



City of  
**LAUNCESTON**

# **COUNCIL AGENDA**

**COUNCIL MEETING  
MONDAY 5 MARCH 2018  
1.00pm**

# City of Launceston

COUNCIL AGENDA

Monday 5 March 2018

---

Notice is hereby given that the Ordinary Meeting of the City of Launceston Council will be held at the Council Chambers, Town Hall, St John Street, Launceston:

Date: 5 March 2018

Time: 1.00pm

---

## Section 65 Certificate of Qualified Advice

### Background

Section 65 of the *Local Government Act 1993* requires the General Manager to certify that any advice, information or recommendation given to Council is provided by a person with appropriate qualifications or experience.

### Declaration

I certify that persons with appropriate qualifications and experience have provided the advice, information and recommendations given to Council in the Agenda Items for this Meeting.



**Michael Stretton**  
General Manager

---

23 February 2018

Mr Michael Stretton  
General Manager  
City of Launceston  
PO Box 396  
**LAUNCESTON TAS 7250**

Dear Michael,

### **COUNCIL MEETING**

In accordance with regulation 4 of the *Local Government (Meeting Regulations) 2015* which states:

4. *Convening meeting of council*
  - (1) *The mayor of a council may convene council meeting.*

I request that you make the necessary arrangements for the next Ordinary Meeting of Council to be convened on Monday, 5 March 2018 commencing at 1.00pm in the City of Launceston Council Chamber, Town Hall, St John Street, Launceston.

Yours sincerely



**Alderman A M van Zetten**  
**MAYOR**

## ORDER OF BUSINESS

Item No	Item	Page No
1	OPENING OF MEETING - ATTENDANCE AND APOLOGIES	1
2	DECLARATIONS OF INTEREST	1
3	CONFIRMATION OF MINUTES	1
4	DEPUTATIONS	1
	No Deputations have been identified as part of this Agenda	1
5	PETITIONS	1
	No Petitions have been identified as part of this Agenda	1
6	COMMUNITY REPORTS	1
	No Community Reports have been registered with Council as part of this Agenda	1
7	PUBLIC QUESTION TIME	2
7.1	Public Questions on Notice	2
7.1.1	Public Questions on Notice - Mr Basil Fitch - Council Meeting - RNAPS - 19 February 2018	3
7.2	Public Questions without Notice	4
8	PLANNING AUTHORITY	5
8.1	82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4	5
8.2	58A Elphin Road, Launceston - Business and Professional Services - Medical Centre; Signage	34
8.3	Amendment 41 - 18 Connector Park Drive, Kings Meadows	45

---

<b>Item No</b>	<b>Item</b>	<b>Page No</b>
<b>9</b>	<b>ANNOUNCEMENTS BY THE MAYOR</b>	<b>49</b>
<b>9.1</b>	<b>Mayor's Announcements</b>	<b>49</b>
<b>10</b>	<b>ALDERMEN'S REPORTS</b>	<b>51</b>
<b>11</b>	<b>QUESTIONS BY ALDERMEN</b>	<b>51</b>
<b>11.1</b>	<b>Questions on Notice</b>	<b>51</b>
<b>11.1.1</b>	<b>Aldermen's Questions on Notice - Alderman D C Gibson - Council Meeting - Plastics - 19 February 2018</b>	<b>52</b>
<b>11.1.2</b>	<b>Aldermen's Questions on Notice - Alderman D C Gibson - Council Meeting - Heritage Interpretation - 19 February 2018</b>	<b>54</b>
<b>11.2</b>	<b>Questions without Notice</b>	<b>56</b>
<b>12</b>	<b>COMMITTEE REPORTS</b>	<b>57</b>
<b>12.1</b>	<b>Pedestrian and Bike Committee Meeting - 21 November 2017 and 13 February 2018</b>	<b>57</b>
<b>12.2</b>	<b>Northern Youth Coordinating Committee Meeting - 1 February 2018</b>	<b>59</b>
<b>13</b>	<b>COUNCIL WORKSHOPS</b>	<b>61</b>
<b>14</b>	<b>NOTICES OF MOTION</b>	<b>61</b>
	<b>No Notices of Motion have been identified as part of this Agenda</b>	<b>61</b>
<b>15</b>	<b>DEVELOPMENT SERVICES DIRECTORATE ITEMS</b>	<b>62</b>
<b>15.1</b>	<b>Northern Youth Coordinating Committee - Terms of Reference</b>	<b>62</b>
<b>16</b>	<b>FACILITIES MANAGEMENT DIRECTORATE ITEMS</b>	<b>72</b>
	<b>No Items have been identified as part of this Agenda</b>	<b>72</b>

---

<b>Item No</b>	<b>Item</b>	<b>Page No</b>
<b>17</b>	<b>QUEEN VICTORIA MUSEUM AND ART GALLERY DIRECTORATE ITEMS</b>	<b>72</b>
	<b>No Items have been identified as part of this Agenda</b>	<b>72</b>
<b>18</b>	<b>INFRASTRUCTURE SERVICES DIRECTORATE ITEMS</b>	<b>73</b>
<b>18.1</b>	<b>Closure of Part of Highway Adjacent to 43 Charles Street, Launceston</b>	<b>73</b>
<b>18.2</b>	<b>High Street/Howick Street - Proposed Traffic Signals</b>	<b>77</b>
<b>18.3</b>	<b>Petition - Installation of Light at St Leonards Dog Park</b>	<b>91</b>
<b>19</b>	<b>MAJOR PROJECTS DIRECTORATE ITEMS</b>	<b>94</b>
	<b>No Items have been identified as part of this Agenda</b>	<b>94</b>
<b>20</b>	<b>CORPORATE SERVICES DIRECTORATE ITEMS</b>	<b>95</b>
<b>20.1</b>	<b>Audit Panel Meeting - 15 February 2018</b>	<b>95</b>
<b>20.2</b>	<b>Budget Amendments 2017-2018</b>	<b>97</b>
<b>20.3</b>	<b>Financial Report to Council - 31 December 2017</b>	<b>108</b>
<b>20.4</b>	<b>Audit Panel Member</b>	<b>113</b>
<b>21</b>	<b>GENERAL MANAGER'S DIRECTORATE ITEMS</b>	<b>115</b>
<b>21.1</b>	<b>Representation at the 2018 Smart Urban Futures National Conference</b>	<b>115</b>
<b>21.2</b>	<b>Development of a Cultural Strategy for Launceston</b>	<b>121</b>
<b>22</b>	<b>URGENT BUSINESS</b>	<b>129</b>
<b>23</b>	<b>CLOSED COUNCIL</b>	<b>129</b>
<b>23.1</b>	<b>Confirmation of the Minutes</b>	<b>129</b>
<b>23.2</b>	<b>Rate Debt</b>	<b>129</b>

---

# City of Launceston

COUNCIL AGENDA

Monday 5 March 2018

---

Item No	Item	Page No
24	MEETING CLOSURE	129

---

**1 OPENING OF MEETING - ATTENDANCE AND APOLOGIES****2 DECLARATIONS OF INTEREST**

*Local Government Act 1993 - Section 48*

*(A councillor must declare any interest that the councillor has in a matter before any discussion on that matter commences.)*

**3 CONFIRMATION OF MINUTES**

*Local Government (Meeting Procedures) Regulations 2015 - Regulation 35(1)(b)*

**RECOMMENDATION:**

That the Minutes of the Ordinary Meeting of the City of Launceston Council held on 19 February 2018 be confirmed as a true and correct record.

**4 DEPUTATIONS**

**No Deputations have been identified as part of this Agenda**

**5 PETITIONS**

*Local Government Act 1993 - Sections 57 and 58*

**No Petitions have been identified as part of this Agenda**

**6 COMMUNITY REPORTS**

*(Community Reports allow an opportunity for Community Groups to provide Council with a three minute verbal presentation detailing activities of the group. This report is not intended to be used as the time to speak on Agenda Items; that opportunity exists when that Agenda Item is about to be considered. Speakers are not to request funding or ask questions of Council. Printed documentation may be left for Aldermen.)*

**No Community Reports have been registered with Council as part of this Agenda**

---



**7 PUBLIC QUESTION TIME**

*Local Government (Meeting Procedures) Regulations 2015 - Regulation 31*

**7.1 Public Questions on Notice**

*Local Government (Meeting Procedures) Regulations 2015 - Regulation 31(1)*

*(Questions on Notice must be in writing and should be received by the General Manager at least seven days before the relevant Council Meeting. Questions on Notice will be researched by Council Officers and both the Question on Notice (as received) and the response will be provided at the Council Meeting and a reply in writing will also be provided.)*

---

**7.1.1 Public Questions on Notice - Mr Basil Fitch - Council Meeting - RNAPS - 19 February 2018****FILE NO:** SF6381**AUTHOR:** Tanya Grayson (Administration Officer)**GENERAL MANAGER:** Michael Stretton (General Manager)

---

**QUESTION and RESPONSE:**

The following questions were asked by Mr Basil Fitch at the Council Meeting held on 19 February 2018 and have been answered by Bruce MacIsaac (Director Facilities Management).

**Question:**

1. Why did Council not allow the Show Society to put motorhomes on the site as it was expected to receive an income of \$70,000 a year?

**Response:**

*In response to a request for permission to operate a Motor Home Park at the Inveresk Precinct, the Show Society (RNAPS) were advised the following by letter on 6 May 2016:*

1. *A rezoning of the land would be required under the provisions of the Launceston Interim Planning Scheme as the proposed use is prohibited in the zone;*
2. *For the rezoning to proceed, endorsement would be required from the Council;*
3. *That if RNAPS wished to pursue the rezoning, the issue whereby the Economic Regulator's Office has challenged the right under the National Competition Policy for Tasmanian Councils to allow free or subsidised overnight stays of Recreational (RV) type vehicles on Council land would need to be addressed.*

*This matter was not pursued further by RNAPS.*

---

**7.2 Public Questions without Notice**

*Local Government (Meeting Procedures) Regulations 2015 - Regulation 31(2)(b)*

*(Members of the public who ask Questions without Notice at a meeting will have both the question and any answer provided recorded in the Minutes. Council Officers will endeavour to answer the question asked at the meeting, however, that is not always possible and more research may be required. If an answer cannot be provided at the Meeting, the question will be treated as a Question on Notice. A response will be provided at the next Council Meeting.)*

---

Under the provisions of the *Land Use Planning and Approvals Act 1993*, Council acts as a Planning Authority in regard to items included in Agenda Item 8 - Planning Authority.

## **8 PLANNING AUTHORITY**

### **8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4**

**FILE NO:** DA0677/2017

**AUTHOR:** Iain More (Town Planner)

**DIRECTOR:** Leanne Hurst (Director Development Services)

---

#### **DECISION STATEMENT:**

To consider and determine a development application pursuant to the *Land Use Planning and Approvals Act 1993*.

#### **PLANNING APPLICATION INFORMATION:**

Applicant:	S Group
Property:	82 Balfour Street Launceston
Zoning:	Inner Residential
Receipt Date:	18/12/2017
Validity Date:	11/01/2018
Further Information Request:	11/01/2018
Further Information Received:	16/01/2018
Deemed Approval:	27/02/2018
Representations:	Three

#### **PREVIOUS COUNCIL CONSIDERATION:**

An approval to subdivide a single lot into four lots was approved in 2016 (DA0425/2016). The subdivision resulted in the creation of four lots with two of the lots being the subject to this application. The approval also allows the construction of dwellings over the subject sites. Whilst four dwellings will be constructed, all but one has remained relevant to that permit, with that having been amended.

---

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

---

**1. ENDORSED PLANS & DOCUMENTS**

The use and development must be carried out in accordance with the endorsed plans and documents to the satisfaction of the Manager Planning Services unless modified by a condition of the Permit:

- (a) Ground Floor Plan, Prepared by S. Group, Project No. J002652, Drawing No. DA-03, dated 12-01-18;
- (b) Excavation Plan, Prepared by S. Group, Project No. J002652, Drawing No. DA-03a, dated 12-01-18;
- (c) First Floor Plan, Prepared by S. Group, Project No. J002652, Drawing No. DA-04, dated 12-01-18 (to be amended);
- (d) Elevations, Prepared by S. Group, Project No. J002652, Drawing No. DA-05, dated 12-01-18;
- (e) Elevations, Prepared by S. Group, Project No. J002652, Drawing No. DA-06, dated 12-01-18;
- (f) Elevations, Prepared by S. Group, Project No. J002652, Drawing No. DA-07, dated 12-01-18; and
- (g) Environmental Site Assessment for proposed residential development 82-90 Balfour Street, Launceston, prepared by Tasman Geotechnics and dated 22 November 2016.

**2. AMENDED PLANS REQUIRED**

Prior to any work commencing, amended plans must be submitted to the satisfaction of the Manager Planning Services to replace plans annotated as "Amended Plans Required" and attached to the Permit. Once approved, these amended plans will be endorsed by the Council and will then form part of the Permit. The amended plans must show:

- (a) Vertical screen battens at least 1.7m in height on the north eastern side of Dwelling No. 2

**3. NON REFLECTIVE EXTERIOR FINISH**

All external cladding and roofing of the building(s) must be of a non-reflective nature and must be finished in muted colours to the satisfaction to the Council.

**4. TASWATER**

The development must be in accordance with the Submission to Planning Authority Notice issued by TasWater (TWDA No. 2017/02025-LCC) (attached).

**5. SITE LANDSCAPING PLAN**

Prior to the commencement of works, a landscape plan must be submitted for approval by Manager Planning Services. The plan must be prepared by a suitably qualified person, must be drawn to scale and must include the following details:

- (a) Major site features such as building footprints, topography, contours existing vegetation and street boundaries; and
-

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

---

- (b) Existing and proposed garden areas and plantings (including a schedule of all proposed trees, shrubs and groundcover including common name, botanical name and like size at maturity); and
- (c) Any stabilisation works required as a result of tree or vegetation removal; and
- (d) All proposed garden beds, fences, retaining walls, lawn, hard surfaces and pathways; and
- (e) Suitable irrigation or a fixed sprinkler system for the watering of all lawns and landscaped areas; and
- (f) Any screen planting (where required).

Once approved by *Manager Planning Services* the plan will be endorsed and will form part of the permit. The landscaping must be:

- (a) Installed in accordance with the endorsed plan; and
- (b) Completed within three months of the use commencing; and
- (c) Maintained as part of non-residential development. It must not be removed, destroyed or lopped without the written consent of the Council.

**6. FENCING**

Prior to the commencement of the use, all fencing along the Balfour Street frontage must be must be constructed at the developer's cost and to a maximum height of:

- (a) Between 800mm and 1200mm high

No fencing above 1200mm is to be erected along the Balfour Street frontage.

**7. LEGAL TITLE**

All development and use associated with the proposal must be confined to the legal title of the subject land except construction of access from the street.

**8. HOURS OF CONSTRUCTION**

Construction works must only be carried out between the hours of:

Monday to Friday - 7.00am and 6.00pm

Saturday - 9.00am to 6.00pm

Sundays and Public Holidays - 10.00am to 6.00pm

**9. DAMAGE TO COUNCIL INFRASTRUCTURE**

The developer is liable for all costs associated with damage to Council infrastructure resulting from non-compliance with the conditions of the Planning Permit and any bylaw or legislation relevant to the development activity on the site. The developer will also be liable for all reasonable costs associated with the enforcement of compliance with the conditions, bylaws and legislation relevant to the development activity on the site.

**10. CONSTRUCTION MANAGEMENT PLAN & TRAFFIC MANAGEMENT PLANS**

The applicant must prepare a detailed construction management plan for the works. The plan must incorporate a description of the construction method, the estimated time frames

---

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

---

for each stage of the works, a description of required traffic management works to be employed and the identification and proposed liaison with affected property owners. The construction management plan is to be submitted for approval of the Manager Planning Services Prior to commencing any works on site.

Where it is necessary for works to occur within the road reserve, or for occupation of the road reserve, of Balfour Street, King Street and/or Ethel Street which impact upon vehicle access, the express written permission of the Director Infrastructure Services is required. Application for the works/occupation must be made 14 days prior to date of the scheduled works or occupation and detailing (but not limited to):

- (a) The nature, starting date and duration of the works and/or occupation,
- (b) The name and contact details of the contractor,
- (c) The traffic management works that are must employed to provide for the continued safe use of the road reserve by pedestrians and vehicles,
- (d) Any alternative pedestrian routes to be provided where the existing footpaths are unavailable for use due to the delivery of materials,
- (e) Any temporary works required to maintain the serviceability of the road or footpath.

Any approval issued for any works and/or occupation may be subject to conditions limiting or specifying:

- i. The nature, dates and duration of the occupation and/or works;
- ii. Any temporary works required to maintain the serviceability of the road or footpath,
- iii. All remedial works required to repair any damage to the road reserve resulting from the occupation and/or works.

Inspections must be arranged for prior to the commencement of the occupation and at the completion of the works.

All works in the road reserve (eg service installation), or requiring the occupation of the road reserve (eg delivery of goods and materials to site), must be undertaken in accordance with a traffic management plan prepared in accordance with AS1742.3.

**11. SOIL AND WATER MANAGEMENT PLAN**

Prior to the commencement of the development works the applicant must install all necessary silt fences and cut-off drains to prevent the soil, gravel and other debris from escaping the site. Additional works may be required on complex sites. No material or debris is to be transported onto the road reserve (including the nature strip, footpath and road pavement). Any material that is deposited on the road reserve as a result of the development activity is to be removed by the applicant. The silt fencing, cut off drains and other works to minimise erosion are to be maintained on the site until such time as the site has revegetated sufficiently to mitigate erosion and sediment transport.

---

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

---

**12. OCCUPATION OF ROAD RESERVE**

Any works in the road reserve, or requiring the occupation of the road reserve, must be undertaken by, or under the supervision of a tradesman/contractor who is registered with Council as a "Registered Contractor".

Where it is necessary for works to occur within the road reserve or for the occupation of the road reserve, the express written permission of the Director Infrastructure Services is required. Application for the occupation of Balfour and King Streets must be made 14 days prior to date of the scheduled occupation or works and detailing (but not limited to):

- (a) The nature, dates and duration of the occupation and/or works,
- (b) The contractors name and registration number,
- (c) The traffic management works that are must employed to provide for the continued safe use of the road reserve by pedestrians and vehicles,
- (d) Any alternative pedestrian routes to be provided where the existing footpath in Balfour and King Streets is unavailable for use due to the delivery of materials such as the precast concrete panels
- (e) Any temporary works required to maintain the serviceability of the road or footpath.

A permit issued for any occupation and/or works may be subject to conditions specifying or limiting:

- (a) The nature, dates and duration of the occupation and/or works
- (b) The traffic management works that must be employed to provide for the continued safe use of the road reserve by pedestrians and vehicles, any alternative pedestrian routes to be provided where the existing footpath in Balfour Street is unavailable for use due to the delivery of materials such as the precast concrete panels.
- (c) Any temporary works required to maintain the serviceability of the road or footpath.
- (d) All remedial works required to repair any damage to the road reserve resulting from the occupation and/or works.

Inspections must be arranged for prior to the commencement of the occupation and at the completion of the works.

**13. AMENITY**

The construction of the development permitted by this permit must not adversely affect the amenity of the site and the locality by reason of the processes carried on; the transportation of materials, goods or commodities to or from the subject land; the appearance of any buildings, works or materials; the emission of noise, artificial light, vibration, smell, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products, grit or oil; the presence of vermin, or otherwise.

---



**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

---

**14. NO BURNING OF WASTE**

No burning of any waste materials generated by the construction process, to be undertaken on-site. Any such waste materials to be removed to a licensed refuse disposal facility (eg. Launceston Waste Centre).

**15. CONTAMINATION ASSESSMENT**

As per the recommendations under the Environmental Site Assessment for proposed residential development 82-90 Balfour Street, Launceston, prepared by Tasman Geotechnics and dated 22 November 2016, prior to construction commencing, the findings of all further excavation be presented to Council to the satisfaction of Councils Manager Planning Services. If it is found TRH and PAH have not been removed, specific remediation and protection measures must be implemented and approved by Councils Manager Planning Services, prior to the construction or use commencing.

**Notes****A. Building Permit Required**

*Prior to the commencement of any construction the applicant is required to attain a Building Permit pursuant to the Building Act 2016. A copy of this planning permit should be given to your Building Surveyor. Please contact the Council's Building Services Department on 6323 3000 for further information.*

**B. Occupancy Permit Required**

*Prior to the occupation of the premises the applicant is required to attain an Occupancy Permit pursuant to the Building Act 2016. Section 225. A copy of this planning permit should be given to your Building Surveyor.*

**C. Plumbing Permit Required**

*Prior to the commencement of any construction the applicant is required to attain a Plumbing Permit pursuant to the Building Act 2016. A copy of this planning permit should be given to your Building Surveyor. Please contact the Council's Building Services Department on 6323 3000 for further information.*

**D. General**

*This permit was issued based on the proposal documents submitted for DA0677/2017. You should contact Council with any other use or developments, as they may require the separate approval of Council. Council's planning staff can be contacted on 6323 3000.*

*This permit takes effect after:*

- (a) The 14 day appeal period expires; or*
  - (b) Any appeal to the Resource Management and Planning Appeal Tribunal is abandoned or determined; or*
  - (c) Any agreement that is required by this permit pursuant to Part V of the Land Use Planning and Approvals Act 1993 is executed; or*
-

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

---

(d) *Any other required approvals under this or any other Act are granted.*

*This permit is valid for two years only from the date of approval and will thereafter lapse if the development is not substantially commenced. An extension may be granted subject to the provisions of the Land Use Planning and Approvals Act 1993 as amended, by a request to Council.*

**E. Restrictive Covenants**

*The granting of this permit takes no account of any covenants applicable to the land. The permit holder and any other interested party, should make their own enquires as to whether the proposed development is effected, restricted or prohibited by any such covenant.*

*If the proposal is non-compliant with any restrictive covenants, those restrictive covenants should be removed from the title prior to construction commencing or the owner will carry the liability of potential legal action in the future.*

**F. Appeal Provisions**

*A planning appeal may be instituted by lodging a notice of appeal with the Registrar of the Resource Management and Planning Appeal Tribunal.*

*A planning appeal may be instituted within 14 days of the date the Corporation serves notice of the decision on the applicant.*

*For more information see the Resource Management and Planning Appeal Tribunal website [www.rmpat.tas.gov.au](http://www.rmpat.tas.gov.au) <<http://www.rmpat.tas.gov.au>>*

**G. Permit Commencement**

*If an applicant is the only person with a right of appeal pursuant to section 61 of the Land Use Planning and Approvals Act 1993 and wishes to commence the use or development for which the permit has been granted within that 14 day period, the Council must be so notified in writing. A copy of Council's Notice to Waive Right of Appeal is attached.*

---

**REPORT:****1. THE PROPOSAL**

It is proposed to construct two dwellings on two separate lots.

Townhouse 1 will be located on Lot 174105/4 and Townhouse 2 will be located on Lot 74105/3. Each townhouse will mirror each other, being 2 storey, 3 bedroom dwellings. Access to each lot will be via existing crossovers via King Street.

---

---

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

---

Lot 174105/4: 250m<sup>2</sup>

Lot 174105/3: 250m<sup>2</sup>

The Primary frontage for both lots is the King Street Frontage, these frontages are of a lesser width than the frontages to Balfour Street.

**2. LOCATION AND NEIGHBOURHOOD CHARACTER**

The sites are located at 82-90 Balfour Street, Launceston. They are both zoned Inner Residential, 250m<sup>2</sup> in size, rectangular, and have two frontages along King Street and Balfour Street. The sites are vacant with minimal vegetation and connected to all reticulated services. Access to each lot is via existing crossovers off King Street.

The sites are located within a historical residential area of Launceston, with surrounding sites predominately residential with single dwellings. At the corner of Balfour and Charles Street are several food premises whilst at the corner of Balfour and Wellington Street is Coles supermarket.

**3. PLANNING SCHEME REQUIREMENTS****3.1 Zone Purpose****11.0 Inner Residential Zone****11.1.1 Zone Purpose Statements**

11.1.1.1 To provide for a variety of residential uses and dwelling types close to services and facilities in inner urban and historically established areas, which uses and types respect the existing variation and pattern in lot sizes, set back, and height.

11.1.1.2 To provide for compatible non-residential uses that primarily serve the local community.

11.1.1.3 To allow increased residential densities where it does not significantly affect the existing residential amenity, ensure appropriate location of parking, and maintain vehicle and pedestrian traffic safety.

11.1.1.4 To maintain and develop residential uses and ensure that non-residential uses do not displace or dominate residential uses.

11.1.1.5 To provide for development that provides a high standard of amenity and contributes to the streetscape.

**Consistent**

Consistency with the Zone Purpose has been achieved as the proposal is for a residential use in a residential zone.

**11.4 Development Standards****11.4.1 Setback from a frontage for single dwellings**

Objective:

To ensure that the setback from frontages:

- (a) assist in the establishment of the streetscape character;
-

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

<ul style="list-style-type: none"> <li>(b) enhance residential amenity;</li> <li>(c) provide a transition space between the road and private dwelling allowing mutual passive surveillance for community safety; and</li> <li>(d) respond to slope and other physical characteristics of a lot and assist in attenuation of traffic noise.</li> </ul>
<p><b>Consistent</b> Consistency with the Objective has been achieved as the proposal maintains consistent front setbacks.</p>
<p>A1 Unless within a building area shown on a plan of subdivision, the wall of a single dwelling (excluding minor protrusions) must have a setback from a frontage that is:</p> <ul style="list-style-type: none"> <li>(a) no less than 4.5m from a primary frontage; and</li> <li>(b) no less than 3m to a frontage other than a primary frontage; or</li> <li>(c) a distance which is no more or less than the maximum and minimum setbacks of the dwellings on immediately adjoining lots; or</li> <li>(d) no less than the existing dwelling setback if less than 4.5m.</li> </ul>
<p><b>Complies</b> The primary frontage for both lots is along King Street, with the secondary frontage being Balfour Street. Each dwelling will be setback 6.18m from the primary frontage, complying with the Acceptable Solution for primary frontage setback.</p> <p>Each dwelling will be setback 1.4m from Balfour Street, the secondary frontage. Whilst this is unable to comply with A1(b), the dwelling on the north eastern adjoining lot is built to the boundary, and as such the proposal is compliant with A1(c).</p>

11.4.2 Site coverage and rear setback for single dwellings

<p><b>Objective:</b> To ensure that the location and extent of building site coverage:</p> <ul style="list-style-type: none"> <li>(a) facilitates the provision of open space, gardens and other outside areas on the site that contribute to residential amenity;</li> <li>(b) assists with the management of stormwater;</li> <li>(c) provides for setback from the rear boundary; and</li> <li>(d) has regard to streetscape qualities.</li> </ul>
<p><b>Consistent</b> Consistency with the Objective has been achieved as the proposal allows for sufficient open space and amenity having regard to the streetscape.</p>
<p>A1 A site coverage of no more than 50% excluding building eaves and access strips where less than 7.5m wide.</p>
<p><b>Relies on Performance Criteria</b> Both lots are 250m<sup>2</sup> in size and each proposed dwelling will have a site coverage of 53%. As such, the proposal is reliant on the Performance Criteria.</p>
<p>P1 Site coverage must:</p> <ul style="list-style-type: none"> <li>(a) provide for useful areas of open space for gardens and outdoor recreation purposes;</li> <li>(b) allow areas to be retained for the absorption of rainwater into the ground; and</li> </ul>

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

(c) have regard to streetscape qualities.
<p><b>Complies</b></p> <p>Each site has allowed for a courtyard and gardens within the front boundaries. Due to the small size of the lots, proposed decks allow for suitable recreation space. The proposed grassed areas have allowed for rainwater absorption purposes. Other residential uses along the street have a range of setbacks that are compatible with the Planning Scheme including a row of dwellings to the west of the site that maintain very little open space. Therefore the proposal provides a mix of housing that is compatible with the streetscape qualities. The proposal complies with the Performance Criteria.</p>

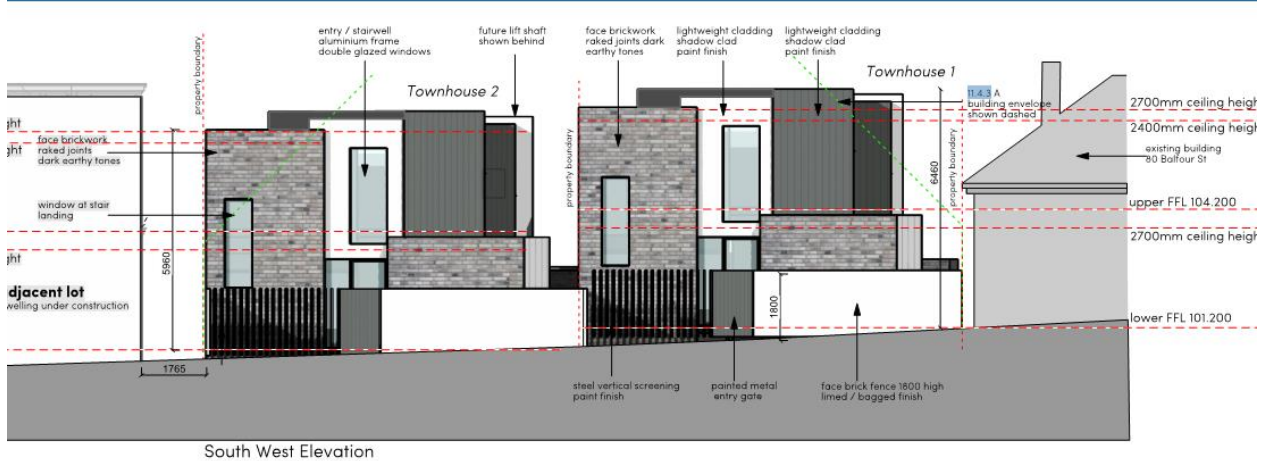
**11.4.3 Building envelope for single dwellings**

<p><b>Objective:</b></p> <p>To ensure that the siting and scale of single dwellings:</p> <ul style="list-style-type: none"> <li>(a) allows for flexibility in design to meet contemporary dwelling requirements;</li> <li>(b) protects the residential amenity of neighbours through minimising visual bulk and overshadowing; and</li> <li>(c) has regard to streetscape qualities.</li> </ul>
<p><b>Consistent</b></p> <p>Consistency with the Objective has been achieved as the proposal has ensured a flexible design that protects the residential amenity of the area.</p>
<p>A1 All single dwellings (excluding minor protrusions extending less than 1.5m) must be contained within either of the following building envelopes:</p> <ul style="list-style-type: none"> <li>(a) determined by a setback of no less than 3m from side boundaries and no less than 4m from the rear boundary and a building height of no more than 5.5m; or</li> <li>(b) determined by projecting at an angle of 45 degrees from the horizontal at a height of 3m above natural ground level at the side boundaries and at a distance of 4m from the rear boundary to a building height of no more than 8.5m above natural ground level (see Figures 11.4.3 A and 11.4.3 B); and walls are setback:             <ul style="list-style-type: none"> <li>(i) no less than 1.5m from a side boundary; or</li> <li>(ii) less than 1.5m, provided the wall is built against an existing boundary wall or the wall or walls have a total length of no greater than 9m or one third of the boundary with the adjacent property, whichever is the lesser.</li> </ul> </li> </ul>
<p><b>Relies on Performance Criteria</b></p> <p>Each dwelling will protrude outside of the building envelope and as such reliance on the Performance Criteria is sought.</p>
<p>P1 The siting and scale of single dwellings must be designed to:</p> <ul style="list-style-type: none"> <li>(a) ensure there is no unreasonable loss of amenity on adjoining lots by:             <ul style="list-style-type: none"> <li>(i) overshadowing and reduction of sunlight to habitable rooms and private open space to less than three hours between 9.00am and 5.00pm on June 21 or by increasing existing overshadowing where greater than above;</li> <li>(ii) overlooking and loss of privacy; and</li> <li>(iii) visual impacts when viewed from adjoining lots: and</li> </ul> </li> <li>(b) take into account steep slopes and other topographical constraints; and</li> <li>(c) have regard to streetscape qualities.</li> </ul>

8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)

**Complies**

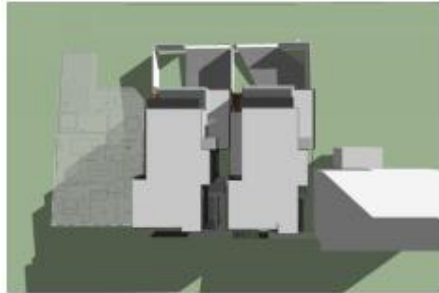
The following image illustrates how each dwelling protrudes outside of the building envelope:



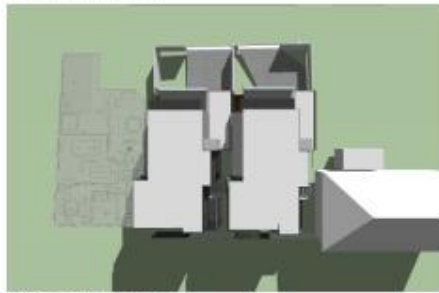
**Figure 1 - Building Envelope Protrusion**

The buildings have been designed to prevent overshadowing. The upper level of the proposed townhouses are setback 9.2m from King Street which results in minimal overshadowing to the adjacent dwellings, as the following image illustrates:

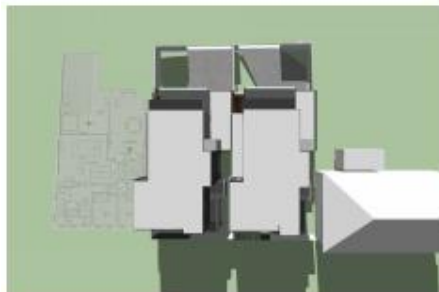
8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)



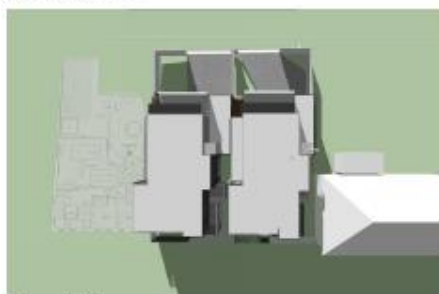
10am 21 June



12noon 21 June



2pm 21 June



3pm 21 June



Figure 2 - Shadow Diagram

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

All decks and private open space areas have been placed to provide privacy and separation while maintain solar access.

The dwellings have been designed carefully so as not to cause visual impact when viewed from adjoining properties. The dwellings are tapered in sections to reduce the bulk and are consistent with other elongated dwellings in the immediate vicinity.

It is not unusual for a double storey building to be located along Balfour Street, including the two dwellings under construction on the adjoining lot with the nearest being located at 92 Balfour Street. Further, whilst the adjoining properties to the north east of the subject sites are ground level, due to the slope along the southern side of Balfour Street, many of these dwellings appear to be higher than average. Therefore it is considered that the proposal is not out on context with regard to streetscape qualities.

The proposal complies with the Performance Criteria.

**11.4.4 Frontage setback and width of garages and carports for single dwellings**

**Objective:**  
 To ensure that the location and size of garages or carports:

- (a) do not dominate the facade of the dwelling or dominate the streetscape;
- (b) do not restrict mutual passive surveillance of the road and dwelling; and
- (c) provides for safe vehicular access to and egress from the site.

**Consistent**  
 Consistency with the Objective has been achieved as no garage dominates the streetscape.

**11.4.5 Privacy for single dwellings**

**Objective:**  
 To ensure that the location and design of windows of habitable rooms, balconies, decks, roof gardens, parking spaces and carports maintain residential amenity by minimising the potential for overlooking between neighbours.

**Consistent**  
 Consistency with the Objective has been achieved as the proposal allows for residential privacy.

A1 Balconies, decks, roof gardens, parking spaces and carports (whether freestanding or part of the dwelling) that have a finished surface or floor level greater than 1m above natural ground level must have a side setback of no less than 3m and a rear setback of no less than 4m.



8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)

**Relies on Performance Criteria**

Each dwelling contains a single deck located on the first floor above the garage which is more than 1m above natural ground level. Each deck has a 1.5m high, clear glass balustrade.

The deck on Lot 3 is located 1.73m from the western side boundary, 2.53m from the eastern boundary, and 6.18m from the frontage. The deck on Lot 4 is located 2.66m from the eastern side boundary, 1.4m from the eastern side boundary and 6.18m from the frontage.

As such, both dwellings are reliant on the Performance Criteria.

P1 The potential for direct overlooking from balconies, decks, roof gardens, parking spaces and carports (whether freestanding or part of the dwelling) with a finished surface or floor level more than 1m above natural ground level on one lot to the habitable rooms and balconies, decks and roof gardens on adjacent lots must be avoided or minimised through their separation or offset or by use of solid or translucent screening.

**Complies**

The applicant has proposed partial screening along the balconies to provide screening from neighbouring properties. A condition has been recommended that the north western side of Dwelling 2 all sides sections of be provided with a 1.7m minimum screening measure. This will ensure compliance with the Performance Criteria.

A2 Windows of habitable rooms which have a floor level greater than 1m above natural ground level must:

- (a) have a side setback of no less than 3m; or
- (b) be offset no less than 1.5m from the windows of habitable rooms on adjacent lots where on the same horizontal plane; or
- (c) have a window sill height of no less than 1.7m.

**Complies**

The following image illustrates the only windows to a habitable room located more than 1m above natural ground level for each dwelling:



**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

**Complies**

All proposed fences along the frontage are 1.2m if solid and 1.8m if part of the fence is above 1.2m and will have 50% transparency.

11.4.22 Earthworks and retaining walls

**Objective:**

To ensure that earthworks and retaining walls are appropriate to the site and respect the amenity of adjoining lots.

**Consistent**

Consistency with the Objective has been achieved as the proposal will ensure earthworks respect the amenity of the area.

E2.0 Potentially Contaminated Land Code

E2.1 The purpose of this provision is to:

- (a) ensure that use or development of potentially contaminated land does not adversely impact on human health or the environment.

**Consistent**

Consistency with the zone purpose has been achieved as the proposal has ensured development will not adversely impact human health or the environment.

E2.5 Use Standards

**Objective:**

To ensure that potentially contaminated land is suitable for the intended use.

**Consistent**

Consistency with the objective has been achieved as the subject site is suitable for residential use.

A1 The Director, or a person approved by the Director for the purpose of this Code:

- (a) certifies that the land is suitable for the intended use; or
- (b) approves a plan to manage contamination and associated risk to human health or the environment that will ensure the land is suitable for the intended use.

**Relies on Performance Criteria**

No confirmation from the director has been provided and as such the proposal is reliant on the Performance Criteria.

P1 Land is suitable for the intended use, having regard to:

- (a) an environmental site assessment that demonstrates there is no evidence the land is contaminated; or
- (b) an environmental site assessment that demonstrates that the level of contamination does not present a risk to human health or the environment; or
- (c) a plan to manage contamination and associated risk to human health or the environment that includes:
  - (i) an environmental site assessment;
  - (ii) any specific remediation and protection measures required to be implemented before any use commences; and
  - (iii) a statement that the land is suitable for the intended use.

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

**Complies**

An Environmental Site Assessment for proposed residential development 82-90 Balfour Street, Launceston, prepared by Tasman Geotechnics and dated 22 November 2016 was submitted as part of the application.

Under the assessment section of the report it was concluded that the site is currently suitable for residential use. It was further noted that soil samples were taken and analysed and recommended:

*validation sampling be carried out after building demolition and excavation, but before construction commences, to confirm any TRH and PAH impacts have been removed:*

- *Internal retaining wall near the former hoist, and*
- *The south east corner around the location of sample #3.*

*Excavated soil should be sampled and analysed for TRH and PAH to assess the waste level in accordance with EPA Information Bulletin 105.*

The report has been recommended to be approved as part of the application, and in particular that the findings of the excavation be presented to be Council prior to construction. If it is found TRH and PAH have not been removed, specific remediation and protection measures be implemented and approved by Councils Manager Planning Services, prior to the construction or use commencing.

The proposal complies with the Performance Criteria P1(c).

**E2.6 Development Standards**

**E2.6.2 Excavation**

**Objective:**

To ensure that works involving excavation of potentially contaminated land does not adversely impact on human health or the environment.

**Consistent**

Consistency with the objective has been achieved as the development will ensure works will not adversely impact on human health or the environment.

A1 No acceptable solution.

**Relies on Performance Criteria**

P1 Excavation does not adversely impact on health and the environment, having regard to:

- (a) an environmental site assessment that demonstrates there is no evidence the land is contaminated; or
- (b) an environmental site assessment that demonstrates that the level of contamination does not present a risk to human health or the environment; or
- (c) a plan to manage contamination and associated risk to human health and the environment that includes:

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

- (i) an environmental site assessment;
- (ii) any specific remediation and protection measures required to be implemented before excavation commences; and
- (iii) a statement that the excavation does not adversely impact on human health or the environment.

**Complies**

Again, an Environmental Site Assessment for proposed residential development 82-90 Balfour Street, Launceston, prepared by Tasman Geotechnics and dated 22 November 2016 was submitted as part of the application.

Under the assessment section of the report it was concluded that the site is currently suitable for residential use. It was further noted that soil samples were taken and analysed and recommended:

*validation sampling be carried out after building demolition and excavation, but before construction commences, to confirm any TRH and PAH impacts have been removed:*

- *Internal retaining wall near the former hoist, and*
- *The south east corner around the location of sample #3.*

*Excavated soil should be sampled and analysed for TRH and PAH to assess the waste level in accordance with EPA Information Bulletin 105.*

The report has been recommended to be approved as part of the application, and in particular that the findings of the excavation be presented to be Council prior to construction. If it is found TRH and PAH have not been removed, specific remediation and protection measures be implemented and approved by Councils Manager Planning Services, prior to the construction or use commencing.

The proposal complies with the Performance Criteria P1(c).

**E6.0 Parking and Sustainable Transport Code**

**E6.1** The purpose of this provision is to:

- (a) ensure that an appropriate level of parking facilities are provided to service use and development;
- (b) ensure that cycling, walking and public transport are supported as a means of transport in urban areas;
- (c) ensure access for cars and cyclists and delivery of people and goods is safe and adequate;
- (d) ensure that parking does not adversely impact on the amenity of a locality;
- (e) ensure that parking spaces and accesses meet appropriate standards; and
- (f) provide for the implementation of parking precinct plans.

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

**Consistent**

Consistency with the code purpose has been achieved as the proposal ensures appropriate and safe parking and access is provided.

**E6.5 Use Standards**

**E6.5.1 Car parking numbers**

**Objective:**

To ensure that an appropriate level of car parking is provided to meet the needs of the use.

**Consistent**

Consistency with the objective has been achieved as the proposal has provided sufficient car parking.

**A1 The number of car parking spaces must:**

- (a) not be less than 90% of the requirements of Table E6.1 (except for dwellings in the General Residential Zone); or
- (b) not be less than 100% of the requirements of Table E6.1 for dwellings in the General Residential Zone; or
- (c) not exceed the requirements of Table E6.1 by more than two spaces or 5% whichever is the greater, except for dwellings in the General Residential Zone; or
- (d) be in accordance with an acceptable solution contained within a parking precinct plan.

**Complies**

A 3 bedroom dwelling in the Inner Residential Zone requires two car parking spaces per dwelling. As such, each dwelling has proposed a double lockup garage. They are compliant with the required car parking numbers.

**E6.6 Development Standards**

**E6.6.1 Construction of parking areas**

**Objective:**

To ensure that parking areas are constructed to an appropriate standard.

**Consistent**

Consistency with the objective has been achieved as the proposal has ensured all parking is constructed to the relevant standard.

**A1 All parking, access ways, manoeuvring and circulation spaces must:**

- (a) have a gradient of 10% or less;
- (b) be formed and paved;
- (c) be drained to the public stormwater system, or contain stormwater on the site;
- (d) except for a single dwelling, and all uses in the Rural Resource, Environmental Management and Open Space zones, be provided with an impervious all weather seal; and
- (e) except for a single dwelling, be line marked or provided with other clear physical means to delineate parking spaces.

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

**Complies**

All parking, access ways, manoeuvring and circulation spaces have a gradient of less than 10%, formed and paved, and able to drain to a public stormwater system

**E6.6.2 Design and layout of parking areas**

**Objective:**

To ensure that parking areas are designed and laid out to provide convenient, safe and efficient parking.

**Consistent**

Consistency with the objective has been achieved as the proposal ensures all parking and access ways are constructed to an appropriate standard.

**A1.1 Car parking, access ways, manoeuvring and circulation spaces must:**

- (a) provide for vehicles to enter and exit the site in a forward direction where providing for more than four parking spaces;
- (b) have a width of vehicular access no less than the requirements in Table E6.2, and no more than 10% greater than the requirements in Table E6.2;
- (c) have parking space dimensions in accordance with the requirements in Table E6.3;
- (d) have a combined access and manoeuvring width adjacent to parking spaces not less than the requirements in Table E6.3 where there are three or more car parking spaces; and
- (e) have a vertical clearance of not less than 2.1m above the parking surface level.

**A1.2 All accessible spaces for use by persons with a disability must be located closest to the main entry point to the building.**

**A1.3 Accessible spaces for people with disability must be designated and signed as accessible spaces where there are six spaces or more.**

**A1.4 Accessible car parking spaces for use by persons with disabilities must be designed and constructed in accordance with AS/NZ2890.6 - 2009 Parking facilities - Off-street parking for people with disabilities.**

**Complies**

All car parks, access ways and circulation spaces will be compliant with the applicable Australian Standard, be paved and formed and have a gradient of less than 10%.

**E6.7.1 Precinct 1 - Launceston Central Business District Parking Exemption Area**

**E13.0 Local Historic Cultural Heritage Code**

**E13.1 The purpose of this provision is to:**

- (a) protect and enhance the historic cultural heritage significance of local heritage places and heritage precincts;
- (b) encourage and facilitate the continued use of these places;
- (c) encourage the maintenance and retention of buildings and places of assessed historic cultural heritage significance; and
- (d) ensure that development is undertaken in a manner that is sympathetic to, and does not detract from, the historic cultural heritage significance of the places and their settings.

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

**Consistent**

Consistency with the code purpose has been achieved as the proposal has ensured the protection of historic cultural heritage.

**E13.6 Development Standards**

**E13.6.4 Site coverage**

**Objective:**

To ensure that site coverage is compatible with the historic cultural heritage significance of local heritage places.

**Consistent**

Consistency with the objective has been achieved as the proposal has ensured the historical cultural significance of the site has been maintained.

A1 No acceptable solution.

**Relies on Performance Criteria**

P1 The site coverage is compatible with the historic cultural heritage significance of local heritage places or their settings, having regard to:

- (a) the topography of the site;
- (b) the cultural heritage values of the local heritage place and setting;
- (c) the site coverage of buildings on sites in the surrounding area; and
- (d) the pattern of development in the surrounding area.

**Complies**

Site coverage for surrounding lots varies greatly from 14% to 60%, and as such the proposed site coverage of 53% for each dwelling is not out of character for the area, or the pattern of development. The use of step-downs and mass placement on the site reacts to the existing topography. Accordingly it can be considered the proposal is compliant with the Performance Criteria.

**E13.6.5 Height and bulk of buildings**

**Objective:**

To ensure that the height and bulk of buildings are compatible with the historic cultural heritage significance of local heritage places and their settings.

**Consistent**

Consistency with the objective has been achieved as the proposal has proven to be compatible with the historic nature of the area.

A1 No acceptable solution.

**Relies on Performance Criteria**

P1 The height and bulk of buildings are compatible with the historic cultural heritage significance of a place and its setting, having regard to:

- (a) the cultural heritage values of the local heritage place and setting;
- (b) the character and appearance of the existing building or place;
- (c) the height and bulk of other buildings in the surrounding area;
- (d) the historic cultural heritage significance of adjacent places; and
- (e) the streetscape.



**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

**Complies**  
 The proposal has a similar maximum wall height to some of the double storey properties in the surrounding area, and is aligned with the height of the roof of the building on the adjoining property at 80 Balfour Street.

The composition and visual bulk of the proposed building is obviously not similar to the adjoining Georgian cottages to the east, however, it is consistent with that of approved development to the west and thus may now be considered to be *'compatible with the historic cultural heritage significance'* of the place, which is its setting.

The exception to this would be the high front fences to Balfour Street which results in an austere and unfriendly presentation to the street and the lack of substantial landscaping proposed to this frontage. It is recommended that the solid front fences be required to be reduced in scale to provide a more sensitive response to the street, and that a landscaping plan including more substantial planting be required to be submitted for approval prior to the issue of any Planning Permit.

The proposal complies with the Performance Criteria.

E13.6.6 Site of buildings and structure

<p><b>Objective:</b>                  To ensure that the siting of buildings are compatible with the historic cultural heritage significance of local heritage places and their settings.</p>
<p><b>Consistent</b>                  Consistency with the objective has been achieved as the proposal has proven to be compatible with the historic nature of the area.</p>
<p>A1 No acceptable solution.</p>
<p><b>Relies on Performance Criteria</b></p>
<p>P1 The front, side and rear setbacks must be compatible with the historic cultural heritage significance of a local heritage place and its setting, having regard to:                  (a) the cultural heritage values of the local heritage place and setting;                  (b) the topography of the site;                  (c) the size, shape, and orientation of the lot;                  (d) the setbacks of other buildings in the surrounding area;                  (e) the historic cultural heritage significance of adjacent places; and                  (f) the streetscape.</p>
<p><b>Complies</b>                  The siting of the new buildings is generally considered to be consistent with the pattern of surrounding development and to be <i>'compatible with the historic cultural heritage significance'</i> of the place, and more specifically, its setting.</p> <p>The zero setbacks to side boundaries, and the minimal front setback are in line with the setbacks of other buildings in the street and surrounding development on the southern urban fringe of Launceston. However, if a new building is to have a zero and minimal</p>

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

setbacks to fit this pattern, it should then follow that it should also have a built form that is compatible with the built form of the surrounding area.

In order for this bold and obviously contemporary built form to meet these performance criteria in this location, it must offer a less confrontational street elevation and this may be achieved by the provision of substantial landscaping and a reduction in the height of the solid fences proposed to the Balfour Street frontage.

The proposal complies with the Performance Criteria.

E13.6.7 Fences

<p><b>Objective:</b> To ensure that fences are compatible with the historic cultural heritage significance of local heritage places and their setting.</p>
<p><b>Consistent</b> Consistency with the objective has been achieved as the proposal has proven to be compatible with the historic nature of the area.</p>
<p>A1 New fences must be designed and constructed to match existing original fences on the site.</p>
<p><b>Relies on Performance Criteria</b> The proposed frontage fences do not meet the acceptable solution and no justification is provided for the design choice and is therefore reliant on the Performance Criteria.</p>
<p>P1 New fences must be compatible with the historic cultural heritage significance of a place and its setting, having regard to:</p> <ul style="list-style-type: none"> <li>(a) the cultural heritage values of the local heritage place and setting;</li> <li>(b) the architectural style of the dominant building on the site;</li> <li>(c) the dominant fencing style in the setting; and</li> <li>(d) the original or previous fences on the site.</li> </ul>
<p><b>Complies</b> As previously discussed, the proposed solid fences to Balfour Street are not considered to be consistent with 'the <i>architectural style of the (existing) dominant building on the site</i>', 'the <i>dominant fencing style in the setting</i>', or 'the <i>original fences on the site</i>'.</p> <p>While it is not required on this vacant site to provide a fence in a style which appears to be of the period of the bulk of the surrounding development, it is considered to be appropriate and beneficial to provide fencing which is of a scale which is comparable and compatible with fences in the surrounding area, and which provides for a more friendly interface with the street. Therefore, as stated previously, it is recommended that the solid fences proposed to Balfour Street be reduced in height to be compatible with others in the street. This is considered to be between 800mm and 1200mm high.</p>

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

E13.6.8 Roof form and materials

Objective: To ensure that roof form and materials are compatible with the historic cultural heritage significance of local heritage places and their settings.
<b>Consistent</b> Consistency with the objective has been achieved as the proposal has proven to be compatible with the historic nature of the area.
A1 No acceptable solution.
<b>Relies on Performance Criteria</b>
P1 Roof form and materials are compatible with the historic cultural heritage significance of a place and its setting, having regard to: (a) the cultural heritage values of the local heritage place and setting; (b) the design, period of construction and materials of the dominant building on the site; (c) the dominant roofing style and materials in the setting; and (d) the streetscape.
<b>Complies</b> While flat roofs are not common in this street, or the surrounding area, replication of traditional forms is not required by heritage legislation or guidelines and lower roof profiles can minimise the visual impact of new development on the skyline. The proposed roof forms are therefore considered to be acceptable in this location, complying with the Performance Criteria.

E13.6.9 Wall materials

Objective: To ensure that wall materials are compatible with the historic cultural heritage significance of local heritage places and their settings.
<b>Consistent</b> Consistency with the objective has been achieved as the proposal has proven to be compatible with the historic nature of the area.
A1 No acceptable solution.
<b>Relies on Performance Criteria</b>
P1 Wall material for buildings and structures must be compatible with the historic cultural heritage significance of a place and its setting, having regard to: (a) the cultural heritage values of the local heritage place and setting; (b) the design, period of construction and materials of the dominant building on the site; (c) the dominant wall materials in the setting; and (d) the streetscape.
<b>Complies</b> There is a simple palette of materials existing in the street, with the dwellings and commercial buildings being almost exclusively constructed from brick, and a relatively consistent character of buildings built between 1850 and 1920, with double hung

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

windows of relatively consistent scale, proportion and layout. The juxtaposition of forms, the variety of materials, and specifically the 'Shadow Clad' panels and brickwork proposed to the Balfour street frontage are considered to be *'compatible with the historic cultural heritage significance'* of the place and its setting.

**4. REFERRALS**

REFERRAL	COMMENTS
	<b>INTERNAL</b>
Infrastructure Services	Conditional consent provided.
Environmental Health	Conditional consent provided.
Heritage/Urban Design	<p>The heritage assessment was undertaken by Councils Urban Designer and Heritage Officer and is reflected in the assessment of the Local Historic Cultural Heritage Code.</p> <p>Generally the proposed dwellings are not considered to have been designed to fit into the existing streetscape, or to be highly respectful of the significance of the historic built fabric which surround it, however this site was previously a commercial premises and the recently approved development to the west provides a highly modified built context.</p> <p>The scale is considered to be consistent with the predominant scale of buildings in the street, the use of face brickwork is consistent with the dominant building material in the street and the colour palette is recessive and generally compatible with that of the rest of the street. Therefore, if the alterations recommended above are required by condition to any Planning Permit, the requirements of the Local Historic Cultural Heritage code will be considered to be met.</p>
Building and Plumbing	N/A

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

REFERRAL	COMMENTS
<b>EXTERNAL</b>	
TasWater	Conditional consent provided. TasWater has issued a Development Certificate of Consent TWDA 2017/02025-LCC.
State Growth	N/A
TasFire	N/A
Tas Heritage Council	N/A
Crown Land	N/A
TasRail	N/A
EPA	N/A
Aurora	N/A

**5. REPRESENTATIONS**

Pursuant to section 57 of the *Land Use Planning and Approvals Act 1993*, the application was advertised for a 14 day period from 20 January to 5 February 2018. Three representations were received. The issues raised are summarised in the following table. Whilst the summary attempts to capture the essence of each issue raised it should be read in conjunction with the representations received which are attached to this report.

An onsite meeting was held with all submitters on Monday, 12 February 2018.

<b>Issue # 1 Concerns regarding the visual impact when viewed from the adjoining property on the western boundary.</b>
Response: Visual impact is discussed in clause 11.4.3 P1 under the scheme. It has been considered that the design will not cause an unreasonable loss of amenity to adjoining lots.
<b>Issue # 2 The setback from the western boundary.</b>
Response: This is discussed under Clause 11.4.3 P1 under the scheme.
<b>Issue # 3 How does the proposed fence meet the performance criteria? It is out of character with the surrounding area.</b>
Response: It has been recommended as a condition of approval that fencing is reduced as to be more in character with the existing streetscape.
<b>Issue # 4 The design does not complement the heritage character of the area.</b>
Response: A separate internal heritage assessment was undertaken against the application. The assessment concluded the proposal is compliant with the Heritage Code and resulted in the recommendation of two conditions for a reduction in fencing height and more planting.
<b>Issue # 5 Privacy issues to neighbours when looking down from the balconies.</b>
Response: The balconies have been setback the required distances to comply with all privacy issues and screening conditioned.

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

<b>Issue # 6 Parking on King Street will be reduced as new crossovers will be installed.</b>
Response: The crossovers are existing and were approved as part of the previous subdivision.
<b>Issue # 7 Wheelie bin additions to King Street will create a problem.</b>
Response: This appears to be an existing issue and a concern the scheme cannot address.
<b>Issue # 8 New windows on the proposed dwellings will peer into adjoining houses and backyard.</b>
Response: The window in question is the study window for proposed Townhouse 1. It has been determined that the window will not have a detrimental impact on the privacy of adjoining lots.

**6. CONCLUSION**

Subject to the recommended conditions, it is considered that the proposal complies with the Scheme and it is appropriate to recommend for approval.

**ECONOMIC IMPACT:**

The Launceston Interim Planning Scheme 2015 contains provisions intended to implement the objectives of the Resource Management Planning System. The application has been assessed using these provisions and as such economic impacts have been considered.

**ENVIRONMENTAL IMPACT:**

The Launceston Interim Planning Scheme 2015 contains provisions intended to implement the objectives of the Resource Management Planning System. The application has been assessed using these provisions and as such environmental impacts have been considered.

**SOCIAL IMPACT:**

The Launceston Interim Planning Scheme 2015 contains provisions intended to implement the objectives of the Resource Management Planning System. The application has been assessed using these provisions and as such social impacts have been considered.

**STRATEGIC DOCUMENT REFERENCE:**

Launceston Interim Planning Scheme 2015.

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

---

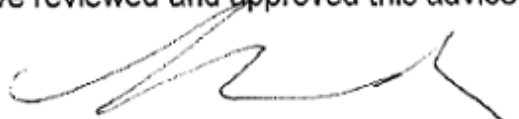
**BUDGET & FINANCIAL ASPECTS:**

Not relevant to this Report

**DISCLOSURE OF INTERESTS:**

The officer has no conflict of interest in this item.

I certify that I have reviewed and approved this advice and recommendation.



**Leanne Hurst: Director Development Services**

**8.1 82 Balfour Street, Launceston - Residential - Single Dwellings; Construction of a Dwelling on Lots 3 and 4 ...(Cont'd)**

---

**ATTACHMENTS:**

1. Locality Map (distributed electronically)
  2. Plans of Proposal (distributed electronically)
  3. Representations (distributed electronically)
  4. TasWater SPAN (distributed electronically)
-



**8.2 58A Elphin Road, Launceston - Business and Professional Services - Medical Centre; Signage****FILE NO:** DA0015/2018**AUTHOR:** Marilyn Burns (Urban Design Planner)**DIRECTOR:** Leanne Hurst (Director Development Services)

---

**DECISION STATEMENT:**

To consider and determine a development application pursuant to the *Land Use Planning and Approvals Act 1993*.

**PLANNING APPLICATION INFORMATION:**

Applicant:	Freestyle Fx Signs
Property:	58A Elphin Road, Launceston
Zoning:	Inner Residential
Receipt Date:	17/01/2018
Validity Date:	18/01/2018
Further Information Request:	19/01/2018
Further Information Received:	23/01/2018
Deemed Approval:	5/03/2018
Representations:	Three

**RECOMMENDATION:**

In accordance with sections 51 and 57 of the *Land Use Planning and Approvals Act 1993* and the Launceston Interim Planning Scheme 2015, a permit be granted for DA0015/2018 - Business and Professional Services - medical centre; signage at 58A Elphin Road, Launceston, subject to the following conditions:

**1. ENDORSED PLANS**

The use and development must be carried out in accordance with the endorsed plans to the satisfaction of the Manager Planning Services unless modified by a condition of the Permit:

- a. Composite Panel Sign, prepared by Freestyle FX Signs, Job No J005399, Elphin Dental, Rev 04, Page No 1, dated 23/01/2018.
  - b. Directory Sign, prepared by Freestyle FX Signs, Job No J005399, Elphin Dental, Rev 04, Page No 2, dated 23/01/2018.
  - c. Elevation, prepared by Freestyle FX Signs, Job No J005399, Elphin Dental, Rev 04, Page No 3, dated 23/01/2018.
  - d. Site Plan, prepared by Freestyle FX Signs, Job No J005399, Elphin Dental, Rev 04, Page No 4, dated 23/01/2018.
-

**8.2 58A Elphin Road, Launceston - Business and Professional Services - Medical Centre; Signage ...(Cont'd)**

---

**2. LEGAL TITLE**

All development and use associated with the proposal must be confined to the legal title of the subject land.

**3. SIGNAGE CONTENT**

Content of the sign may be updated or changed without separate approval of Council, subject to:

- a. The structure, location and size of the signage not changing.
- b. The content of the signage relating to the site.
- c. Compliance with the requirements of the planning scheme.

**4. NO SIGN ILLUMINATION**

The signs must not be floodlit or otherwise internally illuminated.

**5. REMOVAL OF EXISTING SIGNS**

Prior to the erection or display of the signs approved by this permit, all existing signs on the site nominated to be removed must be removed.

**6. SIGN MAINTENANCE**

The signs must be constructed and maintained in good condition to the satisfaction of the Council.

**7. HOURS OF CONSTRUCTION**

Construction works must only be carried out between the hours of 7.00am to 6.00pm Monday to Friday and 8.00am to 5.00pm Saturday and no works on Sunday or Public Holidays.

**8. DAMAGE TO COUNCIL INFRASTRUCTURE**

The developer is liable for all costs associated with damage to Council infrastructure resulting from non-compliance with the conditions of the Planning Permit and any bylaw or legislation relevant to the development activity on the site. The developer will also be liable for all reasonable costs associated with the enforcement of compliance with the conditions, bylaws and legislation relevant to the development activity on the site.

**9. WORKS WITHIN/OCCUPATION OF THE ROAD RESERVE**

All works in (or requiring the occupation of) the road reserve must be carried out in accordance with a detailed Traffic Management Plan prepared by a qualified person in accordance with the requirements of Australian Standard AS1742. A copy of such plan is to be maintained on site and available for inspection upon request by an Authorised Officer.

The explicit permission of Technical Services is required prior to undertaking works where the works:

---

**8.2 58A Elphin Road, Launceston - Business and Professional Services - Medical Centre; Signage ...(Cont'd)**

---

- a. require a road or lane closure;
- b. require occupation of the road reserve for more than one week at a particular location;
- c. are in nominated high traffic locations; or
- d. involve opening or breaking trafficable surfaces.

Where the work is associated with the installation, removal or modification of a driveway or a stormwater connection, the approval of a permit for such works shall form the explicit approval.

**Notes****A. General**

*This permit was issued based on the proposal documents submitted for DA0015/2018. You should contact Council with any other use or developments, as they may require the separate approval of Council. Council's planning staff can be contacted on 6323 3000.*

*This permit takes effect after:*

- a. *The 14 day appeal period expires; or*
- b. *Any appeal to the Resource Management and Planning Appeal Tribunal is abandoned or determined; or*
- c. *Any agreement that is required by this permit pursuant to Part V of the Land Use Planning and Approvals Act 1993 is executed; or*
- d. *Any other required approvals under this or any other Act are granted.*

*This permit is valid for two years only from the date of approval and will thereafter lapse if the development is not substantially commenced. An extension may be granted subject to the provisions of the Land Use Planning and Approvals Act 1993 as amended, by a request to Council.*

**B. Restrictive Covenants**

*The granting of this permit takes no account of any covenants applicable to the land. The permit holder and any other interested party, should make their own enquires as to whether the proposed development is effected, restricted or prohibited by any such covenant.*

*If the proposal is non-compliant with any restrictive covenants, those restrictive covenants should be removed from the title prior to construction commencing or the owner will carry the liability of potential legal action in the future.*

**C. Appeal Provisions**

*A planning appeal may be instituted by lodging a notice of appeal with the Registrar of the Resource Management and Planning Appeal Tribunal.*

---

**8.2 58A Elphin Road, Launceston - Business and Professional Services - Medical Centre; Signage ...(Cont'd)**

---

*A planning appeal may be instituted within 14 days of the date the Corporation serves notice of the decision on the applicant.*

*For more information see the Resource Management and Planning Appeal Tribunal website [www.rmpat.tas.gov.au](http://www.rmpat.tas.gov.au) <<http://www.rmpat.tas.gov.au>>*

**D. Permit Commencement.**

*If an applicant is the only person with a right of appeal pursuant to section 61 of the Land Use Planning and Approvals Act 1993 and wishes to commence the use or development for which the permit has been granted within that 14 day period, the Council must be so notified in writing. A copy of Council's Notice to Waive Right of Appeal is attached.*

---

**REPORT:****1. THE PROPOSAL**

The proposal is for two ground based signs. The first sign has a maximum height of 2m. The face of the sign is 600mm high and 2m wide. The top half of the sign has the words "Dental Care" in white capital letters on an aqua base. The bottom of the sign has a white base and the logos for Elphin Dental and AK Endodontics on it. The two parts of the sign are split by a brown strip with the businesses web address on it.

The second sign also has a maximum height of 2m. The face of the sign is 1.6m high and 600mm wide. The sign is split into three parts. The top part of the sign has the word "Dentist" in white capital letters on an aqua background. The second part of the sign has a light grey base and "58A" and an arrow in dark grey. The lowest part of the sign is the largest, with the logos for Elphin Dental and AK Endodontics on a white base. There are also the words "Parking at rear" in capital aqua letters.

**2. LOCATION AND NEIGHBOURHOOD CHARACTER**

The site is located on the south-western side of Elphin Road, between Dowling Street and Claremont Street. The neighbouring properties are a mix of single and multiple dwellings, medical practitioners and educational facilities. There are a number of heritage listed properties located in the surrounding area.

**Site Description**

The site is a roughly rectangular shape with an area of 630m<sup>2</sup>. The site is level and access to the site is directly off Elphin Road.

**Location of any existing buildings on the site and surrounding area**

Currently the site is developed with a single storey brick building at the front of the site, with a garage at the rear. There are residences across the road from the site. The signs

---

**8.2 58A Elphin Road, Launceston - Business and Professional Services - Medical Centre; Signage ...(Cont'd)**

are not illuminated and are similar in size and design to surrounding signs. The proposal will not cause a negative impact on neighbouring properties.

**3. PLANNING SCHEME REQUIREMENTS**

**3.1 Zone Purpose**

11.0 Inner Residential Zone

11.1.1 Zone Purpose Statements

11.1.1.1 To provide for a variety of residential uses and dwelling types close to services and facilities in inner urban and historically established areas, which uses and types respect the existing variation and pattern in lot sizes, set back, and height.

11.1.1.2 To provide for compatible non-residential uses that primarily serve the local community.

11.1.1.3 To allow increased residential densities where it does not significantly affect the existing residential amenity, ensure appropriate location of parking, and maintain vehicle and pedestrian traffic safety.

11.1.1.4 To maintain and develop residential uses and ensure that non-residential uses do not displace or dominate residential uses.

11.1.1.5 To provide for development that provides a high standard of amenity and contributes to the streetscape.

**Consistent**

The proposal is for signage for an existing medical centre. Therefore it suits the purpose of the zone.

**11.4 Development Standards**

11.4.23 Development for discretionary uses

Objective:

To ensure that development for discretionary uses is sympathetic to the form and scale of residential development and does not adversely impact on the amenity of nearby sensitive uses.

**Consistent**

The development is sympathetic to surrounding existing uses.

A1 No acceptable solution.

**Relies on Performance Criteria**

P1 Development must be compatible with the form and scale of residential development and not unreasonably impact on the amenity of nearby sensitive uses, having regard to:

- (a) the setback of the building to a frontage;
- (b) the streetscape;
- (c) the topography of the site;
- (d) the building height, which must not be greater than 8.0m;
- (e) the bulk and form of the building;
- (f) the height, bulk and form of buildings on the site, adjoining lots and adjacent lots;
- (g) setbacks to side and rear boundaries;
- (h) solar access and privacy of habitable room windows and private open spaces of

**8.2 58A Elphin Road, Launceston - Business and Professional Services - Medical Centre; Signage ...(Cont'd)**

<p>adjoining dwellings;</p> <ul style="list-style-type: none"> <li>(i) the degree of overshadowing and overlooking of adjoining lots;</li> <li>(j) mutual passive surveillance between the road and the building;</li> <li>(k) any existing and proposed landscaping;</li> <li>(l) the visual impact of the building when viewed from adjoining or immediately opposite lots;</li> <li>(m) the location and impacts of traffic circulation and parking; and</li> <li>(n) the character of the surrounding area.</li> </ul>
<p><b>Complies</b></p> <p>The proposal is for a sign for an existing medical centre. There are no changes proposed to the existing building. The adjoining properties are also used as medical centres and have a similar array of signage. The signs are similar in size to existing signage in the area and will not cause a negative visual impact. The signs will not be illuminated and will not affect the safety of pedestrians or vehicular traffic. There will not be any overshadowing or overlooking to adjoining lots. The signs will not greatly impact the potential for mutual passive surveillance. There are no changes to existing landscaping on the site. The proposal is considered compatible with the surrounding development and will not unreasonably impact on nearby sensitive uses.</p>

**E6.7.1 Precinct 1 - Launceston Central Business District Parking Exemption Area**  
**E18.0 Signs Code**

<p>E18.1 The purpose of this provision is to:</p> <ul style="list-style-type: none"> <li>(a) provide opportunities for appropriate business advertising and information essential to support and encourage business activity;</li> <li>(b) promote the use of well-designed signs that complement and enhance the streetscape and the City and do not contribute to visual clutter and detract from the visual amenity of the locality; and</li> <li>(c) ensure that signage does not disrupt or compromise safety and efficiency of vehicular or pedestrian movement.</li> </ul>
<p><b>Consistent</b></p>

**E18.5 Development Standards**  
**E18.5.1 Unacceptable signage**

<p>Objective:                  To prevent unacceptable signage.</p>
<p><b>Consistent</b></p> <p>A1 Signage must not be for the following sign types:</p> <ul style="list-style-type: none"> <li>(a) an above awning sign;</li> <li>(b) bunting (flag and decorative elements);</li> <li>(c) a flashing lights sign;</li> <li>(d) a roof sign;</li> <li>(e) a sky sign; or</li> <li>(f) a third party sign.</li> </ul>

**8.2 58A Elphin Road, Launceston - Business and Professional Services - Medical Centre; Signage ...(Cont'd)**

**Complies**  
The proposal is for two ground based signs.

**E18.5.2 Design and siting of signage**

Objective:  
To:  
(a) provide for appropriate signage and to ensure the visual scale and impact of signage is managed; and  
(b) ensure that the design and siting of signs achieves the purpose of this code.

**Consistent**  
The visual scale and impact of the signage is managed.

A1 A sign must:  
(a) be located within the applicable zone for the relevant sign type set out in Table 1 of E18.6; and  
(b) meet the requirements for the relevant sign type set out in Table 1 of E.18.6.

**Relies on Performance Criteria**  
The Inner Residential zone is an applicable zone for ground based signs. Table 1 of 18.6 requires that ground based signs have a maximum height of 1.5m, a maximum width of 2m, are located close to the ground, are limited to one ground based sign per 20m of frontage or part thereof and have a supportive structure that does not project above the sign face unless it forms a feature or is incorporated in the sign design. The proposal is for two ground based signs, and the site has a frontage that is only 14m wide. The signs will both have a maximum height of 2m.

P1 A sign must:  
(a) be located within an applicable zone for the relevant sign type as set out in Table 1 of E18.6; and  
(b) be appropriate to the natural and built environment of the locality, having regard to:  
(i) domination of the streetscape or premises on which it is located;  
(ii) the size and dimensions of the sign;  
(iii) the amenity to surrounding properties;  
(iv) the repetition of messages or information;  
(v) the number and density of signs; and  
(vi) the obstruction of movement of vehicles and pedestrians.

**Complies**  
The Inner Residential zone is an applicable zone for ground based signs. The first sign is 2m high and 2m wide. The actual face of the sign is 600mm high. The increased height of the sign is so that the sign can be seen over the fence. The second sign is replacing an existing pylon sign, which is a non-conforming sign type in the Inner Residential zone. While the face area of the sign has increased, the new sign will have similar overall dimensions to the existing sign with a height of 2m and a width of 600mm.

**8.2 58A Elphin Road, Launceston - Business and Professional Services - Medical Centre; Signage ...(Cont'd)**

<p>It is noted that while the second sign best fits the definition of a ground based sign, it shares several characteristics with the definition of a directory sign. The sign would meet the acceptable solutions for a directory sign in terms of dimensions. Furthermore, adjoining properties are also used as medical centres and have a number of signs of comparable size. The signs will not be illuminated and will not affect the safety of pedestrians or vehicular traffic.</p>
<p>A2 A sign must be a minimum distance of 2m from the boundary of any lot in the General Residential, Inner Residential, Low Density Residential, Rural Living, Environmental Living or Village zones.</p>
<p><b>Relies on Performance Criteria</b> The signs are on a lot in the Inner Residential zone and are situated on the site's front boundary.</p>
<p>P2 A sign must not result in the unreasonable loss of amenity to adjoining residential properties, having regard to:</p> <ul style="list-style-type: none"> <li>(a) the topography of the site and the surrounding area;</li> <li>(b) the relative location of buildings;</li> <li>(c) any overshadowing; and</li> <li>(d) the nature and type of the sign.</li> </ul>
<p><b>Complies</b> The adjoining properties are also used as medical centres and have a similar array of signage. The signs will not be illuminated and will not cause overshadowing.</p>
<p>A3 A building or tenancy must have:</p> <ul style="list-style-type: none"> <li>(a) a maximum of one of each sign type per building or tenancy, unless otherwise stated in Table 1 of E18.6; and</li> <li>(b) no more than three individual signs in total.</li> </ul>
<p><b>Relies on Performance Criteria</b> There are two ground based signs proposed.</p>
<p>P3 Visual clutter must be reduced where multiple signs of the same type are proposed, having regard to:</p> <ul style="list-style-type: none"> <li>(a) the number of signs;</li> <li>(b) replacement of existing signs with fewer, more effective signs; and</li> <li>(c) duplication of messages or information on the same frontage.</li> </ul>
<p><b>Complies</b> The first sign is to indicate the business to vehicular traffic approaching the site from Dowling Street. The second sign is for pedestrians and vehicles travelling along Elphin Road. It will direct them to the parking located at the rear of the site. This second sign is replacing an existing pylon sign. Most businesses along Elphin Road have at least two signs. The proposed signage will not result in a duplication of information or messages.</p>
<p>A4 A sign must not be illuminated.</p>
<p><b>Complies</b> The signs will not be illuminated.</p>



**8.2 58A Elphin Road, Launceston - Business and Professional Services - Medical Centre; Signage ...(Cont'd)**

**4. REFERRALS**

REFERRAL	COMMENTS
<b>INTERNAL</b>	
Infrastructure Services	Conditional consent provided.
Environmental Health	Conditional consent provided.
Heritage/Urban Design	N/A
Building and Plumbing	N/A
<b>EXTERNAL</b>	
TasWater	N/A
State Growth	N/A
TasFire	N/A
Tas Heritage Council	N/A
Crown Land	N/A
TasRail	N/A
EPA	N/A
Aurora	N/A

**5. REPRESENTATIONS**

Pursuant to section 57 of the *Land Use Planning and Approvals Act 1993*, the application was advertised for a 14 day period from 27 January to 12 February 2018. Three representations were received. The issues raised are summarised in the following table. Whilst the summary attempts to capture the essence of each issue raised it should be read in conjunction with the representations received which are attached to this report.

The second sign will cause safety issues for pedestrians and vehicles around the driveway for 60 Elphin Road.	Infrastructure Services have advised that they do not consider the signs will block the view of pedestrians or traffic and do not believe the signs will cause a safety concern.
Having the first sign raised above the ground is unnecessary and detracts from the aesthetics of the building and will affect the overall streetscape. The sign should be attached to the fence	The sign is raised above the fence as the applicants are concerned with the potential for vandalism. Setting the sign back behind the fence reduces the likelihood of the sign being damaged. The height of the sign is the only part of the first sign that does not meet the acceptable solutions for ground based signs. It is not out of character with surrounding signs and is unlikely to cause a negative impact on the streetscape.

**8.2 58A Elphin Road, Launceston - Business and Professional Services - Medical Centre; Signage ...(Cont'd)**

<p>Does the directory sign have to be so large? Most similar signs along Elphin Road are smaller. Maybe it can have a total height of 1.6m.</p>	<p>The second sign is considered a ground based sign, however, it is noted that the sign shares several characteristics with the Signs Code's definition of a directory sign. The sign meets the acceptable solutions for a directory sign in terms of dimensions and has a similar face area as signs on adjoining properties.</p>
---	---

**6. CONCLUSION**

Subject to the recommended conditions, it is considered that the proposal complies with the Scheme and it is appropriate to recommend for approval.

**ECONOMIC IMPACT:**

The Launceston Interim Planning Scheme 2015 contains provisions intended to implement the objectives of the Resource Management Planning System. The application has been assessed using these provisions and as such economic impacts have been considered.

**ENVIRONMENTAL IMPACT:**

The Launceston Interim Planning Scheme 2015 contains provisions intended to implement the objectives of the Resource Management Planning System. The application has been assessed using these provisions and as such environmental impacts have been considered.

**SOCIAL IMPACT:**

The Launceston Interim Planning Scheme 2015 contains provisions intended to implement the objectives of the Resource Management Planning System. The application has been assessed using these provisions and as such social impacts have been considered.

**STRATEGIC DOCUMENT REFERENCE:**

Launceston Interim Planning Scheme 2015.

**BUDGET & FINANCIAL ASPECTS:**

Not relevant to this report.

**8.2 58A Elphin Road, Launceston - Business and Professional Services - Medical Centre; Signage ...(Cont'd)**

---

**DISCLOSURE OF INTERESTS:**

The officer has no conflict of interest in this item.

I certify that I have reviewed and approved this advice and recommendation.



**Leanne Hurst: Director Development Services**

**ATTACHMENTS:**

1. Locality Map (distributed electronically)
  2. Plans of Proposal (distributed electronically)
  3. Representations (distributed electronically)
-

**8.3 Amendment 41 - 18 Connector Park Drive, Kings Meadows****FILE NO:** DA0486/2017 & SF6717**AUTHOR:** Catherine Mainsbridge (Senior Development Planner)**DIRECTOR:** Leanne Hurst (Director Development Services)

---

**DECISION STATEMENT:**

To consider a statement to the Tasmanian Planning Commission subsequent to the public exhibition period for an amendment to the Launceston Interim Planning Scheme 2015.

**PREVIOUS COUNCIL CONSIDERATION:**

DA0379/2008 - Subdivision - subdivide land into 13 lots (including balance land) plus roads

DA0494/2008 - Construction of a building - building to contain four tenancies for use as storage yard (builders yard and flooring contractor), warehouse and light industry (vary car parking requirements); Advertising sign - ground base signs

DA0486/2017 & SF6717

1. To decide whether to reject or exhibit Amendment 41 to insert the Educational and occasional care use into the Discretionary use column of Table 24.2 of the Light Industrial zone and to insert a site - specific qualification to allow the use to occur on land located at 18 Connector Park Drive, Kings Meadows if for trade, employment or transport related training and licensing on CT 154489/23; and
2. To make a decision on Development Application DA0486/2017 Educational and Occasional Care - Employment training centre; for trade, employment or transport related training and licensing; partial change of use 18 Connector Park Drive, Kings Meadows.

**RECOMMENDATION:**

That Council:

1. in accordance with section 39(2) and 43 F (6) of the *Land Use Planning and Approvals Act 1993*, notifies the Tasmanian Planning Commission that no representations were received during the public exhibition period for Amendment 41; and
  2. Provides advice to the Tasmanian Planning Commission that it is the view of the Council that Amendment 41 be approved as exhibited.
- 
-

**8.3 Amendment 41 - 18 Connector Park Drive, Kings Meadows ...(Cont'd)**

---

**REPORT:****Note:**

Aldermen are advised that under Schedule 6 - Savings and transitional provisions of the *Land Use Planning and Approvals Amendment (Tasmanian Planning Scheme Act) 2015* - Parts 2A and 3 of the *former provisions* remain in force until a Local Planning Schedule comes into effect for the municipal area and this application assessment and recommendation has therefore been made under those transitional provisions.

An application was made under section 33 of the *Land Use Planning and Approvals Act 1993*, to initiate:

1. Amendment 41 to the Launceston Interim Planning Scheme 2015 to insert the Educational and occasional care use into the Discretionary use column of Table 24.2 of the Light Industrial zone, and
2. To insert a site specific qualification to allow the use to occur on land located at 18 Connector Park Drive, Kings Meadows if for trade, employment or transport related training and licensing.

Pursuant to section 43A of the *Land Use Planning and Approvals Act 1993*, Council also determined to approve DA0489/2017 for Educational and Occasional Care - Employment training centre; partial change of use 18 Connector Park Drive, Kings Meadows subject to conditions.

Council initiated the planning scheme amendment and approved the development application at its Meeting on 20 November 2017. The application and permit were then placed on public exhibition from 28 November 2017 to 5 January 2018. The amendment appeared in *The Examiner* on two separate occasions; 28 November and 2 December 2017. No representations were received during this period.

In accordance with section 39(2) and 43F(6) of the *Land Use Planning and Approvals Act 1993*, Council must, within 35 days of the close of the exhibition period, send a report to the Tasmanian Planning Commission of its opinion of the merits of each representation received in relation to the amendment and planning permit.

As no representations were received there are no reasons for Council to not proceed with the amendment and planning permit as initiated. The amendment should be forwarded to the Tasmanian Planning Commission with a recommendation that it be approved and the permit confirmed without change.

---

**8.3 Amendment 41 - 18 Connector Park Drive, Kings Meadows ...(Cont'd)**

---

**ECONOMIC IMPACT:**

The Launceston Interim Planning Scheme 2015 contains provisions intended to implement the objectives of the Resource Management Planning System. The application has been assessed using these provisions and as such economic impacts have been considered.

**ENVIRONMENTAL IMPACT:**

The Launceston Interim Planning Scheme 2015 contains provisions intended to implement the objectives of the Resource Management Planning System. The application has been assessed using these provisions and as such environmental impacts have been considered.

**SOCIAL IMPACT:**

The Launceston Interim Planning Scheme 2015 contains provisions intended to implement the objectives of the Resource Management Planning System. The application has been assessed using these provisions and as such social impacts have been considered.

**STRATEGIC DOCUMENT REFERENCE:**

*Land Use Planning and Approvals Act 1993*  
Launceston Interim Planning Scheme 2015

**BUDGET & FINANCIAL ASPECTS:**

Not considered relevant to this report.

**DISCLOSURE OF INTERESTS:**

The officer has no conflict of interest in this item.

I certify that I have reviewed and approved this advice and recommendation.



**Leanne Hurst: Director Development Services**

**ATTACHMENTS:**

1. Copy of instrument.
-

**Launceston Interim Planning Scheme 2015**

**AMENDMENT 41**

Insert the following use class and qualification in Table 24.2 of the Light Industrial Zone of the Launceston Interim Planning Scheme 2015 -

Discretionary	
Use Class	Qualification
Educational and Occasional Care	If for Employment training centre; for trade, employment or transport related training and licensing; partial change of use 18 Connector Park Drive, Kings Meadows.

The City of Launceston resolved at its meeting on 20 November 2017 that Amendment 41 to the Launceston Interim Planning Scheme 2015 meets the requirements specified in Section 32 of the Land Use Planning and Approvals Act 1993.

THE COMMON SEAL of the City of Launceston is affixed, pursuant to the Council's resolution on 27 November 2017 in the presence



John Davis  
Manager Corporate Strategy  
City of Launceston

Leanne Hurst  
Director Development Services  
City of Launceston

**The Mayor, Alderman A M van Zetten, announced that Council no longer sits as a Planning Authority.**

**9 ANNOUNCEMENTS BY THE MAYOR****9.1 Mayor's Announcements****FILE NO:** SF2375

---

**Tuesday 20 February 2018**

- Attended the State Grants' Commission Hearing at QVMAG Inveresk
- Officiated at the Launceston 70<sup>th</sup> Chin National Day Ceremony at the Rocherlea Community Centre

**Thursday 22 February 2018**

- Officiated at the Prospect High School Assembly on leadership
- Participated in the Mayor's Croquet Challenge at the St Leonards Sport Centre

**Friday 23 February 2018**

- Hosted Dinner at Pierre's Restaurant for visiting Deputy Mayor Mott and Nancy Mott from Napa, California

**Saturday 24 February 2018**

- Attended the RACT Symphony Under the Stars VIP Pre-concert Reception in Victoria's Cafe
- Attended the RACT Symphony Under the Stars in the City Park

**Tuesday 27 February 2018**

- Attended the official launch of the Italian Day Centre in Launceston at the Australian Italian Club in Prospect

**Wednesday 28 February 2018**

- Attended the Launceston Cup Carnival Official Cup luncheon followed by the Launceston Cup at the Sky Racing Centre, Mowbray

**Friday 2 March 2018**

- Participated in "Clean up Australia Day" - "School Clean-up Day" at Glen Dhu Child Care Centre
  - Attended the New Horizons' Awards Night at the Tailrace Centre
-



**9.1 Mayor's Announcements ...(Cont'd)**

---

**Sunday 4 March 2018**

- Assisted with presentations and participated in the 2018 Soggy Bottom Regatta at Waverley Lake
-

**10 ALDERMEN'S REPORTS**

*(This item provides an opportunity for Aldermen to briefly report on the activities that have been undertaken in their capacity as a representative of the Council. It is not necessary to list social functions that have been attended.)*

**11 QUESTIONS BY ALDERMEN****11.1 Questions on Notice**

*Local Government (Meeting Procedures) Regulations 2015 - Regulation 30*

*(A councillor, at least seven days before an ordinary Council Meeting or a Council Committee Meeting, may give written notice to the General Manager of a question in respect of which the councillor seeks an answer at that Meeting. An answer to a Question on Notice will be in writing.)*

---

**11.1.1 Aldermen's Questions on Notice - Alderman D C Gibson - Council Meeting - Plastics - 19 February 2018****FILE NO:** SF2375**AUTHOR:** Tanya Grayson (Administration Officer)**GENERAL MANAGER:** Michael Stretton (General Manager)

---

**QUESTIONS and RESPONSES:**

The following questions were asked by Alderman D C Gibson at the Council Meeting on 19 February 2018 and have been answered by Shane Eberhardt (Director Infrastructure Services).

**Questions:**

1. What is Council doing to assist with the reduction of plastics in Launceston?

**Response:**

*The City of Launceston supports and advocates the reduction of plastics in Launceston via the below associations and initiatives:*

- *The Northern Tasmanian Waste Management Group (NTWMG) offers advice, education and funding on waste management and resource recovery. Reducing plastics use and recycling education and messaging occur through the dedicated website page <http://rethinkwaste.com.au>, and through the NTWMG education officers who engage the community around improved resource recovery.*
  - *Recently the NTWMG and Cradle Coast Waste Management Group (CCWMG) engaged Waste Strategy South (WSS) to join its joint communications strategy to create a whole of Tasmania joint communications plan for the next three years. The key to the rethink waste communication strategy is to apply the waste hierarchy which advocates avoidance and re-use prior to recycling and disposal in all the communications products.*
  - *In March 2018, new rethink TV advertising, Facebook, radio and print media will be launched encouraging people to avoid using single use plastics.*
  - *CoL and the NTWMG offer yearly resource recovery grant funding. Some previous successful applicants have concentrated on reducing plastics - ie. drinking water stations.*
  - *CoL supported plastic free July in 2017 and is planning to take part again by identifying through procurement what plastic items can be replaced with more sustainable options.*
-

**11.1.1 Aldermen's Questions on Notice - Alderman D C Gibson - Council Meeting - Plastics - 19 February 2018 ...(Cont'd)**

---

- *CoL now offers a free Food Organics and Garden Organics (FOGO) collection service and composting facility that encourage individuals, organisations and commercial waste operators to use compostable product packaging in place of plastics.*
- *CoL is focusing on event waste management and through sponsorship and event policy is investigating a no plastics compostable packaging only approach.*
- *CoL offers soft plastic recycling at the Launceston Recycling Centre.*

2. Has Council considered conducting a Workshop on a Plastic Free Launceston?

**Response:**

*The draft 2018-2019 Annual Plan includes a commitment to develop a new City of Launceston Waste Strategy based on successful delivery of all objectives of the previous Resource Recovery and Waste Management - Interim Strategy and Action Plan 2016.*

*The development of this Strategy will include a number of Aldermen Workshops and community engagement.*

---

**11.1.2 Aldermen's Questions on Notice - Alderman D C Gibson - Council Meeting - Heritage Interpretation - 19 February 2018****FILE NO:** SF2375**AUTHOR:** Tanya Grayson (Administration Officer)**GENERAL MANAGER:** Michael Stretton (General Manager)

---

**QUESTIONS and RESPONSES:**

The following questions were asked by Alderman D C Gibson at the Council Meeting on 19 February 2018 and have been answered by Leanne Hurst (Director Development Services).

**Question:**

1. How much money and time is Council spending on consultants for heritage interpretation?

**Response:**

*Costs associated with the development of the Launceston City Heart Heritage Interpretation Strategic Guidelines to date is approximately \$34,000.*

**Question:**

2. How is Council's heritage interpretation fitting into the current wayfinding strategy?

**Response:**

*The heritage interpretation guidelines document considers, and is compatible, with other proposed design elements of the Launceston City Heart (LCH) project, including the Wayfinding project.*

*The LCH Wayfinding project presents clear guidelines and design outcomes to provide better connectivity throughout the City for pedestrian and cyclist directional signage. The interpretation should not replicate these elements, but some degree of connectivity is considered in regards to font, colour palette and selected materials. The two elements should not compete as they serve two very distinct and very important roles in the city urban public realm.*

---

**11.1.2 Aldermen's Questions on Notice - Alderman D C Gibson - Council Meeting - Heritage Interpretation - 19 February 2018 ...(Cont'd)**

---

*The LCH Heritage Interpretation Strategic Guidelines focuses on the identification of the most interesting stories and locations, and how best to communicate with the target audiences in a way that is engaging and appropriate for the locations. The guidelines provide a range of interesting stories selected for the key sites, along with a hierarchy of techniques to effectively communicate with and gain the attention of the public. The next step is to develop an action plan for this work to be applied across the City.*

*The purpose of the LCH Heritage Interpretation Strategic Guidelines is to provide a structure that will bring Launceston's stories to the fore and highlight ways to present and make the most of these incredibly valuable community assets, focusing on key heritage places within Launceston's City Heart and adjoining key precinct areas. The guidelines are considered a starting point in the development of the interpretive elements moving forward. The document identifies the interesting stories to communicate and provides some conceptual design options and recommendations as to how to best present the various heritage values.*

*The content from this document was recently used to inform and direct Civic Square's heritage interpretation for the 'Launceston Timeline' pavement treatments throughout the main pedestrian spine throughout the space. This will build on the visitor's experience and enhance the knowledge and understanding of the site and its natural and cultural values.*

*The LCH Interpretation Strategic Guidelines document was completed in 2016. However, due to the uncertainty around the content and direction of the Cultural Strategy at the time, this body of work was put on hold until work on the Cultural Strategy and follow up guidelines and plan had been completed.*

---

**11.2 Questions without Notice**

*Local Government (Meeting Procedures) Regulations 2015 - Regulation 29*

*(Questions without Notice, and any answers to those questions, are not required to be recorded in the Minutes of the Meeting.)*

---

**12 COMMITTEE REPORTS****12.1 Pedestrian and Bike Committee Meeting - 21 November 2017 and 13 February 2018****FILE NO:** SF0618**AUTHOR:** Cathy Williams (Built Environment Officer)**DIRECTOR:** Shane Eberhardt (Director Infrastructure Services)

---

**DECISION STATEMENT:**

To receive and consider a report from the Pedestrian and Bike Committee Meetings held on 21 November 2017 and 13 February 2018.

**RECOMMENDATION:**

That Council receives the report from the Pedestrian and Bike Committee Meetings held on 21 November 2017 and 13 February 2018.

---

**REPORT:**

The Pedestrian and Bike Committee, at its Meeting on 21 November 2017, reviewed the Committee's infrastructure priorities.

The Pedestrian and Bike Committee, at its Meeting on 13 February 2018:

- Discussed the Transport Strategy and how it may impact the Committee. The Committee discussed the importance of a strong governance framework to support the implementation of the Strategy.
- Noted that Bike Week will commence on 3 March 2018.
- Discussed CBD bike cages, their use and positioning.
- Welcomed Alison Hetherington to the Committee as the replacement representative from Bicycle Network.

**ECONOMIC IMPACT:**

Not considered relevant to this report.

**ENVIRONMENTAL IMPACT:**

Not considered relevant to this report.

---



**12.1 Pedestrian and Bike Committee Meeting - 21 November 2017 and 13 February 2018 ...(Cont'd)**

---

**SOCIAL IMPACT:**

Not considered relevant to this report.

**STRATEGIC DOCUMENT REFERENCE:**

City of Launceston Strategic Plan 2014-2024

Priority Area 2 - A city where people choose to live

Ten-year goal - To promote Launceston as a unique place to live, work, study and play

Key Direction -

6. To promote active and healthy lifestyles

Priority Area 3 - A city in touch with its region

Ten-year goal - To ensure Launceston is accessible and connected through efficient transport and digital networks

Key Direction -

2. To improve and maintain accessibility within the City of Launceston area, including its rural areas

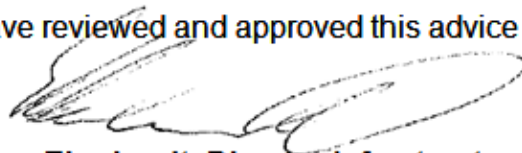
**BUDGET & FINANCIAL ASPECTS:**

Not considered relevant to this report.

**DISCLOSURE OF INTERESTS:**

The officer has no conflict of interest in this item.

I certify that I have reviewed and approved this advice and recommendation.



**Shane Eberhardt: Director Infrastructure Services**

---

**12.2 Northern Youth Coordinating Committee Meeting - 1 February 2018****FILE NO:** SF0136**AUTHOR:** Claudia Garwood (Youth Development Officer)**DIRECTOR:** Leanne Hurst (Director Developmental Services)

---

**DECISION STATEMENT:**

To receive and consider a report from the Northern Youth Coordinating Committee's regular Meeting held on 1 February 2018.

**RECOMMENDATION:**

That Council receives the report from the Northern Youth Coordinating Committee Meeting held on 1 February 2018.

---

**REPORT:**

The Northern Youth Coordinating Committee (NYCC) met on Thursday, 1 February 2018 and the following business was conducted:

- A review and update of the committee's policy into a Terms of Reference document. The Committee were supportive of the change to the Terms of Reference document which captured everything stated within the policy. The committee agreed to rescind the policy and endorse the reviewed Terms of Reference.
  - Youth Network of Tasmania (YNOT) delivered the final budget submission to the Department of Treasury and Finance on specific recommendations on how State Government should distribute its resources to ensure that the lives of young people can be improved. Recommendations included: Government Youth Representation, commitment to Youth at Risk strategy and implementation, and transport support for learner driver programs and improved public transport links to various education, employment and health services.
  - The committee awarded funding for the remaining balance of NYCC funding (\$840) to YMCA to host the regional event for Youth Week Tasmania. The event, *Putting You in the Y in Youth Week*, will be a joint effort by committee members and respective young people to showcase and celebrate youth in music, performance, creative business, digital technology, sport and wellbeing. NYCC funding will contribute to the cost of this regional event held on Friday, 13 April 2018.
-

**12.2 Northern Youth Coordinating Committee Meeting - 1 February 2018 ...(Cont'd)**

---

**ECONOMIC IMPACT:**

Not considered relevant to this report.

**ENVIRONMENTAL IMPACT:**

Not considered relevant to this report.

**SOCIAL IMPACT:**

Consideration contained in the report.

**STRATEGIC DOCUMENT REFERENCE:**

City of Launceston Strategic Plan 2014-2024  
Priority Area 4 - A diverse and welcoming City of Launceston  
Ten-year goal - To offer access to services and spaces for all community members and to work in partnership with others to address the needs of vulnerable and diverse communities  
Key Direction -  
4. To work in partnership with community organisations and other levels of government to maximise participation opportunities for vulnerable and diverse members of the community

Greater Launceston Plan Direction:

To develop a socially inclusive Launceston where people feel valued, their differences are respected, and their basic needs are met so they can live with dignity.

Youth Engagement Framework 2016-2019

**BUDGET & FINANCIAL ASPECTS:**

Not considered relevant to this report.

**DISCLOSURE OF INTERESTS:**

The officer has no conflict of interest in this item.

I certify that I have reviewed and approved this advice and recommendation.



**Leanne Hurst: Director Development Services**

---

**13 COUNCIL WORKSHOPS**

Council Workshops conducted on 26 February 2018 were:

- Local Government Association of Tasmania Update and General Meeting Discussion
- Civic Square Public Toilets
- Corporate Signage Strategy
- Cultural Development Project
- Cityprom Proposal for New Service Agreement and 2018-2019 Budget
- Draft Annual Plan and Budget Discussions Including Fees and Charges 2018-2019
- Rural and Agricultural Zones Project Briefing
- Tree Management Policy
- Gorge Lighting

**14 NOTICES OF MOTION**

*Local Government (Meeting Procedures) Regulations 2015 - Regulation 16(5)*

**No Notices of Motion have been identified as part of this Agenda**

---

**15 DEVELOPMENT SERVICES DIRECTORATE ITEMS****15.1 Northern Youth Coordinating Committee - Terms of Reference****FILE NO:** SF0136**AUTHOR:** Claudia Garwood (Youth Development Officer)**DIRECTOR:** Leanne Hurst (Director Development Services)

---

**DECISION STATEMENT:**

To rescind the Northern Youth Coordinating Committee Policy (04-PI-005) and approve the Northern Youth Coordinating Committee Terms of Reference (04-Plx-008).

**PREVIOUS COUNCIL CONSIDERATION:**

Council - 13 July 2015 - Agenda Item 15.4 - Northern Youth Coordinating Committee Terms of Reference

**RECOMMENDATION:**

That Council:

1. Rescinds the Northern Youth Coordinating Committee Policy (04-PI-005).
2. Adopts the Northern Youth Coordinating Committee Terms of Reference (04-Plx-008) as listed below.
3. Approves that the current chair remains in place until after the 2018 local government election.

**Northern Youth Coordinating Committee Terms of Reference (04-Plx-008)**

The Northern Youth Coordinating Committee is a Special Committee of Council as defined under section 24 of the *Local Government Act (TAS) 1993*.

**PURPOSE:**

- The primary purpose of City of Launceston's Northern Youth Coordinating Committee is to provide an opportunity for Federal, State and Local Government and non-government youth service providers to come together to achieve a more coordinated approach to youth issues across Northern Tasmania.
  - The aim of the Northern Youth Coordinating Committee is to provide a way for services to work cooperatively on youth issues. By working together, agencies can share resources to provide the best range of appropriate services to young people.
-

**15.1 Northern Youth Coordinating Committee - Terms of Reference ...(Cont'd)**

---

***ROLE:***

- To create a forum for networking, sharing information and discussing youth issues relevant to Northern Tasmania
- To form member working groups for undertaking collaborative cross-agency youth projects
- To provide representation on external committees as agreed to by members
- To provide advice to Council and City of Launceston Officers on specific matters relating to youth
- To provide advice to State and Federal Governments on specific matters relating to youth
- To provide professional development opportunities for Committee members

***MEMBERSHIP:***

The Northern Youth Coordinating Committee will consist of the following positions:

- One Alderman who is to be the Chair
- City of Launceston Youth Development Officer who is to be the Convenor/Administrator
- Other relevant City of Launceston Officers as required
- A representative of the Youth Network of Tasmania
- A representative of the Tasmanian Department of Premier and Cabinet
- West Tamar Council's Youth Development Officer or other representative
- Dorset Council's Youth Development Officer or other representative
- George Town Council's Youth Development Officer or other representative
- Northern Midland Council's Youth Development Officer or other representative
- Meander Valley Council's Youth Development Officer or other representative
- Break O'Day Council's Youth Development Officer or other representative
- Flinders Island Council's Youth Development Officer or other representative
- Individuals representing non-government youth organisations within the northern region
- Individuals representing youth-specific government organisations

The position of Chair will be for a two year period to coincide with Council Elections, subject to review. All other positions will be as nominated by the representative organisation. As this Committee is primarily a networking Committee, organisations may nominate more than one representative as member, and members do not have to attend meetings in order to retain their membership.

***MEETINGS:***

The Committee will meet every two months (being February, May, July, September and November) on the first Thursday of the meeting month at 11.00am-1.00pm. The Committee may also meet in March for a special Youth Week meeting. Other special Committee Meetings will be held as required.

---

**15.1 Northern Youth Coordinating Committee - Terms of Reference ...(Cont'd)**

---

**CODE OF CONDUCT:**

All members must adhere to the Code of Conduct for Committees. Aldermen and Council Officers must also adhere to their own relevant Code of Conduct.

**MEETING QUORUM:**

As this Committee is primarily a networking committee, a quorum is not required for meetings to take place.

When a decision by the Committee is required by vote, eg. funding requests, each attending member organisation is entitled to one vote. A majority of at least 51% of voting members in attendance is necessary to approve the request. If a member organisation's representative cannot attend the meeting, they are entitled to send a proxy to the meeting or to forward their vote to the Convenor/Administrator at [nycc@launceston.tas.gov.au](mailto:nycc@launceston.tas.gov.au) at least 24 hours prior to the meeting commencing.

**PROTOCOL:**

Unless otherwise specified, the Meeting Procedure adopted by City of Launceston will prevail over the workings of this Committee.

**RESOURCES:**

Council will provide Officer resources to organise meetings, send out Agendas, take and distribute Minutes, send out meeting papers, distribute youth-specific member information, and compile Council reports.

**MEETING NOTICES**

Meeting Agendas, Minutes and meeting papers will be distributed to all Committee members via email. Committee members may ask the Convenor/administrator to distribute youth-specific information to the Committee by sending it to [nycc@launceston.tas.gov.au](mailto:nycc@launceston.tas.gov.au). The Convenor/Administrator reserves the right not to forward any information which is not youth-specific.

**COMMITTEE DELEGATIONS:**

As provided under delegated authority from Council to determine issues relating to the following matters:

- (i) annual designated budget expenditure;
- (ii) letters of support from the Committee in regard to service provider application for youth program and/or activities funding; and
- (ii) responding to industry consultations and providing advice to State and Federal Governments on specific matters relating to youth.

**REPORTING:**

The Convenor/Administrator will compile a report for Council including items of interest and recommendations as per the Template.

---

**15.1 Northern Youth Coordinating Committee - Terms of Reference ...(Cont'd)**

---

**REVIEW:**

The Terms of Reference will be reviewed every four years to coincide with Council Elections.

---

**REPORT:**

City of Launceston's Northern Youth Coordinating Committee (NYCC) was established in 1991. Since its inception, the Committee has remained stable with the dedicated and consistent attendance of members

On 13 July 2015, the Terms of Reference within the committee policy were reviewed and endorsed by Council.

In order to adhere to City of Launceston's corporate strategy, each special committee of council requires a Terms of Reference document. This means that the committee policy is to be rescinded. At the 2018 February meeting, NYCC were supportive of the change from committee policy to a committee Terms of Reference which captures everything within the original policy.

The proposed amendments to the Northern Youth Coordinating Committee policy reflect both the changes which have already been made in regard to membership and operations and those proposed for the ongoing productive operation of the Committee. The following additions and amendments have been incorporated into the revised terms of reference document:

- The position of Chair will be a four year period (previously a two year period)
- Under "Role" City of Launceston Officers has been added so that it now reads "To provide advice to Council and City of Launceston Officers on specific matters relating to youth"
- Under "Membership" the title has been changed from "Youth and Community Officer" to "Youth Development Officer"
- Under "Membership" A representative of the Tasmanian Youth Forum has been removed
- Under "Meetings" the time has been updated from 2.00pm-4.00pm with 11.00am-1.00pm
- "Code of Conduct" has now been added as part of the current Terms of Reference template
- Under "Review of Terms of Reference" has been updated to four years to coincide with Council Elections

**ECONOMIC IMPACT:**

Not considered relevant to this report.

---



**15.1 Northern Youth Coordinating Committee - Terms of Reference ...(Cont'd)**

---

**ENVIRONMENTAL IMPACT:**

Not considered relevant to this report.

**SOCIAL IMPACT:**

A state/region that enables young people to participate in activities that they would not normally be able to engage in due to disadvantage helps to create a more inclusive community with greater social capacity and opportunities for young people to benefit directly from the social and economic advantages of the region.

**STRATEGIC DOCUMENT REFERENCE:**

City of Launceston Strategic Plan 2014-2024

Priority Area 4 - A diverse and welcoming City of Launceston

Ten-year goal - To offer access to services and spaces for all community members and to work in partnership with others to address the needs of vulnerable and diverse communities

Key Directions -

1. To understand the needs and requirements of key community service providers and stakeholders
3. To define and communicate our role in promoting social inclusion and equity
4. To work in partnership with community organisations and other levels of government to maximise participation opportunities for vulnerable and diverse members of the community
5. To offer equitable access to services and facilities, including the design of public spaces that are accessible and suited to all abilities

Youth Engagement Framework 2016-2019

**BUDGET & FINANCIAL ASPECTS:**

Not considered relevant to this report.

---

15.1 Northern Youth Coordinating Committee - Terms of Reference ...(Cont'd)

---

**DISCLOSURE OF INTERESTS:**

The officer has no conflict of interest in this item.

I certify that I have reviewed and approved this advice and recommendation.



**Leanne Hurst: Director Development Services**

**ATTACHMENTS:**

1. Current Northern Youth Coordinating Committee Policy 04-PI-005
-

***Attachment 1 - Current Northern Youth Coordinating Committee Policy 04-PI-005***

04-PI-005 | Version 13 July 2015  
Approved by: Council Page 1 of 4

## **Northern Youth Coordinating Committee Policy**

### ***PURPOSE:***

The primary purpose of Launceston City Council's Northern Youth Coordinating Committee is to provide an opportunity for Federal, State and Local Government and non-government youth service providers to come together to achieve a more coordinated approach to youth issues across Northern Tasmania.

The aim of the Northern Youth Coordinating Committee is to provide a way for services to work cooperatively on youth issues. By working together, agencies can share resources to provide the best range of appropriate services to young people.

### ***SCOPE:***

Applies to the coordination of the Northern Youth Coordinating Committee.

### ***POLICY:***

The Launceston City Council has a role to play in facilitating and encouraging a coordinated approach to youth issues in the Launceston and Northern Tasmania area.

This Policy provides for that role by:

1. Recognising the Northern Youth Coordinating Committee (NYCC) as a Special Committee of Council as defined in the Local Government Act (Tas) 1993, s.24.; and
2. Setting out the following Terms of Reference by which the Committee will operate and provide advice to the Launceston City Council.

### **TERMS OF REFERENCE:**

#### **Role**

- To create a forum for networking, sharing information and discussing youth issues relevant to northern Tasmania;
- To form member working groups for undertaking collaborative cross-agency youth projects;
- To provide representation on external committees as agreed to by members;
- To provide advice to Council on specific matters relating to youth;
- To provide advice to State and Federal Governments on specific matters relating to youth; and
- To provide professional development opportunities for Committee members.

#### **Membership**

The Northern Youth Coordinating Committee will consist of the following positions:

- One Alderman who is to be the Chair;
- Launceston City Council's Youth and Community Officer who is to be the Convenor/administrator;
- Other relevant Officers of Launceston City Council as required;

04-PI-005 | Version 13 July 2015

Approved by: Council or the Executive Management Committee, as appropriate  
Page 2 of 4

- A representative of the Youth Network of Tasmania;
- A representative of the Tasmanian Department of Premier and Cabinet;
- A representative of the Tasmanian Youth Forum;
- West Tamar Council's Youth Development Officer or other representative;
- Dorset Council's Youth Development Officer or other representative;
- George Town Council's Youth Development Officer or other representative;
- Northern Midland Council's Youth Development Officer or other representative;
- Meander Valley Council's Youth Development Officer or other representative;
- Break O'Day Council's Youth Development Officer or other representative;
- Flinders Island Council's Youth Development Officer or other representative;
- Individuals representing non-government youth organisations within the northern region;  
and
- Individuals representing youth-specific government organisations.

The position of Chair will be for a two year period to coincide with Council Elections. All other positions will be as nominated by the representative organisation. As this Committee is primarily a networking Committee, organisations may nominate more than one representative as member, and members do not have to attend meetings in order to retain their membership.

#### **Meetings**

The Committee will meet every two months (being February, May, July, September and November) on the first Thursday of the meeting month at 2-4pm. The Committee may also meet in March for a special National Youth Week meeting. Other special Committee meetings will be held as required.

#### **Meeting Notices**

Meeting Agendas, Minutes and meeting papers will be distributed to all Committee members via email. Committee members may ask the Convenor/administrator to distribute youth-specific information to the Committee by sending it to [nycc@launceston.tas.gov.au](mailto:nycc@launceston.tas.gov.au). The Convenor/administrator reserves the right not to forward any information which is not youth-specific.

#### **Quorum**

As this Committee is primarily a networking committee, a quorum is not required for meetings to take place.

When a decision by the Committee is required by vote, e.g. funding requests, each attending member organisation is entitled to one vote. A majority of at least 51% of voting members in attendance is necessary to approve the request. If a member organisation's representative cannot attend the meeting, they are entitled to send a proxy to the meeting or to forward their vote to the Convenor/administrator at [nycc@launceston.tas.gov.au](mailto:nycc@launceston.tas.gov.au) at least 24 hours prior to the meeting commencing.

#### **Protocol**

Unless otherwise specified, the Meeting Procedure adopted by Launceston City Council will prevail over the workings of this Committee.

04-PI-005 | Version 13 July 2015  
Approved by: Council or the Executive Management Committee, as appropriate  
Page 3 of 4

**Resources**

Council will provide Officer resources to organise meetings, send out Agendas, take and distribute Minutes, send out meeting papers, distribute youth-specific member information, action items to other Council officers, and compile Council reports.

**Committee delegations**

As provided under delegated authority from Council to determine issues relating to the following matters:

- (i) annual designated budget expenditure.

**Decision Making**

The Committee will make decisions on:

- (i) the approval of letters of support from the Committee in regard to service provider applications for youth program and/or activities funding; and
- (ii) responding to industry consultations and providing advice to State and Federal Governments on specific matters relating to youth, from the Committee.

**Reporting**

Following meetings, the Convenor/administrator will compile a report for Council including items of interest and recommendations for endorsement by Council.

Submissions made by the Committee, where practicable, will be placed on the next available Council Agenda for endorsement by Council as Council's response to the consultation.

**PRINCIPLES:**

Council's Organisational Values apply to all activities.

**RELATED POLICIES & PROCEDURES:**

[14-Plx-029 Community Appointments to Advisory Committees Policy](#)

[14-Plx-032 Code of Conduct for Aldermen](#)

[14-Plx-033 Code of Conduct for Members of Special Committees](#)

**RELATED LEGISLATION:**

<< List any related legislation. >>

**REFERENCES:**

<< List related documents including codes and standards etc that are not included as Policies or Legislation. >>

**DEFINITIONS:**

<< Define terms or words that could be misinterpreted. Give the full name to all acronyms. >>

**REVIEW:**

04-PI-005 | Version 13 July 2015  
Approved by: Council or the Executive Management Committee, as appropriate  
Page 4 of 4

This policy will be reviewed no more than 5 years after the date of approval (version) or more frequently, if dictated by operational demands and with Council's approval. The Terms of Reference will be reviewed every two years to coincide with Council elections.

**16 FACILITIES MANAGEMENT DIRECTORATE ITEMS**

No Items have been identified as part of this Agenda

**17 QUEEN VICTORIA MUSEUM AND ART GALLERY DIRECTORATE ITEMS**

No Items have been identified as part of this Agenda

---

## 18 INFRASTRUCTURE SERVICES DIRECTORATE ITEMS

### 18.1 Closure of Part of Highway Adjacent to 43 Charles Street, Launceston

**FILE NO:** 18861/SF1264

**AUTHOR:** Robert Holmes (Senior Property Advisor)

**DIRECTOR:** Shane Eberhardt (Director Infrastructure Services)

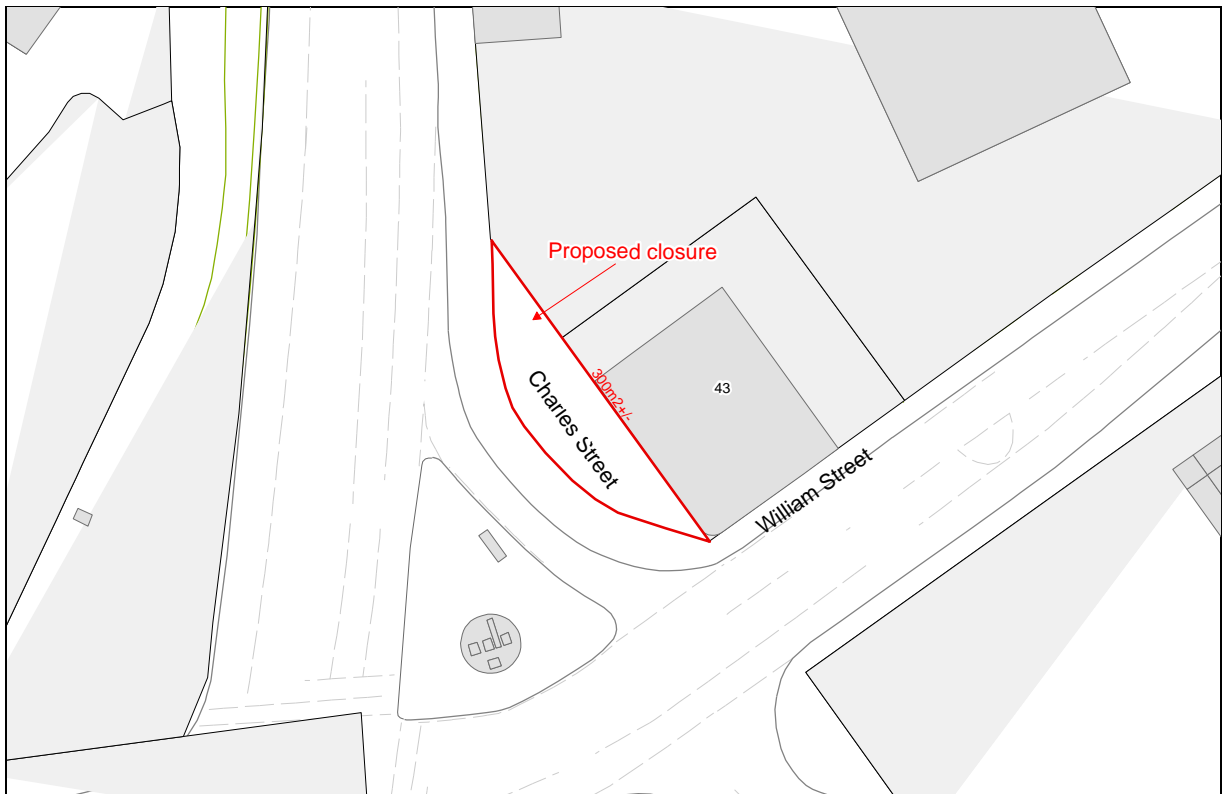
---

#### DECISION STATEMENT:

To consider a request to close part of a Local Highway.

#### RECOMMENDATION:

1. That Council forms the opinion that part of the highway adjacent to 43 Charles Street, Launceston having an area of approximately 300m<sup>2</sup> as indicated by the area outlined by red hatch in the map below, may be closed for the public's benefit in the interests of public safety and lack of use.





**18.1 Closure of Part of Highway Adjacent to 43 Charles Street, Launceston  
...(Cont'd)**

---

2. That Council authorises the General Manager to commence proceedings required under section 14 of the *Local Government (Highways) Act 1982* in respect of the proposed closure.
  3. That the applicant is required to pay the costs of highway closure advertising and any other Council out-of-pocket expenses.
- 

**REPORT:**

The Council has received a development application DA0055/2018 for *Bulky Goods Sales (motor vehicle sales and service)* including demolition of the current Riverview Hotel, Launceston. The proposal is to build a new vehicle showroom on the site of 43 Charles Street, Launceston and have vehicles displayed in the current on-street dining area which is located on the 300m<sup>2</sup> Crown land owned sited on the corner of Charles and William Streets.. The developer will also swap the location of the footpath and nature strip so that the nature strip is adjacent to the kerb line and a new footpath is to be located adjacent to the proposed property boundary line.

Background information to the evolution of this area is as follows:

In 2002 the Council altered the design of the intersection of Charles/Bathurst/William/Seaport intersection in order to provide traffic signalisation.

The approved design resulted in a large nature strip and dual footpath area adjacent to the Charles Street frontage of the Riverview Hotel. Pursuant to the Council's Street Dining By-Law No 9 of 1996, a licence was issued to the proprietor of the Riverview Hotel in November 2002 to permit *On-Street Dining*.

In 2003 the proprietor of the Riverview Hotel applied for approval to improve the amenity of the on-street dining area by way of installation of glass panels and overhead shade cloth. The request was accommodated by requiring the owner to enter into a formal lease and an accompanying Section 71 Agreement which provided the condition that the owner would remove the infrastructure upon receipt of six months' notice.

In 2007 the proprietor of the Riverview Hotel expressed concern arising from the potential for pedestrian conflict with staff carrying hot food or drink to patrons in the on-street dining area. Permission was granted to install gates to encourage pedestrians to use the footpath on the outside of the *On-Street Dining* area.

---

## **18.1 Closure of Part of Highway Adjacent to 43 Charles Street, Launceston ...(Cont'd)**

---

Given that there has been minimal public use of the on-street dining area for many years, this may satisfy the *lack of use* criteria under section 14 of the *Local Government (Highways) Act 1982*.

The 2002 reconstruction of the intersection of Charles/William Streets also resulted in the creation of a parking area for six vehicles. Access to the carpark area was problematic as the only legal ingress was located just off the slip road exiting the south bound lane of Charles Street. For many years signage restricted vehicles exiting the carpark onto Charles Street and relied on vehicles using private property to exit the car park. In 2014 the proprietor of Riverview Hotel requested that permission be granted to allow vehicles to exit onto Charles Street. This introduced a risk that vehicles might attempt to take a short cut by attempting to cross a traffic lane contrary to the conventional traffic flow. Given that there are some safety concerns this proposal would satisfy the *lack of use* criteria under section 14 of the *Local Government (Highways) Act 1982*.

In order to commence the highway closure process, Aldermen must form the opinion that the highway may be closed for the public benefit in the interests of public safety and resultant lack of use. It is considered that the requested application has merit on the grounds of both public safety and lack of use.

Section 14 of the *Local Government (Highways) Act 1982* requires a 28 day notification period by way of notices being placed on-site and advertising, on two separate occasions, appearing in the local newspaper. In the event that there is an objection, such objection must be referred to the Magistrates Court (Administrative Appeals Division). The underlying title to Charles Street highway is not owned by the Council. It is un-alienated Crown Land and if closed, pursuant to the requirements of the *Local Government (Highways) Act 1982*, the title reverts to the Crown. The applicant has made an application to purchase the area from the Crown pending the outcome of the highway closure process.

### **ECONOMIC IMPACT:**

This proposal supports the \$1.5m development of the adjacent site.

### **ENVIRONMENTAL IMPACT:**

Not considered relevant to this report.

### **SOCIAL IMPACT:**

Not considered relevant to this report.

---

**18.1 Closure of Part of Highway Adjacent to 43 Charles Street, Launceston  
...(Cont'd)**

---

**STRATEGIC DOCUMENT REFERENCE:**

City of Launceston Strategic Plan 2014-2024  
Priority Area 7 - A city that stimulates economic activity and vibrancy  
Ten-year goal - To develop a strategic and dedicated approach to securing economic investment in Launceston  
Key Directions -  
2. To provide an environment that is conducive to business and development  
6. To facilitate direct investment in the local economy to support its growth

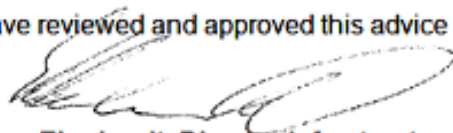
**BUDGET & FINANCIAL ASPECTS:**

The highway closure applicant has been advised that they will be required to meet the Council's legal and any other Council out-of-pocket expenses, including the cost of referral to the Magistrates Court (Administrative Appeals Division) in the event of objection.

**DISCLOSURE OF INTERESTS:**

The officer has no conflict of interest in this item.

I certify that I have reviewed and approved this advice and recommendation.



**Shane Eberhardt: Director Infrastructure Services**

---

**18.2 High Street/Howick Street - Proposed Traffic Signals****FILE NO:** SF1549/SF1573**AUTHOR:** Rob Anderson (Built Environment Manager)**DIRECTOR:** Shane Eberhardt (Director Infrastructure Services)

---

**DECISION STATEMENT:**

To consider a proposal to introduce traffic signals at the intersection of High Street and Howick Street.

**RECOMMENDATION:**

That Council approves the introduction of traffic signals at the intersection of Howick Street and High Street to improve pedestrian safety, primarily associated with the school crossing.

---

**REPORT:**Background

Over the last five years a number of initiatives have been investigated to address safety of the school crossing and other issues at the intersection of High Street and Howick Street. (the side road is actually the High Street service road but will be referred to as Howick Street in this report for clarity).

The safety issues are:

- **Safety of pedestrians using the school crossing**  
Approximately 40 pedestrians cross High Street during the morning operating period of the school crossing. There are regular reports of drivers not stopping as the school crossing operator moves onto the crossing; the operator here has to be particularly wary and now ensures that vehicles are stopped before pedestrians proceed.
  - **Safety of vehicles exiting Howick Street**  
Exiting Howick Street is difficult due to the angle and slope of approach and right turn vehicles need to give way to two-way traffic in High Street. Around 250 vehicles exit during the morning peak and 270 in the evening; 64% turn left in the morning and 55% in the evening. Having two parallel exit lanes is not ideal, because one vehicle can be masked by another, but this is necessary to maintain reasonable turning capacity. In the last five years there have been seven recorded crashes involving vehicles exiting Howick Street. Historically there have been more injury crashes, seven between 2001 and 2010.
-

## **18.2 High Street/Howick Street - Proposed Traffic Signals ...(Cont'd)**

---

Observations of traffic movements at the site indicate that turning right is clearly hazardous with drivers selecting small gaps in traffic and when the school crossing gives the opportunity, emerging and waiting at an angle across the north bound lane.

- **Safety of pedestrians crossing Howick Street**

Currently pedestrians, at peak times, need to cross the path of two queues of traffic seeking gaps in the traffic travelling along High Street (limiting their focus on pedestrians). Approximately 27 pedestrians cross during the morning school crossing operating times and 21 in the afternoon.

High Street is not an arterial road, but does play an important link for north/south traffic, providing an alternative to Wellington Street between Kings Meadows and Launceston CBD and beyond; and currently carries around 14,000 vehicles per day.

Howick Street is used as an east/west link across the city. There are limited opportunities for traffic to cross the High Street ridge on roads with reasonable capacity and amenity. The only other suitable route is Elizabeth Street/Arthur Street with roundabout control at High Street. The western end of Howick Street links with the Midland Highway and is a reasonable width road, with predominantly commercial land use. East of Mulgrave Street, Howick Street narrows and becomes steeper culminating in the 90 degree left turn onto the High Street service road. This section is also mainly residential.

Traffic signals, including signalled pedestrian crossings of High Street and Howick Street are the most effective way to address the mix of issues at this site. The signals would 'rest' on the High Street phase, with the Howick Street phase and pedestrian crossings being called subject only to demand. A pedestrian 'early start' is proposed for the High Street crossing, particularly as the main demand is school children. The traffic volumes on High Street and exiting Howick Street meet the Austroads guidelines for traffic signals. A drawing of the proposal for this site is included as Attachment 1. Traffic signals would increase safety and amenity at the intersection and would enable there to be an appropriate balance in efficiency for traffic in High Street and Howick Street.

A number of other options have been suggested and considered for this location.

1. To address vehicles in High Street not stopping when required to do so by the school crossing operator (partly because the crossing is split with a central island, and controlling traffic on both sides of the road is difficult).
-

**18.2 High Street/Howick Street - Proposed Traffic Signals ...(Cont'd)**

---

Two approaches were taken to address this:

- **Part time right turn prohibition out of Howick Street**

Consultation was carried out in 2012 on a proposal to prohibit the right turn out of Howick Street during the school crossing operational times, 8.00-9.15am, 2.50-3.15pm school days. A *Your Voice Your Launceston* quick poll indicated that, of 41 responses, 49% were in support and 39% against. Although this indicated some support for this proposal there were also significant objections and as this was only part of a solution to safety at the school crossing it was not pursued further.

- **Stagger the crossing to enable the operator to use it in two halves**

This project was developed in consultation with the then Department of Infrastructure, Energy and Resources (now the Department of State Growth) who employ the school crossing operators. It was considered that the operator would be able to take children across each direction of High Street separately, instructing them to wait on the median island while stopping the traffic. A site meeting was held on 19 December 2013 to discuss this proposal with local residents and interested people. It became clear at the meeting that the proposal was not considered to be a safe option and that it did not deal with other safety issues at the site, particularly:

- Vehicles exiting Howick Street
- Pedestrians crossing Howick Street

**2. Roundabout at High Street/Howick Street**

This is a very difficult site to install a roundabout due to the amount of space available, the geometry of the site and the terrain. Northbound traffic would not need to give way and the school crossing would be on the entrance/exit to a roundabout which would be very challenging for the operator.

**3. Right turn prohibition at High Street/Howick Street and roundabout at High Street/Frankland Street**

A roundabout at Frankland Street (north of the site) would be feasible and benefit traffic exiting Frankland Street, as well as slow traffic in High Street. It would not, however, address the safety issues with the school crossing and through traffic on High Street.

**4. Relocate the school crossing to south of Mary Street**

A crossing to the left of a side street is not ideal because drivers turning left will focus on vehicles coming from their right, not on the crossing.

**5. Introduce a signalised pedestrian crossing**

This site would not meet the required warrants for a signalised crossing as, most of the day, there are very few pedestrians crossing. It would also not assist vehicles exiting Howick Street.

---

**18.2 High Street/Howick Street - Proposed Traffic Signals ...(Cont'd)**

---

**6. Reduction in traffic speed in High Street to 50km/h**

There would be some merit in doing this to improve general safety but it does not address the site specific issues.

**7. Pedestrian Underpass**

There is insufficient space and it would be cost prohibitive to construct an underpass.

Traffic Signal Proposal

A site meeting was held with local impacted residents on 19 June 2017 and there was limited support for the traffic signals. The main reasons for objection were the impact on properties and the potential for increased traffic in Howick Street.

The design of the traffic signal project requires some changes to the layout of High Street that will impact on access to some properties. On the east side of High Street the proposal is to extend the existing service road to serve the properties that currently exit directly on to High Street. Access to these properties would be via the northern end of the service road, opposite Balfour Street or via Mary Street and Ashby Street. Existing driveways to properties on the west side of High Street would be maintained but one designated parking place would be lost.

Improving the safety and convenience of exiting Howick Street on to High Street may increase the number of vehicles using Howick Street. Traffic signals will allow control over the priority given to Howick Street to maintain at or near its current level. This will avoid the Howick Street corridor increasing in use (noting the narrow/steep nature of the street).

This project was also considered by the Launceston Road Safety Consultative Committee at its meeting on 10 August 2017 and endorsed to be recommended to the Council. The Council received the report from this meeting on 4 September 2017.

A further consultation was carried out between 17 January and 16 February 2018 using *Your Voice Your Launceston*. This resulted in 270 participants of whom 136 participated in a survey/poll or made a comment.

Two questions were asked and the responses to these were as follows:

Do you have any concerns you think we need to consider before the plan is finalised?

Yes: 57 (52.8%)

No: 51 (47.2%)

The above survey result shows a strong interest from the public to provide input into the consultation process (both local residents and those external to the area). It is also acknowledging that comments are not provided by participants answering 'no' to the survey (ie: having no concerns with the project).

---

**18.2 High Street/Howick Street - Proposed Traffic Signals ...(Cont'd)**

---

The large majority of comments detailed in survey responses are well known to the Council officers and have been thoroughly considered as part of options analysis and final design. Those matters that are new have either been addressed in the Attachment 2 - Questions and Answers or have been addressed as part of the revised design shown in Attachment 1.

Do you think this proposal will improve safety for both pedestrians and motorists at the High Street and Howick Street intersection?

Yes: 67 (63.8%)

No: 38 (36.2%)

A summary of comments received, with responses, is included as [Attachment 2](#).

Officers have had discussions with several local residents, including several site meetings, to discuss their specific areas concerns. These discussions have also allowed officers to provide further clarity on the nature of the project and the intersections functionality. Officers acknowledged that some impacts to residential parking with the possible loss of one parking space.

**ECONOMIC IMPACT:**

The costs of injury as a result of road accidents are significant to both the community, in terms of emergency service provision and individuals and their families in terms of trauma and disruption.

**ENVIRONMENTAL IMPACT:**

Not considered relevant to this report.

**SOCIAL IMPACT:**

Road safety and the protection of vulnerable road users should always be at the forefront of transport planning. This is especially important when dealing with young school aged children or elderly members of the community, and facilitating their safe movement within and across our city streets has been addressed by the proposed traffic signal treatment.

The traffic signals will also increase the amenity around this location for other road users and residents, whilst minimising any adverse impacts of travel times for the High Street corridor.

---



**18.2 High Street/Howick Street - Proposed Traffic Signals ...(Cont'd)**

---

**STRATEGIC DOCUMENT REFERENCE:**

City of Launceston Strategic Plan 2014-2024  
Priority Area 2 - A city where people choose to live  
Key Direction -

3. To contribute to enhanced public health and amenity to promote a safe and secure environment.

Launceston City Deal - Implement the Greater Launceston Metropolitan Passenger Transport Plan

- Identify key walking and cycling routes to school and undertake an assessment of the infrastructure needs required to ensure students can safely travel to school.
- Identify local streets where opportunities exist to improve conditions for walking and cycling, including missing links.
- Identify intersections and crossing points that are unsafe for pedestrians and cyclists. Focus initially on areas with higher demand, such as activity centres or vulnerable users.

Launceston Safer Roads Strategy

- Aim - To make Launceston's roads feel safer for all road users, especially the most vulnerable.
- Safer roads and road environments - Prioritise road sections according to crash history treat with infrastructure treatments and/or speed reductions measures.

Launceston Pedestrian Strategy

- Pedestrian crossings - Where appropriate implement early start pedestrian crossing lights at intersections at high profile sites.

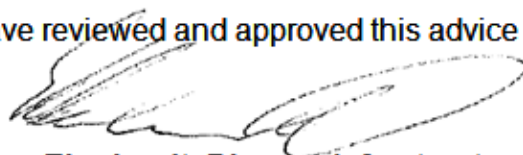
**BUDGET & FINANCIAL ASPECTS:**

The project can be delivered within the adopted 2017-2018 budget of \$200,000.

**DISCLOSURE OF INTERESTS:**

The officer has no conflict of interest in this item.

I certify that I have reviewed and approved this advice and recommendation.



**Shane Eberhardt: Director Infrastructure Services**

---

**18.2 High Street/Howick Street - Proposed Traffic Signals ...(Cont'd)**

---

**ATTACHMENTS:**

1. Proposed Traffic Signals Concept Plan (distributed electronically)
  2. Summary of Comments Received
-

## Questions and Answers

In response to the community's questions/ideas for improving pedestrian safety in High Street

### Safety issues

**1. Can the speed of traffic on High Street be reduced to 50km/h?**

**Answer:** There would be some merit in doing this to improve general safety but it does not address the site specific issues.

**2. Could there be a right turn prohibition at High Street/Howick Street and roundabout at High Street/Frankland Street?**

**Answer:** A roundabout at Frankland Street (north of the site) would be feasible and benefit traffic exiting Frankland Street, as well as slow traffic in High Street. It would not, however, address all the safety issues with the school crossing.

**3. The Mary Street intersection is incredibly dark in the middle of winter and it is nearly impossible to see pedestrians crossing the top of Mary Street when you are heading towards town on High Street, with cars coming the other way (i.e. heading out of town).**

**Answer:** We agree that lighting is an important safety component. A lighting design is being undertaken for the area to check current light output and ensure the safe operation of the intersection for all concerned.

**4. Can a surface with more road friction be installed at the top of Howick Street to assist with entering onto High Street?**

**Answer:** Yes. A high grip surface treatment (anti-skid) is scheduled to be installed at this location around the left hand bend, before the end of February 2018. This is the same type of treatment that you may have seen on the road in Salisbury Crescent, West Launceston.

**5. At peak hour - a large number of cars speed up Howick Street. Would speed bumps or chicanes around the Howick Street and Charles Street**

2

***intersection help to make things much safer for hospital staff trying to cross Howick Street near the intersection with Mulgrave Street?***

**Answer:** This is outside the scope of this particular project but pedestrian safety is something we are considering at this location.

***6. On street parking on High street near George Street and Balfour Street is affecting sight to merge onto High Street. Can something be done about this?***

**Answer:** We will look into this to determine whether parking restrictions are needed to improve sight distance.

***7. Resident parking on the slip road from Howick Street to High Street is a concern as sometimes large vehicles park there and it makes the split into those turning left and those turning right very hard.***

**Answer:** There will be left and right hand turn lanes at the intersection but we are not proposing to remove parking altogether at this slip road.

***8. Won't the back-up of traffic down Howick Street be tremendous and dangerous on that steep hill especially in the wet slippery conditions?***

**Answer:** Traffic flow in Howick Street will be improved by the signals. Skid resistant surfacing on the corner is due to be installed on before the end of February 2018.

***9. Parked vehicles along the last part of Howick Street are dangerous and block reasonable traffic movement. Can this parking be removed?***

**Answer:** We are widening the exit from Howick Street as part of this project, but we are not proposing to remove parking altogether at this slip road.

***10. If it's all about pedestrian safety why don't the Council just put in pedestrian traffic lights? How many children actually use the crossing?***

**Answer:** The safety of pedestrians crossing High Street and Howick Street are important reasons for introducing the traffic lights, however they will also address the difficulty for drivers of exiting Howick Street, particularly turning right. Our surveys show that over the peak periods nearly 70 young pedestrians use this intersection. 41 pedestrians crossed High Street at the school crossing during the morning peak and 27 crossed at the top of Howick Street.

**11. Howick Street is not a suitable road to increase traffic, which will be a result of installing traffic lights. The design does not accommodate safe movement of pedestrians given they will be crossing at the same time as right turning traffic on Howick Street.**

**Answer:** We do not want to increase traffic on Howick Street and the lights will be timed to ensure it is not more attractive. Pedestrians will cross High Street as they do at any other set of lights, with vehicles allowed to filter when the crossing is clear. We will be giving pedestrians a head start by showing the green walking symbol a few seconds before the green signal for vehicles.

## Local amenity

### 1. Devaluation of houses surrounding traffic lights?

**Answer:** There is no definitive evidence of this. The City of Launceston's role is to ensure we are providing the safest possible road environment for all road users.

### 2. What about the noise of the traffic lights?

**Answer:** The volume of the tones is automatically adjusted to be just above the ambient noise of the location. This allows the tones to be heard over high traffic noise and then quieten down when traffic noise is low, such as at night.

### 3. Will residents find it more difficult to turn out of driveways once traffic lights are installed?

**Answer:** Computer modelling has shown that there will be limited additional queuing on High Street. The traffic lights will provide more gaps in traffic enabling improved access to some driveways. There will be some localised access issues and we would be willing to discuss these further with impacted residents.

### 4. This will inconvenience the people that live in the area and will cause a hold up on traffic on Howick Street coming up on to High Street. You also don't consider this will de-value the houses in the area,

**Answer:** Traffic flow in Howick Street will be improved by the signals. Some residents and properties will inevitably be negatively impacted by this project but we have considered all other options and consider traffic lights to be the only way to address the mix of issues at this site.

4

**5. Will this also reduce already very limited parking in the area?**

**Answer:** Some residents and properties will inevitably be negatively impacted by this project but we have considered all other options and consider traffic lights to be the only way to address the mix of issues at this site. This option reduces on street parking by one carpark.

## The traffic lights/congestion concerns

**1. Has the synchronisation of lights to avoid chaos at the David Street/High Street roundabout been considered?**

**Answer:** The predicted northbound queue stretches back for less than half the distance to David Street. It may even help the traffic to exit David Street as there will be breaks in the southbound traffic on High Street.

**2. Will traffic lights will cause too much congestion and force people travelling from South / West Launceston to drive into city to travel back to East Launceston / Newstead etc. or even worse force motorists to use Wentworth Street and High street to get across, so eliminating one hazard causing another.**

**Answer:** Computer modelling has shown that there will be limited additional queuing on High Street. As the lights will make exiting of Howick Street onto High Street easier and safer it is unlikely to result in a transfer of traffic to other routes.

**3. Won't the traffic signals cause traffic congestion?**

**Answer:** Computer modelling has shown that the proposed traffic signals will operate efficiently with only minor queuing expected on High Street during a red light phase. To give you an example of what we mean by minor queuing the modelling has predicted an average traffic flow delay of:

10 seconds northbound during morning peak traffic flow and  
19 seconds southbound during evening peak traffic flow.

**4. Will the traffic banking up on High Street cause further delays on David Street?**

5

**Answer:** No. The predicted northbound queue stretches back for less than half the distance to David Street. It may even help the traffic to exit David Street as there will be breaks in the southbound traffic on High Street.

**5. At peak times traffic is banked up from the David Street roundabout to Wentworth Street. Won't traffic lights cause further bank ups and impede traffic flow from Wentworth and Laurence Vale Road onto High Street?**

**Answer:** This queuing is due to the capacity of the roundabout. Computer modelling predicts that the queue at the lights will not be back to David Street.

**6. Will the installation of traffic lights at the intersection of High St and Howick St result in a large number of vehicles using Lord Street to avoid traffic congestion?**

**Answer:** Lord Street can only be used by through traffic in a northerly direction, from Howick Street. As the lights will make exiting of Howick Street onto High Street easier and safer it is unlikely to result in more use of Lord Street.

## The pedestrian crossing

**1. Can the school crossing be relocated to south of Mary Street?**

**Answer:** A crossing to the left of a side street is not ideal because drivers turning left will focus on vehicles coming from their right, not on the crossing.

**2. What about if you just installed a signalised pedestrian crossing and not traffic lights?**

**Answer:** The installation of a pedestrian crossing would only target pedestrian movements across High St (not Howick St), and would have no benefit to motorist safety concerns turning left and right out of Howick St.

**3. Will pedestrian crossings be clearly marked that pedestrians have right of way, unlike the current arrangement?**

**Answer:** Yes, as it will be operated with lights. Pedestrians will be able to cross when the vehicles are stopped at a red light.

## Other ideas

**1. *Could a roundabout be introduced at the High Street and Howick Street intersection?***

**Answer:** One of the key drivers of the project is protecting the safety of pedestrians and vulnerable road users. The intersection would be a very difficult site to install a roundabout due to the amount of space available, the geometry of the site and the terrain. Northbound traffic would not need to give way and the school crossing would be on the entrance/exit to a roundabout which would be unsafe for pedestrians and be very challenging for the school crossing operator.

**2. *Was a peanut roundabout (like at Elphin Road and High Street) considered for this intersection?***

**Answer:** These would still have the same issues as a regular roundabout. The space available is still insufficient and it wouldn't provide a safe environment for pedestrians and vulnerable road users.

**3. *Could a crossing go under the road?***

**Answer:** It would be very difficult to design an acceptable underpass for pedestrians at this location. It would also be significantly more expensive.

**4. *Can there be a pedestrian bridge across High Street?***

**Answer:** Pedestrian bridges are never popular and it would be very difficult to accommodate the necessary ramps to ensure access by those with accessibility issues such as wheelchairs etc.

**5. *Why are you allowing the right hand turn onto High Street from Howick Street to continue? If the right hand turn was eliminated altogether, then present traffic and pedestrian issues would be totally abated and there would be no need to install new traffic lights and pedestrian crossings.***

**Answer:** This would not address the issue of the safety of our vulnerable road users when crossing High Street and as there are limited alternative routes for travelling East/West across Launceston, it would not be appropriate to remove one of these important links.

**6. *Would it be appropriate to allow left turn out of Howick Street if the Howick Street pedestrian crossing was not in use?***



7

**Answer:** Left turn traffic will be held by the lights when High Street traffic is flowing.

**7. What will happen to the job of the person on the crossing?**

The Department of State Growth have informed us that as a permanent part time employee, the person will be redeployed to another crossing.

**8. Can you consider blocking access to High Street from Howick Street entirely, to direct through traffic to Charles Street and Elizabeth Street etc.?**

**Answer:** There are limited options for west to east crossings of Launceston, across the High Street ridge, and some of the others are also not ideal. It would not be appropriate to remove one of the most used routes and expect the traffic to detour on to others.

**9. At a meeting last year residents were told that there would be an opportunity for further discussions but this has not occurred.**

**Answer:** We have previously talked to directly affected residents and amended the plans to try and address their concerns. All previous contacts were notified of this current consultation. Our aim is to increase safety at this difficult location for all road users. Some residents and properties will inevitably be negatively impacted by this project but we have considered all other options and consider traffic lights to be the only way to address the mix of issues at this site.

**18.3 Petition - Installation of Light at St Leonards Dog Park****FILE NO:** SF0097/SF0901**AUTHOR:** Barry Pickett (Natural Environment Manager)**DIRECTOR:** Shane Eberhardt (Director Infrastructure Services)

---

**DECISION STATEMENT:**

To receive a report in response to the petition received by Council on 5 February 2018, requesting the City of Launceston install a light at the St Leonards Dog Park on Council owned land at 81 Station Road, St Leonards.

**PREVIOUS COUNCIL CONSIDERATION:**

Council - 5 February - Agenda Item 5.1 - Installation of Light at St Leonards Dog Park

**RECOMMENDATION:**

That Council notes the project will be considered within the 2019-2020 capital budget.

---

**REPORT:**

The Council received a petition, with 50 signatures and 80 online responses, submitted by Ms Candice Akister that stated:

*We, the citizens of Launceston, Tasmania, petition the Launceston City Council to install a light at the St Leonards Dog Park to make the park usable in the evening during winter months.*

*We propose the idea of the light being on from approximately 5.30 until 9.00pm. This would serve the local residents well and keep the cost of power to a minimum.*

*We request the light be installed to also discourage inappropriate behaviour in the car and dog parks and keep the site a safe and community friendly area.*

The St Leonards Dog Park is a popular dog exercise area due to its location and access to the North Esk River that borders the western side of the off leash area. It is also subject to flooding on a regular basis. Consideration towards installing a light would be on the car park side offering higher ground and less risk to users during the winter months.

---

**18.3 Petition - Installation of Light at St Leonards Dog Park ...(Cont'd)**

---

There are three street lights situated at the intersection of Johnsons Road and Station Road that provide passive lighting to the roadside of the park, however, these restrict lighting further into the park due to eight large trees within the park area.

An additional light to the dog area will require the installation of approximately 60m of underground power cable and a light pole at the dog park entrance to provide improved lighting to the western side of the park. The initial cost estimate is \$12,500. If this proposal is adopted it will be considered in the 2019-2020 capital works program.

**ECONOMIC IMPACT:**

This proposal will have a negligible positive economic impact.

**ENVIRONMENTAL IMPACT:**

This proposal will have a negligible positive environmental impact.

**SOCIAL IMPACT:**

This project will have a positive social impact by providing improved accessibility to a recreational space.

**STRATEGIC DOCUMENT REFERENCE:**

City of Launceston Strategic Plan 2014-2024  
Priority Area 8 - A secure, accountable and responsive Organisation  
Ten-year goals - To communicate and engage consistently and effectively with our community and stakeholders  
Key Direction -  
5. To strategically manage our assets, facilities and services

**BUDGET & FINANCIAL ASPECTS:**

The cost of installing underground infrastructure and a light pole will be \$12,500.

---


**18.3 Petition - Installation of Light at St Leonards Dog Park ...(Cont'd)**

---

**DISCLOSURE OF INTERESTS:**

The officer has no conflict of interest in this item.

I certify that I have reviewed and approved this advice and recommendation.



**Shane Eberhardt: Director Infrastructure Services**

**19 MAJOR PROJECTS DIRECTORATE ITEMS**

**No Items have been identified as part of this Agenda**

---

**20 CORPORATE SERVICES DIRECTORATE ITEMS****20.1 Audit Panel Meeting - 15 February 2018****FILE NO:** SF3611**AUTHOR:** Paul Gimpl (Manager Finance)**DIRECTOR:** Louise Foster (Director Corporate Services)

---

**DECISION STATEMENT:**

To receive a report from the Audit Panel following the Meeting on 15 February 2018.

**RECOMMENDATION:**

That Council receives the report from the Audit Panel Meeting held on 15 February 2018.

---

**REPORT:**

The following is a precis of the substantive Agenda Items dealt with at the Meeting:

**6.1 Internal Audit**

Details The Internal Auditors (Crowe Horwath) attended and discussed progress on reviews completed and the reviews commencing in February.

Action The Panel noted the report.

**7.1 External Audit**

Details The 2017/2018 External Audit Strategy was discussed.

Action The Panel noted the report.

**8.1 Outstanding Internal and External Audit Tasks**

Details A number of issues were closed by the Audit Panel as being resolved.

Action The remaining issues will be resolved and brought to a future Audit Panel meeting for approval.

**9.1 Budget Amendments and Funding Overview**

Details The Panel received the report and noted the changes to the 2017/2018 budget.

Action The budget amendments to be recommended to the Council.

**9.2 Budget Reallocations**

Details The Panel received the report on transfers within the budget that do not require a change to the total budget.

Action The Panel noted the reallocations.

---

**20.1 Audit Panel Meeting - 15 February 2018**

---

**9.4 Financial Statements (Analysis and Commentary)**

Details The financial results to 31 December 2017 were discussed.

Action The Panel noted the reports.

**ECONOMIC IMPACT:**

Not considered relevant to this report.

**ENVIRONMENTAL IMPACT:**

Not considered relevant to this report.

**SOCIAL IMPACT:**

Not considered relevant to this report.

**STRATEGIC DOCUMENT REFERENCE:**

City of Launceston Strategic Plan 2014-2024  
Priority Area 8 - A secure, accountable and responsive Organisation  
Ten-year goals - To communicate and engage consistently and effectively with our community and stakeholders  
Key Direction -  
6. To maintain a financially sustainable organisation

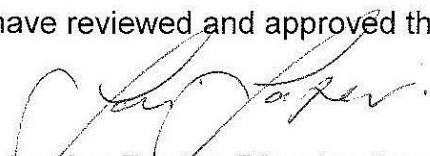
**BUDGET & FINANCIAL ASPECTS:**

Not considered relevant to this report.

**DISCLOSURE OF INTERESTS:**

The officer has no conflict of interest in this item.

I certify that I have reviewed and approved this advice and recommendation.



**Louise Foster: Director Corporate Services**

**20.2 Budget Amendments 2017-2018****FILE NO:** SF3611/SF7024**AUTHOR:** Paul Gimpl (Manager Finance)**DIRECTOR:** Louise Foster (Director Corporate Services)

---

**DECISION STATEMENT:**

To consider changes to the Council's 2017-2018 Statutory Estimates.

*This decision requires an absolute majority of Council in accordance with section 82(4) of the Local Government Act 1993.*

**PREVIOUS COUNCIL CONSIDERATION:**

Audit Panel - 15 February 2018 - Budget Amendments (for Council) and Funding Overview

**RECOMMENDATION:**

That Council:

1. Pursuant to section 82(4) of the *Local Government Act 1993*, approves the following amendments to the Statutory Estimates:
    - (a) Revenue
      - (i) the net increase of external funds received of \$524,729.
    - (b) Operating Expenditure
      - (i) a decrease in expenditure relating to the net transfers between operations and capital of \$501,556.
      - (ii) the net increase in expenditure due to additional external funds received of \$40,000.
    - (c) Capital Works Expenditure
      - (i) the increase in expenditure from net transfers between operations and capital of \$501,556.
      - (ii) the net increase of external funds received of \$484,729.
      - (iii) increase the 2017-2018 capital budget by \$7,700 from a reserve fund transfer.
  2. Notes that amendments from point 1 result in:
    - (a) the operating surplus being amended to \$29.693m (including capital grants of \$27.830m) for 2017-2018.
    - (b) the capital budget being increased to \$44.691m for 2017-2018.
- 
-



**20.2 Budget Amendments 2017-2018 ...(Cont'd)**

**REPORT:**

The budget amendments are changes to the Statutory Budget Estimates that require a Council decision. The changes relate to reserve funds, external grant revenue and transfers between Operations and Capital projects.

	<b>Operations \$'000</b>	<b>Capital \$'000</b>
Statutory Budget	11,482	26,548
Amendments previously approved by Council to 30/09/2017	17,224	17,149
<b>Previously Approved by Council</b>	<b>28,706</b>	<b>43,697</b>
Operations to Capital	672	672
Capital to Operations	(170)	(170)
External Funds	485	485
Reserves Transfer - Lilydale Hall Committee Funds	-	7
<b>Statutory Budget as at 31/12/2017</b>	<b>29,693</b>	<b>44,691</b>
Deduct Capital Grants and Contributions	(27,830)	
<b>Underlying Operating Budget Surplus</b>	<b>1,863</b>	

The table summarises all other budget agenda items and includes reconciliations of the budgeted operating result and capital expenditure. Details of the amendments are as follows:

- 1) The following item has been affected by a reserve funds transfer and affects the Capital budget.**

Project Number	Project Description	Current Approved Amount	Transfer From	Transfer To	New Budget
	Reserve Funds	-	\$7,700	-	(\$7,700)
CP23813	Lilydale Recreation Ground Hall Upgrade	\$92,000	-	\$7,700	\$99,700
	<b>Totals</b>	<b>\$92,000</b>	<b>\$7,700</b>	<b>\$7,700</b>	<b>\$92,000</b>

**The project scope of works:**

The Lilydale Recreation Ground Committee has recently disbanded and the remaining budget in their committee funds (which are already included in Council's financial accounts) are being transferred back to Council along with management of the building.

## 20.2 Budget Amendments 2017-2018 ...(Cont'd)

### Summary Table

Reallocations	Operations	Capital
Reserves Transfer to Capital - Lilydale Recreation Ground Hall Upgrade	-	\$7,700
<b>TOTAL</b>	-	<b>\$7,700</b>

1a) The following items need to be reallocated from Operations to Capital.

Project Number	Project Description	Current Approved Amount	Transfer From	Transfer To	New Budget
OP22494	Council Chamber Audio System Upgrade	\$65,000	\$65,000	-	-
CP23802	Council Chamber Audio System Upgrade	-	-	\$65,000	\$65,000
	<b>Totals</b>	<b>\$65,000</b>	<b>\$65,000</b>	<b>\$65,000</b>	<b>\$65,000</b>

#### **The project scope of works:**

Renewal and upgrade of the audio system within the Town Hall Council Chamber. This project has wholly replaced the existing system, providing enhanced audio quality. It also provides enhanced support for the audio streaming of Council Meetings to the internet.

Project Number	Project Description	Current Approved Amount	Transfer From	Transfer To	New Budget
OP22487	Charles Street LGH Road/Ped Improvements	\$380,000	\$380,000	-	-
CP23803	Charles Street LGH Road/Ped Improvements	-	-	\$380,000	\$380,000
	<b>Totals</b>	<b>\$380,000</b>	<b>\$380,000</b>	<b>\$380,000</b>	<b>\$380,000</b>

#### **The project scope of works:**

Project 22487 Charles Street, was initially identified as a major operations project with road marking and traffic control signals not owned by Council. Capital project 23803 Charles Street, has been created as there will be extensive work to be capitalised, raised intersection, kerb renewal and a road surface reseal incorporating new road marking.

Project Number	Project Description	Current Approved Amount	Transfer From	Transfer To	New Budget
OP44401	YPIPA Stadium Operations	\$880,000	\$17,426	-	\$862,574
CP23805	UTAS Stadium PA/Siren Upgrade & UPS Installation	-	-	\$17,426	\$17,426
	<b>Totals</b>	<b>\$880,000</b>	<b>\$17,426</b>	<b>\$17,426</b>	<b>\$880,000</b>

## 20.2 Budget Amendments 2017-2018 ...(Cont'd)

### The project scope of works:

Works completed, budget transfer as per Council's capitalisation framework.

Project Number	Project Description	Current Approved Amount	Transfer From	Transfer To	New Budget
OP40067	Parking On St Meter Mtce	\$206,463	\$7,195	-	\$199,268
CP23799	Replaced vandalised parking machine	-	-	\$7,195	\$7,195
	<b>Totals</b>	<b>\$206,463</b>	<b>\$7,195</b>	<b>\$7,195</b>	<b>\$206,463</b>

### The project scope of works:

Parking machine BRG06 which is located in Bridge Road has been vandalised beyond repair and needs to be replaced. As the value of the machine is sufficient to be capitalised, the cost is required to be reflected in a capital project to enable financial capitalisation of the asset to occur. The work is to be funded from the operational area for parking on street meter maintenance.

Project Number	Project Description	Current Approved Amount	Transfer From	Transfer To	New Budget
OP40067	Parking On St Meter Mtce	\$199,268	\$65,000	-	\$134,268
CP23804	Parking Handheld Computers Changeover	-	-	\$65,000	\$65,000
	<b>Totals</b>	<b>\$199,268</b>	<b>\$65,000</b>	<b>\$65,000</b>	<b>\$199,268</b>

### The project scope of works:

The supplier of the hardware and software used for issuing parking infringements will be changed to Android by 31 December 2017. This change was advised at short notice and because of this, funds will need to be transferred from the Parking Operating budget to this Capital Expenditure project.

Project Number	Project Description	Current Approved Amount	Transfer From	Transfer To	New Budget
OP21129	P&R NTCA Sportsgrounds Building Mtce	\$20,000	\$16,440	-	\$3,560
CP23807	NTCA Grease Trap & Pump Station	-	-	\$16,440	\$16,440
OP21127	P&R Youngtown Memorial Park Building Mtce	\$15,000	\$12,225	-	\$2,775
CP23808	Youngtown Memorial Grease Trap & Pump Station	-	-	\$12,225	\$12,225
OP20952	P&R Seaport Replacement Decking	\$12,500	\$12,500	-	-

**20.2 Budget Amendments 2017-2018 ...(Cont'd)**

OP40293	P&R Bridge Inspections & Repairs	\$50,000	\$27,500	-	\$22,500
CP23809	Seaport Sea Scouts Pontoon	-	-	\$40,000	\$40,000
OP22395	Central Mobile Parks Mtce	\$465,000	\$19,500	-	\$445,500
CP23810	St Georges Square Irrigation	-	-	\$19,500	\$19,500
OP22491	Lilydale Recreation Ground Hall Re-Roof	\$40,000	\$40,000	-	-
CP23813	Lilydale Recreation Ground Hall Upgrade	-	-	\$40,000	\$40,000
	<b>Totals</b>	<b>\$602,500</b>	<b>\$128,165</b>	<b>\$128,165</b>	<b>\$602,500</b>

**The project scope of works:**

Council is under Notice from TasWater to have a Compliant Pre-Treatment System installed at both the NTCA Sports Ground and Youngtown Memorial Park within 18 months. The level and type of expenditure required at both of these sites meet the Capitalisation Framework and can be capitalised, however, there are no available capital budgets to meet these costs and they were not included in the 2017-2018 FY nor the 2018-2019FY bid. Request is to transfer the funds from the two operational projects where maintenance for these sites are managed to ensure the project can proceed with capital budget. The reduced operational budgets will mean that some maintenance may be deferred until next financial year and/or some overspending is anticipated by the end of the financial year.

The decking and other timber materials in the existing Seaport (Sea Scouts) Public Pontoon has failed and there are insufficient funds remaining in the existing CP23152 Seaport/Royal Park Boardwalk project to cover the estimated \$77,314 refurbishment cost. Request is to transfer the remaining budget from OP20952 and 40293 to partly fund the replacement. A capital funding gap of around \$37,000 remains.

Irrigation is required at St George's Square to maintain the grass which is suffering badly with the pedestrian traffic associated with those visiting the Eat Street vans. Parks Services have operational budget to cover this capital project to be transferred from the Central Mobile Maintenance project.

Estimate to undertake the Lilydale Recreation Ground Hall Re-Roof has come in lower than anticipated due to only the iron being replaced and not the trusses, beam and bearers. Additional budget funds are being sought to assist an increased scope of works. The extent and nature of works now meets the capitalisation requirements so request is to transfer the existing major operational budget to capital.

**20.2 Budget Amendments 2017-2018 ...(Cont'd)**

Project Number	Project Description	Current Approved Amount	Transfer From	Transfer To	New Budget
OP20454	CBD Area Mtce Grounds	\$520,464	\$8,770	-	\$511,694
CP23784	Royal Park Path Reseal	\$10,000	-	\$8,770	\$18,770
	<b>Totals</b>	<b>\$530,464</b>	<b>\$8,770</b>	<b>\$8,770</b>	<b>\$530,464</b>

**The project scope of works:**

The extent of path surfaces requiring renewal through Royal Park were more than the existing \$10,000 budget allowed. In order to complete all works that were required Parks Services agreed to contribute operational funds to cover the remaining reseals. The additional work totalled \$8,770 which is to be transferred to Capital (along with the actuals) so that the new surfaces are not undervalued.

**Summary Table**

<b>Operations to Capital</b>	<b>Operations</b>	<b>Capital</b>
Council Chamber Audio System Upgrade	(\$65,000)	\$65,000
Charles Street LGH Road/Ped Improvements	(\$380,000)	\$380,000
UTAS Stadium PA/Siren Upgrade & UPS Installation	(\$17,426)	\$17,426
Replaced vandalised parking machine	(\$7,195)	\$7,195
Parking Handheld Computers Changeover	(\$65,000)	\$65,000
NTCA Grease Trap & Pump Station	(\$16,440)	\$16,440
Youngtown Memorial Grease Trap & Pump Station	(\$12,225)	\$12,225
Seaport Sea Scouts Pontoon	(\$40,000)	\$40,000
St Georges Square Irrigation	(\$19,500)	\$19,500
Lilydale Recreation Ground Hall Upgrade	(\$40,000)	\$40,000
Royal Park Path Reseal	(\$8,770)	\$8,770
<b>TOTAL</b>	<b>(\$671,556)</b>	<b>\$671,556</b>

**1b) The following items need to be reallocated from Capital to Operations.**

Project Number	Project Description	Current Approved Amount	Transfer From	Transfer To	New Budget
CP23507	Kings Park Precinct - Lindsay St Parking	\$150,000	\$150,000	-	-
OP22618	Roads Transfers from Capital FY2017/18	-	-	\$150,000	\$150,000
	<b>Totals</b>	<b>\$150,000</b>	<b>\$150,000</b>	<b>\$150,000</b>	<b>\$150,000</b>

**20.2 Budget Amendments 2017-2018 ...(Cont'd)**

**The project scope of works:**

The above Capital expenditure does not meet the requirements under the Capitalisation Framework Document. As these costs cannot be capitalised, actuals have been moved to operations and requires the matching budget amount to be transferred to the applicable operations project.

Project Number	Project Description	Current Approved Amount	Transfer From	Transfer To	New Budget
CP23731	LWC Perimeter Fencing	\$800,000	\$20,000	-	\$780,000
OP22623	LWC Leachate PS Decommissioning	-	-	\$20,000	\$20,000
	<b>Totals</b>	<b>\$800,000</b>	<b>\$20,000</b>	<b>\$20,000</b>	<b>\$800,000</b>

**The project scope of works:**

There are three leachate pump stations at the Launceston Waste Centre and there has been an issue identified where overflow has occurred into the stream at the site as all pumps are unable to operate at the same time. TasWater has provided an option to use only one pump for discharge from the site which will stop this overflow issue. These works will involve decommissioning the wet well pump station at the Leachate including the switchboard and relocation of the pond pump. This work is required as a matter of urgency due to the availability of TasWater commitments.

Capital to Operations	Operations	Capital
Kings Park Precinct - Lindsay St Parking	\$150,000	(\$150,000)
LWC Leachate PS Decommissioning	\$20,000	(\$20,000)
<b>TOTAL</b>	<b>\$170,000</b>	<b>(\$170,000)</b>

**1c) The following items have been affected by external funding changes and affect both the Capital and Operations budgets.**

Project Number	Project Description	Current Approved Amount	Transfer From	Transfer To	New Budget
OP22611	Franklin House Wall Restoration Project	-	-	\$40,000	\$40,000
G11400.12070	Grant Funds - State Govt	-	\$40,000	-	(\$40,000)
	<b>Totals</b>	<b>-</b>	<b>\$40,000</b>	<b>\$40,000</b>	<b>-</b>

**The project scope of works:**

At the Council Meeting of 24 April 2017, Council voted to adopt the recommendation that *Council commit to provide joint funding with the State Government for the remediation of the convict built southern boundary brick wall at Franklin House.*

## 20.2 Budget Amendments 2017-2018 ...(Cont'd)

Grant funding has now been approved from the State Government for the amount of \$40,000 and requires a \$40,000 contribution from Council. This amendment is to recognise the unbudgeted grant funding to be received from the State Government towards the project only.

Project Number	Project Description	Current Approved Amount	Transfer From	Transfer To	New Budget
CP23700	CCTV Network Launceston Flood Monitoring	\$60,000	\$30,000	-	\$30,000
G10048.12160	Grant Funds - State Govt	(\$2,937,705)	-	\$30,000	(\$2,907,705)
	<b>Totals</b>	<b>(\$2,877,705)</b>	<b>\$30,000</b>	<b>\$30,000</b>	<b>(\$2,877,705)</b>

### The project scope of works:

The State Government grant for the CCTV Network Launceston Flood Monitoring was fully accounted for and partial received in the 2016-2017 financial year. The expected grant funding was still included in the 2017-2018 budget and now requires removal to reflect this early receipt of funding.

Project Number	Project Description	Current Approved Amount	Transfer From	Transfer To	New Budget
G10075.12160	Roads Capital Grants	(\$2,539,592)	\$234,000	-	(\$2,773,592)
CP23540	Cimitiere Street Road Reconstruction	\$1,670,701	-	\$234,000	\$1,904,701
G10075.12560	Roads Capital Contributions	-	\$86,075	-	(\$86,075)
CP23796	Board Mill Drive Intersection	\$47,000	-	\$86,075	\$133,075
G10075.12160	Roads Capital Grants	(\$2,773,592)	\$115,000	-	(\$2,888,592)
CP23795	Combined System Risk Management Plan	\$100,000	-	\$115,000	\$215,000
	<b>Totals</b>	<b>(\$3,495,483)</b>	<b>\$435,075</b>	<b>\$435,075</b>	<b>(\$3,495,483)</b>

### The project scope of works:

A budget line for External Funds Not Received to these projects needs to be allocated.

23540 Cimitiere Street Road Reconstruction - Additional external funds from Roads to Recovery Program.

23796 Board Mill Drive Intersection - Agreed works with DSG and developer to fund one-third share of intersection works.

23795 Combined System Risk Management Plan - Additional external funds from Infrastructure Tasmania.

20.2 Budget Amendments 2017-2018 ...(Cont'd)

Project Number	Project Description	Current Approved Amount	Transfer From	Transfer To	New Budget
CP2360	Ravenswood Skate Park Redevelopment	\$300,000	\$4,545	-	\$295,455
G10067.12160	Parks & Gardens Capital Grants	(\$6,775,000)	-	\$4,545	(\$6,770,455)
	<b>Totals</b>	<b>(\$6,475,000)</b>	<b>\$4,545</b>	<b>\$4,545</b>	<b>(\$6,475,000)</b>

**The project scope of works:**

This budget amendment is necessary to reflect that the Tasmanian Community Fund contribution towards the project is \$50,000.50 including GST as per the Grant Deed however, it was budgeted at \$50,000 excluding GST, the budget has been updated to \$45,455.00 exclusive of GST to match the grant deed and the funding received.

Project Number	Project Description	Current Approved Amount	Transfer From	Transfer To	New Budget
G10066.12565	Sporting Grounds Capital Contributions	(\$1,591)	\$15,000	-	(\$16,591)
G10066.12160	Sporting Grounds Capital Grants	(\$330,000)	\$37,000	-	(\$367,000)
CP23813	Lilydale Recreation Ground Hall Upgrade	-	-	\$52,000	\$52,000
	<b>Totals</b>	<b>(\$331,591)</b>	<b>\$52,000</b>	<b>\$52,000</b>	<b>(\$331,591)</b>

**The project scope of works:**

Council has applied for a State Government Sport and Recreation Grant and AFL Tasmania have also committed budget funds to assist an increased scope of works to include an upgrade to the umpires' rooms, change rooms, installation of a dividing wall and electrical upgrade. The extent and nature of works now meets the capitalisation requirements so request is to transfer all the anticipated external funds listed above to a new capital project.

Project Number	Project Description	Current Approved Amount	Transfer From	Transfer To	New Budget
G10035.12505	NTWM Resource Recovery & Waste Minimisation Grant	-	\$11,518	-	(\$11,518)
CP23130	Bin Replacement Program	\$300,000	-	\$11,518	\$311,518
	<b>Totals</b>	<b>\$300,000</b>	<b>\$11,518</b>	<b>\$11,518</b>	<b>-</b>



**20.2 Budget Amendments 2017-2018 ...(Cont'd)**

**The project scope of works:**

The Natural Environment Department have been successful in securing Resource Recovery and Waste Minimisation Grant funds from the Northern Tasmanian Waste Management Group for the purchase of two solar compacting bins (one each of waste and recycling) to be installed at the Lilydale Falls Reserve. Council is required to match the grant funds and this contribution will come from the existing Bin Replacement Program.

Project Number	Project Description	Current Approved Amount	Transfer From	Transfer To	New Budget
CP23780	YPIPA UTAS/Inveresk Master Plan	\$107,846	-	\$20,681	\$128,527
G10150.12565	York Park Contributions	(\$7,846)	\$20,681	-	(\$28,527)
	<b>Totals</b>	<b>\$100,000</b>	<b>\$20,681</b>	<b>\$20,681</b>	<b>\$100,000</b>

**The project scope of works:**

This budget amendment is to recognise the University of Tasmania's current contribution towards the combined YPIPA and UTAS Master Plan.

**Summary Table**

External Funding	Operations	Capital
Franklin House Wall Restoration Project (Operational Project) (in=out)	-	-
CCTV Network Launceston Flood Monitoring	\$30,000	(\$30,000)
Cimitiere Street Road Reconstruction	(\$234,000)	\$234,000
Board Mill Drive Intersection	(\$86,075)	\$86,075
Combined System Risk Management Plan	(\$115,000)	\$115,000
Ravenswood Skate Park Redevelopment	\$4,545	(\$4,545)
Lilydale Recreation Ground Hall Upgrade	(\$52,000)	\$52,000
Bin Replacement Program - Solar compacting Bins	(\$11,518)	\$11,518
YPIPA UTAS/Inveresk Master Plan	(\$20,681)	\$20,681
<b>TOTAL</b>	<b>(\$484,729)</b>	<b>\$484,729</b>

**ECONOMIC IMPACT:**

Not considered relevant to this report.

**ENVIRONMENTAL IMPACT:**

Not considered relevant to this report.

**20.2 Budget Amendments 2017-2018 ...(Cont'd)**

---

**SOCIAL IMPACT:**

Not considered relevant to this report.

**STRATEGIC DOCUMENT REFERENCE:**

City of Launceston Strategic Plan 2014-2024

Priority Area 8 - A secure, accountable and responsive Organisation

Ten Year Goal - To continue to ensure the long-term sustainability of our Organisation

Key Direction -

6. To maintain a financially sustainable organisation

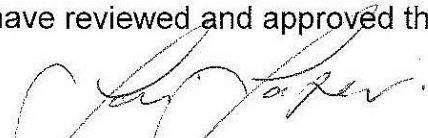
**BUDGET & FINANCIAL ASPECTS:**

As per the report.

**DISCLOSURE OF INTERESTS:**

The officer has no conflict of interest in this item.

I certify that I have reviewed and approved this advice and recommendation.



**Louise Foster: Director Corporate Services**

---

**20.3 Financial Report to Council - 31 December 2017****FILE NO:** SF3611**AUTHOR:** Paul Gimpl (Manager Finance)**DIRECTOR:** Louise Foster (Director Corporate Services)

---

**DECISION STATEMENT:**

To consider the Council's financial performance for the six months ended 31 December 2017.

**PREVIOUS COUNCIL CONSIDERATION:**

Audit Panel - 15 February 2018 - Financial Statements - Analysis and Commentary

**RECOMMENDATION:**

That Council adopts the financial report for the six months ended 31 December 2017 which shows an overall surplus of \$6.817m.

---

*Note: After allowing for Financial Assistance Grant revenue received in June 2017 (\$2.104m excluding Capital Grant revenue and Flood Recovery Grant revenue), the underlying surplus was \$2.480m.*

**REPORT:****Operations Summary**

The Statement of Comprehensive Income for the reporting period is included below the Operations Summary commentary.

Council revenue is better than budget due to favourable parking, aquatic, regulatory and development application fees (\$0.25m favourable after adjusting for the advance payment of the 2017-2018 Financial Assistance Grant). Operations expenditure is also better than budget overall (\$0.29m favourable).

The organisation is working hard to ensure that the full year underlying budget result is achieved and this will amount to a surplus of \$1.863m in 2017-2018.

---

## 20.3 Financial Report to Council - 31 December 2017 ...(Cont'd)

As mentioned in the September 2017 quarter financial report to Council, the write-off of written down values for City Heart assets renewal will impact this budget result. Some of these asset write-offs will impact the 2018-2019 year but if Civic Square is capitalised by 30 June 2018 an amount of \$180,000 will be recorded as a loss or disposal. In the current and past years these have not been budgeted (as they are not cash amounts) but nevertheless impact our underlying result. In the 2018-2019 year Council will be including an estimate for losses on disposal in annual budgets to better reflect Council's underlying result.

<b>CITY OF LAUNCESTON</b>			
<b>STATEMENT OF FINANCIAL POSITION</b>			
<b>As at 31 December 2017</b>			
	<b>2017/18</b>	<b>2016/17</b>	<b>2015/16</b>
	<b>YTD</b>	<b>YTD</b>	<b>YTD</b>
	<b>\$</b>	<b>\$</b>	<b>\$</b>
<b>EQUITY</b>			
Capital Reserves	185,016,410	171,941,773	161,324,758
Revenue Reserves	1,012,752,386	910,522,664	888,793,651
Asset Revaluation Reserves	622,605,640	606,133,192	615,654,466
Investment Reserves	(18,188,202)	(19,625,561)	(8,610,090)
Trusts and Bequests	1,953,156	2,202,342	2,352,662
Operating Surplus	6,817,064	3,186,878	1,425,399
<b>TOTAL EQUITY</b>	<b><u>1,810,956,453</u></b>	<b><u>1,674,361,288</u></b>	<b><u>1,660,940,846</u></b>
Represented by:-			
<b>CURRENT ASSETS</b>			
Cash at Bank and on Hand	1,994,840	2,010,884	1,272,085
Rate and Sundry Receivables	28,827,205	29,313,964	14,863,529
Less Rates not yet Recognised	(32,473,572)	(31,629,966)	(30,928,111)
Short Term Investments	71,928,103	70,401,549	78,959,666
Inventories	617,626	686,411	707,255
Assets Held for Sale	840,329	-	415,000
	<b><u>71,734,531</u></b>	<b><u>70,782,842</u></b>	<b><u>65,289,423</u></b>
<b>NON-CURRENT ASSETS</b>			
Deferred Receivables	257,556	255,310	257,556
Investments	234,923,274	233,483,915	229,156,688
Superannuation Surplus	-	-	-
Intangibles	4,398,904	4,488,040	4,402,302
Infrastructure and Other Assets	1,293,665,004	1,151,704,152	1,153,974,958
Museum Collection	237,490,778	237,111,940	236,034,766
	<b><u>1,770,735,516</u></b>	<b><u>1,627,043,358</u></b>	<b><u>1,623,826,269</u></b>
<b>TOTAL ASSETS</b>	<b><u>1,842,470,047</u></b>	<b><u>1,697,826,200</u></b>	<b><u>1,689,115,693</u></b>
<b>CURRENT LIABILITIES</b>			
Deposits and Prepayments	869,096	1,397,532	1,321,851
Employee Provisions	6,682,498	5,997,736	6,239,407
Rehabilitation Provision	-	-	-
Interest-bearing Liabilities	2,356,885	2,241,370	2,131,602
Lease Liabilities	-	-	-
Sundry Payables and Accruals	5,569,138	4,217,639	7,646,606
	<b><u>15,477,618</u></b>	<b><u>13,854,277</u></b>	<b><u>17,339,467</u></b>
<b>NON-CURRENT LIABILITIES</b>			
Employee Provisions Non-Current	988,864	1,777,114	1,416,691
Superannuation Obligation	461,080	247,080	457,080
Interest-bearing Liabilities Non-Curren	8,605,781	2,017,442	4,315,241
Lease Liabilities	-	-	-
Rehabilitation Provision	5,980,250	5,569,000	4,646,369
	<b><u>16,035,975</u></b>	<b><u>9,610,636</u></b>	<b><u>10,835,380</u></b>
<b>TOTAL LIABILITIES</b>	<b><u>31,513,594</u></b>	<b><u>23,464,913</u></b>	<b><u>28,174,847</u></b>
<b>NET ASSETS</b>	<b><u>1,810,956,453</u></b>	<b><u>1,674,361,288</u></b>	<b><u>1,660,940,846</u></b>

Unaudited - Internal Use Only

## 20.3 Financial Report to Council - 31 December 2017 ...(Cont'd)

**CITY OF LAUNCESTON****Statement of Comprehensive Income  
For Year to Date 31 December 2017**

	2017/18 YTD \$ Actual	2017/18 YTD \$ Budget	Variance YTD \$ Fav/(Unfav)
<b>REVENUES FROM ORDINARY ACTIVITIES</b>			
Rates	32,560,010	32,509,938	50,072
Fees and Charges	12,545,336	11,247,527	1,297,809
Revenue Grants			
Financial Assistance	1,049,845	3,111,300	(2,061,456)
Other Grants	2,397,334	1,659,583	737,752
Interest	937,321	955,154	(17,833)
Interest Committed	57,234	20,536	36,698
Investment Revenue	1,137,557	1,128,637	8,920
Bequests	68,624	89,257	(20,632)
Other Income	1,252,068	1,116,929	135,139
	<u>52,005,331</u>	<u>51,838,861</u>	<u>166,470</u>
<b>EXPENSES FROM ORDINARY ACTIVITIES</b>			
Maintenance of Facilities and Provision of Services			
Employee Benefits	18,793,030	19,036,263	243,233
Materials and Services	16,931,980	17,067,381	135,401
Impairment of Debts	22,000	15,254	(6,747)
Finance Costs			
Interest on Loans	229,835	83,399	(146,436)
Provision for Rehabilitation	152,250	152,250	-
Change in Rehabilitation Provision	-	-	-
Depreciation	10,071,139	10,218,028	146,889
State Government Fire Service Levy	3,767,409	3,767,409	-
Rate Remissions and Abatements	1,017,914	982,217	(35,698)
Write Down of Assets Held For Sale	-	-	-
	<u>50,985,556</u>	<u>51,322,199</u>	<u>336,642</u>
<b>OPERATING SURPLUS / (DEFICIT)</b>	<b>1,019,774</b>	<b>516,662</b>	<b>503,112</b>
Capital Grants	5,836,807	5,752,397	84,410
Infrastructure Take Up	-	-	-
Other Comprehensive Income	-	-	-
	<u>5,836,807</u>	<u>5,752,397</u>	<u>84,410</u>
<b>Non-Operating Expenses</b>			
Loss on Disposal of Fixed Assets	39,517	-	(39,517)
<b>Comprehensive Result</b>	<b><u>6,817,064</u></b>	<b><u>6,269,059</u></b>	<b><u>548,006</u></b>

Unaudited - Internal Use Only

**20.3 Financial Report to Council - 31 December 2017 ...(Cont'd)**

---

**Loan Balances**

The loan balance as at 31 December 2017 is \$10.963m.

The State Government offered an interest free loan facility as part of an economic stimulus package to Northern Tasmania. The Council made submissions under this program for \$19.5m in loan funding (\$9.0m to be borrowed in 2016-2017 for the CH Smith car park project and the balance of \$10.5m to be borrowed in 2017-2018 for Launceston City Heart and the Gorge Reimagining projects). A number of the loans are for a short period and enable planned works to be brought forward, with a major loan of \$9.0m for a car park as part of the redevelopment of the CH Smith site borrowed in the March 2017 quarter. The business case for the CH Smith car park project predicts that \$4.5m will be refinanced by the Council when the \$9.0m government loan is repaid in five years (28 February 2022).

Existing loans have fixed interest rates (ranging from 4.64% to 6.08%) and there is limited ability to payout existing loans early.

**ECONOMIC IMPACT:**

Not considered relevant to this report.

**ENVIRONMENTAL IMPACT:**

Not considered relevant to this report.

**SOCIAL IMPACT:**

Not considered relevant to this report.

**STRATEGIC DOCUMENT REFERENCE:**

City of Launceston Strategic Plan 2014-2024  
Priority Area 8 - A secure, accountable and responsive Organisation  
Ten-year goals - To continue to ensure the long-term sustainability of our Organisation  
Key Direction -  
6. To maintain a financially sustainable organisation

**BUDGET & FINANCIAL ASPECTS:**

As per the report.

---

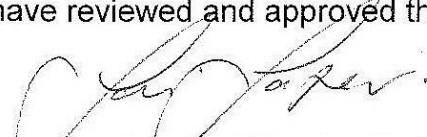
20.3 Financial Report to Council - 31 December 2017 ...(Cont'd)

---

**DISCLOSURE OF INTERESTS:**

The officer has no conflict of interest in this item.

I certify that I have reviewed and approved this advice and recommendation.



**Louise Foster: Director Corporate Services**

**20.4 Audit Panel Member****FILE NO:** SF3611**AUTHOR:** Paul Gimpl (Manager Finance)**DIRECTOR:** Louise Foster (Director Corporate Services)

---

**DECISION STATEMENT:**

To consider the appointment of an independent member of the Audit Panel.

**PREVIOUS COUNCIL CONSIDERATION:**

Audit Panel - 21 September 2017 - Appointment of Additional Independent Audit Panel Member

Audit Panel - 21 September 2017 - Appoint an Additional Audit Panel Member

Audit Panel - 15 February 2018 - Appoint an Additional Independent Audit Panel Member

**RECOMMENDATION:**

That Council ratifies the appointment of Mr Steven Hernyk as an independent member of the Council's Audit Panel.

---

**REPORT:**

On 1 July 2017 an advertisement was placed in *The Examiner* calling for applications for the position of Independent Audit Panel Member. As a result of this advertisement, two applications were received. The Audit Panel reviewed the applications and as a result Mr Hernyk has been selected as an independent member of the Panel.

**ECONOMIC IMPACT:**

Not considered relevant to this report.

**ENVIRONMENTAL IMPACT:**

Not considered relevant to this report.

**SOCIAL IMPACT:**

Not considered relevant to this report.

---



**20.4 Audit Panel Member ...(Cont'd)**

---

**STRATEGIC DOCUMENT REFERENCE:**

City of Launceston Strategic Plan 2014-2024

Priority Area 8 - A secure, accountable and responsive Organisation

Ten-year goals - To communicate and engage consistently and effectively with our community and stakeholders

Key Directions -

3. To ensure decisions are made on the basis of accurate and relevant information
6. To maintain a financially sustainable organisation

**BUDGET & FINANCIAL ASPECTS:**

Not considered relevant to this report.

**DISCLOSURE OF INTERESTS:**

The officer has no conflict of interest in this item.

I certify that I have reviewed and approved this advice and recommendation.



**Louise Foster: Director Corporate Services**

---

**21 GENERAL MANAGER'S DIRECTORATE ITEMS****21.1 Representation at the 2018 Smart Urban Futures National Conference****FILE NO:** SF0121**GENERAL MANAGER:** Michael Stretton (General Manager)

---

**DECISION STATEMENT:**

To consider Alderman Cox's request to attend the 2018 Smart Urban Futures National Conference.

**RECOMMENDATION:**

That Council agree to Alderman Cox's request to attend the 2018 Smart Urban Futures National Conference in Melbourne, 21 and 22 March 2018.

---

**REPORT:**

Alderman Cox has indicated an interest in attending the 2018 Smart Urban Futures National Conference in Melbourne, 21 and 22 March 2018. To date Alderman Cox has not attended any conferences this financial year.

The Key Conference Themes for this event are:

- Street design that balances place making and transport;
- Fostering progressive leadership towards healthy, liveable, sustainable communities;
- Low carbon futures and creating an urban forest;
- Economics and measuring success in urban form;
- Preparing communities for a future with smart technology, robots and autonomous vehicles;
- Case studies of successful council action to build liveable, sustainable cities.

It is considered appropriate that the Council is represented at this conference as the learnings will have direct benefit for a number of current Council priorities such as the City Heart project, Northern Digital Transformation Project (Smart Cities), Economic Development Plan implementation and Sustainable Cities investigation.

**ECONOMIC IMPACT:**

Not relevant to this report.

---

**20.3 Financial Report to Council - 31 December 2017 ...(Cont'd)**

---

**ENVIRONMENTAL IMPACT:**

Not relevant to this report.

**SOCIAL IMPACT:**

Not relevant to this report.

**STRATEGIC DOCUMENT REFERENCE:**

Greater Launceston Plan and Launceston City Deal

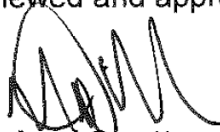
**BUDGET & FINANCIAL ASPECTS:**

The costs associated with attendance at this conference are approximately \$1,294.00 for registration, airfares and accommodation, which can be accommodated within existing budgets.

**DISCLOSURE OF INTERESTS:**

The officer has no conflict of interest in this item.

I certify that I have reviewed and approved this advice and recommendation.



**Michael Stretton: General Manager**

**ATTACHMENTS:**

1. Copy of Conference Program
-

Attachment 1 - Copy of Conference Program

The graphic features a large green circle on the left containing the text 'NATIONAL CONFERENCE SMART URBAN FUTURES'. Below this, it says 'BUILDING LIVEABLE, WALKABLE, SUSTAINABLE COMMUNITIES'. To the right, the dates '21 & 22 MARCH 2018' and the venue 'THE ANGLISS CONFERENCE CENTRE 555 LA TROBE ST, MELBOURNE' are listed. A paragraph of text discusses the challenges of climate change and urban evolution. Below this, a list of 'KEY CONFERENCE THEMES ARE:' includes topics like street design, leadership, low carbon futures, and smart technology. Another list, 'THIS CONFERENCE OFFERS:', highlights opportunities for conversations, case studies, and a walkshop. The bottom section, 'WHO SHOULD ATTEND?', lists various professionals. The graphic is decorated with white line-art icons of people walking, a bicycle, trees, a bench, solar panels, houses, a factory, and wind turbines.

**NATIONAL CONFERENCE**  
**SMART URBAN FUTURES**  
 BUILDING LIVEABLE, WALKABLE, SUSTAINABLE COMMUNITIES

**21 & 22 MARCH 2018**  
**THE ANGLISS CONFERENCE CENTRE 555 LA TROBE ST, MELBOURNE**

Communities face an uncertain future of climate change and rapidly evolving technology that will inevitably change urban life in ways that are difficult to envisage. We do know that cities and towns will be competing with each other to provide the best lifestyle, in order to attract residents, visitors and businesses. Communities that are not built for people will face a declining future.

This conference will provide both inspiration and practical pathways for delivering smart urban futures, no matter how large or small the community.

**KEY CONFERENCE THEMES ARE:**

- Street design that balances placemaking and transport
- Fostering progressive leadership towards healthy, liveable, sustainable communities
- Low carbon futures and creating an urban forest
- Economics and measuring success in urban form
- Preparing communities for a future with smart technology, robots and autonomous vehicles
- Case studies of successful council action to build liveable, sustainable cities.

**THIS CONFERENCE OFFERS:**

- Diverse opportunities for real conversations about liveable, walkable sustainable communities
- Case studies of projects that have delivered better places in practice
- An opportunity to experience innovative street design on the ground, with a Walkshop hosted by the City of Port Phillip

**WHO SHOULD ATTEND?**

Place makers, transport planners, strategic and statutory planners, urban designers, policy advisors, landscape architects, community wellbeing and sustainability officers, researchers, health promotion practitioners, asset managers, councillors, directors.



## KEYNOTE SPEAKERS

**PETER JONES OBE, PROFESSOR OF TRANSPORT AND SUSTAINABLE DEVELOPMENT, UNIVERSITY COLLEGE LONDON**

Originator of the Link and Place approach to street design that has been incorporated into UK national guidelines and is the inspiration for VicRoads' Movement and Place framework.

**PETER NEWMAN AO, PROFESSOR OF SUSTAINABILITY AT CURTIN UNIVERSITY**

Awarded an Order of Australia for his contributions to urban design and sustainable transport, Peter Newman has been a member of the Board of Infrastructure Australia and the Prime Minister's Cities Reference Group.

**DR SEONA CANDY, SENIOR RESEARCH FELLOW, VICTORIAN ECO-INNOVATION LAB**

Principal researcher on the Future Cities Distributed Infrastructure project and Deputy Leader for the Future Cities Node of Excellence in Post-Carbon Resilient Cities.

**KYLIE LEGGE, FOUNDING DIRECTOR, PLACESCORE**

Kylie is the author of 'Doing it Differently' and 'Future City Solutions,' presenting to placemaking and architecture conferences in Venice, Stockholm and Buenos Aires.

## 21 MARCH 2018

8.45AM	REGISTRATION AND COFFEE
9.15AM	WELCOME – MAV AND VICTORIA WALKS CHAIRS
	BALANCING TRANSPORT AND PLACEMAKING
9.25AM	<p><b>PETER JONES OBE, PROFESSOR OF TRANSPORT AND SUSTAINABLE DEVELOPMENT AT UNIVERSITY COLLEGE LONDON.</b>  <b>LINK AND PLACE – STREETS AS PUBLIC SPACE FOR CITIES ON THE MOVE</b></p> <p>How do we build great cities and keep them on the move at the same time? Peter will discuss best practice street design and provide insights from his work as a consultant to Transport for London, the European Commission and several national governments.</p> <p>Peter Jones led the development of the Link and Place approach to street planning and design that has now been incorporated into UK Department for Transport national guidelines. The methodology has been used in the Mayor of London's Roads Task Force report and Transport for London (TfL) now requires boroughs to use the classification for all new street schemes. Amongst other things, he is a member of the Independent Transport Commission, the London Roads Task Force and is the UCL Grand Challenges Sustainable Cities theme leader for Transport &amp; Sustainable Mobility.</p> <p>He was recently awarded an OBE for his service as an independent transport commissioner and research into travel trends and behaviour.</p>
10.10AM	<p><b>ANDREW WALL, DIRECTOR INTEGRATION SERVICES, VICROADS</b>  <b>EVOLVING ROADS TO SUPPORT BETTER CITIES</b></p> <p>Andrew will outline VicRoads' Movement and Place framework, inspired by the work of Peter Jones, and their attempts to grapple with competing demands in a complex multi-modal future.</p>
10.30AM	QUESTIONS FROM THE FLOOR
10.50AM	MORNING TEA
	PRACTICAL EXAMPLES
11.15AM	<p><b>DR SEONA CANDY, VICTORIAN ECO-INNOVATION LAB</b>  <b>VISIONS AND PATHWAYS 2040 – DESIGNING LOW CARBON FUTURES'</b></p> <p>Visions and Pathways 2040 is a four-year research and engagement project funded the Australian Cooperative Research Centre for Low Carbon Living (CRC LCL). It involves three universities along with many government and industry partners. The project aims to develop visions and innovation and policy pathways for transforming Australian cities to achieve rapid decarbonisation and increased resilience in the face of climate change. Policy measures and governance structures for achieving these visions will be identified. The first report of the project was recently released and Seona will discuss the implications for local government.</p>
11.45AM	TABLE DISCUSSION – IMPLICATIONS FOR COUNCILS
12.10PM	LUNCH, INCLUDING OPTIONAL SHORT WALK
1.00PM	<p><b>FOSTERING PROGRESSIVE LEADERSHIP TOWARDS HEALTHY, LIVEABLE, SUSTAINABLE COMMUNITIES</b>  <b>PANEL DISCUSSION</b></p> <p>Cr Catherine Cumming, former Mayor, Maribyrnong City Council            Cr Nicolas Frances Gilley MBE, Transport Chair, City of Melbourne            Cr Belinda Coates, Community Development Portfolio, Councillor, City of Ballarat            Trevor Budge AM, Manager Regional Sustainable Development, City of Greater Bendigo</p>

### CONCURRENT SESSIONS

	SAFE, LIVEABLE COMMUNITIES	CASE STUDIES IN DESIGN
2.00PM	<p><b>ANTHONY AISENBERG, DIRECTOR, CROWDSPOT WALKSPOT – UNDERSTANDING PERCEPTIONS OF SAFETY IN MELBOURNE</b></p> <p>Anthony will reveal the results of this unique crowdsourced project, with over 1,600 people recording their perception of walking safety and generating close to 9,000 'engagements' overall.</p>	<p><b>CHRIS ZIDAK, MANAGER BUSINESS &amp; DEVELOPMENT / MANAGER REALM, MAROONDAH CITY COUNCIL</b></p> <p><b>ACTIVATING A CITY CENTRE THROUGH PEDESTRIAN CONNECTIVITY</b></p> <p>How the once 6-lane Maroondah Highway was transformed as part of a pedestrian friendly vision for Ringwood's city centre.</p>
2.25PM	<p><b>DR JAN GARRARD, SENIOR LECTURER, DEAKIN UNIVERSITY, AND ACTIVE TRANSPORT RESEARCH CONSULTANT</b></p> <p><b>LIVEABLE COMMUNITIES OF THE FUTURE: YOUNG PEOPLE'S PERSPECTIVES</b></p> <p>Jan will present findings from a multi-method study exploring young people's perceptions of liveable communities, independent mobility, and supports and barriers to young people walking for recreation and transport.</p>	<p><b>KATRINA THORNE, COMMUNITY ENGAGEMENT CO-ORDINATOR, GANNAWARRA SHIRE COUNCIL</b></p> <p><b>IMPROVING PUBLIC SAFETY THROUGH ENVIRONMENTAL DESIGN</b></p> <p>Gannawarra has achieved a very positive improvement in public safety through good design of public places</p>
2.50PM	<b>AFTERNOON TEA</b>	
3.15PM	<p><b>BEN ROSSITER, EXECUTIVE OFFICER, VICTORIA WALKS</b></p> <p><b>THE DOG ATE MY WALKING STRATEGY</b></p> <p>Eight years after Victoria's Pedestrian Access Strategy was launched (only to be quietly dropped by a new Government), where have we got to with walking policy and investment?</p>	

### CONCURRENT SESSIONS

	WE SPEAK FOR THE TREES	WORKSHOP – FAST TRACK TO LIVING WITHIN EARTH'S RESOURCES
3.35PM	<p><b>ROGER SWINBOURNE - TECHNICAL DIRECTOR - URBAN SYSTEMS ADVISORY - AECOM</b></p> <p><b>GREEN INFRASTRUCTURE: A VITAL STEP TO BRILLIANT AUSTRALIAN CITIES</b></p> <p>Maybe money can grow on trees? Roger led AECOM's investigation of the many benefits (and costs) of green infrastructure in our cities. They estimate that a 10% increase in the leaf canopy of street trees can increase the value of properties by an average of \$49,000.</p>	<p>Interactive workshop where participants will collaborate to identify actions and system change to fast track smart urban futures across ten key areas and principles</p> <p>Hosted by Suzette Jackson, Executive Director, Bioregional Australia Foundation</p>
3.55PM	<p><b>LIBBY GALLAGHER, PHD, UYSD, DIRECTOR, GALLAGHER STUDIO</b></p> <p><b>DESIGNING 'COOL' STREETS – A COMMUNITY LED APPROACH</b></p> <p>Libby is the Founder of Cool Streets, winner of a 2017 Excellence Award from the Australian Institute of Landscape Architects. This model combines scientific research and public engagement, working with local communities to implement effective street tree plantings that provide shade in heat-affected urban areas and reduce CO2 emissions.</p>	
4.15PM	<p><b>MARSHALL KELAHER, COORDINATOR CITY DESIGN, MELTON CITY COUNCIL</b></p> <p><b>CHOOSE LIFE - BUILDING A GREEN AND LEAFY ENVIRONMENT IN THE WESTERN GRASSLANDS</b></p> <p>A story of humanity and nature in the growing streetscapes of one of the fastest developing areas in the Country, underpinned by evidence and forward thinking as the new city grows into itself.</p>	
4.35PM	<b>QUESTIONS WITH THREE SPEAKERS TOGETHER</b>	
5.00PM	<b>DRINKS AT THE VENUE</b>	



## 22 MARCH 2018

<b>9.00AM</b>	<b>PETER NEWMAN AO, PROFESSOR OF SUSTAINABILITY AT CURTIN UNIVERSITY (PERTH)</b>	
	<b>WALKING INTO THE CITY OF THE FUTURE</b> How will walking fit into a city with smart technology, robots and autonomous vehicles? Peter Newman has written 20 books and over 340 papers on sustainable cities and was a Lead Author for Transport on the Intergovernmental Panel on Climate Change. His book with Jeff Kenworthy 'Sustainability and Cities: Overcoming Automobile Dependence' was launched in the White House in 1999. In 2001-3 he directed the production of WA's Sustainability Strategy in the Department of the Premier and Cabinet, the first state sustainability strategy in the world. Peter has held positions on the Board of Infrastructure Australia, the Prime Minister's Cities Reference Group and as a Sustainability Commissioner for Sydney. In 2014 he was awarded an AO for contributions to urban design and sustainable transport, particularly related to the saving and rebuilding of Perth's rail system.	
<b>9.35AM</b>	<b>QUESTIONS</b>	
<b>9.40AM</b>	<b>SANDY BURGOPYNE, FUTURE CITIES COLLABORATIVE, UNIVERSITY OF SYDNEY AND EXECUTIVE DIRECTOR OF CITIZEN CITIES AUSTRALIA</b>	
	<b>SMART URBAN FUTURES IN A WORLD OF NEW TECHNOLOGY</b> The Future Cities Collaborative's primary role is to promote sustainable urban development by providing city leaders with thought leadership, new research and policy directions, and collaborative approaches to developing sustainable, productive and liveable cities of the future.	
<b>10.05AM</b>	<b>QUESTIONS</b>	
<b>10.10AM</b>	<b>KYLIE LEGGE, FOUNDING DIRECTOR, PLACESCORE</b>	
	<b>PLACESCORE: MEASURING COMMUNITY EXPERIENCES</b> Placescore captures what the community values about a particular place in general. It allows the community to rate their current experience of their main street or neighbourhood. Together they help to define local priorities so that investment can be delivered where it will have the greatest positive impact. In one case study, the City of Parramatta, community members completed a Care Factor survey letting the Council know what was most important to making town centres the type of places they want to spend time and money. Kylie is the author of the Urban Trends book series, and has published 'Doing it Differently' and 'Future City Solutions' over the last 2 years. In 2012 she was a guest panelist at the US Pavilion, Venice Architecture Biennale and in 2013 and 2014 a speaker at the UN Habitat sponsored 'Future of Places' conference in Stockholm and Buenos Aires respectively.	
<b>10.35AM</b>	<b>QUESTIONS</b>	
<b>10.40AM</b>	How can we achieve smart urban futures? Panel discussion including Peter Newman and Kylie Legge.	
<b>11.00AM</b>	<b>MORNING TEA</b>	
<b>CONCURRENT SESSIONS</b>		
<b>11.25AM</b>	<b>WORKSHOP</b> <b>IMPLEMENTING 20 MINUTE NEIGHBOURHOODS</b> This workshop will explore how 20-minute neighbourhoods can be delivered in practice. Hosted by the Department of Environment, Land, Water and Planning	<b>CASE STUDIES OF ACTION TO BUILD WALKABLE, LIVEABLE, SUSTAINABLE COMMUNITIES.</b> <b>GEOFF ROLLINSON, DIRECTOR INFRASTRUCTURE AND DEVELOPMENT, GANNAWARRA SHIRE COUNCIL</b> <b>Re-imagining Mainstreet</b> A new approach to streets in the heart of a country town – Victoria Street in Kerang.  <b>ANGELA MOORE, MANAGER TRAFFIC ENGINEERING, CITY OF HOBART</b> <b>Merging community development and walking for transport in a suburban centre</b> Angela will discuss projects building streets for people in the southern capital, including the innovative West Hobart project.
<b>12.10PM</b>	<b>PETER NUNNS, PRINCIPAL ECONOMIST, MRCAGNEY</b>	
	<b>THE ECONOMICS OF WALKABLE CITIES</b> Harvard economist Edward Glaeser argues that cities make us "richer, smarter, greener, healthier, and happier". But why do some cities, and some places in cities, do this better than others? In this talk, Peter explores the role of walkable communities in underpinning good urban outcomes ranging from quality of place to ease of travel to economic productivity, using new data from New Zealand. Peter's work spans the many sides of city-making, from transport planning to housing to urban development policy. He is based in Auckland but works throughout Australia and New Zealand. His aim is to apply economic analysis to help illuminate the challenges and opportunities facing our cities.	
<b>12.40PM</b>	<b>PECHAKUCHA</b> <b>FOUR RAPID-FIRE PRESENTATIONS OF COUNCIL ACTION</b>	
<b>1.15PM</b>	<b>LUNCH</b>	
<b>2.00PM</b>	<b>WALKSHOP - HOSTED BY THE CITY OF PORT PHILLIP</b> Experience some innovative approaches to street design in the suburb of Albert Park and hear the stories of how they came to be implemented. Note: numbers will be limited.	

SUPPORTED BY



**COST:** \$594 (including GST)

**NOTE:** Staff or councillors from Victoria Walks supporter organisations are eligible for a 20% discount – unbeatable value at just \$475! (maximum two per organisation)

**TO REGISTER:** For online registration and conference details go to [www.mav.asn.au/events](http://www.mav.asn.au/events) (click on 'upcoming events' and scroll down to March 21).

**QUERIES:** [jhennessy@mav.asn.au](mailto:jhennessy@mav.asn.au) or [dburtt@victoriawalks.org.au](mailto:dburtt@victoriawalks.org.au)

**NOTE:** Program subject to change.

Suggested accommodation: Radisson on Flagstaff Gardens, 380 William St, Melbourne Vic 3000. Phone (03) 9322 8000 (refer to MAV event at Angliss Conference Centre for discount).

**21.2 Development of a Cultural Strategy for Launceston****FILE NO:** SF3547**AUTHOR:** Richard Mulvaney (Director QVMAG)**GENERAL MANAGER:** Michael Stretton (General Manager)

---

**DECISION STATEMENT:**

To receive a progress report against the Strategic Actions outlined in the Minutes of the Council Meeting held on 24 April 2017 - Towards a Cultural Strategy for Launceston.

**PREVIOUS COUNCIL CONSIDERATION:**

Council - 24 April 2017 - Agenda Item 21.1 - Towards a Cultural Strategy for Launceston

**RECOMMENDATION:**

That Council notes progress against the Strategic Actions outlined in the Minutes of Council Meeting held on 24 April 2017 - Towards a Cultural Strategy for Launceston.

---

**REPORT:**

The City of Launceston is working to establish a Cultural Strategy that reflects the higher value placed by the community on the City's cultural assets and which develops coherent, integrated strategies to leverage these assets more effectively, strategically from an economic and social perspective.

The Cultural Strategy will inform the manner by which the Council and the community take advantage of the unique arts and cultural capacity to bring further renown to the City.

A key element will be to showcase the City's cultural assets in a coordinated manner that integrates and professionally presents a quality offering as a major part of the City's tourism attractions.

The Cultural Strategy is predicated upon establishing the Queen Victoria Museum and Art Gallery (QVMAG) as the centrepiece of a vibrant, dynamic cultural strategy that brands the City, engages its residents and becomes a cultural destination for tourists. In the absence of a comprehensive and integrated cultural and arts strategy, it is questionable whether investigating QVMAG separately will take the Council and the community to its desired destination in terms of valuing and utilising its culture. It would appear that a strategy for positioning QVMAG must necessarily sit within a broader context for culture and the arts established and adopted by the Council.

---



**21.2 Development of a Cultural Strategy for Launceston ...(Cont'd)**

---

At its Meeting on 24 April 2017, Council endorsed the following strategic actions necessary to progress the development of a Cultural Strategy for Launceston:

1. Confirm the vision - this is central to all that follows.
2. Undertake an Economic Feasibility Study for all elements of the strategy.
3. Engage in dialogue with the University of Tasmania around the role certain buildings at Inveresk, local companies and changes to the curriculum can play in the revitalisation of the site and the building of Launceston's reputation as a University City.
4. Clarify a series of priorities, dependent on funding outcomes arising from the feasibility studies, including renewed and expanded assistance for artists, companies and community.
5. Make public the final strategy/vision.
6. Create an appropriately senior ongoing role of Strategic/Creative Lead for the ongoing advocacy and overview of implementation of the Cultural Strategy.
7. Create a dedicated Arts and Culture Unit within the Council, with the Unit establishing a new grants program which it runs.
8. Undertake research for multiple innovative interactive information installations, and signage on trails.
9. Ensure that arts and cultural festivals are properly supported both in their funding model, and in the personnel entrusted with their lively and sustainable carriage.
10. Undertake research to prioritise investment in other key entities owned by the Council, such as Design Tasmania.
11. Create an environment which will foster new ideas for ongoing enrichment of the cultural landscape as well as the ephemeral things like festivals.
12. Undertake research to reveal the most effective marketing tools for the promotion of arts and culture in Launceston and the region.
13. Undertake research into and planning for the public transport networks required to make cultural exploration of the City a genuine possibility.

This report outlines the progress that has been made to date against these 13 actions:

- **Confirm the vision - this is central to all that follows.**

A vision for a Cultural Strategy, which was authored by Robyn Archer AO, for the Council Workshop on 5 December 2016, was subsequently endorsed by Council's decision on 24 April 2017. The Vision's core call to action for Council was summarised as having:

*... not only a commitment to the bright and sparkling infrastructure centrepieces, but to an approach which embraces the boutique and eschews futile event- driven competition with larger places which can more easily afford the spectacular. Trust the boutique instinct and back it wholeheartedly: a strategy which cares as much, if not more, about the ongoing quality of cultural life for citizens as it does about the tourists. It also demands a commitment to the region's First Peoples as vital to the culture of the place. Investment is required to join up the cultural riches of this city. The key elements of this wealth are:*

---

**21.2 Development of a Cultural Strategy for Launceston ...(Cont'd)**

---

- *Indigenous Heritage and connection to the land;*
- *Artists of the region and their work;*
- *The City's collections and architecture;*
- *The unmatched quality of natural food and wine;*
- *The potential of UTAS' northern campus.*

*These elements have profound interwoven connections and each will be a part of the other. The main plank of this cultural strategy will be the way in which we draw all of those elements together to create the great narrative.*

An Arts and Culture Unit was established within the General Manager's Office in September 2018 with the secondment of an Executive Officer Arts and Culture from the QVMAG Directorate. Since this time the Executive Officer has held many internal stakeholder meetings held to build internal relationships and establish effective mechanisms to best deliver the Arts and Culture Unit's outcomes without replicating existing services.

In October 2017 a Project Plan was developed which involved the establishment of a Project Control Group to oversee the completion of the Council's 13 actions. The Project Control Group comprises the General Manager, Directors of QVMAG and Development Services Directorate and Executive Officer Arts and Culture.

- **Undertake an Economic Feasibility Study for all elements of the strategy.**

An initial economic feasibility study is currently being completed to examine the opportunities available to best position the QVMAG as the centrepiece of a vibrant, dynamic cultural strategy that brands the City. It is estimated that this project will cost \$50,000.

At this stage a project brief has been prepared and an exhaustive consultant identification process has been completed to provide a short list of suitable professionals to complete this specialist study. It should be noted that there is only a handful of suitably qualified and experienced people within Australia to complete this work of this nature. A Request for Quotation Package (RFQ) has been forwarded to the shortlisted consultants with three confirming that they will be submitting proposals and two conducting site visits.

As there was no budget allocation for the Feasibility Study an internal reallocation of funding has occurred as follows:

- 50% from the General Manager's Budget; and
  - 50% from the QVMAG budget.
-

**21.2 Development of a Cultural Strategy for Launceston ...(Cont'd)**

---

- **Engage with the University of Tasmania to establish an integrated approach for Inveresk precinct and the proposed Inveresk Contemporary Hub.**

Several meetings have been held between the General Manager, QVMAG Director and David Adams, University of Tasmania's (UTAS) Pro Vice Chancellor and Mark Sayer, Acting-CEO of TasTAFE.

The outcome of these meetings is a common understanding of the Council and UTAS priorities and an acknowledgement that further progress of discussions around Inveresk Precinct in terms of UTAS and QVMAG and future opportunities around partnerships and collaborations will continue once the outcomes of the QVMAG Feasibility Study are known. Given the UTAS Inveresk Precinct Redevelopment Masterplan is a critical component of how the City engages with UTAS and the makeup of "resident" organisations in this precinct. The outcome of the Feasibility Study is essential to establish a clear direction for the Queen Victoria Museum's future - the meetings held to date have both unanimously confirmed this.

It is because of the major influence that UTAS has on the broader social and economic ecology of Launceston that the outcomes of the Feasibility Study could have a significant impact on the direction the Inveresk Precinct Redevelopment Masterplan takes. It follows therefore that this will impact the direction the Cultural Strategy for Launceston.

- **Clarify a series of priorities, dependent on funding outcomes arising from the feasibility studies, including renewed and expanded assistance for artists, companies and community.**

This action will be completed once the current feasibility study is completed.

- **Make public the final strategy/vision.**

This action will be completed once the Cultural Strategy is developed in its draft form.

- **Create an appropriately senior ongoing role of Strategic/Creative Lead for the ongoing advocacy and overview of implementation of the Cultural Strategy.**
- **Create a dedicated Arts and Culture Unit within the Council, with the Unit establishing a new grants program which it runs.**

The General Manager has teleconferenced with Robyn Archer AO to review work carried out to date, confirm her retainer agreement to provide advice and "cut-through" as required, for representations to government and/or other stakeholder groups as required. Given timeframes involved, consideration will be given to employing a consultant to drive community consultation and cultural strategy process in collaboration with the Arts and Culture Unit.

---

## **21.2 Development of a Cultural Strategy for Launceston ...(Cont'd)**

---

The staffing resources for the Arts and Culture Unit will remain in place for the creation of the Cultural Strategy and will be finalised once the scope of the strategy is agreed by the Council. It is anticipated that the Arts and Culture Unit will have oversight over Service Level Agreements with City of Launceston assets such as The Princess Theatre, Earl Arts Centre, Albert Hall and Design Tasmania. It will also continue its role for MOFO festivals and develop improved relationships with other cultural providers such as Tasdance, Stompin and Junction Arts Festival.

- **Undertake research for multiple innovative interactive information installations, and signage on trails.**

This action item has not been formally activated to date pending clarification around the Arts and Culture Unit's ongoing areas of responsibilities, funding and program.

The overarching Wayfinding Strategy and Guidelines has been developed and led by Major Projects - City Heart Project. Action under this item needs to be informed by and synergistic with this.

- **Ensure that arts and cultural festivals are properly supported both in their funding model, and in the personnel entrusted with their lively and sustainable carriage.**

Part of the City Deal timeline articulated securing the MOFO festival for the next three years. The successful delivery of Mona Foma mini-festival, MOFO 2018 has gone a long way to achieving this and subject to Mona Foma receiving State funding, planning has commenced for the next three festivals.

The successful delivery of MOFO mini-festival was the first evidence of how the Arts and Culture Unit can foster and facilitate the delivery of this Action Item.

The Executive Officer Arts and Culture has an established relationship with the Chair of Junction Arts, Liz Frankham, Creative Director, Greg Clarke, Frith Loone (Acting General Manager) and Brigitte Trobbiani (Marketing Manager) and collaborated with them during the lead up to MOFO.

While the groundwork is completed and relationships in place, this action item has not been formally activated to date pending clarification around the Arts and Culture Unit's ongoing areas of responsibility, funding and program.

---

**21.2 Development of a Cultural Strategy for Launceston ...(Cont'd)**

---

- **Undertake research to prioritise investment in other key entities owned by the Council, such as Design Tasmania.**

While relationships in place with Design Tasmania, The Princess Theatre, Earl Arts Centre and Albert Hall, this action item has not been formally activated to date pending clarification around the Arts and Culture Unit's ongoing areas of responsibility, funding and program.

- **Create an environment which will foster new ideas for ongoing enrichment of the cultural landscape as well as the ephemeral things like festivals.**

This action item has not been formally activated to date pending clarification around the Arts and Culture Unit's ongoing areas of responsibility, funding and program.

- **Undertake research to reveal the most effective marketing tools for the promotion of arts and culture in Launceston and the region.**

This action item has not been formally activated to date pending clarification around the Arts and Culture Unit's ongoing areas of responsibility, funding and program

- **Undertake research into and planning for the public transport networks required to make cultural exploration of the City a genuine possibility.**

This action item has not been formally activated to date pending clarification around the Arts and Culture Unit's ongoing areas of responsibility, funding and program

**Next steps in the delivery of the Strategy**

The tenders will be received by 28 February 2018 and assessed and successful tender to be appointed by the end of the first week in March. The Feasibility Study is due by the end of May 2018. The Feasibility Study will provide the direction around what the optimal model for QVMAG should be and how it relates to UTAS Inveresk Precinct Redevelopment Masterplan providing clarity to move ahead with the community consultation program and the Cultural Strategy development. Once known, the next stage will be engaging with the final report's recommendations and shaping the next phase of activity, a component of which will be the development of a cultural strategy.

---

## 21.2 Development of a Cultural Strategy for Launceston ...(Cont'd)

The Cultural Strategy is one of the deliverables agreed to in the City Deal. Its Key Delivery Milestones are:

<b>Milestone</b>	<b>Completion Date</b>	<b>Status</b>
<i>Feasibility Study on QVMAG</i>	<i>May 2018</i>	<i>In progress</i>
<i>Community Consultation</i>	<i>Sept 2018</i>	<i>Commencing soon</i>
<i>Cultural Strategy Released</i>	<i>Sept 2018</i>	<i>In progress</i>

The Cultural Strategy will be informed by authentic engagement with the local community - specifically, consultation with the cultural sector and related industries such as tourism, education and business. Given the delivery timeframes involved, it is anticipated that an experienced consultant will be engaged to drive the consultation process and develop a Cultural Strategy for Launceston.

The City of Launceston is committed to delivering the Milestones on time, but not at the expense of getting the consultation and cultural strategy right. It is therefore critical that this community engagement process continues beyond the strategy document's formal release and into its delivery phase so that Council and the City of Launceston is seen to be genuine and committed to its outcomes.

### **ECONOMIC IMPACT:**

Not considered relevant to this report.

### **ENVIRONMENTAL IMPACT:**

Not considered relevant to this report.

### **SOCIAL IMPACT:**

Not considered relevant to this report.

### **STRATEGIC DOCUMENT REFERENCE:**

City of Launceston Strategic Plan 2014-2024  
 Priority Area 2 - A city where people choose to live  
 Ten-year goal - To promote Launceston as a unique place to live, work, study and play  
 Key Directions -  
 4. To promote Launceston's rich heritage and natural environment

**21.2 Development of a Cultural Strategy for Launceston ...(Cont'd)**

---

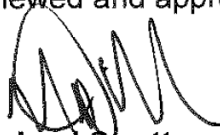
**BUDGET & FINANCIAL ASPECTS:**

A budget revision request is required as none of these undertakings have been funded. To date funding has been secured for the Feasibility Study, salary of Executive Officer and Consultant for Community Consultation and Cultural Strategy.

**DISCLOSURE OF INTERESTS:**

The officer has no conflict of interest in this item.

I certify that I have reviewed and approved this advice and recommendation.



**Michael Stretton: General Manager**

---

**22 URGENT BUSINESS**

*Regulation 8(6) of the Local Government (Meeting Procedures) Regulations 2015, states that a council, by absolute majority at an ordinary council meeting, may decide to deal with a matter that is not on the Agenda.*

**23 CLOSED COUNCIL**

*Local Government (Meeting Procedures) Regulations 2015 - Regulation 15(2)*

**23.1 Confirmation of the Minutes****23.2 Rate Debt****RECOMMENDATION:**

That, pursuant to the *Local Government (Meeting Procedures) Regulations 2015*, Council move into Closed Session to consider the following matters:

**23.1 Confirmation of the Minutes**

*Regulation 34(6)*

**23.2 Rate Debt**

*Regulation 15(2)(j)*

*15(2)(j) the personal hardship of any person who is resident in, or is a ratepayer in, the relevant municipality.*

**24 MEETING CLOSURE**

---