

SHOALHAVEN CITY COUNCIL

REGIONAL DEVELOPMENT COMMITTEE

to be held on Thursday 13 June, 2013
commencing at 3.30 pm

City Administrative Centre
Bridge Road
NOWRA NSW 2541

11 June, 2013

Dear Member

NOTICE OF MEETING

You are hereby requested to attend the **Regional Development Committee** meeting to be held on **Thursday 13 June 2013**, commencing at **3.30 pm** in the City Administrative Centre, Bridge Road, Nowra in the Council Chambers for consideration of the following business.

Yours faithfully

R D Pigg
General Manager

BUSINESS OF MEETING

1. Apologies
2. Minutes of the Previous Meeting
3. Declarations of Interest
4. Report of the General Manager
Development & Environmental Services

MEMBERSHIP – Quorum (3)

Mayor – Cllr Gash – Chairperson
All Councillors
General Manager or nominee

Cell Phones:

Council's Code of Meeting Practice states, "All cell phones are to be turned off for the duration of the meeting".

Delegation

To consider staff briefings on Regional Development Applications and provide comment and make representations when necessary to the Joint Regional Planning Panel, independently of the Section 79C Assessment Report, as required under the provisions for Regional Development Applications.

MINUTES OF THE REGIONAL DEVELOPMENT COMMITTEE MEETING HELD ON WEDNESDAY 27 FEBRUARY 2013 IN COMMITTEE ROOMS 1 & 2, CITY ADMINISTRATIVE CENTRE, BRIDGE ROAD, NOWRA COMMENCING AT 3.29 PM

The following members were present:

Clr Gash - Chairperson
Clr Wells
Clr White
Clr Tribe
Clr Baptist
Clr Kitchener
Clr Guile
Clr Findley – arrived 3.45 pm

Others Present:

Tim Fletcher – Director Development & Environmental Services
Peter Adams – Director Strategic Planning & Infrastructure
Peter Johnston – Senior Planner

1. Election of Chairperson

Nominations for Chairperson of the Regional Development Committee were called for.

A nomination was received for Clr Gash

MOTION: Moved: Wells / Second: White

That Clr Gash was elected the Chairperson of the Regional Development Committee.

CARRIED

2. Minutes of Previous Meeting

MOTION: Moved: Findley / Second: Wells

That the Minutes of the meeting of the Regional Development Committee held on Thursday 7 June 2012 be confirmed.

CARRIED

REPORT OF THE GENERAL MANAGER

DEVELOPMENT AND ENVIRONMENTAL SERVICES

3. Alterations and additions to the Ulladulla Civic Centre, Library and Visitors Centre, including part demolition, car parking and associated infrastructure. File RA12/1002

MOTION:

Moved: Baptist / Second: White

That Council endorse RA12/1002 (JRPP Ref 2012STH028) - Alterations and additions to the Ulladulla Civic Centre, Library and Visitors Centre, including part demolition, car parking and associated infrastructure.

CARRIED

There being no further business, the meeting concluded, the time being 3.57 pm.

Clr Gash
CHAIRPERSON

REPORT OF GENERAL MANAGER

REGIONAL DEVELOPMENT COMMITTEE

THURSDAY, 13 JUNE 2013

DEVELOPMENT AND ENVIRONMENTAL SERVICES

1. **Regional Development Application for extension of area over the Shoalhaven River where sand is won via dredging. Applicant: Allen Price & Associates. Owner: K R & J M Gibson and NSW Crown Lands. File RA12/1001**
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PURPOSE: Delivery Program Activity: 1.3.3.1

To review the staff Section 79C Assessment Report which has been submitted to the Joint Regional Planning Panel (JRPP) for consideration at its meeting scheduled for 18 June 2013 at 4.00pm.

SUBMITTED for discussion.

OPTIONS

1. Support the submitted Regional Development Application and staff's recommendation to the JRPP; or
2. Make an alternative decision and make submission to the Panel.

DETAILS

Proposal

The submitted Regional Development Application (DA), as amended, seeks approval for:

1. The regularisation of dredging in the Shoalhaven River on the southern side of Burruga (Pig) Island outside the existing permissive occupancy; and
2. The extension of the area over the Shoalhaven River where sand is won via dredging. The works to be undertaken in two stages:
 - Stage 1 comprising the area of intertidal sand flats that is located at the western end of Pig Island and has an area of approximately 2.4 hectares. This stage including a dredge area with a 20 metre (m) buffer to existing sea grasses that are to the west (comprising a 5m buffer/offset from the sea grasses and 15m angle of repose between the buffer zone and the base of the area to be dredged) and a 15m buffer to Pig Island (comprising the angle of repose between the banks of Pig Island and the base of the dredge area). Dredging to occur down to a depth of 6m. Works

proposed as part of Stage 1 also include the construction of a noise wall 3.5m high at 123 Terara Road; and

- Stage 2 comprising the intertidal sand flats that are located to the north west of Pig Island and has an area of approximately 6.7 hectares. This stage includes a dredge area with a 20m buffer to existing sea grasses (comprising a 5m buffer/offset from the sea grasses and 15m angle of repose between the buffer zone and the base of the area to be dredged) and a 15m buffer to Pig Island (comprising the angle of repose between the banks of Pig Island and the base of the dredge area). Dredging to occur down to a depth of 6m. The applicant, as part of the amended application, acknowledges that Stage 2 will require further assessment to resolve environmental issues.

Assessment Comments

- # A full assessment of the application having regard to the matters for consideration under Section 79C(1) of the Environmental Planning and Assessment Act (EP&A Act) has been undertaken by Council staff and has been submitted to the JRPP. A copy of the assessment report, draft consent, plans and associated documents are contained in **Attachment A**.

FINANCIAL IMPLICATIONS

Any decision that the JRPP makes in relation to this application may be subject to challenge in the Land and Environment Court (LEC). A decision to refuse the application could be challenged by the applicant and an approval could potentially face a judicial review by third party objectors. These actions may have a financial impact on Council in that it may have to fund the defence of its decision if challenged.

COMMUNITY ENGAGEMENT

Community engagement is covered in the Section 79C assessment attached to this report.

Tim Fletcher

DIRECTOR DEVELOPMENT AND ENVIRONMENTAL SERVICES

R.D Pigg

GENERAL MANAGER