



**COFFS HARBOUR CITY COUNCIL
ORDINARY MEETING
(CITY SERVICES COMMITTEE)
COUNCIL CHAMBER
COUNCIL ADMINISTRATION BUILDING
COFF AND CASTLE STREETS, COFFS HARBOUR
10 MAY 2007**

**Commencing at the conclusion of
Land Use, Health & Development Committee**

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CONFIDENTIAL REPORT

The following item either in whole or in part may be considered in Closed Meeting for the reasons stated:

A portion of this report is confidential for the reason of Section 10A (2):

- (d) 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.

and in accordance with Section 10A (1) the meeting may be closed to the public.

S30 COFFS HARBOUR WATER TREATMENT PLANT STATUS
REPORT

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COFFS HARBOUR CITY COUNCIL

ORDINARY MEETING

(CITY SERVICES COMMITTEE)

10 MAY 2007

Mayor and Councillors

CITY SERVICES DEPARTMENT REPORTS

S24 FLOODPLAIN MANAGEMENT ADVISORY COMMITTEE - COMMUNITY MEMBERS

Purpose:

Seeking a Council resolution to increase the number of community members on the Floodplain Management Advisory Committee (FMAC) from three to four.

Description of Item:

Recently two of the three community representatives on the FMAC resigned, those members being Neil Goodsell and Fred Walker with the remaining community member being Dee Wallace. Following the resignations, new members were sought through advertisements and actively approaching community members who have been active in groups such as the Coffs Creek Working Party. From the process Council received three Expressions of Interest for committee membership from Lynette Styles, Stephen Pratt and John Croger.

The nominees were invited to a committee meeting to introduce themselves and provide some of their background and interest in flood issues. Following the meeting with the nominees the committee discussed the nominees and also the possibility of increasing the number of community representatives on the committee. Taking into consideration that the FMAC is a relatively small committee and the need for a wide range of community input, the committee passed a recommendation to increase the number of community representatives from three to four. This would allow all three nominees to become committee members.

Recommendation:

- 1. That the number of community members on the Floodplain Management Advisory Committee be increased from three to four.**
- 2. That Council accept the nominations received from Lynette Styles, Stephen Pratt and John Croger as community representatives of the Floodplain Management Advisory Committee.**

**S25 MINUTES OF THE ARTS AND CULTURAL DEVELOPMENT ADVISORY COMMITTEE
MEETING HELD ON 19 FEBRUARY 2007**

Purpose:

To present the minutes of the Arts & Cultural Development Advisory Committee (A&CDAC) meeting held on 19 February 2007. The meetings of 16 October and 20 November 2006 were cancelled due to the lack of a quorum.

Description of Item:

The Arts & Cultural Development Advisory Committee met on 19 February 2007. The minutes of this meeting are attached.

Sustainability Assessment:

- **Environment**

There are no environmental impacts.

- **Social**

The resolutions of the Committee improve the capacity of the A&CDAC to develop arts and cultural issues.

- **Economic**

Broader Economic Implications

There are no economic implications.

Management Plan Implications

There are no management plan implications.

Consultation:

Arts & Cultural Development Advisory Committee.

Issues:

The meeting of 19 February 2007 recommended that Council note the A&CDAC will meet on a "need to" basis until the review of the Council cultural committees has been completed.

The proposed timelines for the review of Council's Cultural Committees is as follows:

1. 12 March 2007

The Manager of Community Services and Council officers who sit on cultural committees, meet to discuss the best approach to engage Councillors and the wider arts community in a dialogue of workshops and feedback, as to what Council and the arts community wish to achieve from cultural committees.

Cont'd

S25 - Minutes of the Arts and Cultural Development Advisory Committee Meeting held on 19 February 2007 (Cont'd)

2. June 2007
Proposals to be workshopped with Councillors and the Executive Team to establish the current needs of Council in relation to cultural committees.
3. June 2007
Independently facilitated workshop with current members of Council's cultural committees to identify views, issues and ideas.
4. June 2007
Independently facilitated workshop and engagement with the broader arts community to identify views, issues and ideas from a broad based perspective.
5. August 2007
Final recommendations to Council regarding a new structure for Council's cultural committees.
6. Implementation of Council's decision.

Recommendation:

1. **Council note the minutes of the Arts & Cultural Development Advisory Committee meeting held on 19 February 2007.**
2. **Council note that the Arts & Cultural Development Advisory Committee will meet on a need to basis until the review of the Council cultural committees has been completed.**

Attachments:

IR 1595650

ARTS AND CULTURAL DEVELOPMENT ADVISORY COMMITTEE MEETING

19 FEBRUARY 2007

MINUTES

Meeting commenced at 5.30 pm

PRESENT: Cr Jenny Bonfield, Gordon Amman and Shirley Barnett

IN ATTENDANCE: Malcolm McLeod

1. APOLOGIES

Cr G Smithers

2. ADOPTION OF MINUTES

MOVED (Bonfield/Amman) that the minutes of the meeting held on 18 September 2006 be accepted as a true and accurate record of the meeting.

CARRIED

3 BUSINESS ARISING

- 3.1 Discussion occurred on the General Manager agreeing that the committee would have the opportunity to meet with George Gallagher in the future. This was agreed as a positive outcome.
- 3.2 Discussion occurred on the arts and cultural budget that has been submitted to Senior Management. Agreement was adopted to support this budget.
- 3.3 Discussion occurred on Council Recommendation EN74 that Council undertake a review of its cultural committee structures. It was agreed that the A&CDAC would meet on a need to basis until after this review had been completed.

4. CORRESPONDENCE - IN/OUT

In

- Resignation from Carole Hellmer from the A&CDAC.

Out

- Letter to Carole Hellmer in regards to resignation
- Letter to Steve Bush
- Letter to John Arkan

5. GENERAL BUSINESS

- 5.1 A vote of thanks was extended to Carole Hellmer for her input into the Arts & Cultural Development Advisory Committee and the chair sent a letter to Carole expressing the committee's thanks.
- 5.2 Discussion occurred regarding Steve Bush and John Arkan's lack of attendance to A&CDAC meetings in 2006. Steve Bush attended no meetings and John Arkan attended one. A letter has been written to Steve Bush and John Arkan requesting resignation from the committee due to lack of attendance in 2006.
- 5.3 Extensive discussion occurred on the Cultural Committees restructure report that went to Council in recommendation EN74 on 14 December 2006.

Extensive discussion occurred on the need for the committee to meet while the restructure of Council cultural committees is progressed and completed with the A&CDAC agreeing not to formally meet until after the restructure of the Council cultural committees has been completed and the Cultural Development Officer would keep committee members informed of cultural activities.

The A&CDAC agreed that the Cultural Development Officer would call the committee to meet on a need to basis until after the restructure of Council cultural committees has been completed.

- 5.4 Extensive discussion occurred on the draft Arts & Cultural Development Plan 2006-2009 and the Arts & Cultural Strategy Consultancy Report.
- 5.5 Discussion occurred on the Muttonbird Island Public Art project.

6. NEXT MEETING

WILL BE CALLED ON A 'NEED TO' BASIS

Meeting closed at 7.00 pm

S26 ARTS AND CULTURAL DEVELOPMENT CONSULTANCY REPORT AND PLAN

Purpose:

To recommend to Council for endorsement of the Toward a New Cultural Plan: The Arts and Cultural Consultancy Report and the Arts and Cultural Development Plan (incorporating Creative Industry Development) documents, following the public exhibition of the documents.

Description of Item:

In 2005/06 , Council undertook the development of an Arts and Cultural Development strategy for Coffs Harbour.

The primary objective of the project was to provide Council with a tool (strategy) to manage and facilitate arts and cultural development within the City.

These documents were presented to Council's Ordinary Meeting on 1 February 2007 and it was resolved:

1. *That Council endorses the following documents for public exhibition from 5 February 2007 to 2 March 2007:*
 - *Toward a New Cultural Plan: The Arts and Cultural Consultancy Report*
 - *Arts and Cultural Development Plan (incorporating Creative Industry Development)*
2. *That a further report be developed for Council adoption following the exhibition period outlining changes as a result of community input.*

Sustainability Assessment:

- **Environment**

There are no environmental impacts in relation to this report.

- **Social**

As outlined in the report to Council of 1 February 2007.

- **Economic**

Broader Economic Implications

There are no broader economic implications in relation to this report.

Management Plan Implications

As outlined in the report to Council of 1 February 2007.

Cont'd

S26 - Arts and Cultural Development Consultancy Report and Plan (Cont'd)

Consultation:

The draft Arts and Cultural Consultancy Report and the draft Arts and Cultural Development Plan (incorporating Creative Industry Development) documents went on public exhibition from 5 February 2007 to 2 March 2007.

The documents were displayed at all Council's libraries, on Council's website and in Council's administration building foyer.

The public exhibition time-frame was advertised in paid advertisements in local print media, through several articles in Council's community billboard column, in the Coffs Coast Advocate, in electronic media interviews and through coverage on Council's webpage.

Related Policy and / or Precedents:

There are no specific policies or precedents.

Statutory Requirements:

There are no specific statutory requirements in relation to these documents.

Issues:

Two submissions were received from the public during this period. Both submissions had favourable comments and observations and did not require any alteration to the documents.

After further staff discussions, two bullet points have been added to the Arts and Cultural Development Plan (incorporating Creative Industry Development).

1. Page 4 Item 3.3 *Sector Overview*
 - A very well used public library service (over 280,000 visitors per year) with increasing patronage to such programs as childrens' storytime.
2. Page 5 Item 3.3 *Essential infrastructure*
 - A public library service with three branch locations.

The Toward a New Cultural Plan: The Arts and Cultural Consultancy Report and the Arts and Cultural Development Plan (incorporating Creative Industry Development) are provided here for endorsement by Council.

Implementation Date / Priority:

If endorsed by Council, it is proposed the documents will become Council policy and copies will be presented to Councillors within the next 4 weeks.

Recommendation:

That Council adopt the following documents:

- **Toward a New Cultural Plan: The Arts and Cultural Consultancy Report**
- **The Arts and Cultural Development Plan (incorporating Creative Industry Development)**

S27 OPERATIONS BRANCH REPORT

Purpose:

To advise Council of the progress of construction and maintenance programs undertaken by Operations Branch – Asset Construction, Maintenance and Recreational Services up to 30 April, 2007.

Description of Item:

Asset Construction Report:

1. Completed Works to 30 April 2007

- Hogbin Drive Stage 2 Albany Street to Harbour Drive construction
Harbour Drive Roundabout construction
- Drainage Gundar Street Coffs Harbour 30m 375mm dia stormwater pipe and associated earthworks
- Sewer and Water Meadow View Close Boambee (45m 100mm water main)
- Bridgeworks Construction of Whitneys bridge, Brooklana
- Footpaths/Cycleways SH10 Cook Drive to Hurley Drive (250m)
Duke Street Coffs Harbour 20m x 4m of major footpath repairs
- Bridgeworks Construction Singletons Bridge Crossmaglen

2. Works Continuing or Planned for Commencement - May 2007

- Hogbin Drive Stage 2 Victoria Street intersection construction
Harbour Drive / Barrie Street intersection
Coffs Creek - Bridge
- Infrastructure Upgrading Hogbin Drive Airport roundabout (landscaping and lighting)
- Regional Road Rehabilitation Lyons Road Sawtell (pavement 5660m², kerb and gutter 850m, stormwater 30m 375mm dia)
- Blackspots Road Safety Works Bucca Road Nana Glen Blackspots Stage 1. (290m guardrail, 1200m road shoulder widening, culvert extension and headwall works 4.8m 900mm dia with dual headwall, 2.4m of 3m wide 1.8 high with headwall, 3.6m 600 dia with two headwalls, 2.44m of 3m wide 1.7 high with headwall, plus multiple headwall modifications)
Bucca Road Nana Glen Blackspots Stage 2 (scope to be defined).
Coramba Road Red Hill to Karangie Blackspots (culvert extensions, shoulder widening, safety barrier installation and cutting widening at selected high risk sections along 2km of road)

Cont'd

S27 - Operations Branch Report (Cont'd)

- Local and Roads to Recovery Pullen Street, Woolgoolga (60m²) asphalt
Hubbard Street, Woolgoolga (102m²) asphalt
Newcastle Drive Toormina (1000m² AC and 4000m² polymer emulsion seal)
- Spray Seal Program Red Rock Road Corindi (28858m²)
O'Keefe Drive Coffs Harbour (6180m²)
- Footpaths/Cycleways Gordon/Vernon Street pavement upgrade. Relay pavers (NE side), remove garden boxes, concrete pavement and landscaping (SE side)
- Drainage Sandy Beach Drive, Sandy Beach (4.8m 450x300 box culvert and headwall).
- Bridgeworks Coral Street, Corindi bridge construction. Design in progress
Middle Creek Sawtell bridge replacement
- Community Facilities Program Jetty Strip Improvements (replace 4 decks, minor drainage works, repair and paint garden walls, replace concrete footpath (250m²).
14 Market Street Woolgoolga. Demolition of house and construction of car parking.

Attached for Council's information is a summary of expenditure versus budget for the 2006/07 Capital Works Program.

The commencement of the Bakers Road detention basin has been deferred pending the changes requested by the Dam Safety Committee being incorporated into the final design.

Due to the scope for the CBD upgrade at Woolgoolga only recently being finalised it may be necessary to defer the pavement rehabilitation programmed for Beach Street so that all the works are undertaken simultaneously to limit the duration of any inconvenience that will be caused by the works.

The replacement of Dufus and Finlays Bridges has been deferred due to the late delivery of designs and components for the Coral Street Bridge.

Asset Maintenance Report

- Maintenance works undertaken to schedule with expenditure within allocated budgets.
- Planning stages for the construction of Middle Creek Bridge close to finalisation. Works programmed to start 23rd April 2007.

Recreational Services Report

- Mowing program – second wick wiping program successfully completed.
- Beach cleaning – removal and burying of “cunjevoi” prior to Coffs Harbour Ocean Swim event completed.
- Botanical Garden – sealing of pathways with bitumen in rainforests in progress.
- Woolgoolga Lawn Cemetery – shelter construction commenced.

Cont'd

S27 - Operations Branch Report (Cont'd)

- Hoey Moey – eroded beach access has been repaired.
- Camphor Laurel - removal program commenced.
- Bush regeneration activities – weed management at Beacon Hill and banks of Korora.
- Lagoon, plantings of natives at Bray Street and Griffith Avenue and Hives Close in progress

Recommendation:

That Council:

1. **Notes the progress report on asset construction, maintenance and recreational services works undertaken by Operations Branch up to 19 April, 2007.**
2. **Notes the individual program expenditures are being monitored and are generally within the allocated 2006/2007 budget.**

Attachments:

OPERATIONS BRANCH
Capital Projects Budget/Expenditure
2006/2007 Program
AS AT DATE: 19-Apr-07

Description	Original Budget	Revised Budget	Adopted Expenditure	% Project Complete	% Costs Expended
Local Roads					
Sealed Roads Reseals	\$644,000	\$644,000	\$497,847	78%	77%
Sealed Roads Reseals - Asphalt	\$61,000	\$61,000	\$20,254	33%	33%
Sealed Roads Rehabilitation	\$950,000	\$1,045,077	\$531,757	49%	51%
Dust Sealing	\$165,000	\$174,000	\$174,283	100%	100%
Unsealed Roads Gravel Resheeting	\$118,000	\$118,000	\$88,594	73%	75%
Total:	\$1,938,000	\$2,042,077	\$1,312,735		
Federal Roads to Recovery					
Residential Street Rehabilitation	\$340,000	\$349,695	\$222,345	62%	64%
Gravel Resheeting	\$20,000	\$20,000	\$18,578	100%	93%
Sealed Roads Reseals	\$170,892	\$170,892	\$170,627	100%	100%
Bridges (Middle Ck)	\$275,000	\$275,000	\$13,604	5%	5%
Supplementary R2R Grant					
Sealed Roads Bitumen and Asphalt Reseals	\$209,959	\$209,959	\$102,340	47%	49%
Sealed Road Rehabilitation	\$274,000	\$274,000	\$253,684	93%	93%
Bridges	\$284,433	\$290,000	\$67,263	30%	23%
Total:	\$1,574,284	\$1,589,546	\$848,441		
Regional Roads (note 3)					
3 X 3 Program	\$131,000	\$131,000	\$131,000	100%	100%
Regional Roads Repair Program	\$224,000	\$224,000	\$213,364	95%	95%
Federal Blackspot Funding	\$1,181,253	\$1,181,253	\$439,031	36%	37%
Total:	\$1,536,253	\$1,536,253	\$652,395		
Drainage					
Drainage Impts / Nuisance Flooding (note 3)	\$230,000	\$236,184	\$131,248	45%	56%
Total:	\$230,000	\$236,184	\$131,248		
Bridges					
Major Repairs	\$168,000	\$415,000	\$210,690	49%	51%
Catholic Protection (Fred Hanson Bridge)	\$200,000	\$193,195	\$186,713	97%	97%
Middle Creek Bridge	\$675,000	\$675,000	\$25,583	4%	4%
Coral St Bridge	\$620,000	\$620,000	\$7,400	1%	1%
Total:	\$1,663,000	\$1,903,195	\$430,386		

Footpaths / Cycleways

Footpath Construction (\$35,000 to PAMPS) (Note 3)	\$267,000	\$232,000	\$153,323	66%	66%
PAMPS Footpath Works	\$50,000	\$70,000	\$825	1%	1%
Beacon Hill Environmental Levy	\$87,000	\$93,000	\$92,117	100%	99%
Cycleway Projects	\$118,000	\$295,834	\$147,508	54%	50%
Total:	\$522,000	\$690,834	\$393,773		

Community Facilities Program

Hogbin Drive Extension	\$15,000,000	\$14,109,723	\$10,483,280	66%	70%
Jetty Strip Improvements	\$100,000	\$100,000	\$1,520	2%	2%
Jetty Structure Improvements	\$680,000	\$680,000	\$9,545	1%	1%
Woolgoolga Town Improvements	\$400,000	\$400,000	\$2,082	1%	1%
Sawtell Headland Improvements	\$380,000	\$380,000	\$245	0%	0%
Sawtell Town Improvements	\$300,000	\$300,000	\$0	0%	0%
Nana Glen Improvements	\$235,000	\$235,000	\$3,549	2%	2%
Hogbin Drive Airport Roundabout (Note 4)	\$750,000	\$950,000	\$846,010	89%	89%
Total:	\$17,845,000	\$16,204,723	\$11,346,231		

Notes:

1. Adopted Expenditure considers Ledger costs and Site Job costs and includes committed costs where ledger values are adopted.
2. Multiple funding sources make up Regional Roads Projects. Costs have been broken down into fund sources for reporting purposes.
3. Resident contributions not taken into account yet in Drainage or Footpaths Budgets.
4. Adopted expenditure on airport roundabout comprises ledger costs excluding Country Energy and landscaping costs.

S28 CROWN ROAD RESERVES

Purpose:

To report on various issues associated with the treatment of Crown road reserves within the City of Coffs Harbour.

Description of Item:

The NSW Department of Lands has indicated that there is approximately 560km of Crown road reserve located within the Coffs Harbour LGA. The use of Crown road reserves varies widely within the city as follows:-

1. Unformed rural land used for agriculture purposes.
2. Reserve used for access, but without a properly constructed roadway.
3. Reserve used for access with a properly constructed roadway to Council's standard.

Where a Crown road reserve is used for primary access a number of complications occur for Council:

- Council's legal advice is that there is no power under the Roads Act that provides Council with authority to carry out work on Crown public roads. This raises issues of liability if Council does undertake work on Crown roads as the protection afforded by the Roads Act is then not available to Council.
- In recent times several residents have expressed concern over the fact that Council does not provide a maintenance service to the Crown road from which they access their properties. At times new residents are not even aware that the road past their property is not a maintained Council road. In the past there has not been an automated system that could quickly check the road status. This has been a difficulty as even the Department of Lands has not had a complete register of lands for which they are responsible. Council's GIS now has a map layer that shows the extent of the Council maintained road network and it is a relatively simple query to determine whether or not the property of interest is accessed from a maintained public road.
- Under the Roads Act, 1993 Crown roads can be transferred to Council's ownership by the State Government at any time without Council's approval. This was recognised by councils shortly after the Act was gazetted and the Minister has informally agreed, at this stage, not to transfer any Crown roads without Council's prior concurrence. This situation could change at anytime, however, particularly where councils allow development of properties which only have access via a Crown public road.

The State Government is not funding any road maintenance for Crown public roads and is unlikely to do so in the future. On this basis, and because an increasing number of property owners are wanting to build in rural areas of the City, it is likely that there will be increasing pressure on Council to take over existing Crown public roads for the purpose of maintaining suitable access to residents' properties.

Considering the issues surrounding Crown roads Council needs to confirm its position in regards to its treatment of Crown road reserves. This will provide property owners, the Department of Lands and Council's Operational staff a clear basis for future decisions.

Cont'd

S28 - Crown Road Reserves (Cont'd)

Sustainability Assessment:

- **Environment**

The Department of Lands is responsible for environmental matters within Crown road reserves. Environmental issues become relevant when works are proposed within the reserve which is not the subject of this report.

- **Social**

Legal advice has previously been sought on the responsibility of Council in relation to construction and maintenance of Crown roads, and states the following:-

'a Council has no power, under the Act (Roads), to effect roadworks on Crown roads'.

An argument that is raised by many of the residents that live along Crown road reserves is the issue of equity in provision of access to their properties. This issue is not addressed by the Roads Act and Council is clearly under no legal obligation to provide equivalent levels of access to all properties in the local government area. The residents are, however, quick to point out that they pay the same level of rates as other rural property owners but receive a lower level of service.

Whilst arguments about Council's legal responsibilities can be advanced, it is difficult for these residents to accept the strictly legal situation. It is this issue that the residents seem most aggrieved about.

- **Economic**

Management Plan Implications

There are 2 Options for the treatment of Crown roads that impact on council's budgets, these are:

Option 1

Council requests the transfer of Crown roads servicing residents to become local Council roads.

At this stage Council's records don't allow the exact number of residences serviced by Crown roads or the length of road to be known. In late May 2007 the aerial photography of the LGA will be complete which will enable an estimate of the number of properties to be provided and hence a road length to be measured. By examining the named Crown roads it is expected that the number of residents will not be significant, however in the rural areas there is often a long distance between houses so the length of Crown road will be considerable.

When the length of Crown road serving as primary access to properties is known, budgets can be prepared for:

1. Constructing the roadway within the Crown reserve
2. Providing annual maintenance to the pavement and roadside

Cont'd

S28 - Crown Road Reserves (Cont'd)

Many existing accesses have been formed by rural landowners for access by agricultural machinery only and are not suitable for regular vehicular traffic.

This option assumes that Council will bear the cost of upgrading and maintaining the Crown road reserve system. Legally the NSW Department of Lands is the authority and as such are responsible for the use and funding of infrastructure within the Crown reserve. The Department of Lands considers the transfer of Crown roads to councils as a satisfactory outcome as the costs associated with the reserve are shifted to the local authority.

Council should not entertain having Crown roads where no roadway is properly constructed, transferred to local road status without corresponding funding from the Department of Lands. The provision of funding from the Department is unlikely and hence render this option most unsatisfactory to Council.

Option 2

Council continues to treat Crown road reserves in accordance with current policy.

Council's current policy regarding Crown roads is:

Council:

- 1. Not carry out any construction or other roadworks on any Crown road within the City area except where Council Road Asset Register identifies the road as having been previously maintained by Council*
- 2. Give consideration to accepting dedication of any Crown road with the concurrence of the lands Department and provided that the road is first constructed at no cost to the Council, to an appropriate standard to be determined in each case*

This policy has ensured that a uniform approach is taken to enquiries from private property owners and State Departments regarding Crown roads. At times the application of this policy has not pleased or delivered the outcome that property owners desire, however it does ensure that each is treated fairly.

With this policy in place no additional funding is required for road maintenance and rehabilitation.

Issues:

Council's roads register currently contains roadways that have a Crown road status that Council maintains. This situation has evolved as historically ad-hoc decisions were made to include roads on the maintained roads register. A point was reached somewhere in the 1980's where further roads could not be taken into maintenance because of budget limitations. The roads identified as being Crown and maintained by Council should be transferred from the Crown to become local Council roads. This will give Council the protection afforded to the Road Authority under the Roads Act when Council undertakes maintenance activities. The costs to transfer these roads to local road status is negligible.

Continuing on with the issue of road maintenance, a further report will be presented to Council on the options for maintenance of roads that are currently on the unmaintained roads register, which have both local and Crown Road Reserve status.

Cont'd

S28 - Crown Road Reserves (Cont'd)

Below are the roads to be transferred from the Crown to local road status.

Unsealed Crown Roads

Road	Length l/m	Number of Houses Served
Newmans Road	343	10
Phuos Road	291	4
Avondale Road	944	7
Mackays Road North	140	26
Middle Boambee Road	200	10
Barbarescos Road	206	2
Poperaperin Creek Road	70	6
O'Neils Road	316	2
Bushmans Range Road	705	2
Total	3215	

Sealed Crown Roads

Road	Length l/m	Number of Houses Served
Blackadder Close	97	9
Freemans Road	272	4
Greys Road	61	9
Smiths Lane	171	1
Morgans Road	146	19
MacCues Road	719	9
Gaudrons Road	364	6
Gatelys Road	283	7
Mastracolas Road	224	7
Myers Road	64	0
Hogbin Drive Nth (Arthur St)	145	0
Nelson Street	94	5
Gundar Street	52	2
Armstrong Road	260	8
Newcastle Drive	73	1
Cedarvale Drive	205	3
Yarraman Road	196	6
Moody's Road	120	5
Old Upper Orara Road	200	8
Hartleys Road	583	3
O'Neils Road	488	2
Danials Road	108	7
Coldwater Creek Road	690	8
Total	5615	

Cont'd

S28 - Crown Road Reserves (Cont'd)

Recommendation:

That Council:

1. **Endorse Crown roads policy as adopted 22 April 2000 being:**

Council:

1. ***Not carry out any construction or other roadworks on any Crown road within the City area except where Council Road Asset Register identifies the road as having been previously maintained by Council***
2. ***Give consideration to accepting dedication of any Crown road with the concurrence of the lands Department and provided that the road is first constructed at no cost to the Council, to an appropriate standard to be determined in each case***

S29 COFFS HARBOUR WATER REPORT JANUARY TO MARCH 2007

Purpose:

Information on maintenance, operation and construction activities for the three month period January to March 2007 for Coffs Harbour Water.

Description of Item:

In addition to the routine maintenance and operation activities, the following works were carried out:

1. Removed water main from Camperdown Street rail bridge in preparation for demolition of the old bridge and reconstruction of a new bridge.
2. Assisted construction gang with replacement of water mains in Everingham Place, Coffs Harbour.
3. Flushing of water mains carried out in all areas between 27 February and 16 March 2007.
4. 25 Staff attended Confined Space refresher training.
5. 32 staff attended an overhead electrical awareness course
6. 4 staff attended first aid refresher course.
7. 10 staff attended basic computer course.
8. Assisted construction gang with laying of water mains and lowering of water services in Harbour Drive, associated with the new Hogbin Drive Roundabout.
9. Staff from Byron Bay Council and the Department of Commerce visited Moonee and Woolgoolga WRPs.
10. Attendance at NSW Water Services Section Workshop on Critical Infrastructure Modelling and Analysis.
11. Replacement of the PLC at Nana Glen Water Treatment Plant.
12. Inspection of Karangi Dam by 30 delegates from the NSW Dams Safety Committee, Department of Energy, Utilities and Sustainability and State Water.

1. Water Supply

		Jan	Feb	Mar	Quarter
1.	Total Consumption - Karangi Dam Supply (ML)	537	450	471	1458
2.	Average Daily Consumption (ML/d)	17.3	16.1	15.2	16.2
3.	Rainfall at Karangi Dam (mm)	98.1	105.5	242.6	446.2
4.	Karangi Dam (%) (end of month)	98.3	99.8	99.5	-
8.	Total Extraction from Cochranes Pool (ML)	281	0	462	743
5.	Inflow from Regional Water Supply pipeline (ML)	213	528	33	774
6.	Orara River flow d/stream of P/S (ML/d) (end of month)	24.9	24.5	104.5	-
7.	Nymboida River flow upstream of off take (ML/d) (end of month)	563	829	1225	-
9.	Total Karangi Dam Seepage (ML)	15.3	13.5	15.3	44.1
10.	Total Evaporation (ML) (average for month)	45	33	29	107
11.	Total Consumption Coramba (ML)	3.0	3.0	2.9	8.9
12.	Total Consumption Nana Glen (ML)	1.8	1.5	1.5	4.8

Cont'd

S29 - Coffs Harbour Water Report January to March 2007 (Cont'd)

Notes:

1. The majority of flow from the Nymboida to Karangi Dam is through gravity which results in good power savings.
2. Refer to attachments for graphs relating to this data table.

Regional Water Supply

On 24 April Councillors and senior staff visited the Shannon Creek Dam site for an inspection. The new access road, Geregarow Road and Shannondale Road upgrades, have all completed on time.

The relocation of the site offices and amenities to the dam site is expected to be complete by Monday 7 May.

The majority of the diversion trench excavation is complete (310m) and the installation of the 2100mm dia diversion pipeline and 750mm diameter inlet/outlet pipeline is well under way and concrete encasing of the pipe has commenced.

Work has just commenced on the coffer dam and the core trench on the left abutment has been excavated and capped with concrete over about 200m. The grouting of the grout curtain beneath the core trench has commenced on the left abutment.

The project is proceeding well, with the expected completion at the end of 2008.

2. Sewerage/Reclaimed

In addition to the routine maintenance and operation activities, the following works were carried out:

1. Commissioning of Sewage Pump Stations 28 First Avenue, Arrawarra and 29 Eggins Drive, Arrawarra.
2. Commissioning of an onsite generator with automatic changeover at Sewage Pump Station 14A Brodie Drive Coffs Harbour.
3. Sewer staff attended Confined Space refresher training.
4. Sewer staff attended an overhead electrical awareness course
5. Utilised the sewer emergency Sykes pump to remove leachate from lagoons at the Englands Road Waste Management Facility.
6. Upgrade of one sewage pump station telemetry switchboard in Coffs Harbour.
7. Connection of reclaimed water services to Nana Lane Nursery.

Below is a breakdown of the effluent reuse meters read throughout the City. Volumes shown are in kilolitres.

Cont'd

S29 - Coffs Harbour Water Report January to March 2007 (Cont'd)

EFFLUENT VOLUMES (kL) - January to March 2007

		% Reuse	Total Effluent	Effluent Reused	Effluent Disposed	Rainfall
January	Coffs Harbour	8%	318,738	26,746	291,992	78
	Sawtell	4%	108,496	4,483	104,013	41
	Woolgoolga Moonee	37%	75,725	27,890	47,835	55
	Corindi Beach	200%	5,604	11,220	11,220	68
	Monthly Total	14%	508,563	70,339	455,060	
February	Coffs Harbour	5%	273,067	14,910	258,157	166
	Sawtell	4%	97,601	3,512	94,089	130
	Woolgoolga Moonee	13%	63,314	8,095	55,219	85
	Corindi Beach	152%	4,132	6,278	6,278	121
	Monthly Total	7%	438,114	32,795	413,743	
March	Coffs Harbour	2%	402,716	6,268	396,448	216
	Sawtell	0%	130,200	111	130,089	240
	Woolgoolga Moonee	12%	72,817	8,684	64,133	124
	Corindi Beach	93%	4,464	4,140	4,140	96
	Monthly Total	3%	610,197	19,203	594,810	

REUSE USAGE BREAKDOWN (kL) - January to March 2007

	January	February	March	Quarter
COFFS HARBOUR WRP	1996	1487	1316	4799
OVERHEAD FILL POINT	0	0	0	0
UNMETERED TRUCK FILL POINT	120	250	624	994
PS 47 OVERHEAD FILL POINT	0	32	154	186
PS 47	1085	911	838	2834
RSPCA	14	47	16	77
AIRPORT	0	1	5	6
RACE CLUB	3360	3795	647	7802
UNIVERSITY	0	0	0	0
ADVOCATE PARK	570	368	0	938
HOCKEY FIELDS	0	0	0	0
MOTO X	11	503	0	514
STADIUM	577	978	4	1559
FLUSHING POINT (STADIUM)	1948	1437	1636	5021
GOLF CLUB	5500	843	0	6343
CITY HILL	0	0	0	0
STADIUM DAM	3192	196	0	3388
STADIUM DR - fruit trees	2626	723	0	3349
REX HARD. OVAL	1598	1359	75	3032
SAWTELL RUGBY UNION	3058	1235	208	4501
SAWTELL NURSERY	419	168	108	695
SAWTELL ROUNDABOUT (BARCOO)	672	577	637	1886
JOHN PAUL COLLEGE	0	0	0	0
LEIGHTONS	0	0	0	0
TOTAL COFFS HARBOUR WRP	26746	14910	6268	47924

Cont'd

S29 - Coffs Harbour Water Report January to March 2007 (Cont'd)

SAWTELL WRP	35	24	29	88
SAWTELL BOWLING CLUB	642	394	1	1037
CROQUET CLUB	51	222	28	301
CHINAMANS CK P/S	654	322	25	1001
SAWTELL GOLF CLUB	3101	2550	28	5679
TOTAL SAWTELL WRP	4483	3512	111	8106
WOOLGOOLGA WRP				0
HIGH ST PLAYING FIELDS	3275	0	339	3614
GRAHAM DR - tomatoes	440	228	173	841
MORGANS RD - cut flowers	3	3	9	15
UNWINS RD (TOP) - bananas	1989	398	758	3145
UNWINS RD (BOTTOM) - bananas	3426	380	1268	5074
CONDONS RD - bananas & avocados	3481	1164	64	4709
CONDONS RD - bananas & blueberries	1196	240	156	1592
CONDONS RD - avocados	0	0	0	0
HOLLOWAYS RD - bananas & blueberries	0	0	0	0
MORGANS RD - tomatoes & cucumbers	0	517	22	539
MORGANS RD - tomatoes & cucumbers	0	0	0	0
TANKER FARM1	8	2	2	12
GRAHAM DR - bananas	3	41	109	153
MORGANS FARM 1	476	137	98	711
MORGANS FARM 2	4660	1678	2325	8663
MORGANS RD - bananas & blueberries	64	57	64	185
NEW (MORGANS)	3354	1953	1585	6892
PACIFIC H/WAY - macadamia nuts	0	0	0	0
PACIFIC H/WAY - 25mm	163	22	77	262
PACIFIC H/WAY - 50mm	0	0	0	0
MORGANS RD	1208	410	446	2064
CONDONS RD	1	0	0	1
MORGANS RD	154	8	0	162
MORGANS RD	0	0	0	0
HOLLAWAYS	0	1	0	1
HOLLAWAYS	739	18	320	1077
CONDONS RD	0	0	0	0
CONDONS RD	217	0	90	307
PACIFIC HWY	113	18	7	138
PACIFIC HWY	0	0	0	0
PACIFIC HWY	0	0	0	0
WESTER FARM BOUNDRY	892	322	262	1476
WESTER FARM BOUNDRY	1012	215	283	1510
WESTER FARM BOUNDRY	1016	283	227	1526
TOTAL WOOLGOOLGA WRP	27890	8095	8684	44669
CORINDI WRP				
ARABLE	4360	10	0	4370
PASTURE	6860	6268	4140	17268
TOTAL CORINDI WRP	11220	6278	4140	21638

Cont'd

S29 - Coffs Harbour Water Report January to March 2007 (Cont'd)

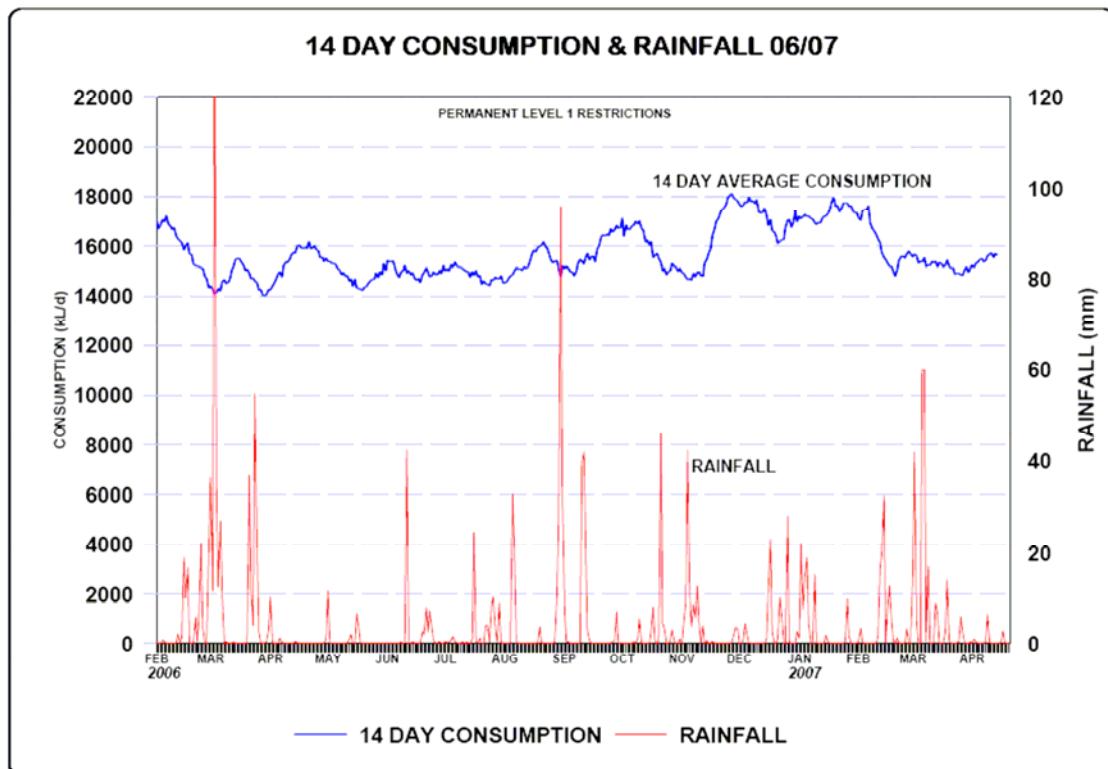
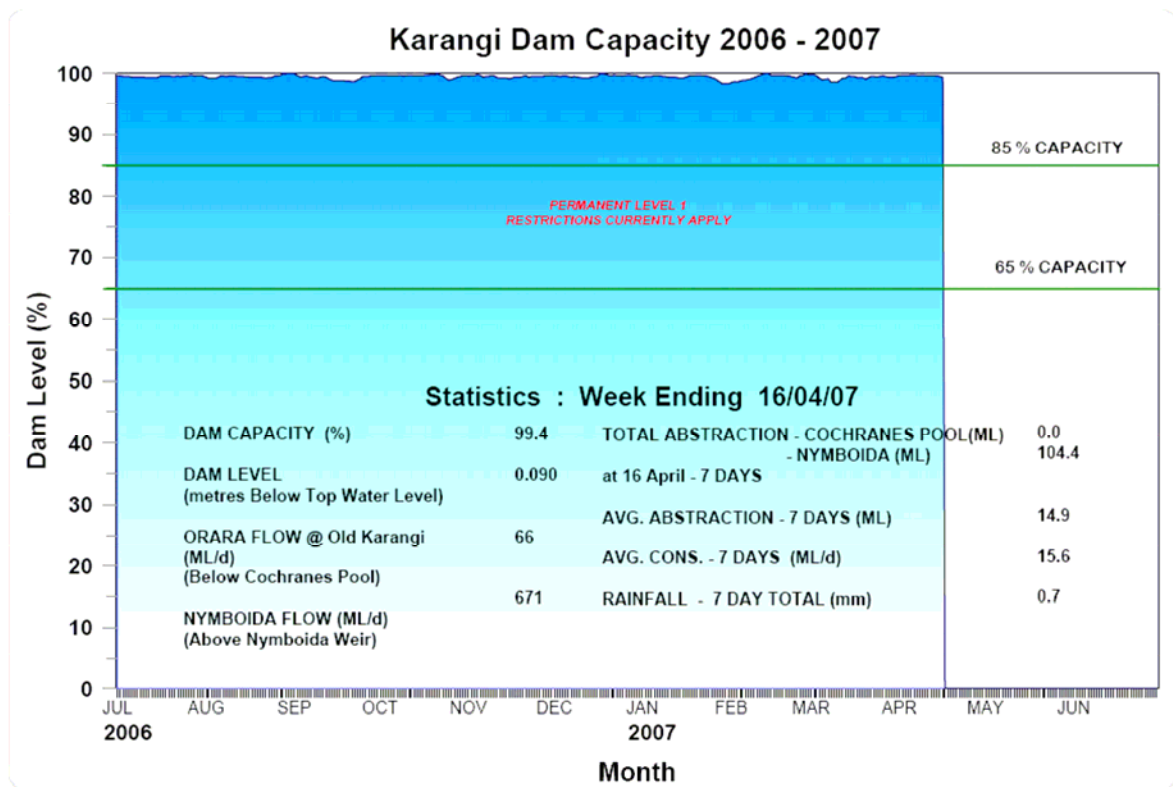
3. Capital Works

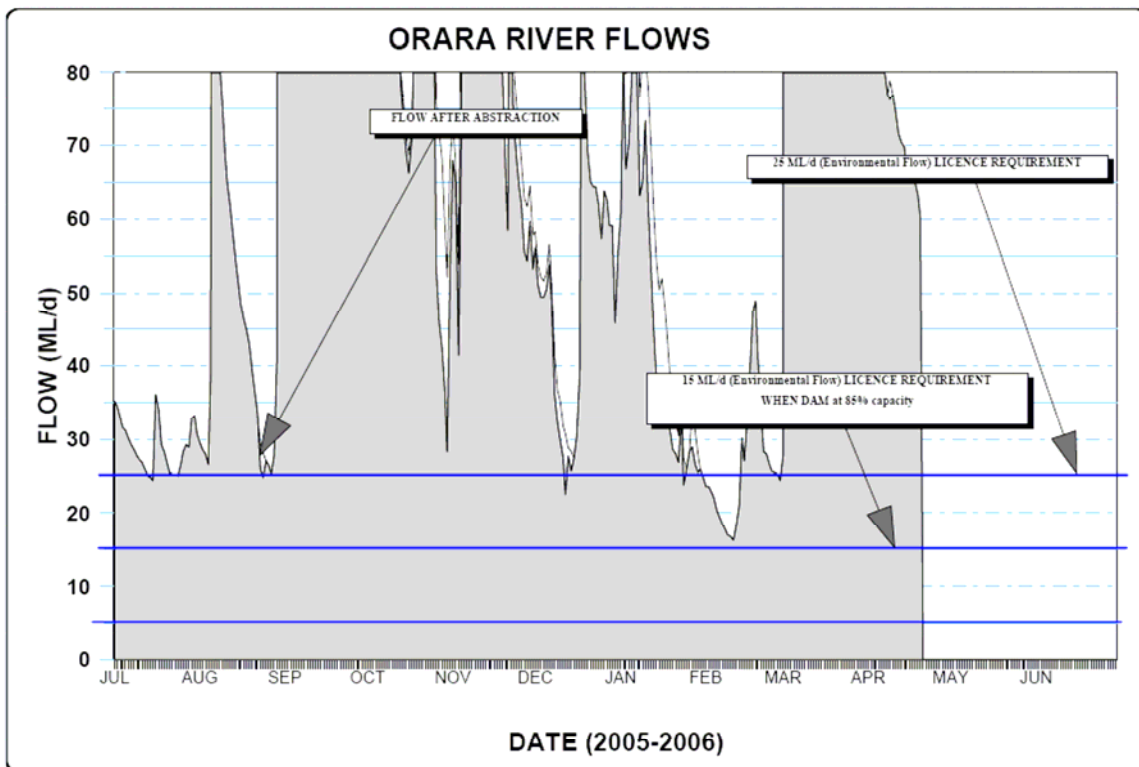
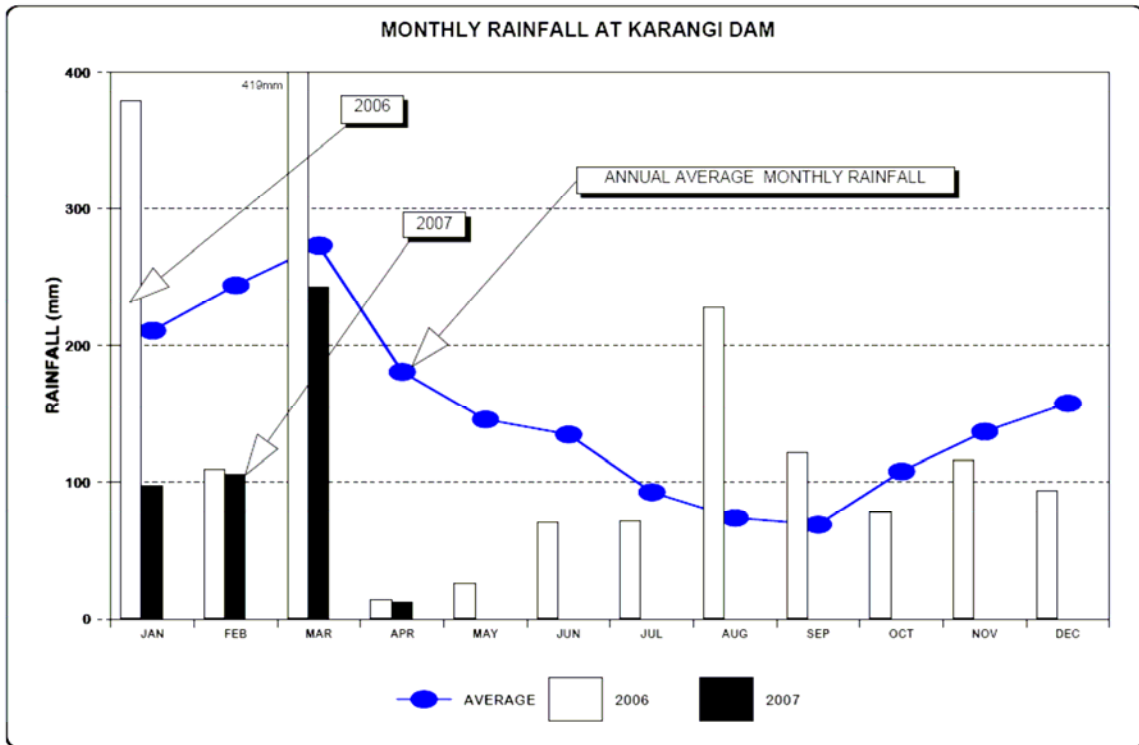
1. Construction of 720m of new 150mm dia water main in North Boambee Road to Bishop Druitt College.
2. Relocation of 105m of 100mm dia water main to avoid conflict with Hogbin Drive north extension.
3. Replacement of 61m of existing 150mm dia sewer main, which crosses the Hogbin Drive north extension.
4. Interconnection of existing 100mm dia water main to existing 150mm dia water main at Lindsays Road, Boambee.
5. Supply of package pump station for 8 Gundagai Place for private connection to existing sewer main and supervision of construction.
6. Renewal of 170m of 200mm dia water main from doctors surgery across Coffs Creek Bridge to Beryl Street via Everingham Place.
7. Interconnection of existing 100mm dia water main in Smiths Lane to existing 200mm water main at Crabbe Street and cutting in of isolation valves in Pullen Street, Woolgoolga.
8. Section of 150mm dia reclaimed water main from Howard Lane to Victoria Street in Hogbin Drive.
9. Connection of reclaimed water services to Nana Lane Nursery.
10. Coffs Infrastructure Alliance
 - Coffs Harbour WRP upgrade is progressing well with site establishment complete and the project team moving into the site offices in mid March.
 - A capping layer has been completed as well as high energy impact compaction.
 - Service installations along the access road from Christmas Bells Road is complete and construction of the access road is under way.
 - Detailed design of the plant is continuing as well as the procurement of major mechanical and electrical items.
 - Coffs Harbour Water Treatment Plant design is progressing in the lead up to the finalisation of the TOC or predicted cost.

Recommendation:

1. That the report on Coffs Harbour Water maintenance, operation and construction activities for the three month period January to March 2007 be noted.
2. That the average daily consumption for the December quarter of 16.2 ML/day, total extraction for the quarter from Cochranes Pool of 743 ML, total inflow to Karangi Dam from Regional Water Supply P/L of 774 ML, total consumption for the quarter of 1458 ML and Karangi Dam storage level of 99.3% on 20 March 2007 be noted.

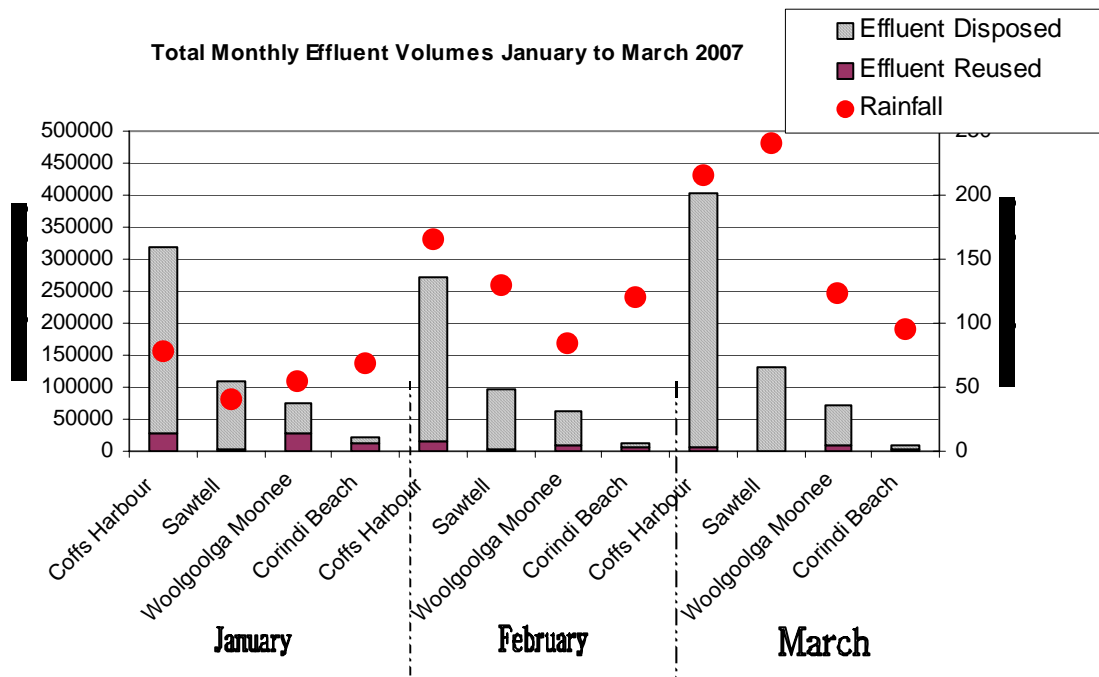
Attachments:





RAINFALL AT KARANGI DAM

MONTH	AVG	1995	1996	1997	1998	1999	2000	2001	2002	2003	2004	2005	2006	2007
JANUARY	211	161	385	164	62	237	174	147	57	18	284	290	379	98
FEBRUARY	244	413	157	206	160	255	78	413	266	394	110	98	110	106
MARCH	273	381	221	138	107	219	152	755	297	258	368	61	419	243
APRIL	181	64	102	25	166	319	145	155	71	108	60	87	14	37
MAY	146	183	786	154	28	161	136	103	39	203	16	113	26	
JUNE	135	42	75	38	30	269	43	8	47	63	19	216	71	
JULY	93	8	76	32	60	364	11	73	4	13	41	70	71	
AUGUST	74	12	60	8	209	102	56	21	137	6	15	9	228	
SEPTEMBER	69	34	30	52	131	89	13	32	6	3	63	88	122	
OCTOBER	108	73	38	93	34	65	100	26	31	79	270	224	78	
NOVEMBER	137	263	339	190	240	108	323	129	41	84	107	192	116	
DECEMBER	158	128	101	60	101	123	131	28	68	107	96	133	94	
TOTAL YEAR	1829	1760	2370	1159	1329	2312	1363	1849	1064	1337	1448	1581	1727	483



S30 COFFS HARBOUR WATER TREATMENT PLANT STATUS REPORT

Purpose:

To advise Council of the current status of the design and construction of the proposed 42ML water treatment plant at Karangi.

Description of Item:

A report was prepared by consultants Gutteridge Haskins and Davey recommending Council construct a water treatment plant as water quality and health risks would increase as the Regional Water Supply Scheme comes on line.

On the basis of this report, Council agreed to proceed with the construction of a water treatment plant.

Tenders were called for the design and construction of the plant as part of the Coffs Harbour Infrastructure Alliance.

Since award of this contract, the Alliance have carried out the following:

- Catchment risk analysis.
- Raw water sampling
- Treatment process selection.
- Site selection.
- Concept designs.
- Preparation of Part 3A Planning Application.
- Neighbourhood consultation.
- High level estimate based on concept design.
- Value engineering concept design and review of basic assumptions to optimise design.
- Council agreed to allocate up to a further \$3.5M to develop designs to enable TOC to be completed.

As a result of the above:

- The risk analysis showed there would be a deterioration of water quality from the Nymboida River and the Shannon Creek Dam. Water will have more organics, more sediment, greater health risk from bacteria and viruses and risk of increased incidents of blue green algae to both Shannon Creek Dam and Karangi Dam.
- Raw water sampling confirmed the above and that Council would also have to continue to deal with high levels of iron and manganese in the water.
- Based on the above information, a DAFF (dissolved air flotation, filtration) plant with the ability to add powdered activated carbon to assist with algae removal and UV/chlorination for disinfection has been chosen as the process to treat the water.
- After investigating numerous sites, Council resolved on 17 August 2006 to purchase a site on Karangi Road adjoining Transgrid's substation to construct the treatment plant on.

Cont'd

S30 - Coffs Harbour Water Treatment Plant Status Report (Cont'd)

- A Part 3A Planning Application has been submitted to the Department of Planning. Council is currently waiting on their advice as to when it will go on public exhibition, however this is expected sometime in the next few weeks with approval to follow once the exhibition period has closed.
- With rapidly escalating construction costs occurring over the last few years, a high level estimate has been completed based on original concept designs to give Council a likely range of estimated costs. This forecast costs somewhere between \$60M and \$80M.
A Value Management Workshop has been held since the high level estimate to further refine concept designs and costs and the estimate now ranges from \$55M to \$65M.
- Design optimisation has continued and staff believe the Alliance is close to the final design layout and the TOC estimate will be prepared during the months of May and June with a view to commence construction in mid July 2007 and have work completed by December 2008.

Legal

The purchase of the proposed site in Karangi Road has been completed and a development application will be submitted to demolish an old house and sheds on the land to make way for construction.

The Part 3A approval will need to be received prior to construction commencing.

Sustainability Assessment:

- **Environment**

As part of preparing the Part 3A, a Review of Environmental Factors was carried out. Nothing of major significance has been identified on the site however landscaping around the site is proposed to give a buffer to adjoining lands.

An exploratory dig is to be carried out by the local Land Council to determine if aboriginal heritage items are present on the site.

A Heritage Report has been prepared for old milk bales on-site and recommends their retention.

Sludge from the processing will be carted to the waste recovery facility for disposal.

- **Social**

The construction of the treatment plant will reduce the health risks to the community.

- **Economic**

Funding for this project is solely from Council funds and allowance has been made in current budgets for works to proceed through to December 2008.

Financial modelling has been carried out to understand impacts on current and future budgets (see attached confidential section).

Cont'd

S30 - Coffs Harbour Water Treatment Plant Status Report (Cont'd)

The Alliance Team is aiming to have the TOC completed by the June Council meeting to enable the Council to give the General Manager delegated authority to sign the amended Alliance Agreement subject to adequate subcontract cover being obtained to verify the TOC and an independent estimator sign-off of estimates.

Staff have endeavoured to benchmark estimated costs against other projects but, because of the variability of projects, have taken this no further as it gives misleading information.

Mechanical plant and equipment and electrical work is variable due to raw materials price sensitivities. Civil works are also highly volatile because of the enormous amount of work in the south east Queensland area however the Newcastle/Hunter areas are currently quiet which means some of the specialist subcontractors may be more competitive.

The timing of Hogbin Drive Bridge was just right with the precast yard requirements between major jobs, and likewise the pillars, and this will show as a major gain share for this project.

The subcontract prices for the water reclamation plant obtained to date reflect the estimate. This gives Council some confidence that our TOC estimate is a fair price and Council will have the benefit of this work when developing the water treatment plant TOC.

Consultation:

Community Consultation and Issues

Adjoining neighbours have been consulted about the proposal and will have a further opportunity to comment as part of the Part 3A process.

Concerns were expressed as follows:

- Proximity to their dwellings
- Aesthetics.
- Noise.
- Access to site.

To counter the above it is proposed:

- The site will be landscaped with mounding to minimise impact.
- Aesthetics will be treated as above and an architect has been engaged to soften the building outlines.
- Noise mitigation measures will be built in to make the site compliant to EPA noise guidelines.
- Access to the site will be enhanced by benching the inside curve of existing road fronting the property to enhance visibility. It is anticipated minimal vehicles will access the site on a daily basis with an occasional chemical delivery truck.
- Chemicals will be stored on site which may be of some concern to neighbours however these will be stored and handled as dictated by various dangerous goods guidelines and will not pose a risk to the community.

Fluoridation of the water supply could also be raised during the Part 3A process.

Cont'd

S30 - Coffs Harbour Water Treatment Plant Status Report (Cont'd)

Recommendation:

That Council note the progress of the design/construction of the water treatment plant.

Jason R Gordon
Director of City Services