

MINUTES

WEST DAPTO REVIEW COMMITTEE

5.00PM ON TUESDAY, 3 DECEMBER 2024



PRESENT

Lord Mayor, Cr Tania Brown	Cr Linda Campbell
Cr Ann Martin	Cr Deidre Stuart
Cr Tiana Myers	

IN ATTENDANCE

Graham Towers, DPHI	Linda Davis
Joanne Page	Chris Stewart
David Fitzgibbon	David Green
Jeremy Morgan	Lani Richardson

1 APOLOGIES – Nil

2 DECLARATIONS OF INTEREST – Nil

3 CONFIRMATION OF MINUTES OF MEETING HELD ON 30 APRIL 2024

Recommendation: The minutes of the meeting held on 30 April 2024 be accepted MOVED Cr Ann Martin
SECONDED Cr Linda Campbell.

4 BUSINESS ARISING FROM PREVIOUS MINUTES - Nil

5 WEST DAPTO REVIEW COMMITTEE CHARTER

- Item 4 Priorities – ‘The immediate priorities for the West Dapto Review Committee will be set at the first meeting of each calendar year.’
- ACTION:** *Include Focus Priorities on the next meeting agenda to be held early 2025*
- Any Councillors with an interest in attending the West Dapto Review Committee meetings are welcome to attend as observers.
- Discussed the opportunity for a bus trip to West Dapto.
- Item 5 – Composition of the Reference Group -
- ACTION:** *Minor update to Charter – update ‘Department of Planning and Environment’ to ‘Department of Planning, Housing and Infrastructure’*

6 INFRASTRUCTURE PLANNING AND DELIVERY

- Current design projects listed in the report discussed.
- Further information is requested regarding the Cleveland Leisure Centre potential shared facility implications.
- Acknowledged the large number of completed projects since 2012.
- Residents can be referred to Council’s website for information on West Dapto projects - link to the website has been shared with Lord Mayor and Ward 3 Councillors - [West Dapto Projects | City of Wollongong](#)

7 FINANCE AND WEST DAPTO S7.11 DEVELOPMENT CONTRIBUTIONS PLAN

- In November 2024 the Independent Pricing and Regulatory Tribunal (IPART) published a revised draft report on its assessment of the draft West Dapto Development Contributions Plan 2024.
- The Contributions Plan allows Council to provide public services and essential infrastructure for communities in new development areas, like parks, roads and stormwater management.
- Council prepared a submission emphasising its position that the Western Ring Road should be a State infrastructure projected and removed from the 7.11 Plan.

8 BIOCERTIFICATION

- An update on Biodiversity Certification was provided for the benefit of the new Councillors.
- Biodiversity Certification is a streamlined biodiversity assessment process for areas of land proposed for development. The process identifies areas that can be developed after they have been certified and measures to offset the impacts of development. Where land is certified, development may proceed without the usual requirement for site-by-site assessment.
- Development Applications are a lot more streamlined and provides a good outcome for the environment and for the developers.
- Money is collected through the State Housing and Productivity Contribution scheme which is a development charge that helps fund the delivery of infrastructure in high growth areas. It helps deliver essential state infrastructure such schools, hospitals, major roads, public transport infrastructure and regional open space.

9 PLANNING PROPOSALS

- History and status of Planning Proposals and rezonings in West Dapto discussed.

10 NEIGHBOURHOOD PLANNING

- Report discussed.
- Neighbourhood Plans cover multiple land ownerships – alleviates having issues for each individual site.
- Integrated approach – provides opportunity for better planned and more efficient outcomes associated with transport, drainage management and recreation facilities for example.

11 CURRENT DEVELOPMENT APPLICATIONS

- Report discussed.

12 UPDATE ON PROPERTY ACQUISITIONS

- Status of negotiations for West Dapto discussed.
- All acquisitions are complete for West Dapto Road and the Darkes Town Centre District Sports Park.
- Cleveland Road negotiations are still ongoing.

13 GENERAL BUSINESS

- Fowlers Road Bridge - mural under the bridge is currently in poor condition
- **ACTION:** Cr Martin to follow up with the Director Community Services

The meeting concluded at 6.00pm.

Minutes to be confirmed at the next meeting – 22 July 2025

ACTION SUMMARY

Item	Action	Officer	Status
5	Include Focus Priorities on the next meeting agenda		Listed on agenda - 22 July 2025
5	Minor update to Charter – update 'Department of Planning and Environment' to 'Department of Planning, Housing and Infrastructure'		Complete
13	Fowlers Road Bridge - mural under the bridge is currently in poor condition		Councillor Request raised on behalf of Cr Martin