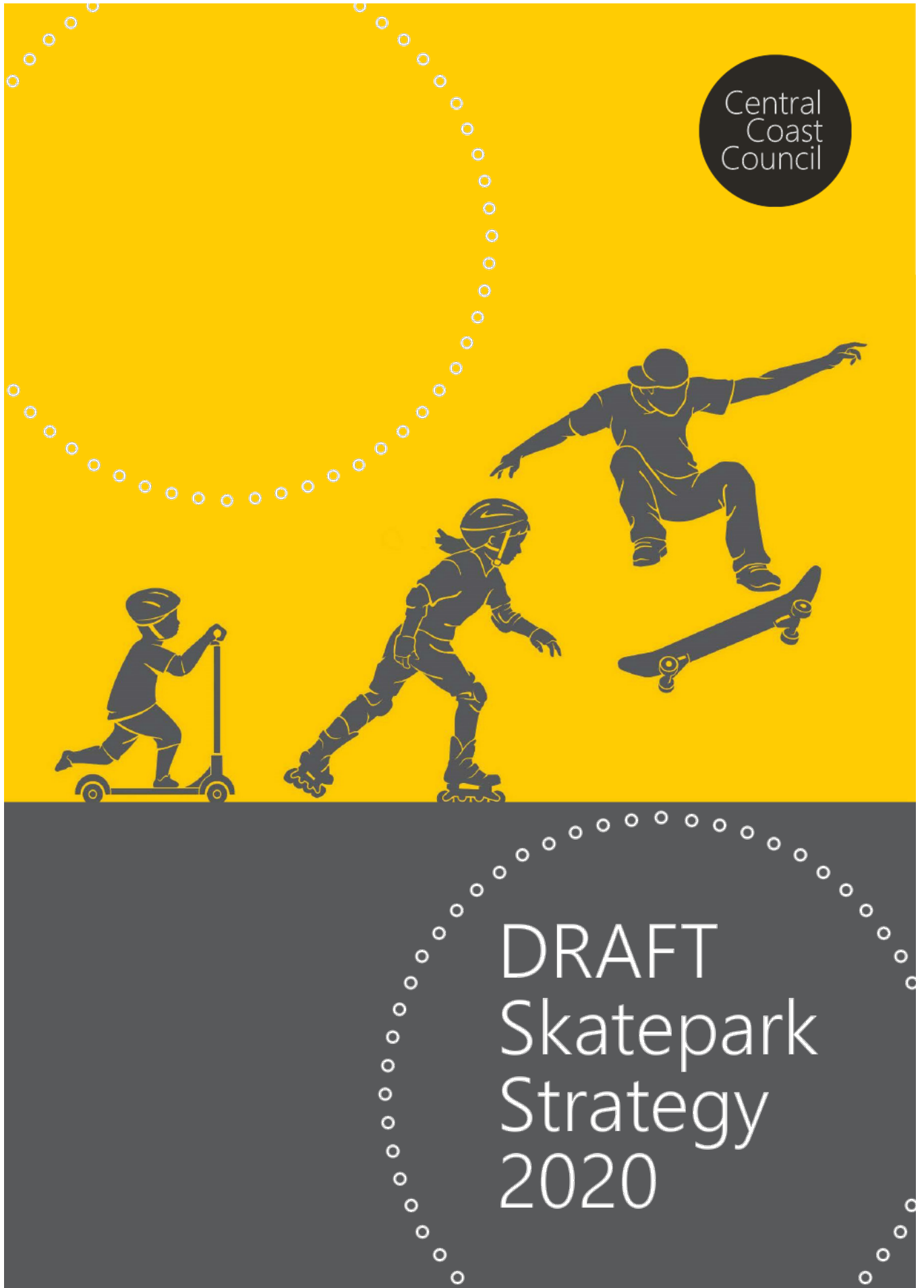
Central
Coast
Council

Briefing date	13 May 2021	
Location	18 Macleay Avenue, Woy Woy	
Agenda item	4.2 Request to prepare a Planning Proposal - 18 Macleay Avenue, Woy Woy	
Chair and panel members	Chairperson	Donna Rygate
	Panel Experts	Grant Christmas Sue Francis
	Community Representative	Glenn Watts
Apologies	Nil	
Declarations of interest	Nil	
Other attendees	Jenny Mewing	Section Manager Local Planning and Policy
	Bruce Ronan	Strategic Planner
	Rachel Callachor	Administration Officer Business Support
	Belinda Jennett	Administration Officer Business Support
	Kathryn Williams	Administration Officer Business Support

Proposed Development: Planning Proposal for land at 18 Macleay Avenue, Woy Woy

Panel Advice

The Panel supported the recommendations in the draft report and noted the importance of ensuring no impact on threatened species, both flora and fauna.



1. OUR VISION

The Central Coast region will have an accessible network of high quality multi-purpose, inclusive skateparks that contribute to active lifestyles, support social engagement, creativity, are appropriately sited and sustainably managed.

2. IMPORTANCE

The World Health Organisation cites the importance of providing safe environments for children to engage in sport and play-based learning which create opportunities to develop life skills that help combat intolerance, gender discrimination, and peer violence.

Skating is an inclusive activity, which in this document, includes BMX, scooters, in-line skates, longboards, and skateboards. It is also a highly social, physical and mental activity that requires a level of athleticism, fitness and skill which has positive health results.

Participating in skating can improve self-esteem and confidence, provide opportunities for peer support and role models, and helps young adults feel more included.

3. LINK TO CSP

Council's Community Strategic Plan 2018-2028 (CSP), entitled 'One – Central Coast' was developed from extensive community consultation and has five key themes - Belonging, Smart, Green, Responsible, Liveable - which shape future activities, plans, projects and services, including the planning and delivery of skateparks.

Our community have said they value skateparks and the CSP has specific objectives relating to these. Skatepark facilities encourage participation in sport, recreation and community life with social equity.

The key recommended outcomes from the CSP were:

- Outcome 1: Increased Participation
- Outcome 2: Improved Access
- Outcome 3: Integrated Performance Pathways
- Outcome 4: Fit for Purpose Facilities
- Outcome 5: Valued Regional Events
- Outcome 6: Effective Collaboration





"Skating is an outlet. To be free, clear the mind, be creative, to escape, to focus, to be sharp, to be persistent, to try harder, to achieve goals, to develop an identity, to grow. I like that skating is so different from any other sport. It's kind of like an art form, it's like a lifestyle."
(Poppy Starr Olsen 15 Dec 2018)

4. WHY AN STRATEGY

This new strategy has been informed by:

- Gosford Skatepark Strategy 2001
- Wyong Shire Council Sk8 Strategy 2014
- Central Coast Sport and Active Recreation Plan 2018-2023 (Office of Sport NSW)
- Skatepark facilities audit 2019
- Community Engagement 2019

Central Coast Council (CCC) has over 26 skateparks distributed across the Local Government Area (LGA). A well-designed strategy articulates a hierarchy of quality skateparks offering diverse opportunities as well as ensuring there is an adopted process for skatepark provision, development, and sustainable management across the LGA.

Changes to legislation, community expectations, new trends, and the increasing urbanisation of the Central Coast will require the review of this strategy every five (5) years.

5. THE ROLE OF OUR SKATEPARKS

Current research shows a decline in participation in organised sport which has led to more participation in alternative activities. Skateparks provide an alternative for people not engaged in organised sport to participate in physical activity and fulfil an important social function in bringing groups together to share spaces.

Riding sports like BMX and scooters that use skateparks are evolving, and demand for skatable infrastructure has also increased.

Skateparks provide opportunity for intergenerational co-operation, tolerance, social interaction and co-existence. This assists with counteracting age stereotypes, developing emotional and social skills and supporting social integration.

Activation of skateparks and BMX facilities is a growing trend that makes these facilities more accessible to the broader community. This, along with the emergence of skateboarding at an Olympic level will offer economic benefits from skate based tourism and further increase demand for this type of facility within the LGA.

6. SCOPE

The strategy applies to skateparks in Council owned or managed public parks and reserves across the LGA and includes those skateparks that are co-located with other recreation facilities such as sports fields and playspaces. It does not include private or indoor skate facilities, but rather complements them.

The strategy also outlines the current status of Council's skatepark facilities and provides a high level strategy that articulates and prioritises their future development to meet the needs of the community.

7. STRATEGY OBJECTIVES

- Set the direction for future provision of skateparks over the next ten (10) years considering current and future demographic trends and community/ stakeholder needs
- Outline future planning and provision for successful skateparks and facilities that enable development for entry level through to competition level
- Outline an implementation strategy for short, medium and long term goals with recommendations for skatepark design and construction to align with benchmarks, best practice and universal guidelines over the next 10 years



8. CURRENT STATUS

Council currently has 26 skateparks of varying size and condition across the region. To assist with prioritising future management and maintenance, a condition and function audit was completed.

Key findings of the audit were:

- Some larger skateparks provide little diversity in skater experience
- They currently do not cater for different skill sets and ability level
- More than 80% need improvements
- 52% are local facilities
- Bateau Bay facility (Bato Yard) is the only current regional level facility

The outcome of the audit informs the operational maintenance and long term strategic plan for skate facilities in this strategy, thereby ensuring their longevity and relevance to the community.

9. TRENDS

The Skatepark Strategy has considered the anticipated population growth, demographics and user trends across the LGA, and applied this to future planning.

Key trends include:

- The population of the CCC area is expected to increase to 414,615 people by 2036 which is an increase of 68,156 (+19.7%) people from 2019
- The age groups that are predicted to account for the largest percentage of the total population in 2036 are 5 to 9 years, 40 to 44 years and 10 to 14 years
- The suburbs with the largest population by 2036 will be Wadalba, Woongarra, Northern Lakes, The Entrance, Gosford, Hamlyn Terrace and Wyong
- The largest % of population growth for age groups 0 to 49 years is Warnervale and Wallarah

Skate styles

In order to meet the needs of the various users, this strategy has analysed the many styles of boarding, scootering and BMX and applied them to future planning. These styles include:

- Plaza or street skateboarding and riding
- "Park" style boarding and riding
- Transition boarding and riding
- Vert skate boarding and BMX

10. DISTRIBUTION

CCC has developed a hierarchy of skatepark categories which serve the different residential catchments. This assists with ensuring equitable distribution and variety of skateparks across the LGA. Distribution is determined by the availability, size and quality of existing open space, demographic data and the category of skatepark facility proposed.

The size and landform of the Central Coast LGA can constrain access and movement across the region. To address this, for the purposes of this strategy and for assessing equity of distribution, the following sub-regions (determined by approx. maximum travel times of 60 minutes by public transport) have been applied.

These are: Central Coast South, Central Coast Mid, Central Coast North and the Mountains District as shown in the tables at the end of the document.



11. SKATEPARK CATEGORIES

Hierarchy

CCC skatepark hierarchy is summarised as follows:

1. Spot

These skateparks are incidental skate spaces or elements integrated into urban spaces and places as opportunities to provide skate function. They 'can increase overall recreational opportunity of an existing space such as a basketball court or existing urban square, or in areas previously considered too small for a skate facility.

- Generally, under 200m²
- Have limited function for multiple activities and events
- Generally single focus, mainly intermediate/beginner as part of broader recreation precinct
- Urban spaces sited adjacent to youth services, major public transport and town centres

2. Local

Skateparks in this category support scooter or skater beginners within local spaces in residential neighbourhoods. These traditional smaller neighbourhood skate facilities are repetitive in design and use, which creates a focused environment to practice as beginners at these spaces before moving onto the larger skate spaces.

- Approx. 200-600m² providing for local communities' training activities and participation programs
- Services a local community or multiple suburbs, approx. 15min travel time to access
- Generally single focus (street elements, ramp), as part of broader recreation precinct
- Focus on intermediate/beginner but still functional for more advanced users

3. District

Skateparks in this category cater to intermediate user styles and levels of proficiency in a central accessible area. Generally sited in recreation reserves or with other sporting infrastructure, they support beginner/entry level use or practice, and skate can occur but may not be the focus of the space.

- Approx. 600-1500m² within 30min travel time to access within the LGA or across regions
- District facilities service a local community to provide a mix of recreational, competitive and program formats of participation
- Either single user focus (bowl, or street components) or mix thereof used by beginner through to intermediate level

4. Regional

Skateparks in this category are large enough to cater to multiple user styles and levels of proficiency in a central accessible area. Generally sited in recreation reserves or with other sporting infrastructure, they can support the major needs of those participants in the sport at one time.

- Over 1500m², or significant location or components
- Attract riders from across and outside the LGA
- Provides for high level competition and training, and/or a broad range of sport and active recreation opportunities for a large number
- Proximity to transport nodes, commercial or community centres, and services
- Caters for multiple user styles (street, park, elite street, vert etc.). Iconic elements of national significance

12. RECOMMENDATIONS

Given the diversity of user styles and the mix of those that skateboard for competition, or for recreation, skatepark provision will aim to focus on key areas rather than cater to all needs at all skateparks.

Council will be proactive in supporting relevant pathways to elite competition for those who want to follow a more specific sporting side of skating.

The following section outlines the ten (10) year implementation plan for new facilities and the redevelopment of existing parks, with maps showing the current skatepark distribution and future long term skatepark implementation plan.

Recommendation summary

The implementation plan has been summarised into short term, medium and long term goals, as follows:

Short term (1-3 years):

- Development of new regional facility at Umina Beach
- Development of new regional facility at Lake Munmorah
- Redevelopment of Narara facility to district level
- Repair existing skatepark facilities to address any safety concerns and extend lifespans until consolidation and redevelopment is implemented

Medium term (4-7 years):

- Consolidation and redevelopment of local facilities in accordance with development of larger facilities. Timeline to ensure larger projects are implemented prior to removal of any existing facilities to maintain consistent level of provision
- Investigate the opportunity to provide a local or spot facility in the Avoca Beach area with community consultation

Long term (8-10 years):

- Development of new district facility in Warnervale/ Wadalba area. Location to consider the Pedestrian Access & Mobility Plan (PAMP), and ensure the facility is in a high profile, accessible space
- Introduction of spot facilities in the Woy Woy/Empire Bay area, Tuggerah/Chittaway Bay area and other locations with limited access to larger facilities. Facility locations to consider the PAMP, and integration into shared pathways and social spaces
- Investigate the potential for developing a regional skatepark facility to the west of the Pacific Hwy including identifying potential sites.

Other considerations

- Develop partnerships with relevant stakeholders and surrounding councils to maximise events, programs and funding opportunities
- Further develop communication and promote future facilities, events and programs
- Monitor, evaluate and report recommendations annually over the life of the strategy
- Review the Skatepark Strategy every five years for relevance with current trends and standards
- Ongoing maintenance of skatepark provision



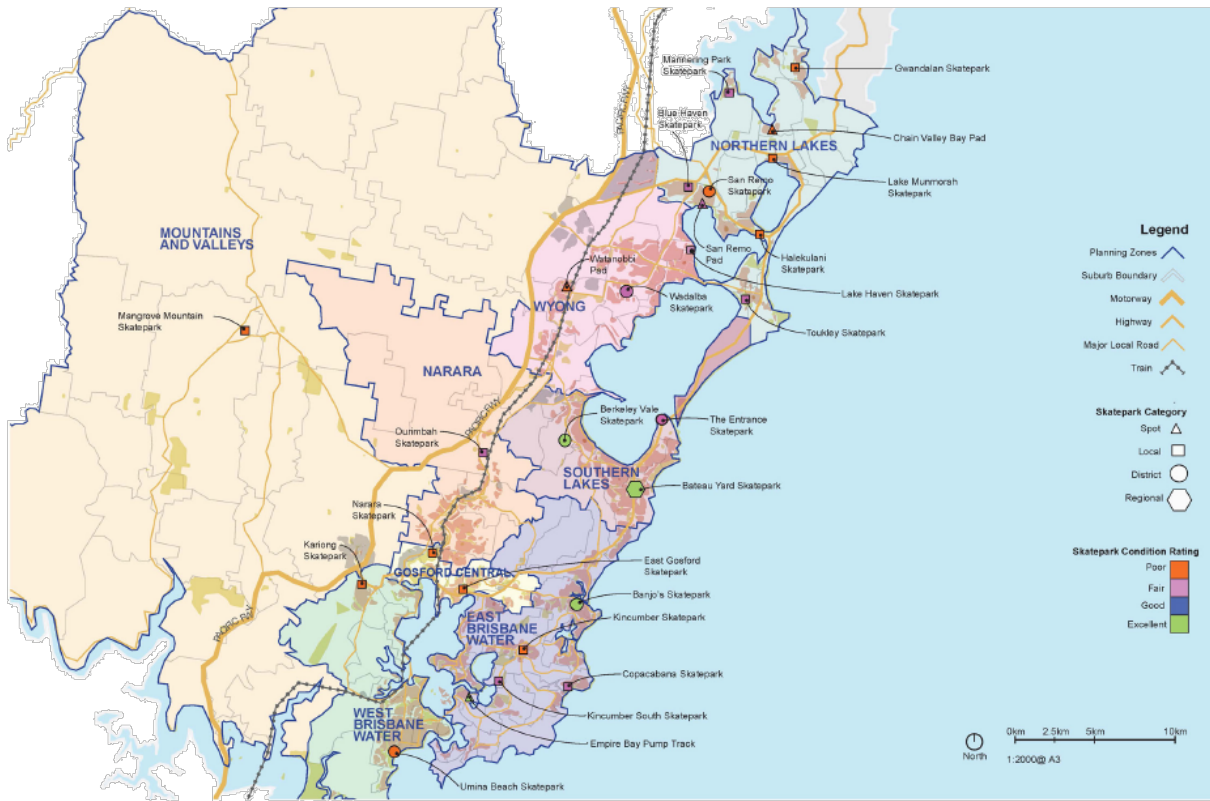
CCC SKATEPARK STRATEGY IMPLEMENTATION

Facility Name	Planning Zone	WARD	Facility Rating	Current Category	Actions Short term = 1-3yrs Long term = 10yrs	Future Category
Central Coast South						
Existing Facilities						
Copacabana	EBW	Gosford East	Fair	Local	Short term: Monitor condition, continue ongoing maintenance, replace at end of life Long term: Consideration for additions subject to ongoing use	Local
East Gosford	GC	Gosford East	Poor	Local	Short term: Monitor condition, minor repairs required to minimise safety concerns, replace at end of life Long term: Retain as local facility	Local
Narara (Gosford)	GC	Gosford West	Poor	Local	Short term: Replace with district facility Long term: Monitor condition, minor repairs required to minimise safety concerns, replace at end of life	District
Kincumber	EBW	Gosford East	Poor	Local	Short term: Monitor condition, minor repairs required to minimise safety concerns, replace at end of life Long term: Retain as local facility	Local
Kincumber South	EBW	Gosford East	Fair	Local	Short term: Monitor condition, continue ongoing maintenance, replace at end of life Long term: Retain as local facility	Local
Kariong	WBW	Gosford West	Poor	Local	Short term: Monitor condition, minor repairs required to minimise safety concerns, replace at end of life Long term: Retain as local facility	Local
Umina Beach	WBW	Gosford West	Poor	District	Short term: Regional skate facility redevelopment underway	Regional
Empire Bay	WBW/EBW	Gosford East	N/A	Spot	Short term: Pump Track Long term: Retain as spot facility for local use	Spot
Proposed Facilities						
Woy Woy / Ettalong	WBW/EBW	Gosford West	N/A	Nil	(Location to be decided in accordance with PAMP strategy) Long term: Potential for spot facility for local use	Spot

Facility Name	Planning Zone	WARD	Facility Rating	Current Category	Actions Short term =1-3yrs Long term = 10yrs	Future Category
Central Coast Mid						
Existing Facilities						
Banjo's Skatepark (Terrigal)	EBW	Gosford East	Excellent	District	Monitor condition and continue ongoing maintenance	District
'Bato Yard'	SL	The Entrance	Excellent	Regional	Monitor condition and continue ongoing maintenance	Regional
Berkley Vale	SL	The Entrance	Excellent	Local	Monitor condition and continue ongoing maintenance	Local
The Entrance	SL	The Entrance	Fair	Local	Short term: Monitor condition, continue ongoing maintenance, replace at end of life Long term: Retain as local facility	Local
Ourimbah	NA	Wyong	Fair	Local	Short term: Monitor condition, continue ongoing maintenance, replace at end of life Long term: Retain as local facility	Local
Proposed Facilities						
Tuggerah / Chittaway Bay	SL/WY	The Entrance	N/A	Nil	(Location to be decided in accordance with PAMP strategy) Long term: Potential for spot facility for local use	Spot
Central Coast North						
Existing Facilities						
Blue Haven	NL	Budgewoi	Fair	Local	Short term: Monitor condition, continue ongoing maintenance, replace at end of life Long term: Retain as local facility and seek new location on site	Local
Chain Valley Bay	NL	Budgewoi	Poor	Spot	Long term: Retain as spot facility for local use	spot
Gwandalan	NL	Budgewoi	Poor	Local	Short term: Monitor condition, minor repairs required to minimise safety concerns, replace at end of life Long term: Retain as local facility	Local
Halekulani	NL	Budgewoi	Poor	Local	Short term: Monitor condition, minor repairs required to minimise safety concerns, replace at end of life Long term: Relocate to Colongra Sporting Facility	Local
Lake Haven	WY	Budgewoi	Fair	Local	Short term: Monitor condition, continue ongoing maintenance, replace at end of life Long term: Retain as local facility and seek new location on site	Local
Lake Munmorah	NL	Budgewoi	Poor	Local	Short term: Existing local facility to be removed. Regional facility under development at new location	Regional

Central Coast North (cont)						
Existing Facilities (cont)						
Mannering Park	NL	Budgewoi	Fair	Local	Short term: Monitor condition, continue ongoing maintenance, replace at end of life Long term: Retain as local facility and seek new location on site	Local
San Remo Skatepark	NL	Budgewoi	Poor	Local	Short term: Monitor condition, minor repairs required to minimise safety concerns, replace at end of life Long term: Consideration for additions to district subject to ongoing use	District
San Remo Pad	NL	Budgewoi	Fair	Spot	Short term: Monitor condition, continue ongoing maintenance, replace at end of life Long term: Retain as spot facility for local use	Spot
Toukley	NL	Budgewoi	Fair	Local	Short term: Monitor condition, continue ongoing maintenance, replace at end of life Long term: Retain as local facility	Local
Wadalba	WY	Wyong	Fair	District	Short term: Monitor condition, continue ongoing maintenance, replace at end of life Long term: Consideration for additions subject to ongoing use	District
Watanobbi	WY	Wyong	Poor	Spot	Short term: Monitor condition, minor repairs required to minimise safety concerns, replace at end of life Long term: Retain as spot facility for local use	Spot
Proposed Facilities						
Colongra	NL	Budgewoi	N/A	Nil	Local facility under development	Local
Warnervale	NL	Wyong	N/A	Nil	Future Hilltop Park development- potential district level pump track	District
Mountains & Valleys						
Existing Facilities						
Mangrove Mountain	MV	Gosford West	Poor	Local	Short term: Monitor condition, minor repairs required to minimise safety concerns, replace at end of life Long term: Retain as local facility and seek new location on site	Local
Planning Zone Codes						
NL - Northern Lakes, WY - Wyong, NA - Narara, SL - Southern Lakes, EBW - East Brisbane Water, WBW - West Brisbane Water, MV - Mountains & Valleys, GC - Gosford Central						

Existing Type and Condition Map



Future Implementation Map







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AUGUST 2020

SKATEPARK STRATEGY 2020-2030 - COMMUNITY SUBMISSIONS

Suburb	Comments on distribution of skateparks	Comments on hierarchy of skateparks (skatepark categories)?	Comments on recommendations for skateparks	Comments on the implementation table	SUMMARY OF COMMENTS	Council Response/Action
Avoca Beach	I was hoping there might be one slated for Avoca Beach.	It seems appropriate that there are different levels of skate parks.	Its good to see that Council is planning to upgrade some parks, but smaller suburbs need spots for the local skaters.	I would like to see Avoca Beach on the planning table.	There is nowhere in Avoca Beach for my grandchildren to skateboard/scooter and ride BMX bikes safely. I was really disappointed to find out that Avoca was not considered for a skate spot.	Include in the Action Plan as a medium term action - to investigate opportunities to develop a spot or local facility in the Avoca area with community consultation
Avoca Beach	Would love to see a skate park in Avoca Beach. There is a lot of desire for one in the community.		Avoca Beach needs to be on the plan — when will a skate park be scheduled for this community?		Request for a facility in Avoca - Submitting this to get behind the community group driving submissions asking for a skate park for Avoca Beach. My kids would love it.	Include in the Action Plan as a medium term action - to investigate opportunities to develop a spot or local facility in the Avoca area with community consultation
Avoca Beach	Not good! We need a skate park in Avoca Beach as the community has been requesting a lot for years!		Need a Skate Park in Avoca Beach		Requests for a facility in Avoca has been going on for years	Include in the Action Plan as a medium term action - to investigate to develop a spot or local facility in the Avoca area.
Avoca Beach	I live in Avoca Beach and am aware that there are some families advocating for Avoca to be added to the list for future skateparks. As a resident of this suburb I just want to let council know that I am NOT for a skatepark in Avoca as we have one just over the hill at Copa. I don't want more concrete and crowding where there really is no room left to build anything.				Does NOT support a skatepark in Avoca - as we have one just over the hill at Copa. I don't want more concrete and crowding where there really is no room left to build anything.	Undertake general community consultation on any proposal for facilities in the Avoca Beach area
Avoca beach	Avoca desperately needs one! There's so many kids skating in the car parks here which is dangerous but there's no where else for them to go.				Request for a facility in Avoca Beach as it is a family suburb with a lot of kids and teenagers. Public transport is difficult from here so many are limited to what's in Avoca and there is little for older kids. Great to keep kids active and outside and out of trouble!	Include in the Action Plan as a medium term action - to investigate opportunities to develop a spot or local facility in the Avoca area with community consultation
Avoca beach	I can't believe there is no park for Avoca	I can't believe there is no park for Avoca	I can't believe there is no park for Avoca	I can't believe there is no park for Avoca	I can't believe there is no park for Avoca	Include in the Action Plan as a medium term action - to investigate opportunities to develop a spot or local facility in the Avoca area with community consultation
Avoca beach	Avoca Beach could really benefit from a skate park close to the beach. Main reason for this is that there is a lot of surf and skate culture and we have to travel for a good skate park. When our children are old enough this would encourage them to do independent outdoor activities.	Good research has gone into this.	Implementation sooner rather than later and for consideration of a skate park location at Avoca beach seems to be missing.	Avoca beach needs a skate park.	Avoca Beach could benefit from a skatepark in the area	Include in the Action Plan as a medium term action - to investigate opportunities to develop a spot or local facility in the Avoca area with community consultation
Avoca beach	I think it would be great for the youth in the community with such a strong surf and sporting culture, this would provide a great way for young surfers to improve their surfing ability when there is no surf.	Na	Na	Na	A skate facility in the Avoca Beach area would provide activities for young surfers	Include in the Action Plan as a medium term action - to investigate opportunities to develop a spot or local facility in the Avoca area
AVOCA BEACH,NSW	Can Avoca beach be included - there was a half pipe here 10 years ago and now nothing. Lots of kids in Avoca (just look at school numbers) and something additional for the tourist kids - keep build sport facilities to get the kids out of the house :-)	Don't really care - the kids will work out how to ride them - have easy, medium and hard sections to keep most happy.	Most don't seem to need much repair but increase building new ones.	N/A	Request for a facility in Avoca. There was a half pipe there years ago but not now. There are a lot of young kids needing one in the area.	Include in the Action Plan as a medium term action - to investigate opportunities to develop a spot or local facility in the Avoca area with community consultation
AVOCA BEACH	Although the Central Coast has a standout skatepark in Batoyard and the new pump track at Empire Bay, most of the other local parks have little to offer serious skaters. Many were built with little understanding of what makes a successful and safe skatepark for all levels of ability. It's commendable that skating is taken seriously by council as a legitimate sport and I am really looking forward to the proposed new parks being built. I am really disappointed that Avoca Beach has missed out on any kind of skate facility, and would like to request that this omission be addressed for a number of reasons. Outlined in this response.	It makes sense to have a hierarchy and allow local parks to become "feeder" parks for bigger more technical facilities. However, for this to be successful, access for younger non-driving skaters is paramount. Avoca Beach, like much of the Central Coast, has a very healthy skate/surf culture. Without a dedicated skatepark, skaters of all ages are forced to skate on paths designed predominantly for walkers and beachgoers, or, of a greater concern, roads and carparks. It is only a matter of time before someone is seriously injured as a result. Without a dedicated skate space, progression in the sport is impossible. There is only so much a skater can do on flat ground. The strategy also refers to travel time to facilities but doesn't give an indication as to what mode of transport translates to Local 15 minutes travel time to access. District 30 minutes. Is this by private car? Public transport? I spend 30 minutes each way travelling to Batoyard for a regular weekly skate, but would have difficulty justifying that if it involved a longer drive. To spend an hour on public transport each way to access a skatepark would deter even the most serious skater. If the strategy is to encourage the recommended outcomes, this fails at 1 Participation and 2 Access.	As a 55 year old skater, I know my skating days are numbered. To see that it might take up to 10 years for newer facilities to be developed is heartbreaking. I am not the only older skater on the central coast, and I know others feel that urgency as well. I skate for fitness and a sense of community with what is a very supportive and inclusive skate community. I have also started a community skating group to encourage and instruct more women and girls to take up the sport I love. We skate at Heazelett park every Saturday afternoon and often have up to 30 people attend. Without decent facilities, many women and girls won't continue skating because it's just too difficult to find somewhere safe to skate.	See above.	There is a need to support women and girls in the sport and a facility in Avoca Beach as it has a healthy skate/surf culture. This would also help stop skating on paths creating conflict with walkers. Without a dedicated skate space, progression in the sport is impossible. A skating group has started in the area at Heazlett park and waiting 10 years for a new facility is heartbreaking.	Include in the Action Plan as a medium term action - to investigate opportunities to develop a spot or local facility in the Avoca area with community consultation
AVOCA BEACH	Avoca Beach is in desperate need of skate facilities. We have a growing number of skaters and no where for them to safely skate.	Why is Avoca Beach not on this list?	Avoca Beach needs to be on this list!	I think that the implementation table is spot on except for Avoca Beach not being listed under proposed facilities.	Avoca Beach is in desperate need of skate facilities. We have a growing number of skaters and no where for them to safely skate.	Include in the Action Plan as a medium term action - to investigate opportunities to develop a spot or local facility in the Avoca area with community consultation
Wyoming	very unbalanced. Gosford, Narara, Woy Woy and mountains are virtually forgotten. Residents live and play in other places apart from coast suburbs. Please consider reviewing the placement of a regional park close to railways in Gosford or Narara!	The concept is fair but the BMX segment is ignored. BMX is an Olympic sport and central coast has no facilities to support development of the BMX community.	As per my previous point, a regional level park close to public transport should be a high priority. Narara and Gosford are prime locations to achieve this and a bonus is these locations can support other businesses with the increased use of these facilities.	This table highlights the ongoing neglect of these facilities in all but a few coastal locations. More detail should be included to highlight what plans are being considered.	There is a need for including ALL activity types and levels. Please write BMX riders into the plan and not just in the coastal areas. BMX is an Olympic sport and central coast has no facilities to support development of the BMX community. Include older youth/adult population	There is a new district skate facility proposed in the Narara area. A mountain bike strategy is in the development stages.
KARIONG	Kariong skate park has come up as poor. This is definitely true and in need of an upgrade.	we have many kids and teens in Kariong with not much variety of places to go to with families. We would love to see the skate park upgraded and additionally have a splash park/ and general playground with BBQ areas so families can enjoy being outdoors together			Kariong area needs a skatepark upgrade, plus additional facilities such as playgrounds and picnic areas.	There is a upgraded facility planned for Kariong with consultation being undertaken.

SKATEPARK STRATEGY 2020-2030 - COMMUNITY SUBMISSIONS

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Bateau Bay	They were well dotted throughout the region.	This is also good, however there was not a focus on beginner type areas, allowing for younger children to get in and learn how a skatepark works and build confidence before heading to some of the larger parks	This was great	Also good	The facilities are well distributed. There needs to be more focus on younger children facilities for learning 3-10yrs, and lessons or classes organised by Council. Currently we have to travel to Tuggerah for private lessons which is expensive.	Council's Youth Development Officer provides learning clinics for skaters and this will continue as part of the education process.
Comments received through 'ASK' or CX						
Davistown	na	na	na	na	Requested consideration of a facility in Davistown prior to exhibition	Consider in future review of Action Plan
Avoca	na				Opposes a skatepark in Avoca due to potential poor behaviour, increased graffiti and that there is access to other facilities in the local and adjoining areas. Money would be better spent on walking tracks and encouraging healthy activities	Future investigation of the option of a facility in Avoca will include more general community engagement
Eisarow					Support for the Action Plan with recommendation to provide additional supporting infrastructure such as toilets, signage, parking, shelter, seating and close to public transport.	These are considered during the process of design for new facilities