

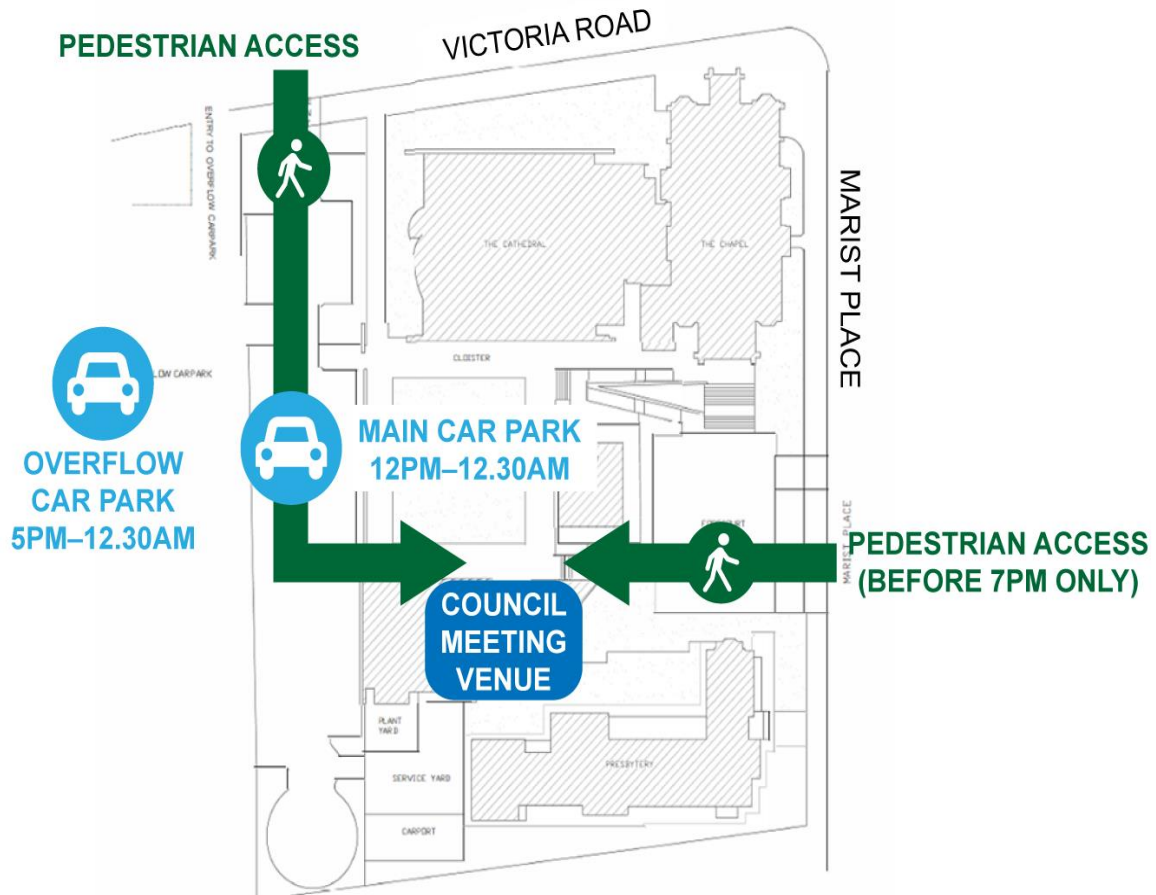
NOTICE OF COUNCIL MEETING

PUBLIC AGENDA

An Ordinary Meeting of City of Parramatta Council will be held in the Cloister Function Rooms, St Patrick's Cathedral, 1 Marist Place, Parramatta on Monday, 8 March 2021 at 6.30pm.

Brett Newman
CHIEF EXECUTIVE OFFICER





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COUNCIL CHAMBERS

Governance
Manager

Lord Mayor
Clr Bob Dwyer

Chief
Executive
Officer

Minute Clerk

Clr Phil Bradley

Clr Sameer
Pandey

Clr Dr
Patricia Prociv

Clr Pierre Esber

Clr Donna
Davis

Clr Michelle
Garrard,
Deputy Lord
Mayor

Clr Lorraine
Wearne

Clr Andrew
Wilson

Clr Andrew
Jefferies

Clr Bill Tyrrell

Clr Benjamin
Barrak

Clr Martin
Zaiter

Clr Steven Issa

Sound

IT

Executive
Director City
Engagement &
Experience

Executive
Director
Community
Services

Executive
Director City
Planning &
Design

Group Manager
City Strategy

Executive
Director City
Assets &
Operations

Executive
Director
Corporate
Services

Executive
Director
Property and
Place

Press

Press

Public Gallery

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20 CLOSED SESSION

- 20.1 FOR NOTATION: Legal Status Report as at 27 January 2021
This report is confidential in accordance with section 10A (2) (g) of the Local Government Act 1993 as the report contains advice concerning litigation, or advice that would otherwise be privileged from production in legal proceedings on the ground of legal professional privilege.
- 20.2 FOR APPROVAL: Sale of land under Section 713 of the Local Government Act
This report is confidential in accordance with section 10A (2) (a) (e) of the Local Government Act 1993 as the report contains personnel matters concerning particular individuals; AND the report contains information that would, if disclosed, prejudice the maintenance of law.
- 20.3 FOR APPROVAL: Strategic Partnerships (Educate AT Parramatta and Parramatta Square)
This report is confidential in accordance with section 10A (2) (d) of the Local Government Act 1993 as the report contains commercial information of a confidential nature that would, if disclosed (i) prejudice the commercial position of the person who supplied it; or (ii) confer a commercial advantage on a competitor of the Council; or (iii) reveal a trade secret.

21 PUBLIC ANNOUNCEMENT OF RESOLUTIONS PASSED IN CLOSED SESSION

22 CONCLUSION OF MEETING

After the conclusion of the Council Meeting, and if time permits, Councillors will be provided an opportunity to ask questions of staff

MINUTES OF THE MEETING OF CITY OF PARRAMATTA COUNCIL HELD IN THE CLOISTER FUNCTION ROOMS, ST PATRICK'S CATHEDRAL 1 MARIST PLACE, PARRAMATTA ON MONDAY, 22 FEBRUARY 2021 AT 6.30PM

These are draft minutes and are subject to confirmation by Council at its next meeting. The confirmed minutes will replace this draft version on the website once confirmed.

PRESENT

The Lord Mayor, Councillor Bob Dwyer and Councillors Benjamin Barrak (6:45pm), Phil Bradley, Donna Davis, Pierre Esber, Michelle Garrard (Deputy Lord Mayor), Steven Issa, Andrew Jefferies, Sameer Pandey, Dr Patricia Prociv, Bill Tyrrell, Andrew Wilson (6:34pm), Lorraine Wearne and Martin Zaiter.

1. OPENING MEETING

The Deputy Lord Mayor, Councillor Michelle Garrard, opened the meeting at 6.32pm.

2. ACKNOWLEDGEMENT OF THE TRADITIONAL LAND OWNERS

The Deputy Lord Mayor, acknowledged the Burramattagal people of The Darug Nation as the traditional custodians of this land, and paid respect to their ancient culture and their elders past and present.

3. WEBCASTING ANNOUNCEMENT

The Deputy Lord Mayor, advised that this public meeting is being recorded and streamed live on the internet. The recording will also be archived and made available on Council's website.

4. OTHER RECORDING OF MEETING ANNOUNCEMENT

No other announcements were made.

5. CONFIRMATION OF MINUTES

SUBJECT: Minutes of the Council Meeting held on 8 February 2021

3082 RESOLVED (Esber/Tyrrell)

That the minutes be taken as read and be accepted as a true record of the Meeting.

6. APOLOGIES/REQUESTS FOR LEAVE OF ABSENCE

There were no apologies/requests for leave of absence made at this meeting.

7. DECLARATIONS OF INTEREST

Councillor Pandey declared a non-pecuniary but significant interest in Item 17.1 - Proposed Amendment to the Wentworth Point Precinct DCP 2014 and Draft Planning Agreement for 14-16 Hill Road, Wentworth Point (Sekisui Planning

Proposal), being that he is a panel member of Sydney Central City Planning where he was involved in the discussions and determination of the development application of this site. He retired from the Chamber and took no part in the debate or vote thereon.

Note: Councillor Wilson arrived at 6:34pm during Declarations of Interest.

8. MINUTES OF THE LORD MAYOR

There were no Minutes of the Lord Mayor at this meeting.

9. PUBLIC FORUM

There were no Public Forums submitted for this meeting.

10. PETITIONS

10.1 SUBJECT Yummi Pet Food Products, Pendle Hill, NSW 2145

REFERENCE F2021/00521

FROM Councillor Pandey

A petition signed by the residents of Burrabogee Road and surrounding streets, Toongabbie, NSW 2145 reads:

"We the residents of Burrabogee Road, and surrounding streets, Toongabbie, NSW 2145 petition Parramatta City Council to act on the offensive odour and Noise that is coming from Yummii Pet Foods and the industrial units that operate from the same site. We are aware that this factory has been operating illegally and manufacturing pet foods without an approved DA on a location that is only approved for warehousing activities. For a number of years there has been a smell from this location, however it has been becoming progressively worse and for at least the last 6 months there has been a persistent foul and offensive odour coming from this factory. This odour has significantly impacted the quality of life and mental wellbeing of the residents of the street. The smell would also affect any re-sale value of the homes in the street. There has also been a significant increase in the number of trucks operating out of this factory. This includes trucks parking in the street day and night, trucks entering and leaving, trucks being loaded and unloaded, industrial garbage trucks and fork trucks operating at the factory at all hours of the day and night including weekends and Sundays. There is also a significant increase number of factory workers and staff now working at the site, who arrive and congregate in Burrabogee Road and enter the premises before 5am and 6am each day and on weekends. The entrance to the entire estate at this address is located on Burrabogee Road. It has come to our attention that the owners of this site may submit a Development application to allow their operation to continue and this is of great concern, as our well-being is already severely effected. We request that all the residents of Burrabogee Road are included in any consultation and approval process relating to any proposed DA for this location.

We petition Parramatta City council to investigate and enforce action against this Illegal pet food factory that Is operating without approval. We petition Parramatta City Council to enforce operating hours and days on this warehouse site. We petition Parramatta Council to reject any DA application to allow this Illegal Pet Food Factory to continue operating and manufacturing at this location.”

3083 RESOLVED (Pandey/Zaiter)

That the petition be received and a copy of the petition be circulated to all Councillors.

11. RESCISSION MOTIONS

11.1 SUBJECT RESCISSION MOTION: Item 17.2 - Gateway Request
- Planning Proposal to increase commercial floorspace
in Epping Town Centre

REFERENCE F2020/03849 - D07887331

REPORT OF Councillor Davis

MOTION (Davis/Prociv)

That the resolution of the Council held on 8 February 2021 in relation to Item 17.2 – Gateway Request - Planning Proposal to increase commercial floorspace in Epping Town Centre, namely:

- a) **That** Council delegates authority to the Chief Executive Officer to prepare a planning proposal which seeks the following amendments to Parramatta Local Environmental Plan 2011 and Hornsby Local Environmental Plan 2013 applying to all land in the B2 Local Centre zone in the Epping Town Centre, with the exception of 6-14 and 18A Bridge Street and 24-30 High Street, relating to Option 3 detailed in this report that:
- i. Introduces new clauses which:
- Mandate a minimum amount of non-residential uses to be provided on the ground, first and second floors of any building facing a street of up to a maximum of 1:1 floor space ratio (FSR) of non-residential floorspace in addition to the mapped maximum floor space ratio. The clause shall also indicate that the FSR of residential development permitted on the site should not increase as a result of this requirement.
 - Allow for an increase in maximum height of buildings from 48 metres in some parts of Epping and 72 metres in some parts of Epping up to 80 metres (approx. 24 storeys) where sites have a mapped FSR of 4.5:1 and from 72 metres up to 90 metres (approx. 28 storeys) where sites have a

- mapped FSR of 6:1, only where developments provide a minimum amount of non-residential uses of ground, first and second floors of any building facing a street.*
- *Ensure any change of use proposed on the first three levels would not allow residential uses.*
 - *Apply an exception to that part of a building that faces a service lane or is required for entrances and lobbies, access for fire services or vehicular access associated or servicing residential accommodation above.*
- ii. *Introduces a requirement that the proposed controls of the Planning Proposal apply to development applications determined once a Gateway Determination has been issued for this Planning Proposal.*
- b) ***That*** *the Chief Executive Officer forwards the Planning Proposal to the Department of Planning, Industry and Environment (DPIE) to request the issuing of a Gateway Determination on behalf of Council.*
- c) ***That*** *Council delegate authority to the Chief Executive Officer to prepare amendments to the relevant sections of the Parramatta Development Control Plan 2011 and Hornsby Development Control Plan 2013 to support the Planning Proposal relating to the following design controls, and place these on public exhibition with the Planning Proposal:*
- i. *podium height controls;*
 - ii. *minimum floorplate dimensions;*
 - iii. *floor to ceiling heights for non-residential uses;*
 - iv. *location of services; and*
 - v. *building and podium setback controls.*
- d) ***That*** *Council advises the DPIE that the Chief Executive Officer will be exercising the plan-making delegations for this Planning Proposal as authorised by Council on 26 November 2012.*
- e) ***That*** *Council delegate authority to the Chief Executive Officer to correct any minor anomalies of a non-policy and administrative nature that may arise during the plan-making process.*
- f) ***That*** *within 5 years of the planning controls being made as an LEP amendment, that a review be undertaken of the effectiveness of the controls relating to the mandatory provision of a minimum level of commercial floorspace in the B2 Local Centre zone within the Epping Town Centre and any associated recommendations and this review be reported to Council.*

- g) ***That*** Council continue to work with the State Government to resolve traffic issues in Epping.
- h) ***Further that,*** Council note the Local Planning Panel's advice to Council at its meeting of 15 December 2020 is in support of the Planning Proposal, which is consistent with the Council Officer's recommendation in this report.

be and is hereby rescinded.

The motion moved by Councillor Davis and seconded by Councillor Prociv on being put was declared LOST.

DIVISION A division was called, the result being:-

AYES: Councillors Bradley, Davis, Esber, Pandey, Prociv and Wilson

NOES: Councillors Dwyer, Garrard, Issa, Jefferies, Tyrrell, Wearne and Zaiter

PROCEDURAL MOTION

3084 RESOLVED (Tyrrell/Esber)

That Items 12.1, 12.2, 12.4, 13.1, 13.2 be resolved en bloc.

12. FAIR

12.1 SUBJECT FOR NOTATION: Investment Report for January 2021

REFERENCE F2009/00971 - D07879162

REPORT OF Tax and Treasury Accountant

3085 RESOLVED (Tyrrell/Esber)

That Council receive the Investment Report for January 2021.

12.2 SUBJECT FOR APPROVAL: Correction to Confirmed Minutes of 30 November 2020 Council Meeting

REFERENCE F2020/03849 - D07887168

REPORT OF Governance Manager

3086 RESOLVED (Tyrrell/Esber)

That the resolution of Item 14.1 – Single Use Plastics (Deferred Item) of the Council Meeting held on 30 November 2020 be corrected to read:

3002 RESOLVED: (Bradley/Barrak)

- (a) **That** Council note the summary of key initiatives undertaken to date to reduce single use plastics including their estimated costs and benefits, as now set out in paragraph 22 and Appendix A of this report.
- (b) **That** Council endorse the Actions listed in paragraph 22 of this report, to continue the reduction of single use plastics in Council operations and activities, based on viable alternatives being available.
- (c) **That** a report be presented to Council on ways Council can better support local volunteers and community groups in their endeavors to clean up our river, foreshore and other open space in the Local Government Area, which may include provision of appropriate safety equipment and identify additional appropriate costs.
- (d) **Further, that** Council advocate to the State Government to do more to cleanse the river foreshore.

12.3 SUBJECT FOR APPROVAL: Model Code of Conduct and Procedures for the Administration of the Model Code of Conduct for Local Councils in NSW

REFERENCE F2020/02450 - D07593243

REPORT OF Governance Manager

MOTION (Wearne/Davis)

- (a) **That** Council adopt the draft City of Parramatta Code of Conduct, incorporating the Procedures for the Administration of the Code of Conduct for Local Councils in NSW.
- (b) **That** a Policy Advisory Committee be formed comprising six (6) Councillors and appropriate staff as needed to review all or any associated policies including but not limited to the following:
 - a. Governance Framework;
 - b. Complaints Handling Policy;
 - c. Fraud & Corruption Prevention Policy;
 - d. Gifts and Benefits Policy;
 - e. Interaction between Councillors and Staff Policy;
 - f. Public Interest Disclosures Policy; and
 - g. Statement of Business Ethics.
- (c) **That** the Committee be provided with copies of documents and/or comments and feedback regarding any proposed amendments that are referred to in the table on paragraph 13 of the report on page 243 together with copies of the relevant documents marking any proposed changes arising from the staff review as these documents are not included in the report.

- (d) **That** the Committee provide a report back to Council in due course regarding any necessary amendments to the above or other policies.
- (e) **That** the Committee be comprised of: Lord Mayor Councillor Dwyer and Councillors Garrard, Davis, Prociv, Tyrell and Wearne.
- (f) **Further, that** Council adopt the Council core Terms of Reference for this Committee and that the CEO and Executive Director Corporate Services (or their delegate) be members of the Committee.

AMENDMENT (Bradley/Barrak)

- (a) **That** Council adopt the draft City of Parramatta Code of Conduct, incorporating the Procedures for the Administration of the Code of Conduct for Local Councils in NSW.
- (b) **That** a Policy Advisory Committee be formed comprising all Councillors and appropriate staff as needed to review all or any associated policies including but not limited to the following:
 - a. Governance Framework;
 - b. Complaints Handling Policy;
 - c. Fraud & Corruption Prevention Policy;
 - d. Gifts and Benefits Policy;
 - e. Interaction between Councillors and Staff Policy;
 - f. Public Interest Disclosures Policy; and
 - g. Statement of Business Ethics.
- (c) **That** the Committee be provided with copies of documents and/or comments and feedback regarding any proposed amendments that are referred to in the table on paragraph 13 of the report on page 243 together with copies of the relevant documents marking any proposed changes arising from the staff review as these documents are not included in the report.
- (d) **That** the Committee provide a report back to Council in due course regarding any necessary amendments to the above or other policies.
- (e) **Further, that** Council adopt the Council core Terms of Reference for this Committee and that the CEO and Executive Director Corporate Services (or their delegate) be members of the Committee.

The amendment moved by Councillor Bradley and seconded by Councillor Barrak on being put was declared LOST.

The motion moved by Councillor Wearne and seconded by Councillor Davis on being put was declared CARRIED.

3087 RESOLVED (Wearne/Davis)

- (a) **That** Council adopt the draft City of Parramatta Code of Conduct, incorporating the Procedures for the Administration of the Code of Conduct for Local Councils in NSW.
- (b) **That** a Policy Advisory Committee be formed comprising six (6) Councillors and appropriate staff as needed to review all or any associated policies including but not limited to the following:
 - a. Governance Framework;
 - b. Complaints Handling Policy;
 - c. Fraud & Corruption Prevention Policy;
 - d. Gifts and Benefits Policy;
 - e. Interaction between Councillors and Staff Policy;
 - f. Public Interest Disclosures Policy; and
 - g. Statement of Business Ethics.
- (c) **That** the Committee be provided with copies of documents and/or comments and feedback regarding any proposed amendments that are referred to in the table on paragraph 13 of the report on page 243 together with copies of the relevant documents marking any proposed changes arising from the staff review as these documents are not included in the report.
- (d) **That** the Committee provide a report back to Council in due course regarding any necessary amendments to the above or other policies.
- (e) **That** the Committee be comprised of: Lord Mayor Councillor Dwyer and Councillors Garrard, Davis, Prociv, Tyrell and Wearne.
- (f) **Further, that** Council adopt the Council core Terms of Reference for this Committee and that the CEO and Executive Director Corporate Services (or their delegate) be members of the Committee.

Note:

- 1. **Councillor Barrak arrived at 6:45pm during consideration of Item 12.3.**
- 2. **Councillor Barrak requested that his name be recorded as having voted against the decision taken in this matter.**

12.4 SUBJECT FOR APPROVAL: Quarterly Budget Review - December 2020

REFERENCE F2019/04433 - D07873179

REPORT OF Commercial Manager

3089 RESOLVED (Tyrell/Esber)

- (a) **That** Council adopt the December 2020 Quarterly Budget Review Statement (QBRS) and the Responsible Accounting Officer's report on the financial position of the Council

(Attachment 1).

- (b) **Further that** Council approve the revised budget as follows:
1. A 2020/21 financial year operating budget deficit of \$10.4m, which is unchanged from the September QBRS update. Key movements in the full year forecast include:
 - i) an increase in full year operating revenue of \$4.0m, predominantly related to increases in user charges and interest,

offset by:
 - ii) an increase in full year operating expenses of \$4.0m primarily due to increased materials & contracts expenditure and other operating expenses.
 2. A reduction in full year capital revenue by \$4.9m due to the timing of section 7.11 capital contributions.
 3. A reduction in full year capital expenditure by \$25.1m due to the re-phasing of capital works (as detailed in the attached December 2020 QBRS).

13. ACCESSIBLE

13.1 SUBJECT FOR APPROVAL: Minutes of the Parramatta Traffic Committee held on 21 January 2021

REFERENCE F2021/00082 - D07842342

REPORT OF Traffic and Transport Manager

3090 RESOLVED (Tyrrell/Esber)

(a) **That** Council note the minutes of the Parramatta Traffic Committee meeting held on 21 January 2021, as provided at Attachment 1.

(b) **Further, that** Council approve the recommendations of the Parramatta Traffic Committee meeting held on 21 January 2021 provided at Attachment 1 and in this report, noting the following financial implications for each item.

i. **ITEM 2101 A1 WENTWORTH AVENUE, BARANGAROO ROAD AND COOYONG CRESCENT, TOONGABBIE – PEDESTRIAN AMENITY IMPROVEMENT WORKS NEAR TOONGABBIE RAILWAY STATION**

The estimated cost for the installation of a pedestrian refuge island, two continuous footpath treatments, new footpaths and new kerb ramps in Wentworth Avenue, Barangaroo Road and Cooyong Crescent, Toongabbie is \$635,000. This project

is 100% funded by NSW Government 2020/21 Active Transport Program Funds.

ii. ITEM 2101 A2 FRANKLIN STREET AT RAILWAY STREET, PARRAMATTA – PROPOSED RAISED PEDESTRIAN CROSSING AND PEDESTRIAN REFUGE ISLAND FOR PARRAMATTA WEST PUBLIC SCHOOL

The proposed pedestrian facilities are to be constructed by the Department of Education as part of the Parramatta West Public School expansion project at no cost to Council. Therefore, this proposal has no direct financial impact on Council's budget.

iii. ITEM 2101 A3 HILL ROAD, WENTWORTH POINT – PROPOSED ROUNDABOUT, PEDESTRIAN AND CYCLIST CROSSINGS, AND PEDESTRIAN REFUGE ISLAND

The proposed traffic facilities and all associated works are to be installed by the developer of 14-16 Hill Road, Sydney Olympic Park at no cost to Council. Therefore, this proposal has no direct financial impact upon Council's budget.

13.2 SUBJECT FOR APPROVAL: Minutes of the Traffic Engineering Advisory Group meeting held on 21 January 2021

REFERENCE F2021/00077 - D07842397

REPORT OF Traffic and Transport Manager

3091 RESOLVED (Tyrrell/Esber)

(a) **That** Council note the minutes of the Traffic Engineering Advisory Group meeting held on 21 January 2021, provided at Attachment 1.

(b) **Further, that** Council approve the recommendations of the Traffic Engineering Advisory Group meeting held on 21 January 2021 provided at Attachment 1 and in this report, noting the following financial implications for each item.

i. ITEM 2101 B1 INTERIM GUIDELINES FOR INSTALLING MARKED PEDESTRIAN CROSSINGS ON LOCAL ROADS WITHIN THE PARRAMATTA LGA ON STREETS WITH SPEED LIMITS OF 50KM/H OR LESS

This report provides guidelines for the installation of pedestrian crossing facilities within the Parramatta LGA. It does not recommend any specific projects or provide a timeline or schedule for works. This report may affect future projects however the details of this are not yet known.

ii. ITEM 2101 B2 PROPOSED TRAFFIC SIGNALS AT THE INTERSECTION OF CARLINGFORD ROAD AND HEPBURN AVENUE, EPPING

This report provides a response received from TfNSW regarding the relocation of the proposed traffic signals from Carlingford Road/Hepburn Avenue to Carlingford Road/Pennant Parade, Epping. The report is for project planning purposes only. Therefore, this matter has no financial impact upon Council's budget. The construction work is currently not programmed or funded and this report does not provide a final approval for the project to proceed.

iii. ITEM 2101 B3 FYALL AVENUE AT DARCY ROAD, WENTWORTHVILLE – REQUEST FOR A PEDESTRIAN CROSSING

This report identifies that a raised pedestrian crossing in Fyall Avenue at Darcy Road, Wentworthville as the preferred pedestrian treatment to improve pedestrian safety at this location. However, funding is currently not available to undertake the work and there is no schedule or timeframe for the work.

iv. ITEM 2101 B4 BETTINGTON ROAD AT YORK STREET, OATLANDS – UPDATE ON COMMUNITY CONSULTATION FOR A SPEED CUSHION ON THE NORTHBOUND APPROACH TO THE ROUNDABOUT

This report recommends that the speed cushion proposed in Bettington Road at York Street, Oatlands not be installed, therefore there is no cost to Council from the report. The estimated cost of the speed cushion is \$3,500.

v. ITEM 2101 B5 AUTOMATED PEDESTRIAN SIGNALS AND USE OF SENSORS – TRANSPORT FOR NSW RESPONSE

Automated pedestrian signals are under the care and control of TfNSW, therefore this matter has no financial impact upon Council.

vi. ITEM 2101 B6 PROJECTS RECENTLY COMPLETED, PROJECTS CURRENTLY FUNDED, AND PROJECTS LISTS FOR CONSIDERATION OF FUTURE FUNDING

There is no financial implication to Council as a result of this recommendation.

vii. ITEM 2101 B7 OUTSTANDING WORKS INSTRUCTIONS

Roads and Maritime Service (RMS) Block Grant funds for 2020/21 have been used for these works.

14. GREEN

Nil

15. WELCOMING

Nil

16. THRIVING

16.1 SUBJECT FOR APPROVAL: Public Exhibition of Hill Road Masterplan

REFERENCE F2017/00443 - D07856506

REPORT OF Place Manager

3092 RESOLVED (Prociv/Issa)

- (a) **That** the draft Hill Road Masterplan be placed on public exhibition for 30 days (4 weeks) in the Wentworth Point Community Centre and Library, City of Parramatta Library, Council Customer Service Centre, on Council's website and on a Participate Parramatta Project page.
- (b) **That** temporary signage be placed at the bus stops along Hill Road, as well as in close proximity to the Wentworth Point / Sydney Olympic Park Ferry terminal advising of the public exhibition period, and that appropriate (COVID-19 safe) community engagement activities are organised to support the consultation.
- (c) **Further, that** a report be submitted to Council upon the completion of the public exhibition period for consideration and assessment of the public submissions and identification of implementation opportunities.

Note: Councillor Wilson requested that his name be recorded as having voted against the decision taken in this matter.

17. INNOVATIVE

Note: Councillor Pandey declared a non-pecuniary but significant interest in Item 17.1 and left the Chamber at 7:07pm prior to consideration of this item.

17.1 SUBJECT FOR APPROVAL: Proposed Amendment to the Wentworth Point Precinct DCP 2014 and Draft Planning Agreement for 14-16 Hill Road, Wentworth Point (Sekisui Planning Proposal)

REFERENCE RZ/1/2018 - D07380770

REPORT OF Project Officer Land Use

3093 RESOLVED (Prociv/Issa)

That Council defer this matter to a Councillor Workshop for further information.

DIVISION A division was called, the result being:-

AYES: Councillors Barrak, Bradley, Davis, Dwyer, Esber, Garrard, Issa, Jefferies, Prociv, Tyrrell, Wearne, Wilson and Zaiter

NOES: Nil

Note: Councillor Pandey returned to the Chamber at 7:08pm after consideration of Item 17.1.

PROCEDURAL MOTION

3094 RESOLVED (Tyrrell/Wilson)

That Council amend the order of business to consider Item 17.2 later in the Council Meeting.

Note: Item 17.2 was considered following Item 18.2.

17.3 SUBJECT FOR APPROVAL: Post Exhibition - Planning Proposal at 12 Phillip Street, 105 Marsden Street, 333 and 339 Church Street, Parramatta ("The Lennox")

REFERENCE RZ/8/2019 - D07791853

APPLICANT/S Ethos Urban

OWNERS PCCDEVCO1 Pty Ltd

REPORT OF Team Leader, Land Use and Planning

3095 RESOLVED (Tyrrell/Esber)

(a) **That** Council notes there were no submissions received during the public exhibition of the Planning Proposal at 12 Phillip Street, 105 Marsden Street, 333 and 339 Church Street, Parramatta.

(b) **That** Council endorse the Planning Proposal for land at 12 Phillip Street, 105 Marsden Street, 333 and 339 Church Street, Parramatta (provided at Attachment 1) which seeks to amend the Parramatta Local Environmental Plan 2011 by way of:

- i. Reconfiguring the boundary between the RE1 Public Recreation Zone and B4 Mixed Use zone on the site;
- ii. Rezoning part of the site zoned RE1 Public Recreation to RE2 Private Recreation to resolve a zoning inconsistency; and

- iii. Adjusting the mapped floor space ratio (FSR) controls to reflect the zoning changes above in a manner that does not increase the development potential of the site.

- (c) **Further, that** Council delegate authority to the Chief Executive Officer to make any minor amendments and corrections of a non-policy and administrative nature that may arise during the plan amendment process relating to the Planning Proposal.

DIVISION A division was called, the result being:-

AYES: Councillors Davis, Dwyer, Esber, Garrard, Issa, Jefferies, Pandey, Prociv, Tyrrell, Wearne and Zaiter

NOES: Councillors Barrak, Bradley and Wilson

18. NOTICES OF MOTION

18.1 SUBJECT NOTICE OF MOTION: Condolence Motion - Peter and Alison Deane

REFERENCE F2020/03849 - D07894118

FROM Councillor Dwyer

3096 RESOLVED (Dwyer/Wilson)

- (a) **That** Council acknowledge the passing of Peter and Alison Deane, offering our condolences to their family and friends.
- (b) **Further, that** the Chamber hold a minutes silence as a gesture of respect on their passing and in recognition of their dedication to the Parramatta community.

Note: The Chamber observed a minute's silence.

18.2 SUBJECT NOTICE OF MOTION: Child Care Centres

REFERENCE F2020/03849 - D07884937

FROM Councillor Dwyer

3097 RESOLVED (Dwyer/Pandey)

- (a) **That** Council staff arrange for a workshop to be held within March 2021 to discuss the ever increasing number of development applications being lodged with Council for development of Child Care Centres within the City of Parramatta Local Government Area.
- (b) **That** the workshop cover what levels of advocacy Council can potentially instigate with the Federal Government and other parties to discuss ways of better balancing the true child care needs of our

community against the actual demand for these services within our LGA.

- (c) **Further that**, Council invite the Chief Executive Officer of the Australian Child Care Alliance in NSW to provide a presentation to this proposed workshop to better explain the current situation with child care services throughout Sydney metropolitan area which should include data / information relating to the actual demand for these services against the number of current service providers in this industry and provide thoughts on whether or not this industry is currently over serviced in our LGA.

Note: Councillor Issa left the Chamber at 7:22 during consideration of Item 18.2.

17.2 SUBJECT FOR APPROVAL: Post-exhibition - Draft Development Control Plan and draft Planning Agreement for 20 Macquarie St, Parramatta

REFERENCE RZ/21/2015 - D07783732

REPORT OF Project Officer-Land Use Planning

3098 RESOLVED (Esber/Tyrrell)

- (a) **That** Council receives and notes the submissions received to the exhibition of the amended Development Control Plan (DCP) and amended Planning Agreement for 20 Macquarie St, Parramatta.
- (b) **That** Council finalise the DCP (Attachment 1) with the following amendments:
- (i) removal of controls relating to vehicular access (refer to part (e) of this resolution below for further detail)
 - (ii) ensuring servicing, loading and set down/pick up activities take place on site
 - (iii) a minor amendment relating to ensuring that roof terraces are vegetated.
 - (iv) Council endorse an amendment to the table on page 827 of the Council Business Papers to provide that the minimum setback for all boundaries except Marsden Street be amended, to state "0 meters for first 3 storeys or any building up to 14 meters in height".
- (c) **That**, with regards to b(i) above, Council's current policy position on this matter is to support vehicle access arrangements whereby vehicles enter from Macquarie St and exit onto Marsden St, noting the following:
- (i) This position should form the basis of assessment of this matter for any Design Competition or Development Application at this site.
 - (ii) The matter of vehicle access at this site will be re-exhibited as part of the draft Parramatta CBD DCP, or a Development Application at this site, whichever comes first.

- (d) **That** Council delegates authority to the CEO to sign the exhibited Planning Agreement (Attachment 2) on Council's behalf.
- (e) **That** Council supports finalisation of the previously-endorsed related Planning Proposal once the Planning Agreement has been executed by the Applicant and Council.
- (f) **That** Council notify the Department of Planning, Industry and Environment of Council's resolution on this matter to facilitate preparation for finalisation of the related Planning Proposal.
- (g) **That** Council delegates authority to the CEO to make amendments of a minor and non-policy nature to the Planning Proposal, DCP, and Planning Agreement during the respective finalisation processes.

DIVISION A division was called, the result being:-

AYES: Councillors Davis, Dwyer, Esber, Garrard, Jefferies, Pandey, Prociv, Tyrrell, Wearne and Zaiter

NOES: Councillors Barrak, Bradley and Wilson

18.3 SUBJECT NOTICE OF MOTION: Traffic in Epping Ward

REFERENCE F2020/03849 - D07891381

FROM Councillor Tyrrell

3099 RESOLVED (Tyrrell/Wearne)

- (a) **That** the Lord Mayor write to the Member for Epping, Member for Parramatta and Minister for Transport to seek a meeting to discuss the Traffic issues in Epping Ward and in Epping Town Centre, in particular to address:
 - i. Epping Town Centre through traffic
 - ii. Epping Bridge
 - iii. Pedestrian Crossing in Rawson Street and potential Pedestrian Traffic Signals
 - iv. Traffic Signals at Carlingford Road and Hepburn Avenue Carlingford
 - v. Traffic Signals at Pennant Hills Road and Evans Road Carlingford
 - vi. Traffic Signals at Pennant Hills Road and Moseley Street Carlingford
 - vii. Explore other traffic management solutions to alleviate the desire of through road users to traverse through Epping Town Centre, (Epping Road/Beecroft Road/ Carlingford Road).

The purpose of this meeting is to request TFNSW to work with Council staff to expedite traffic solutions, finalisation of designs and

seek State Government funding to expedite construction of these solutions. This meeting to include interested Ward Councillors.

- (b) **Further, that** Council staff work collaboratively with TFNSW to expedite the above traffic solutions.

19. QUESTIONS WITH NOTICE

19.1 SUBJECT QUESTIONS WITH NOTICE: Declarations of Interest at Council Meetings

REFERENCE F2020/03849 - D07891472

FROM Councillor Dwyer

QUESTION

In the event of any Councillor happening to be employed in the offices of a State or Federal Member of Parliament, should the respective Councillor declare this interest at the beginning of a Council meeting and indicate if they will be staying or leaving the Chamber during discussions on matters which clearly fall within the responsibility of the State or Federal Government?

ANSWER

In accordance with Parts 4 5 of Council's Code of Conduct, Councillors are required to disclose known pecuniary and non-pecuniary interests as soon as practicable. It is usual practice for Councillors to disclose interests at a Council Meeting during the agenda item titled "Declarations of Interest". Councillors are requested to complete and submit a Declaration of Interest Form at the meeting, and take the necessary steps as they relate to the type of interest being declared (ie, pecuniary, non-pecuniary but significant or non-pecuniary and less than significant).

Paragraph 4.32 of Council's Code of Conduct allows for Councillors to give a general notice to the Chief Executive Officer in writing of a particular Councillor membership or employment of a specified company or body. This notice is sufficient disclosure of the Councillor's interest in any matter that relates to the company, body or person that may be the subject of consideration by the Council. The notice is valid until the end of the term of Council, unless the notice is withdrawn sooner.

The declaration of pecuniary and non-pecuniary interests is the responsibility of the individual Councillor. If another Councillor believes there is a conflict that has not been declared, the matter may be raised with the individual Councillor concerned, or alternatively, raised as a potential breach of Council's Code of Conduct.

Note: Councillor Issa returned to the Chamber at 7:42pm during consideration of Item 19.1.

19.2 **SUBJECT** **QUESTIONS WITH NOTICE: Questions Taken On
Notice from Council Meeting - 8 February 2021**

REFERENCE F2020/03849 - D07890808

FROM Governance Manager

**QUESTIONS TAKEN ON NOTICE FROM THE COUNCIL MEETING
OF 8 FEBRUARY 2021**

Item	Subject	Councillor	Question	Response	Executive Director
11.1	Rescission Motion: Item 12. Central City Advocacy & Council's WSROC Membership	Bradley	<p>1. Which Councillors were involved in the discussion around the decision to leave WSROC?</p> <p>2. What is the estimated administrative cost Council would bare if Council went to a Central City consortium as proposed?</p>	<p>1. As briefed in the Councillor Workshop on 3 February 2021, there were informal discussions between a number of staff a number of Councillors who raised the matter early in the year. All Councillors were provided with the same information as contained in the business paper when they were issued and the subsequent briefing note. As per our usual practice, all Councillors have the opportunity to contact senior staff and ask questions.</p> <p>2. As briefed in the Councillor Workshop on 3 February 2021, as there is no such consortium currently being proposed it is not possible to know the scope of any such consortium and therefore impossible to provide any cost estimates.</p>	Brett Newman

Note: Councillor Issa left the Chamber at 7:45pm during consideration of Item 19.2.

20. CLOSED SESSION

3100 RESOLVED (Tyrrell/Dwyer)

That members of the press and public be excluded from the meeting of the Closed Session and access to the correspondence and reports relating to the items considered during the course of the Closed Session be withheld. This action is taken in accordance with Section 10A(s) of the Local Government Act, 1993 as the items listed come within the following provisions:-

- 1 FOR APPROVAL: Tender 26/2020 Acacia Park – Civil and Landscape Upgrade, Lord Avenue, Telopea. (D07787840) - *This report is confidential in accordance with section 10A (2) (d) of the Local Government Act 1993 as the report contains commercial information of a confidential nature that would, if disclosed (i) prejudice the commercial position of the person who supplied it; or (ii) confer a commercial advantage on a competitor of the Council; or (iii) reveal a trade secret.*
- 2 FOR APPROVAL: Sound West Sponsorship (D07853733) - *This report is confidential in accordance with section 10A (2) (d) of the Local Government Act 1993 as the report contains commercial information of a confidential nature that would, if disclosed (i) prejudice the commercial position of the person who supplied it; or (ii) confer a commercial advantage on a competitor of the Council; or (iii) reveal a trade secret.*

20.1 SUBJECT FOR APPROVAL: Tender 26/2020 Acacia Park – Civil and Landscape Upgrade, Lord Avenue, Telopea

REFERENCE F2020/02891 - D07787840

REPORT OF Manager Capital Projects

3101 RESOLVED (Barrak/Tyrrell)

- (a) **That** Council approve the appointment of the preferred proponent for the upgrade of Acacia Park at Lord Avenue, Telopea for the contract sum and contingency as outlined in paragraph 13 of this report.
- (b) **That** all unsuccessful tenderers be advised of Council's decision in this matter.
- (c) **Further, that** Council delegate authority to the Chief Executive Officer to finalise and execute all necessary documents.

20.2 SUBJECT FOR APPROVAL: Sound West Sponsorship

REFERENCE F2020/01632 - D07853733

REPORT OF Senior Event Officer

3102 RESOLVED (Pandey/Esber)

- (a) **That** Council approve the sponsorship agreement's new event date of November 2021.
- (b) **That** Council delegate authority to the Chief Executive Officer to undertake further negotiations as necessary and execute the sponsorship agreement on behalf of Council.
- (c) **Further that**, a report be provided to Council on the success of the event.

PROCEDURAL MOTION

3103 RESOLVED (Barrak/Wilson)

That the meeting resume into Open Session.

Note: Councillor Issa returned to the Chamber at 7:51pm after consideration of Item 20.2. He retired from the meeting at 7:52pm.

21. REPORTS OF RESOLUTIONS PASSED IN CLOSED SESSION

The Chief Executive Officer read out the resolutions for Items 20.1 and 20.2.

22. CONCLUSION OF MEETING

The meeting terminated at 7:53pm.

THIS PAGE AND THE PRECEDING 18 PAGES ARE THE MINUTES OF THE ORDINARY COUNCIL MEETING HELD ON MONDAY, 22 FEBRUARY 2021 AND CONFIRMED ON MONDAY, 8 MARCH 2021.

Chairperson

FAIR

08 MARCH 2021

12.1	FOR APPROVAL: Rates Harmonisation Community Feedback and Recommendation (Deferred Item)	28
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FAIR

ITEM NUMBER	12.1
SUBJECT	FOR APPROVAL: Rates Harmonisation Community Feedback and Recommendation (Deferred Item)
REFERENCE	F2014/02600 - D07887521
REPORT OF	Rates & Receivables Manager

This matter was deferred from the Council Meeting of 8 February 2021 to be discussed at the next Finance Committee Meeting.

PURPOSE:

This report provides Council with the key findings and recommendation for Council's proposed new rates structure based on community consultation.

RECOMMENDATION

- (a) **That** Council approve the new proposed rates structure, which has been out for community consultation.
- (b) **That** Council seek approval from the Minister for Local Government to increase the minimum ordinary rates for any rating category or subcategory that is above the statutory limit.
- (c) **That** the new proposed rates structure is included as part of 2021/2022 Delivery Program and Operational Plan and Budget.
- (d) **That** Council note that the former CBD Special Rate Levy was levied on Business properties contained within the former Parramatta LGA CBD and is proposed to be incorporated across residential and business rates in the City of Parramatta LGA.
- (e) **Further, that** Council establish from 1 July 2021 a new internally restricted reserve (the "CBD Infrastructure Internal Reserve" ("**New Reserve**") for the same purpose as the CBD Infrastructure Special Rate ("**CISR**") and that;
 - i) the New Reserve be increased each year by an amount equal to the CISR levy in 2020/21, adjusted by the IPART rate-peg for the relevant year and funded from general reserves;
 - ii) consistent with the current CISR levy, the purpose of the New Reserve will be to provide resources for the improvements to CBD infrastructure that will attract additional business to the Parramatta CBD area, including street paving, security, street furniture, street lighting, and a CBD river foreshore enhancement;
 - iii) all projects to be funded from the New Reserve be approved by Council as part of the annual budget process;

BACKGROUND

1. Council's rates harmonisation is required to be implemented by 1 July 2021 as per existing NSW Government legislation (Local Government Act 1993).
2. Following consultation with the Finance Committee (16 and 23 June 2020) and a Councillor workshop on 3 August 2020, Council approved to present its proposed harmonised rate structure for community consultation at the Council meeting on 14 September 2020.
3. In addition, Council is required to apply to the Minister for Local Government if its proposed harmonised Council minimum rate is above the statutory limit of \$554. The Deputy Secretary, Local Government, Planning and Policy, Department of Planning, Industry and Environment (DPIE) holds a temporary delegation under section 548 of the Local Government Act 1993 (the Act) to determine minimum rates applications from new councils for 2021-22. Previously, applications were approved by IPART.
4. Council is required to submit their application in paragraph 3 by 26 February 2021 in order to be accepted by the OLG. Applications take up to six weeks to be approved.
5. The purpose of the community consultation was to engage ratepayers on Council's proposal for a fair and equitable rating system. A key message was that Council is not increasing its overall rates income as a result of harmonisation, but rather implementing a fairer and more equitable re-distribution of rates across all ratepayers whilst having the least possible impact on individual ratepayers.
6. The community consultation process commenced on 18 November 2020 and finished on 8 January 2021. The opportunity to provide feedback on the proposed changes to rates was open for a total of seven weeks. Face-to-face engagement was not possible due to concerns of the COVID-19 pandemic (refer to appendix one for the detailed report on the community consultation).
7. The purpose of the community engagement was not to provide detailed property-specific information (as this information is not yet available), but rather engage with the community on the proposed approach and the impact in specific areas, to be as transparent as possible.
8. Council used a wide range of channels to ensure that all residents across the Local Government Area (LGA) are informed and were made aware of the changes to their rates as of 1 July 2021.
9. The following platforms were used to promote and encourage feedback from the community for the exhibition, and brochures were developed in five key languages (English, Korean, Chinese, Arabic, Hindi). In summary, there was strong support for the proposed structure. Below is a list of the communication channels used as part of this community engagement:
 - City of Parramatta corporate website pages (484 clicks)
 - Participate in Parramatta engagement portal (15,245 views)

- Media Release (published 23 November 2020)
- Social media (28,559 followers)
- Electronic direct mail (98,135 recipients)
- SMS notification (45,000 text messages)
- Mail-out (80,000)
- Customer contact centre (128 phone calls)
- Schedule phone appointment (324)
- Libraries (brochure made available)
- Video views (376)

Overall, Council received 287 individual written submissions and 452 calls.

10. Based on the *Rates Harmonisation Exhibition Engagement Evaluation January 2021* (attached), 34% of written submissions supported the proposed rates structure and 43% did not support. Of the 324 phone appointments, once their queries were addressed, 65% were supportive of the proposed rates structure, and 12% were unsupportive. Those who were supportive indicated their support was based on the fundamental rating principles of efficiency, equity, and simplicity across all residents in the council area. The residents agree a single rates structure will lead to consistency in how rates are calculated.
11. While (42%) of written submissions and phone calls did not support the rates harmonisation proposal, much of this was due to factors not related to harmonisation per se but rather issues including:
 - financial hardship during COVID-19
 - the amount paid in rates do not reflect the level and quality of services received
 - the proposed structure is heavily weighted on land value (as per current NSW legislation).

Of those submissions that were not supportive, some indicated that the minimum rates were set too high. However, the minimum rates were set at a level to maintain the key rating principles of efficiency, equity and simplicity which a large number of respondents supported.

12. Council was only able to provide average rate increases and decreases (as contained in the online information brochure), which were calculated at a particular point in time. The final rates calculation have yet to be determined for the 2021-22 year as they are dependent on factors such as revised valuations. The final rates calculation will be determined after Council adopts its Delivery Program for 2021/22.

ISSUES/OPTIONS/CONSEQUENCES

13. Due to the complexity and history of the five former Council Local Government Areas' rating structures, there is limited ability to manage the impact on individual ratepayers without compromising the principles of equity and simplicity.
14. Communication will be rolled out to all residents during the exhibition period in May 2021 of Council's Delivery Program, Operational Plan and Budget for 2021/22

CONCLUSION

15. There is strong support for Council's proposed rating structure (refer to appendix 2 for the proposed structure) based on its inherent fairness.

CONSULTATION & TIMING

Stakeholder Consultation

16. The following stakeholder consultation has been undertaken in relation to this matter:

Date	Stakeholder	Stakeholder Comment	Council Officer Response	Responsibility
16 June	Finance Committee	Four options were presented	N/A	Michael Tzimoulas
23 June	Finance Committee	One option was preferred	N/A	Michael Tzimoulas
18 Nov	Customer Service Contact Centre	N/A	N/A	Lindsay Woodland
18 Nov	Community Engagement	N/A	N/A	Lindsay Woodland
18 Nov	Media & Communications	N/A	N/A	Lindsay Woodland

Councillor Consultation

17. The following Councillor consultation has been undertaken in relation to this matter:

Date	Councillor	Councillor Comment	Council Officer Response	Responsibility
3 August	All Councillors	N/A	Present preferred option and community consultation for endorsement	Michael Tzimoulas
16 February	Finance Committee			

FINANCIAL IMPLICATION FOR COUNCIL

18. All costs associated with community engagement and the implementation of the proposed option is included in the 2020-21 financial year operating expense budget.

Priya Pratap
Rates & Receivables Manager



Alistair Cochrane
Finance Manager Governance, Planning & Analysis

Paul Perrett
Chief Financial Officer

Michael Tzimoulas
Executive Director Corporate Services

Brett Newman
Chief Executive Officer

ATTACHMENTS:

- | | | |
|---|--|---------|
| 1  | Rates Exhibition Engagement Evaluation | 4 Pages |
| 2  | Proposed New Rates Structure | 1 Page |

REFERENCE MATERIAL



RATES HARMONISATION EXHIBITION

Engagement Evaluation

January 2021

cityofparramatta.nsw.gov.au

CONTENTS

1.	Project background.....	1
2.	Summary of responses	2
3.	Methodology	3
4.	Engagement Activities	2
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6.	Reporting and next steps	4

1. Project background

The City of Parramatta sought to harmonise five different rating structures as a result of the Council amalgamations in 2016, which led to inconsistencies in how rates are calculated.

All amalgamated councils in NSW are required to review their rate structures by July 2021, to ensure an equitable and consistent approach across the Council area.

The opportunity to provide feedback on the proposed changes to rates was open for a total of 7 weeks, from 18 November 2020 to 8 January 2021 hosted on council's engagement portal *Participate Parramatta*.

Engagement response

Community members could provide feedback via an online submissions form, email and post. Community members were provided with the opportunity to book an appointment with a Rate Officer during the exhibition to ask questions about the proposal.

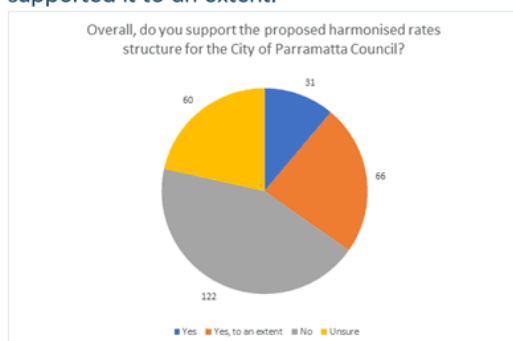
This engagement was live during the COVID-19 pandemic so face to face engagement was not possible.

This report provides a high level summary of the issues raised in submissions (received through the Participate Parramatta Project Page), with a more detailed analysis and review of submissions being undertaken by the Rates team. The report also considers the reach and effectiveness of the communications and engagement channels.

2. Summary of responses

The following provides a high level summary of the 287 submissions received.

When asked if the proposed rate structure was supported 122 people indicated that they did not support the proposed rates structure, 60 were unsure, 31 were in favour and 66 supported it to an extent.



The following comments/issues have been identified as recurring themes raised in the submissions:

- The structure for rates needs to be fair and equal
- The information provided is not sufficient/ lack of understanding of what is being proposed
- The minimum rate is too high
- The new structure is supported only if it does not increase rates
- The amount paid in rates does not reflect the level and quality of services receive (negative)
- Higher rates based on land values does not mean residents will not be receiving any more services than lower valued land properties.
- Financial hardship, especially during COVID-19
- Harmonising rates is a good idea, but the structure is heavily weighted on land value
- The proposed single rate did not reflect the difference in usage between residential and business users on public infrastructure.

"It is hard to support anything when you are unsure as to how it will financially affect you"

- Community member comment via formal online submission form

3. Methodology

Engagement Objectives

The levels of participation for the engagement program (based on the IAP2 Spectrum) were 'Inform' and 'Consult'. The table below outlines the objectives of the program for each engagement level.

Engagement Level	Objectives
Inform	Communicate that City of Parramatta Council is harmonising rates across the LGA.
Consult	Obtain feedback on proposed new rates structure. Identify any issues with proposal.

Engagement Methods

A mix of face-to-face and online methods are traditionally utilised, however due to COVID-19 we relied on online methods of promotion and direct notification to all impacted residents and landowners.

The following platforms were used to promote and encourage feedback from the community for the exhibition:

1. City of Parramatta Corporate Website pages
2. Participate Parramatta engagement portal
3. Media Release
4. Social media
5. Electronic Direct Emails (EDM's)
6. SMS notifications
7. Mail out
8. Customer Contact Centre
9. Scheduled Phone Appointments
10. Libraries

4. Engagement Activities

Overall, the opportunity to share feedback on the exhibition was presented to an estimated 287,230 people culminating in 287 individual submissions.

Opportunity	Project Page views	Document downloads
287,230	15,245	1,494

Email enquiries	Phone calls
47	452

Email submissions	Online submissions	TOTAL
11	276	287

The opportunity and reach numbers are based on social media reach, web traffic, email recipients and other channels as detailed below.

4.1. City of Parramatta Website

There were a range of pages on the corporate City of Parramatta website used to promote the engagement opportunity and direct readers to the Participate Parramatta project page.

Page	Page views	Average time spent on page
Project Page	4503	02:11
On Exhibition Page	425	02:03
Media Release Page	149	05:57
Community Engagement Page	97	03:57

The engagement opportunity was also promoted via the slider on the City of Parramatta landing page with 484 clicks to the project page.

4.2. Participate Parramatta

The project was featured on the platform from 18 November 2020, resulting in 15,245 views during the exhibition period. The page included the following:

- A submission form
- Summary document
- Translated documents
- Frequently Asked Questions
- After hours phone booking opportunity via Calendly
- Contact details for the Rates Team

Events on project page	Total
Page views	15,245
Unique page views	10,135
Total document download	1,494
Online submissions via the page	276
Followers of project	90

4.3. Media Release

A media release was published by City of Parramatta Council on 23 November 2020.

4.4. Social Media

The opportunity to provide feedback was presented to 63,133 social media followers and reached approximately 28,559 people, cumulating in 785 clicks through to the project page.

1. Participate Parramatta Facebook Page – 6,992 followers
2. City of Parramatta Facebook Page – 37,403 followers
3. City of Parramatta Twitter Page – 8,758 followers
4. City of Parramatta Instagram Page – 9,980 followers

Platform	Type	Link Clicks	Total Engagements	Total Reach
Facebook	Paid	697	778	20,336
	Organic	67	203	5,384
Instagram	Organic	13	37	2,839
Twitter	Organic	8	33	-
Total:		785	1,051	28,559

The paid campaign on Council's social media platforms totalled \$600. The image on the right is an example of a Facebook post

4.5. Electronic Direct Mail (EDM's sent)

Prior to and at the commencement of the consultation period, a total of three (3) electronic direct mail or EDM's were sent to a total of 98,135 recipients.

1. Participate Parramatta Research Panel newsletter
2. City of Parramatta's ePulse newsletter
3. Economic Development Business Newsletter



EDM	Date	Total recipients	Unique Opens	Link Clicks
City Engagement: Panel	November	9,964	3,323	-
ePulse (September edition)	December	56,668	12,558	55

Economic Development newsletter	December	31,503	14,403	2,290
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4.6. Notification

A letter notifying the engagement was sent to 80,000 rate payers at the start of the consultation period.

In addition to the letter, rate payers who are registered with Council to receive notifications via email and SMS also received electronic reminders.

- 45,000 people received a text message on 25th November 2020. A follow up reminder SMS was sent on 16th December 2020 (to 45,000 people) to coincide with the extended exhibition period.
- 48 real estate agents were notified on behalf of owners and asked to pass on the information to their clients.

4.7. Customer Contact Centre

The Customer Contact Centre included a pre-recorded message promoting the exhibition on their phone wait line. Overall, 128 enquiries were classified as rates exhibition related.

Phone calls received	128
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During these calls, at least 31 appointments with a Rates officer (over the phone) were booked by the team using an identified process.

4.8. Scheduled Phone Appointments with a Rates Officer

Community members and stakeholders were provided with the opportunity to schedule an appointment with a Rates officer during the exhibition period to ask questions.

Phone Bookings via Calendly	324
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4.9. Libraries

A copy of the brochure was made available at the Customer Contact Centre and Council's network of Libraries, information, and community centres. Epping and Dundas libraries requested more copies in English and Korean.

5. Resources

A summary brochure was developed and translated into 4 key languages, with a total of 1,494 downloads and 430 print copies circulated.

	Document	Downloads	Prints
1	Postcard	-	200
2	Summary Brochure - English	1103	200
3	Summary Brochure - Korean	59	10
4	Summary Brochure - Simplified Chinese	263	10
5	Summary Brochure - Arabic	28	5
6	Summary Brochure - Hindi	41	5
Total:		1494	430



An example of the translated brochure.

All English promotional material also included the below TIS support information.

For non-English speakers, phone interpretation services are available via TIS National on 131 450.

KOREAN

본 소식지와 관련해 통역 지원이 필요하신 경우, TIS (131 450)에 전화하여 Parramatta Customer Service (9806 5050)를 연결해 달라고 요청하시면 됩니다. 업무시간은 월요일에서 금요일, 오전 8시 30분부터 오후 5시까지입니다.

ARABIC

إذا كنت بحاجة للمساعدة في ترجمة هذه النشرة اتصل بـ TIS على الرقم 131 450 واطلب منهم الاتصال بـ خدمة زبائن باراماتا على الرقم 9806 5050 من الإثنين إلى الجمعة بين الساعة 8:30 صباحاً و 5:00 مساءً.

CHINESE

如果你需要翻译协助阅读这份新闻简报，请联系 TIS，电话 131 450，要求他们代表你接通巴拉马打市议会顾客服务处，电话 9806 5050。顾客服务处的工作时间是每星期一至星期五，上午8:30至下午5:00。

HINDI

यदि आपको यह सूचना-पत्र समझने में सहायता चाहिए तो कृपया TIS को 131 450 पर फोन करें और उनसे कहें कि आपकी तरफ से पैरामाटा कस्टमर सर्विस को 9806 5050 पर फोन करें। यह सेवा सोमवार से शुक्रवार, सुबह 8:30 बजे से शाम 5:00 तक उपलब्ध है।

A short video explaining the proposed changes and how people could provide feedback was also produced and available on the project page.

Video views	376
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6. Reporting and next steps

The Rates Team will review and give consideration all feedback and submissions received during the exhibition period.

A report with key findings and recommendations for the proposed new rates structure will be presented to Council for endorsement. Following this, Council will submit a report to OLG for approval.

A summary of findings and outcomes should also be reported back to the community (when appropriate), highlighting how community feedback has influenced the project including any changes made. The Community Engagement team can assist you with reporting back to the community.

This is in line with Council's engagement principles and commitments outlined in the Community Engagement Strategy and Community and Stakeholder Engagement Policy.

"We make our decisions in an open and transparent way and provide feedback to our stakeholders in order to explain our decisions and let them know how their input has been considered".

It is also recommended that the Rates Team work with the Communications team to develop a communications plan for the roll out of the new rates structure. An 8 week lead time would be appropriate for this scale of project (prior to the new rates structure being in place).

Appendix 1

- Residential - A minimum and Ad Valorem structure using the former Parramatta City Council minimum of \$707.50 (64% of residential ratepayers will receive a rates decrease). The minimum rates structure will allow Council to maintain a similar level of rating equity across all property forms and value due to Council's property profile and continued growth in apartments.
- Business Ordinary – A minimum and ad valorem structure with a minimum of \$500 based the former Auburn Council rates structure (52% of business ordinary ratepayers will receive a rates decrease).
- Business CBD and Industrial – A minimum and Ad Valorem structure using former Parramatta City Council minimum of \$725.
- Existing Special Rates to be incorporated into the general rate base, with total rates continuing to be charged in the same proportion across all ratepayer categories and sub-categories. Please note the minimum rate does not include the 2% IPART increase.

The above preferred option has the least impact on each former council area and maintains key rating principles of equity and simplicity.

Rating Category	Sub-Category	Description
Residential		All residential properties
Business	Ordinary	All ordinary business properties
Business	CBD	Parramatta CBD
Business	CBD # 2	Major shopping centres including Westfield
Business	Industrial	Industrial activities for example former shell site.

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ACCESSIBLE

08 MARCH 2021

13.1	FOR NOTATION: Variations to Standards under Clause 4.6 of Parramatta LEP 2011, Auburn LEP 2010, Holroyd LEP 2013, The Hills LEP 2012, Hornsby LEP 2013 and SEPP 1.....	46
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ACCESSIBLE

ITEM NUMBER	13.1
SUBJECT	FOR NOTATION: Variations to Standards under Clause 4.6 of Parramatta LEP 2011, Auburn LEP 2010, Holroyd LEP 2013, The Hills LEP 2012, Hornsby LEP 2013 and SEPP 1
REFERENCE	F2009/00431 - D07851173
REPORT OF	Group Manager - Development and Traffic Services

PURPOSE:

To provide Council with information each month on development applications determined where there has been a variation in development standards under Clause 4.6 of the Local Environment Plans or State Environmental Planning Policy No.1.

RECOMMENDATION

That the report be received and noted.

BACKGROUND

1. During the reporting period 11 January 2021 to 7 February 2021, there was one (1) Development Application where there was a variation to a development standard under Clause 4.6. Refer to **Attachment 1** for further details.
2. Under Clause 4.6 of the relevant Local Environmental Plan (LEP) applying to the local government area of the City of Parramatta, development consent may be granted for development even though the development would contravene a development standard such as a height and/or floor space ratio standard contained within an LEP.
3. State Environmental Planning Policy No 1 (SEPP 1) contains similar provisions to Clause 4.6 and allows development to be approved even though it may not comply with a development standard in a state planning instrument, such as another SEPP.
4. A report is presented to Council each month on any development consent issued where the development does not comply with a development standard. This report follows the reporting requirements prescribed in Planning Circular PS08-014 issued by the (then) NSW Department of Planning.
5. Controls within Development Control Plans (DCP) are not development standards as a DCP is not an “environmental planning instrument”.

ISSUES/OPTIONS/CONSEQUENCE

6. There are no issues, options or consequences for Council associated with this report.

CONSULTATION & TIMING

7. There are no consultation and timing considerations for Council associated with this report.

Stakeholder Consultation

8. The following stakeholder consultation has been undertaken in relation to this matter:

Date	Stakeholder	Stakeholder Comment	Council Officer Response	Responsibility
N/A	N/A	N/A	N/A	N/A

Councillor Consultation

9. The following Councillor consultation has been undertaken in relation to this matter:

Date	Councillor	Councillor Comment	Council Officer Response	Responsibility
N/A	N/A	N/A	N/A	N/A

LEGAL IMPLICATIONS FOR COUNCIL

10. There are no legal implications for Council associated with this report.

FINANCIAL IMPLICATIONS FOR COUNCIL

11. There are no financial implications for Council associated with this report.

	FY 20/21	FY 21/22	FY 22/23	FY 23/24
Operating Result				
External Costs				
Internal Costs				
Depreciation				
Other				
Total Operating Result	Nil			
Funding Source	NA			
CAPEX				
CAPEX				
External				
Internal				
Other				
Total CAPEX	Nil			
Funding Source	NA			

Mark Leotta


Group Manager Development and Traffic Services

Paul Perrett
Chief Financial Officer

David Birds
A/Executive Director City Planning & Design

Brett Newman
Chief Executive Officer

ATTACHMENTS:

1  Development Application Variations under SEPP 1 - 11 January to 07 February 2021	1 Page
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REFERENCE MATERIAL

Development Application Variations to Standards under Clause 4.6 of Parramatta LEP 2011, Auburn LEP 2010,
Holroyd LEP 2013, The Hills LEP 2012, Hornsby LEP 2013 and SEPP 1

Approved from 11 January to 7 February 2021

DA No	Address	Category of development	Environmental Planning Instrument and Zone	Development standard to be varied	Extent of Variation	Officer Recommendation	Determination	Date DA determined
DA/754/2019	521 Victoria Rd, ERMINGTON NSW 2115 LOT 124 DP 624540	Commercial	PLEP2011 B2 Local Centre	Clause 4.3 Height of building	Height Required: 12m Proposed: 15.5m Variation: 3.5m (29.1%)	Approval	Approved	19 January 2021 – Parramatta Local Planning Panel

Justification of height variation:

The Panel considered that the requested variations to the building development standard can be supported given:

- the subject site is located at the edge of the existing commercial area, and the proposed height is considered to provide the necessary transition between the commercial area to the east and the raised portion of Silverwater Road to the west.
- the location of the subject site is quite isolated, with roads binding the northern, eastern and southern boundaries. In that regard, the proposed height would not cause unreasonable visual impact, disruption of views, loss of privacy or loss of solar access to existing development.
- there are no heritage listed items, or heritage conservation areas located within close proximity of the subject site.
- the area is identified as having significant views to the south toward Sydney City and Homebush Olympic site. Given the isolated nature of the subject site, there is not considered to be any impacts to views and vistas for any neighbouring properties.

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NOTICES OF MOTION

08 MARCH 2021

18.1	NOTICE OF MOTION: Wentworth Point Kayak Club	52
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NOTICE OF MOTION

ITEM NUMBER	18.1
SUBJECT	NOTICE OF MOTION: Wentworth Point Kayak Club
REFERENCE	F2021/00521 - D07910793
FROM	Councillor Issa

MOTION

- (a) **That** Council works to explore, and present options back to Council to support the Wentworth Point Kayak Club in the storage of their equipment.
- (b) **That** the options include short term possibilities, as well as longer term that could be incorporated into Peninsula Park.
- (c) **Further, that** Council officers work with all relevant stakeholders in developing these options.

BACKGROUND

1. The Wentworth Point Kayak Club (WPKC) is a community club that is completely voluntary.
2. The WPKC currently store 12 kayaks on a rack with paddles and personal flotation devices locked in a cage within the storage room. This has previously been stored in the Pulse Centre.
3. The Pulse Centre (via their Board) has indicated that they no longer have the ability to store the equipment.
4. WPKC have actively been trying to resolve the issue through ongoing rental or lease agreements. These have not materialised.
5. The Club has now been told that they are to move the equipment out of the secure storage however they still have no alternative.
6. Parameters for options include as follows:
 - i. The Club has an offer of a 6 meter container which could be placed on a site subject to some minor points. Most boats are 5 m in length. Does Council have land to store this on, or could we facilitate its storage?
 - ii. The ideal site would give WPKC easy access for a trailer and ute to transport the boats to various venues, (Rhodes, to Armoury or Cabarita), Akuna Bay, Roseville to Spit, Kyeemagh to Brighton beach, Bobbin Head or any other suitable venue.
 - iii. The storage does not have to be on the Parramatta River as long as they can get the trailer loaded in close proximity. Ute and trailer have their own parking.
 - iv. WPKC are affiliated with Paddle Australia so all executive and nominated volunteers are insured against Load and unload accident injuries.
 - v. At about 4 week intervals the Club do a beginners run from Rhodes around the bay beyond the Wrecks.
 - vi. The Club does take kids on kayaks but need parents along as well.

- vii. Membership is open to people on Wentworth Point peninsular and Newington as well as the Waterfront Estate. They do not knock anyone back.
- viii. Six members have their own kayaks which are transported on cars and garaged in private homes so no storage needed.
- ix. The Club can supply paddles and personal flotation devices to all who do not have their own boats.
- x. The Club is around 15 years old with two original members.
- xi. The Club has a capacity to pay a nominal amount as some local businesses think they are worth saving and can provide sponsorship.
- xii. The Friday Community BBQ in the Piazza is a WPCC event hosted by volunteers from the Kayak Club.

Steven Issa

Councillor

STAFF RESPONSE

- 7. A written staff response will be provided in a supplementary agenda prior to the Council meeting.

FINANCIAL AND RESOURCE IMPLICATIONS

- 8. A written staff response will be provided in a supplementary agenda prior to the Council meeting.

Jon Greig

Executive Director, Community Services

Paul Perrett

Chief Financial Officer

Brett Newman

Chief Executive Officer

ATTACHMENTS:

There are no attachments for this report.

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QUESTIONS WITH NOTICE

08 MARCH 2021

19.1	QUESTION WITH NOTICE: Environmental Planning and Assessment (Local Infrastructure Contributions – Timing of Payments) Direction 2020	56
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QUESTIONS WITH NOTICE

ITEM NUMBER 19.1
SUBJECT QUESTION WITH NOTICE: Environmental Planning and Assessment (Local Infrastructure Contributions – Timing of Payments) Direction 2020
REFERENCE F2021/00521 - D07914648
FROM Councillor Davis

QUESTION

Under the Environmental Planning and Assessment (Local Infrastructure Contributions – Timing of Payments) Direction 2020 (Direction), Minister Stokes made a Direction that shifted the payment of Section 7.11 contributions at the time of issuance of a building certificate, to the time of issuance of an occupational certificate.

1. How has this impacted on City of Parramatta's projected incoming Section 7.11 revenue?
2. Which Section 7.11 / capital works projects, if any, will be impacted by this change and how?
3. Has the Council made any representations to the Minister, local State Members of Parliament or relevant departmental officers regarding this direction?
4. Is Council aware of any intention, by the Minister, to extend the period of the direction?

Donna Davis
Councillor

STAFF RESPONSE

1. A written staff response will be provided in a supplementary agenda prior to the Council meeting.

David Birds
Acting Executive Director, City Planning & Design

Brett Newman
Chief Executive Officer

ATTACHMENTS:

There are no attachments for this report.