

MINUTES

WEST DAPTO REVIEW COMMITTEE

5.00PM ON THURSDAY, 2 MARCH 2017



PRESENT

Lord Mayor, Cr Gordon Bradbery (Chair)

Cr Ann Martin

IN ATTENDANCE

Linda Davis, NSW Department of Planning & Environment

Andrew Carfield

Glenn Whittaker

Pas Silveri

Christopher Brown

Jon Bridge

Dawn Peacock

Tim Cornford

David Tuszynski

Emma Struys

Jen Nolan

1 APOLOGIES – Cr Chris Connor

2 DECLARATIONS OF INTEREST - Nil

3 CONFIRMATION OF MINUTES OF MEETING HELD ON 27 OCTOBER 2016

Recommendation: A quorum was not present at this Committee meeting. The Chair requested the minutes of the meetings held on 27 October 2016 be circulated to Councillors in attendance at the last meeting to confirm the minutes as a true and accurate record (Lord Mayor, Cr Connor and Cr Martin – in attendance).

The minutes of meeting held on 27 October 2016 be confirmed as a true and accurate records. **MOVED** Cr Bradbery **SECONDED** Cr Martin.

4 WEST DAPTO ACCESS STRATEGY

Fowlers Road to Fairwater Drive extension

- \$10 million grant funding has recently been secured by Council from the Australian Government's National Stronger Regions Fund. Funding Deed introduced mandatory Federal WHS Accreditation requirement for Principal Contractor. Required addendum to Stage 1A and 1B Tender.
- Expecting revised estimate detailed design Stage 2 in mid-2017.
- Deed of Agreement between Sydney Trains and WCC will streamline the process. Future bridges will operate under this Agreement.
- The West Dapto Access Strategy webpage on Council's website has recently been updated.
- Tenders have been received for Stage 1A and 1B.
- Fowlers Road to Fairwater Drive Stage 1A and 1B proposed report to Council in April 2017.
- Council officers will be providing an update on works to Neighbourhood Forum 9 on 12 April 2017. Council's design consultant is refining the intersection at Princes Highway and Fowlers Road. This will be forwarded to RMS in the coming months.

5 WEST DAPTO REVIEW PROJECT AND IPART APPLICATION

IPART Review and the Draft Section 94 Development Contributions Plan

- Councillors have previously been advised that WCC has taken Class 4 Action in the Land and Environment Court against a development consent issued by Shellharbour City Council.
- WCC has had ongoing communications with the NSW Department of Planning & Environment (DPE) and Lendlease on appropriate infrastructure contributions by Lendlease for local roads. To date, no contributions have been secured from the Calderwood land release apart from Stage 1A.
- In September 2015, Council resolved to prepare a Draft Calderwood Section 94 Development Contributions Plan. The Draft Plan was exhibited from 1 June 2016 to 30 June 2016. Only one submission was received from Lendlease.
- A revised Plan reflecting IPART recommendations and updates to supporting information including more detailed traffic modelling was provided to Lendlease earlier this year.
- Follow up meeting with WCC, DPE and Lendlease scheduled for 27 March 2017.
- The revised Draft West Dapto Section 94 Development Contributions Plan is expected to go out for re-exhibition in April 2017 and is expected to assist Council in delivering roads that are impacted by Calderwood traffic. The Plan will need to be forwarded to the NSW Minister for Planning for approval and determine how funding will be met for infrastructure costs above the state imposed cap in the West Dapto Urban Release Area
- The West Dapto Team are currently working on the Draft Calderwood Section 94 Development Contributions Plan with a report to Council proposed in May 2017.

Master Plan Review

- Council is providing more detail in the Structure Plan for West Dapto.
- Calderwood and West Dapto Program timeline and West Dapto – Road Concept Design Update tabled and discussed at the meeting.
- Identified that there is no internal state road or Special Infrastructure Contributions (SIC) funded road within the West Dapto release area. This adds to the cost of roads in West Dapto that need to be funded through local development contributions. Potential state road links have been identified. Council is requesting that the state include some of these roads into the SIC.

6 WEST DAPTO ROADS – INFRASTRUCTURE FUNDING

Information has been provided to various State Ministers and government departments.

7 PLANNING PROPOSALS – UPDATE

Recommendation: The status of Planning Proposals be noted.

8 NEIGHBOURHOOD PLANNING – UPDATE

Recommendation: The status of Neighbourhood Plans be noted.

9 DEVELOPMENT APPLICATIONS – UPDATE

Recommendation: The status of Development Applications be noted.

10 WEST DAPTO S94 DEVELOPMENT CONTRIBUTIONS PLAN - UPDATE

Recommendation: The report be noted.

11 GENERAL BUSINESS

Nil

The meeting concluded at 5.50 pm.

ACTION SUMMARY

Item	Action	Officer	Status
13	<p>CONFIRMATION OF MINUTES OF MEETING HELD ON 27 OCTOBER 2016</p> <p>Recommendation: A quorum was not present at this Committee meeting (2 March 2017). The Chair requested the minutes of the meeting held on 27 October 2016 be emailed to Councillors in attendance at the last meeting, to confirm the minutes as a true and accurate record.</p>	LT	Complete