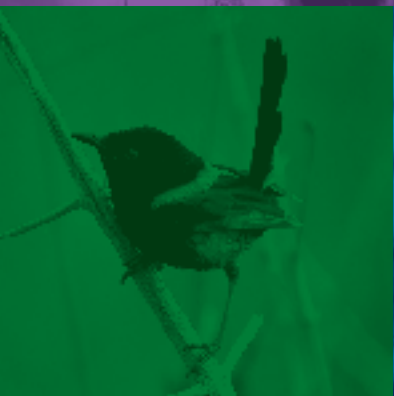




LOCAL MATTERS

LISMORE CITY COUNCIL NEWS
ISSUE 42, 5 AUGUST 2015



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DEVELOPMENT CONSENTS ISSUED

ENVIRONMENTAL PLANNING AND ASSESSMENT ACT

In accordance with the provisions of Section 101 of the Act and Clause 124 of the EP&A Regulation, notification is given that the undermentioned developments have recently been granted consent.

DA No.

14/162-2 146 and 150 Terania Street, North Lismore

Section 96(1A) modification to allow fill to be imported from outside the floodplain and adjustments to landscaping.

15/43 43 Crown Street, South Lismore

Prefabricated dwelling.

15/63 19 Elliott Road, South Lismore

Additional aboveground fuel storage tank, block firewall, awning, signage and associated demolition works.

15/70 27 Pineapple Road, Goonellabah

New split level educational building including two classrooms and assembly area.

15/86 6 Pagottos Ridge Road, North Lismore

Change of use from shed to dwelling.

15/90 31 Elton Street, Girards Hill

Alterations and additions to existing dwelling including new carport, removal of four trees and a swimming pool.

15/96 9 Charlton Avenue, South Lismore

New dwelling.

15/105 117 Upper Tuntable Falls Road, Nimbin

Alterations and additions to an existing educational establishment (Tuntable Falls Community School) involving the construction of a new classroom/storeroom/office, accessible toilet building and amended carpark area.

15/116 14 Avalon Avenue, Clunes

Convert existing deck to a living area and existing pantry to a laundry, addition of a roofed timber deck and addition of shower and toilet, plus carport.

15/119 171 Invercauld Road, Goonellabah

Dwelling and retaining wall.

15/125 382 Dunoon Road, Tullera

Shed.

15/139 24 Stony Chute Road, Nimbin

Shed.

15/148 3 Brown Street, Lismore

Replace existing sleeper retaining wall with block retaining wall with a building line variation of 0m to New Ballina Road.

15/153 306 Tucki Road, Marom Creek

Inground swimming pool.

15/154 60 Magellan Street, Lismore

Change of use from commercial to residential accommodation (shop top housing) and associated alterations.

15/160 6 McDonald Place, Wyrallah

Dwelling.

15/166 15 Dymock Drive, Goonellabah

Dwelling alteration (garage extension).

15/168 5 McConnell Drive, Richmond Hill

Dwelling addition (insulated patio roof over existing deck).

Details of applications and consents, together with conditions attached, may be inspected at Council's Corporate Centre during business hours or via DA Tracking at www.lismore.nsw.gov.au.

DEVELOPMENT PROPOSALS

ENVIRONMENTAL PLANNING AND ASSESSMENT ACT

As the consenting authority, Council has received the following development applications (and/or applications for modifications to existing consents) for consideration.

DA No.

15/163

LOCATION AND DP LOT: 5A Apo Street, Goonellabah (Lot 7 DP 1209949).

APPLICANT: GM Project Development and Management.

DESCRIPTION: Subdivision (to create 23 additional lots).

CLOSING DATE: 19 August 2015.

DA No.

15/165

LOCATION AND DP LOT: 224 Invercauld Road, Goonellabah and 1 Florence Street, Goonellabah (Lot 1 DP 1103669 and Lot 1 DP 883865).

APPLICANT: CivilTech Consulting Engineers.

DESCRIPTION: Subdivision to create 132 residential allotments, one open space allotment, construction of internal roads, stormwater treatment, drainage features, removal of vegetation, landscaping and associated infrastructure.

CLOSING DATE: 2 September 2015.

DA No.

15/170

LOCATION AND DP LOT: 78, 80 and 82 Cullen Street, Nimbin (Lot 310 DP 852412, Lot 4 DP 1026562 and Lot 3 DP 1026562).

APPLICANT: Newton Denny Chapelle.

DESCRIPTION: Construction of a tourist and visitor accommodation development incorporating 32 accommodation rooms, manager's residence, on-site car parking, landscaping, tree removal and civil works including a Voluntary Planning Agreement.

CLOSING DATE: 2 September 2015.

The above development applications and Statement of Environmental Effects may be inspected at Council's Corporate Centre, 43 Oliver Avenue, Goonellabah, or via DA Tracking at www.lismore.nsw.gov.au.

Note: Copies of DA15/170 are also available at the Nimbin Visitor Information Centre and Nimbin Neighbourhood Information Centre.

Further information relating to written submissions is available on Council's website. There are laws regarding the mandatory disclosure of political donations in relation to planning matters. Political donations disclosure reporting forms are available from the Department of Planning at www.planning.nsw.gov.au.



LOCAL HERITAGE ASSISTANCE FUND OPEN

Council, in conjunction with the NSW Heritage Office, is offering grants to carry out conservation works on listed heritage items or items within conservation areas.

The grants are to assist owners in the repair and conservation of their properties. Grants are a maximum of \$2000 and must be matched dollar for dollar by the applicant.

Previous projects have included the restoration of murals in Nimbin; reinstatement of decorative architectural features; repainting; and window, fence and verandah repairs.

Applications close Wednesday, 2 September, and successful applicants will be announced in September.

Application forms and brochures are available at our Corporate Centre and online at www.lismore.nsw.gov.au.

NOTIFICATION OF ADOPTION

Lismore Development Control Plan Amendment No. 16

Pursuant to Clause 21 of the Environmental Planning and Assessment Regulation 2000, notice is given that the General Amendments (Amendment No. 16) to the Lismore Development Control Plan (DCP) was adopted by Council at its meeting of 14 July 2015.

An overview of the General Amendments is provided below:

- **Chapter 9: Signage** – modifications to provide consistency with changes made to SEPP (Exempt and Complying Development Codes) 2008 and LEP 2012.
- **Chapter 11: Buffer Areas** – clarification of the application of buffers for the mitigation of rural land use conflicts.
- **Chapter 7: Off Street Carparking** – removal of the compulsory requirement for the provision of carparking spaces for shop top housing in the CBD.
- **Chapter 6: Subdivision and Infrastructure – village, large lot residential and rural subdivision** – modifications to provide consistency with LEP 2012 minimum lot size development standards.
- **Chapter 10: Notification and Advertising of Development Applications** – removal of the requirement for an advertising site sign for dual occupancy development.

Amendment No. 16 comes into effect on Wednesday, 5 August 2015.

The DCP can be viewed on Council's website at www.lismore.nsw.gov.au.



MEETINGS, BRIEFINGS AND INTERVIEWS

COUNCIL MEETINGS

An ordinary Council meeting will be held on Tuesday, 11 August. Held in the Council Chambers from 6pm. All welcome.

COUNCILLOR BRIEFINGS

Councillor briefings are held most Tuesday evenings so staff can provide background on issues or projects and Councillors have a chance to brainstorm and discuss.

On Tuesday, 18 August Councillors will be briefed on the Trinity Drive rezoning, City Hall management and a dog off-leash area Goonellabah.

This briefing is in the Council Chambers from 6.30pm. All welcome.

AFTER HOURS COUNCILLOR INTERVIEWS

Councillors Simon Clough and Jenny Dowell are available for interviews on Monday, 17 August at the Goonellabah Sports & Aquatic Centre from 5.30pm. Interviews must be booked no later than 4pm on Friday, 14 August.

LUNCHTIME COUNCILLOR INTERVIEWS

Councillors are available for 15-minute interviews on the third Thursday of each month between 12.30pm and 1.30pm at Lismore City Library.

On Thursday, 20 August interviews will be conducted by Councillors Graham Meineke and Glenys Ritchie. Interviews must be booked no later than Tuesday, 18 August.

LISMORE BUSINESS PANEL

The Lismore Business Panel will meet on Friday, 14 August 2015 at the Gordon Pavilion, Oakes Oval, from 12-2pm.

T2015-26 – DISPOSAL OF COUNCIL VEHICLES

Council is disposing of the following vehicles by tender:

- 1 x Holden Rodeo LX single cab 4x2 tray back utility
- 1 x Isuzu D-Max SX single cab 4x4 tray back utility
- 2 x Isuzu D-Max dual cab 4x4 utilities
- 1 x Mitsubishi Triton GLR dual cab 4x4 utility
- 1 x Ford Ranger XLT dual cab 4x4 utility

Information and vehicles will be available for inspection (sorry, no test drives) from 11.30am to 1.30pm on Monday, 10 August 2015 at the Revolve Shop carpark, located at the Lismore Recycling & Recovery Centre, 313 Wyrallah Road, East Lismore.

A bid sheet will be available on the day. Submissions will only be accepted in writing and should be placed in the tender box in the foyer at our Corporate Centre, 43 Oliver Avenue, Goonellabah. Tender submissions close at 2pm on Thursday, 13 August 2015.



PROPOSED CHANGES TO ROAD LEVELS

Investigations for roadworks are underway for sections of road described below. In accordance with the *Roads Act 1993*, proposed changes to road levels are indicated below and are open to public comment for 30 days:

LOCATION	SECTION OF ROAD AFFECTED	CHANGE IN ROAD LEVEL
Rous Road, Tregeagle	A 0.7km section of Rous Road between its Connor Road and Alphadale Road intersections	Average +100mm Maximum +700mm to smooth out a road dip
Wyrallah Road, Tucki Tucki	A 2km section of Wyrallah Road, centred at its Leslie Lane intersection (west of Tucki Tucki Cemetery)	Average +100mm Maximum +400mm to smooth out a road dip
Wyrallah Road, Monaltrie	A 0.2km section of Wyrallah Road, south of its Skyline Road intersection	Average +100mm Maximum +200mm to smooth out a road dip
Gungas Road, Nimbin	0.5km sections either side of Tuntable Falls Road intersection	Average +150mm Maximum +/-500mm to smooth out a road crest and extend road culverts
Magellan and Diadem Street intersection, Lismore	New roundabout at intersection.	Average +100mm due to new asphalt on intersection.

Adjoining driveway or farm gate access would be modified to match new road levels and maintenance of existing drainage would also be undertaken.

Public submissions should state any reasons for objection and the section of road it relates to. Submissions are due by 4pm on 7 September. For more information phone Design Engineer Barry Goodwin on 1300 87 83 87 or email barry.goodwin@lismore.nsw.gov.au.

RATES REMINDER

All Lismore ratepayers are reminded that your first rates instalment for the 2015/16 rateable year is due for payment on Monday, 31 August 2015.

LAST CHANCE FOR TOILET AND SHOWERHEAD REBATES

Rous Water's rebate programs for dual-flush toilets, showerheads and water-saving products end on 30 September 2015. Rebates for rainwater tanks will continue.

Terms and conditions apply. For more information visit www.rouswater.nsw.gov.au.



PART ROAD CLOSURE WEBBER ROAD, MAROM CREEK

Under Section 35 of the *Roads Act 1993*, notice is given that the Minister for Natural Resources, Lands and Water will consider the part closure of a road in connection with a road closing application proposed by Council.

Council (acting on behalf of the Minister) will receive submissions regarding the proposal. All submissions will be referred to the Minister's delegate for a decision.

The road under consideration comprises part of a Council road known as Webber Road, Marom Creek, Lismore NSW 2480.

The southern portion of Webber Road is unformed, over difficult terrain, and not maintained by Council. The part section to be closed and sold of Webber Road divides the applicant's property known as Lot 1 DP 531749. Upon part closure of the road Council intends to sell the land to the adjoining landowner.

All interested persons or parties are invited to make submissions concerning the proposal to the General Manager, Lismore City Council, PO Box 23A, Lismore, NSW 2480 by 2 September 2015.

Information contained in submissions may, at the discretion of Council and NSW Trade & Investment (Crown Lands), be referred to the person(s) who initiated the proposal for consideration.

Council ref: R5307.

For more information phone our Coordinator Contracts and Property Services **Ross Davies on 1300 87 83 87.**

ON PUBLIC EXHIBITION

Lismore Development Control Plan

Draft Residential Urban Subdivision and Infrastructure Chapter

5 August to 2 September

Pursuant to Clause 18 of the Environmental Planning and Assessment Regulation 2000, the draft Residential Urban Subdivision and Infrastructure Chapter of the Lismore Development Control Plan (DCP) is now on public exhibition.

The chapter relates to the subdivision and provision of infrastructure in urban residential areas. Provision has been made in the draft chapter for the inclusion of site specific structure plans for residential release areas, with the Pineapple Road Precinct Structure Plan being the first plan proposed.

Council resolved at its ordinary meeting of 14 July to commence public exhibition of the draft Residential Urban Subdivision and Infrastructure Chapter of the DCP. The chapter is dated and in need of review as it can be difficult to use, repetitive and not always reflective of best practice.

The revised draft Residential Urban Subdivision and Infrastructure Chapter adopts a performance-based approach that encourages innovation and allows each development proposal to be considered on its merits.

The draft DCP Chapter may be viewed at our Corporate Centre, 43 Oliver Avenue, Goonellabah, during normal business hours Monday to Friday from 8.30am to 4.30pm and on our website www.lismore.nsw.gov.au under 'On Public Exhibition'. Submissions should be addressed to the **General Manager, Lismore City Council, PO Box 23A, Lismore NSW 2480**, or emailed to council@lismore.nsw.gov.au. Submissions should state reasons for objection or support and must be received by close of business on 2 September.

For more information phone our Senior Strategic Planner Greg Yopp on 1300 87 83 87.



POSITION VACANT ON LISMORE BUSINESS PANEL

Council is seeking nominations for a single position on the Lismore Business Panel (LBP), which oversees the Special Business Rate Variation Levy Lismore Promotion Program, including the City Centre Management Program. Nominees must be a property owner and/or the owner or manager of a registered business directly or indirectly contributing to the special business rate for the Lismore Promotion Program within the defined City Centre Zone (see map on Council's website). Nominations will be reported to a future Council meeting.

Nomination forms are available at www.lismore.nsw.gov.au (look under Business & Industry/Lismore Business Panel). Please also take the time to read the current Lismore Business Plan.

Nominations are due by Friday, 4 September. Nominations can be posted to PO Box 23A, Lismore, NSW 2480, emailed to council@lismore.nsw.gov.au or faxed to 02 6625 0400. For more information phone City Centre Manager Jason Mumford on 1300 87 83 87.

POSITIONS VACANT ON INFRASTRUCTURE ASSETS PANEL

We are inviting Expressions of Interest for two positions on Council's Infrastructure Assets Panel.

The Panel meets four times each year on the fourth Monday of the month at 6pm to provide advice to Council regarding:

- **Development of new policy as required and monitoring and review of current relevant policies.**
- **Potential funding and partnership opportunities.**
- **Emerging infrastructure assets issues relevant to the strategic plan.**
- **Council projects that have an infrastructure assets component.**
- **Asset Management Plans.**

Community members are invited to email Expressions of Interest to the General Manager at council@lismore.nsw.gov.au by 21 August 2015. For more information phone Scott Turner on 1300 87 83 87.



TIP FREE DAY 16 AUGUST

Our next Tip Free Day is coming up on Sunday, 16 August... the perfect time to do a pre-spring clean of your home and garage.

A few things for people to remember: firstly, you must be a resident of the Lismore Local Government Area (LGA) and bring proof of residency such as a driver's licence or rates notice. In the past we have had people from outside the LGA come to Tip Free Day and we need to be clear that it is only open to residents of our LGA.

Secondly, please keep in mind we do not accept asbestos, commercial quantities of chemicals, truck/tractor tyres and no more than 12 car tyres in one load.

Tip Free Days run from 9am to 4pm at the Lismore Recycling & Recovery Centre and it's always a popular event, with sometimes hundreds of people lining up to get rid of unwanted goods for free. We will also experience added delays this Tip Free Day, as new legislation means we must record all vehicle number plates (see below for further details). To avoid delays and help our staff cope with the workload, we advise you to come early morning or late afternoon.

Also, to help speed up sorting and unloading, please keep scrap metal, timber, green waste, household items and other recyclables separate.

For more information about the Tip Free Day call the Waste Hotline on 1300 87 83 87.

CHANGES AT THE LISMORE RECYCLING AND RECOVERY CENTRE WEIGHBRIDGE

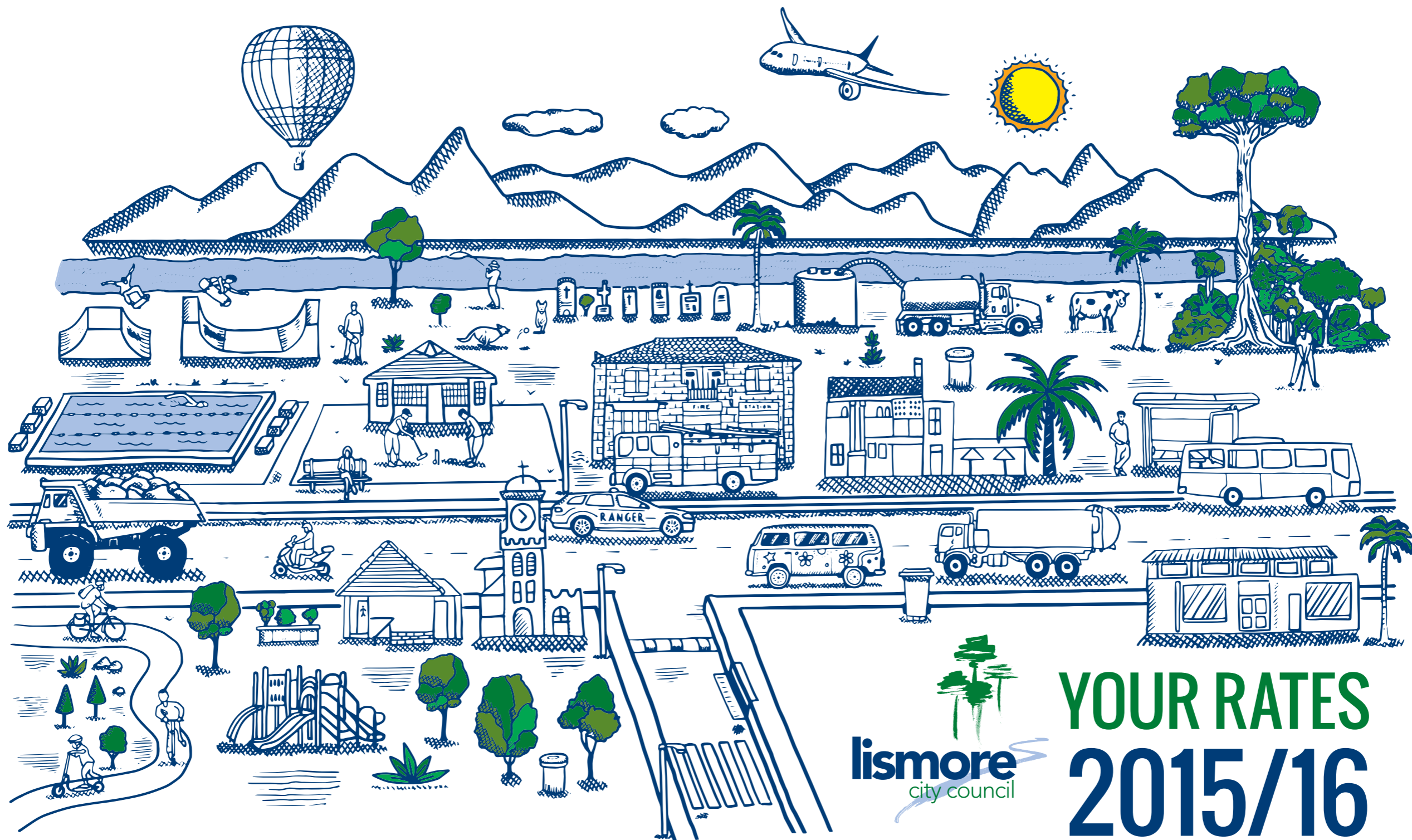
Please be patient

Changes to NSW waste regulations came into effect on 1 August 2015. These changes mean that every vehicle entering the Lismore Recycling & Recovery Centre will now have its number plate recorded. This includes customers, visitors, staff and contractors.

Given this new requirement to record all number plates, we ask people to please be patient and expect some delays while these changes are implemented.

The requirement to record number plates is part of a tightening of regulations by the EPA to stop illegal dumping and illegal waste stockpiling at landfills.

Council is now planning to install a second weighbridge at the centre. This will mean that all vehicles carrying waste or recycling material can be weighed. We will begin work on this later in the year.



YOUR RATES 2015/16

Your rates are invested in vital services and community facilities.

- Urban and rural roads
- Public amenities
- Waste collection
- Leisure centres
- Parks and gardens
- Footpaths/cycleways
- Art gallery and libraries
- Traffic and city safety
- Sporting facilities
- Playgrounds
- Flood, fire and emergency services
- Regulation and enforcement
- Skateparks
- Street lighting
- Stormwater drains
- Community services
- Kerbing and guttering
- Airport
- Environmental planning and protection
- Town planning
- City Hall
- Bus shelters
- Memorial gardens and rural cemeteries
- Tourism
- Food shop inspections
- Quarries
- Community and cultural events

Paying your rates

Your 2015/16 rates are payable in full by 31 August 2015 or by instalment on the following dates:

First instalment	31 August 2015
Second instalment	30 November 2015
Third instalment	28 February 2016
Fourth instalment	31 May 2016

If you have any questions regarding your rates, are having difficulty paying them or wish to update your details, phone us on 1300 87 83 87.

You can pay your rates via any of the following methods:

- Online at www.lismore.nsw.gov.au.
- In person using cash, cheque, EFTPOS, Mastercard or Visa at our Corporate Centre, any branch of the Commonwealth Bank (deposit slip required), or at any branch of Australia Post (for amounts between \$20 and \$10,000). Please note a 0.5% surcharge applies to credit card payments.
- By mail to PO Box 23A, Lismore NSW 2480.
- Using BPay telephone and internet banking. See account notice for details.
- By direct debit. An application form is available on our website or one can be mailed/emailed to you.
- By Post billpay. You can make online payments using your Mastercard or Visa, or phone 131 816 and pay by credit card over the phone.

Changes to water meter reading and billing

We have changed our water billing system and wanted to let people know about the new system.

In the past, all customers have received four quarterly bills and are given 30 days to pay. Meters have been read on a staggered monthly roster throughout the year. However, we have figured out we can save resources and money by reading all meters at the same time each quarter.

We will now read all meters in September, December, March and June each year, and an account for each quarter will be sent shortly after. The payment period will also be reduced to 21 days, much like other utilities such as electricity, gas and telephone.

Those customers normally billed on 15 May and 15 June 2015 won't receive their next quarterly account until October. This means that their consumption charges will be for a longer than usual period. Of course, with the read in December all customers will return to the normal three-month period.

For customers with a bill issue date of 15 July 2015, the new quarterly billing coincides with their current quarterly billing, so there will be little if any change for them.

We hope this doesn't cause any inconvenience.



Rates and charges 2015/16

Rates will increase in the 2015/16 year by the following amounts. To calculate your annual rates, multiply your land value by the rate in the dollar for your rating category, then add the base amount.

Rating category	Rate in dollar	Base amount
Business – inner CBD	4.8860	\$370
Business – urban	1.5100	\$370
Business – other	0.9768	\$370
Business – Nimbin	1.1877	\$370
Residential – urban/village	0.6543	\$370
Residential – rural	0.5278	\$370
Farmland	0.4922	\$370
Wastewater charges		
Connected		\$808.00
Unconnected		\$484.80
Non-domestic (per ET)		\$808.00
Flats (each)		\$565.60
Waste charges		
Household waste service (three bins)		\$287.00
Waste availability		\$10.00
Waste minimisation (inc. GST)		\$47.30
Water charges		
Consumption charge per kilolitre		\$3.22
Fixed service charge – 20mm		\$234.48

For more information on rates and charges, visit www.lismore.nsw.gov.au and look for the Revenue Policy section of the Imagine Lismore 1 Year Plan 2015/16.

Where do your general rates go?

This chart shows the proposed expenditure for the average urban residential rate of \$1109 in 2015/16.



Land valuation

Your rates are calculated using land values supplied by the Valuer General. For more information on land values visit www.lpi.nsw.gov.au or phone 1300 052 637.



CONTACT US:
1300 87 83 87

Lismore City Council's Corporate Centre is located at 43 Oliver Avenue, Goonellabah. We are open Monday to Friday from 8.30am to 4.30pm. Our postal address is PO Box 23A, Lismore NSW 2480. You can email us at council@lismore.nsw.gov.au



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